



# Cauldwell

PROPERTY SERVICES



## 34 Thompson Street, Milton Keynes, MK13 0EF

### £335,000

CAULDWELL are delighted to offer for sale this beautifully presented three-bedroom Victorian home, situated within the highly sought-after area of New Bradwell and benefiting from excellent access to Wolverton railway station.

Having been significantly improved by the current owners, the property is presented in immaculate condition throughout and successfully combines period charm with modern living.

The accommodation briefly comprises; entrance hall, living room, separate dining room, refitted kitchen and a downstairs cloakroom.

To the first floor there are three well-proportioned bedrooms, including a principal bedroom benefiting from an en-suite shower room, together with a refitted family bathroom.

Externally the property boasts a stunning rear garden, providing an attractive and private outdoor space ideal for relaxing and entertaining.

New Bradwell remains a highly desirable location, offering a blend of character properties, local amenities and excellent transport links. The area is particularly popular with commuters due to its close proximity to

## **ENTRANCE HALL**

Door to living room and dining room. Understairs storage cupboard. Skimmed ceiling. Tiled flooring.

## **LIVING ROOM 12'10" x 10'6" (3.92 x 3.22)**

Double glazed bay window to front. Feature fireplace. Radiator.

## **DINING ROOM 13'10" x 10'10" (4.23 x 3.31)**

Stairs to first floor. Open through to kitchen. Double glazed French doors to garden. Radiator. Skimmed ceiling.

## **KITCHEN 9'10" x 6'9" (3.01 x 2.06)**

Re-fitted with a range of wall and base units with wooden worksurfaces incorporating sink drainer and mixer tap. Built in oven, four ring hob and extractor hood. Space for fridge freezer. Plumbing for washing machine. Door to cloakroom. Double glazed window to side. Skimmed ceiling with inset lighting.

## **CLOAKROOM**

Two piece suite comprising low level wc and wash hand basin. Wall mounted boiler. Skimmed ceiling. Extractor.

## **FIRST FLOOR LANDING**

Doors to upstairs rooms.

## **BEDROOM ONE 13'3" x 10'9" (4.06 x 3.29)**

Double glazed window to front. Radiator. Door to ensuite. Skimmed ceiling. Fireplace and surround.

## **ENSUITE**

Three piece suite comprising tiled shower cubicle with wall mounted shower, low level wc and wash hand basin. Heated towel rail. Skimmed ceiling. inset lighting.

## **BEDROOM TWO 13'1" x 6'10" (4.01 x 2.10)**

Restricted head height

Double glazed window to rear. Radiator. Skimmed ceiling.

## **BEDROOM THREE 10'4" x 6'1" (3.16 x 1.86)**

Double glazed window to rear. Radiator. Skimmed ceiling.

## **BATHROOM**

Three piece suite comprising panelled bath with shower over, low level wc and wash hand basin. Heated towel rail. Inset lighting.

## **REAR GARDEN**

Enclosed rear garden, laid mainly to lawn with patio and decking area. Brick and wooden fence surround. Gated access. Garden shed. Outside tap and lighting.

All measurements are approximate.

The area measurements are taken from the government EPC register.

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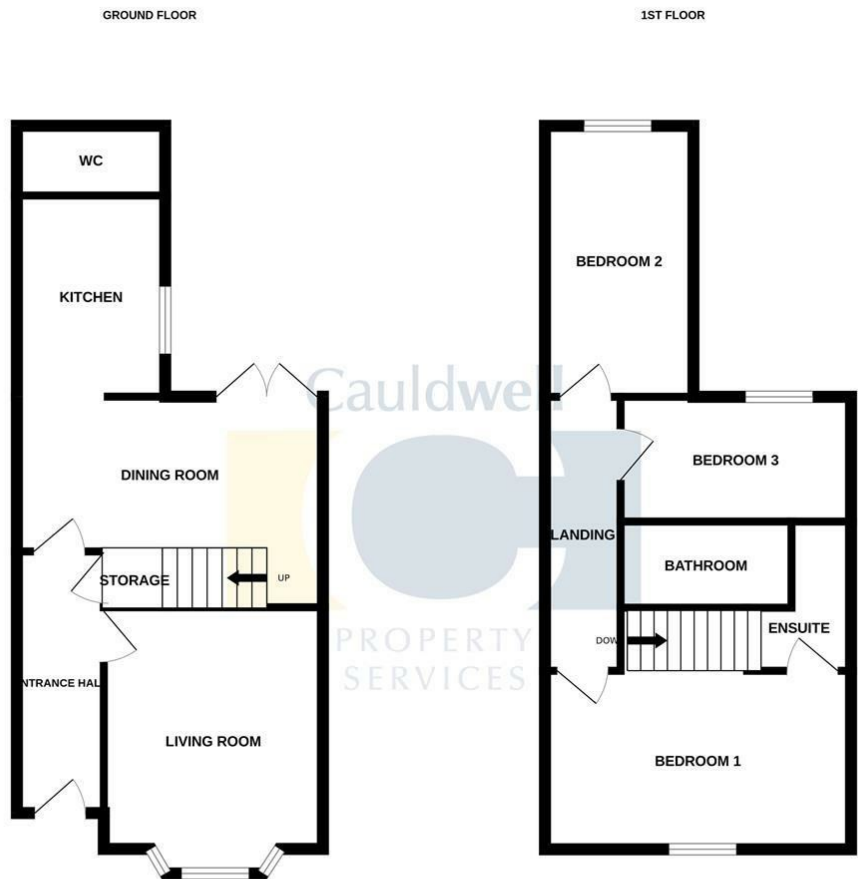
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Photographs may be digitally enhanced for presentation purposes, including lighting and cosmetic adjustments. No structural or permanent features of the property have been altered, and buyers should satisfy themselves by inspection.

Floor Plan

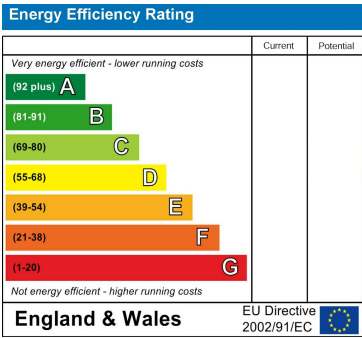


Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metropix v2009.

Area Map



Energy Efficiency Graph



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