

for sale

offers in excess of **£600,000**



Read Loke Eaton Leys Milton Keynes MK17 9GY

Connells are delighted to bring to market this immaculately presented four-bedroom detached family home located in the highly desired modern development of Eaton Leys. This property is ideally situated opposite a site of archaeological interest guaranteeing present and future views across fields.



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Entrance Hall

Access to study, WC, living room and kitchen/diner. Wall mounted radiator and built-in storage cupboard.

Kitchen/Dining Room

22' 8" x 13' 4" (6.91m x 4.06m)

An immaculately presented kitchen benefitting from wall and base level units. Integrated appliances to include dishwasher, fullsize fridge, fullsize freezer, double oven, five ring gas hob and extractor hood. Centre island ideal for entertaining guests. Stainless steel sink and drainer. Recessed spotlights. Two wall mounted radiators. UPVC double-glazed window to front aspect and a UPVC patio door to the rear to access the garden.

Utility Room

7' x 5' 3" (2.13m x 1.60m)

A counter-top with wall units above. Space for washing machine and dryer. Extractor fan. Wall mounted radiators. Door to rear garden.

Living Room

16' x 12' 2" (4.88m x 3.71m)

A generously sized living room benefitting from a media wall ideal to house your TV and entertainment systems. UPVC double-glazed window to rear and side aspects. Two wall mounted radiators. UPVC patio door to rear garden.

Study

9' 2" x 9' (2.79m x 2.74m)

UPVC double-glazed window to front aspect. Wall mounted radiator.



Downstairs Wc

A two-piece suite to include WC and pedestal wash hand basin. Wall mounted radiator. UPVC double-glazed opaque window to side aspect.

First Floor

Landing

Rise from entrance hall. Airing cupboard. Loft access with an integrated ladder. Wall mounted radiator.

Master Bedroom

17' 5" x 12' 1" (5.31m x 3.68m)

A generously sized double-bedroom benefitting from fitted wardrobes, two UPVC double-glazed windows to side aspect and wall mounted radiator.

En-Suite

A three-piece suite to include WC, pedestal wash hand basin and walk-in shower cubicle. Extractor fan and recessed spotlights. UPVC double-glazed opaque window to rear aspect. Heated towel rail.

Bedroom Two

12' 8" x 9' 3" (3.86m x 2.82m)

A double-bedroom benefitting from a fitted wardrobe, a built-in storage cupboard, wall mounted radiator and a UPVC double-glazed double-glazed window to front and side aspects.

Bedroom Three

11' 5" x 10' 9" (3.48m x 3.28m)

A double-bedroom benefitting from UPVC double-glazed window to front aspect, fitted wardrobe and wall mounted radiator.

Bedroom Four

11' 5" x 8' 10" (3.48m x 2.69m)

A double-bedroom benefitting from a built-in wardrobe, UPVC double-glazed window to rear aspect and wall mounted radiator.

Bathroom

An immaculate four-piece suite to include WC, pedestal wash hand basin, walk-in shower cubicle and a bathtub. UPVC double-glazed opaque window to front aspect. Extractor fan. Heated towel rail.

Outside

Driveway

Block paved driveway for two to three cars.

Garage

16' 9" x 8' 7" (5.11m x 2.62m)

A single garage benefitting from an up and over door as well as power and lighting.

Rear Garden

Enclosed by timber fencing. Patio area followed by lawn with decking situated in the far corner.





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

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Property Ref: BLE311539 - 0003

Tenure: Freehold EPC Rating: B

Council Tax Band: E

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