



To arrange a viewing
please call 01908 675747

This FANTASTIC family home is within an EXCELLENT SCHOOL CATCHMENT area, and is only a short distance from CMK SHOPPING and RAIL STATION. With a FULLY UPGRADED OPEN PLAN KITCHEN/DINER including GRANITE WORKTOPS and INTEGRATED APPLIANCES, a BEAUTIFULLY PRESENTED PRIVATE REAR GARDEN, FIVE DOUBLE BEDROOMS, THREE BATHROOMS, THREE RECEPTION ROOMS, a LARGE DOUBLE GARAGE and DRIVEWAY PARKING for up to FOUR VEHICLES.

In further detail, this wonderful family home is situated within Shenley Church End which has easy access to fantastic local schools, a leisure centre & local shops. Briefly comprising of entrance hall, downstairs cloakroom, spacious living room with bay window, separate dining room, a further reception room, a modern kitchen/entertaining room and utility room. Upstairs are five double bedrooms, two with en suite bathrooms & one with direct access to the family bathroom.

Outside is a large garden, double garage with driveway parking for up to four vehicles

EPC: D

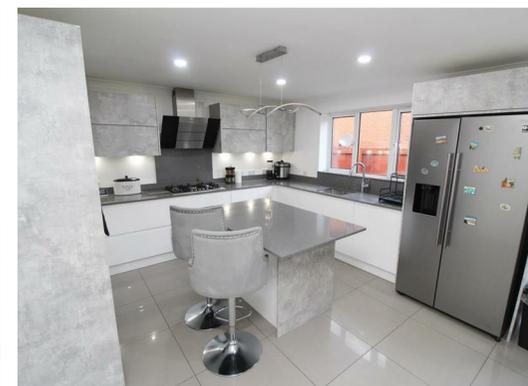
Council Tax Band: G

- Five Double Bedrooms
- Large Living Space
- Three Bathrooms
- Double Garage
- Three Reception Rooms
- Ample Parking
- Large Garden
- Excellent School Catchment
- Chain Free

Location: Shenley Church End
Shenley Church End lies to the South Western flank of Milton Keynes. The area is served by lower and middle schools, with Denbigh School providing Secondary Education. Shenley Church End boasts a local centre with a wide range of shops including a chemist, supermarket, bakers, Chinese restaurant, cycle shop, a Church, a health centre and a Chiropractic Centre. The village of Shenley Church End provides a contrast, with traditional country cottages, a village pond, ancient Church and a private day nursery in the old village school.

First Floor

Entrance Hall



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Lounge
18'2" max x 14'4"

Dining Room
14'4" x 9'5"

Kitchen/Dining Room
19'11" x 15'3"

Utility
8'9" x 5'8"

First Floor

Landing

Main Bedroom
13'9" x 6'6"

En-suite

Bedroom 2
12'7" x 10'7"

Jack and Jill Bathroom

Bedroom 3
13'5" x 9'5"

En-suite

Bedroom 4
14'0" x 10'0"

Bedroom 5
9'11" x 8'7"

Double Garage

Private Rear Garden

Tenure
Freehold

Notice

Please note that we have not tested any internal fixtures or carried out any structural surveys. We advise all buyer to check all aspects of the property and although the details above have been described to the best of our abilities we would advise any buyer to carry out their own checks and to check with their independent legal representative to confirm any of the above details.

