Cauldwell
PROPERTY SERVICES

51 Southwold Crescent

Broughton, Milton Keynes, MK10 7BW

£649,995

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ENTRANCE HALL
15'8" x 10'2" (4.79 x 3.10)
Double glazed window and door to front. Radiator. Stairs to first floor landing with understairs storage cupboard. Internet connection points. Tiled flooring

CLOAKROOM
Double glazed window to front and side. Two piece suite comprising close coupled wc and wash hand basin. Heated towel rail. Extractor fan. Tiled flooring. Wall mounted medicine cabinet and fitted mirror.

STUDY
9'0" x 10'10" (2.76 x 3.31)
Double glazed window to front. Radiator. Fitted storage units. Office furniture, desks.

LIVING ROOM
23'2" x 12'5" (7.08 x 3.81)
Double glazed windows to front and rear. Double glazed French doors to rear. Two radiators. Fitted furniture. Television point. French doors to kitchen/dining room.

KITCHEN/DINING ROOM
21'7" x 11'5" (6.58 x 3.48)
Double glazed windows and French doors to rear. Re-fitted with a range of wall and base units with Granite worksurfaces with stainless steel sink and drainer. Double electric oven. five ring gas hob and extractor hood. Integral dishwasher, fridge and freezer. Wall mounted central heating boiler. Central island with base units and Granite worksufaces with power points. Radiator. LED and drop lighting. Tiled flooring.

CONSERVATORY
20'11" x 8'9" (6.38 x 2.67)
Brick walls and base with double glazed windows to rear and side. Double glazed sliding doors to rear. Glass roof. Wall lights. Underfloor heating. Double glazed French doors to living room and kitchen.

UTILITY ROOM
Double glazed door to side. Fitted with wall and base units with worksurfaces incorporating sink drainer unit . Plumbing for washing machine. Space for tumble dryer. Radiator. Tiled flooring.

FIRST FLOOR LANDING
18'6" x 10'2" (5.66 x 3.10)
Stairs from entrance hall. Double glazed window to front. Radiator.

BEDROOM ONE
13'10" x 12'5" (4.23 x 3.79)
Double glazed window to rear. Radiator. A selection of fitted bedroom furniture with chest of drawers, wardrobes and overhead units with inset LED lighting. Radiator. Door to ensuite.

ENSUITE
11'5" x 7'6" max (3.48 x 2.30 max)
Double glazed obscure window to rear. Four piece suite comprising bath, double shower cubicle with mains shower and rainfall head, close coupled wc and wash hand basin. Heated towel rail. Extractor fan. Tiled flooring.

BEDROOM TWO
11'5" x 10'6" (3.48 x 3.22)
Double glazed window to rear. Fitted bedroom furniture with wardrobes, overhead units, chest of drawers and dressing table with inset LED lighting. Access to loft space. Airing cupboard. Radiator. Door to ensuite.

ENSUITE
Double glazed obscure window to rear. Three piece suite comprising shower cubicle with mains shower, close coupled wc and wash hand basin. Heated towel rail. Extractor fan. Tiled flooring.

BEDROOM THREE
12'6" x 9'1" (3.82 x 2.79)
Double glazed window to front. Fitted wardrobe with overhead storage units. Radiator.

BEDROOM FOUR
12'6" x 7'2" (3.82 x 2.20)
Double glazed windows to front. Fitted wardrobes. Radiator.

BATHROOM
Double glazed obscure window to side. Three piece suite comprising bath with mains shower over and fitted glass

screen, wash hand basin and close coupled wc. Heated towel rail. Wall mounted medicine cabinet. Extractor fan. Tiled flooring.

REAR GARDEN

Sandstone patio area leading to two lawned areas with flower beds and borders with small trees and plants. Timber shed. Garden lighting. Outside power and tap. Gated access to side leading to driveway.

FRONT GARDEN

Small garden area with flower beds. Driveway to side for two vehicles leading to garage.

GARAGE

Part converted.

GARAGE CONVERSION

11'2" x 7'8" (3.42 x 2.35)

Up and over door to front. Plasterboard walls. LED lighting. Access to loft space. Power. Sliding door to storage space with lighting.

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.

The above details have been submitted to our clients but at the moment have not been approved by them and we therefore cannot guarantee their accuracy and they are distributed on this basis. Please ensure that you have a copy of our approved details before committing yourself to any expense.

