



45 Egerton Gate, Milton Keynes, MK5 7HH

£2,100 Per Calendar Month

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Hallway

Entrance via Part Glazed Front Door. Doors leading to Lounge, Kitchen & Cloakroom. Wood effect flooring. Stairs leading to First floor landing

Lounge

19'8" x 12'1" (6 x 3.7)

Bay Window To Front Aspect, Feature Fire Place, Wood effect Flooring. French Doors leading to Dining Room

Dining Room

11'9" x 10'2" (3.6 x 3.1)

Patio Doors leading to Rear Garden. French Doors leading to lounge. Wood effect flooring. Door leading to Kitchen

Kitchen / Breakfast Room

18'4" x 13'1" (5.6 x 4)

Fitted with a range of base and eye level units. Integrated Fridge Freezer & Dishwasher. Window to rear aspect, Entrance to Breakfast / Dining area with Patio doors leading to garden. Doors leading to Utility Room, Dining Room & hallway.

Utility Room

9'6" x 5'8" (2.9 x 1.75)

Fitted with base units with plumbing for washing machine. Door leading to side & Downstairs bedroom / Office

Bedroom / Office

11'5" x 8'6" (3.5 x 2.6)

Window to side aspect, wood effect flooring

Cloakroom

6'2" x 2'7" (1.9 x 0.8)

Impressive Re-Fitted cloakroom comprising of Low level WC & Hand wash basin. Designer Tiles

Bedroom One

14'11" x 11'9" (4.55 x 3.60)

Bay Window to Front Aspect, Built in wardrobes. Wood effect flooring, door leading to En-Suite

En-Suite

7'10" x 5'4" (2.4 x 1.65)

Refitted En-Suite comprising of low level WC & Hand wash basin in vanity unit. Double shower cubicle housing power shower

Bedroom Two

11'11" x 9'1" (3.65 x 2.77)

Double glazed window to rear aspect, built in wardrobes. Wood effect flooring

Bedroom Three

10'5" x 10'2" (3.2 x 3.1)

Double glazed window to rear aspect. Wood effect flooring

Bedroom Four

11'9" x 7'6" (3.6 x 2.3)

Double glazed window to front aspect, Storage cupboard. Wood effect flooring

Bathroom

7'4" x 6'6" (2.25 x 2)

Impressive refitted bathroom comprising of Bath with shower over. Low level WC & Hand wash basin in vanity unit

Garage

Half Garage with up & over door. Power & Lighting

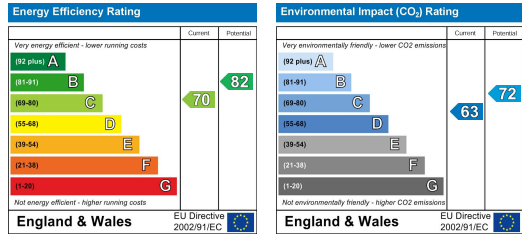
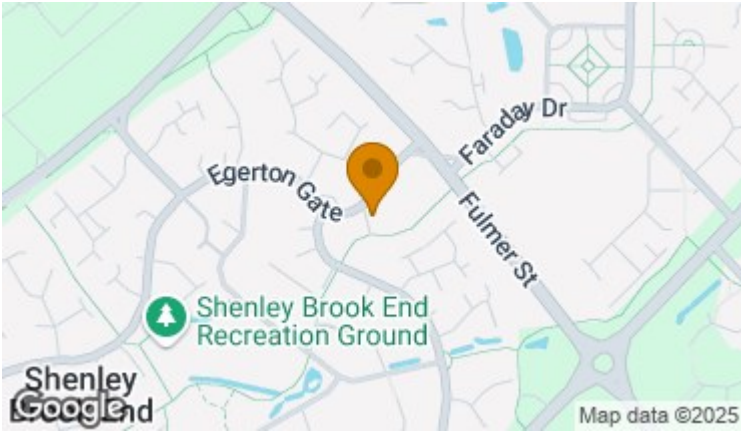
Rear Garden

Enclosed rear garden with planted shrub borders, Decked Area & Garden Shed with the remaining garden laid to lawn

Front Garden

Planted shrub borders. Parking for two cars





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