



Cauldwell

PROPERTY SERVICES



58 Chaplin Grove, Milton Keynes, MK8 0DG
Offers In The Region Of £165,000

CAULDWELL are delighted to bring to the market this two bedroom detached bungalow that is being sold as a 50% shared ownership. The property is located just 2 miles from central MK and the mainline train station in a popular residential location. The property boasts gardens to side and rear and a driveway to front. Accommodation comprises; entrance hall, lounge/dining room, fitted kitchen, two bedrooms and a bathroom. Council tax band C. Energy rating D.

ENTRANCE HALL

Front entrance door. Doors to all rooms. Double door airing cupboard housing water tank and storage. Access to loft space.

LOUNGE/DINING ROOM 10'11" to 9'3" x 20'10" (3.33 to 2.82 x 6.37)

Dual aspect room with double glazed window to side and sliding double glazed doors to rear garden. Radiator. Opening to kitchen.

KITCHEN 6'2" x 8'6" (1.89 x 2.61)

Double glazed window to side. Fitted with a range of wall and base units with worksurfaces incorporating one and half bowl sink drainer unit and mixer tap. Built in double oven, four ring hob. Plumbing for washing machine. Splash back tiling. Wall mounted boiler.

BEDROOM ONE 10'9" x 11'2" (3.28 x 3.41)

Fitted wardrobes. Double glazed window to side. Radiator.

BEDROOM TWO 8'0" x 6'2" (2.44 x 1.89)

Double glazed window to side. Radiator.

BATHROOM

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

REAR GARDEN

Enclosed and laid mainly to lawn with patio area, tree, flower and shrub borders to surround.

SIDE GARDEN

Laid to lawn with gated side access.

FRONT GARDEN

Hardstanding double length driveway. Path to front door.

COUNCIL TAX BAND

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

LEASE DETAILS

Lease length and remaining lease - The lease was formed in 1994 on a 99 year term with approx 75 years remaining

Ground rent £440 per year

Maintenance charge £2795.64

Insurance £166.92 a year

Total charges a month £283.60

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

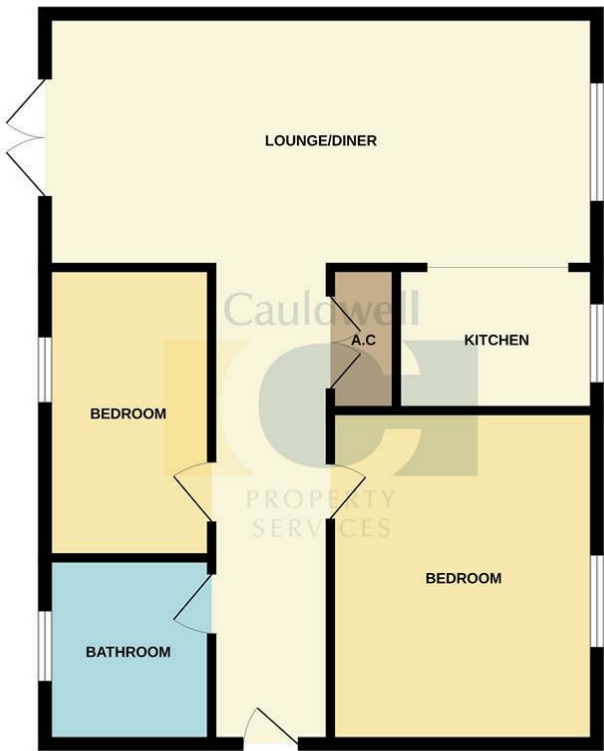
as to their working order. MORTGAGE & FINANCIAL - The Mortgage Store can provide you with up to the minute information on all available rates. To arrange an appointment, telephone this office **YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOANS SECURED ON IT.** Full quotation 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.

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Floor Plan

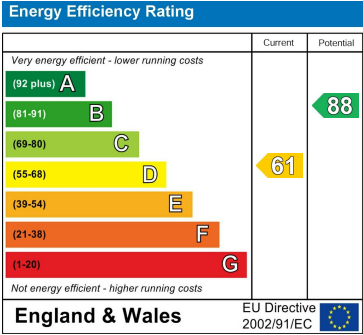


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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