



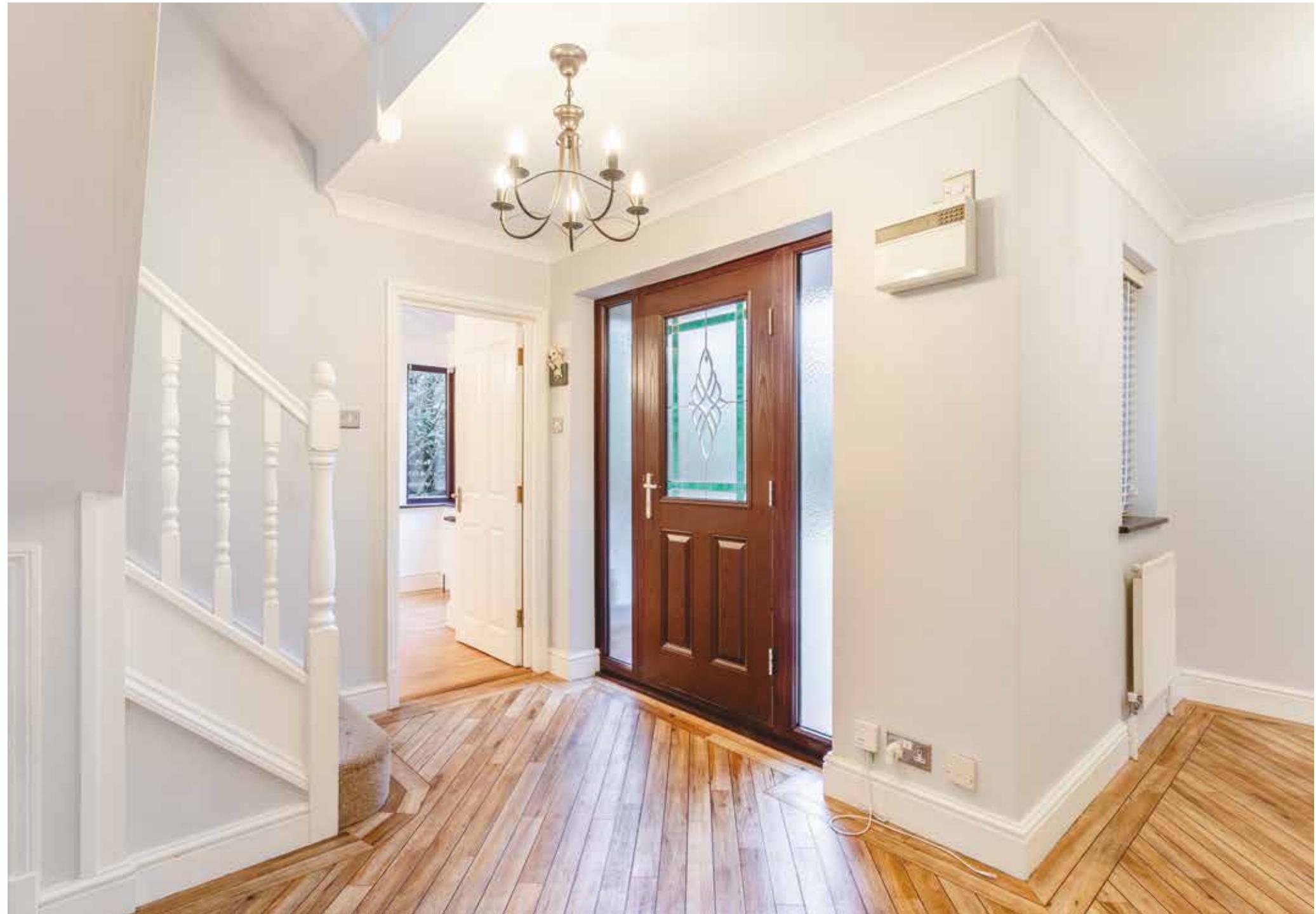
31 Huntingdon Crescent  
Bletchley | Milton Keynes | Buckinghamshire | MK3 5NT

FINE & COUNTRY

# 31 HUNTINGDON CRESCENT



*A substantial detached home discreetly located behind a secure gated entrance. The property offers vacant possession and provides some 3,000 sq. ft., of well planned accommodation. Extensive off-road parking is available to the front of the property which also has a double width garage.*



