



37 Church Farm Avenue
Bedford, MK45 3FA

Bradley Cooper
Partnered With
Simpsons
Property Experts



Situated within the charming village of Wilstead, Church Farm Avenue presents a splendid opportunity to acquire this recently renovated four-bedroom detached family home. This property is presented in excellent order throughout, making it an ideal choice for families seeking a comfortable and stylish residence.

Upon entering this property there is the entrance hallway which has stairs leading to the first floor, a cloakroom housing WC and hand basin with under-stairs storage cupboard. The spacious layout is perfect for both entertaining guests and enjoying family time.

Furthermore the property features a 22FT cosy, yet spacious living room with dual aspect windows to maximize light and fitted media wall. The kitchen/family room has been recently re-fitted and is the ideal space for entertaining with multiple wall to base fitted units, integral appliances and central island unit. There is also French doors which lead onto the rear patio.

Leading upstairs the property comprises of four well-proportioned bedrooms, including a master suite with an en-suite shower room, ensuring privacy and convenience for the occupants. There is also a three piece family bathroom suite.

Externally the property features a fully enclosed rear garden which is mainly laid lawn with landscaped flower/shrub beds and paved patio seating area. To the side there is a garage and a driveway for several vehicles offering convenient parking options and additional storage space.

Situated in a peaceful village location, this home provides a serene environment while still being within easy reach of local amenities. The surrounding area is perfect for those who appreciate the beauty of rural living.

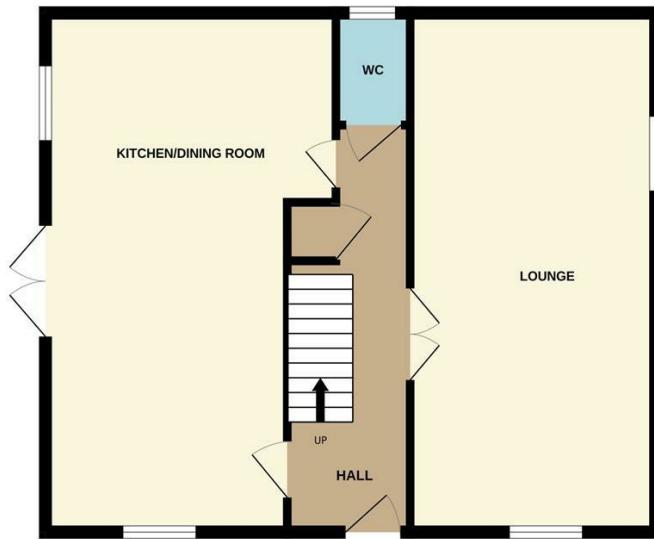
In summary, this delightful detached house on Church Farm Avenue is an exceptional family home that combines modern comforts with a tranquil village setting. It is a must-see for anyone looking to settle in the picturesque villages of Bedfordshire.

£525,000

 4  3  2



GROUND FLOOR

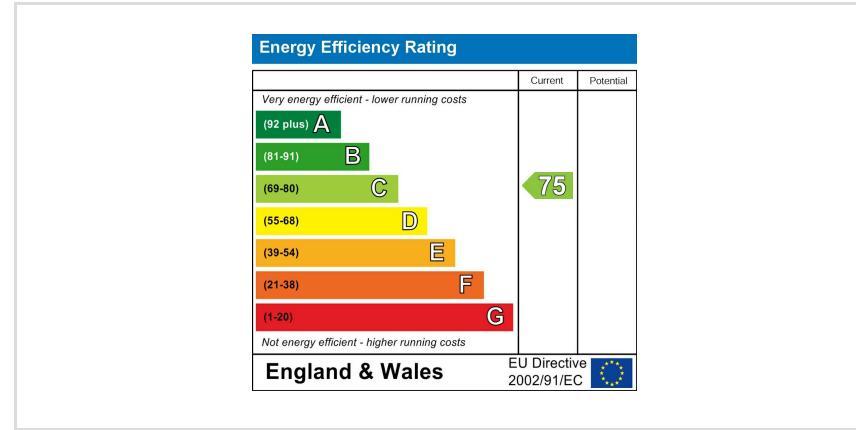


1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The plan is copyright to Simpson and Partners and is for illustrative purposes and should only be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability can be given.

Made with Metropix ©2026





Bradley Cooper

Partnered With

Simpsons
Property Experts

Tel: 01525 623064

Email: bedford@simpsonspropertyexperts.co.uk

Web: simpsonspropertyexperts.co.uk/our-locations/bedford

