

74 Howbury Street

Bedford | Bedfordshire | MK40 3QS

Lane & HOLMES LLP Est. 1985

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Price £200,000

First floor maisonette

Living room

Kitchen

Two bedrooms

Bathroom

Gas central heating

Parking space

Share of freehold

- Council Tax Band: A
- Energy Efficiency Rating: D

Ideal first time buy or buy to let purchase...







This is a rare opportunity to purchase this rarely available first-floor maisonette, which benefits from the additional advantage of a private parking space, situated in the popular Castle Road area.

The property is set on the first floor and has its own private entrance. The accommodation comprises a modern kitchen, living room, two double bedrooms and a bathroom.

Heating is provided by a gas central heating system, and the windows are double glazed. The property also benefits from a small patio area and a 50% share of the freehold.

There is currently a tenant in situ, paying £1,150 pcm, providing investors with the potential to benefit from an immediate rental income.

The lease is 99 years from 1993. There is an annual service charge of £300, with no ground rent payable. These details should be verified by your legal advisor.

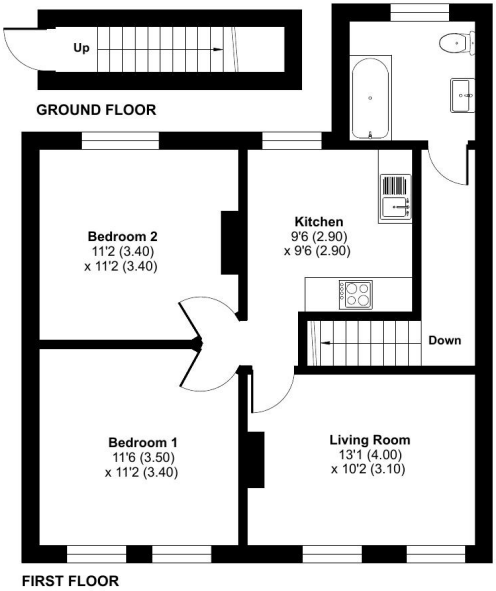
Howbury Street is ideally located within easy reach of the excellent amenities of nearby Castle Road. Russell Park and The Embankment are also just a short stroll away. Bedford's mainline railway station provides frequent services to London.

Agents note - the photos were taken during a previous marketing period and may not reflect current condition.

Howbury Street, Bedford, MK40

Approximate Area = 661 sq ft / 61.4 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Lane & Holmes. REF: 1515674

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Agents Notes: The agent has not tested any apparatus, equipment, fixtures & fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor. All photographs shown are for illustration only and may depict items that are not for sale or included in the sale of the property. Please note that we have not checked the situation with regards to planning consents, building regulation consents and any other relevant consent relating to this property and therefore, any interested applicant should carry out their own enquiries with the appropriate authorities. All measurements are approximate and for guidance only. The particulars do not form part of any contract and all properties are offered subject to contract.

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