



Derwent Rise, Flitwick, Bedfordshire, MK45 1QP

The accommodation features a bright dual-aspect living room, ideal for relaxing or entertaining, with a characterful spiral staircase leading to the upper floor. The generous 13ft 3 bedroom includes built-in wardrobes for ample storage. Double glazed windows and wall-mounted electric heaters ensure year-round comfort, while the modern bathroom is finished to a high standard, enhancing the home's contemporary feel. Outside, there is a double-length driveway providing off-road parking for two vehicles, a private fenced front garden, and an additional communal airing garden offering further outdoor space.



This property is presented by Duncan Stead - a Love Homes property expert with over 25 years' experience.

Find out more about this property by scanning the QR code.



0.3m



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Tenure: Freehold

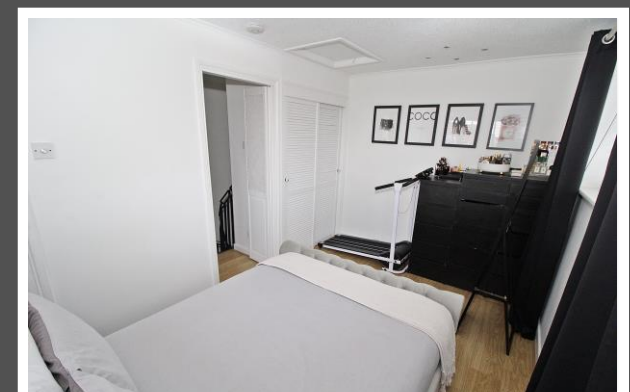
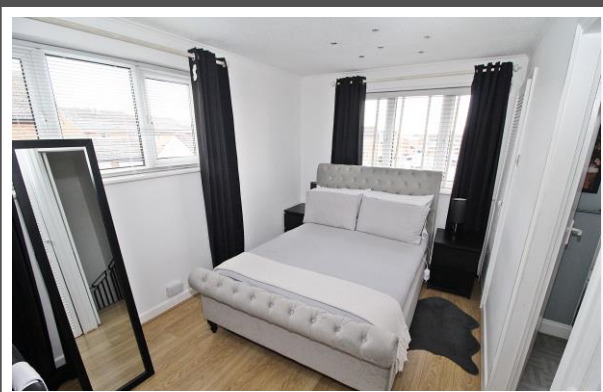
Council Tax: B



Flitwick offers a variety of amenities and quality schools. The town benefits from Tesco and Aldi supermarkets with a Waitrose in neighbouring Ampthill. A new leisure centre was built in 2016 featuring a swimming pool, gym, Costa and various sports facilities.

For education, Flitwick is well-served by several reputable schools. Lower schools such as Flitwick Lower School and Templefield Lower School provide a strong foundation for young learners. Woodside Middle School Academy which then feeds into Redborne Upper School & Community College in nearby Ampthill. Additionally, there are several nurseries and pre-schools available, ensuring quality early years education.

The town is also well-connected, with Flitwick railway station offering regular services to London and Bedford, with the fast train reaching St Pancras in around 40 minutes.



GROUND FLOOR
227 sq.ft. (21.1 sq.m.) approx.



1ST FLOOR
204 sq.ft. (18.9 sq.m.) approx.



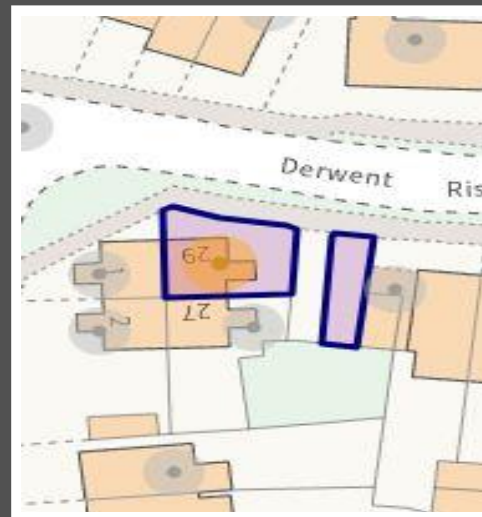
TOTAL FLOOR AREA : 431 sq.ft. (40.1 sq.m.) approx.
Drawn by Love Homes for illustrative purposes only. Measurements and areas shown are approximate.
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Score	Energy rating	Current	Potential
92+	A		100 A
81-91	B		
69-80	C		
55-68	D	65 D	
39-54	E		
21-38	F		
1-20	G		

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