Cauldwell

PROPERTY SERVICES

11 Malton Close

Monkston, Milton Keynes, MK10 9HR

£575,000

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ENTRANCE HALL
Stairs to first floor. Double internal doors to living room. Door to cloakroom and kitchen. Understairs storage cupboard. Door to downstairs bedroom. Double glazed window to front and
side Radiator. Coving to skimmed ceiling.

CLOAKROOM
Two piece suite comprising low level wc and wash hand basin. Half tiled walls. Coving to skimmed ceiling. Extractor.

KITCHEN/DINING ROOM
20'2" x 12'10" (6.16 x 3.92)
Fitted with wall and base units with worksurfaces incorporating one and half bowl sink drainer and mixer tap. Space for Range cooker with extractor hood. Built in fridge freezer and dishwasher. Splash back tiling. Double glazed window to side. Sliding double glazed doors to rear. Tiled flooring. Arch to utility room.

UTILITY ROOM
Fitted with wall and base units with roll top worksurfaces incorporating plumbing for washing machine and space for tumble dryer. Splash back tiling. Tiled flooring.

BEDROOM
16'10" x 11'6" (5.15 x 3.53)
Double glazed window to front. Radiator.

ENSUITE
Three piece suite comprising shower cubicle with wall mounted shower, low level wc and wash hand basin. Radiator. Double glazed window to side.

LIVING ROOM
25'3" x 13'6" (7.70 x 4.14)
Dual aspect with double glazed window to side. Double height vaulted ceiling with sky lights to front and rear. Sliding double glazed doors to rear garden.

BEDROOM
18'7" x 11'1" (5.68 x 3.39)
Skimmed ceiling. Double glazed window to side and double glazed sky light to side.

BEDROOM
14'4" x 11'1" (4.37 x 3.38)
Two double glazed windows to side. Bedroom furniture. Built in cupboards. Door to ensuite.

ENSUITE
Four piece suite comprising tiled shower cubicle with wall mounted shower, panelled bath with shower attachmnent, low level wc and wash hand basin. Built in cupboard. Part tiled walls. Frosted double glazed window to side.

STAIRS TO
Two further bedrooms and bathroom.

BEDROOM
12'7" x 16'3" (3.86 x 4.97)
Double glazed French doors to Juliette balcony to rear. Double glazed sky light to side.

BEDROOM
16'5" x 9'4" (5.02 x 2.85)
Double glazed sky light to side. Double glazed port hole window to front.

BATHROOM
Four piece suite comprising panelled bath with shower attachment, tiled shower cubicle with wall mounted shower, low level wc and wash hand basin. Radiator. Shaver point. Extractor. Skimmed ceiling. Inset lighting, Double glazed sky light to side.

Tel: 01908 304480

REAR GARDEN
Enclosed and laid to lawn with wooden fence surround. Patio area. Outside tap and light. Gated side access.

FRONT GARDEN
Hardstanding drive, Storm porch to front door.

SINGLE GARAGE
Up and over door. Power and light.

All measurements are approximate.
The area measurements are taken from the government EPC register.
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.

The above details have been submitted to our clients but at the moment have not been approved by them and we therefore cannot guarantee their accuracy and they are distributed on this basis. Please ensure that you have a copy of our approved details before committing yourself to any expense.

We routinely refer customers to Franklins solicitors, Gough Thorne and The Mortgage Store. It is your decision whether you choose to deal with them, in making that decision, you should know that we receive a referral fee in the region of £80 to £250 for recommending you to them

All clients are subject to identity and source of funds checks. We use a third party company to complete these for us. The charge is £60 inc vat per transaction which requires to be paid at your earliest convenience once your offer has been accepted, this enables us to conduct the verification checks we are obliged to do as per HMRC Anti Money Laundering guidelines.

