



Jubilee Terrace, Stony Stratford, MK11 1DU



9 Jubilee Terrace  
Stony Stratford  
Buckinghamshire  
MK11 1DU

**£290,000**

**A deceptively large 2 bedroom period terrace house with many period & character features, located close to the town centre.**

The property has accommodation set over two floors comprising 2 reception rooms, each with feature fireplaces, and a large kitchen. On the first floor there are 2 double bedrooms and a large bathroom with roll top bath. Character features include period fireplaces, period panel doors, stripped floorboards and period cupboards. The property has gardens to both the front and rear.

The property is located just a short walk from Stony Stratford's vibrant High Street with a wide array of cafés, pubs, restaurants and independent shops. Offered for sale chain free – early viewings recommend.

- Period Terrace House with Features
- Deceptively Spacious Interior
- 2 Reception Rooms
- 2 Double Bedrooms
- Large First Floor Bathroom
- Good Sized Kitchen
- Many Character & Period Features
- Rear Garden & Front Yard
- Short Walk to the High Street
- CHAIN FREE SALE





### Ground Floor

The living room has a period cast iron fireplace with tiled inserts, and a period cupboard built into the chimney breast recess. Window and door opening to the garden. Stripped pine panel door to the dining room.

The dining room has a feature fireplace, period cupboard built into the chimney breast with stripped pine finish, quarry tiled floor, under stairs cupboard, window to the rear, stairs to the first floor and a period panel door to the kitchen.

The kitchen has a range of units to floor and wall levels with worktops and a 1 1/2 bowl sink unit. Integrated gas hob, extractor hood and electric oven and space for other appliances. Window to the side and rear and a door to the side.

### First Floor

The landing has period panel doors to all rooms.

Bedroom 1 is a large double bedroom located to the front with varnished floorboards and a period cast iron fireplace.

Bedroom 2 is a double bedroom located to the rear with Varnished floorboards and a period cast iron and fireplace. Access to the loft.

A large bathroom has a suite comprising a WC, wash basin and a freestanding roll top bath with handheld mix attached shower plus additional shower overhead. Furnished floorboards and cast iron fireplace. Windows to the side and rear.

### Outside

Court yard area on the approach to the property.

The rear garden has circular block paved patios and slate chips and is enclosed by fencing and chain-link fencing.

### Heating

The property has gas to radiator central heating.

### Cost/ Charges/ Property Information

Tenure: Freehold

Local Authority: Milton Keynes Council

Council Tax Band: C

### Location - Stony Stratford

An attractive and historic coaching town referred to as the Jewel of Milton Keynes. The town is set on the north/western corner of Milton Keynes and is bordered to most sides by attractive countryside and parkland with lovely riverside walks. The attractive and well used High Street has many historic and listed buildings and offers a diverse range of shops that should suit all your day to day needs.

### 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.

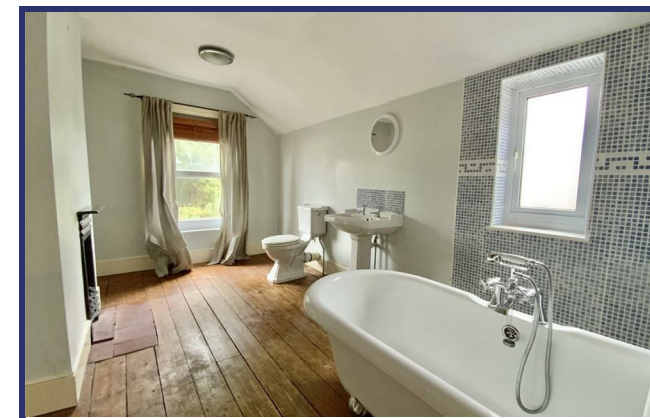
Buyers will also be asked to provide full proof of, and source of, funds - full details of acceptable proof will be provided upon receipt of your offer.

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

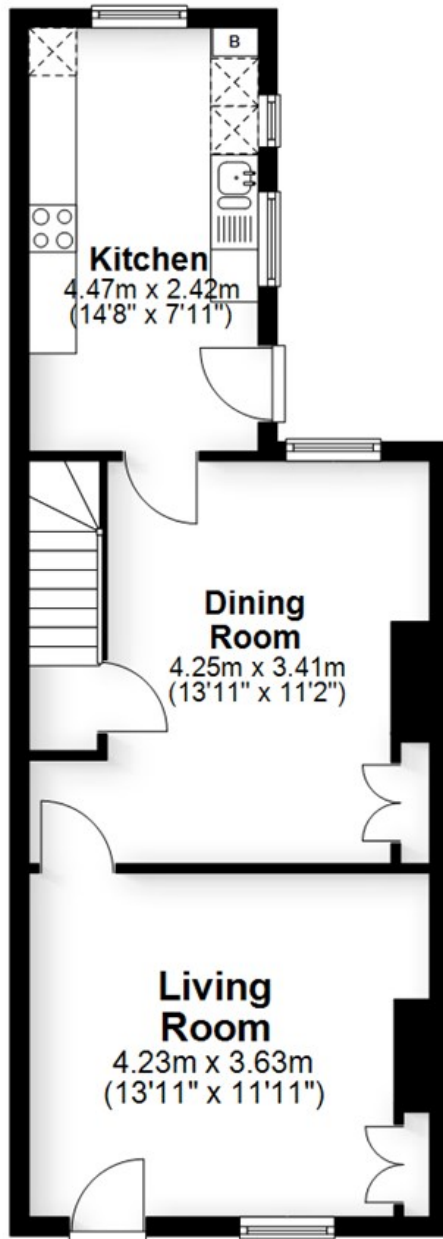
Whilst we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you please contact the office and we will be pleased to verify the information for you. Do so, particularly if contemplating travelling some distance to view the property. 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.





