Cauldwell

PROPERTY SERVICES

6 Eden Walk

Bletchley, Milton Keynes, MK3 7BZ

£339,995

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ENTRANCE PORCH

UPVC door to front. Double glazed obscure window to side. Internet connection point. Double glazed UPVC door to entrance hall.

ENTRANCE HALL

Stairs to first floor landing. Radiator. Door to living room and shower room.

LIVING ROOM

13'6" x 12'5" (4.12 x 3.79)

Double glazed window to front. Radiator. Electric fireplace. Television point. Understairs storage cupboard. Arch to dining room.

DINING ROOM

10'11" x 8'9" (3.35 x 2.68)

Double glazed patio doors to rear. Radiator. Door to kitchen.

CONSERVATORY

9'4" x 7'11" (2.85 x 2.42)

UPVC double glazed windows to side and rear. Brick base. Door to rear.

KITCHEN

11'0" x 7'4" (3.36 x 2.26)

Double glazed window to rear. Fitted with wall and base units with worksurfaces incorporating one and half bowl sink drainer and mixer tap. Electric oven and gas hob with extractor hood over. Plumbing for dishwasher. Wall mounted combination boiler. Door to utility room and store room.

UTILITY STORE ROOM

15'7" x 5'2" (4.75 x 1.60)

Double glazed window to door and rear. Plumbing for washing machine. Space for American style fridge freezer. Space for tumble dryer. Base units and worksurfaces. Tiled flooring.

SHOWER ROOM

Double glazed obscure window to front. Three piece suite comprising shower cubicle with mains shower, wash hand basin in vanity surround and close coupled wc. Heated towel rail. Extractor fan. Access to service loft.

FIRST FLOOR LANDING

Double glazed obscure window to side. Access to part boarded loft space.

BEDROOM ONE

10'5"x 8'11" (3.19x 2.73)

Double glazed window to front. Radiator. Built in wardrobes.

BEDROOM TWO

11'1" x 8'11" (3.39 x 2.73)

Double glazed window to rear. Radiator.

BEDROOM THREE

7'6" x 7'5" (2.31 x 2.27)

Double glazed window to front. Radiator. Built in wardrobes.

BATHROOM

Double glazed obscure window to rear. Three piece suite comprising bath with mains shower, wash hand basin in vanity surround and close coupled wc. Obscure double glazed window to side. Heated towel rail. Extractor fan. Tiled walls.

FRONT GARDEN

Laid to lawn.

Tel: 01908 304480

REAR GARDEN

Rear width patio area leading to lawn with flower beds and borders. Gated access to front. Outside power and tap. Door to garage at rear,

GARAGE

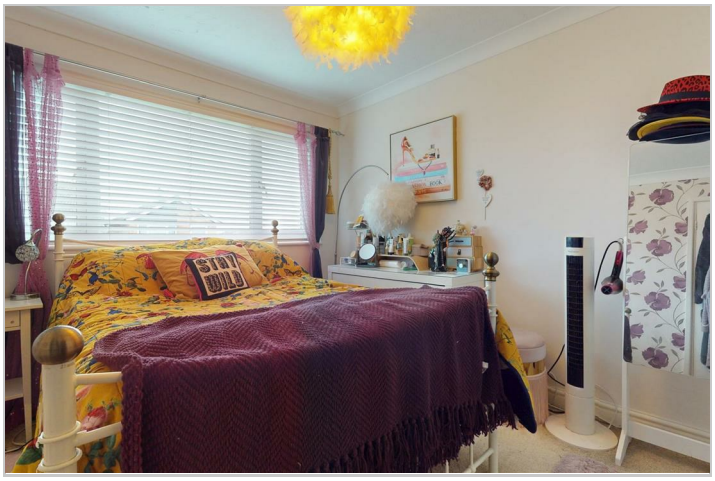
Up and over door. Door to garden.

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

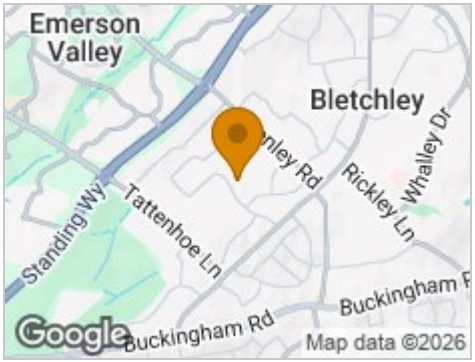
All clients are subject to identity and source of funds checks. We use a third party company to complete these for us. The charge is £60 inc vat per transaction which requires to be paid at your earliest convenience once your offer has been accepted, this enables us to conduct the verification checks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



Road Map

Hybrid Map

Terrain Map

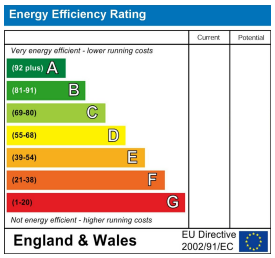


Floor Plan

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