

Cauldwell

PROPERTY SERVICES



60 Carroll Close

, Newport Pagnell, MK16 8QH

Offers Over £285,000



3



1



1



60 Carroll Close

, Newport Pagnell, MK16 8QH

Offers Over £285,000



ENTRANCE HALL

Composite double glazed door to front. Stairs to first floor landing. Meter cupboard. Door to living room. Telephone point.

LIVING ROOM

16'10" x 11'4" (5.15 x 3.46)

Double glazed window to front. Radiator. Television point.

KITCHEN/DINER

14'2" x 8'9" (4.34 x 2.67)

Double glazed window to rear. A modern fitted kitchen with a range of wall and base units with worksurfaces incorporating sink drainer unit. Electric oven, four ring hob and extractor hood. Plumbing for washing machine. Space for fridge freezer. Radiator. Large under stairs storage cupboard with power and light. Arch to conservatory.

CONSERVATORY

12'8" x 8'7" (3.87 x 2.64)

Brick and UPVC construction with double glazed windows to side and rear. Double glazed French doors to rear. Glass roof. Fitted log burner.

FIRST FLOOR LANDING

Stairs from entrance hall. Access to loft space. Airing cupboard housing combination boiler.

BEDROOM ONE

12'8" x 8'11" (3.88 x 2.74)

Double glazed window to rear. Radiator.

BEDROOM TWO

13'0" x 7'0" (3.97 x 2.15)

Double glazed window to front. Radiator.

BEDROOM THREE

6'6" x 6'10" (1.98m x 2.08m)

Double glazed window to front. Radiator.

BATHROOM

Double glazed obscure window to rear. Three piece suite comprising bath with shower over, wash hand basin and close coupled wc. Part tiled walls. Shaver point.

FRONT GARDEN

Small shingle stone garden area with wrought iron fence to front.

REAR GARDEN

Rear width shingle stone area with steps up to lawn with small flower beds and tree. Gated access to rear providing access to garage in block.

GARAGE

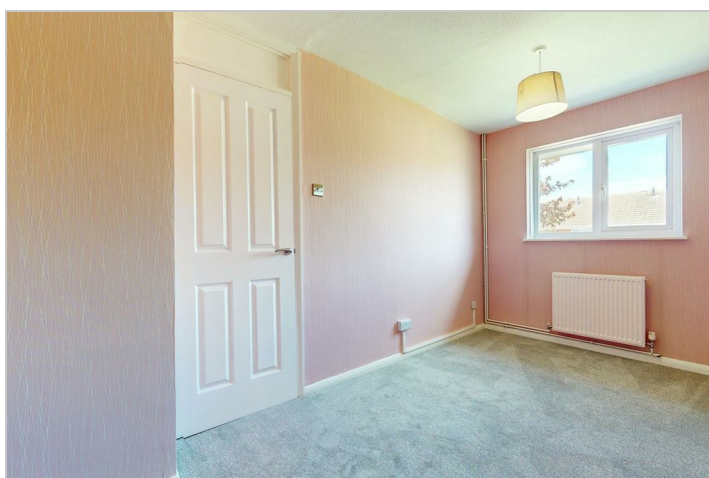
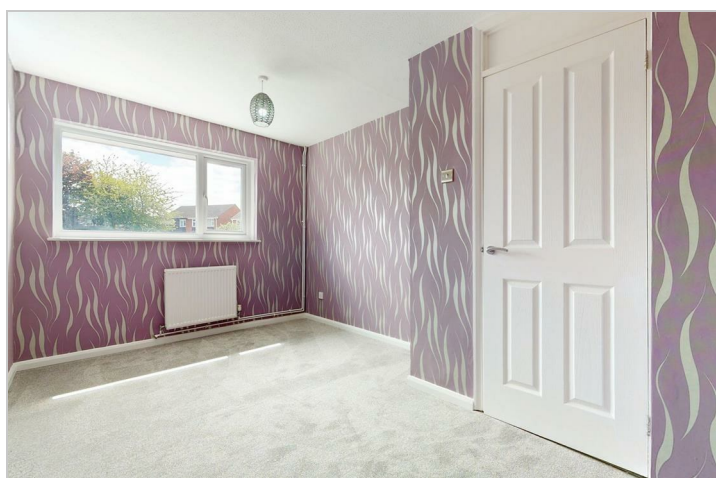
In block with up and over door to front.

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.

