



Town & Country

Wheelwright Cottage, 22-24 Common Road, Kensworth

Guide Price **£800,000 - £825,000**



Wheelwright Cottage, 22-24 Common Road

Kensworth, Dunstable

- Fantastic Three Bedroom Period Property
- Open Plan Living Room, Dining Room & Kitchen With Bi-Fold Doors
- Formal Living Room With Feature Fireplace
- Study & Snug
- Downstairs Shower Room
- 3 Double Bedrooms
- Generous Family Bathroom
- Beautiful Front Garden With Copious Parking Options
- Rear Garden With Outbuilding Ready For Conversion Subject to Planning
- Property is packed full of Period Features - A Must See Property!

Council Tax band: G

Tenure: Freehold

EPC Energy Efficiency Rating:

EPC Environmental Impact Rating:



Wheelwright Cottage, 22-24 Common Road

Kensworth, Dunstable

This exceptional three bedroom detached house offers a rare opportunity to acquire a period property that seamlessly blends classic charm with contemporary living.

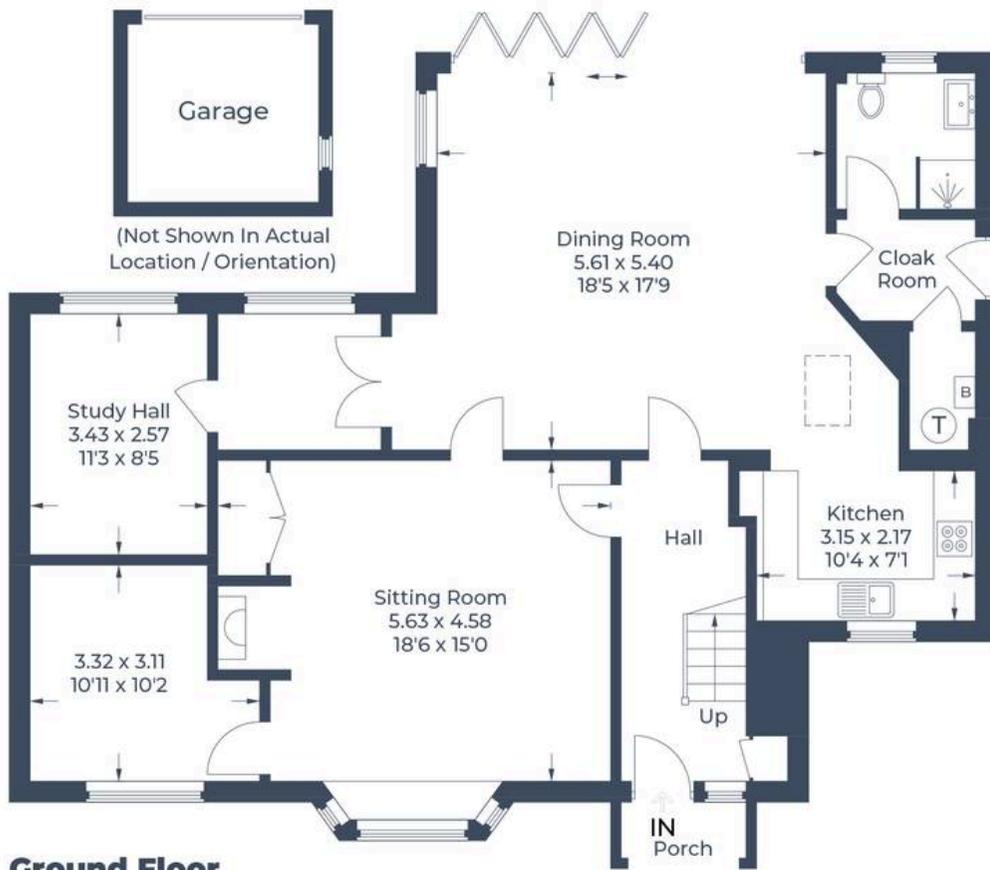
The home welcomes you with a beautiful front garden, setting the tone for the character and warmth found throughout. Inside, the property boasts a thoughtfully designed layout, beginning with a formal living room featuring a striking fireplace, perfect for relaxing evenings or entertaining guests. The heart of the home is the expansive open plan living, dining, and kitchen area, flooded with natural light from bi-fold doors and roof lantern. This versatile space is ideal for modern family life and gatherings. Additional ground floor accommodation includes a comfortable snug, a practical study for those working from home, and a stylish downstairs shower room.

Upstairs, you will find three generously proportioned double bedrooms, each retaining period features such as vaulted ceilings and original fireplaces. The spacious family bathroom offers a tranquil retreat, complete with elegant fittings and ample storage. Throughout the property, period details have been lovingly preserved, providing a unique sense of history and character that must be seen to be fully appreciated.

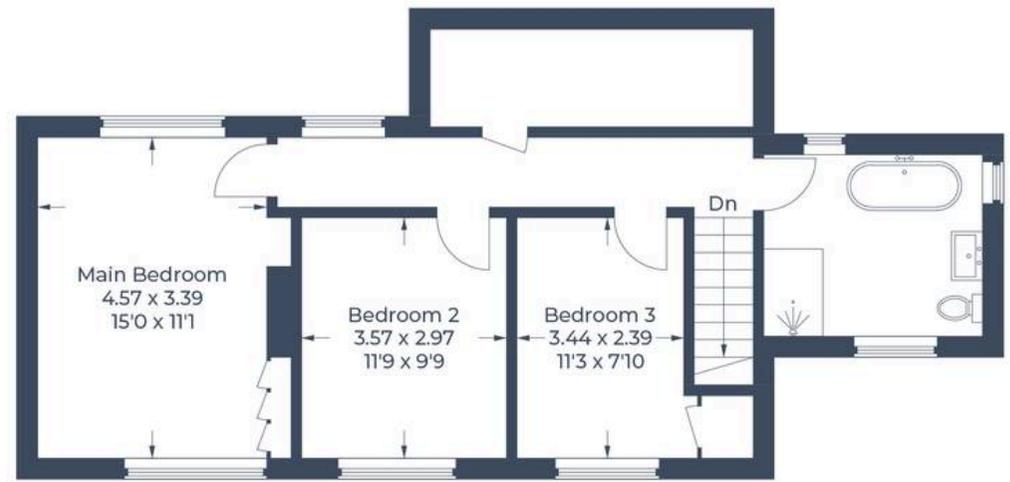
The outside space is equally impressive, offering both beauty and practicality. The front garden is meticulously landscaped, providing an attractive approach to the property and ample parking for multiple vehicles. To the rear, the generous garden is a true highlight, offering a private sanctuary for outdoor relaxation and entertaining. The garden is mainly laid to lawn, with mature borders and a patio area that is perfect for alfresco dining.



Approximate Gross Internal Area
 Ground Floor = 111.7 sq m / 1,202 sq ft
 First Floor = 63.1 sq m / 679 sq ft
 (Excluding Garage)
 Total = 174.8 sq m / 1,881 sq ft



Ground Floor



First Floor