

Cauldwell

PROPERTY SERVICES



28 Caldecotte Lane, Milton Keynes, MK7 8AN

£595,000

Set back from the road in a private development of just 3 similar homes and located just a 2 minute walk to the beautiful Caldecotte Lake, this detached family home has been extended and improved and now offers the perfect blend of size, condition and a one off location that rarely becomes available. This great home offers a stunning kitchen dining room across the rear of the house which offers a vast amount of storage space that is matched by the quartz worksurface space, there are also fitted white goods and ample room for a table and further furniture. From here you can enter the bay fronted living room that looks out across the small pond to the front, and also into the handy utility room which then leads to the office or studio space.

On the first floor, the extension now offers a pretty incredible main bedroom that has its own en-suite, two more very impressive double bedrooms and a great sized single bedroom as the forth. There is also a stylish family bathroom that features a deep bath, double shower and his and hers sinks. Outside the garden has also had some real attention, there is a large decked area with outside power points, a generous lawn, brick storage shed and mature flower beds. To the front there is ample block paved driveway parking, a further lawn and then views out across the pond with mature foliage that surrounds it giving further privacy. There is also an additional visitors space for the three houses.

Energy rating: C
Council tax band: E

ENTRANCE HALL

Double glazed door and window to front. Radiator. Double glazed window to side. Stairs to first floor landing. Wooden flooring.

CLOAKROOM

Double glazed obscure window to front. Two piece suite comprising close coupled wc and wash hand basin. Radiator. Wood flooring.

LIVING ROOM 17'9" into bay x 10'8" (5.42 into bay x 3.27)

Double glazed bay window to front. Television point. Telephone point. Two radiators. Fireplace. French doors to kitchen/diner/family room.

KITCHEN/DINER/FAMILY ROOM 22'3" x 11'7" (6.79 x 3.54)

Double glazed window and double glazed patio doors. Re-fitted range of wall and base units with composite worksurfaces with one and half bowl sink drainer and boiler water tap. Electric oven, warming drawer, induction hob and extractor fan. Integral dishwasher and fridge. Larder style cupboards and corner units. Breakfast bar area. Vertical radiator. Wine cooler. Door to utility room.

UTILITY ROOM 12'0" x 7'0" (3.68 x 2.14)

Double glazed window and door to front. Fitted with a range of wall and base units with worksurfaces incorporating sink drainer. Plumbing for washing machine. Space for tumble dryer and fridge freezer. Radiator.

OFFICE/STUDIO 13'11" x 7'0" (4.25 x 2.14)

Double glazed French doors to side aspect. Radiator. Wall mounted combination boiler.

FIRST FLOOR LANDING

Dog leg staircase from entrance hall. Access to part boarded loft space. Airing cupboard.

BEDROOM ONE 16'10" x 21'10" max (5.14 x 6.67 max)

Some restricted head height. Double glazed windows to front and rear. Double glazed sky light window with fitted blind to rear. Built in wardrobes. Eaves storage cupboards. Radiator. Door to :-

ENSUITE

Double glazed window to rear. Three piece suite comprising shower cubicle with mains shower, close coupled wc and wash hand basin. Electric shaver point. Extractor fan.

BEDROOM TWO 10'9" x 10'1" (3.28 x 3.08)

Double glazed window to front. Radiator.

BEDROOM THREE 11'3" x 8'9" (3.45 x 2.69)

Double glazed window to front. Radiator. Fitted wardrobes.

BEDROOM FOUR 11'3" x 6'2" (3.44 x 1.88)

Double glazed window to rear. Radiator

BATHROOM 9'11" x 7'9" (3.03 x 2.37)

Two double glazed windows to side. Suite comprising deep bath with mixer tap, double shower cubicle with mains shower and additional rainfall head with recessed pipework, his and hers wash basins with mixer taps and recessed pipework and in-built vanity units. Electric shaver point. Heated towel rail. Extractor fan. Illuminated mirror.

