Cauldwell

PROPERTY SERVICES

73 Chepstow Drive

Bletchley, Milton Keynes, MK3 5NG

£750,000

4 3 3 C

73 Chepstow Drive

Bletchley, Milton Keynes, MK3 5NG

£750,000

ENTRANCE HALL
Composite double glazed door to front. Storage cupboard. Stairs to first floor landing. Radiator. Amtico flooring. LED lighting. Glass panelled inset doors to kitchen and living room.

LIVING ROOM
18'9" x 12'10" (5.74 x 3.92)
Triple glazed windows to front and side. Gas fireplace. Television and internet point. Radiator. Amtico flooring. Decorative coving French doors to kitchen/dining room.

KITCHEN/DINING ROOM
25'10" x 12'5" (7.88 x 3.81)
Triple glazed bi fold doors to rear and windows to rear. Fitted range of wall and base units with Quartz worksurfaces upstands and window ledge. Undercupboard lighting. One and half bowl stainless steel sink and engraved drainer with boiling water tap. Neff electric oven and combi microwave oven and induction hob and extractor. Feature glass splash back. Plinth LED lighting. Wine cooler. Pendant lighting. Vertical radiator. Amtico flooring. Opening to utility room

UTILITY ROOM
9'8" x 6'10" (2.97 x 2.09)
Part open to kitchen. Double glazed composite door to rear. Fitted wall and base units with Quartz worksufaces. Stainless steel sink and engraved drainer. Space for American style fridge freezer. Plumbing for washing machine. Under cupboard lighting. Vertical radiator. Amtico flooring. Integral door to garage. Glass panelled inset door to office.

STUDY/BEDROOM FIVE
9'8" x 8'0" (2.97 x 2.45)
Triple glazed window to rear. Radiator. Fitted desk and office furniture. Amtico flooring.

CLOAKROOM
Two piece suite comprising close coupled wc and wash hand basin in vanity surround. Port hole window to front. Feature tiled walls with inset fitted mirror. Tiled flooring. Vertical radiator.

FIRST FLOOR LANDING
Stairs from entrance hall.

GALLERIED LANDING
12'7" x 11'8" (3.85 x 3.56)
Triple glazed window to front. Radiator. LED and pendant lighting. Access to part boarded loft space. Walk in airing cupboard and light.

BEDROOM ONE
17'1" x 12'9" max (5.22 x 3.90 max)
Triple glazed window to front. Radiator. Built in wardrobes with sliding doors and inset LED lighting. Door to ensuite.

ENSUITE
8'1" x .295'3" (2.48 x .90)
Triple glazed obscure window to side. Three piece suite comprising corner shower cubicle with mains shower. wash hand basin in vanity surround and close coupled wc. Heated towel rail. LED lighting. Extractor fan

BEDROOM TWO
15'8" x 14'5" max (4.80 x 4.40 max)
Triple glazed window to front Radiator. Fitted wardrobes and bedroom furniture. Eaves storage. LED lighting. Door to ensuite.

ENSUITE
8'7" x 6'8" (2.64 x 2.05)
Triple glazed window to rear. Re-fitted suite comprising walk in shower cubicle with Aqualisa smart mains shower and remote start stop feature. wWash hand basin in vanity unit and close coupled wc. Heated towel rail. LED lighting. Extractor fan. Tiled walls and flooring.

BEDROOM THREE
12'9" x 11'8" (3.91 x 3.58)
Triple glazed window to rear. Radiator.

BEDROOM FOUR
12'9" x 8'9" (3.90 x 2.68)
Triple glazed window to rear. Radiator.

BATHROOM
8'8" x 8'3" (2.65 x 2.54)
Triple glazed window to rear. Four piece suite comprising walk in shower cubicle with Aqualisa smart mains shower and remote start stop feature. freestanding bath with mixer tap, wash hand basin in vanity surround and close coupled wc. Heated towel rail. Wall mounted lit mirror. LED lighting. Extractor fan. Tiled walls and flooring.

FRONT GARDEN
Hedge and fence borders to front and side. Block paved and off road parking.

INTEGRAL DOUBLE GARAGE
16'4" x 16'1" (5.00 x 4.91)
Two electric roller doors to front. Power and light. Integral door to utility room.

Tel: 01908 304480

REAR GARDEN

Laid to lawn with rear width polished Slate stone patio extending to side with circular feature. Rockery and water feature. Raised flower beds. Outside tap. Gated access to front. Porcelain patio and pergola with light and power. Fixed bar area with additional power points and storage space. Timber storage shed with power. Mature planting.

1. Measurements

All measurements are approximate.
The area measurements are taken from the government EPC register.
The mention of appliances and/or services within these sales particulars does not imply that they are in full efficient working order. Please note that any services, heating systems or appliances have not been tested and no warranty can be given or implied as to their working order. MORTGAGE & FINANCIAL - The Mortgage Store can provide you with up to the minute information on all available rates. To arrange an appointment, telephone this office YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOANS SECURED ON IT. Full quotation available on request. A suitable life policy may be required. Loans subject to status. Minimum age 18.

3. Mortgage

MORTGAGE & FINANCIAL - The Mortgage Store can provide you with up to the minute information on all available rates. To arrange an appointment, telephone this office YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOANS SECURED ON IT. Full quotation available on request. A suitable life policy may be required. Loans subject to status. Minimum age 18.

4. Solicitors

We routinely refer customers to Franklins solicitors, Gough Thorne and The Mortgage Store. It is your decision whether you choose to deal with them, in making that decision, you should know that we receive a referral fee in the region of £80 to £250 for recommending you to them

5. Anti Money Laundering Verification checks

All clients are subject to identity and source of funds checks. We use a third party company to complete these for us. The charge is £60 inc vat per transaction which requires to be paid at your earliest convenience once your offer has been accepted, this enables us to conduct the verification checks we are obliged to do as per HMRC Anti Money Laundering guidelines.

6. Photography

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.

Road Map

Hybrid Map

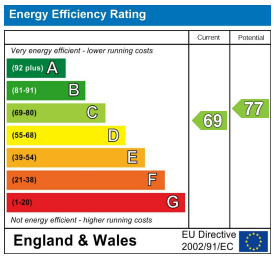
Terrain Map

Floor Plan

Viewing

Please contact our Cauldwell Property Sales Office on 01908 304480 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

The Vizion, 350 Avebury Boulevard, Central Milton Keynes, Buckinghamshire, MK9 2JH
Tel: 01908 304480 Email: info@cauldwellproperty.co.uk www.cauldwellproperty.co.uk