



Kingsfold, Milton Keynes, MK13 7BL



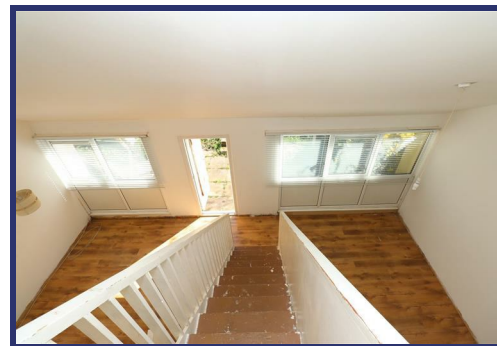
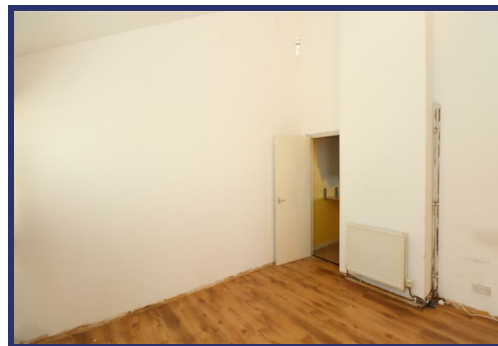
28 Kingsfold
Bradville
Milton Keynes
MK13 7BL

Offers In Excess Of £200,000

Carters are delighted to offer for sale this three bedroom terrace home which make an ideal first time purchase or investment.

The accommodation comprises, entrance hall, cloakroom, lounge/diner, kitchen and bedroom three located on the ground floor. The first floor has two bedrooms and a re-fitted family bathroom. The property is located on a generous plot offering front and rear gardens, driveway & garage and parking for several vehicles.

- THREE BEDROOMS
- MID TERRACE
- LOUNGE/DINER
- SEPARATE KITCHEN
- GROUND FLOOR BEDROOM & CLOAKROOM
- GAS TO RADIATOR CENTRAL HEATING
- OFF ROAD PARKING & GARAGE
- FRONT & REAR GARDENS
- VACANT POSSESSION





Ground floor

Entrance through a UPVC double glazed door into the entrance hall.

Entrance Hall: Doors to cloakroom, bedroom, storage cupboard, radiator, through to kitchen.

Cloakroom: UPVC double glazed obscure window to the front aspect, low level WC, Sink with vanity unit for storage.

Bedroom Three: 9' 7 x 7'5 - UPVC double glazed window to the front aspect, radiator.

Kitchen: 14'11 (Narrowing to 8'10 x 12' - Fitted units to both base & eye and base level with work surfaces over, stainless steel sink, plumbing for washing machine, gas & electric cooker point, space for upright fridge/freezer, tiled flooring, Window to the front aspect radiator.

Lounge / Diner: 22' 8 x 12' :- A large space with a vaulted ceiling, UPVC door leads directly to the rear garden, two UPVC double glazed windows to the rear aspect, stairs to the first floor, door leads to kitchen, two radiators.

First Floor

Staircase rising from ground floor lounge/diner, doors to two bedrooms and bathroom.

Bedroom One: 11'9 x 9' - UPVC double glazed window to the front aspect, built in storage cupboard, radiator.

Bedroom Two: 11'9 x 7'7 - UPVC double glazed window to the front aspect, built in storage cupboard, radiator.

Bathroom: UPVC double glazed obscure window to the front aspect, low level WC, sink with built in vanity unit for storage, panel bath with shower over, door to built in storage cupboard housing the gas boiler and hot water tank, fully tiled floor and ceiling, access to loft space, wall mounted heated towel rail.

Exterior

The rear garden has a paved patio area, laid

lawn.

The front garden is mainly laid lawn with a paved patio area.

Garage has an up and over door with driveway parking.

Cost/ Charges/ Property Information

Tenure: Freehold.

Local Authority: Milton Keynes Council.

Council Tax Band: A.

Note for Purchasers

In order that we meet legal obligations, should a purchaser have an offer accepted on any property marketed by us they will be required to undertake a digital identification check. We use a specialist third party service to do this. There will be a non refundable charge of £18 (£15+VAT) per person, per purchase, for this service.

Buyers will also be asked to provide full proof of, and source of, funds - full details of acceptable proof will be provided upon receipt of your offer.

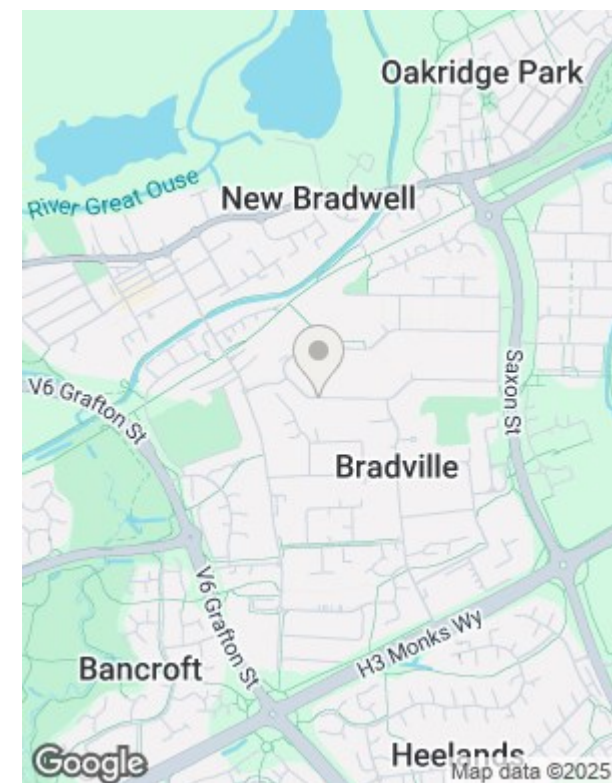
We may recommend services to clients to include financial services and solicitor recommendations, for which we may receive a referral fee – typically between £0 and £200

Disclaimer

Whilst we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you please contact the office and we will be pleased to verify the information for you. Do so, particularly if contemplating travelling some distance to view the property. The mention of any appliance and/or services to this property does not imply that they are in full and efficient working order, and their condition is unknown to us. Unless fixtures and fittings are specifically mentioned in these details, they are not included in the asking price. Even if any such fixtures and fittings are mentioned in these details it should be verified at the point of negotiating if they are still to remain. Some items may be available subject to negotiation with the vendor.







Viewing Arrangements

By appointment only via Carters.

We are open 7 days a week for your convenience

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		88
(81-91) B		
(69-80) C	73	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

