



To arrange a viewing
please call 01908 675747

*** BOASTING OVER 1700 SQ FT + OUTSTANDING CAROLINE HASLETT SCHOOL CATCHMENT AREA *** This FABULOUS FAMILY HOME benefits from a LARGE SOUTH FACING, PRIVATE WRAP-AROUND GARDEN, SPACIOUS LIVING ROOM, LARGE CONSERVATORY, SEPARATE DINING ROOM, JACK and JILL BATHROOM, EN SUITE to MASTER BEDROOM, DOWNSTAIRS CLOAKROOM, SOLAR PANELS to the roof, plus a SINGLE GARAGE with FULLY BLOCK PAVED DRIVEWAY PARKING for MULTIPLE VEHICLES.

- Solar Panels Generating Approx. £800-1000 Per Annum
- Large Private Conservatory
- Four Double Bedrooms
- South Facing Wrap-Around Garden Plot
- Single Garage and Driveway Parking
- En Suite to Master Bedroom
- Fully Block Paved Driveway
- Quiet Cul-De-Sac Location
- Walking Distance to Caroline Haslett School
- Short Walk to Furzton Lake

LOCATION: SHENLEY LODGE

Shenley Lodge is a popular residential area situated to the South West of Central Milton Keynes. The school within the area is Caroline Haslett County Combined School with secondary education being within the residential areas nearby. Shenley Lodge has local facilities including a shop, pub, playing field & park and is only a short distance away by car from the city centre.

ENTRANCE HALL

LIVING ROOM

16'11 x 11'9

DOWNSTAIRS CLOAKROOM

DINING ROOM

10'9 x 9'8

KITCHEN

10'4 x 8'11

BREAKFAST AREA

8'6 x 7'2

UTILITY ROOM

8'6 x 5'4

CONSERVATORY

LANDING



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MASTER BEDROOM

13'0 x 11'10

EN SUITE

BEDROOM TWO

15'5 x 8'6

BEDROOM THREE

12'9 x 8'4

JACK AND JILL BATHROOM

BEDROOM FOUR

12'2 x 8'1

PRIVATE REAR GARDEN

SINGLE GARAGE

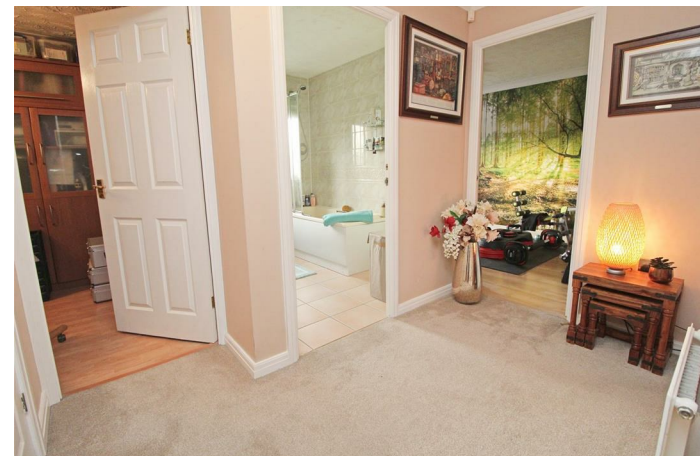
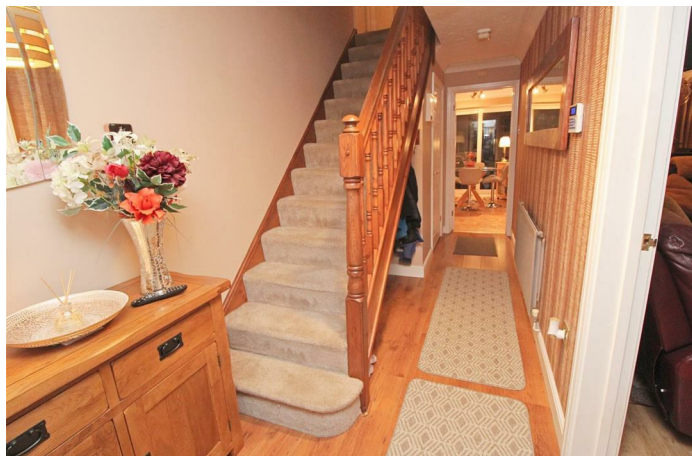
DRIVEWAY PARKING

