





£635,000

Situated on the sought after location of Windmill Hill Drive in Far Bletchley is an extended a much improved 4/5 bedroom detached family home. The property has had a double storey extension to the rear boasting a kitchen/breakfast room on the ground floor and a bedroom with en suite on the first. The double garage has been converted offering a versatile room that can be used as a family room or workspace. Further benefits include three further reception rooms, downstairs cloakroom, master bedroom with dressing room and en suite, second bedroom with en suite, two further double bedrooms and family bathroom. Externally the property offers off road parking and a secluded rear garden which backs on to the Golf course.

Property Description

ENTRANCE PORCH

UPVC door to entrance hall.

ENTRANCE HALL

Door to utility, study/reception and lounge, door to storage cupboard, stairs rising to first floor, radiator, understairs storage, tiled floor.

CLOAKROOM

Frosted double glazed window to side aspect. Low level w.c, basin and vanity unit, radiator, tiled floor.

LOUNGE

Double glazed window to side aspect, two double glazed windows to rear aspect, double glazed double doors to garden. Two radiators.

DINING ROOM

Double glazed window to side aspect. Radiator, door to kitchen, opening to lounge, tiled floor.

STUDY

Double glazed windows to front and side aspects. Radiator, opening to dining room, tiled floor.

KITCHEN/BREAKFAST ROOM

Two double glazed windows to rear aspect, two double glazed windows to side aspect, double glazed double doors to garden, Range of wall mounted and floor standing units with quartz work surfaces, integrated double oven and hob with extractor fan over, one and half inset stainless steel sink with mixer tap, space for washing machine and fridge/freezer, integrated dishwasher, tiled floor.

UTILITY ROOM

Double glazed door to side aspect. Wall mounted and floor standing units with roll edge work surface, stainless steel sink with mixer tap, space for washing machine and dryer, door to saloon/family room.

SALOON/FAMILY ROOM

Two double glazed windows to front aspect. Vertical radiator, laminate flooring.

LANDING

Double glazed window to side aspect. Access to loft space, door to storage cupboard, doors to bedrooms one to four and bathroom.

BEDROOM ONE

Double glazed window to front and two double glazed windows to side aspect. Two radiators, built in wardrobe, two storage cupboards, door to dressing area to en-suite.

EN-SUITE

Frosted double glazed window to front aspect. Low level w.c., vanity wash hand basin, double shower cubicle, tiled walls and floor, underfloor heating.

BEDROOM TWO

One double glazed windows to side, Two double glazed window to rear. Radiator, walk in wardrobe and radiator, door to en-suite.

EN-SUITE

Frosted double glazed window to side aspect. Low level w.c., basin and vanity unit, shower cubicle, tiled walls.

BEDROOM THREE

Double glazed window to rear aspect. Radiator, built in wardrobe.

BEDROOM FOUR

Double glazed window to front aspect. Radiator.

BATHROOM

Frosted double glazed window to front aspect. Radiator, low level w.c., basin and vanity unit, bath with shower over, tiled walls and floor.

OUTSIDE

FRONT GARDEN

Block paved providing off road parking for two cars, flower and bush border.

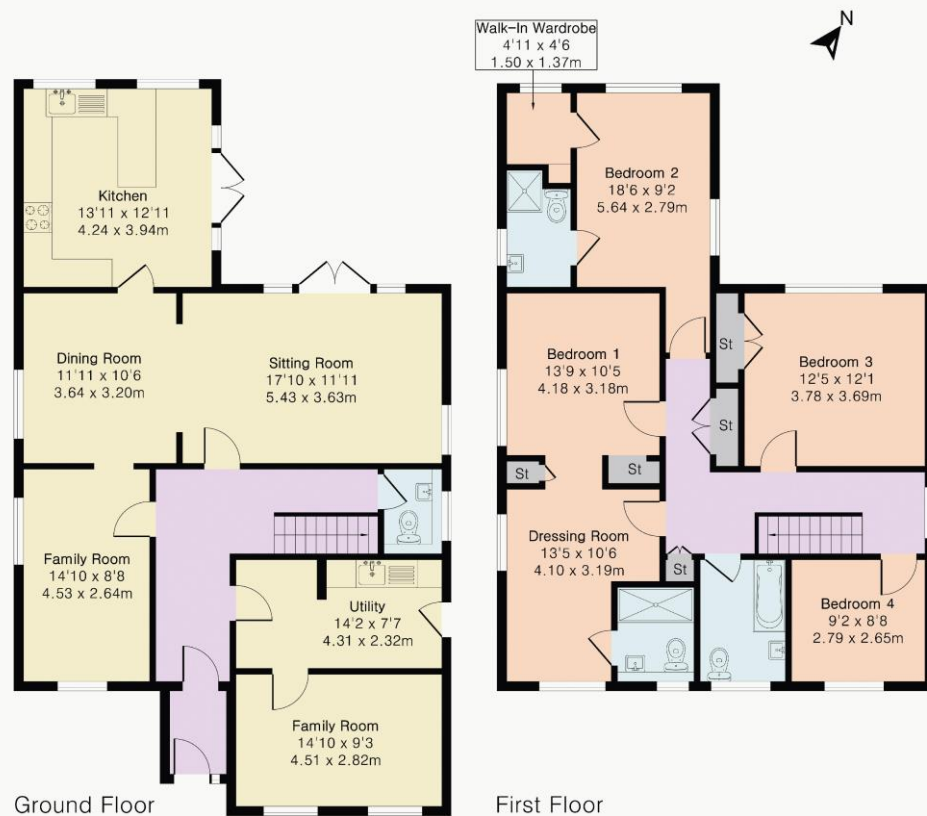
REAR GARDEN

Mainly laid to lawn with patio area, decked pathway, two gated access to side, flower and bush border, enclosed by wooden fencing panels.

Approximate Gross Internal Area 2099 sq ft - 195 sq m

Ground Floor Area 1121 sq ft – 104 sq m

First Floor Area 978 sq ft – 91 sq m



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	75 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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.

THE CONSUMER PROTECTION REGULATIONS 2008 The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents

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