



**Connells**

Ibstone Avenue  
Bradwell Common Milton Keynes

# Ibstone Avenue Bradwell Common Milton Keynes MK13 8EA

for sale offers in excess of  
**£400,000**



## Property Description

Connells Estate Agents are delighted to be able to offer for sale this wonderful four-bedroom link-detached home that is perfectly located in a quiet cul-de-sac, making this an ideal family home.

The accommodation on offer includes an entrance hallway, downstairs cloakroom, living room, dining room, conservatory, kitchen, four bedrooms and a family bathroom. Outside there is a beautiful established rear garden that has been well looked after, whilst the front offers a driveway providing off road parking that leads to a single garage.

Please see the full range of photographs that accompany this listing, as well as the floorplan showing an indicative view of room layouts and measurements. For further information and to arrange your viewing call Connells Estate Agents on 01908 674141 and email [miltonkeynes@connells.co.uk](mailto:miltonkeynes@connells.co.uk).

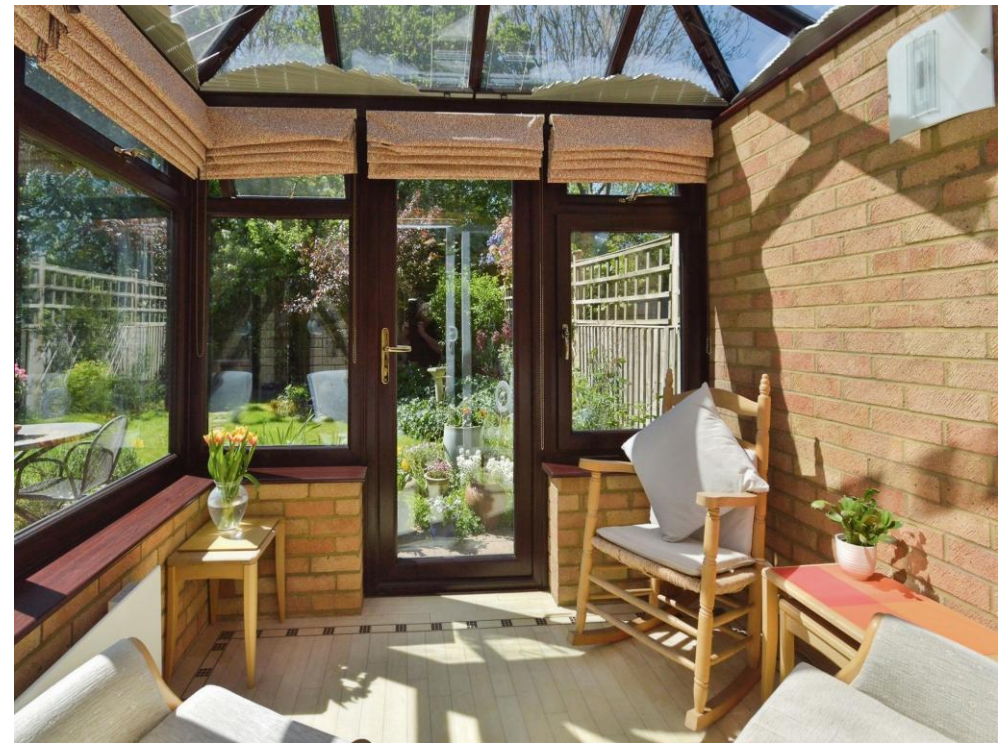
## The Area

Bradwell Common is conveniently located for excellent access into Milton Keynes town centre and is within walking distance. Centre. MK is home to a wide range of well-known shops and is one of the largest shopping malls in Europe. Further amenities such as bars and restaurants can be found in the theatre district, the Xscape building, and the hub area which is within walking distance of Bradwell Common. The Xscape building is also home to a large multi-screen cinema.

Milton Keynes Central railway station is within a short walk making this an ideal location for commuters. Direct journey times to London take approximately 35 minutes. Bradwell Common is well served with a combined first/middle school and also a private nursery. Local bus routes across the town, main trunk roads such as the A421, A422, A5 & A509 are easily accessible from Milton Keynes as well as Junctions 13 & 14 of the M1 connecting to the town. Bradwell Common also has its own local shops & is a short walk from a well serviced retail park.



**Entrance Hallway**  
**Downstairs W/C**  
**Living Room**  
**Dining Room**  
**Kitchen**  
**Conservatory**  
**Bedroom 1**  
**Bedroom 2**  
**Bedroom 3**  
**Bedroom 4**  
**Family Bathroom**  
**Rear Garden**  
**Garage & Driveway**





Total floor area 109.3 m<sup>2</sup> (1,177 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



To view this property please contact Connells on

**T 01908 674 141**  
**E [miltonkeynes@connells.co.uk](mailto:miltonkeynes@connells.co.uk)**

Northgate House 500 Silbury Boulevard  
 MILTON KEYNES MK9 2AD

EPC Rating: C Council Tax  
 Band: D

Tenure: Freehold

**view this property online [connells.co.uk/Property/MKN321340](http://connells.co.uk/Property/MKN321340)**



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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