



ORCHARDS

ORCHARD ROAD
PULLOXHILL



Introducing this stunning condition, show house presented 4 bedroom detached property situated in the highly sought after village location of Pulloxhill. Complete with driveway parking and quiet lifestyle living, its one not to be missed.

Offering approx. 2425sq ft of accommodation, this exceptional property boasts an impressive entrance hall which immediately greets you upon arrival, setting the tone for the rest of this exquisite home.

To the left of the entrance hall is a light and airy sitting room, a perfect space for relaxation or as a cosy family room. On the opposite side of the property, you will find a generously sized open plan kitchen diner, benefitting from high-spec built-in appliances and garden access. The kitchen/diner offers a seamless flow between indoor and outdoor living, creating the perfect space for entertaining guests.

At the rear, a large family room awaits, flooded with natural light, providing the ideal spot for unwinding after a long day. Completing the bottom floor is a modern, large wet room and utility space, alongside a snug office space located at the rear of the garage, providing a quiet workspace away from the main living areas.

Ascending the staircase, an equally spacious landing space greets you, providing access to all bedrooms. The master bedroom is of a significant size, boasting both a modern en-suite with walk-in shower and a dressing area. Dual aspect windows create an abundance of natural light, enhancing the feeling of

space and creating a welcoming ambiance.

On the first floor, two further double bedrooms of great size offer ample space to house a significant amount of furniture. These two bedrooms, alongside bedroom four, all benefit from the family bathroom. Bedroom four is found in the loft conversion of the property, offering a large space for comfortable living and ample space for furniture. Built-in wardrobe space is also a significant benefit.

Finishing off this impressive property is a low maintenance garden which wraps around, providing a secluded and quiet place to relax. With parking available for several cars on the front driveway, this property is not to be missed.

The current owners have done an excellent job with the property, creating a show home feel, with all décor and final touches carried out to a high standard. Nestled in a quiet road in Pulloxhill, this property offers a balance of quiet living, countryside walks and easy, convenient access to transport links.

Overall, this stunning property is a true gem, offering a rare opportunity to acquire a beautifully presented and spacious family home in a village location.

3. ORCHARD ROAD PULLOXHILL MK45 5HL







- VILLAGE LOCATION
- 4 BEDROOM DETACHED
- SHOW HOUSE PRESENTED
- LOW MAINTENCE GARDEN
- DRIVEWAY PARKING
- OFFERING APPROX. 2425 SQ FT ACCOMMODATION
- 3 BATHROOMS
- WOOD BURNER







Approximate Gross Internal Area
 Ground Floor = 122.1 sq m / 1,314 sq ft
 First Floor = 75.3 sq m / 810 sq ft
 Second Floor = 28.0 sq m / 301 sq ft
 Total = 225.4 sq m / 2,425 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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