



Hardwick Place, Woburn Sands Milton Keynes MK17 8QQ

welcome to

Hardwick Place, Woburn Sands Milton Keynes

Mature SEMI-DETACHED property, prominently located in a CORNER POSITION overlooking Mowbray Green, Offering huge potential to EXTEND and improve further, this home provides a wealth of character features together with a wonderful LANDSCAPED garden and DETACHED TRIPLE GARAGE.

Entrance Door

Wooden door with decorative stained glass panels and transom window above.

Lounge

12' to side of chimney breast x 11' 1" excluding bay (3.66m to side of chimney breast x 3.38m excluding bay)
Bay window to front. Feature fireplace with Italian marble surround and coal-effect gas fire. Display shelving to one side. Wall light points. Exposed floorboards. Coving to ceiling. Part-glazed door to inner lobby.

Dining Room

12' to side of chimney breast x 11' (3.66m to side of chimney breast x 3.35m)
Feature fireplace with quarry tiled hearth and wooden mantel. Exposed floorboards. Door to storage cupboard. Part-glazed door to conservatory.

Inner Lobby

Double radiator. Exposed floorboards. Staircase with hand rail rising to first floor.

Kitchen

12' 1" max x 12' 2" max (3.68m max x 3.71m max)
Dual aspect room.
Fitted with a range of units at base and eye-level. Granite work surfaces. Inset stainless steel sink with mixer taps, waste disposal and drainer. Electric fan oven. Gas hob. Extractor fan over. Plumbing for washing machine. Integrated dishwasher and fridge. Ceramic tiled flooring.
Door to shelved storage cupboard.
Door to bathroom.
Stable door to outside.

Conservatory

22' 1" x 5' 11" (6.73m x 1.80m)
Of brick and double glazed construction, with venting windows. Wall-mounted radiator. Ceramic tiled flooring. Two double glazed doors opening to outside.

Bathroom

7' 6" x 4' 9" (2.29m x 1.45m)
Double glazed window to side. Bath with mixer taps and wall-mounted shower over. Pedestal wash hand basin with mixer tap and pop-up waste. Shaver point. Low level wc. Ceramic tiled flooring. Double radiator. Fully tiled.

First Floor

Landing

Sash window to side. Doors to bedrooms.

Bedroom One

12' 1" to side of chimney breast x 11' (3.68m to side of chimney breast x 3.35m)
Two double glazed windows to front. Radiator. Coving to ceiling. Wall light points.

Bedroom Two

12' to side of chimney breast x 10' 11" (3.66m to side of chimney breast x 3.33m)
Double glazed window to rear. Radiator. Access to loft space. Door to bathroom.

Bathroom

Window to rear. Panelled hydro-bath. Vanity unit with wash hand basin. Low level wc. Radiator. Under-floor heating. Ceramic tiled flooring. Fully tiled walls.





Outside

Front And Side Gardens

Enclosed by brick wall. Wrought-iron gate. Hard-landscaped and planted with mature shrubs and trees. Views across to Mowbray Green and Edgewick Farm.

Rear Garden

Enclosed by fencing and hedge. Laid mainly to lawn. Paved patio area. Planted with a variety of mature trees and shrubs. Greenhouse. Small storage shed. Personal doors into garage and workshop. Double gates to front drive.

Detached Triple Garage

27' 9" x 15' 3" (8.46m x 4.65m)

Power and light. Two with up and over remote electric doors. The third is currently used as a workshop and has a window and personal door to rear garden.



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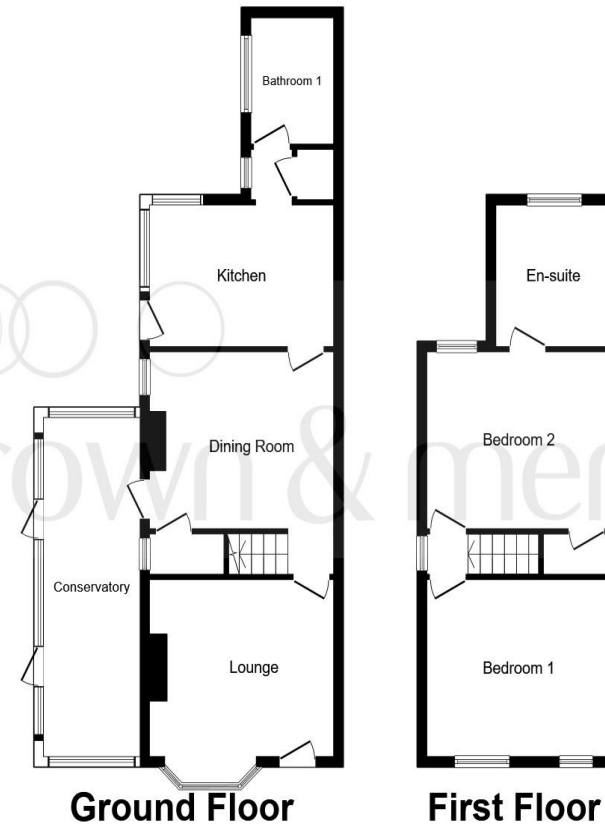
welcome to

Hardwick Place, Woburn Sands Milton Keynes

- TWO DOUBLE BEDROOM SEMI-DETACHED
- CORNER PLOT POSITION
- DETACHED THREE CAR GARAGE
- OFF ROAD PARKING
- TWO BATHROOMS

Tenure: Freehold EPC Rating: E

£450,000



This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

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Property Ref:
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