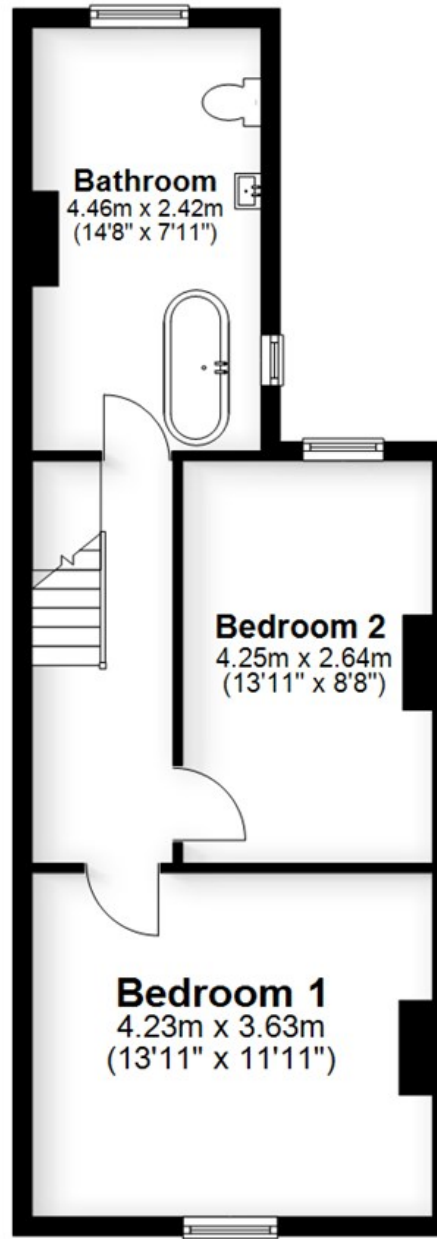
## Ground Floor

Approx. 44.8 sq. metres (482.4 sq. feet)



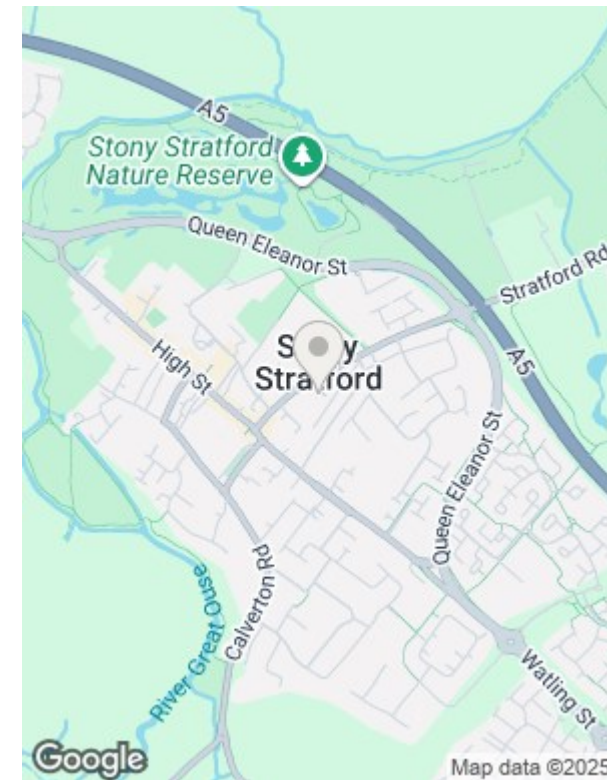
## First Floor

Approx. 44.8 sq. metres (482.1 sq. feet)



Total area: approx. 89.6 sq. metres (964.5 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. Reference to square area shows all areas of accommodation shown on the plan, but usually excludes garages and outbuildings. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. It is not to be used for a valuation. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Plan produced using PlanUp.



## Viewing Arrangements

By appointment only via Carters.

We are open 7 days a week for your convenience

01908 561010

stony@carters.co.uk

carters.co.uk

59 High Street, Stony Stratford, MK11 1AY



| Energy Efficiency Rating                    |   | Current                 | Potential |
|---------------------------------------------|---|-------------------------|-----------|
| Very energy efficient - lower running costs |   |                         |           |
| (92 plus)                                   | A |                         |           |
| (81-91)                                     | B |                         |           |
| (69-80)                                     | C |                         |           |
| (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 |           |

