



# Cauldwell

PROPERTY SERVICES



## 5 Luke Place, Milton Keynes, MK10 9BS

**£799,995**

Situated in the highly desirable Middleton area of Milton Keynes, this spacious and beautifully extended five-bedroom detached home offers a perfect blend of style, comfort, and versatility. Upon entering, the welcoming entrance hall leads to a stunning extended kitchen/family/breakfast room, a bright and airy hub of the home featuring a vaulted ceiling, perfect for modern family living.

The ground floor also includes a generous living room, a separate family room, and a private study, offering ample space for both relaxation and work. The fifth bedroom is located on the ground floor, providing an excellent opportunity for an annex conversion or guest accommodation; conveniently situated next to the downstairs shower room.

Upstairs, the home boasts four well-appointed bedrooms. The principal bedroom features its own en-suite bathroom and a private balcony, creating a luxurious retreat. The guest bedroom also benefits from an en-suite, while the remaining bedrooms share a spacious family bathroom.

Outside, the property features an enclosed and secluded garden, perfect for outdoor living and entertaining. A brick-built outbuilding offers additional storage or potential for a garden room or home office. The home further benefits from a double garage and a double-length, double-width driveway, providing ample off-road parking.



## **ENTRANCE HALL**

Front entrance door. Stairs to first floor. Door to kitchen/family/dining room. Door to family room, study and living room. Cloaks cupboard. Understairs storage cupboard. Double glazed window to side and frosted double glazed window to front. Two radiators. Coving to skimmed ceiling.

## **OPEN PLAN LIVING & DINING SPACE 20'10" x 19'10" (6.37 x 6.07)**

into extension

Double glazed sky light to rear. Two double glazed windows to side. Part vaulted ceiling. Log burner. Two radiators. Sliding double glazed door to rear. Two double glazed windows to side. Door to utility room.

## **KITCHEN 15'5" x 10'2" (4.70 x 3.12)**

Fitted with a range of wall and base units with worksurfaces incorporating sink with instant boil tap. and filtered cold water tap. Water softener, servicing all taps except the kitchen. Range cooker and extractor. American style fridge freezer. Plumbing for dishwasher. Double glazed window to side. Skimmed ceiling with inset lighting. Breakfast bar.

## **UTILITY ROOM**

Fitted with a range of wall and base units with worksurfaces incorporating one and half bowl sink drainer and mixer tap. Plumbing for washing machine. Tiled flooring. Double glazed window to side. Skimmed ceiling. Door to downstairs shower room. Door to bedroom five .

## **WET ROOM**

Wal mounted shower, low level wc and wash hand basin. Part tiled walls. Heated chrome towel rail. Skimmed ceiling. Extractor.

## **BEDROOM FIVE 16'11" x 9'0" (5.17 x 2.76)**

Skimmed ceiling. Double glazed door to side. Double glazed window to side.

## **LIVING ROOM 15'2" x 14'2" (4.63 x 4.32)**

Double glazed window to rear. Sliding double glazed doors to rear. Coving to skimmed ceiling. Feature wall lights.

## **FAMILY ROOM 11'8" x 10'4" (3.56 x 3.16)**

Double glazed window to rear. Double glazed French doors to garden. Coving to skimmed ceiling. Radiator.

## **STUDY 8'8" x 7'8" (2.65 x 2.34)**

Double glazed window to front. Radiator. Coving to skimmed ceiling.

## **FIRST FLOOR LANDING**

Doors to all rooms. Airing cupboard. Radiator Coving to skimmed ceiling with loft access.

## **BEDROOM ONE 14'4" x 10'4" (4.38 x 3.15)**

Double door built in wardrobe. Dual aspect with two double glazed windows to side. Double glazed French doors to balcony. Skimmed ceiling with inset lighting. Radiator.

## **DRESSING AREA 8'4" x 5'2" (2.55 x 1.60)**

Three door fitted wardrobe. Radiator Skimmed ceiling Door to ensuite.

## **ENSUITE**

Re-fitted three piece suite comprising 'P' shaped shower bath with shower over, low level wc and wash hand basin. Tiled walls and flooring. Heated towel rail. Electric underfloor heating. Skimmed ceiling. Frosted double glazed window to side.

## **BEDROOM TWO 11'4" x 10'8" (3.47 x 3.27)**

Double glazed window to rear. Radiator. Double door built in wardrobe. Door to ensuite.

## **ENSUITE**

Re-fitted three piece suite comprising shower cubicle with shower, low level wc and wash hand basin. Splash back tiling. Radiator. Frosted double glazed window to rear. Skimmed ceiling.

## **BEDROOM THREE 9'2" x 10'11" (2.81 x 3.33)**

Double glazed window to rear. Radiator. Double door built in wardrobe. Skimmed ceiling.

## **BEDROOM FOUR 10'7" x 7'11" (3.23 x 2.43)**

Double glazed window to front. Radiator. Built in cupboard.

## **REAR GARDEN**

An enclosed, secluded and substantial rear garden, laid mainly to lawn with three patio areas, a raised sleeper flower bed. Brick built outbuilding. Wooden fence surround. Gated access. Outside taps (hot and cold) lighting and power.

## **FRONT GARDEN**

Laid to lawn. Double width hardstanding driveway. Outside taps (hot and cold) Path to front door

## **DOUBLE GARAGE**

Up ands over door. Power and light.

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

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Floor Plan

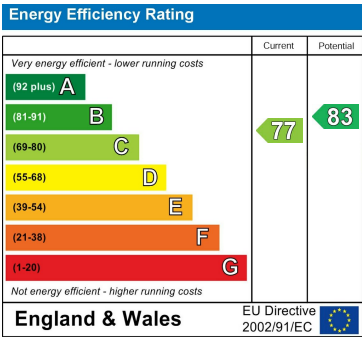


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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