

# Cauldwell

PROPERTY SERVICES



## 10 Bridgemere Close, Milton Keynes, MK4 4GL

### £385,000

Cauldwell are delighted to offer for sale a modern 3/4 Bedroom Townhouse with a conservatory and a GARAGE, in the Sought-After location of Westcroft, Milton Keynes

This versatile and spacious three/four-bedroom townhouse offers flexible living arrangements across three floors. Upon entering, the entrance hall leads to a study/bedroom four, perfect for a home office or additional living space. The ground floor also boasts an insulated roof CONSERVATORY, which creates a bright and cosy retreat overlooking the garden a downstairs utility cloakroom and a living room perfect for relaxing or entertaining.

On the first floor, the landing opens into a generous kitchen/dining room, ideal for family meals, and bedroom three, this floor also benefits from a separate WC for added convenience.

The second-floor landing leads to bedroom one with an ensuite, bedroom two, and a family bathroom.

Externally, the property features a low maintenance rear garden with a log cabin, providing additional outdoor office space. There is a single garage with an electric roller door and a driveway for off-street parking.

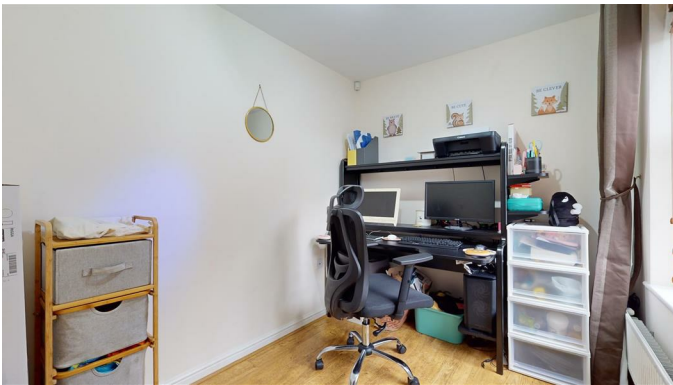


## ENTRANCE HALL



Front entrance door. Stairs to first floor. Radiator. Skimmed ceiling. Understairs storage cupboard. Door to living room, study and utility cloakroom.

## STUDY 8'3" x 6'10" (2.52 x 2.09)



Double glazed window to front. Radiator. Skimmed ceiling.

## UTILITY CLOAKROOM

Base units. Worksurfaces with wash basin. Low level wc. Plumbing for washing machine. Radiator. Skimmed ceiling. Extractor. Splash back tiling.

## LIVING ROOM 14'7" x 11'9" (4.46 x 3.59)



Double glazed French doors to conservatory. Double glazed window to rear. Skimmed ceiling. Radiator. Air conditioning.

## CONSERVATORY 13'11" x 9'9" (4.25 x 2.99)



Brick and UPVC double glazed construction. Insulated. Double glazed French doors to rear garden. Wall mounted heater. Air conditioning unit. Vaulted skimmed ceiling with inset lighting and power.

## FIRST FLOOR LANDING

Stairs to second floor. Door to kitchen/dining room and bedroom three.

## CLOAKROOM

Two piece suite comprising low level wc and wash hand basin. Radiator. Splash back tiling. Frosted double glazed window to front. Skimmed ceiling.

## BEDROOM THREE 10'7" x 8'0" (3.23 x 2.44)



Double glazed window to front. Radiator. Skimmed ceiling. Air conditioning.

## KITCHEN/DINING ROOM 14'7" x 13'9" max (4.45 x 4.20 max)



'L' shaped

Fitted with a range of wall and base units with worksurfaces incorporating one and half bowl sink drainer and mixer tap. Built in oven, four ring hob and extractor. Concealed wall mounted boiler. Space for fridge freezer. Plumbing for washing machine. Breakfast bar. Under unit lighting. Double glazed window to rear and double glazed French



doors to Juliette balcony to rear. Splash back tiling. Radiator. Air conditioning.

## SECOND FLOOR LANDING

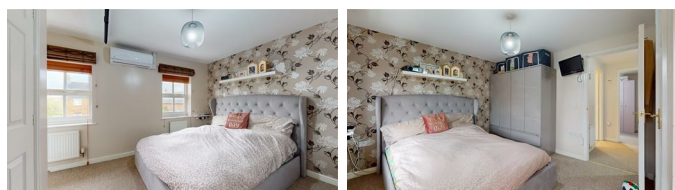
Doors to bedrooms one and two and family bathroom. Loft access. Radiator.

## BATHROOM



Re-fitted suite comprising panelled bath with shower over, low level wc and wash hand basin. Tiled walls. Heated towel rail. Skimmed ceiling with inset lighting. Extractor.

## BEDROOM ONE 10'4" x 10'4" (3.15 x 3.16)



Double door built in wardrobe. Two radiators. Two double glazed windows to rear. Skimmed ceiling. Door to ensuite. Air conditioning unit.

## ENSUITE



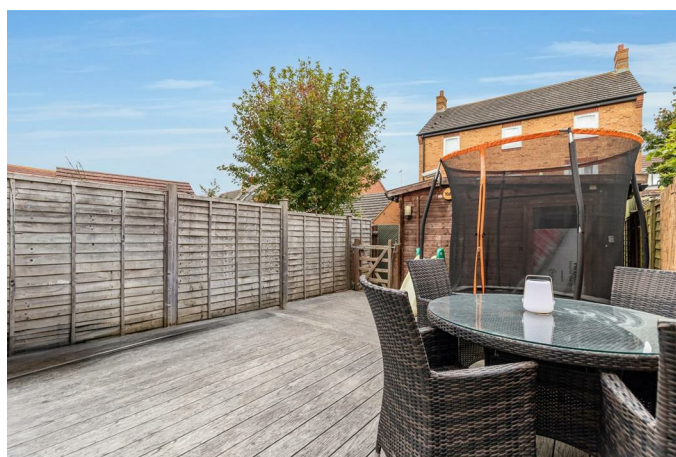
Re-fitted three piece suite comprising tiled shower cubicle with wall mounted shower. low level wc and wash hand basin. Tiled walls. Skimmed ceiling. Inset lighting. Extractor.

## BEDROOM TWO 11'3" x 7'4" (3.45 x 2.25)



Built in cupboard. Double glazed window to front. Radiator. Skimmed ceiling. Air conditioning unit.

## REAR GARDEN



An enclosed rear garden, laid mainly to decking with patio area. Wooden fence surround. Outside power and lighting. Double glazed log cabin with power. Gated rear access.

## SINGLE GARAGE



Electric roller shutter door. Power and light. Block paved driveway.

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



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Floor Plan

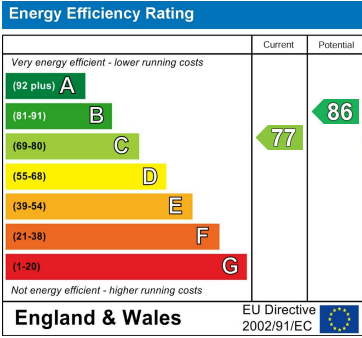


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Area Map



Energy Efficiency Graph



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