



## **Buckthorn**

### **Stacey Bushes, Milton Keynes MK12 6HL**

**£269,995**

This delightful three-bedroom end of terrace house offers a perfect blend of comfort and practicality. Upon entering, you are welcomed by two spacious reception rooms, ideal for both relaxation and entertaining guests. The fitted kitchen is well-equipped, making meal preparation a pleasure.

One of the standout features of this home is the large conservatory, which floods the space with natural light and offers a wonderful area to unwind or enjoy a morning coffee while overlooking the enclosed rear garden. This outdoor space is perfect for children to play or for hosting summer barbecues with friends and family.

Additional benefits include gas to radiator heating and double glazing throughout, ensuring warmth and energy efficiency. A carport provides convenient off-road parking, adding to the practicality of this lovely home.

This property is an excellent opportunity for those seeking a comfortable family home in a friendly neighbourhood. With its appealing features and prime location, it is sure to attract interest. Do not miss the chance to make this charming house your new home.



## Entrance Hall

## Lounge

11'4" x 12'1" (3.47m x 3.70m)



## Bedroom 1

11'5".x 9'10" (3.50m.x 3.00m)



## Bedroom 2

11'4" x10'8" (3.46m x3.26m)



## Dining Room

9'10",15'0"11" x 8'7" (3.46m x 2.63m)

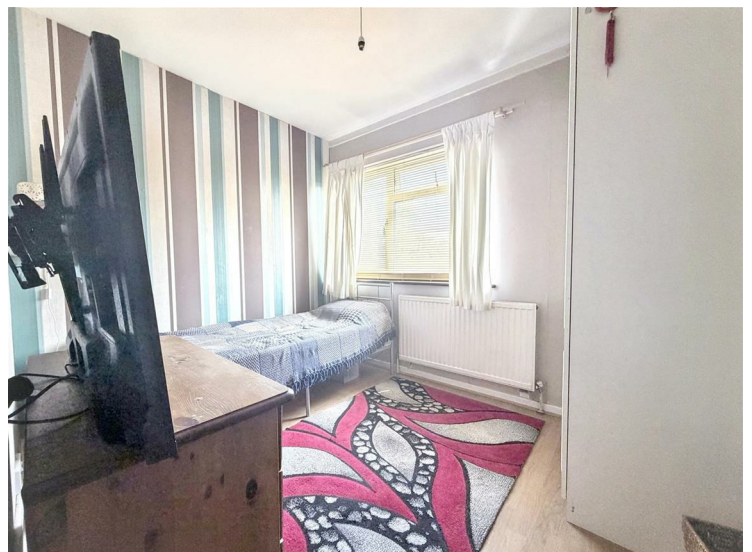
## Kitchen

9'6" x 7'3" (2.91m x 2.22m)



## Bedroom 3

9'6" x 7'4" (2.92m x 2.25m)



## Conservatory

19'9" x 8'2" (6.04m x 2.51m)



