



# Cauldwell

PROPERTY SERVICES



## 179 Downs Barn Boulevard

Downs Barn, Milton Keynes, MK14 7PX

£315,000



# 179 Downs Barn Boulevard

Downs Barn, Milton Keynes, MK14 7PX

£315,000



## ENTRANCE

Double glazed door to the front. Coat storage area. Under stair space, Two radiators. Telephone points

## LIVING ROOM

12'3" x 12'9" (3.74 x 3.90)

Two double glazed windows to the front. Radiator.

## KITCHEN DINER

12'2" x 11'2" (3.73 x 3.41)

Two double glazed windows to the rear. Kitchen fitted with range of wall and base units with worksurfaces incorporating a one and a half sink and drainer with mixer tap, Electric cooker point. Electric oven and fitted extractor hood. Space for fridge freezer, plumbing for washing machine, plumbing for dishwasher. Wall mounted central heating boiler. Radiator.

## DOWNSTAIRS SHOWER ROOM

Double glazed window to the rear. Shower cubicle with mains shower. Hand wash basin, low level wc, extractor fan.

## FIRST FLOOR LANDING

Stairs from ground floor. Access to loft space, Airing cupboard.

## BEDROOM ONE

13'0" x 9'7" (3.97 x 2.94)

Two double glazed windows to the front. Radiator.

## BEDROOM TWO

10'4" x 11'2" (3.17 x 3.41)

Two double glazed windows to the rear. Radiator.

## BEDROOM THREE

9'1" x 8'8" (2.79 x 2.65)

Double glazed window to the front. Radiator.

## BATHROOM

Double glazed window to the rear. Refitted suite with P shaped bath and mixer tap and shower over. Low level wc, wash hand basin with mixer tap. Radiator.

## FRONT

Laid to lawn, Shingle stone area. Block paved driveway

## REAR GARDEN

Full width patio area. Leading to lawn. Brick storage shed. Timber storage shed. Gated access to rear.

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.

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.

**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.

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



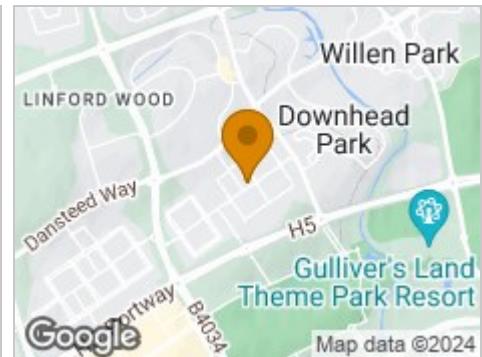
## Road Map



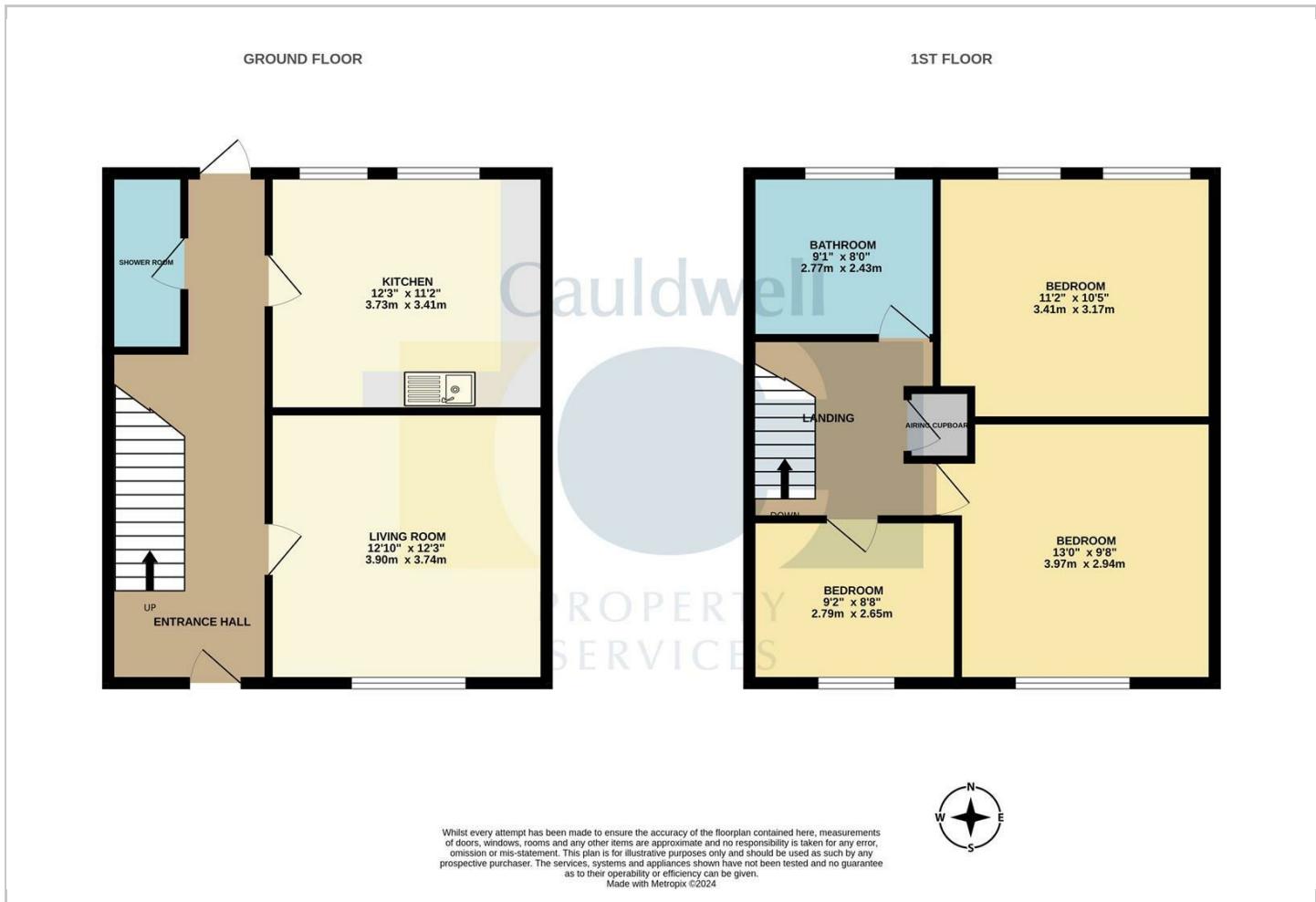
## Hybrid Map



## Terrain Map



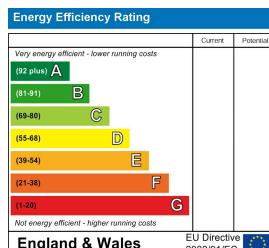
## Floor Plan



## 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.