FRONT GARDEN

Lawned area. Block paved driveway providing parking for 3/4 vehicles.

REAR GARDEN

Full rear width patio area and an ornate rendered wall with lawn area, flower beds and borders, decking area with fixed pergola, assorted plants and trees. Gated access to front. Brick storage shed with UPVC door to side.

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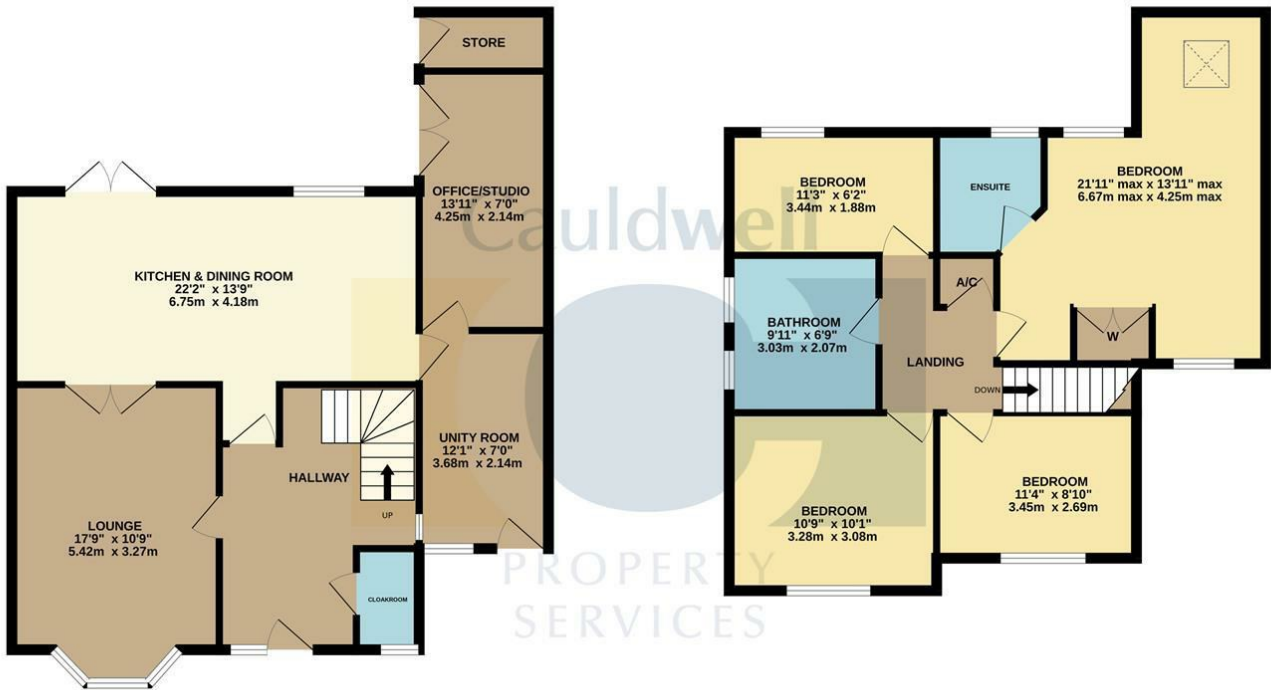
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Floor Plan

GROUND FLOOR

1ST FLOOR



AWAITING MEASUREMENTS

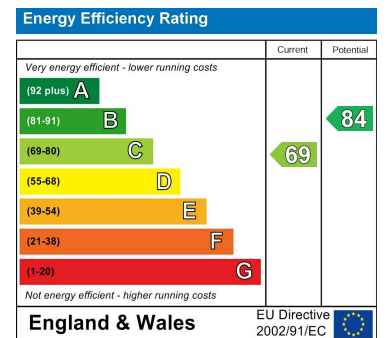
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Area Map



Energy Efficiency Graph



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