



11 Wroxton Court
Milton Keynes, MK4 4BG



William Coulson
Partnered With
Simpsons
Property Experts

"The Bigger Picture"

This impressive and spacious detached residence, situated on a cul de sac within the desirable location of Westcroft boasts generous proportions across three floors, five double bedrooms, a double garage and a well sized rear garden!

Entrance is gained through the composite front door leading into the inviting and spacious entrance hall with access to the dining room, living room, guest WC and stairs rising to the first floor landing

Bay fronted living room decorated with tiled flooring has ample space for a large sofa and benefits from a feature fire place

Dining room offering ample space for a dining table and chairs

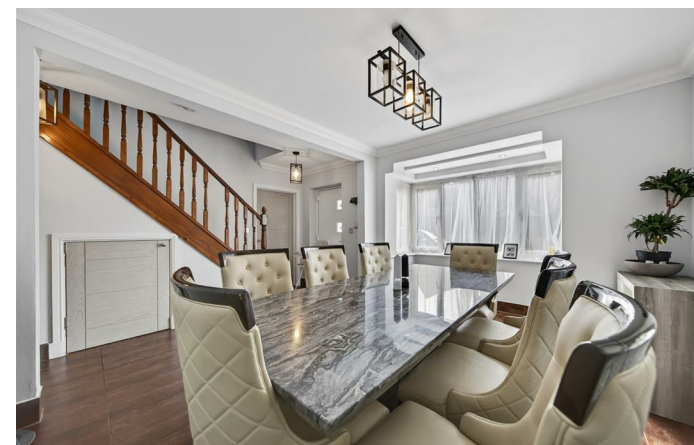
Kitchen has been fitted with a variety of base and wall mounted units topped with a square edged quartz work surface, incorporating a stainless steel one and a half bowl sink with mixer tap, and providing space for a range cooker, fridge freezer, dishwasher, and washing machine

Guest WC conveniently features wash hand basin and low level WC

First floor comprises three generously sized bedrooms benefiting from being double in size and built in storage with the master enjoying a large ensuite featuring low level WC, wash hand basin and walk in shower. The family bathroom features panelled bath with shower over, low level WC and wash hand basin.

Second floor offers two further double bedrooms with a shower room to service making this the ideal family home.

Externally, the property provides off road parking via a block paved driveway for multiple vehicles with access to the double garage. There is also a private rear garden largely laid to lawn with patio and decking areas to make it the perfect garden for entertainment.



Offers over £630,000



GROUND FLOOR



1ST FLOOR



2ND FLOOR



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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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