



Cauldwell

PROPERTY SERVICES



13 Twinflower

Walnut Tree, Milton Keynes, MK7 7LH

£235,000



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LIVING/DINING ROOM

16'6" x 13'3" max (5.05 x 4.06 max)

Composite double glazed door to front. Double glazed window to front. Double glazed French doors to side. Two radiators. Television and internet point. Stairs to first floor landing with understairs storage cupboard. Door to kitchen.

KITCHEN

10'5" x 5'9" (3.20 x 1.76)

Double glazed window to front. Fitted with a range of wall and base units with worksurfaces incorporating sink drainer unit. Electric oven and hob. Space for fridge freezer. Radiator.

UTILITY ROOM

5'9" x 5'6" (1.76 x 1.70)

Fitted wall and base units with worksurfaces incorporating sink drainer unit. Plumbing for washing machine. Wall mounted heater.

FIRST FLOOR LANDING

Stairs from living room. Double glazed sky light window to side.

BEDROOM

10'9" x 10'2" (3.29 x 3.10)

Double glazed window to front. Radiator. Access to boarded loft space with combi boiler. LED lighting.

SHOWER ROOM

7'2" x 5'5" (2.19 x 1.66)

Three piece suite comprising double shower cubicle with mains shower. wash hand basin in vanity surround and close coupled wc. Wall mounted medicine cabinet. Extractor fan. Heated towel rail. Tiled flooring.

FRONT GARDEN

Small bedded garden area. Block paved driveway parking.

REAR GARDEN

Laid to sandstone patio. Part boarded. Timber shed. Gated access to front.

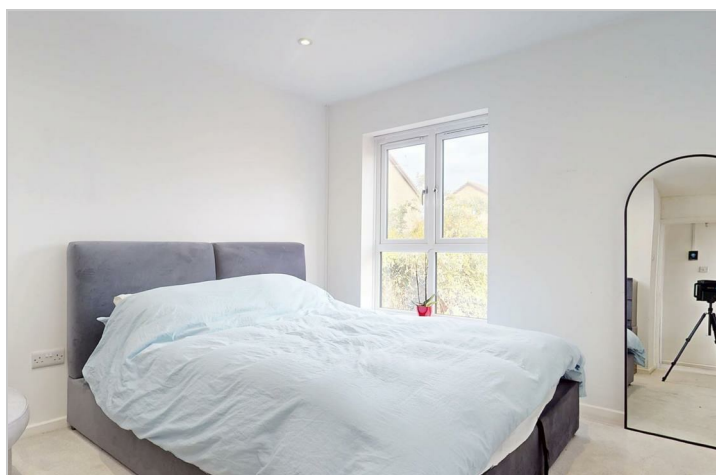
All measurements are approximate. The mention of appliances and/or services within these sales particulars does not imply that they are in full efficient working order. Please note that any services, heating systems or appliances have not been tested and no warranty can be given or implied as to their 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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We routinely refer customers to Franklins solicitors, Gough Thorne and The Mortgage Store. It is your decision whether you choose to deal with them, in making that decision, you should know that we receive a referral fee in the region of £80 to £250 for recommending you to them



Road Map



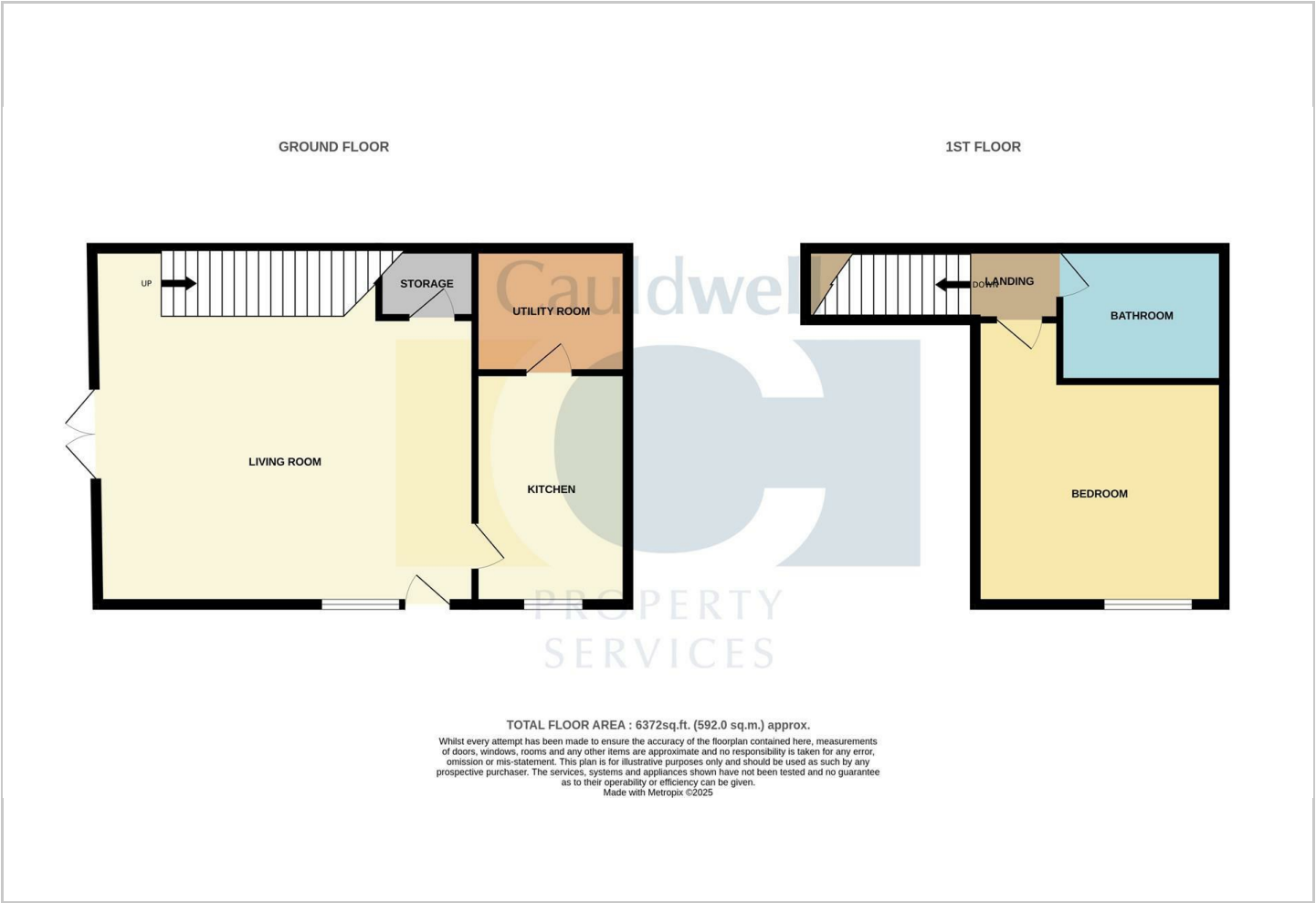
Hybrid Map



Terrain Map



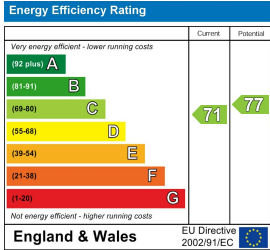
Floor Plan



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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