



Vandyke Close, Woburn Sands, MK17 8UU
Offers in Excess of £500,000 - Freehold



A rarely available extended Four bedroom semi detached family home occupying a generous corner plot in a highly sought-after residential location, offering versatile accommodation, extensive parking and excellent scope for further development.



Vandyke Close

Woburn Sands, MK17 8UU



Vandyke Close sits to the edge of Woburn Sands with stunning countryside on your doorstep. There are schools for all ages nearby as well as Woburn Sands train station with trains to Bletchley and Bedford. The main hub of Woburn Sands is close by with its high street where you will find a great variety of shops, boutiques, pubs and great eateries. The town has the stunning backdrop of Aspley Woods. Neighbouring villages are Aspley Guise and Woburn. There are convenient road links to the M1 and A421 Bedford Bypass, and Central Milton Keynes is approximately a 15 minute drive.

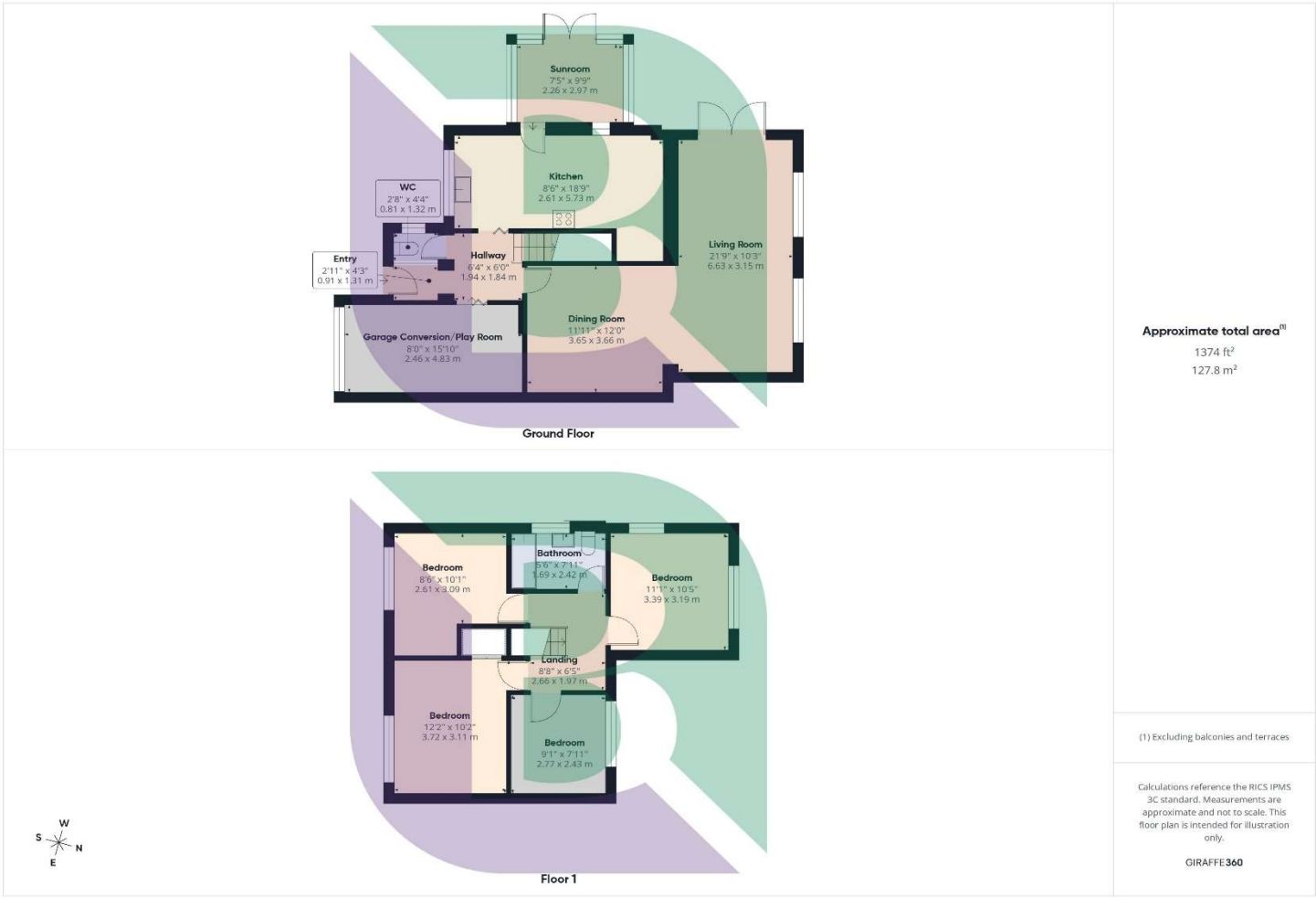


Positioned on a rarely available corner plot, this spacious family home has been thoughtfully extended to provide well-balanced accommodation arranged over two floors.

The ground floor comprises of an entrance hall, cloakroom, fitted kitchen with ample storage and cupboard space with adjoining sunroom leading straight out on to the private rear garden, a generous living room which is flooded with natural light and enjoys views directly on to the garden, a separate walk through dining room continues the theme of flexibility and versatile reception space and an additional reception room created from a garage conversion. Ideal as a family room, playroom, home office or snug, this flexible space enhances the properties appeal for modern family living or multi-generational living.

To the first floor are four well-proportioned double bedrooms in a traditional layout together with a family bathroom.

A particular feature of the property is the substantial plot. The wraparound garden nature provides excellent outdoor space whilst offering significant potential for further extension, including the possibility of a double story side extension, subject to the relevant planning consents. The property benefits from driveway parking for three vehicles to the front, together with an additional driveway to the rear, providing ample off-road parking, storage and access options.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A (91-100)		
B (81-90)		
C (69-80)		
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
England & Wales	70	80
	EU Directive 2002/91/EC	

Notice

Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate and photographs provided for guidance only.



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