

# Cauldwell

PROPERTY SERVICES



## 16 Kenilworth Drive, Milton Keynes, MK3 6AQ

**£329,995**

Welcome to this charming semi-detached house located on Kenilworth Drive in the delightful area of Bletchley, Milton Keynes. This property boasts a cosy reception room with a feature fireplace, perfect for relaxing with family and friends, light and airy kitchen dining room with French doors leading to the garden. To the first floor there are three inviting bedrooms and a family bathroom.

Situated in a peaceful neighbourhood, this property offers parking space for two vehicles, a rare find in many urban areas and a generous size rear garden. Whether you're a first-time buyer or looking to upgrade to a larger home, this house provides a warm and welcoming atmosphere for you to make your own.

Don't miss the opportunity to make this house your home sweet home in the heart of Bletchley. Contact us today to arrange a viewing and take the first step towards owning this lovely property on Kenilworth Drive. Council tax band C. Energy rating D.



### ENTRANCE HALL

Front entrance door. Stairs to first floor. Understairs storage area. Door to kitchen/diner area living room. Double panelled radiator. Frosted double glazed window to front.

### KITCHEN/DINING ROOM 8'9" x 19'9" (2.69 x 6.03)



Fitted with a range of base units with worksurfaces incorporating sink drainer and mixer tap. Built in oven, four ring induction hob. Splash back tiling. Tiled flooring Plumbing for washing machine. Space for fridge freezer. Two built in cupboards. Double panelled radiator. Double glazed window to rear and double glazed French doors to rear. Skimmed ceiling.

### LIVING ROOM 11'6" x 13'5" (3.51 x 4.11)



Double glazed window to front. Radiator. Fireplace. Skimmed ceiling.

### FIRST FLOOR LANDING

Doors to all upstairs rooms. Double glazed window to side. Loft access. Airing cupboard housing boiler.

### BEDROOM ONE 11'5" x 11'2" (3.50 x 3.41)



Double glazed window to front. Radiator.

### BEDROOM TWO 10'5" x 10'9" (3.19 x 3.29)



Double glazed window to rear. Radiator. Cupboard.

### BEDROOM THREE 8'5" x 8'3" (2.59 x 2.54)



Box bulk head recess. Double glazed window to front. Radiator.

## BATHROOM



Three piece suite comprising panelled bath with mixer tap and shower over, two level wc and wash hand basin. Tiled walls. Frosted double glazed window to rear and side.

## REAR GARDEN



Enclosed and laid mainly to lawn with patio area. Outside tap. Wooden fence surround.

## FRONT GARDEN

Block paved driveway providing parking for three vehicles.

All measurements are approximate. The mention of appliances and/or services within these sales particulars does not imply that they are in full efficient working order. Please note that any services, heating systems or appliances have not been tested and no warranty can be given or implied as to their working order. **MORTGAGE & FINANCIAL** - The Mortgage Store can provide you with up to the minute information on all available rates. To arrange an appointment, telephone this office **YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOANS SECURED ON IT**. Full quotation available on request. A suitable life policy may be required. Loans subject to status. Minimum age 18.