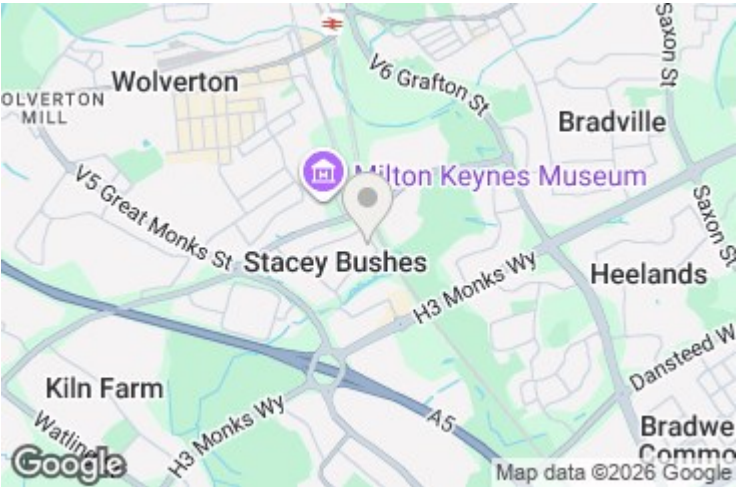
## First Floor Landing



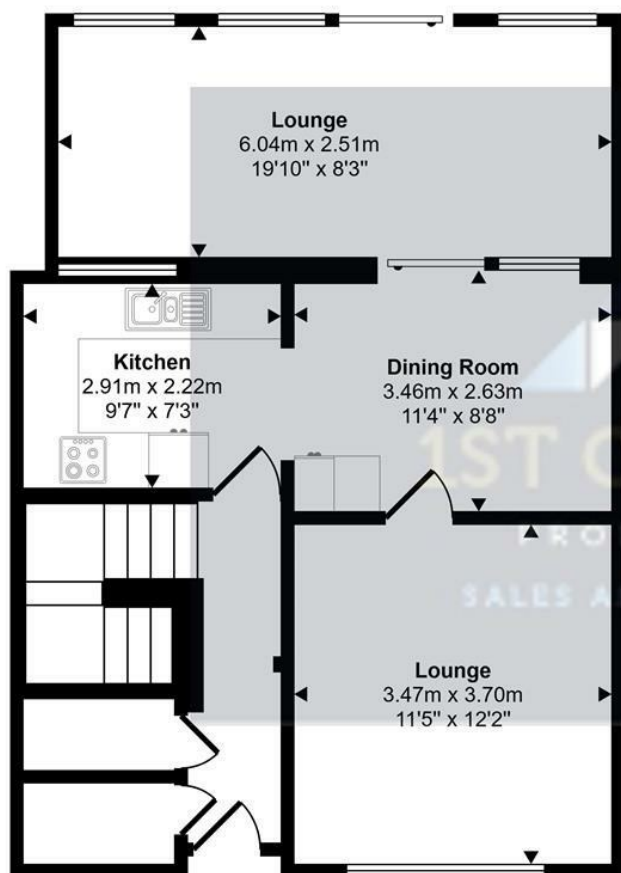
Shower Room



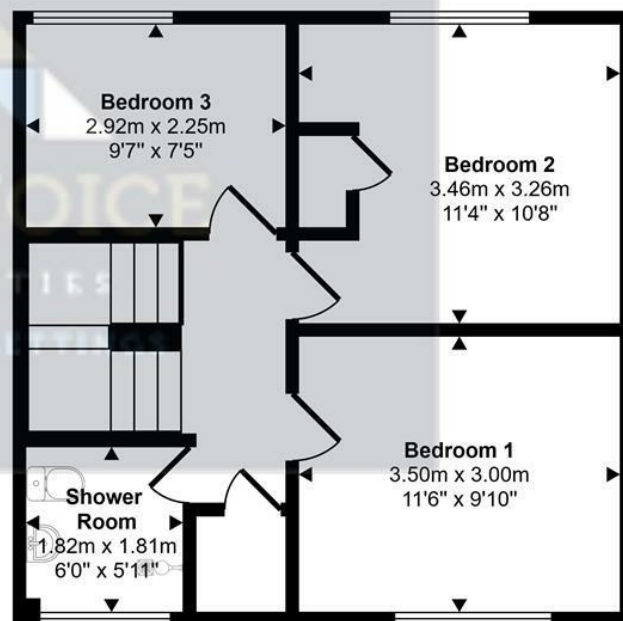
Rear Garden



Approx Gross Internal Area  
100 sq m / 1072 sq ft



Ground Floor  
Approx 57 sq m / 617 sq ft



First Floor  
Approx 42 sq m / 455 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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

| Environmental Impact (CO <sub>2</sub> ) Rating                  |                         |           |
|-----------------------------------------------------------------|-------------------------|-----------|
|                                                                 | Current                 | Potential |
| Very environmentally friendly - lower CO <sub>2</sub> emissions |                         |           |
| (92 plus) <b>A</b>                                              |                         |           |
| (81-91) <b>B</b>                                                |                         |           |
| (69-80) <b>C</b>                                                |                         |           |
| (55-68) <b>D</b>                                                |                         |           |
| (39-54) <b>E</b>                                                |                         |           |
| (21-38) <b>F</b>                                                |                         |           |
| (1-20) <b>G</b>                                                 |                         |           |
| Not environmentally friendly - higher CO <sub>2</sub> emissions |                         |           |
| <b>England &amp; Wales</b>                                      | EU Directive 2002/91/EC |           |

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