





**Offers in Excess of
£400,000**

Situated in the popular area of Broughton in east Milton Keynes, this four bedroom semi-detached family home is offered to the market chain free with many benefits including, two reception rooms, kitchen/diner, en-suite to main bedroom, family bathroom and additional downstairs cloakroom, front and rear gardens, and allocated parking for two vehicles.

Property Description

ENTRANCE

Door to:

ENTRANCE HALL

Stairs rising to first floor, radiator.

CLOAKROOM

Low level WC, extractor fan, wall-mounted wash hand basin.

RECEPTION ROOM

Double glazed windows to front and side aspects. Radiator.

KITCHEN/DINER

Two double glazed windows to rear aspect, door to rear. Fitted with a range of wall-mounted and floor standing units with rolled edge work surface over, plumbing for washing machine, space for dishwasher, built-in oven with gas hob and extractor fan over, one and a half bowl stainless steel sink with mixer tap and drainer, space for fridge freezer, storage cupboard housing wall-mounted gas fired boiler, radiator.

LANDING (First Floor)

Door to lounge and bedroom one, radiator, stairs rising to second floor.

LOUNGE

Two double glazed windows to rear aspect. Two radiators.

BEDROOM ONE

Double glazed windows to front and side aspects. Radiator.

EN-SUITE

Double glazed frosted window to front aspect. Low level WC, shower unit, pedestal wash hand basin, radiator.

LANDING (Second Floor)

Doors to bedrooms two, three, four and bathroom, access to loft space airing cupboard housing megaflo heating system.

BEDROOM TWO

Double glazed window to rear aspect. Radiator.

BEDROOM THREE

Double glazed windows to front and side aspects. Radiator.

BEDROOM FOUR

Double glazed window to rear aspect. Radiator.

BATHROOM

Double glazed frosted window to front aspect. Low level WC, pedestal wash hand basin, radiator, panelled bath with shower attachment over, extractor fan.

OUTSIDE

FRONT GARDEN

Hardstanding pathway leading to front door, shingled area to side, surrounded by metal fencing

REAR GARDEN

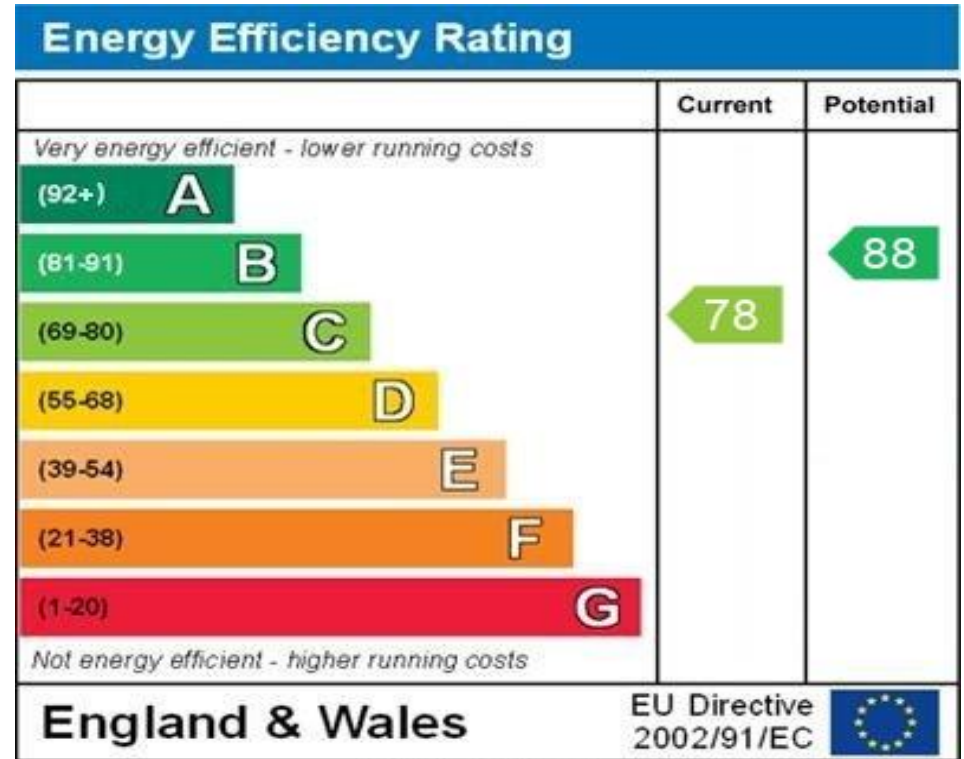
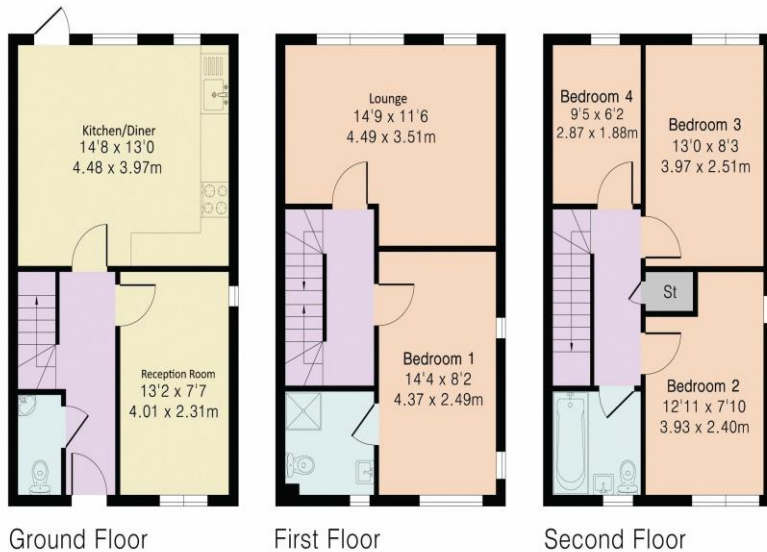
Mainly laid to lawn surrounded by panel fencing, hardstanding pathway leading to rear gated access and parking, flower and shrub beds, timber storage shed, wooden decking area.

Approximate Gross Internal Area 1170 sq ft - 108 sq m

Ground Floor Area 390 sq ft – 36 sq m

First Floor Area 390 sq ft – 36 sq m

Second Floor Area 390 sq ft – 36 sq m



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Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



MONEY LAUNDERING REGULATIONS 2017 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

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