



**Burgess Gardens, Newport Pagnell, MK16 0NT**

**welcome to**

## **Burgess Gardens, Newport Pagnell**

A charming two-bedroom MID-TERRACE home situated in the sought-after Burgess Gardens area of Newport Pagnell, offering well-balanced accommodation ideal for first-time buyers, downsizers, or investors.

### **Entrance Hall**

Double-glazed door to the side and door to the lounge.

### **Lounge**

Feature fireplace, stairs to the first floor, carpet and radiator. Double-glazed window to the front.

### **Kitchen**

Fitted with a mix of wall and base units with work top over, stainless steel sink with mixer tap and drainer, integrated electric oven and a gas hob. Space for a washing machine and a fridge/freezer. Radiator. double-glazed window and double-glazed door to the conservatory.

### **Conservatory**

Built of brick and Upvc with double-glazed windows to both sides, electric radiator and a ceiling fan. Double-glazed doors leading out to the garden.

### **First Floor**

#### **Landing**

Stairs from the ground floor, loft access and doors to both bedrooms and the family bathroom.

#### **Bedroom One**

Radiator, carpet and double-glazed window to the front.

#### **Bedroom Two**

Built-in wardrobe. radiator, carpet and double-glazed window to the rear.

### **Bathroom**

Fully tiled with a pedestal wash hand basin with a storage cupboard under, low-level WC and a bath with shower over, shower screen and a separate handheld shower attachment. Heated towel rail and extractor fan.

### **Outside Front Garden**

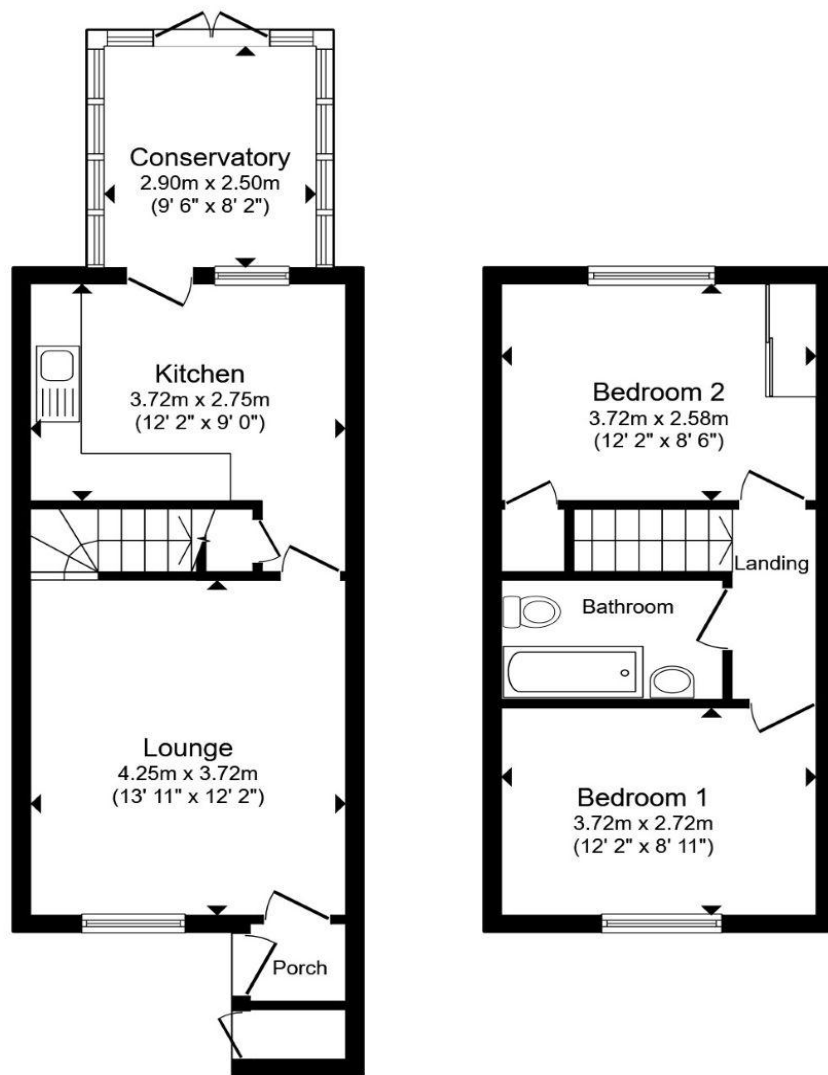
Slate frontage with a path leading to the front door.

### **Rear Garden**

Enclosed by fencing the garden is laid to lawn with 2 Patio areas.

### **Garage**

There is access to a garage at the end of a block.



**Ground Floor**

**First Floor**

Total floor area 69.1 m<sup>2</sup> (744 sq.ft.) approx

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.propertybox.io](http://www.propertybox.io)



**welcome to**  
**Burgess Gardens,**  
**Newport Pagnell**

- TWO-BEDROOM MID-TERRACE
- SPACIOUS LIVING ROOM
- CONSERVATORY
- GARAGE IN A BLOCK
- QUIET RESIDENTIAL LOCATION

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

offers in excess of  
**£300,000**



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