



Cauldwell

PROPERTY SERVICES



16 Brecknock Chase

Whitehouse, Milton Keynes, MK8 1DU

£675,000



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ENTRANCE HALL

15'0" x 5'11" (4.58 x 1.81)

Double glazed composite door to front. Radiator. Stairs to first floor landing with understairs storage cupboard. Tiled flooring.

LIVING ROOM

20'11" x 10'9" (6.40 x 3.29)

Double glazed bay window to front. Two radiators. Television point. Internet point. Double doors to kitchen/diner and family room.

STUDY

10'9" x 8'7" (3.29 x 2.64)

Double glazed windows to front and side. Radiator.

CLOAKROOM

Two piece suite comprising close coupled wc and wash hand basin. Radiator. Extractor fan. Tiled flooring.

KITCHEN/DINING/FAMILY ROOM

26'1" x 12'3" (7.97 x 3.75)

Two double glazed windows to rear. Double glazed French doors to rear. Fitted blinds. Range of wall and base units to kitchen area with Quartz worksurfaces incorporating one and half bowl stainless steel sink unit. Electric oven, five ring hob and extractor hood over. Integral fridge freezer, washing machine and dishwasher. Wall mounted central heating boiler. Two radiators. Double doors to living room. Television point. Tiled flooring LED and drop lighting.

FIRST FLOOR LANDING

Stairs from entrance hall. Airing cupboard with megaflo cistern and access to loft space.

BEDROOM ONE

17'3" x 11'1" (5.28 x 3.38)

Double glazed bay window to front. Radiator. Built in

wardrobes with mirror sliding doors. Television point. Door to ensuite.

ENSUITE

Double glazed obscure window to front. Three piece suite comprising double shower cubicle with mains shower, wash hand basin and close coupled wc. Electric shaver point. Extractor fan. LED lighting. Tiled flooring. Heated towel rail.

BEDROOM TWO

15'0" x 11'6" (4.59 x 3.52)

Double glazed windows to front and side. Radiator. Television point. Built in wardrobes with mirrored sliding doors.

BEDROOM THREE

12'3" x 8'1" (3.75 x 2.47)

Double glazed window to rear. Radiator. Internet connection point.

BEDROOM FOUR

9'8" x 9'1" (2.97 x 2.78)

Double glazed window to rear. Radiator. LAN internet connection point Television point.

BEDROOM FIVE

9'1" x 7'10" (2.77 x 2.40)

Double glazed window to rear. Radiator. Television point. LAN internet connection point

BATHROOM

Double glazed obscure window to side. Three piece suite comprising bath with mixer tap, mains shower with recess pipe work and folding glass shower screen, wash hand basin and close coupled wc. Heated towel rail. LED lighting. Extractor fan. Tiled flooring.

FRONT GARDEN

Lawn area with small hedge border and further lawn opposite which could be utilized for parking. Mono block driveway parking for three/four vehicles. Paved path to front door.

GARAGE

21'2" x 8'11" internally (6.47 x 2.74 internally)

Converted and currently used as a Gym. Up and over door to front.

Double glazed French doors. Fitted mirrors. Power and light. Roof storage space. Soft flooring.

REAR GARDEN

Rear width patio extending to one side leading to double shed with power and further garden shed. Garden lighting. Lawn area. Power and outside tap. Gated access to side.

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.

3. Mortgage

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.

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



Road Map



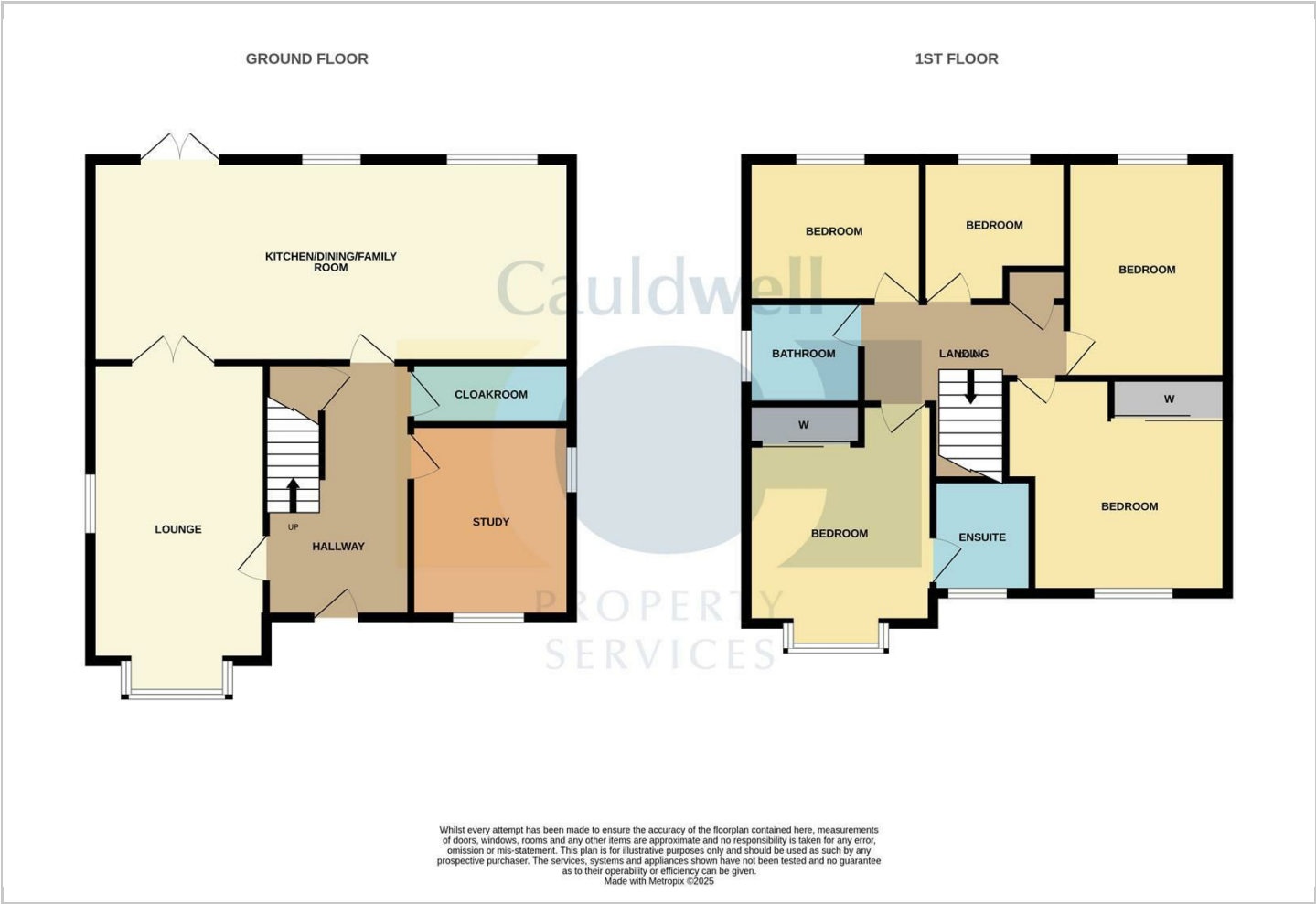
Hybrid Map



Terrain Map



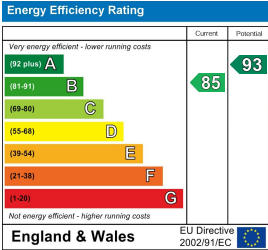
Floor Plan



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



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.