



Cauldwell

PROPERTY SERVICES



15 Redbridge, Milton Keynes, MK14 6BD

Offers In Excess Of £290,000

Cauldwell Property Services are delighted to offer for sale this a three-bedroom semi-detached home, benefiting from double glazing and gas central heating. The accommodation in brief comprises: entrance porch, entrance hall, lounge, kitchen/dining room, first-floor landing, three bedrooms, and a family bathroom.

Externally, the property offers front and rear gardens, a garage, and additional off-road parking, making it an ideal family home in a convenient location.

Council tax band: B
Energy rating: C

ENTRANCE PORCH

Entrance door. Window to front. Double glazed door to entrance hall.

ENTRANCE HALL

Stairs to first floor. Double panelled radiator. Door to living room.

LIVING ROOM 14'9 x 11'6 (4.50m x 3.51m)

Double glazed window to front. Radiator. Arch to kitchen/dining room.

KITCHEN/DINING ROOM 14'9 x 12'4 (4.50m x 3.76m)

Fitted with a range of wall and base units with worksurfaces incorporating sink drainer unit. Built in oven, four ring hob and extractor. Plumbing for washing machine and space for dishwasher. Breakfast bar. Splash back tiling. Double glazed window to rear. Sliding double glazed door to rear. Double glazed door to side. Understairs storage cupboard housing boiler. Radiator.

FIRST FLOOR LANDING

Double glazed window to side. Airing cupboard housing water tank. Loft access.

BEDROOM ONE 13'0 x 8'5 (3.96m x 2.57m)

Double glazed window to front. Radiator. Three door fitted wardrobe.

BEDROOM TWO 10'10 x 8'6 (3.30m x 2.59m)

Double glazed window to rear. Radiator.

BEDROOM THREE 9'5 x 6'8 (2.87m x 2.03m)

Double glazed window to front. Radiator.

BATHROOM

Three piece suite comprising panelled bath with shower over, low level wc and wash hand basin with cupboard surround. Tiled walls. Radiator.

REAR GARDEN

Enclosed and laid to lawn with patio area and wooden fence surround. Gated side access.

FRONT GARDEN

Laid to lawn with extra driveway and hardstanding driveway to garage.

SINGLE GARAGE

Up and over door.

All measurements are approximate.

The area measurements are taken from the government EPC register.

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.

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

All clients are subject to identity and source of funds checks. We use a third party company to complete these for us. The charge is £60 inc vat per transaction which requires to be paid at your earliest convenience once your offer has been accepted, this enables us to conduct the verification checks we are obliged to do as per HMRC Anti Money Laundering guidelines.

Floor Plan

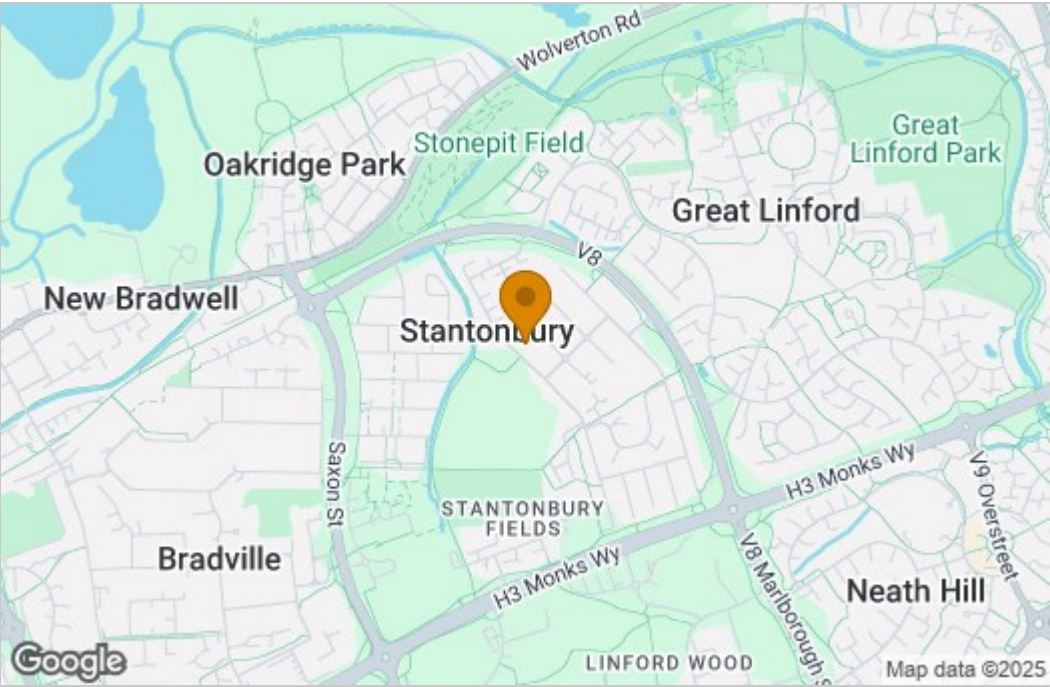


TOTAL FLOOR AREA : 775sq.ft. (72.0 sq.m.) approx.

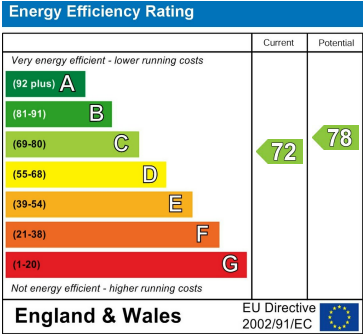
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used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