



Cauldwell

PROPERTY SERVICES



20 Walmer Way, Milton Keynes, MK4 4LJ

Offers Over £550,000

A STUNNING FOUR BEDROOM DETACHED HOME IN THE SOUGHT-AFTER KINGSMEAD AREA OF MILTON KEYNES

Cauldwell are delighted to offer for sale this beautifully presented four-bedroom detached family home, ideally situated in the highly desirable location of Kingsmead. This impressive property has been thoughtfully upgraded throughout, offering a perfect blend of style, space, and practicality.

At the heart of the home is a refitted high specification kitchen/dining room, featuring sleek units, quality integrated appliances, and ample space for entertaining. A refitted utility room provides additional convenience, while the light and airy dual aspect living room offers a warm and inviting space, perfect for relaxing with the family.

Upstairs, you'll find four well-proportioned bedrooms, including a stunning refitted en-suite shower room to the principal bedroom and a stylish refitted family bathroom – both benefiting from luxurious underfloor heating.

Outside, the property boasts a double width driveway to the front providing ample off-road parking, along with gated additional parking if required. A detached garage adds further practicality and storage space.

ENTRANCE HALL

Storm porch over front entrance door. Stairs to first floor. Understairs storage cupboard. Radiator. Skimmed ceiling with inset lighting. Door to re-fitted cloakroom, living room and kitchen/dining room.

CLOAKROOM

Re-fitted two piece suite comprising low level wc and wash hand basin. Tiled flooring with underfloor heating. Tiled walls. Frosted double glazed window to front. Skimmed ceiling with inset lighting. Fitted wall unit with under unit lighting.

RE-FITTED KITCHEN/DINING ROOM 18'1" x 10'8" (5.52 x 3.27)

Dual aspect with two double glazed windows to side and front. Two radiators. Skimmed ceiling with inset lighting. Fitted with a range of wall and base units with stone worksurfaces incorporating sink and mixer tap. Built in double oven, five ring induction hob and extractor hood. Built in fridge freezer and washing machine. Breakfast bar. Tiled splashback. Opening to utility room.

UTILITY ROOM 5'11" x 4'9" (1.81 x 1.45)

Stone worksurface. Space for washing machine and tumble dryer. Double glazed door to rear. Extractor. Skimmed ceiling Radiator. Tiled splash backs. Under unit lighting.

LIVING ROOM 18'2" x 10'7" (5.55 x 3.23)

Double glazed window to front and double glazed French doors to rear. Skimmed ceiling with inset lighting. Feature radiator.

FIRST FLOOR LANDING

Doors to upstairs rooms. Access to loft space with pull down loft ladder Skimmed ceiling with inset lighting. Glass balustrade. Double glazed window to rear. Radiator.

BEDROOM ONE 9'8" x 9'2" (2.95 x 2.81)

Double glazed window to front and side. Radiator. Three door fitted wardrobe. Air conditioning unit. Skimmed ceiling with inset lighting. Door to ensuite.

ENSUITE

Three piece re-fitted suite comprising double tiled shower cubicle with wall mounted shower, low level wc and wash hand basin. Tiled walls. Tiled flooring with under floor heating. Radiator. Frosted double glazed window to side. Extractor. Skimmed ceiling with inset lighting.

BEDROOM TWO 10'10" x 8'0" (3.31 x 2.44)

Three door fitted wardrobe. Double glazed window to rear. Radiator. Skimmed ceiling with inset lighting. Air conditioning unit.

BEDROOM THREE 7'10" x 10'10" (2.40 x 3.31)

Three door fitted wardrobe. Double glazed window to front. Radiator. Skimmed ceiling with inset lighting. Air conditioning unit.

BEDROOM FOUR 8'4" x 7'2" (2.56 x 2.20)

Four door fitted wardrobe. Double glazed window to front. Radiator. Skimmed ceiling with inset lighting.

BATHROOM

Re-fitted three piece suite comprising panelled bath with mixer tap and shower attachment, low level wc and wash hand basin in soft close drawer unit. Tiled flooring with under floor heating. Tiled walls. Skimmed ceiling with inset lighting. Extractor. Frosted double glazed window to rear. Heated towel rail.

REAR GARDEN

Enclosed and laid mainly to tile with brick and fence surround. Gated driveway access. Outside power and lighting.

DETACHED SINGLE GARAGE

Electric door. Double glazed French doors to rear garden.

FRONT GARDEN

Laid to lawn with hedgerow surround. Triple width driveway.

ESTATE FEES

The owner advised us that there is a £55pa estate charge for this property.

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

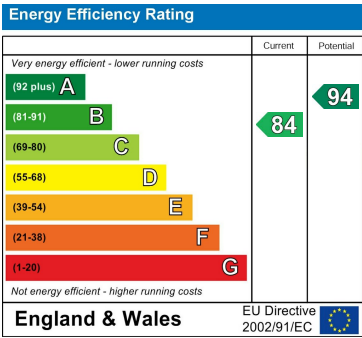


TOTAL FLOOR AREA : 1098sq.ft. (102.0 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is 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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