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# Pavenham, Bedford

4 bedroom detached house for sale

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Offers Over £750,000 Freehold

## Description

The exquisite chocolate box exterior of this beautiful home is hard to resist; with its traditional Norfolk reed thatched roof and choice of local stone, this modern home respects the village's heritage and blends in perfectly.

The owners couldn't believe their luck when they came upon this cottage style home. When they first drove through the village, they instantly felt like they were going on holiday as it reminded them of their beloved Peak District. Here was a charming looking property offering the look and feel they desired with all the conveniences and minimal maintenance that a contemporary home provides.

"We felt we'd escaped to the country. Here was the dream home we had pictured and it was surrounded by countryside. We knew we had found a hidden gem."

The interior of the house worked perfectly for the owners, with their favourite room being the kitchen. "The kitchen really is the heart of our home; it always feels warm and friendly. It's where we talk and talk and eat and drink. It's where we share time with close friends and family. And at Christmastime, it comes alive with the magic of the season."

The dining/lounge is also a big favourite, uniquely divided with a striking double-sided brick fireplace complete with a log burner which is ideal for this time of year. What better place to cosy up on the sofa to watch a classic Christmas film, whilst the fire is roaring and the snow falls around outside, then moving to the dining room for dinner, still enjoying the roaring flames as you eat.

But it isn't just the interior of the home that offers you places to relax and enjoy: the garden has been carefully and thoughtfully designed to offer you 'rooms' (as the owners like to call the separate spaces) for whatever your mood.

"Outside we have many seating areas, we have a gazebo directly outside the French doors where we like to BBQ and entertain. There's also a pergola at the end of the garden which is a wonderful place to relax; you can hide away and get lost in a good book. There's a large patio area and lawns, all set against the backdrop of the fields



beyond so you really feel like you're in the middle of the countryside. We see the garden as an extension of the house, and spend the summer months taking full advantage of our outdoor rooms."

To the side of the house there is also an allotment area. What could be better than cooking a roast with your very own freshly grown vegetables? One thing the owners took a few months to get used to when moving to the village was the silence! After city living, the change to walking into their garden where there was no noise was striking. And the night sky. With the lack of light pollution, you can't help but gaze at the stars, all clear and bright, as the sun goes down, it truly is a magical sight. There's also a lack of pollution, so you notice that the air feels cleaner, and you feel healthier as a result.

Homeworking has been a necessity over the last year and a half, for which they have used the fourth bedroom which lends itself perfectly. The fibre in the village provides very fast network speeds, and with ease of access to the capital and other major towns and cities, this home gives you the best of both worlds. The M1 and Milton Keynes are in easy reach and the train gets you to London within 40 minutes, ideal should you need to commute. You can leave the stress of the city and come home to the peace and tranquillity that Pavenham has to offer.

"We really do think Bedfordshire is underrated. When people see the countryside and the amazing walks on offer they are surprised. Close by, the John Bunyan Trail takes you through a number of picturesque villages, an array of striking landscapes, and many places of historic interest. Another place we visit often is Harrold-Odell Country Park which stretches over 144 acres with two lakes, a nature reserve and an excellent café and inviting pub."

Back in the village, you're in walking range of a pub, the church is just a short distance away and you can also find a tennis club, an 18-hole golf course, a number of outstanding schools and the most incredible farm shop close by. And then there is the village green that holds so many memories, as it is where the owners got married.

The owners always felt like they were on holiday living here, it was as though they would come home to another world. If you're looking for a change of lifestyle, one in an idyllic setting with everything you need close by. Should you wish to wake up to the distance sound of bird song or go to bed to the hoot of a tawny owl rather than the roar of traffic, you have just found your dream home.

## **Tenure**

Freehold

GROUND FLOOR  
79.0 sq.m. (850 sq.ft.) approx.



1ST FLOOR  
78.9 sq.m. (849 sq.ft.) approx.



TOTAL AREA EXCLUDES GARAGE

TOTAL FLOOR AREA: 157.9 sq.m. (1700 sq.ft.) approx.

While every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of walls, windows, doors and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as a guide only for prospective purchasers. The services, systems and appliances shown have not been tested and no guarantee is to their operability or efficiency is made for them.  
Map and Design 1/2011





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