



**Bromham Mill, Giffard Park, Milton Keynes, MK14 5QP**

**welcome to**

## **Bromham Mill, Giffard Park Milton Keynes**

Nestled in the highly sought-after and picturesque area of Giffard Park, this four-bedroom, detached family home on Bromham Mill offers a perfect blend of modern comfort, generous living space, and a peaceful residential setting.

### **Entrance Porch**

Built of a mix of brick and Upvc construction with double-glazed windows to the front and side. Double doors to the side and a door to the entrance hall.

### **Entrance Hall**

Stairs to the first floor and under stairs storage cupboard. Doors to the cloakroom, kitchen, dining room and lounge.

### **Cloakroom**

Wash hand basin and low-level WC. Radiator and double-glazed obscured window to the rear.

### **Lounge**

19' 9" x 11' 3" ( 6.02m x 3.43m )  
Gas fireplace, 2 radiators and double-glazed window to the front. Double-glazed Patio doors to the rear.

### **Conservatory**

19' 7" x 8' 3" ( 5.97m x 2.51m )  
Conservatory of Upvc construction with double-glazed windows to the rear and side. Door to the kitchen and double-glazed door leading out to the garden.

### **Kitchen**

14' 6" x 9' 9" ( 4.42m x 2.97m )  
Fitted with a mix of wall and base units with work surface over, 1.5 bowl stainless steel sink with drainer, electric double oven and gas hob with a chimney style extractor fan over. Space for a washing machine and an under-counter fridge. Central heating boiler and a freestanding butchers block. Double-glazed window to the rear and door to the conservatory. Opens into the dining room.

### **Dining Room**

11' 2" x 9' 3" ( 3.40m x 2.82m )  
Radiator and double-glazed window to the front. Door to the entrance hall and opens into the kitchen.

### **First Floor Landing**

Stairs from the ground floor and 2 hatches, each with a fitted ladder, giving access to a boarded loft.

### **Bedroom One**

14' 6" x 11' 1" ( 4.42m x 3.38m )  
Built-in wardrobe, radiator and 2 double-glazed windows to the rear.

### **En-Suite**

Wash hand basin, low-level WC and shower cubicle. Double-glazed obscured window to the rear.

### **Bedroom Two**

11' 6" x 9' 9" ( 3.51m x 2.97m )  
Built-in wardrobes, radiator and double-glazed window to the front

### **Bedroom Three**

11' 6" x 10' 5" ( 3.51m x 3.17m )  
.Built-in wardrobes, radiator and double-glazed window to the front.

### **Bedroom Four**

9' 7" x 6' 4" ( 2.92m x 1.93m )  
Radiator and double-glazed window to the rear.

### **Bathroom**

Fully tiled with wash hand basin, low-level WC and bath with shower over. Heated towel rail and double-glazed obscured window to the rear.

### **Outside Garage**

Detached garage with 2 electric doors.

### **Front Garden**

Laid to lawn with mature shrubs and a driveway in front of the garage providing off-road parking.

### **Rear Garden**

Enclosed by panel fencing the garden is laid to lawn with mature shrubs borders.

### **Agents Note**

A recent report has advised that there is subsidence at the property. Please contact the branch for more information and ensure that you make your own enquiries to ensure the property meets your requirements in terms of financing options and any associated costs.





**Ground Floor**



**First Floor**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)



**welcome to**  
**Bromham Mill,**  
**Giffard Park Milton Keynes**

- FOUR-BEDROOM DETACHED FAMILY HOME
- HIGHLY SOUGHT-AFTER GIFFARD PARK LOCATION
- MASTER BEDROOM WITH EN-SUITE SHOWER ROOM
- PRIVATE ENCLOSED REAR GARDEN
- DRIVEWAY PARKING & GARAGE

Tenure: Freehold EPC Rating: C  
Council Tax Band: E

guide price  
**£400,000**



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Property Ref:  
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