



Avon Close, NEWPORT PAGNELL MK16 9DH

welcome to

Avon Close, NEWPORT PAGNELL

A SEMI-DETACHED family home situated on the popular RIVERS DEVELOPMENT and being close to local amenities, SCHOOLS and RIVERSIDE WALKS. Benefits include a kitchen/dining room, STUDY, GARDENS to the FRONT and REAR, PARKING and GARAGE.

Entrance Porch:

Tiled flooring, doors to garage and reception rooms.

Lounge:

15' 3" x 10' 7" (4.65m x 3.23m)

Wood laminate flooring, feature fireplace, double glazed windows to front and side aspect.

Playroom / Study:

9' 7" x 6' 9" (2.92m x 2.06m)

Wood laminate flooring, radiator, double glazed window to rear, double glazed door to rear.

Kitchen / Diner:

15' 3" x 11' 2" (4.65m x 3.40m)

Fitted with a range of eye and base level units with work surfaces over, integrated gas hob and electric oven, tiled splash backs, stainless steel sink with drainer and mixer tap, space for dishwasher, extractor fan, pantry under stairs, tiled flooring, radiator, double glazed window and door to garden.

Utility Area In Garage:

Space for washer/dryer, base and eye level units.

Landing:

Carpet flooring, radiator.

Bedroom One:

12' 5" x 11' 1" (3.78m x 3.38m)

Double glazed window to rear aspect, fitted double wardrobes, airing cupboard housing combination boiler, carpet flooring, radiator.

Bedroom Two:

10' 7" max x 11' 1" max (3.23m max x 3.38m max)

Double glazed window to front aspect, carpet flooring, fitted wardrobes, radiator.

Bedroom Three:

7' 8" x 6' 11" (2.34m x 2.11m)

Double glazed window to front aspect, carpet flooring, radiator.

Bathroom:

Fitted with a suite to comprise: Bath with mixer tap and waterfall shower head over, hand wash basin and w.c. Fitted mirror cupboard, tiled splash back floor to ceiling, tiled flooring, heated towel rail.

Outside:

Front:

Mainly laid to lawn with a driveway to the side leading to garage. Pathway to entrance door.

Rear:

Enclosed, mainly laid to lawn.



Ground Floor

First Floor

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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Avon Close,
NEWPORT PAGNELL

- SEMI-DETACHED HOUSE
- RIVERS DEVELOPMENT
- THREE BEDROOMS
- CLOSE TO SCHOOLS
- GARAGE AND GARDENS

Tenure: Freehold EPC Rating: D
Council Tax Band: C

£330,000



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Property Ref:
NPL107576 - 0004

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