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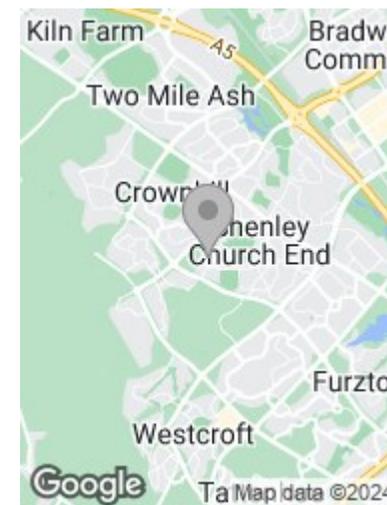
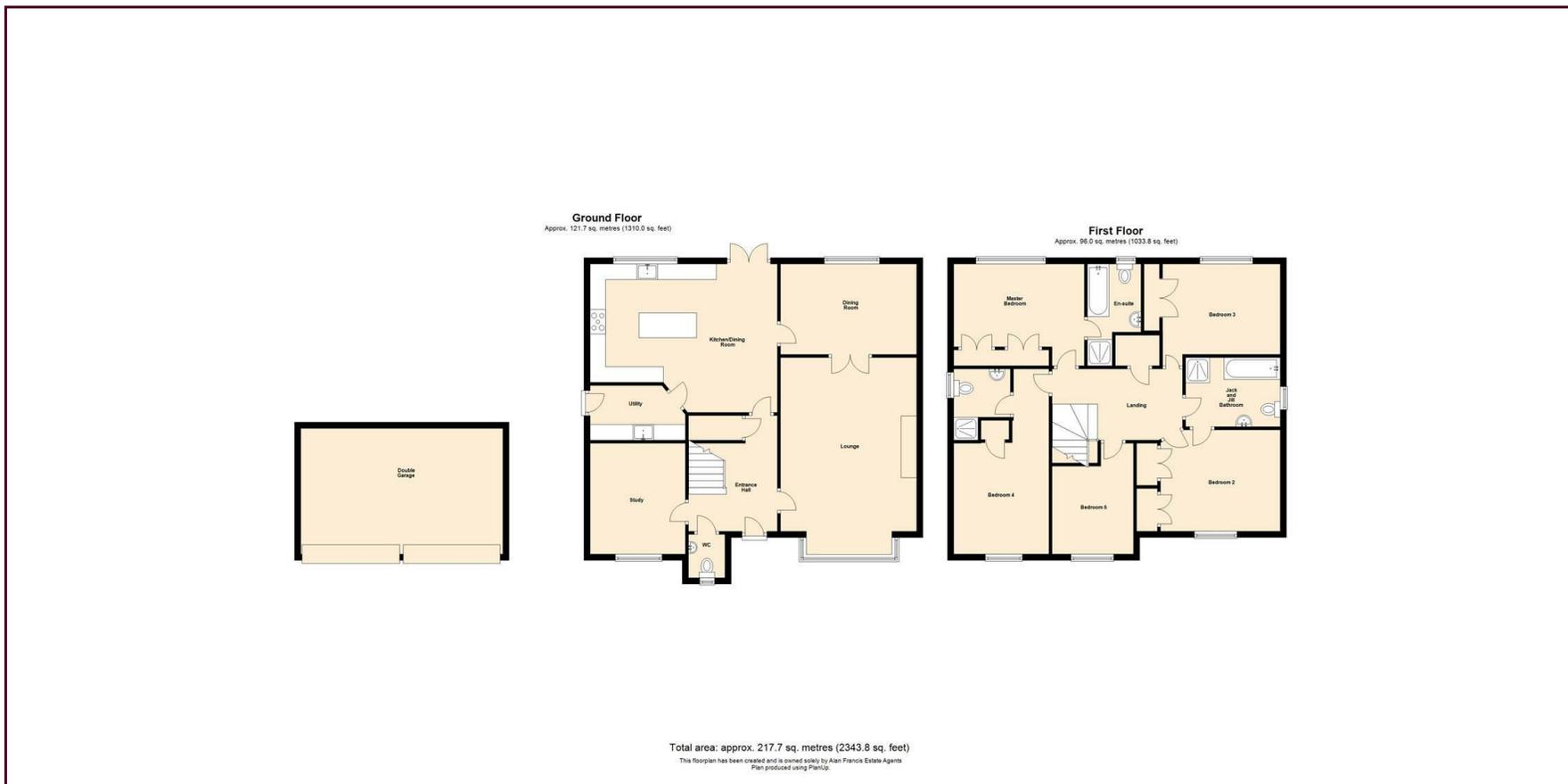


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Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		80
(69-80) C		
(55-68) D	57	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Draft Details

These details have been submitted to our clients but at the moment have not been approved by them. We therefore, cannot guarantee their accuracy and they are distributed on this basis. Please ensure you have a copy of our approved details before committing yourself to any expense.

Whilst we endeavour to make our sales details accurate and reliable, if there is any point which is of particular importance to you, please contact the office and we shall be pleased to check any information for you. Do so, especially if travelling any distance to view the property.

The mention of any appliances and/or services within these details does not imply they are in full and efficient working order.

Any plans included within these details are a GUIDE TO THE LAYOUT OF THE PROPERTY ONLY and are NOT DRAWN TO SCALE. Dimensions are approximate.

Mortgage Information

We can offer independent mortgage advice. Please call us to discuss your requirements. Your home may be repossessed if you do not keep up repayment on your mortgage or any loans secured on it.

Property Valuations

We have some of the most experienced property valuers in Milton Keynes and would welcome the opportunity to carry out a VALUATION and MARKET APPRAISAL of your home.

Viewing Arrangements

Please call us to make an appointment to view this property.

Monday to Friday 9.00 am - 6.00 pm
Saturday 9.00 am - 4.00 pm
Sunday CLOSED

