



Cauldwell

PROPERTY SERVICES



17 Malton Close

Monkston, Milton Keynes, MK10 9HR

£735,000



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LOCALITY INFORMATION

The property is within 10 minutes walking distance of the highly regarded Oakgrove School. It offers easy access to Kingston Retail Park and is just a five-minute drive to central Milton Keynes and the mainline train station, and to J14 of the M1.

ENTRANCE HALL

Double glazed door to front. Radiator. Understairs storage space. Stairs to first floor landing. Kardean flooring. Doors to study, cloakroom, kitchen and double doors to living room.

LIVING ROOM

19'6" x 12'6" (5.95 x 3.82)

Double glazed windows to front and two double glazed windows to side. Gas fireplace. Two radiators. Television point. Telephone point. French doors to dining room.

DINING ROOM

17'2" x 12'2" max (5.25 x 3.72 max)

Double glazed rear windows with part vaulted ceiling and French doors to rear. Double doors to living room. Two radiators. Arch to kitchen/diner.

KITCHEN/DINER

14'8" x 12'9" (4.49 x 3.90)

Double glazed window to rear. Fitted with a modern range of wall and base units with worksurfaces incorporating one and half bowl stainless steel sink drainer unit and mixer tap. Range style oven with two electric ovens, eight ring gas hob with extractor hood over. Under cupboard lighting. Integral dishwasher. Radiator. Tiled flooring. LED lighting. Arch to utility room.

UTILITY ROOM

6'4" x 5'10" (1.94 x 1.78)

Double glazed door to side. Fitted wall and base units. Worksurfaces. Plumbing for washing machine. Space for American style fridge freezer. Wall mounted combination boiler. LED lighting. Tiled flooring.

STUDY

10'0" x 8'2" (3.05 x 2.51)

Double glazed window to front. Radiator. Internet connection points. Kardean flooring.

CLOAKROOM

Two piece suite comprising close coupled wc and wash hand basin. Radiator. Extractor fan. Wall mounted mirror. Kardean flooring.

FIRST FLOOR LANDING

Stairs from entrance hall. Double glazed window to front. Stairs to second floor landing. Radiator.

BEDROOM ONE

15'11" x 12'8" (4.86 x 3.87)

Double glazed window to front. Fitted wardrobes with overhead storage units. Radiator. Television point. Door to ensuite.

ENSUITE

10'1" x 6'5" (3.08 x 1.97)

Double glazed obscure window to rear. Three piece suite comprising double shower cubicle with mains shower and recess pipe work, wash hand basin and close coupled wc. Radiator. LED lighting. Shaver point. Extractor fan. Wall mounted mirror.

BEDROOM TWO

11'7" x 10'2" (3.55 x 3.10)

Double glazed window to rear. Radiator. Built in double wardrobe.

BEDROOM THREE

15'10" x 8'2" (4.85 x 2.51)

Double glazed window to front. Radiator.

BATHROOM

9'4" x 6'8" (2.87 x 2.05)

Double glazed obscure window to rear. Four piece suite comprising bath with mixer tap, shower cubicle with mains shower and recess pipe work, wash hand basin and close coupled wc. Radiator. Shaver point. LED lighting. Extractor fan.

SECOND FLOOR LANDING

Stairs from first floor. Airing cupboard housing Mega flow.

BEDROOM FOUR

13'1" x 14'4" (4.01 x 4.37)

Double glazed Velux window to rear. Radiator.

BEDROOM FIVE

14'4" x 8'2" (4.37 x 2.51)

Double glazed Velux window to rear. Radiator. Access to loft space.

SHOWER ROOM

8'3" x 6'9" (2.52 x 2.08)

Double glazed Velux window to rear. Three piece suite comprising shower cubicle with mains shower and recess pipe work, wash hand basin and close coupled wc. Shaver point. LED lighting. Radiator. Extractor fan. Wall mounted mirror.

FRONT GARDEN

Small garden area. Tarmac parking to side leading to double garage.

DOUBLE GARAGE

17'10" x 17'8" (5.46 x 5.39)

Two electric up and over doors to front. Power and light. Boarded loft space with light. Double glazed personal door to the rear.

REAR GARDEN

Rear width sandstone patio leading to generous lawned area with mature flower beds and borders to rear and sides. Further block paved patio area with pergola. Outside tap and power point. Personal door to rear garden. Timber shed to side. Gated access to front.

