



Cauldwell

PROPERTY SERVICES



97 London Road, Milton Keynes, MK5 8AG

Asking Price £635,000

Situated in the prestigious Loughton Village and occupying an enviable sized plot, this extended detached Bungalow offers a versatile arrangements of rooms, a clever living space design, bags of further potential and a private rear garden with several seating areas. This large property would be ideal for anyone to downsize to as all the rooms are a good size, there is a central entrance hall that splits the bedrooms and the living space, on one side are three bedrooms including two large impressive doubles and a fitted bathroom. On the other side is a large front facing living room with feature multi fuel burning stove, this then connects via an archway to the dining room and then this flows into the re-fitted country style kitchen. There has also been a conservatory added that runs alongside the original bungalow and leads out to the back, this could easily be changed into a more firm structure but even as it is it works really well to allow more living space.

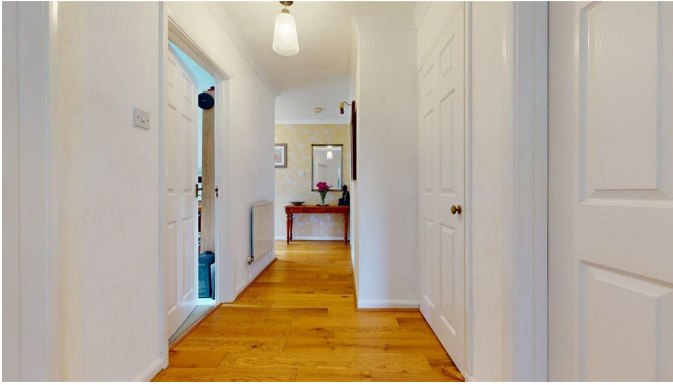
Outside to the front is a block paved driveway for numerous cars that is surrounded by a hedge border giving privacy, this leads to a detached garage with gated access both sides to the rear garden. This space is very private due to the mature hedging and tree borders. There are four different seating areas to enjoy as the sun moves around the garden, as well as a generous circular lawn, mature flower beds and shed storage.

Loughton is a sought after location for families and commuters alike, given its close proximity to Milton Keynes Central Station and catchment area for Loughton Manor First, Loughton Middle School and Denbigh Secondary School. The wider development is built around the original village of Loughton, with it's 13th Century church and parkland leading to Lodge Lake. Also in close proximity is the equestrian centre, open green spaces and two family friendly pub/restaurants.

ENTRANCE PORCH

Double glazed door and window to side. Inset door to entrance hall.

ENTRANCE HALL 17'4" x 10'9" (5.30m x 3.28m)



'L' shaped hallway with engineered oak flooring. Two radiators. Access to part boarded loft space. Airing cupboard housing combination boiler. Doors to all rooms and bathroom and access to living space.

LIVING ROOM 23'5" x 13'10" (7.14m x 4.24m)



Double glazed windows to side and double glazed bow window to front. Double glazed French Doors to opposite side. Fireplace with multi fuel burning stove. Two radiators. Television and telephone point. Decorative ceiling rose with coving. Arch way to dining room.

DINING ROOM 10'11" x 9'10" (3.33m x 3.02m)



Radiator. Engineered oak flooring. Arch to living room and kitchen.

KITCHEN 11'2" x 10'1" (3.41m x 3.09m)



Total length of kitchen and dining room combined is 6.42m

Double glazed window to front and double glazed doors with windows to rear. Re-fitted with a range of wall and base units with solid oak worksurfaces and sink drainer unit. Gas cooker point. Extractor hood. Integral dishwasher. Space for fridge freezer. Plumbing for washing machine. Island unit with base units under. Engineered oak flooring.

CONSERVATORY 18'1" x 10'0" (5.52m x 3.06m)



Brick and UPVC double glazed construction with Polycarbonate roof. Ceiling fan. Window and ceiling blinds. Radiator. Utilities area with space for tumble dryer. Television point. Double glazed French doors to rear garden.

