



Cauldwell

PROPERTY SERVICES



9 Stonegate., Milton Keynes, MK13 0QH

£375,000

Attractive 3 Bedroom Link-Detached Home – Bancroft Park, Milton Keynes

Cauldwell Property Services are delighted to offer this well-presented three-bedroom link-detached family home, situated in the popular and established area of Bancroft Park, Milton Keynes.

The property features a welcoming entrance hall, a spacious living room, and a refitted kitchen which opens into a dedicated dining room, ideal for family meals and entertaining.

Upstairs comprises three bedrooms and a stylishly refitted family bathroom, offering comfortable and modern living for a growing family.

Outside, the property boasts both front and rear gardens, with the rear garden offering a generous and private outdoor space. Further benefits include a garage and driveway, providing ample off-road parking.

Bancroft enjoys a prime location close to the vibrant centre of Milton Keynes, while offering a tranquil, suburban atmosphere. The area benefits from excellent transport connections, with Wolverton Railway Station just over a mile away, providing direct services to London Euston and Birmingham New Street. Key road links, including the M1 and A5, are also within easy reach. Surrounded by scenic parks, picturesque canals, and

ENTRANCE HALL

Via double glazed door. Radiator. Stairs to first floor. Door to living room. Skimmed ceiling.

LIVING ROOM 14'9" x 11'8" (4.50 x 3.56)

Double glazed bay window to front. Radiator. Coving to skimmed ceiling. Television point. Telephone point. Door through to kitchen.

REFITTED KITCHEN DINING ROOM 15'1" x 11'1" (4.60 x 3.38)

Re-fitted with a range of soft close wall and base units with worksurfaces incorporating one and half bowl sink drainer unit. Built in double oven with four ring gas hob. space for fridge and freezer. Built in dishwasher. Radiator. Double glazed window to rear. Double glazed patio door to rear. Skimmed ceiling. Splash back tiling.

FIRST FLOOR LANDIG

Airing cupboard. Access to loft with ladder. Double glazed window to side.

BEDROOM ONE 12'4" x 8'5" (3.78 x 2.57)

Double glazed windows to front. Radiator. Built in wardrobe with overhead storage.

BEDROOM TWO 10'0" x 8'5" (3.05 x 2.57)

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

BEDROOM THREE 9'3" x 6'3" (2.82 x 1.93)

Double glazed window to front. Radiator. Skimmed ceiling.

REFITTED FAMILY BATHROOM

Refitted three piece suite comprising panelled bath with wall mounted shower over, low level wc and wash hand basin. Heated towel rail. Frosted double glazed window to rear. Skimmed ceiling. Extractor fan. Shaver point. Tiled walls.

REAR GARDEN

Enclosed rear garden, laid mainly to lawn with patio area and gated side access.

FRONT GARDEN

Mainly laid to lawn with a hedge surround. Driveway leading to the garage.

GARAGE

Up and over door. Power and light. Plumbing for washing machine. Wall mounted boiler.

