Cauldwell

PROPERTY SERVICES

# 6 Dexter Drive, Milton Keynes, MK8 1AA

## £425,000

Situated on the edge of the ever-popular Whitehouse development, this spacious and beautifully presented three-bedroom semi-detached family home enjoys a convenient position within walking distance of the highly regarded local school and medical centre, whilst offering excellent access to Central Milton Keynes and the mainline railway station.

The accommodation is thoughtfully arranged throughout, with an inviting entrance hall leading to a downstairs cloakroom, a bay-fronted living room, and a stylish fitted kitchen. A separate formal dining room links seamlessly with both the kitchen and living room, creating an excellent flow of space that is ideal for both everyday family life and entertaining.

The kitchen has been enhanced with a range of quality upgrades, including granite work surfaces, integrated white goods, under-cabinet lighting, tiled flooring, and ample storage.

To the first floor, a generous landing provides access to three well-proportioned bedrooms, including a spacious principal bedroom benefitting from fitted wardrobes and a modern en-suite shower room. A well-appointed family bathroom serves the remaining bedrooms.

Externally, the property continues to impress. The landscaped rear garden has been thoughtfully designed to provide a fantastic outdoor entertaining space, featuring a porcelain patio and contemporary aluminium

**ENTRANCE HALL**
Composite double glazed door to front. Radiator. Tiled flooring. Stairs to first floor landing with under stairs storage cupboard with fibre internet.

**CLOAKROOM**
Double glazed obscure window to front. Two piece suite comprising close coupled wc and wash hand basin Tiled flooring.

**LIVING ROOM 19'8" x 11'0" (6.01 x 3.37)**
max into bay
Double glazed bay window to front. Two radiators. Television point. Opening to dining room.

**DINING ROOM 9'7" x 7'9" (2.94 x 2.38)**
Double glazed French doors to rear. Tiled flooring. Radiator. Door to kitchen.

**KITCHEN 9'4" x 10'0" (2.85 x 3.06)**
Double glazed window to rear. Fitted with a range of wall and base units with Granite worksurfaces incorporating sink drainer unit. and filter water tap and water softener. Electric oven, four ring gas hob and extractor hood. Integral dishwasher. fridge freezer and washing machine. Wall mounted combination boiler. Tiled flooring. Under cupboard lighting. LED lighting; Door to entrance hall . Radiator.

**FIRST FLOOR LANDING**
Stairs from entrance hall. Storage cupboard. Access to loft space.

**BEDROOM ONE 12'11" x 10'11" (3.96 x 3.34)**
Double glazed window to front. Built in wardrobes with mirror sliding doors. Additional built in wardrobes. Radiator. Door to ensuite

**ENSUITE**
Double glazed obscure window to front. Three piece suite comprising double shower cubicle with mains shower, wash hand basin and close coupled wc. Shaver point. Extractor fan. LED lighting. Heated towel rail. Tiled flooring. Part tiled walls.

**BEDROOM TWO 11'3" x 12'0" ( 3.44 x 3.67)**
Double glazed window to rear. Radiator.

**BEDROOM THREE 9'5" x 6'9" (2.89 x 2.07)**
Double glazed window to rear. Radiator.

**BATHROOM**
Three piece suite comprising walk in shower cubicle with sliding doors and mains shower with shower attachment, close coupled wc and wash hand basin. Extractor fan. LED lighting. Heated towel rail. Tiled flooring. Part tiled walls.

**FRONT GARDEN**
Small front garden laid to shingle stone.

**REAR GARDEN**
Laid to lawn with rear width porcelain patio and pergola and further patio areas to sides and rear. Timber shed. Outside lighting and tap. Gated access to side to driveway parking for two vehicles and EV charger. Power.

**GARAGE CONVERSION OFFICE/STUDIO 22'0" x 9'3" (6.71 x 2.83)**
Double glazed French doors and windows with blinds to front. Double glazed door. LED lighting. Tiled flooring Boarded loft space via drop down ladder. Two electric heater.

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

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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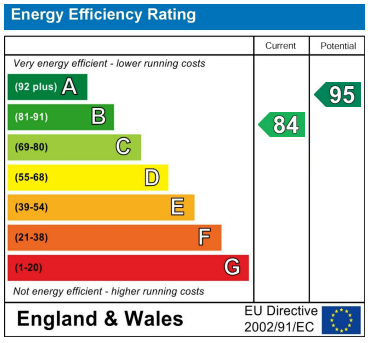
## Area Map

## Energy Efficiency Graph

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The Vizion, 350 Avebury Boulevard, Central Milton Keynes, Buckinghamshire, MK9 2JH
Tel: 01908 304480 Email: info@cauldwellproperty.co.uk www.cauldwellproperty.co.uk