



# Cauldwell

PROPERTY SERVICES



## 9 Abbeydore Grove

Monkston, Milton Keynes, MK10 9HH

Offers In The Region Of £375,000



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## ENTRANCE HALL

Double glazed door to front. Double glazed window to side. Stairs to first floor landing. Radiator.

## CLOAKROOM

Double glazed window to front. Two piece suite comprising close coupled wc and wash hand basin. Radiator.

## LIVING ROOM

14'6" x 11'7" (4.42 x 3.55)

Double glazed window to front. Radiator. Television and internet point. Door to dining room.

## DINING ROOM

8'7" x 7'5" (2.62 x 2.28)

Double glazed patio doors to rear. Radiator. Understairs storage cupboard. Arch to kitchen.

## KITCHEN

8'5" x 7'1" (2.59 x 2.16)

Double glazed window to rear. Fitted with a range of wall and base units with worksurfaces incorporating sink drainer unit. Electric oven, four ring hob and extractor hood. Space for fridge freezer. Plumbing for washing machine. Wall mounted central heating boiler.

## FIRST FLOOR LANDING

Stairs from entrance hall. Access to part boarded loft space. Airing cupboard.

## BEDROOM ONE

14'11" x 8'3" (4.56 x 2.53)

Double glazed window to front. Radiator. Built in wardrobe. Television point. Door to ensuite.

## ENSUITE

Double glazed obscure window to front. Three piece suite comprising shower cubicle with mains shower, wash hand basin and close coupled wc. Shaver point. Radiator. Extractor fan.

## BEDROOM TWO

8'7" x 7'10" (2.64 x 2.40)

Double glazed window to rear. Radiator.

## BEDROOM THREE

8'8" x 5'11" (2.65 x 1.81)

Double glazed window to rear. Radiator.

## BATHROOM

Double glazed obscure window to side. Three piece suite comprising bath with mixer, wash hand basin and close coupled wc. Shaver point. Radiator. Extractor fan.

## FRONT GARDEN

Small shingle stone front garden area. Driveway parking leading to garage.

## GARAGE

Up and over door to front. Double glazed personal door to garden.

## REAR GARDEN

Two patio areas and lawn area with mature planted borders.

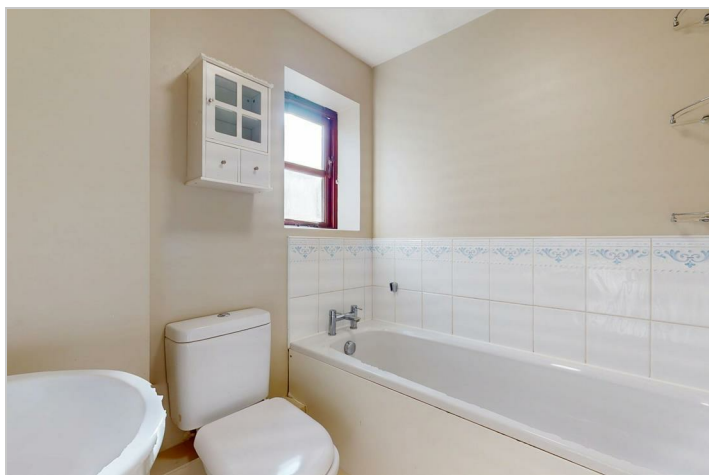
All measurements are approximate. The mention of appliances and/or services within these sales particulars does not imply that they are in full efficient working order. Please note that any services, heating systems or appliances have not

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Road Map



Hybrid Map



Terrain Map



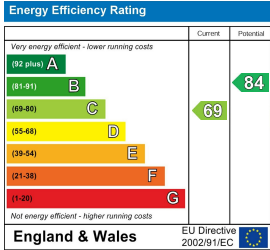
Floor Plan



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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