



73 Rosemullion Avenue, Milton Keynes, MK4 3AH
£525,000

Cauldwell are delighted to offer for sale this imposing four bedroom detached family home, ideally situated within the highly sought-after area of Tattenhoe. Offering spacious and well-presented accommodation throughout, the property is perfectly suited to modern family living.

The ground floor comprises a welcoming entrance hall, downstairs cloakroom and a comfortable lounge. The heart of the home is the stylish refitted open-plan kitchen, dining and family room, complete with integrated appliances and French doors opening onto the rear garden, creating an ideal space for both everyday living and entertaining.

On the first floor, the principal bedroom benefits from a beautifully refitted en-suite shower room. There are three further well-proportioned bedrooms, with bedroom four currently utilised as a dressing room, together with a contemporary refitted family shower room.

Externally, the property enjoys an attractive enclosed rear garden featuring a substantial 20ft shed, ideal for storage, a workshop or hobbies. To the front is a double width block paved driveway providing ample off-road parking.

ENTRANCE HALL

Front entrance door. Double doors to living room. Door to kitchen/family room. Door to cloakroom. Understairs storage cupboard. Skimmed ceiling with inset lighting. Feature radiator.

KITCHEN/BREAKFAST ROOM 82'0" x 26'2" x 26'2" x 22'11" (25'8 x 8'7)

Fitted with a range of wall and base units with worksurfaces incorporating sink drainer and mixer tap. Space for Range cooker with extractor hood. Built in dishwasher, microwave and washing machine. Space for American style fridge freezer. Skimmed ceiling with inset lighting. Dual aspect with double glazed window to front and rear. Opening to family room.

FAMILY ROOM 10'5" x 10'0" (3.20 x 3.05)

Double glazed French doors to rear. Coving to skimmed ceiling. Feature radiator.

LIVING ROOM

Double glazed window to front. Feature radiator. Coving to skimmed ceiling.

FIRST FLOOR LANDING

Doors to all rooms. Access to loft.

BEDROOM ONE 12'11" x 11'3" (3.96 x 3.43)

Double glazed window to front. Radiator. Door to ensuite,.

ENSUITE

Re-fitted three piece suite comprising walk in tiled double shower cubicle, low level wc and wash hand basin. Heated towel rail. Frosted double glazed window to front. Skimmed ceiling with inset lighting. Extractor. Tiled walls and flooring. Door to bedroom four.

BEDROOM TWO 11'8" x 10'4" (3.58 x 3.15)

Double glazed window to rear. Radiator.

BEDROOM THREE 12'5" x 10'4" (3.81 x 3.17)

Double glazed window to rear. Radiator.

BEDROOM FOUR 10'7" x 8'5" (3.23 x 2.59)

Bay window to front.

FAMILY SHOWER ROOM

Re-fitted suite comprising walk in shower cubicle, low level wc and wash hand basin. Skimmed ceiling with inset lighting. Heated towel rail. Part tiled walls. Frosted double glazed window to side.

REAR GARDEN

Enclosed and laid mainly to lawn with patio area, decking area and shingle area, tree, flower and shrub borders. . Wooden fence surround. Outside shed. Gated side access.

FRONT GARDEN

Block paved driveway.

All measurements are approximate.

The area measurements are taken from the government EPC register.

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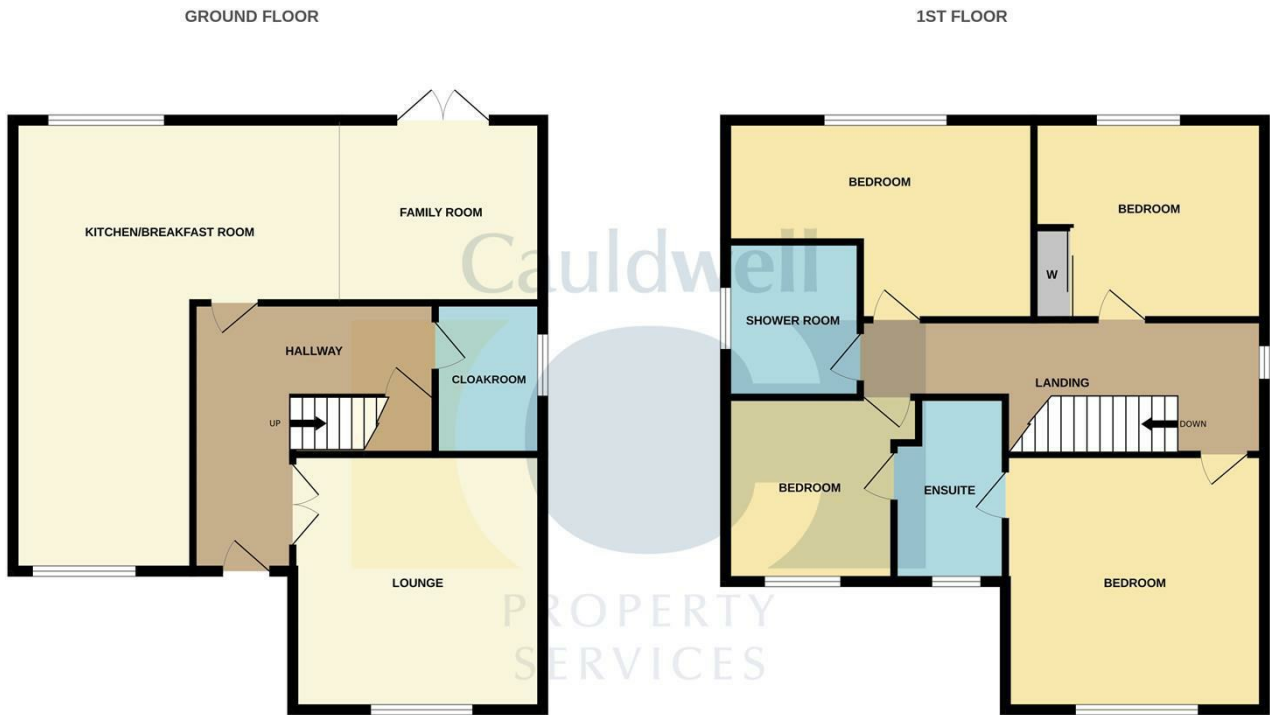
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Floor Plan



TOTAL FLOOR AREA : 1573 sq.ft. (146.1 sq.m.) approx.

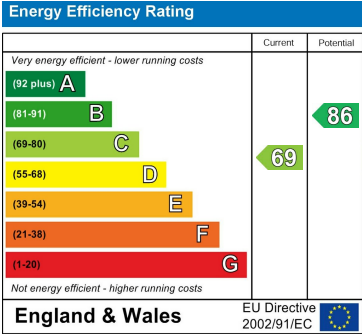
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Area Map



Energy Efficiency Graph



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