BEDROOM ONE 14'11" x 10'11" (4.55m x 3.33m)



Double glazed window to rear. Radiator. Fitted wardrobes and bedside storage with over head units. Decorative coving. Television point.

BEDROOM TWO 12'1" x 12'1" (3.70m x 3.70m)



Double glazed window to rear. Radiator. Television point .

BEDROOM THREE 8'11" x 7'11" (2.73m x 2.43m)



Double glazed window to side. Radiator. Television point.

BATHROOM



Double glazed obscure window to side. Three piece suite comprising bath with mains shower over, wash hand basin and close coupled wc. Radiator. Heated towel rail. Tiled walls.

FRONT GARDEN

Block paved driveway parking for multiple vehicles. Mature hedge and borders. Outside lighting. Gated access to rear.

GARAGE

Up and over door to front. Power and light. Door to rear garden.

REAR GARDEN



Larger than average garden with rear width patio and shingle stoned seating area and lawn. Flower beds and borders. Mature trees, plants and shrubs. Additional seating areas. Summer house with patio. Timber shed. Green house. Outside tap. Additional gated access to opposite side leading to front with additional courtyard seating area.

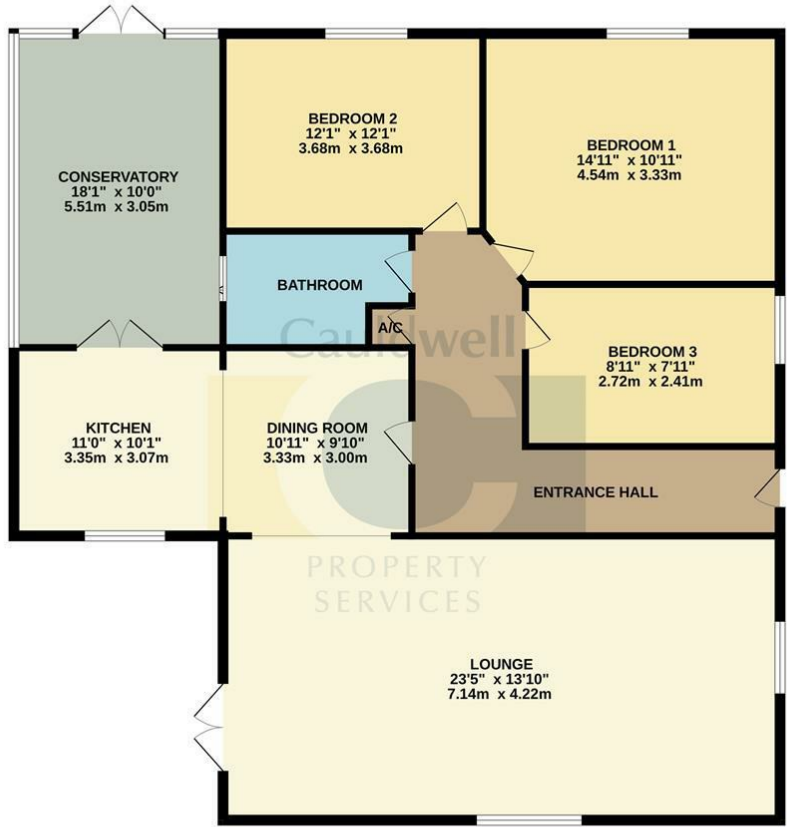
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Floor Plan

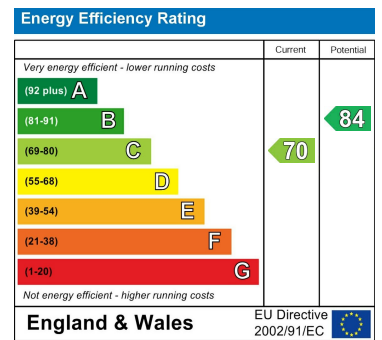


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Area Map



Energy Efficiency Graph



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