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

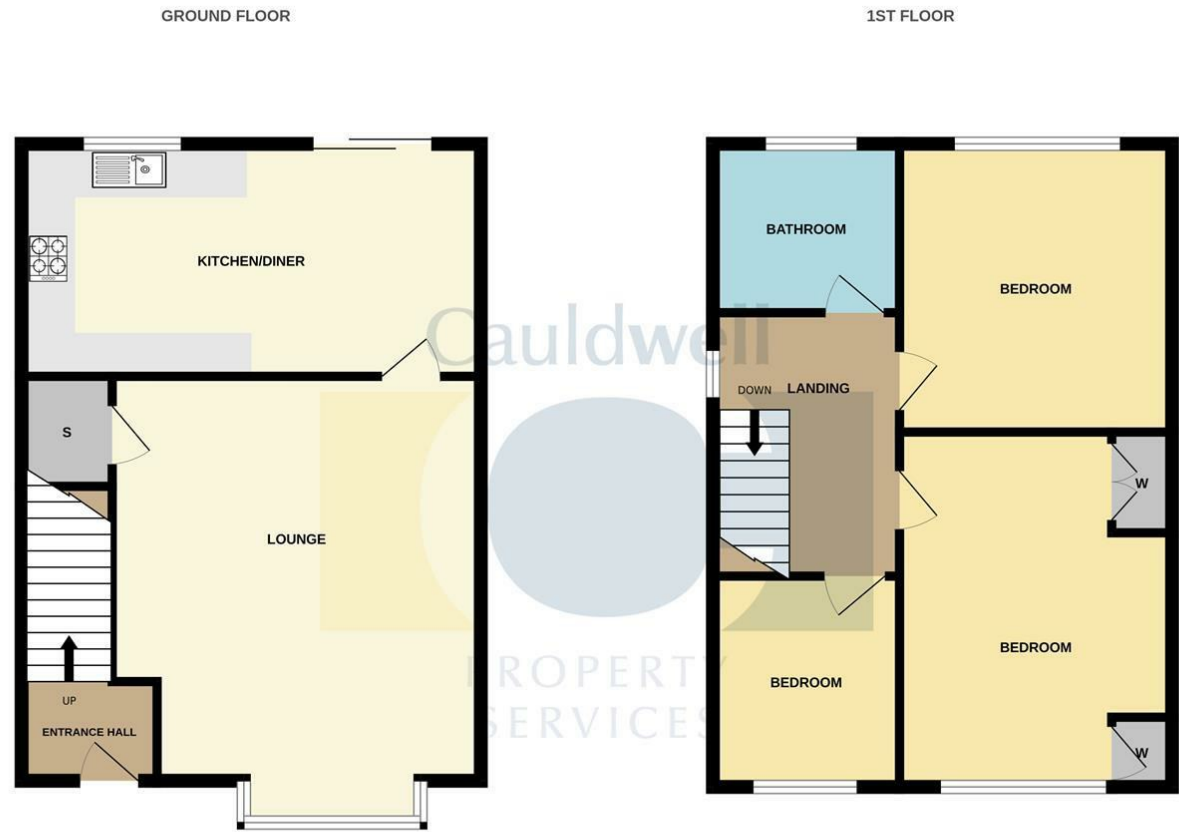
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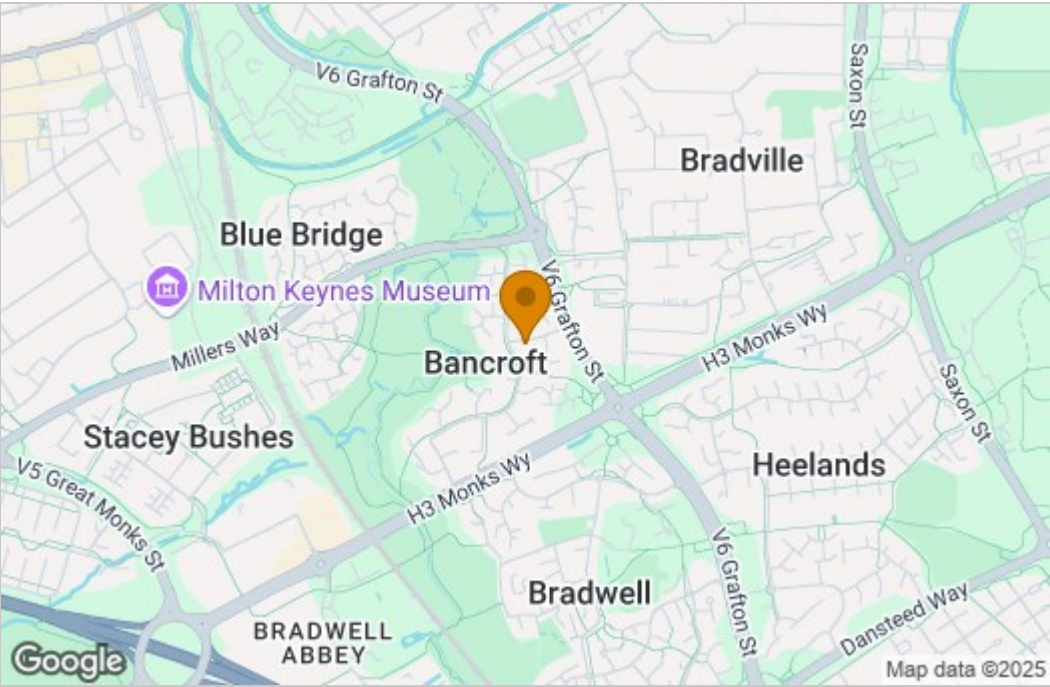
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Floor Plan



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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