

Cauldwell

PROPERTY SERVICES



6 Arlington Court

Furztown, Milton Keynes, MK4 1DZ

Offers Over £325,000



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ENTRANCE

Entrance via UPVC double glazed front door into entrance porch. Frosted double glazed window to the front and side. Stairs to first floor. Radiator. Glass paneled door to living room.

LIVING ROOM

15'3" x 13'11" (4.65 x 4.25)

Maximum measurements. Double glazed window to the front. Under stair storage cupboard. TV and internet connection points. Archway to kitchen area. Archway to dining room.

KITCHEN

8'3" x 6'11" (2.53 x 2.13)

Double glazed window to the rear and side. Kitchen fitted with a range of wall and base units with work surfaces. Stainless steel sink and drainer with mixer tap. Electric oven, gas hob with extractor over. Plumbing for washing machine, plumbing for dishwasher, space for fridge freezer. LED lighting.

DINING ROOM

10'9" x 9'8" (3.30 x 2.96)

Double glazed window to the rear. Double glazed French doors to the side. Radiator. LED lighting.

FIRST FLOOR LANDING

Stairs from first floor. Frosted double glazed window to the front. Access to boarded loft space via drop down loft ladder.

BEDROOM ONE

12'0" x 8'6" (3.68 x 2.60)

Double glazed window to the rear. Radiator. Fitted wardrobes and overhead storage cupboards.

BEDROOM TWO

9'1" x 7'6" (2.78 x 2.29)

Double glazed window to the rear. Radiator.

BEDROOM THREE

6'7" x 6'4" (2.01 x 1.95)

Double glazed window to the front. Radiator.

FAMILY BATHROOM

Frosted double glazed window to the front. Bath with mixer tap and shower over and fitted folding glass shower screen. Low level wc, Hand wash basin with mixer tap fitted into vanity unit. Heated towel rail. Storage cupboard. Fully tiled walls and flooring.

FRONT

Shingle stone and flower beds with mature plants and trees, Hard standing driveway with parking for two/three vehicles. gated access to rear.

REAR GARDEN

Patio area. Raised decking area. Mainly laid to lawn. Outside tap. Gated access to front. Timber storage shed.

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.

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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.

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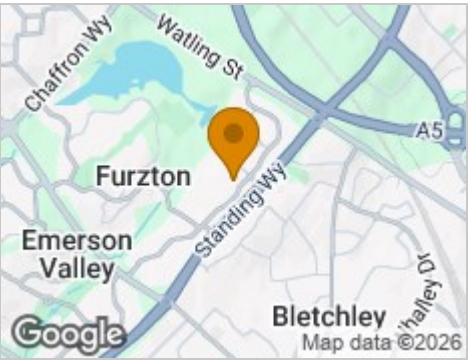
Road Map



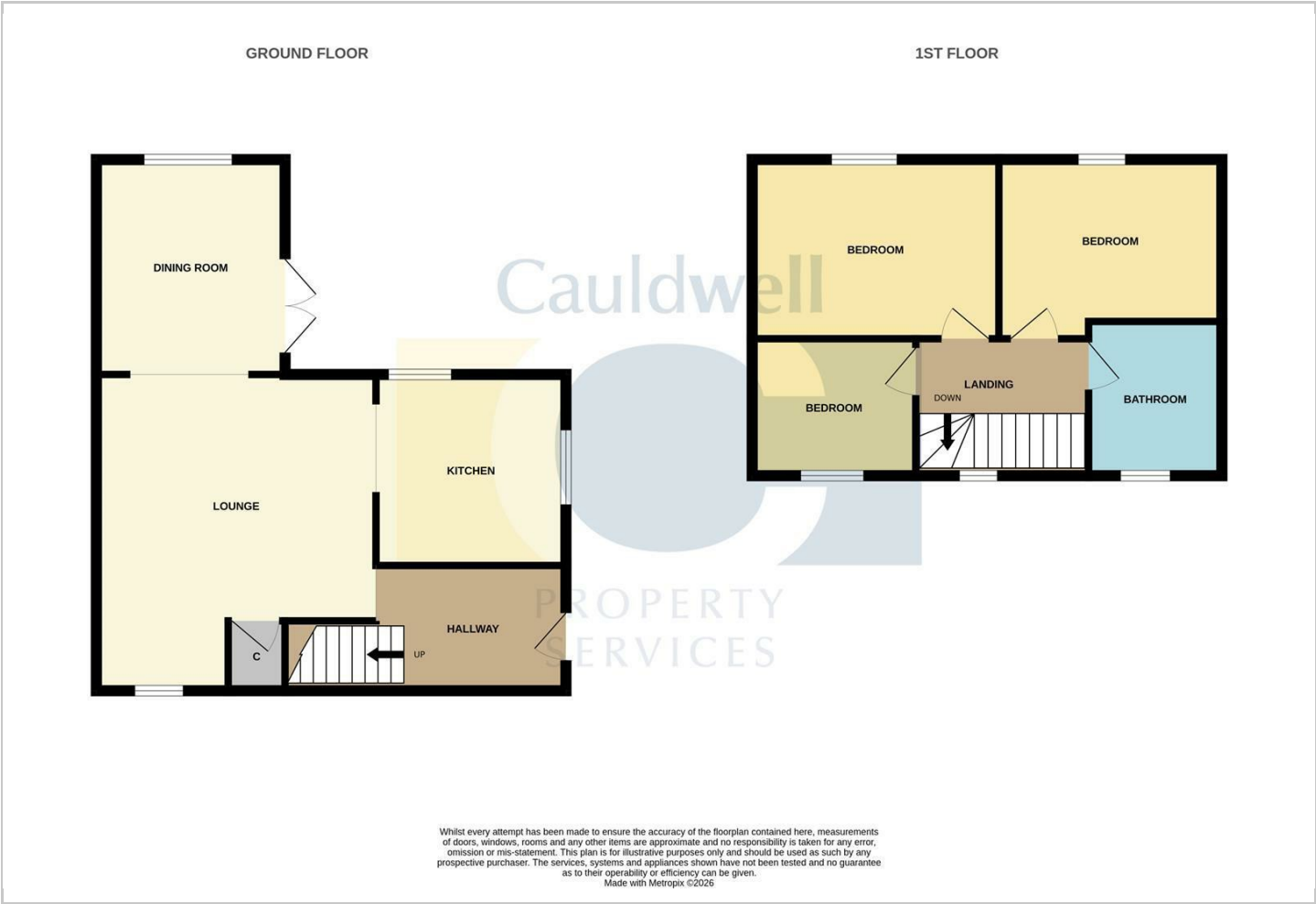
Hybrid Map



Terrain Map



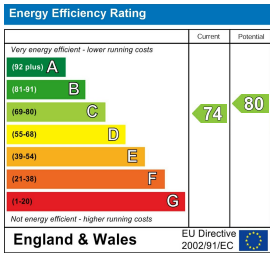
Floor Plan



Viewing

Please contact our Cauldwell Property Sales Office on 01908 304480 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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