



Cauldwell

PROPERTY SERVICES



Fir Tree House 137 Buckingham Road

Bletchley, Milton Keynes, MK3 5JD

£825,000



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ENTRANCE HALL

Entrance door. Stairs to first floor. Door to living room, study, utility room and open plan living space. Glass balustrade. Skimmed ceiling with inset lighting. Feature radiator. Frosted double glazed window to front.

CLOAKROOM

Two piece suite comprising low level wc and wash hand basin. Heated towel rail. Double glazed window to front. Skimmed ceiling with inset lighting

LIVING ROOM

8'6" x 18'8" (2.60 x 5.70)

Designed with an opening to the open plan Kitchen dining room. Double glazed window to the front. Radiator. Unfinished Room with potential for customisation.

STUDY/LIBRARY

12'2" x 10'11" (3.72 x 3.33)

Double glazed bay window to front. Skimmed ceiling. Two feature radiators.

UTILITY ROOM

10'9" x 6'3" (3.30 x 1.91)

Worksurface incorporating Belfast sink and drainer. Space for washing machine and tumble dryer. Double glazed window to side. Feature radiator. Unfinished Room with potential for customisation.

KITCHEN/DINING/FAMILY ROOM

29'1" x 12'9" (8.87 x 3.91)

Fitted with a range of wall and base units with granite worksurfaces incorporating a one and half bowl sink drainer and mixer tap and waste disposal unit. Feature unit lighting. Built in dishwasher and fridge freezer. Two built in self cleaning ovens and microwave with tilt and slide doors. Built in coffee machine. Central island unit with plate induction hob. Double glazed window to side and double glazed French doors to rear. Skimmed ceiling with inset lighting. Ceramic tiled flooring Opening to living room and family room. Skimmed ceiling with inset lighting. Ceramic tiled flooring. Two feature radiators with to kitchen and dining room with inset lighting. Internet connection. Feature wall lights. USB charging points.

FIRST FLOOR LANDING

Glass balustrade. Skimmed ceiling Doors to all rooms. Double glazed window to front. Door to inner hall way.

INNER HALL WAY

Loft access.

BEDROOM ONE

12'11" x 10'7" (3.95 x 3.25)

Double glazed French doors to Juliette balcony to rear. Door to Jack and Jill ensuite. Skimmed ceiling. Two feature radiators.

JACK AND JILL ENSUITE

The space is currently a blank canvas awaiting your creative vision.

BEDROOM TWO / DRESSING ROOM

19'5" x 9'0" (5.94 x 2.76)

Double glazed French doors to balcony to rear. Double glazed window to side. Skimmed ceiling with inset lighting. Feature radiator

BEDROOM THREE

11'0" x 10'10" (3.36 x 3.32)

Double glazed bay window to front. Skimmed ceiling. USB points. Feature wall lights. Door to ensuite.

ENSUITE

Three piece suite comprising walk in double shower cubicle, low level wc and wash hand basin with vanity surround. Heated towel rail. Tiled walls and flooring. Skimmed ceiling with inset lighting. Extractor.

BEDROOM FOUR

19'4" x 9'1" (5.90 x 2.77)

Double glazed window to the front. Wooden feature flooring. Door to Jack and Jill ensuite. Radiator.

FAMILY BATHROOM

Double glazed window to rear. The space is currently a blank canvas awaiting your creative vision.

ANNEXE

Offering two floors of accommodation. including kitchen, cloakroom and two generous versatile living spaces. Although started the first floor of the annex is yet to be complete.

ANNEX RECEPTION AREA

11'11" x 9'2" (3.65 x 2.81)

Door to living room (currently used as gym) Door to study (currently used as office) Storage cupboard. Door to kitchen.

ANNEX KITCHEN

7'8" x 4'1" (2.34 x 1.27)

Fitted with a range of soft close wall and base units incorporating sink and drainer unit. Under unit lighting. Skimmed ceiling with extractor. Part tiled walls. Space for under counter fridge. Door to cloakroom.

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ANNEX CLOAKROOM

Two piece suite comprising low level wc and glass wash hand basin with mixer tap. Part tiled walls. Skimmed ceiling. Inset lighting.

ANNEX GYM

17'2" x 17'0" (5.25 x 5.20)

Currently used a gym. Door to shower cubicle. Skimmed ceiling with inset lighting. Double glazed window and the door to the side.

ANNEX STUDY/OFFICE

17'1" x 12'6" (5.22 x 3.82)

Two double glazed windows to front. Double glazed window to side. Skimmed ceiling with inset lighting. USB points. Double glazed French door to the garden.