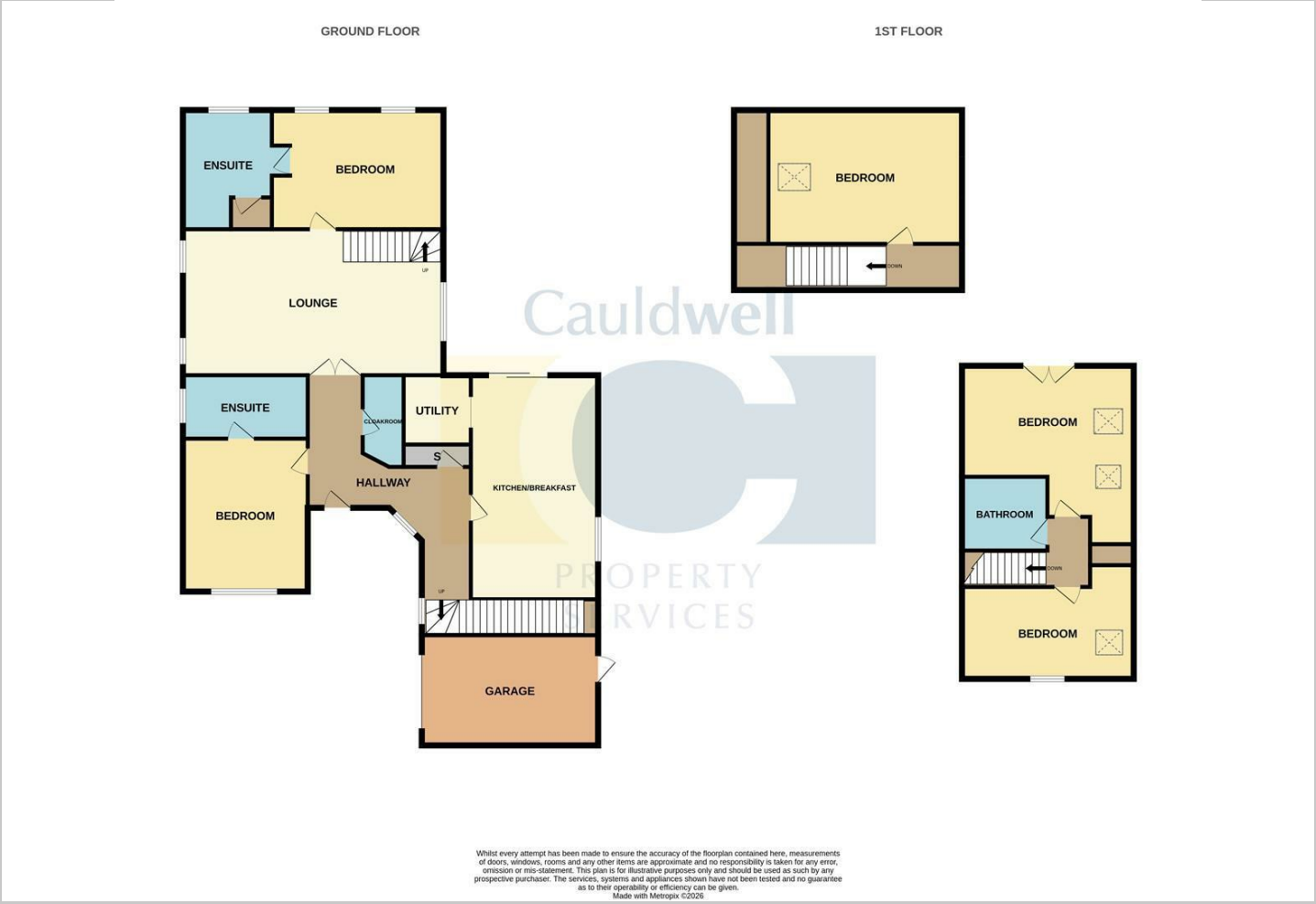
Photographs may be digitally enhanced for presentation purposes, including lighting and cosmetic adjustments. No structural or permanent features of the property have been altered, and buyers should satisfy themselves by inspection.

Road Map

Hybrid Map

Terrain Map

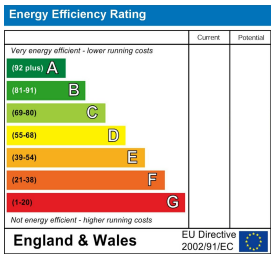
Floor Plan



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



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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