



## 12 Wheelers Lane, Bradville – MK13 7HW

£525,000 Freehold

4 Bedroom Detached • First Floor Extended Adding Fourth Bedroom • Garage Converted to Create New Kitchen with Open Plan Dining Area • Lounge with Separate Family Room • Conservatory • Refitted En-suite Shower Room • Downstairs Cloakroom • Wrap Around Garden



**TAYLORWALSH**  
PROPERTY CONSULTANTS

**Entrance Hall**

Stairs first floor landing, radiator, wooden flooring.

**Cloakroom**

Window to front, white suite comprising, wash hand basin and WC with hidden cistern, tiled splashback, heated towel rail, tiled flooring.

**Lounge**

17' 8" x 10' 4" (5.38m x 3.15m)

Bay window to side, window to front, fireplace, two radiators.

**Family Room**

11' 7" x 8' 4" (3.53m x 2.54m)

Window to rear, radiator.

**Conservatory**

9' 10" x 9' 3" (3.00m x 2.82m)

Brick and uPVC double glazed construction with power and light connected, tiled flooring, double door to garden.

**Kitchen Area**

16' 6" x 11' 0" (5.03m x 3.35m)

Refitted with a matching range of base and eye level units with worktop space, breakfast bar, twin bowl butler style sink unit with mixer tap, plumbing for dishwasher, built-in electric oven, hob with extractor hood over, two windows to rear, window to front, tiled flooring, door to garden.

**Dining Area**

11' 6" x 8' 2" (3.51m x 2.49m)

**First Floor Landing**

Skylight, access to loft space, linen cupboard, built in study area.

**Bedroom 1**

14' 10" x 9' 9" (4.52m x 2.97m)

Window to front, built in wardrobe, radiator.

**En-suite Shower Room**

Refitted with white suite comprising shower enclosure, wash hand basin with drawers under, full height tiling to all walls and low-level WC, window to side, heated towel rail.

**Bedroom 2**

16' 7" x 11' 2" (5.05m x 3.40m)

L-Shaped. Dormer window to front, skylight, radiator.

**Bedroom 3**

10' 3" x 9' 4" (3.12m x 2.84m)

Window to rear, window to side, radiator.

**Bedroom 4**

7' 0" x 6' 10" (2.13m x 2.08m)

Window to front, radiator.

**Bathroom**

White suite comprising panelled bath with shower attachment over, pedestal wash hand basin and low-level WC, tiled surround, window to rear, heated towel rail.





Ground Floor



First Floor



This floor plan is for illustration purposes only.  
Plan produced using PlanUp.

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