FRONT GARDEN

Laid mainly to shingle, offering approximately 250m2 of driveway.

REAR GARDEN

The Rear garden offers access to the Barn conversion. High degrees of privacy and an outbuilding. Foundations laid for landscaping.

All measurements are approximate. The mention of appliances and/or services within these sales particulars does not imply that they are in full efficient working order. Please note that any services, heating systems or appliances have not been tested and no warranty can be given or implied as to their working order. MORTGAGE & FINANCIAL - The Mortgage Store can provide you with up to the minute information on all available rates. To arrange an appointment, telephone this office YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOANS SECURED ON IT. Full quotation available on request. A suitable life policy may be required. Loans subject to status. Minimum age 18.

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Road Map



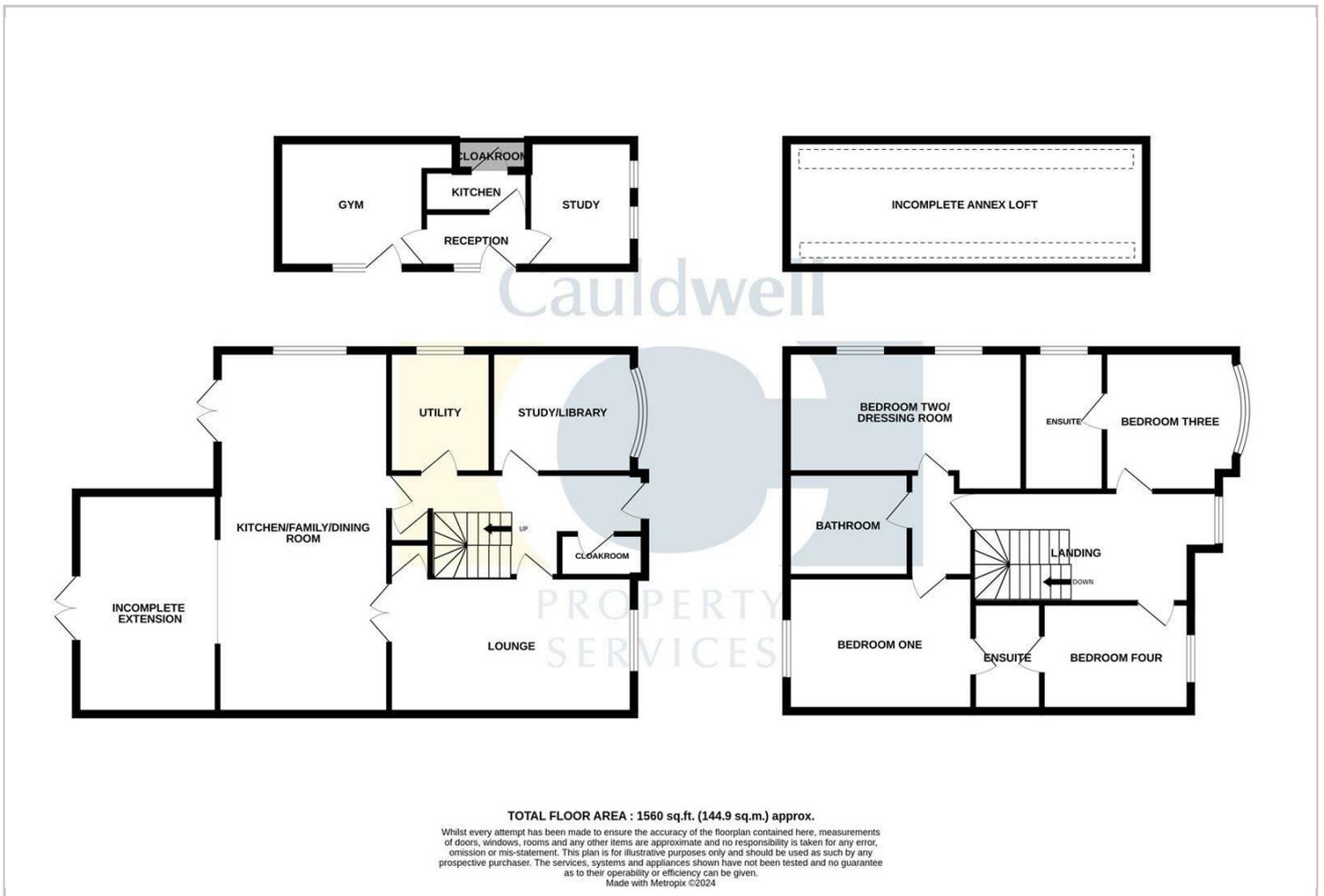
Hybrid Map



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

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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