





Property Description

Connells are delighted to present this stunning two-bedroom home, located in the highly desirable market town of Olney. Built just one year about by Taylor Wimpey, the property remains under both internal and external warranties, offering peace of mind to prospective buyers.

The accommodation briefly comprises an entrance hallway, a convenient cloakroom, and a modern kitchen fully equipped with integrated appliances. The spacious lounge/diner features ample storage and double French doors opening onto the rear garden.

Upstairs, the first floor boasts two double bedrooms, including a master bedroom with an ensuite shower room, complemented by a separate family bathroom.

Externally, the property benefits from allocated parking for two vehicles, a well-maintained rear garden with a shed, and gated rear access.

Entrance Hall

Stairs to first floor. Radiator. Door to cloakroom and to lounge. Open to kitchen

Cloakroom

5' 1" x 2' 9" (1.55m x 0.84m)

W/C. Radiator. Vinyl flooring. Double glazed

frosted window. Wash hand basin.

Kitchen

10' x 6' 1" (3.05m x 1.85m)

Open plan to hall. Eye and floor level cupboards. Stainless steel sink drainer. Under counter Plinth heater. Double Glazed window to front aspect. Integrated: Washing machine. Dishwasher. Electric oven and Gas hob with extraction hood. Fridge freezer. Vinyl flooring..

Lounge

15' 4" x 13' 1" (4.67m x 3.99m)

Single under stair storage cupboard. Double french door leading to rear garden. Radiator

First Floor Landing

Radiator. Loft Access, only insulation. doors to both bedrooms and family bathroom

Bedroom One

10' 2" x 9' 8" (3.10m x 2.95m)

Access to ensuite. Double glazed window to the rear aspect. Radiator.

Ensuite

Vinyl flooring. Radiator. W/C. WHB with tile splashback. Shower cubicle with full height tile backing.

Bedroom Two

13' 1" MAX x 8' 3" MAX (3.99m MAX x

2.51m MAX)

Double Glazed window to front aspect.
Radiator. Storage cupboard.

Bathroom

Panel bath, wash hand basin with tile splash back. W/C. Vinyl flooring. Extractor fan.
Heated towel rail

Parking

Two parking spaces.

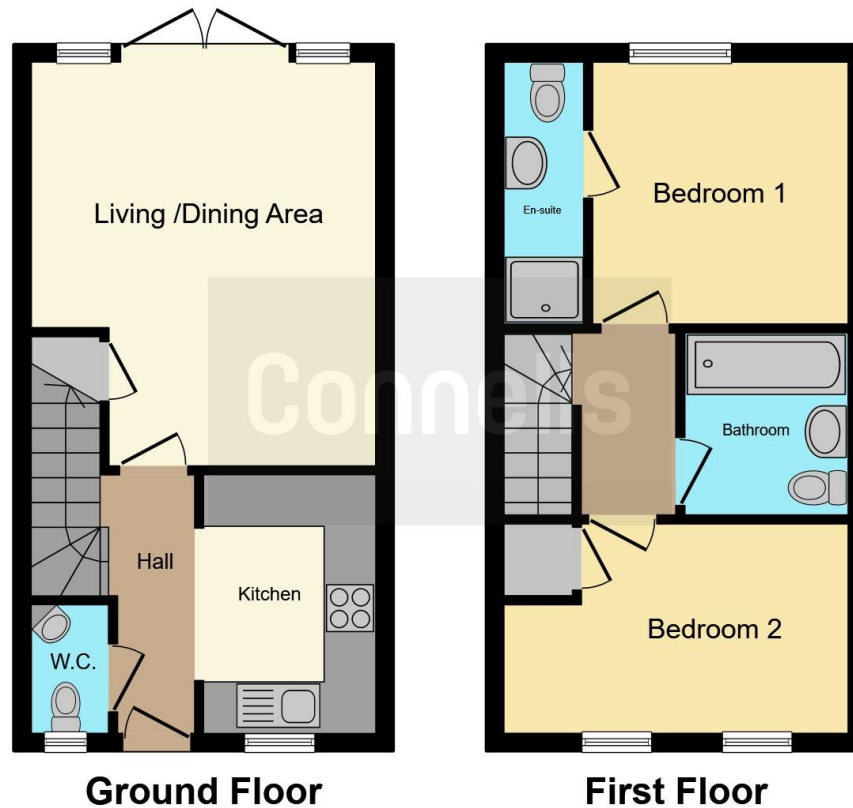
Rear Garden

Patio area, mainly laid to lawn. Garden shed.
Pathway leading to rear access gate and parking area.









This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

T 01908 610 805
E newportpagnell@connells.co.uk

91 High Street Newport Pagnell
 MILTON KEYNES MK16 8EN

EPC Rating: B Council Tax
 Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/NPA305556



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