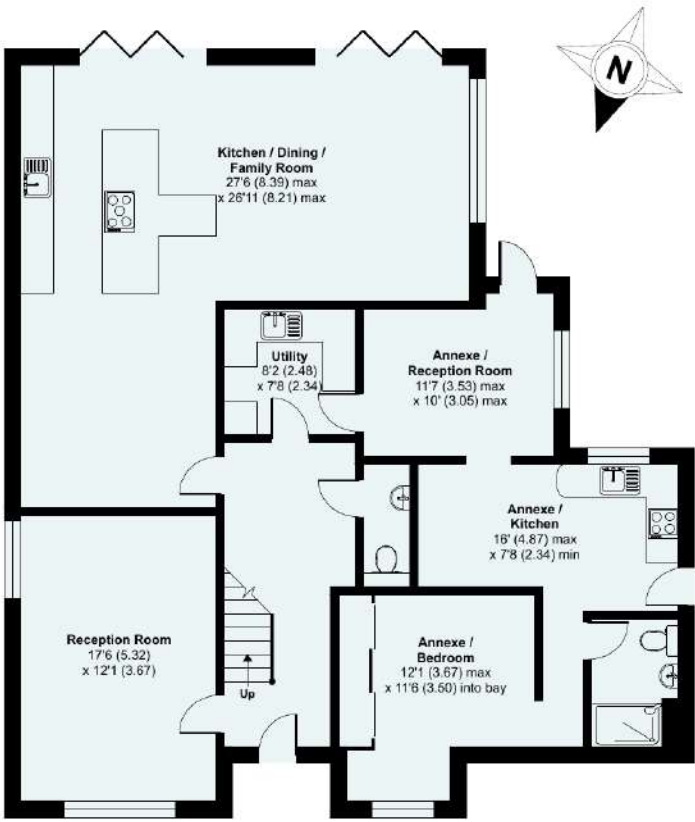


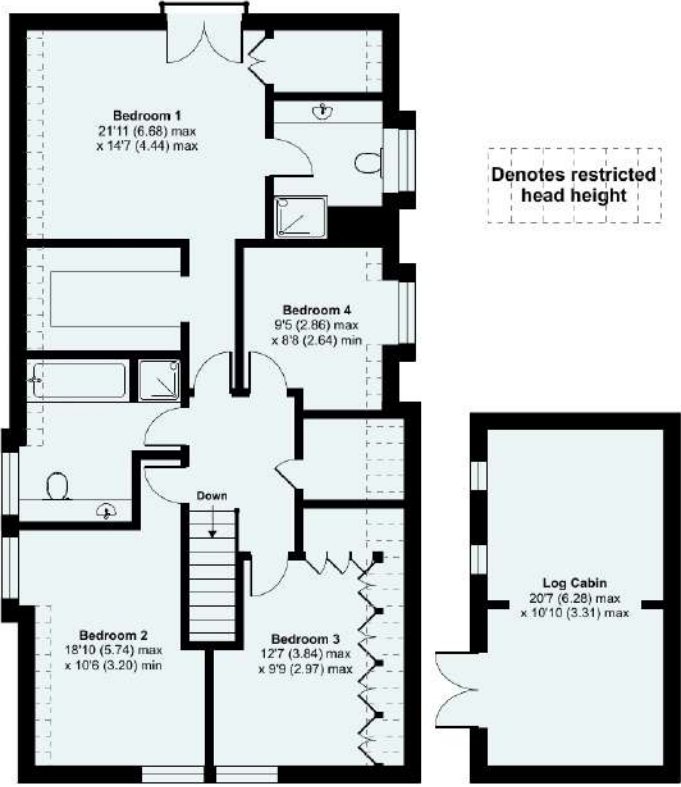
Oakley Road, Clapham, Bedford, MK41

Approximate Area = 2414 sq ft / 224.2 sq m
 Limited Use Area(s) = 96 sq ft / 8.9 sq m
 Outbuilding = 223 sq ft / 20.7 sq m
 Total = 2733 sq ft / 253.8 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR

OUTBUILDING

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential), © nichecom 2025. Produced for Fitzjohn Estates. REF: 1230956