



Cauldwell

PROPERTY SERVICES



6 Dexter Drive

Whitehouse, Milton Keynes, MK8 1AA

£425,000



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ENTRANCE HALL

Composite double glazed door to front. Radiator. Tiled flooring. Stairs to first floor landing with under stairs storage cupboard with fibre internet.

CLOAKROOM

Double glazed obscure window to front. Two piece suite comprising close coupled wc and wash hand basin. Tiled flooring.

LIVING ROOM

19'8" x 11'0" (6.01 x 3.37)

max into bay

Double glazed bay window to front. Two radiators. Television point. Opening to dining room.

DINING ROOM

9'7" x 7'9" (2.94 x 2.38)

Double glazed French doors to rear. Tiled flooring. Radiator. Door to kitchen.

KITCHEN

9'4" x 10'0" (2.85 x 3.06)

Double glazed window to rear. Fitted with a range of wall and base units with Granite worksurfaces incorporating sink drainer unit. and filter water tap and water softener. Electric oven, four ring gas hob and extractor hood. Integral dishwasher. fridge freezer and washing machine. Wall mounted combination boiler. Tiled flooring. Under cupboard lighting. LED lighting; Door to entrance hall. Radiator.

FIRST FLOOR LANDING

Stairs from entrance hall. Storage cupboard. Access to loft space.

BEDROOM ONE

12'11" x 10'11" (3.96 x 3.34)

Double glazed window to front. Built in wardrobes with mirror sliding doors. Additional built in wardrobes. Radiator. Door to ensuite

ENSUITE

Double glazed obscure window to front. Three piece suite comprising double shower cubicle with mains shower, wash hand basin and close coupled wc. Shaver point. Extractor fan. LED lighting. Heated towel rail. Tiled flooring. Part tiled walls.

BEDROOM TWO

11'3" x 12'0" (3.44 x 3.67)

Double glazed window to rear. Radiator.

BEDROOM THREE

9'5" x 6'9" (2.89 x 2.07)

Double glazed window to rear. Radiator.

BATHROOM

Three piece suite comprising walk in shower cubicle with sliding doors and mains shower with shower attachment, close coupled wc and wash hand basin. Extractor fan. LED lighting. Heated towel rail. Tiled flooring. Part tiled walls.

FRONT GARDEN

Small front garden laid to shingle stone.

REAR GARDEN

Laid to lawn with rear width porcelain patio and pergola and further patio areas to sides and rear. Timber shed. Outside lighting and tap. Gated access to side to driveway parking for two vehicles and EV charger. Power.

GARAGE CONVERSION OFFICE/STUDIO

22'0" x 9'3" (6.71 x 2.83)

Double glazed French doors and windows with blinds to front. Double glazed door. LED lighting. Tiled flooring. Boarded loft space via drop down ladder. Two electric heater.

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.

The above details have been submitted to our clients

but at the moment have not been approved by them and we therefore cannot guarantee their accuracy and they are distributed on this basis. Please ensure that you have a copy of our approved details before committing yourself to any expense.

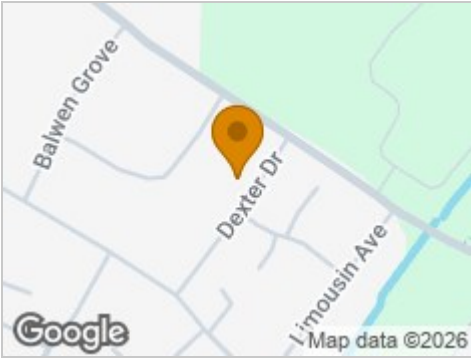
We routinely refer customers to Franklins solicitors, Gough Thorne and The Mortgage Store. It is your decision whether you choose to deal with them, in making that decision, you should know that we receive a referral fee in the region of £80 to £250 for recommending you to them

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.

