







**£300,000**

This two-bedroom semi-detached property is located on a non-through road on a modern development in Bletchley. The property boasts a downstairs cloakroom, lounge/diner leading on to a conservatory, modern kitchen with built in appliances and a low maintenance rear garden. Further benefits include ample off road parking.

# Property Description

## ENTRANCE

UPVC composite double glazed front door to:

## ENTRANCE HALL

Double glazed window to front aspect. Stairs rising to first floor, radiator, understairs storage cupboard.

## CLOAKROOM

Low level WC, radiator, pedestal wash hand basin with mixer tap, extractor fan.

## LOUNGE/DINER

Double glazed window to rear aspect, double glazed double door to conservatory. Radiator, wall-mounted electric fireplace.

## CONSERVATORY

UPVC double glazed windows to side and rear aspects, UPVC double glazed door to rear garden.

## KITCHEN

Double glazed window to rear aspect. Fitted with a range of wall-mounted and base units with work surface over, complementary tiling, wall-mounted boiler, built-in oven with gas hob and extractor fan over, integrated fridge freezer, dishwasher and washing machine; radiator, one and a half bowl stainless steel sink with drainer and mixer tap, spotlights.

## LANDING

Double glazed window to front aspect. Doors to bedrooms and bathroom, loft access.

## BEDROOM ONE

Double glazed window to rear aspect. Radiator.

## BEDROOM TWO

Double glazed window to front aspect. Radiator, built-in wardrobe.

## BATHROOM

Double glazed Velux window to rear aspect. Low level WC, pedestal wash hand basin with splashback tiling, heated towel rail, panelled bath.

## OUTSIDE

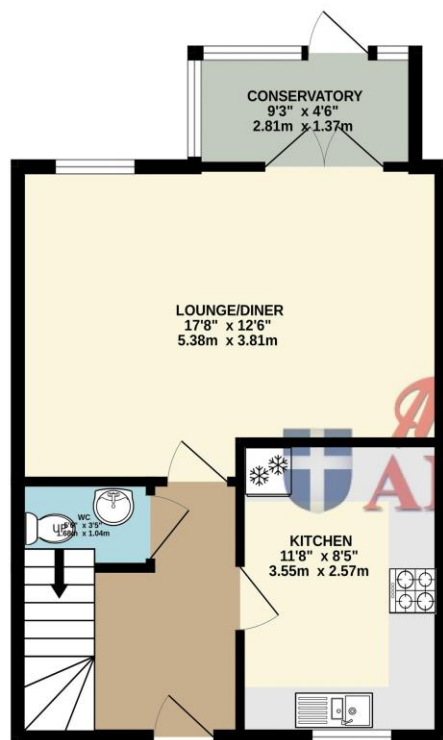
## PARKING

Off-road parking for two cars.

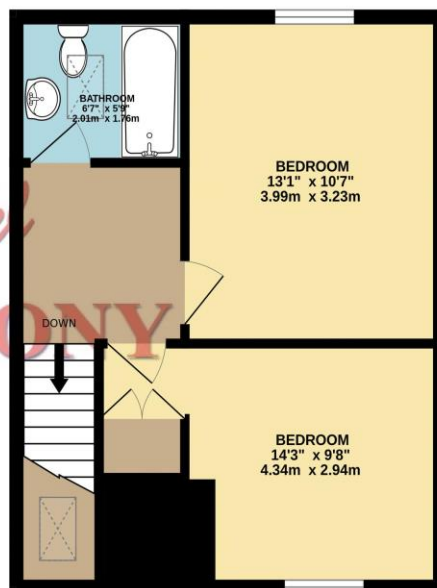
## REAR GARDEN

Patio area with side gated access, outside tap, flower and shrub beds, shed to remain, summer house, fully enclosed by timber fencing.

GROUND FLOOR  
441 sq.ft. (40.9 sq.m.) approx.

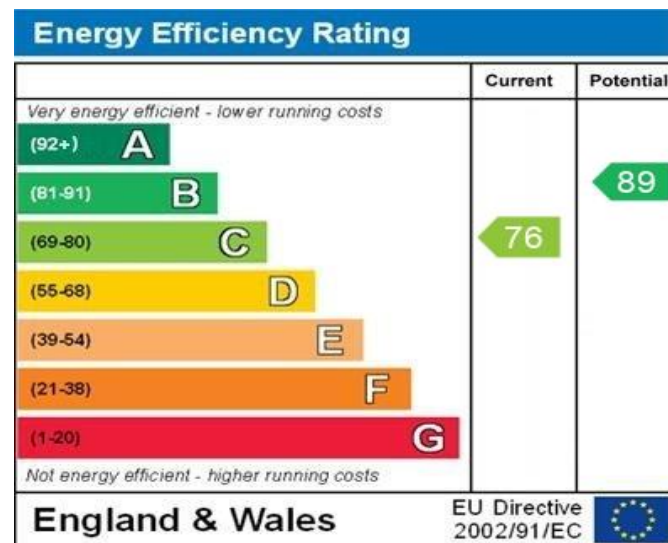


1ST FLOOR  
379 sq.ft. (35.2 sq.m.) approx.



TOTAL FLOOR AREA: 820 sq.ft. (76.2 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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