



# Cauldwell

PROPERTY SERVICES



## 6 Eden Walk

Bletchley, Milton Keynes, MK3 7BZ

£339,995



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## ENTRANCE PORCH

UPVC door to front. Double glazed obscure window to side. Internet connection point. Double glazed UPVC door to entrance hall.

## ENTRANCE HALL

Stairs to first floor landing. Radiator. Door to living room and shower room.

## LIVING ROOM

13'6" x 12'5" (4.12 x 3.79)

Double glazed window to front. Radiator. Electric fireplace. Television point. Understairs storage cupboard. Arch to dining room.

## DINING ROOM

10'11" x 8'9" (3.35 x 2.68)

Double glazed patio doors to rear. Radiator. Door to kitchen.

## CONSERVATORY

9'4" x 7'11" (2.85 x 2.42)

UPVC double glazed windows to side and rear. Brick base. Door to rear.

## KITCHEN

11'0" x 7'4" (3.36 x 2.26)

Double glazed window to rear. Fitted with wall and base units with worksurfaces incorporating one and half bowl sink drainer and mixer tap. Electric oven and gas hob with extractor hood over. Plumbing for dishwasher. Wall mounted combination boiler. Door to utility room and store room.

## UTILITY STORE ROOM

15'7" x 5'2" (4.75 x 1.60)

Double glazed window to door and rear. Plumbing

for washing machine. Space for American style fridge freezer. Space for tumble dryer. Base units and worksurfaces. Tiled flooring.

## SHOWER ROOM

Double glazed obscure window to front. Three piece suite comprising shower cubicle with mains shower, wash hand basin in vanity surround and close coupled wc. Heated towel rail. Extractor fan. Access to service loft.

## FIRST FLOOR LANDING

Double glazed obscure window to side. Access to part boarded loft space.

## BEDROOM ONE

10'5" x 8'11" (3.19 x 2.73)

Double glazed window to front. Radiator. Built in wardrobes.

## BEDROOM TWO

11'1" x 8'11" (3.39 x 2.73)

Double glazed window to rear. Radiator.

## BEDROOM THREE

7'6" x 7'5" (2.31 x 2.27)

Double glazed window to front. Radiator. Built in wardrobes.

## BATHROOM

Double glazed obscure window to rear. Three piece suite comprising bath with mains shower, wash hand basin in vanity surround and close coupled wc. Obscure double glazed window to side. Heated towel rail. Extractor fan. Tiled walls.

## FRONT GARDEN

Laid to lawn.

## REAR GARDEN

Rear width patio area leading to lawn with flower beds and borders. Gated access to front. Outside power and tap. Door to garage at rear,

## GARAGE

Up and over door. Door to garden.

All measurements are approximate.

The area measurements are taken from the government EPC register.

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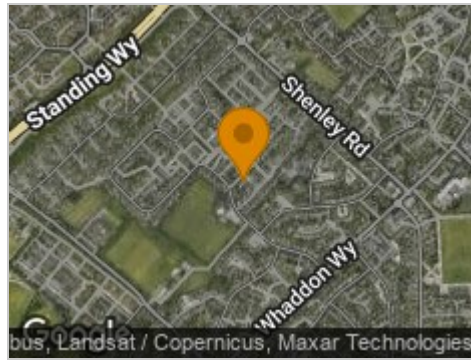
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## Road Map



## Hybrid Map



## Terrain Map



## Floor Plan



## Viewing

Please contact our Cauldwell Property Sales Office on 01908 304480 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



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