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



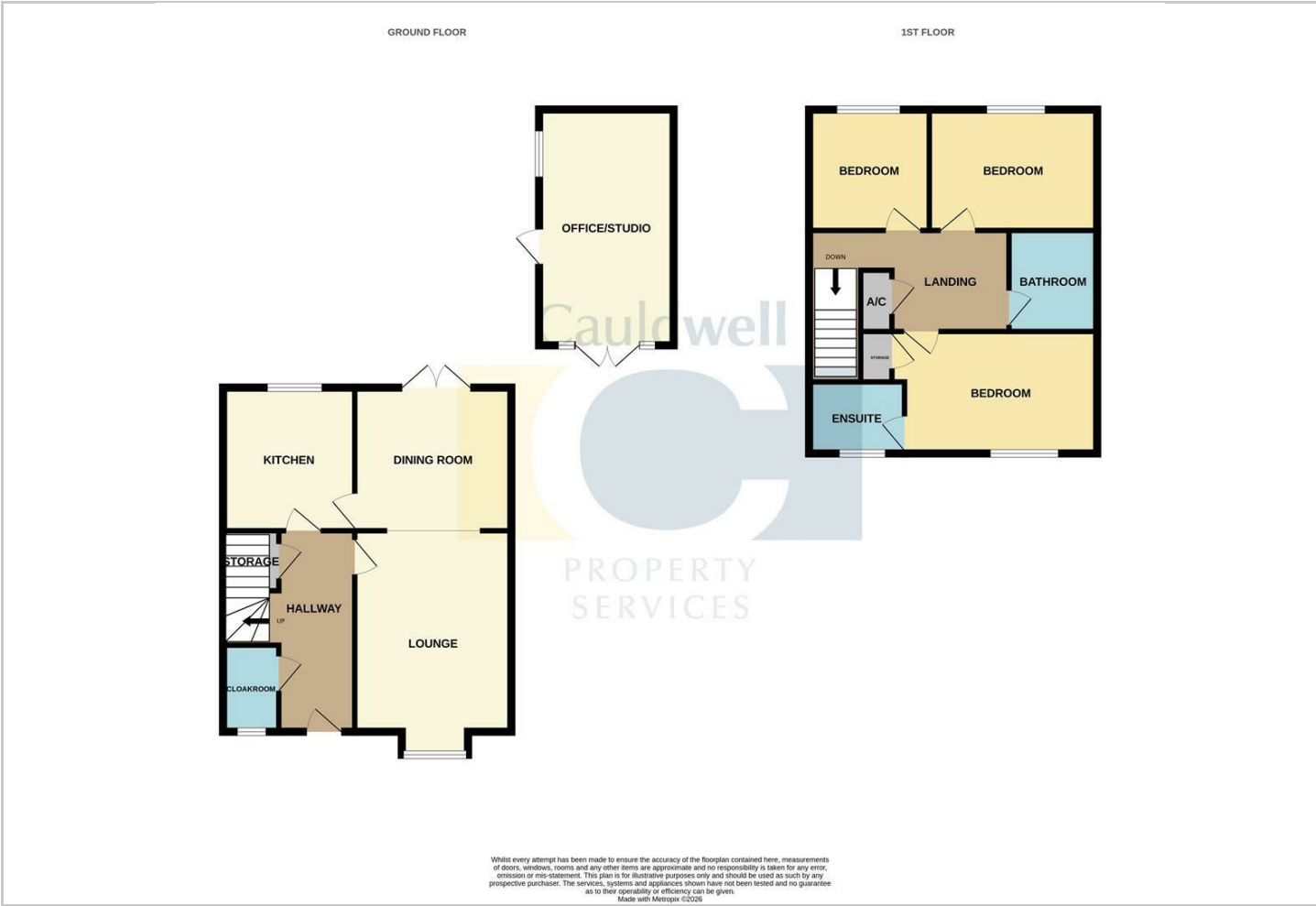
Hybrid Map



Terrain Map



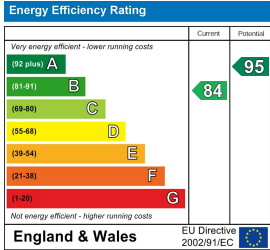
Floor Plan



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.