



Badgers Holt, Woburn Sands Milton Keynes MK17 8GB

welcome to

Badgers Holt, Woburn Sands Milton Keynes

This is beautifully presented FOUR BEDROOM SEMI DETACHED home, which spans across three floors, the spacious property has a LARGE KITCHEN DINER, LOUNGE, FAMILY BATHROOM, ENSUITE TO MASTER, REAR GARDEN, GARAGE AND DRIVEWAY FOR TWO CARS,

Entrance Hall

Composite door to front. Radiator. Laminate flooring. Under stairs storage. Stairs to the first floor landing.

Cloakroom

Double glazed window to the front. Radiator. WC. Wash hand basin. Laminate flooring.

Lounge

15' 11" x 8' 8" (4.85m x 2.64m)

Two double glazed windows to the rear. Double glazed window to the side. Double glazed patio doors to outside. Tiled flooring. Radiator. Wall light points.

Kitchen/Breakfast/Dining Room

26' 1" max x 16' max (7.95m max x 4.88m max)

Open plan room with double glazed window to front aspect. Double glazed window through to lounge. Doorway into lounge. Space for large dining table and chairs. Underfloor heating. Laminate flooring. Two radiators.

Kitchen area: Range of gloss kitchen storage units at base and eye level with worksurface over and uplifts. Breakfast bar seating area. Electric built in oven. Stainless steel chimney style extractor fan and cooker splashback. Integrated fridge/freezer, dishwasher and washing machine. Stainless steel 1.5 sink and drainer unit with mixer tap. Concealed under unit lighting and spotlights. Recessed ceiling lighting. Laminate flooring.

First Floor Landing

Laminate flooring. Doors to bedrooms and bathroom. Stairs leading to second floor landing.

Bedroom

12' 4" x 9' (3.76m x 2.74m)

Double glazed window to the rear. Laminate flooring. Built in wardrobe with hanging rail. Radiator. Door to en-suite shower room.

En-Suite Shower Room

Double glazed obscure window to the rear. WC. Shower enclosure. Wash hand basin with mixer tap. Shaver point. Heated towel rail. Tiling to the splashback areas. Extractor fan.

Bedroom

9' 8" x 9' (2.95m x 2.74m)

Double glazed window to the front. Laminate flooring. Radiator. Built in wardrobes with hanging rail and overhead storage.

Bedroom

12' 9" x 9' (3.89m x 2.74m)

Dual aspect room with double glazed windows to the front and rear. Two radiators. Laminate flooring. Loft access.

Bathroom

Double glazed obscure window to the front. WC. Wash hand basin. Panelled bath with mixer shower attachment over. Radiator. Tiled flooring.

Second Floor Landing

Door leading to top floor bedroom. Radiator.

Bedroom

19' 3" x 12' 8" (5.87m x 3.86m)

Double glazed window to front aspect. Two radiators. Loft access, loft fully boarded. Laminate flooring. Two eaves storage cupboards. Door to en-suite shower room.

En-Suite Shower Room

Double glazed obscure window to rear. Heated towel rail. WC. Wash hand basin. Extractor fan. Shower enclosure. Partly tiled walls.

Outside

Fully enclosed rear garden. Patio area suitable for outside seating and entertaining. Low rise brick wall with pathway to grassed area. Surrounding mature shrubs border. Timber storage shed. Gated access leading to garage.

Front: Landscaped front with mature greenery and shrubs.

Garage: Single garage with up and over door.

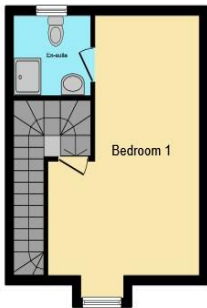
Parking: Available at the front of the garage.



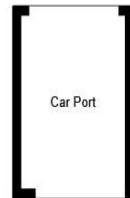
Ground Floor



First Floor



Second Floor



Outbuilding

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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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Badgers Holt,

Woburn Sands Milton Keynes

- FOUR BEDROOM SEMI DETACHED
- ENSUITE TO MASTER
- KITCHEN/DINER
- LOUNGE
- GARDEN

Tenure: Freehold EPC Rating: D

£440,000



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