



Fennel Drive, Biggleswade - SG18 8WD

Guide Price £435,000



HARVEY
ROBINSON

- DETACHED FAMILY HOME
- THREE DOUBLE BEDROOMS
- EN-SUITE TO PRINCIPAL BEDROOM
- LOUNGE WITH BAY WINDOW
- KITCHEN/DINING ROOM
- SEPARATE UTILITY ROOM
- CLOAKROOM + FAMILY BATHROOM
- PRIVATE, ENCLOSED REAR GARDEN
- GARAGE + DRIVEWAY
- WALKING DISTANCE TO LOCAL AMENITIES





We are delighted to present this beautifully presented three-bedroom detached family home, ideally situated within the highly sought-after Saxon Gate development, occupying a peaceful cul-de-sac position.

Occupying a peaceful cul-de-sac position, this attractive home offers well-proportioned accommodation, perfectly suited to modern family living.

The ground floor comprises a welcoming entrance hallway with a convenient cloakroom, leading through to a spacious living room featuring a bay window to the front elevation. Double doors open into the impressive kitchen/dining room, creating a wonderful open-plan feel, while French doors provide direct access to the rear garden, making this an ideal space for both everyday family life and entertaining. The kitchen is further enhanced by a separate utility room, offering additional practicality.

The first floor boasts three generous double bedrooms. The principal bedroom benefits from fitted wardrobes and a stylish contemporary en-suite shower room, while the remaining bedrooms are served by a modern family bathroom.

Externally, the property enjoys a generous, private and fully enclosed rear garden, predominantly laid to lawn with patio seating areas, perfect for outdoor dining and entertaining. To the front, there is a generous garage and a driveway providing off-road parking and EV charging.

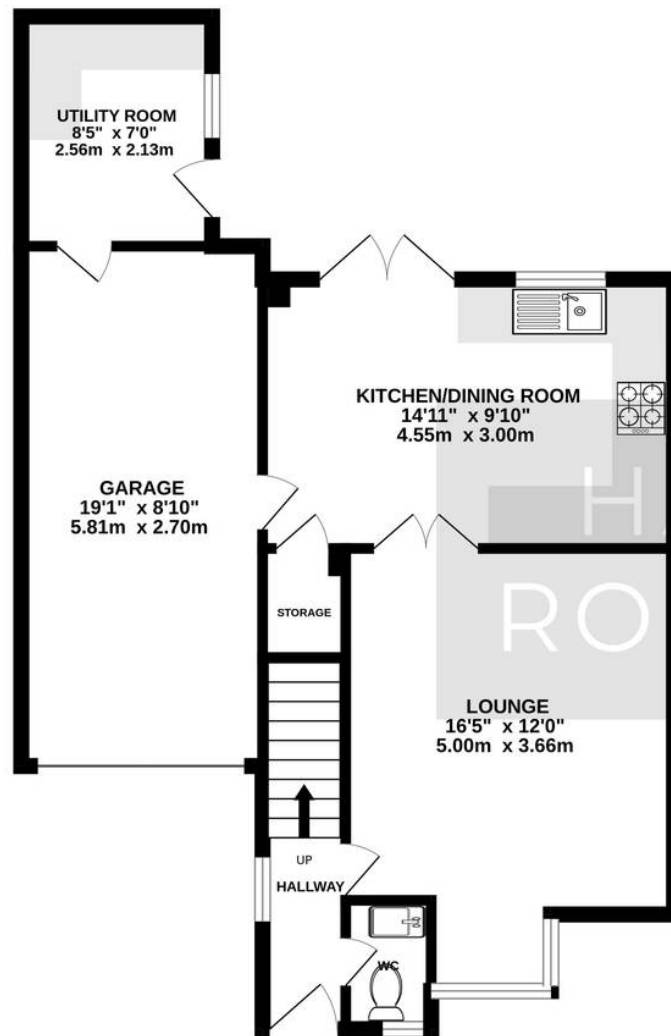
LOCATION AND AMENITIES

The Saxon Gate development is popular among families and is close to a range of amenities, including a convenience store, pharmacy, fish & chip shop, and independent retailers. Schooling, a leisure centre with swimming pool, and beautiful countryside walks are also nearby.

Biggleswade Town Centre is just over one mile away, offering various shops, bars, and restaurants, with further branded shopping available at the Retail Park on the outskirts of town. The mainline train station provides fast access into London Kings Cross and St Pancras in approximately 40 minutes, making this property ideal for commuters.



GROUND FLOOR
615 sq.ft. (57.2 sq.m.) approx.



FIRST FLOOR
496 sq.ft. (46.1 sq.m.) approx.



TOTAL FLOOR AREA : 1112 sq.ft. (103.3 sq.m.) approx.

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FAQ'S

Property Tenure: Freehold

Property Constructed: 2000

Council Tax Band: D

Local Authority: Central Bedfordshire Council

Boiler Installed: 2008

Boiler last Serviced: 07/01/2026

Water Meter: Yes

EV Charge Point: Yes

Loft: Part boarded

Rear Garden Aspect: North-East

Postcode for SatNav: SG18 8WD

EPC Rating: C

What3Words Location: [///functions.whips.workshop](https://www.what3words.com/locations/SG188WD)

SERVICES

Heating: Gas Central Heating

Electricity: Mains

Water: Mains

Sewage: Mains

Broadband: Fibre to Premises

TRAVEL

Distance to A1: 1.2 miles

Biggleswade Railway Station: 0.9 miles walking distance

Cambridge: 20.3 miles

Bedford: 15.1 miles

Milton Keynes: 30.7 miles

London: 46.0 miles

