



Connells

Farrington Way
Eagle Farm South Milton Keynes

Farrington Way Eagle Farm South Milton Keynes MK17 7EJ

for sale
£390,000



Property Description

Connells are delighted to bring to the market this immaculate three bedroom semi-detached property situated in the sought after area of Eagle Farm South. The property is situated close to the M1 and would make an ideal commuter/family home. In brief the accommodation comprises of an entrance hall, cloakroom, lounge, stunning open plan kitchen/diner, three bedrooms, and family bathroom. The property also benefits from a good size rear garden and two allocated parking spaces with car charging point. Viewing is advised.

Eagle Farm South has close links to the M1 motorway and is also a short drive away from Milton Keynes Central Railway station with direct connections to London, Birmingham and Manchester. Also located very close to Kingston Shopping centre with it's array of shops and restaurants. St Mary's primary school and Glebe Farm Secondary School are both in short walking distance along with the local convenience store. CALL CONNELLS ON 01908 691606 to view!

Front

Small paved path to entrance with shrubs and grass to side. Access to rear via gate.

Entrance Hall

Double glazed front door. Door to Lounge. Stairs to first floor. Wall mounted radiator. Fuse box.

Lounge

13' 10" x 11' 9" (4.22m x 3.58m)

Double glazed window to front aspect. Wall mounted radiator. Understairs storage cupboard. Door to kitchen/dining room.

Kitchen/Dining Room

11' 5" x 10' 3" (3.48m x 3.12m)

Double glazed double French doors to rear garden with adjacent floor to ceiling windows. Modern Symphony kitchen with a range of wall and base units with work surfaces over. Composite sink with mixer taps. Integrated oven with gas hob and cooker hood over. Integrated fridge freezer. Integrated dishwasher. Opening to utility room. Wall mounted radiator.

Utility Room

3' 5" x 5' (1.04m x 1.52m)

Base and wall units with worksurfaces over. Integrated dishwasher. Door to cloakroom.

Cloakroom

Two piece Roca suite to comprise of low level WC and pedestal wash hand basin with Porcelanosa tiles. Wall mounted radiator.

Flooring

High quality Amtico flooring throughout the Ground floor.

First Floor

Landing

Carpeted stairs from ground floor. Wall mounted radiator. Fitted storage cupboard. Doors to all bedrooms and family bathroom.

Bedroom One

13' x 8' 5" (3.96m x 2.57m)

Door to ensuite shower room. Double glazed window to front aspect. Wall mounted radiator. Carpeted flooring. Alcove for storage.

En-Suite Shower Room

Three piece Roca suite to comprise of walk-in shower, low level WC and wash hand basin with Porcelanosa tiles and high quality Amtico flooring. Frosted double glazed window to side aspect. Wall mounted radiator.

Bedroom Two

10' 1" x 8' 6" (3.07m x 2.59m)

Wall mounted radiator. Double glazed window to rear aspect. Carpeted flooring. Alcove for storage.

Bedroom Three

7' 9" x 6' 4" (2.36m x 1.93m)

Double glazed window to front aspect. Wall mounted radiator. Carpeted flooring.

Family Bathroom

Three piece Roca suite to comprise of single panelled bath with shower over, pedestal wash hand basin and low level WC with

Porcelanos tiles and high quality Amtico flooring. Frosted double glazed window to rear aspect. Shaver point.

Rear Garden

Good size landscaped rear garden mainly laid to lawn with wooden fence surround. Two alternative patio areas with dual external power sources. Garden shed. Passage to front gate.

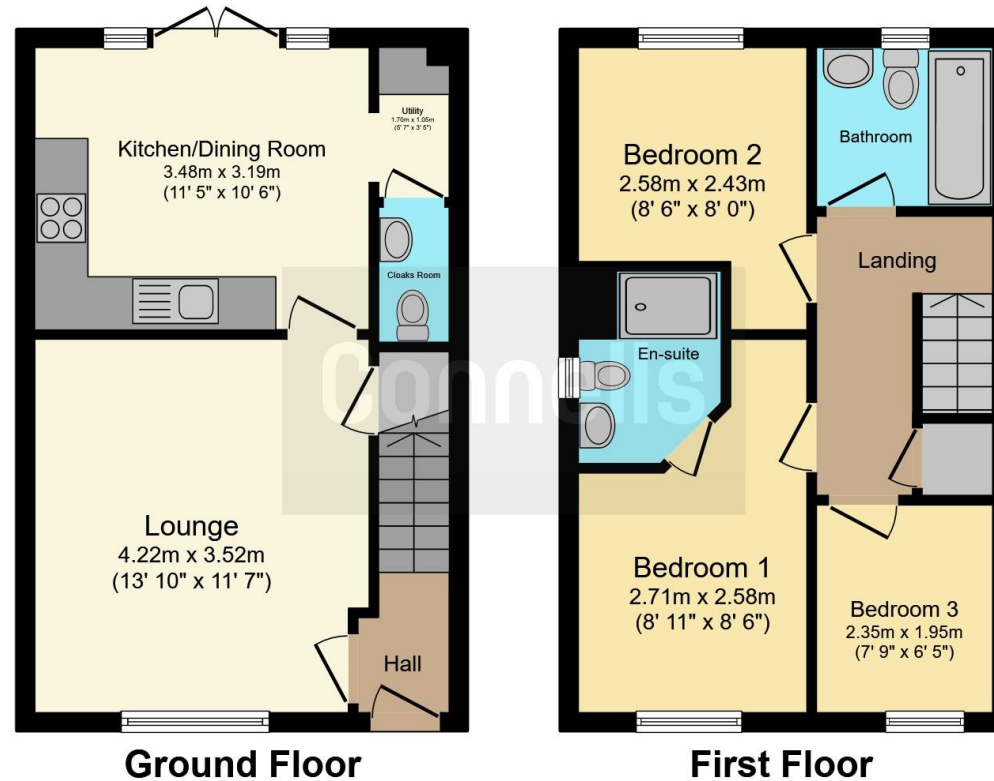
Parking

Two allocated parking spaces with Car charging point at front of property.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

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view this property online connells.co.uk/Property/WNT307808

EPC Rating: B Council Tax Band: C

Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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