TENURE

Freehold

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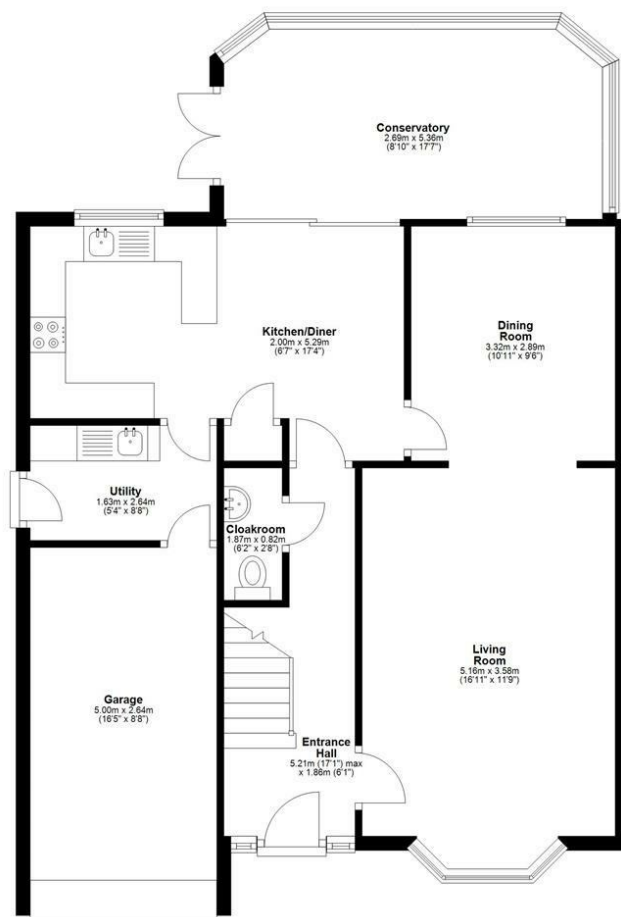




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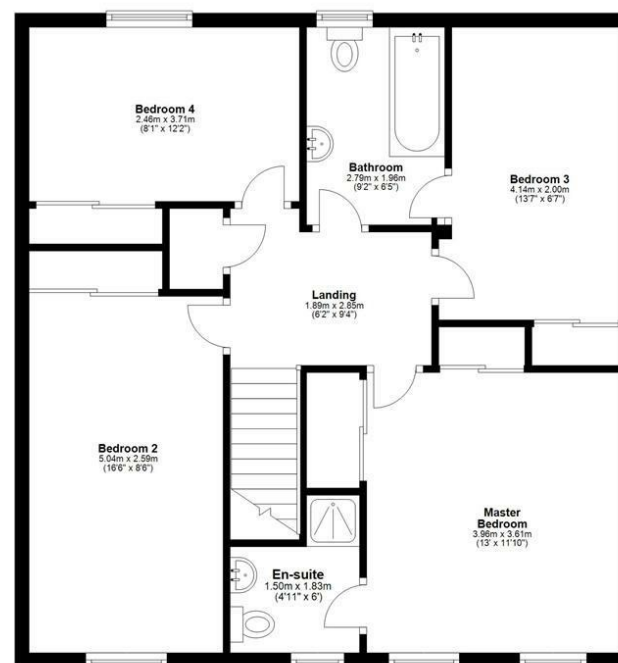
Ground Floor

Approx. 88.5 sq. metres (952.5 sq. feet)



