





### Property Description

Nestled in the sought-after area of Middleton, this two-bedroom terraced home is offered with no upper chain, making it an ideal choice for first-time buyers, downsizers, or investors looking for a hassle-free move.

Step inside and you'll find a modern kitchen that flows into a living space, perfect for everyday life and entertaining. Upstairs, two well-proportioned bedrooms provide comfort and flexibility, complemented by a family bathroom. Outside, a low-maintenance garden offers a peaceful spot to relax, while the front aspect provides easy street parking.

Middleton is renowned for its community feel and excellent amenities. Families will appreciate being within walking distance of Middleton Primary School, secondary options such as Oakgrove School are also close by, making this a fantastic location for education.

Commuters will love the connectivity: regular bus services link you to Milton Keynes Central Station, where fast trains whisk you to London

in under 40 minutes. Road links are equally convenient, with quick access to the M1 and A5 for journeys north or south.

For shopping and leisure, you're spoiled for choice. The centre:mk and Midsummer Place offer hundreds of stores, from high-street favourites to designer brands, plus a vibrant dining scene. Nearby retail parks and local conveniences ensure everything you need is within easy reach.

### Entrance Hall

Stairs rising to first floor,

### Kitchen

9' 9" x 5' 9" ( 2.97m x 1.75m )  
A variety of wall and base units, plumbing for a washing machine, space for a fridge/freezer, sink & drainer, gas hob with hood over, low level electric oven, glazed window to front aspect, tiled splashbacks, radiator.



## Downstairs Cloakroom

Wash hand basin, Low level WC, radiator.

## Lounge

17' 2" Max x 12' 8" Max ( 5.23m Max x 3.86m Max )

Doors and windows to rear garden, laminate floor, radiator, under stairs cupboard.

## First Floor Landing

Doors to all rooms.

## Bedroom One

10' 9" Max x 9' 1" ( 3.28m Max x 2.77m )

Glazed window to rear, carpeted flooring, radiator.

## Bedroom Two

12' 6" Max x 9' 7" Max ( 3.81m Max x 2.92m Max )

Carpeted flooring, radiator, glazed window to front, fitted wardrobe.

## Outside Space

### Front Garden

Gravelled shrub bed, path to front door, external storage cupboard.

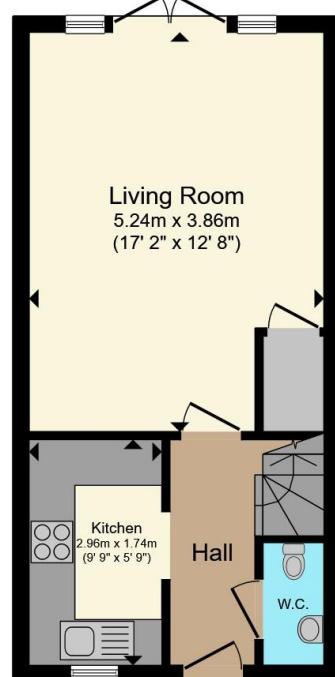
### Rear Garden

Mainly gravelled, raised decking area, enclosed fencing.

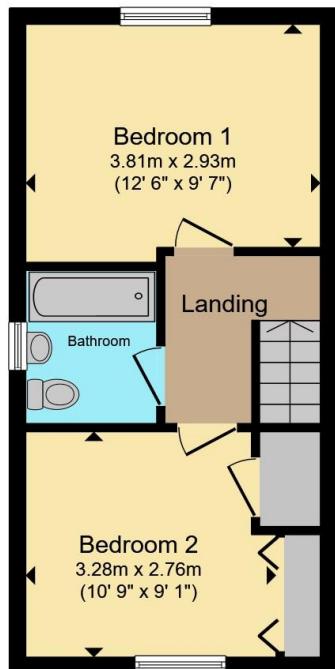
### Parking

Allocated parking





**Ground Floor**



**First Floor**

Total floor area 64.1 m<sup>2</sup> (690 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

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26A Fyfield Barrow The Walnut Tree Local Centre Walnut Tree

EPC Rating: C    Council Tax Band: B

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Tenure: Freehold



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