



# Cauldwell

PROPERTY SERVICES



## 51 Chevalier Grove

Crownhill, Milton Keynes, MK8 0EJ

£389,995



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## ENTRANCE HALL

Entrance door. Door to living room and cloakroom.

## CLOAKROOM

Two piece suite comprising low level wc and wash hand basin. Radiator. Frosted double glazed window to side.

## LOUNGE/DINER

23'7" x 15'5" to 6'10" (7.2 x 4.7 to 2.1)

Stairs to first floor. Understairs storage cupboard. Double glazed window to rear. Double glazed doors to conservatory. Radiator. Door to kitchen.

## KITCHEN

8'10" x 7'10" and 8'6" x 15'2" (2.7 x 2.4 and 2.6 x 4.63)

into extension

Fitted with a range of soft close wall and base units with work surface incorporating sink with mixer tap. Space for freestanding cooker with extractor hood. Further sink drainer unit. Space for fridge freezer. Plumbing for washing machine and dishwasher. Two double glazed windows to front. Feature radiator. Extension with vaulted ceiling and double glazed sky lights to front and rear. Skimmed ceiling.

## CONSERVATORY

10'0" x 9'8" (3.07 x 2.96)

Double glazed construction. Double glazed French doors to rear garden. Power and light.

## FIRST FLOOR LANDING

Doors to all rooms. Double glazed window to front. Loft access. Airing cupboard.

## BEDROOM ONE

11'6" x 8'9" (3.52 x 2.68)

Double glazed window to rear. Radiator.

## BEDROOM TWO

11'7" x 8'3" (3.55 x 2.53)

Double glazed window to rear. Radiator.

## BEDROOM THREE

7'4" x 13'7" (2.24 x 4.15)

Restricted head height

Double glazed sky light to front. Radiator.

## BATHROOM

Three piece suite comprising panelled bath with shower over, low level wc and wash hand basin. Frosted double glazed window to front. Heated towel rail.

## REAR GARDEN

Enclosed and laid mainly to lawn with patio area. Wooden fence surround. Gated access. Shingle area. Service door to garage. Outside lighting. Garden shed.

## FRONT GARDEN

Laid to lawn. Privet hedge. Block paved driveway.

## SINGLE GARAGE

Up and over door. Power and lighting.

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

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## Road Map



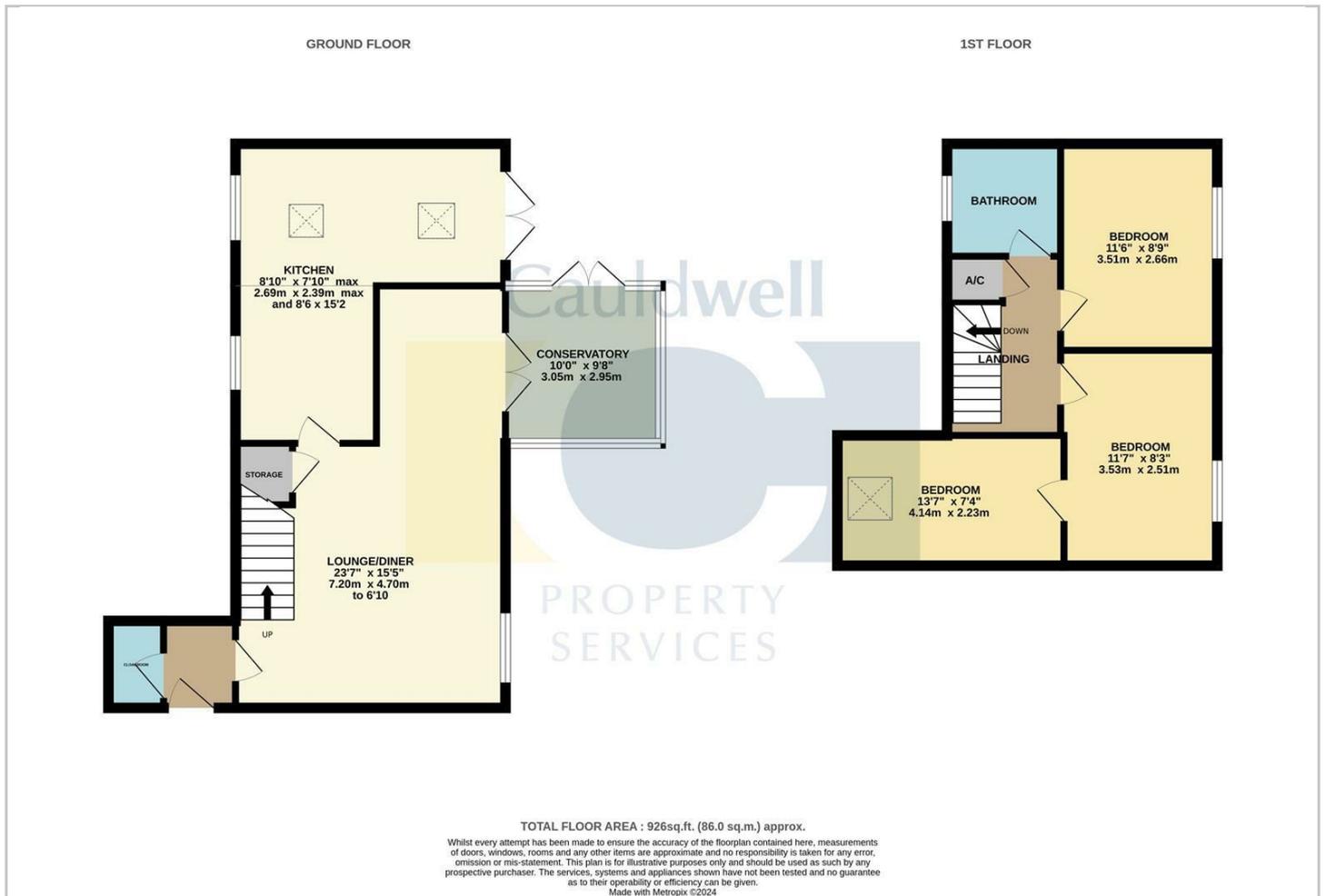
## Hybrid Map



## Terrain Map



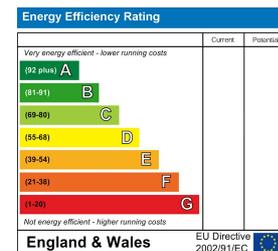
## Floor Plan



## 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



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