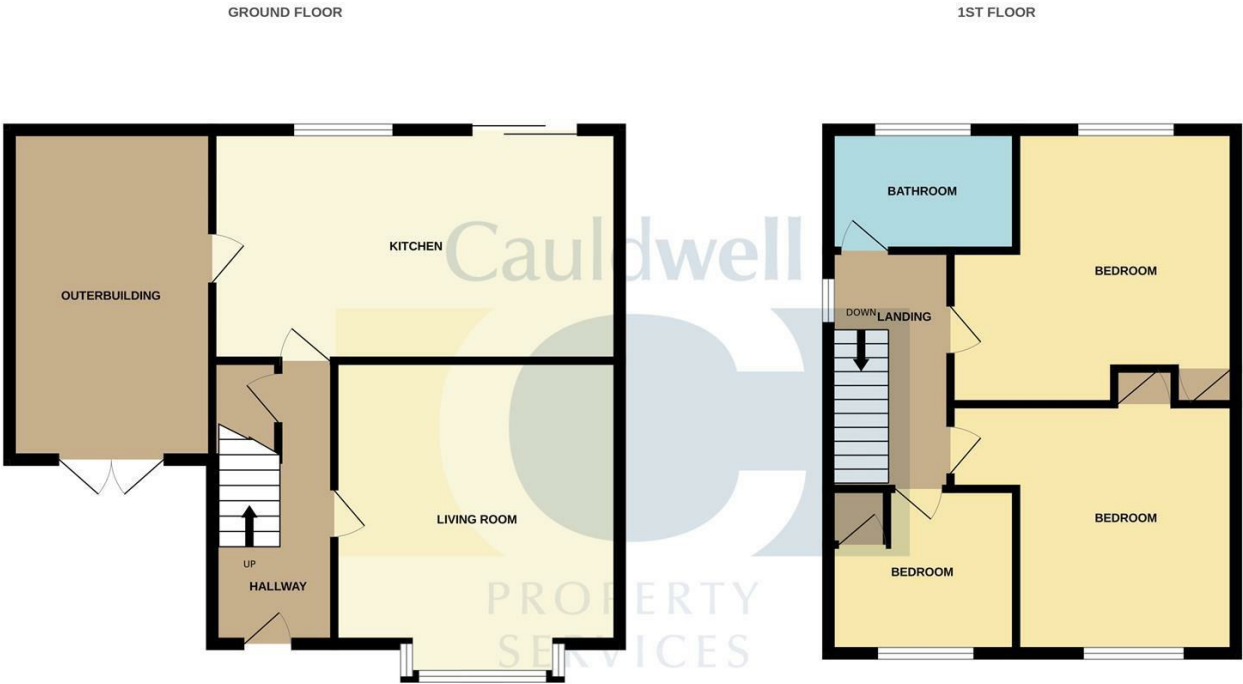
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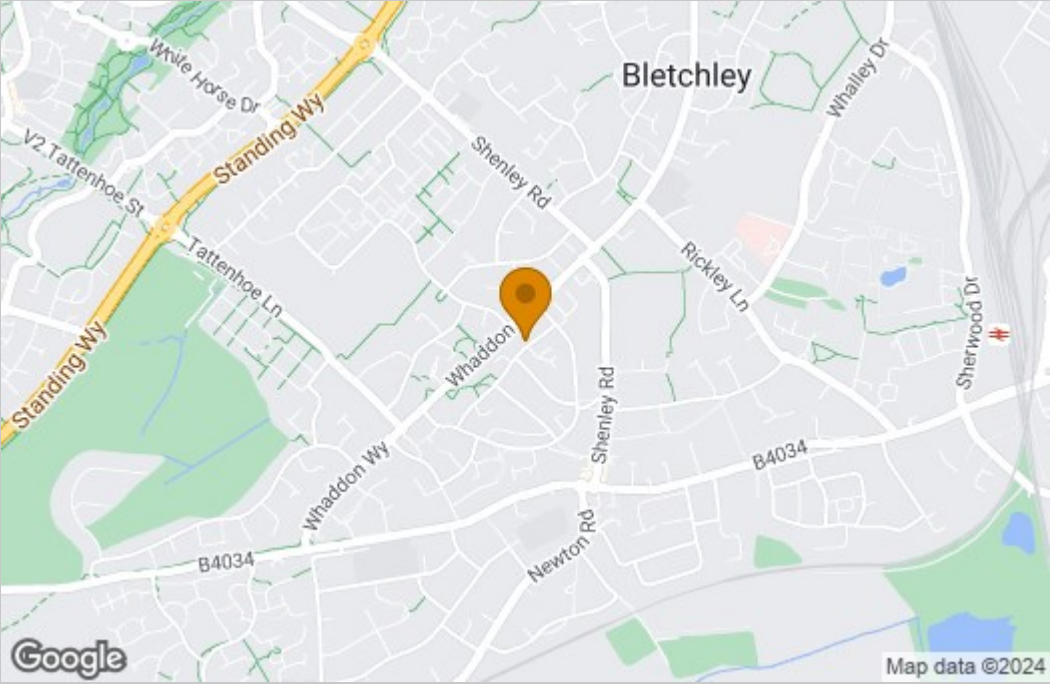
Floor Plan



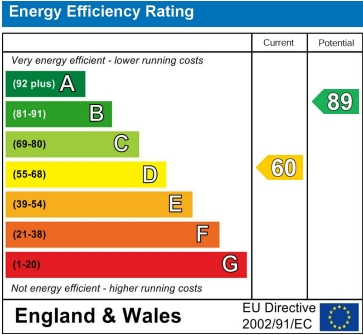
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Area Map



Energy Efficiency Graph



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