



21 Frankel Way, Biggleswade, SG18 8GY



Asking Price: £315,000

Freehold

Frankel Way, Biggleswade, SG18 8GY

- Two Bedroom End Of Terrace Home
- No Onward Chain
- Beautifully Upgraded Kitchen
- Downstairs Cloakroom
- Light Flooded Living/Dining Room
- Family Bathroom & En-Suite
- Two Double Bedrooms
- Driveway & Car Port With Roof Storage
- Freehold
- EPC = B / 82

Welcome to this two bedroom, end of terrace home located on the highly sought after Kings Reach development. Perfect for first time buyers, this property is presented in great condition throughout located conveniently for Biggleswade mainline train station, A1M and the local market square.

The ground floor boasts a bright and airy living dining room, a convenient cloakroom, and a kitchen that has been stylishly upgraded from new by the current owner. Moving upstairs, you will find two double bedrooms, including the master bedroom with its own en-suite. The family bathroom is also located off the landing area, making for easy access for all guests.

The rear garden is extremely private for a property of its type and location, featuring a patio, mature shrubbery and a good sized shed. Outside is complete with the adjacent driveway with parking for three cars and a car port offering further storage and side access to the rear garden.

Don't miss out on this, 'no onward chain' opportunity to make this fantastic property your new home. Contact us today to arrange a viewing!

Property Type - Freehold

Council Tax Band - C

Local Authority - Central Beds

EPC - 82/B



Accommodation

Ground Floor

Hallway

Kitchen 10' x 10'1" (3.05m x 3.07m).

WC

Living/Dining Room 15'5" x 13' (4.7m x 3.96m).



First Floor

Landing

Bedroom 1 10' x 9'9" (3.05m x 2.97m).

En-Suite

Bedroom 2 8'5" x 11'1" (2.57m x 3.38m).

Bathroom 6'6" x 6' (1.98m x 1.83m).

Outside

Driveway



To conform with government Money Laundering Regulation 2017, we are required to confirm the identity of all prospective buyers. We use the services of a third party, Lifetime Legal, who will contact you directly at an agreed time to do this. They will need the full name, date of birth and current address of all buyers. There is a nominal charge of £60 including VAT for this (for the transaction not per person), payable directly to Lifetime Legal. Please note, we are unable to issue a memorandum of sale until the checks are complete.



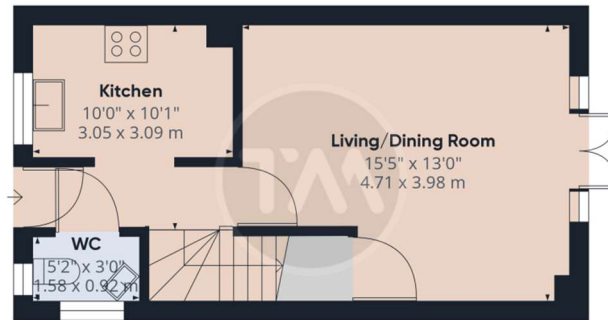
Thomas Morris

1 Market Square, Biggleswade, Bedfordshire,
SG18 8AP

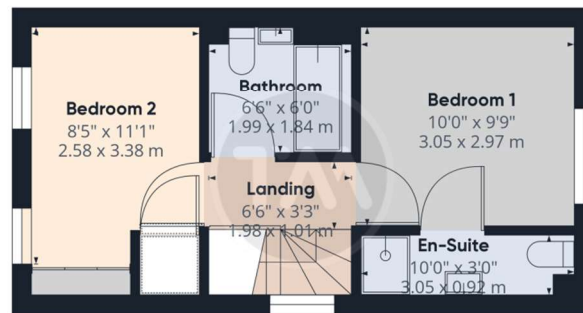
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Approximate total area⁽¹⁾
617.7 ft²
57.39 m²



(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE 360

We may refer you to recommended providers of ancillary services such as Conveyancing, Financial Services, Insurance and Surveying. We may receive a commission payment fee or other benefit (known as a referral fee) for recommending their services. You are not under any obligation to use the services of the recommended provider. The ancillary service provider may be an associated company of Thomas Morris.

Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.

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