



**Connells**

Mansel Close  
Cosgrove Milton Keynes



## Property Description

Welcome to this charming three-bedroom detached home located on Mansel Close in the picturesque village of Cosgrove, Milton Keynes. This inviting property features a spacious living room, a convenient downstairs cloakroom, and a bright conservatory at the rear, perfect for enjoying the garden views. Upstairs, you'll find two generously sized double bedrooms and a comfortable single bedroom. Additional benefits include off-road parking and a single garage, providing ample storage and convenience. Ideal for families or those seeking a tranquil village lifestyle with easy access to Milton Keynes

Cosgrove is situated on the Grand Union Canal approximately three miles north of Stony Stratford with its traditional convenience stores, bakery and butchers. The village offers Barley Mow Public House, St. Peters and St. Pauls Church, there is also Cosgrove Leisure Park with water sports facilities.

Junction 14 of the M1 motorway is approximately 10 miles and Milton Keynes Central Railway Station is around 7 miles away. The nearest railway station is Wolverton, approximately 5 miles, for services to London Euston, Bletchley, Milton Keynes, Northampton, and Birmingham. Milton Keynes railway station, (on the same line), is the nearest station for access to fast trains to London, intercity and cross-country services.

## Entrance

Stairs rising to first floor.

## Cloakroom

Close coupled w.c., corner sink. Double glazed window to front aspect.

## Kitchen

19' 8" x 9' 2" ( 5.99m x 2.79m )  
Fitted with a range of units to both base and eye level and drawers below with worktop over. Induction hob and extractor over. Built in oven and grill. Space for washing machine and a tumble dryer. Double glazed window to front aspect.

## Living Room

19' x 13' 1" ( 5.79m x 3.99m )  
Electric stove with stone surround. Double glazed doors leading into conservatory.

## Conservatory

24' 11" MAX x 9' 6" MAX ( 7.59m MAX x 2.90m MAX )  
Consisting of Upvc windows. Log fire. Vertical radiator. French doors to rear garden.

## First Floor Landing

Double glazed window to front aspect.

## Bedroom 1

15' 1" x 12' 6" ( 4.60m x 3.81m )

Double glazed window to rear aspect.  
Radiator.

## Bedroom 2

12' 6" x 10' 6" + Door Recess ( 3.81m x 3.20m + Door Recess )

Double glazed window to rear aspect.  
Radiator.

## Bedroom 3

9' 2" x 7' 3" ( 2.79m x 2.21m )

Double glazed window to front aspect.  
Radiator.

## Bathroom

Panel bath with shower and screen over.  
Heated towel rail. Vanity unit housing w.c.  
and wash hand basin. Double glazed window  
to front aspect.

## Outside

### Rear Garden

Mainly blocked paved with slate area.

## Front Garden

With grass area. Driveway providing off road  
parking and leading to garage.

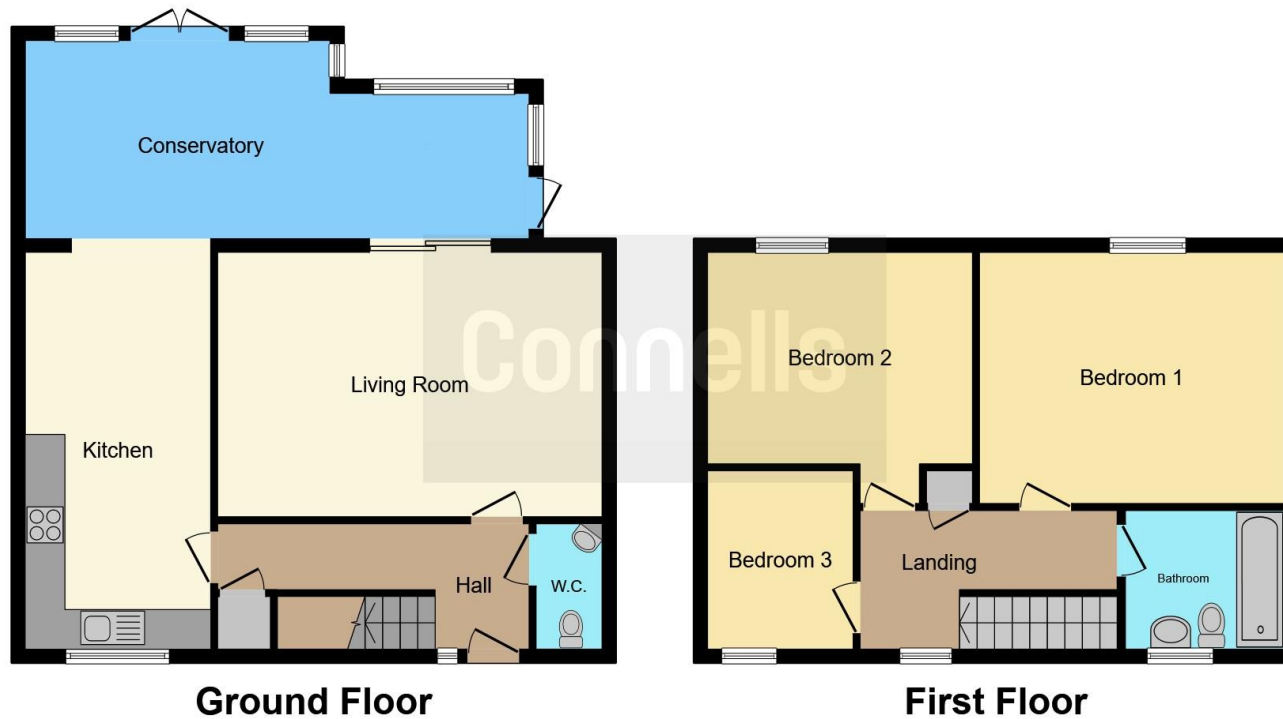
## Garage

Up and over door.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

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**EPC Rating: B**

Tenure: Freehold

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Property Ref: SSD306720 - 0002