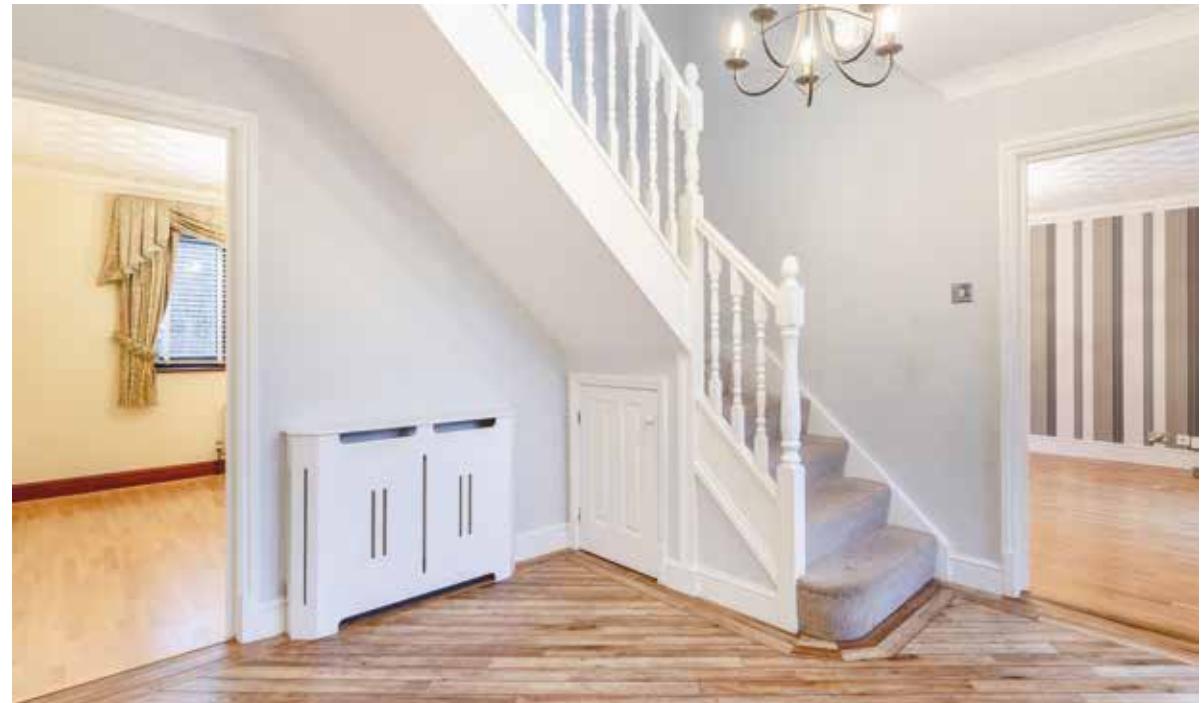
# STEP INSIDE

The accommodation comprises: Entrance Hall, Cloakroom, Lounge, Dining room, Family room, Kitchen/dining room, Utility room, Master bedroom with en suite facilities, Guest bedroom with en suite facilities, Four additional bedrooms, Family bathroom, Enclosed and secluded rear garden, Double garage. Gas central heating. Double glazing.

The entrance door opens to a spacious hallway with doors off to all principal rooms. The staircase to access the first floor is located in this area as is the cloakroom with its upgraded two piece suite. The cloakroom walls are part tiled and there is a double glazed opaque window and radiator. The living room is flooded with natural light provided by an attractive bay window on the front elevation and the double glazed French doors at the rear. A fireplace stands to one wall with radiators to the others. The dining room has double aspect windows located to the side and rear with an access door to the garaging. The family room which could also double as a study or playroom is well proportioned and provides convenient living alternatives within the property. The kitchen/dining room is of sufficient dimensions to comfortably house a family size table and chairs in addition to the vast array of wall mounted and base fitted cabinets which envelop the room. Granite work surfaces cover a wide area in this kitchen which comprises a one and a half bowl sink unit with drainer and mixer tap and a built in dishwasher. Space is provided for a "Range" cooker and "American" style fridge freezer. Windows open to the side of the property and doors to the rear. The adjacent utility room is well served for cabinets and additionally has a sink unit with drainer. The gas fired central heating boiler is mounted to one wall and a useful storage cabinet is available to accommodate vacuums/ ironing boards etc.

