

FOR SALE/TO LET

3,671 Sq Ft (341.04 Sq M)

- › Detached Residential Care Facility
- › Cul De Sac Road In Semi-Rural Location
- › Landscaped Gardens To All Sides
- › Potential For Change of Use (subject to Planning)



The Willows

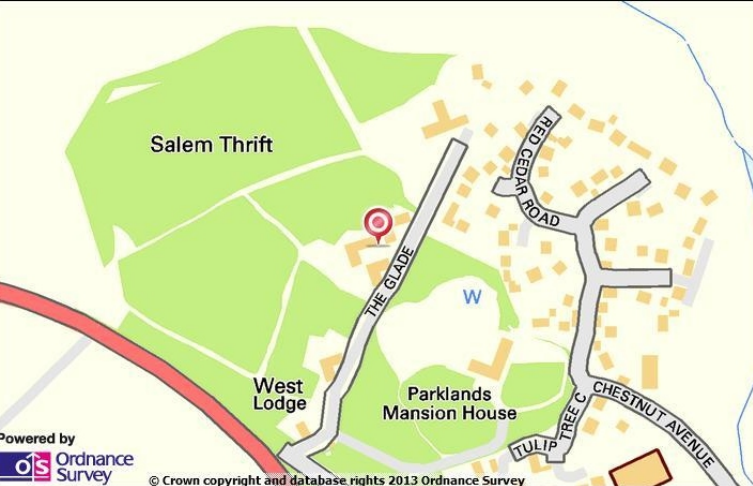
4 The Glade, Bromham, Bedford, MK43 8HJ

Contact: Nathan George or Joshua Parelo

Tel: **01234 905128**

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Location

- The Willows is located just off the A428 (Bedford to Northampton road) to the north west side of Bromham village in Bedfordshire.
- The Glade is a no through road and populated with several other similar bespoke care facilities and buildings.
- Bedford town centre is approximately 3 miles to the east and includes a main bus station and train station. Bromham benefits from a petrol station, two pubs and a One Stop convenience store, a Co-op convenience store, a pharmacy and other retailers.



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Description

- A detached purpose built residential healthcare facility with 20 rooms of various sizes and usage. Constructed of brick elevations beneath a pitched tiled roof and positioned in the centre of a self contained plot with surrounding gardens and parking.
- The accommodation comprises entrance hall, reception/office, kitchen, lounge / dining areas and multiple bathroom / wet room facilities. The heating is provided by gas fired central heating system. The property is in need of refurbishment and has been empty for several years.
- The property has potential for alternative uses such as offices, residential or other medical related uses subject to planning.

Terms

The property is to be sold freehold at an asking price of offers in excess of £500,000. VAT is not applicable

Accommodation

Total **341.04 SQ M 3,671 SQ FT**

*The property has been measured in accordance with the RICS Property Measurements Standard 6th Edition

Business Rates: TBC

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