Cauldwell

PROPERTY SERVICES

6 The Boundary, Milton Keynes, MK6 2HA

£325,000

CAULDWELL are pleased to offer for sale this three-bedroom link-detached home, situated within the popular and established Oldbrook area of Milton Keynes.

The property is in need of modernisation and offers an excellent opportunity for a buyer looking to update and improve a home to their own specification.

The accommodation begins with an entrance hall and leads through to a spacious lounge/dining room, providing a versatile living and entertaining space. There is also a fitted kitchen, useful utility area and downstairs cloakroom.

To the first floor are three bedrooms together with a family bathroom.

Outside, the property benefits from gardens to both the front and rear, with the enclosed rear garden offering good potential to create an attractive outdoor space.

With its well-proportioned accommodation and scope for improvement, this property would make an ideal purchase for buyers seeking a home they can modernise and personalise.

ENTRANCE HALL
Door to kitchen and living room. Radiator. Frosted window to front. Stairs to first floor. Understairs storage area.

CLOAKROOM
Three piece suite comprising tiled shower cubicle, low level wc and wash hand basin. Frosted double glazed window to rear. Extractor.

KITCHEN 9'8" x 8'10" (2.96 x 2.71)
Fitted with a range of wall and base units with worksurface incorporating sink drainer and mixer tap. Built in oven, four ring hob and extractor. Radiator. Double galzed window to rear. Tiled flooring. Opening to utility.

UTILITY ROOM 4'7" x 7'6" (1.42 x 2.29)
Door to garage. Double glazed door to rear. Door to cloakroom. Wall mounted boiler. Plumbing for washing machine. Tiled flooring.

LOUNGE/DINING ROOM 20'9" x 10'10" to 12'5" (6.33 x 3.31 to 3.79)
Bay window to front. Double glazed door and window to rear. Skimmed ceiling. Two radiators.

FIRST FLOOR LANDING
Doors to upstairs rooms. Access to loft. Window to side. Airing cupboard housing water tank with shelving above.

BEDROOM ONE 14'4" x 10'4" (4.37 x 3.17)
Window to front. Radiator.

BEDROOM TWO 9'10" x 6'0" (3.02 x 1.84)
Window to front. Radiator.

BEDROOM FOUR 10'5" x 6'6" (3.19 x 1.99)
Window to rear. Radiator.

BATHROOM
Three piece suite comprising panelled bath with shower attachment, low level wc and wash hand basin. Frosted double glazed window to rear. Radiator. Part tiled walls.

REAR GARDEN
Enclosed and laid mainly to lawn with wooden fence surround and patio area. Outside tap.

FRONT GARDEN
Laid to lawn with hardstanding driveway leading to garage.

GARAGE
up and over door.

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

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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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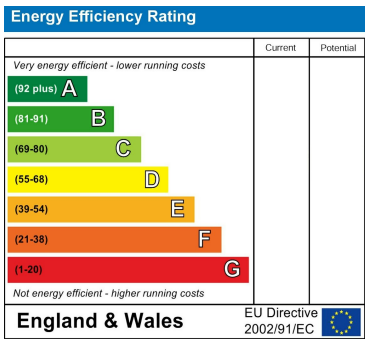
Area Map

Energy Efficiency Graph



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