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



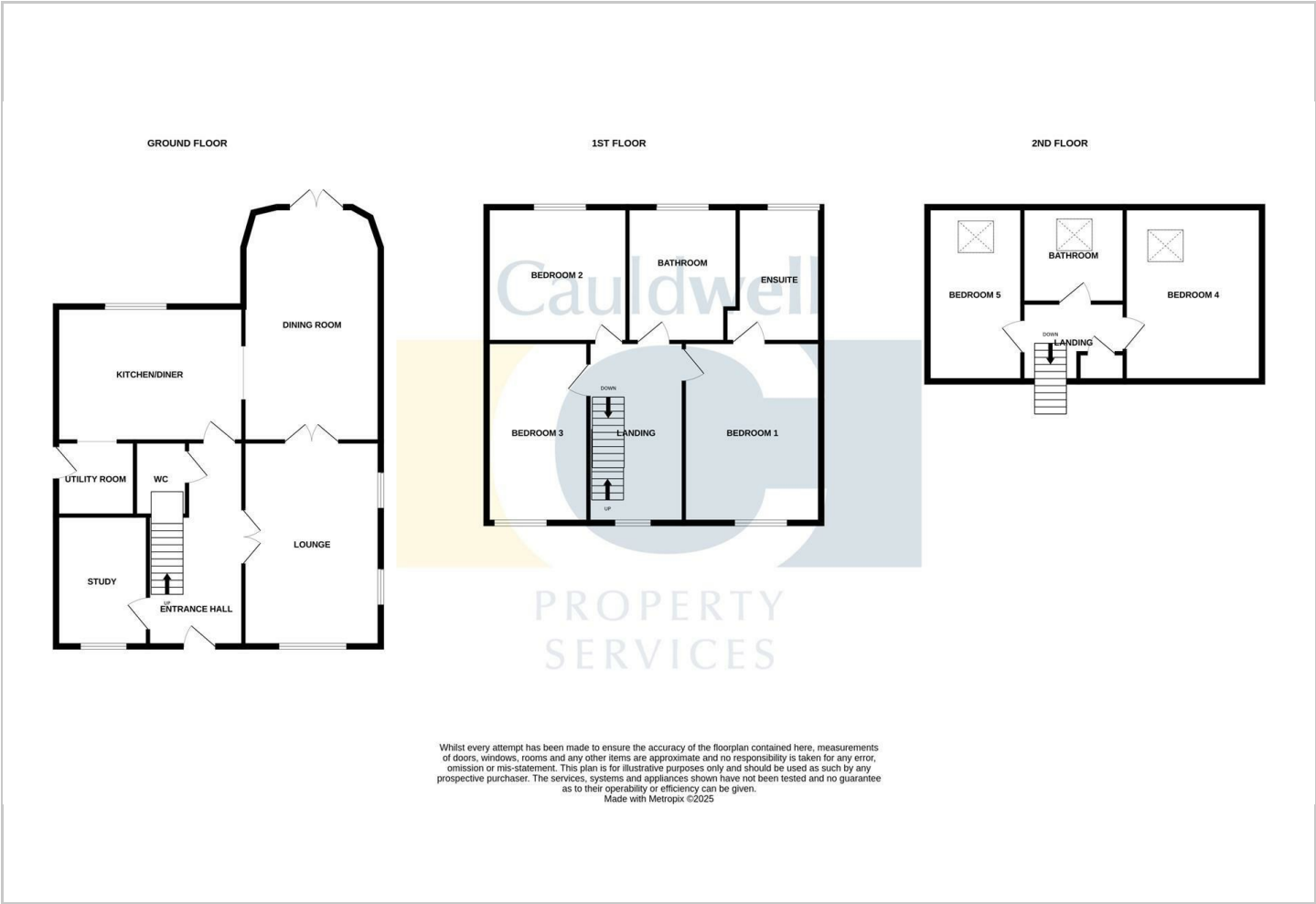
Hybrid Map



Terrain Map



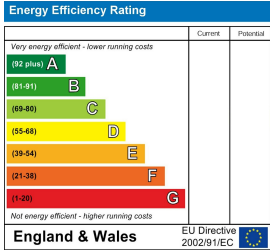
Floor Plan



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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