

Russell & Butler

independent estate agents

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OPEN 7 DAYS A WEEK

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11a Meadway, Buckingham, MK18 1BL

Asking Price £425,000.00 Freehold

BUILT in 2013, a spacious EXTENDED three bedroom DETACHED bungalow situated on a GOOD SIZED PLOT and TUCKED AWAY at the very end of a CUL DE SAC. The property benefits from PARKING FOR TWO VEHICLES and has been VERY WELL MAINTAINED and UPDATED throughout. The bungalow is in SHORT WALKING DISTANCE of the LOCAL AMENITIES and is also in walking distance of the town centre itself. The accommodation fully comprises: Entrance hall with built in STORAGE, a good sized kitchen, sitting room, conservatory, bedroom one with built in WARDROBES, a good sized second bedroom, bedroom three with FRENCH DOORS leading out to the rear, bathroom with BOTH walk in shower and separate bath. The bungalow is FULLY ENCLOSED and has gated access leading to a SUNNY LANDSCAPED rear garden which has been done to a HIGH STANDARD. EPC rating C.



Entrance

Door to:

Entrance Hall

Radiator, built in storage cupboard.

Sitting Room

5.36m x 2.94m

Upvc double glazed window to front and side aspect, electric fire, radiator.

Conservatory

3.00m x 2.39m

Power and light connected, electric underfloor heating.

Kitchen/Breakfast Room

4.86m x 3.18m

A range of base and eyelevel units, one and a quarter sink unit with mixer tap and cupboard under, work top over, tiling to splash areas, space for white goods, built in double oven, radiator, two Upvc double glazed windows to rear aspect, Upvc double glazed window to side aspect, Upvc double glazed French door to rear garden, down lighters, open through to:

Further Kitchen Area

2.69m x 2.64m Max

A range of base and eye level units, integrated hob, extractor hood over, integrated fridge freezer, 'Worcester' boiler supplying both domestic hot water and gas to radiator central heating, down lighters.

Bedroom One

3.40m to front of wardrobe x 2.90m Max

Upvc double glazed window to front aspect, radiator, built in wardrobes.

Bedroom Two

3.57m x 2.53m

Upvc double glazed window to front aspect, radiator, access to loft space.

Bedroom Three

3.68m Max, 3.25m Min x 2.14m Max, 1.90m Min

Upvc double glazed French doors to rear aspect, radiator.

Bathroom

Fully tiled walk in shower, bath with mixer tap and shower attachment, low level wc, wash hand basin with mixer tap, cupboard under, tiling to splash areas, heated towel radiator, Upvc double glazed window to rear aspect.

Outside

Front Aspect

Gate and path leading to property entrance, low maintenance to front aspect comprising gravel area with a range of flower and shrub beds, outside lighting, outside tap, outside power, gated access to:

Rear Garden

A fully landscaped rear garden with a range of flower and shrub beds, gravel, patio and lawned areas, outside power, outside light, outside tap.

A fully insulated summer house with storage to the rear (not insulated).

Please Note

All mains services connected.

EPC Rating: C

Council Tax Band: C

Mortgage Advice

If you require a mortgage, we highly recommend that you speak to our Independent Mortgage Adviser Clare Jarvis. Clare is associated with Mortgage Advice Bureau which is one of the largest and best broker firms in the country, having access to the whole of market and due to the volume of mortgages they place often get exclusive rates not available to others too. Please contact us for further information.

N.B.

Measurements on floor plan are approximately due to amongst other things wall thickness etc. These are therefore not to be relied on. For more accurate measurements, please see full property brochure when the measurements are both shown in imperial and metric.









All measurements are within 3 inches. Russell & Butler have not tested any apparatus, equipment, fixtures or services and it is in the buyer's interest to check the working condition of any appliances. These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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