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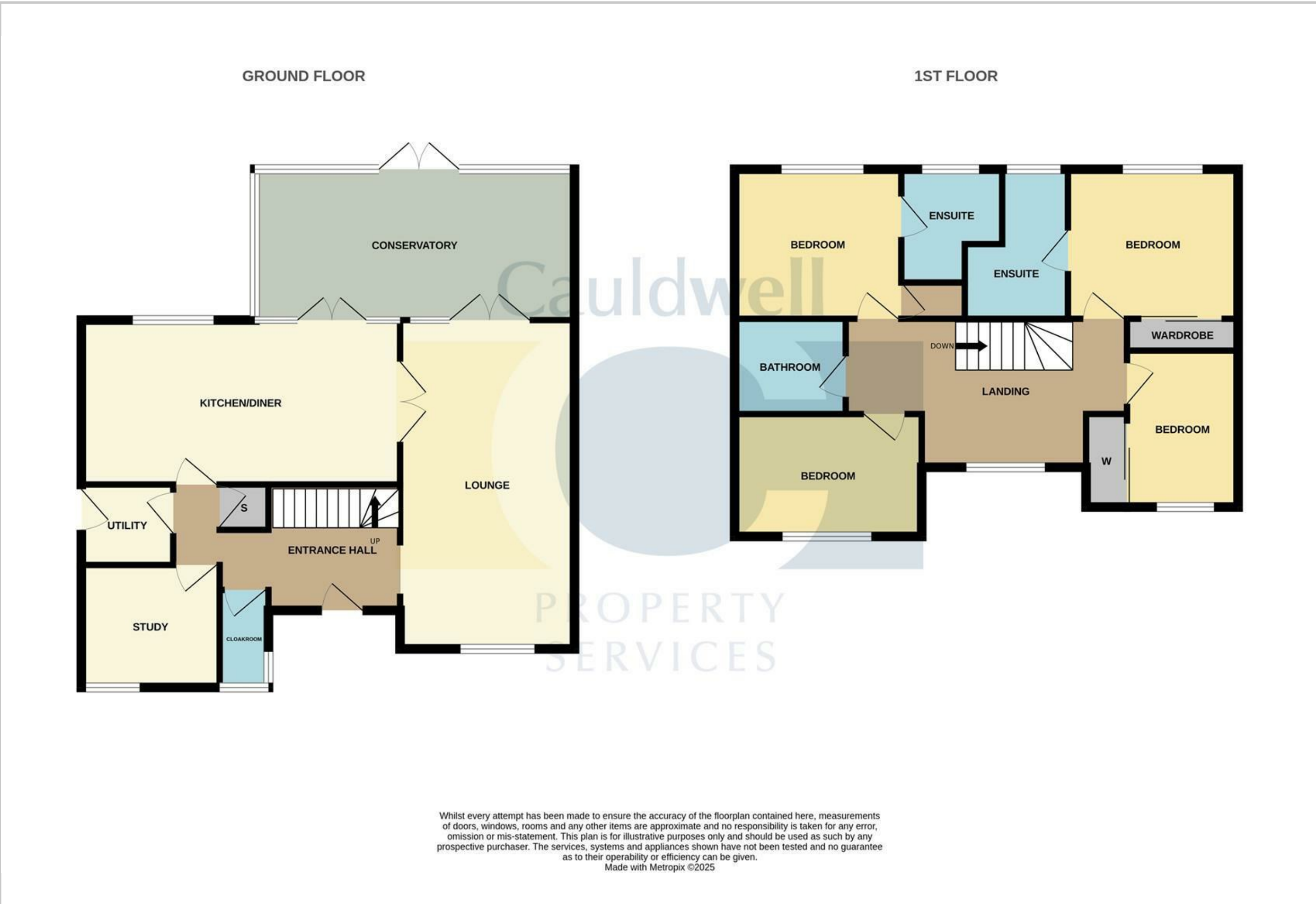
Road Map

Hybrid Map

Terrain Map

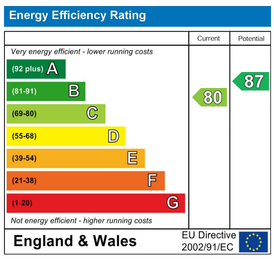
Floor Plan



Viewing

Please contact our Cauldwell Property Sales Office on 01908 304480 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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