



HARVEY ROBINSON

Guide Price

£325,000

Manor Close

Langford, SG18 9PU

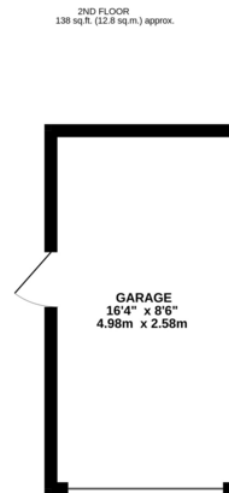
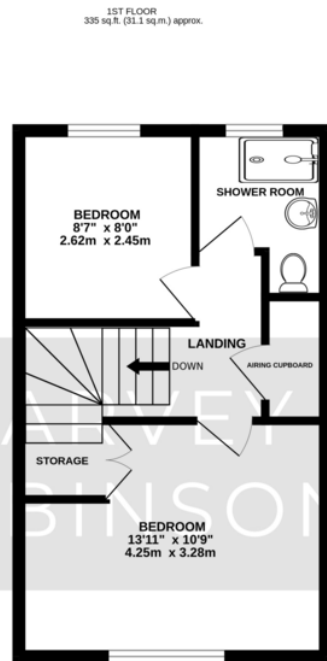
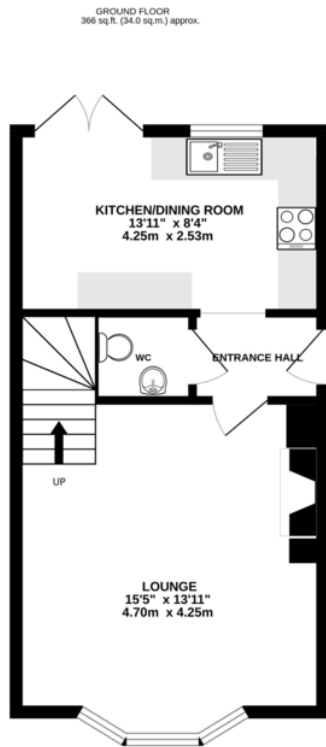


We are delighted to offer for sale this two-bedroom semi-detached home, ideally situated in the sought-after village of Langford and available with no onward chain. The accommodation briefly comprises a welcoming entrance hall with a convenient cloakroom, a spacious lounge featuring a beautiful bay window and a traditional brick fireplace, and a bright, kitchen/dining room with French doors leading out to the rear garden-perfect for entertaining or enjoying the outdoors. Upstairs, the property offers two comfortable bedrooms and a modern shower room. Externally, the rear garden is mainly laid to lawn and enjoys field views, creating a lovely sense of space and privacy. There is also direct access to the garage from the garden, and ample parking is available in front of the garage. This attractive home would suit a range of buyers, from first-time purchasers to those looking to downsize or invest in a well-connected village location. Langford is a charming and well-connected village nestled in the heart of the Bedfordshire countryside. It offers the perfect blend of rural tranquillity and convenient access to nearby towns such as Biggleswade and Bedford. The village enjoys a strong sense of community, supported by a range of local amenities including a well-regarded primary school, a village shop, a traditional pub, and scenic walking routes through the surrounding countryside. With excellent transport links-nearby train stations and easy access to major road networks-Langford is an ideal location for both commuters and families seeking a peaceful lifestyle without sacrificing connectivity.





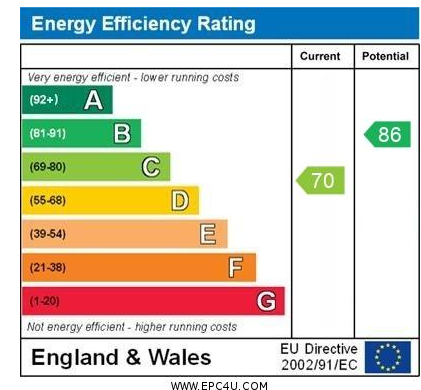




TOTAL FLOOR AREA : 839 sq.ft. (77.9 sq.m.) approx.  
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## FAQs

Tenure: Freehold  
Property Listed: No  
Conservation Area: No  
Council Tax Band: B  
Rear Garden Aspect: South East  
Primary School Catchment: Langford Village Academy  
Secondary School Catchment: Stratton / Samuel Whitbread  
Boiler Last Serviced: 2024  
Loft: Boarded  
Garage: Power and light  
What3Words Location:///impulsive.ushering.fled  
EPC Rating: C



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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### CONTACT

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