

Cauldwell

PROPERTY SERVICES



2 Bernay Gardens, Milton Keynes, MK15 8QD

£520,000

Nestled in a peaceful cul-de-sac within the highly sought-after Bolbeck Park development, this impressively spacious three-bedroom detached home offers an exceptional living experience. Perfectly positioned for convenience and tranquillity, the property boasts generous proportions throughout and versatile living spaces to suit a variety of lifestyles.

The ground floor welcomes you with an entrance porch leading to an inviting inner hallway, seamlessly flowing into an open-plan kitchen and dining room. This modern, functional space is ideal for both everyday living and entertaining. The ground floor also includes a contemporary cloakroom, a bright and airy living room, and a versatile study that could serve as a fourth bedroom if needed.

Upstairs, the accommodation comprises three exceptionally spacious double bedrooms. The main bedroom features a stylish en-suite bathroom, while the remaining two bedrooms are serviced by a well-appointed family bathroom.

Externally, the property offers ample driveway parking for three cars side by side, alongside a single garage for additional storage or parking. The rear garden is a true highlight, boasting a mix of patio and seating areas surrounded by mature landscaping. An elevated 5m x 3m outbuilding, currently used as a photography studio, adds further versatility, making it an ideal space for a home office, hobby room, or extra living area.

ENTRANCE

Entrance through double glazed composite front door into entrance hall. Frosted double glazed window to the front. Radiator. Door to inner hall way.

INNER HALLWAY

Stairs to first floor landing. Door to cloakroom. Door to study/bedroom four. Opening into kitchen dining room. Radiator. Internet connection point.

LIVING ROOM 18'2" x 10'8" (5.55 x 3.26)



Double glazed windows to the front and side. Gas fireplace. TV connection point. Two radiators.

KITCHEN/DINING ROOM 19'10" x 7'8" (6.06 x 2.35)



Two double glazed windows to the rear. Double glazed patio door to the side. Kitchen fitted with a range of wall and base units with work surfaces. One and a half bowl stainless steel sink with drainer and mixer tap. Electric oven, four ring gas hob and extractor over. Plumbing for washing machine, plumbing for dishwasher and space for fridge freezer. Wall mounted central heating boiler. Under stair storage cupboard. Radiator.

CLOAKROOM

Two piece suite. Low level wc, wash hand basin with mixer tap. Radiator. Frosted double glazed window to the rear.

STUDY/BEDROOM FOUR 10'0" x 7'11" (3.07 x 2.43)

Double glazed window to the front. Radiator.

FIRST FLOOR LANDING

Dog leg stairway from inner hallway. Airing cupboard.

BEDROOM ONE 15'6" x 10'4" (4.73 x 3.17)



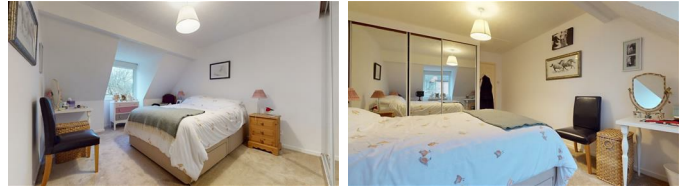
Double glazed window to the front. Built in wardrobes. Radiator. Door to ensuite.

ENSUITE



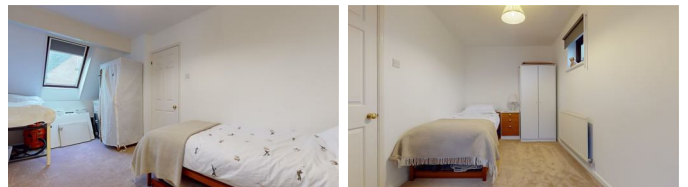
Double glazed Velux windows to the side. Shower cubical with wall mounted mains shower, hand wash basin with mixer tap. Low level wc. Shaver point. Radiator. Tiled flooring.

BEDROOM TWO 15'0" x 10'9" (4.58 x 3.28)



Double glazed window to the front. Built in wardrobes with mirrored sliding doors. Access to boarded loft space with lighting via loft ladder. Radiator.

BEDROOM THREE 16'5" x 7'7" (5.02 x 2.32)



Double glazed window to the rear. Double glazed Velux to the side. Radiator.

FAMILY BATHROOM



Frosted double glazed window to the rear. P shaped bath with mixer tap and shower over and fitted glass shower screen. Low level wc, wash hand basin with mixer tap. Heated towel rail. Tiled flooring.

REAR GARDEN



Patio area. Shingle stone flower beds and pathway leading to decking area with pergola. Assorted mature flower beds. Gated access to the front. Outside studio, outside tap.

FRONT GARDEN

Shingle stone, mature flower beds and borders. Off road driveway parking for three vehicles side by side leading to garage.

GARAGE

Up and over door to front. Service door to rear garden.

STUDIO 16'4" x 9'10" (5.0 x 3.0)



A 'Green Retreats' garden room. Double glazed French doors. Fully insulated, dry lined and skimmed. Laminate flooring. Outside plug socket.

