





£200,000

Located within the popular area of Oldbrook this one bedroom semi detached bungalow is offered to the market with no upper chain and has benefits including a lounge/diner, kitchen area, shower room, rear garden and driveway parking.

Property Description

ENTRANCE PORCH

Door to storage cupboard, door to entrance hall

ENTRANCE HALL

Doors to bathroom, bedroom, and lounge/kitchen/diner, storage cupboard housing combi wall mounted boiler

LOUNGE/DINER

Two radiators, sliding double glazed door to rear garden, television point.

KITCHEN AREA

Double glazed windows to front and side aspects. Space for fridge freezer and washing machine, hob with extractor hood over, single drainer sink with mixer tap, splash back tiling, range of base and eye level units with rolled edge work surface area.

BEDROOM

Double glazed window to rear. Built in wardrobes, radiator.

BATHROOM

Frosted double glazed window to front. Fully tiled shower cubicle, heated towel rail, low level w.c, wall mounted hand wash basin, fully tiled walls.

OUTSIDE

PARKING

Driveway parking

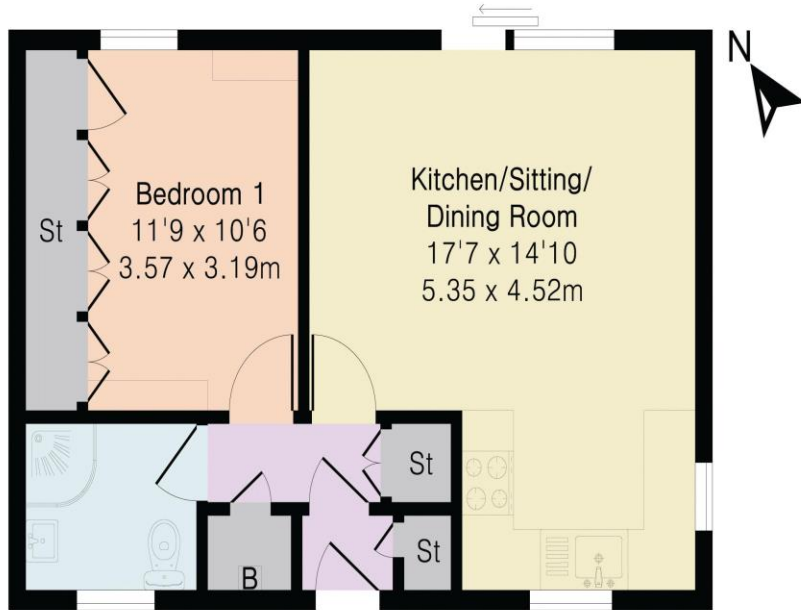
FRONT GARDEN

Pathway to front door.

REAR GARDEN

Enclosed by brick wall, shed to remain, flower and shrub borders.

Approximate Gross Internal Area 451 sq ft - 42 sq m



| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+ | A | | |
| 81-91 | B | | |
| 69-80 | C | | 75 C |
| 55-68 | D | 67 D | |
| 39-54 | E | | |
| 21-38 | F | | |
| 1-20 | G | | |



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



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

209A Witan Gate Sovereign Court Milton Keynes Buckinghamshire MK9 2HP
 01908 393 553 | miltonkeynes@maea.co.uk