

Cauldwell

PROPERTY SERVICES



23 Shackleton Place, Milton Keynes, MK6 2PY

£270,000

Cauldwell are delighted to offer for sale a Charming Two-Bedroom Semi-Detached House in Oldbrook**

Opportunity awaits with this delightful two-bedroom semi-detached house located in the heart of Oldbrook. Ideal for those looking to put their own stamp on a property, this home is in need of modernisation, offering endless potential to create your dream space.

Key Features:

- **Bedrooms:** Two spacious double bedrooms, perfect for a growing family or as generous guest accommodations.
- **Kitchen dining room:** A well-sized kitchen that can be transformed into a modern culinary haven a great space for family meals and entertaining.
- **Living Room:** A cozy living area that serves as the perfect canvas for your personal touch.
- **Garden:** A rear garden offering a private outdoor space, ideal for gardening, relaxation, or outdoor activities.
- **Driveway:** A convenient double width driveway provides off-street parking.

ENTRANCE HALL

Stairs to first floor. Door to kitchen/diner, living room and storage cupboard. Radiator.

KITCHEN/DINER 14'2" x 9'6" (4.32 x 2.90)



Double glazed window to front. Radiator. Fitted with a range of wall and base units with worksurfaces incorporating sink drainer and mixer tap. Plumbing for washing machine. Space for tumble dryer, under counter fridge and freestanding cooker. Splash back tiling. Tiled flooring.

LIVING ROOM 14'2" x 12'4" (4.34 x 3.77)



Double glazed window and door to rear. Two radiators.

FIRST FLOOR LANDING

Doors to all rooms. Airing cupboard housing water tank.

BEDROOM ONE 14'2" x 9'6" (4.34 x 2.92)



Double glazed window to front. Radiator.

BEDROOM TWO 9'8" x 14'0" (2.97 x 4.27)



Double glazed window to rear. Two radiators. Double door built in wardrobe.

BATHROOM



Two piece suite comprising panelled bath with shower over and wash hand basin.

SEPARATE WC

Frosted double glazed window to side. Low level wc.

FRONT GARDEN

Double width driveway with parking for two vehicles.

REAR GARDEN

Enclosed and laid mainly to lawn with patio area. Wooden fence surround. Gated side access.

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

Area Map



Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC 	

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