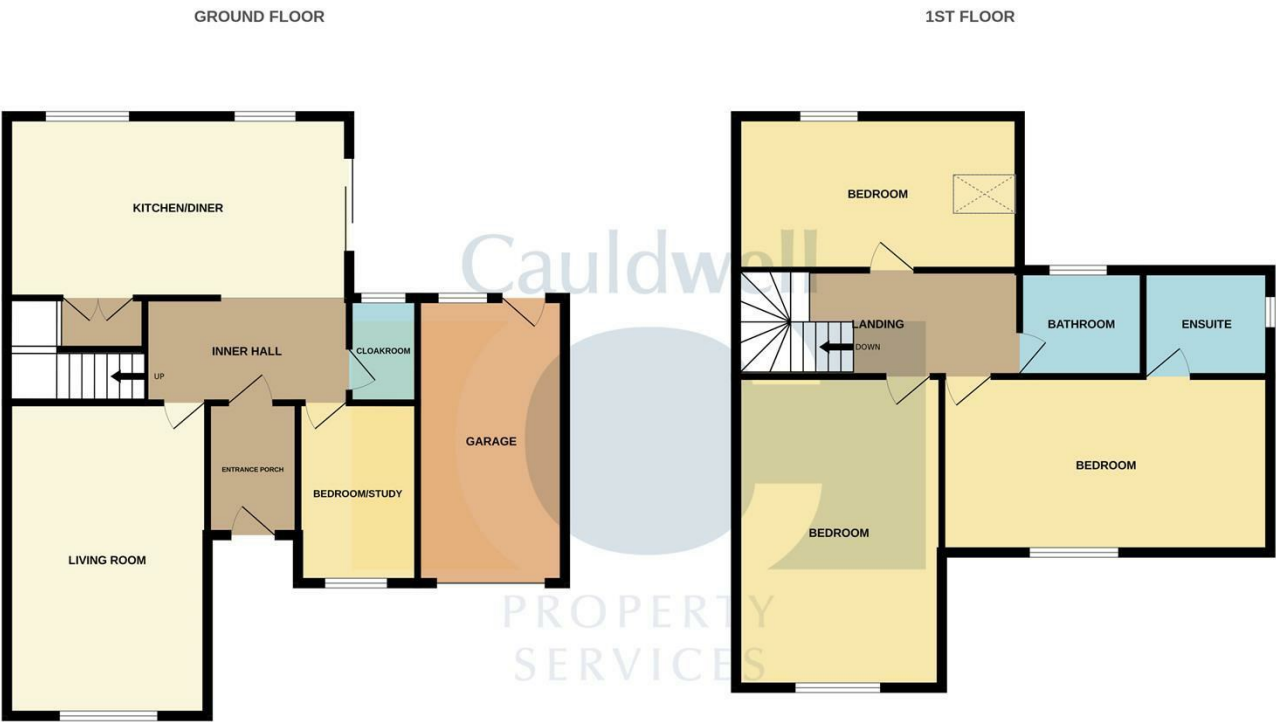
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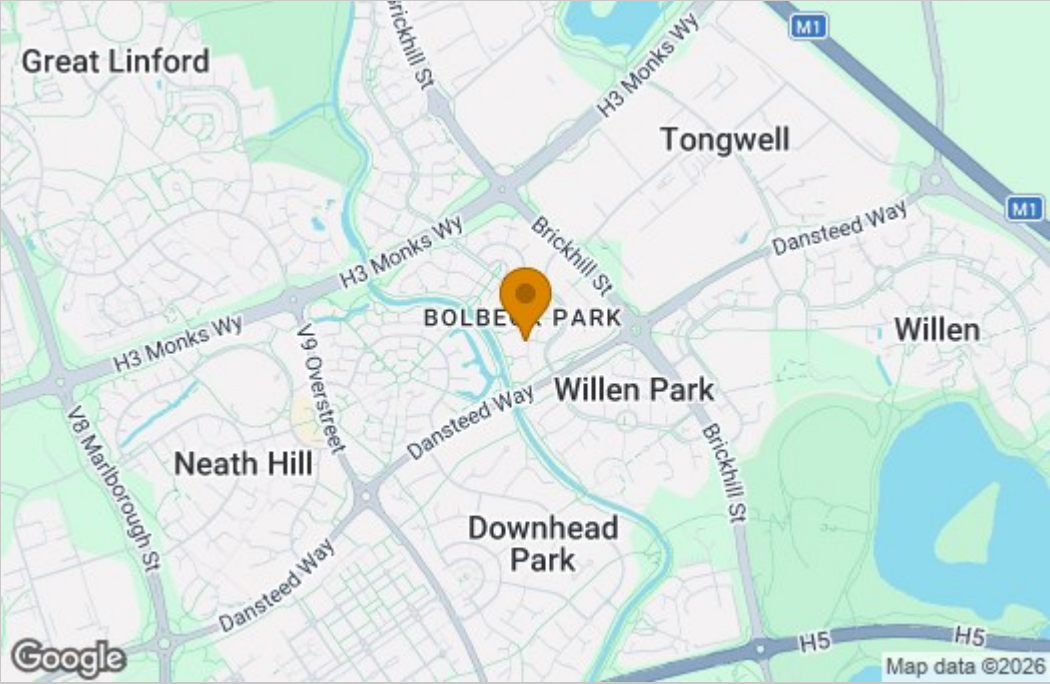
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Floor Plan

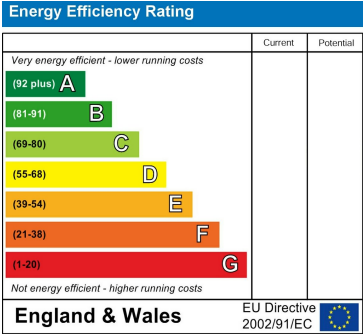


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Area Map



Energy Efficiency Graph



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