Cauldwell

PROPERTY SERVICES









88 Fonda Meadows, Milton Keynes, MK4 4JQ

£399,995

CAULDWELL are delighted to offer for sale this modern and extremely well-presented four-bedroom townhouse, situated within the highly sought-after Oxley Park area.

Oxley Park is a popular residential location on the western flank of Milton Keynes, well regarded for its excellent local schooling, attractive green spaces, and convenient access to Central Milton Keynes, the A421, and Milton Keynes Central railway station, offering direct services to London Euston. The area is also well served by local amenities and enjoys a strong community feel.

The accommodation comprises an entrance hall, downstairs cloakroom, spacious lounge, and a contemporary kitchen/dining room. To the upper floors are four well-proportioned bedrooms, together with a modern family bathroom and the top floor principal bedroom benefiting from an en suite shower room,

Externally, the property features an enclosed rear garden, and allocated parking. The home further benefits from an impressive Energy Rating B, reflecting its efficiency and low running costs.

An excellent opportunity to acquire a spacious family home in a popular and well-connected location.

ENTRANCE
Front entrance door. Stairs to first floor . Radiator. Skimmed ceiling. Door to kitchen/breakfast room and living room. Understairs storage area.

CLOAKROOM
Two piece suite comprising low level wc and wash hand basin. Splash back tiling. Radiator. Skimmed ceiling with inset lighting.

KITCHEN BREAKFAST ROOM 16'0" x 8'11" (4.88m x 2.74m)
Fitted with a range of soft close wall and base units with worksurfaces incorporating one and half bowl sink drainer unit. Built in double oven, four ring hob and extractor hood. Built in dishwasher and washing machine. Space for fridge freezer. Under unit lighting. Skimmed ceiling with inset lighting. Double glazed bay window to front. Radiator.

LOUNGE DINING ROOM 11'8 x 16'1 (3.56m x 4.90m)
Double glazed window to rear. Double glazed French doors to the rear. Radiator. Skimmed ceiling.

FIRST FLOOR LANDING
Doors to all rooms. Airing cupboard. Stairs to second flooring. Skimmed ceiling. Storage cupboard. Doors to bedrooms two, three and four.

BEDROOM TWO 11'2 x 9'4 (3.40m x 2.84m)
Double glazed window to rear. Radiator. Double door built in cupboard. Skimmed ceiling.

BEDROOM THREE 13'2 x 9'2 (4.01m x 2.79m)
Measured into bay to front. Built in cupboard. Skimmed ceiling. Radiator.

BEDROOM FOUR 7'2 x 6'7 (2.18m x 2.01m)
Double glazed window to rear. Radiator. Skimmed ceiling.

FAMILY BATHROOM
Three piece suite comprising panelled bath with shower over, low level wc and wash hand basin with storage surround. Radiator. Tiled walls. Frosted double glazed window to front. Skimmed ceiling with inset lighting. Extractor.

SECOND FLOOR LANDING
Door to bedroom one.

BEDROOM ONE 26'1 x 10'4 (7.95m x 3.15m)
Dual aspect double glazed window to front and sky light to rear. Three door built in cupboard. Door to ensuite. Skimmed ceiling. Access to loft. Radiator.

ENSUITE
Three piece suite comprising double tiled shower cubicle with shower, low level wc and wash hand basin. Shaver point. Extractor. Skimmed ceiling with inset lights. Radiator.

REAR GARDEN
Enclosed rear garden, laid mainly to lawn with a patio area, brick and fence surround. Gated rear access. With allocated parking to the rear.

All measurements are approximate.
The area measurements are taken from the government EPC register.
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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.

Floor Plan

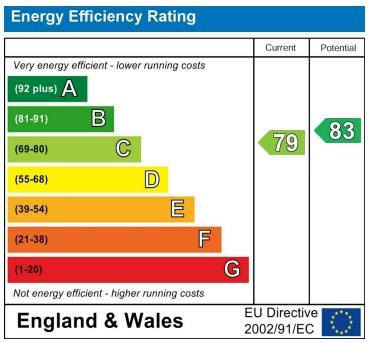


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Area Map



Energy Efficiency Graph



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The Vizion, 350 Avebury Boulevard, Central Milton Keynes, Buckinghamshire, MK9 2JH
Tel: 01908 304480 Email: info@cauldwellproperty.co.uk www.cauldwellproperty.co.uk