Cauldwell

PROPERTY SERVICES

59 Century Avenue, Milton Keynes, MK6 2UL

Offers Over £259,995

CAULDWELL are delighted to offer for sale this well presented two double bedroom semi detached home, situated within the popular Oldbrook area of Milton Keynes and offered for sale with no upper chain. The accommodation briefly comprises; entrance hall, fitted kitchen, spacious lounge/dining room and conservatory overlooking the rear garden. To the first floor there are two well proportioned double bedrooms and a family bathroom. Outside benefits from front and rear gardens, driveway parking and a garage.

Oldbrook is one of Milton Keynes' most centrally located and established residential areas, making it highly popular with commuters, first time buyers and investment purchasers alike. The area is within close proximity to Central Milton Keynes shopping centre, Milton Keynes railway station with direct links to London Euston, and the extensive leisure facilities the city has to offer. Oldbrook also benefits from nearby parks, local shops, schools and excellent road links including the A5 and M1, making it a convenient and well connected place to live.

Council tax band: B
Energy rating: C

ENTRANCE HALL
Stairs to first floor. Radiator. Door to living room and kitchen.

KITCHEN 7'6" x 8'9" max (2.31 x 2.69 max)
Fitted with a range of wall and base units with worksurfaces incorporating sink drainer and mixer tap. Built in oven, four ring hob and extractor. Double glazed window to front. Plumbing for washing machine.

LIVING ROOM 14'3" x 11'9" (4.36 x 3.60)
Radiator. Sliding double glazed door to rear. Skimmed ceiling

CONSERVATORY 9'6" x 9'2" (2.91 x 2.80)
Double glazed French doors to rear. UPVC double glazed construction. Tiled flooring.

REAR GARDEN
Enclosed and laid mainly to lawn with patio area. Wooden fence surround. Gated access.

FIRST FLOOR LANDING
Doors to upstairs rooms,. Double glazed window to side.

BEDROOM ONE 9'10",206'8" x 9'1" (3,63 x 2.77)
Double glazed window to rear. Radiator. Wardrobe.

BEDROOM TWO 11'10" x 8'5" (3.62 x 2.57)
Double glazed window to front. Radiator. Airing cupboard.

BATHROOM
Three piece suite comprising panelled bath, wash hand basin with cupboard surround and low level wc. Part tiled walls. Tiled flooring. Heated towel rail.

FRONT GARDEN
Laid to lawn. Hardstanding driveway leading to single garage.

SINGLE GARAGE
Up and over door,

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.

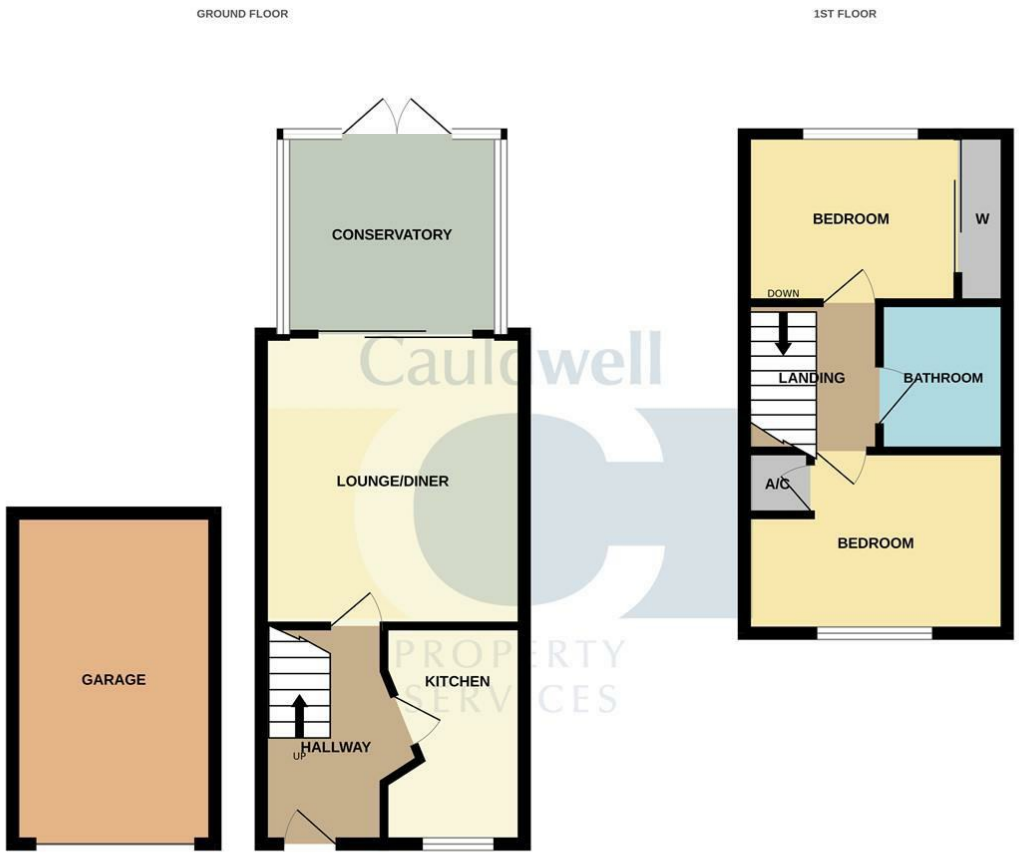
The above details have been submitted to our clients but at the moment have not been approved by them and we therefore cannot guarantee their accuracy and they are distributed on this basis. Please ensure that you have a copy of our approved details before committing yourself to any expense.

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.

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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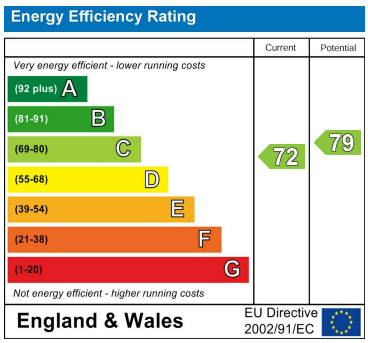
Area Map

Energy Efficiency Graph



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