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



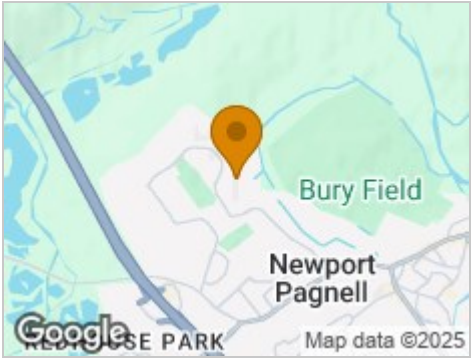
Road Map



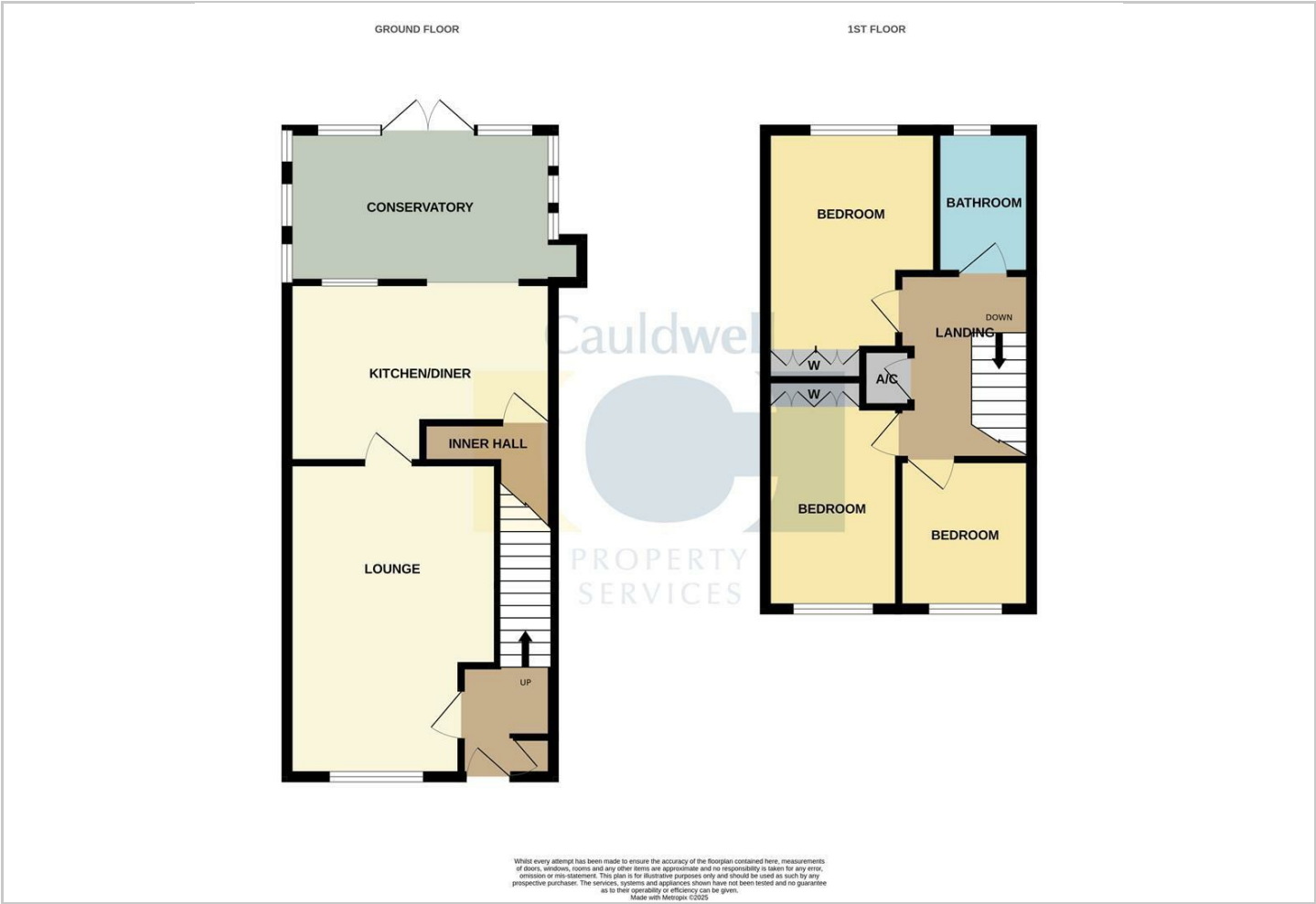
Hybrid Map



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.