

Cauldwell

PROPERTY SERVICES



6 Enterprise Lane, Milton Keynes, MK9 4AP

£475,000

Cauldwell are delighted to offer for sale this stunning four-bedroom townhouse is set within an exclusive private development in the heart of Campbell Park, just a short stroll from Milton Keynes Shopping Centre, a wealth of restaurants, and picturesque parkland. The property has been fully refurbished throughout to an exceptional standard and offers versatile living across four floors.

The first floor features a stylish mezzanine kitchen/dining area, beautifully updated with high-quality finishes and integrated appliances, including an induction hob with an electronic extractor. A cosy seating/snug area and floor-to-ceiling windows flood the space with natural light.

On the ground floor, the bright and spacious living room opens directly onto the rear garden, creating an ideal entertaining space. Off the living room, a hallway provides access to a front door entrance and the integral garage, which offers excellent potential as a study, home office, or additional bedroom if desired. A contemporary cloakroom completes this level.

The second floor comprises three generous double bedrooms, including a beautifully refurbished en-suite to bedroom two, as well as a luxurious family bathroom finished to a high specification.

The top floor is dedicated to a magnificent principle suite, featuring a private terraced balcony perfect for evening relaxation. This floor also offers a spacious dressing area or lounge space and a stunning refurbished

ENTRANCE HALL

Front entrance door. Stairs to first floor landing. Radiator. Skimmed ceiling. Door to kitchen/dining room.

KITCHEN/DINING ROOM 12'11" x 11'3" (3.94 x 3.43)

Re-fitted with a range of wall and base units with worksurfaces incorporating sink drainer unit. Built in oven, five ring hob and extractor. Space for American style fridge freezer. Built in dishwasher. Splash back tiling. Breakfast bar. Double glazed window to front. Skimmed ceiling with inset lighting. Double panelled radiator. Galleried dining area. Stairs to living room.

LIVING ROOM 14'7" x 13'3" (4.47 x 4.04)

Double height ceiling. Door to lower hallway. Double glazed sliding door to rear garden. Full height double glazed window to rear. Double panelled radiator.

LOWER HALL WAY

Understairs storage cupboard. Door to front. Skimmed ceiling. Doors to tandem garage and cloakroom. Radiator.

CLOAKROOM

Two piece suite comprising low level wc and wash hand basin. Skimmed ceiling. Extractor. Radiator.

FIRST FLOOR LANDING

Stairs to second floor. Radiator. Door to bedrooms two, three, four and bathroom. Skimmed ceiling.

BEDROOM TWO 14'7" x 10'5" (4.46 x 3.20)

Double glazed window to front. Radiator. Double door built in cupboard. Door to re-fitted ensuite.

ENSUITE

Three piece suite comprising tiled shower cubicle with wall mounted shower, low level wc and wash hand basin with drawer surround. Heated towel rail. Shaver point. Extractor. Skimmed ceiling with inset lighting.

BEDROOM THREE 7'1" x 13'8" (2.18 x 4.19)

Double door built in cupboard. Skimmed ceiling. Double glazed window to rear. Radiator.

BEDROOM FOUR 10'8" x 7'2" (3.27 x 2.19)

Double glazed window to rear. Radiator. Skimmed ceiling. Double door built in cupboard.

SECOND FLOOR LANDING

Door to bedroom one

BEDROOM ONE 14'4" x 11'6" (4.39 x 3.53)

Double door built in cupboard. Double glazed door to balcony to rear. Open to dressing area. Double panelled radiator.

DRESSING AREA 11'6" x 8'6" (3.53 x 2.60)

Double glazed window to front. Radiator. Skimmed ceiling. Access to loft space.

ENSUITE

Re-fitted three piece suite comprising walk in double tiled shower cubicle with wall mounted shower, low level wc and wash hand basin in vanity surround. Tiled walls and flooring. Skimmed ceiling. Inset lighting. Extractor. Heated towel rail. Frosted double glazed window to front.

REAR GARDEN

Enclosed rear garden, laid mainly to patio with single area and fence surround.

FRONT GARDEN

Hardstanding driveway leading to garage. Up and over door. Steps to front door.

TANDEM GARAGE 22'9" x 7'10" (6.95 x 2.39)

Up and over door. Power and light.

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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transaction which requires to be paid at your earliest convenience once your offer has been accepted, this enables us to conduct the verification checks we are obliged to do as per HMRC Anti Money Laundering guidelines.

Floor Plan

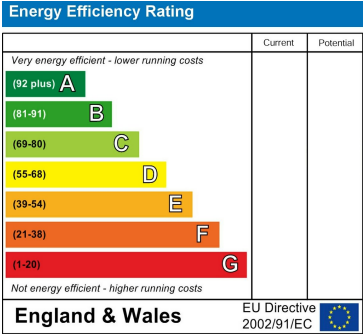


TOTAL FLOOR AREA : 1819sq.ft. (169.0 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is 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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