

# Cauldwell

PROPERTY SERVICES



## 17 Syon Gardens

, Newport Pagnell, MK16 0JU

Price Guide £300,000





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## ENTRANCE PORCH

Front entrance door. Door to living room.

## LIVING ROOM

14'9" x 11'9" (4.5 x 3.6)

Stairs to first floor. Double glazed window to front. Radiator. Door to kitchen/diner.

## KITCHEN/DINER

14'9" x 10'11" (4.5 x 3.35)

Refitted with a range of wall and base units with worksurfaces incorporating sink drainer. Double glazed window to rear. Two double glazed doors to rear. Range cooker. Tiled flooring. Space for fridge/freezer. Skimmed ceiling with inset lighting

## FIRST FLOOR LANDING

Doors to all rooms. Airing cupboard.

## BEDROOM ONE

14'9" x 8'3" (4.5 x 2.54)

Studded wall dressing area. Double glazed window to front. Radiator.

## BEDROOM TWO

11'1" x 7'6" (3.4 x 2.3)

Double glazed window to rear. Radiator. Built in cupboard.

## BATHROOM

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

## REAR GARDEN

Enclosed and laid mainly to decking with lawn and

patio area. Brick and panelled fence surround. Brick built garden shed with window. Gated rear access. Allocated parking for one car.

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.

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### **COUNCIL TAX BAND**

Council tax band B. Sourced from <https://www.gov.uk/council-tax-bands>



Road Map



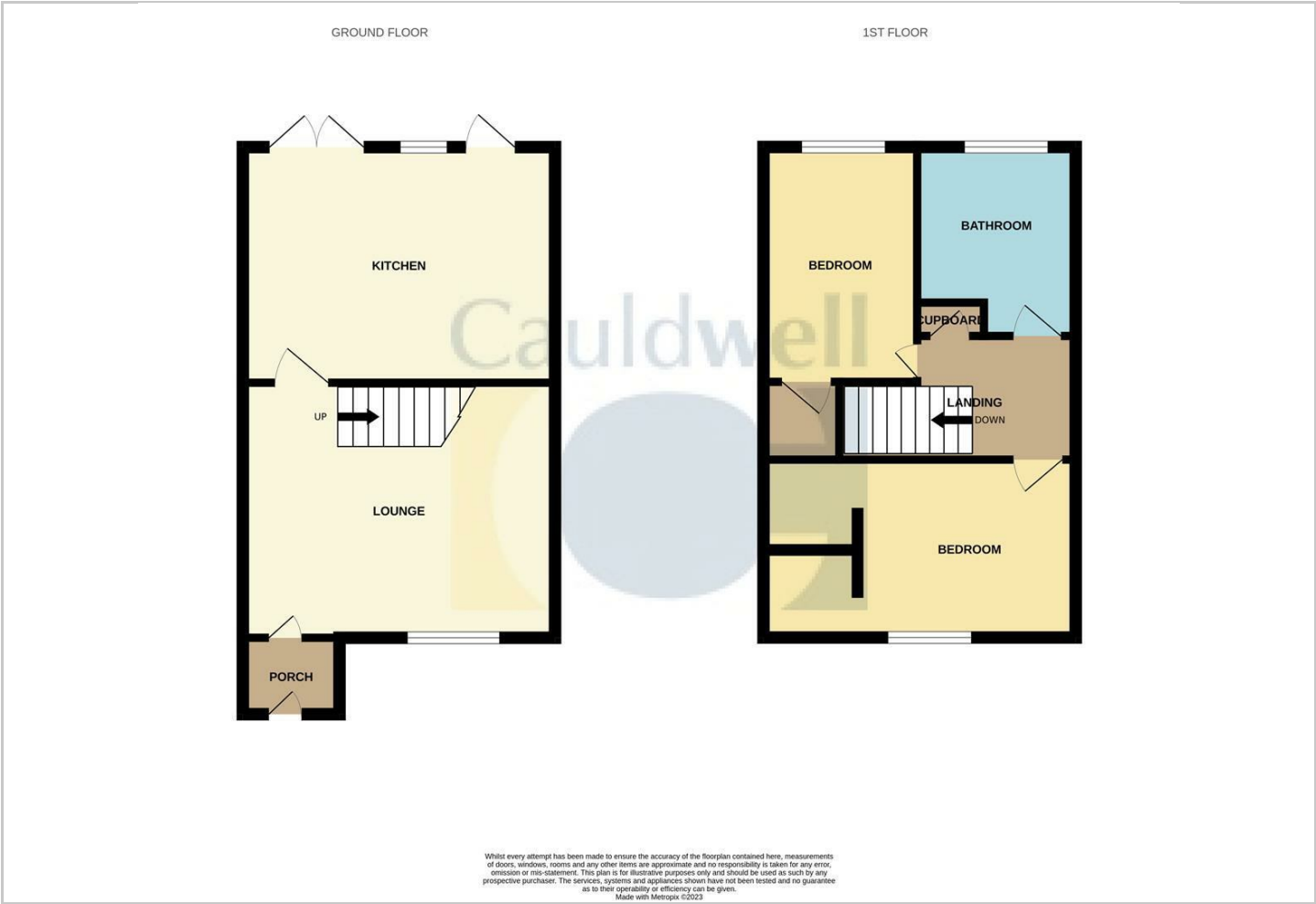
Hybrid Map



Terrain Map



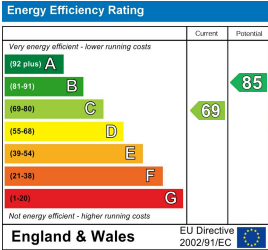
Floor Plan



Viewing

Please contact our Cauldwell Property Services LTD 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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