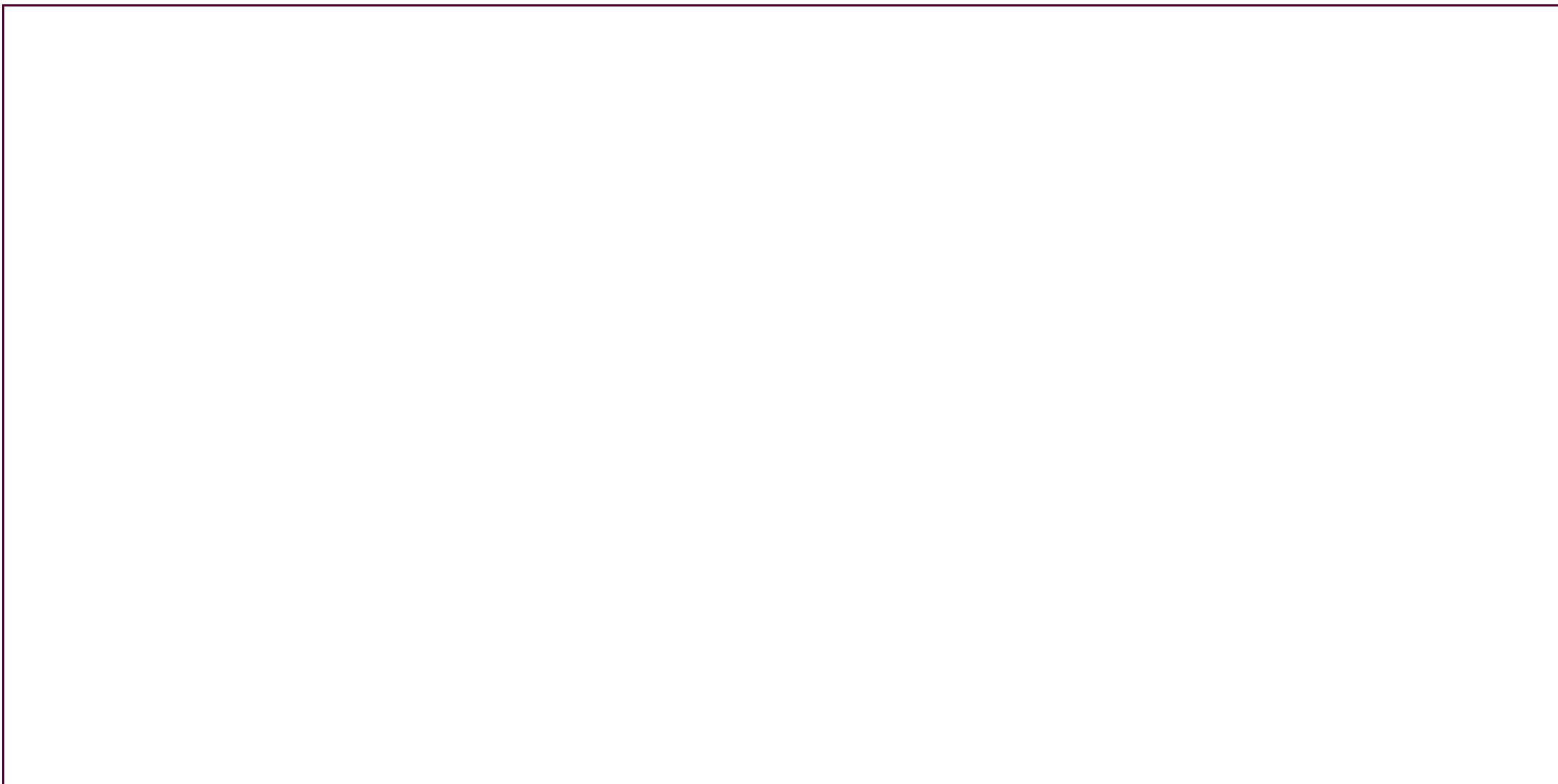
First Floor

Approx. 73.1 sq. metres (786.4 sq. feet)



Total area: approx. 161.5 sq. metres (1738.9 sq. feet)

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	86	90
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
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

