





£180,000

Located within a cul-de-sac in Conniburrow, this over 55s two bedroom semi-detached bungalow is offered to the market chain free with many benefits including warden assisted living, sitting/dining room, kitchen, shower room, gardens and off road parking.

Property Description

COVERED ENTRANCE

Storage cupboard, door to:

ENTRANCE HALL

Two storage cupboards, access to loft space housing combination boiler, radiator, doors to kitchen, lounge/diner, bedrooms and shower room.

LOUNGE/DINER

Double glazed sliding door to rear aspect. Radiator, feature fireplace.

KITCHEN

Double glazed window to front aspect. Fitted with a range of wall mounted and floor standing units with roll edge work surface over, integrated oven and gas hob, space for fridge/freezer, plumbing for dishwasher and washing machine, one and a half single drainer sink with mixer tap, splash back tiling, radiator.

BEDROOM ONE

Double glazed window to rear aspect. Built in wardrobe, radiator.

BEDROOM TWO

Double glazed window to front aspect. Radiator.

BATHROOM

Double glazed window to front aspect. Low level w.c., fully tiled shower cubicle, vanity wash hand basin, part tiled walls, heated towel rail.

FRONT GARDEN

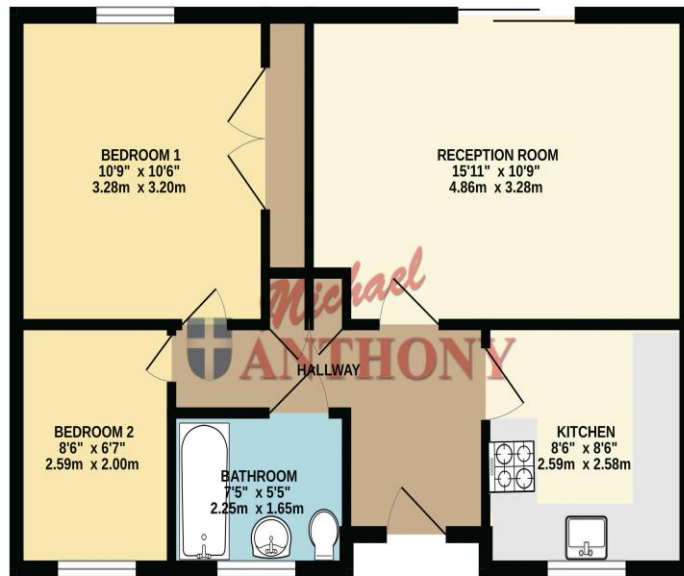
Pathway to front door, flower and shrub beds, outside light, outside tap.

REAR GARDEN

Laid to lawn with patio area, enclosed by timber fencing panels.



GROUND FLOOR
538 sq.ft. (50.0 sq.m.) approx.



TOTAL FLOOR AREA: 538 sq.ft. (50.0 sq.m.) approx.
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 is given as to their operability or efficiency can be given.
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MONEY LAUNDERING REGULATIONS 2017 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

THE CONSUMER PROTECTION REGULATIONS 2008 The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents

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