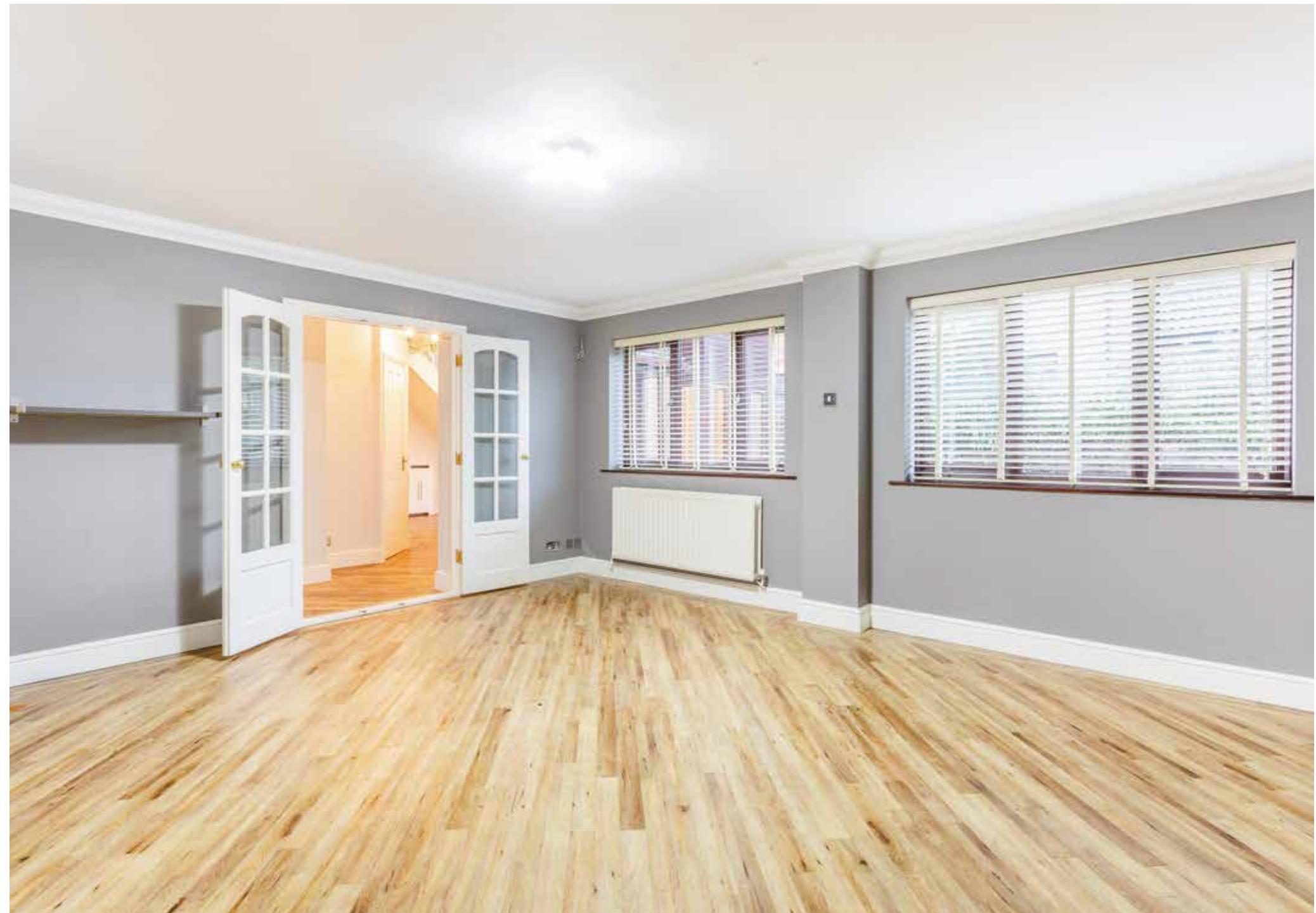
Ascending to the first floor there are four bedrooms in situ, the splendid Master bedroom, whilst having fitted wardrobes, also has a useful dressing room in addition to an attractively equipped en suite shower room. The guest bedroom is well proportioned and this also has the benefit of an en suite shower room. The two further bedrooms located on this floor are both double bedrooms. A family bathroom with a four piece suite completes the accommodation on this floor. It is tiled to both walls and flooring.

Taking the staircase to the second floor, there is access from the landing to a loft room. There are a further two bedrooms on this floor both capable of housing a double bed. Being in the roof space there is some restricted headroom towards the eaves.





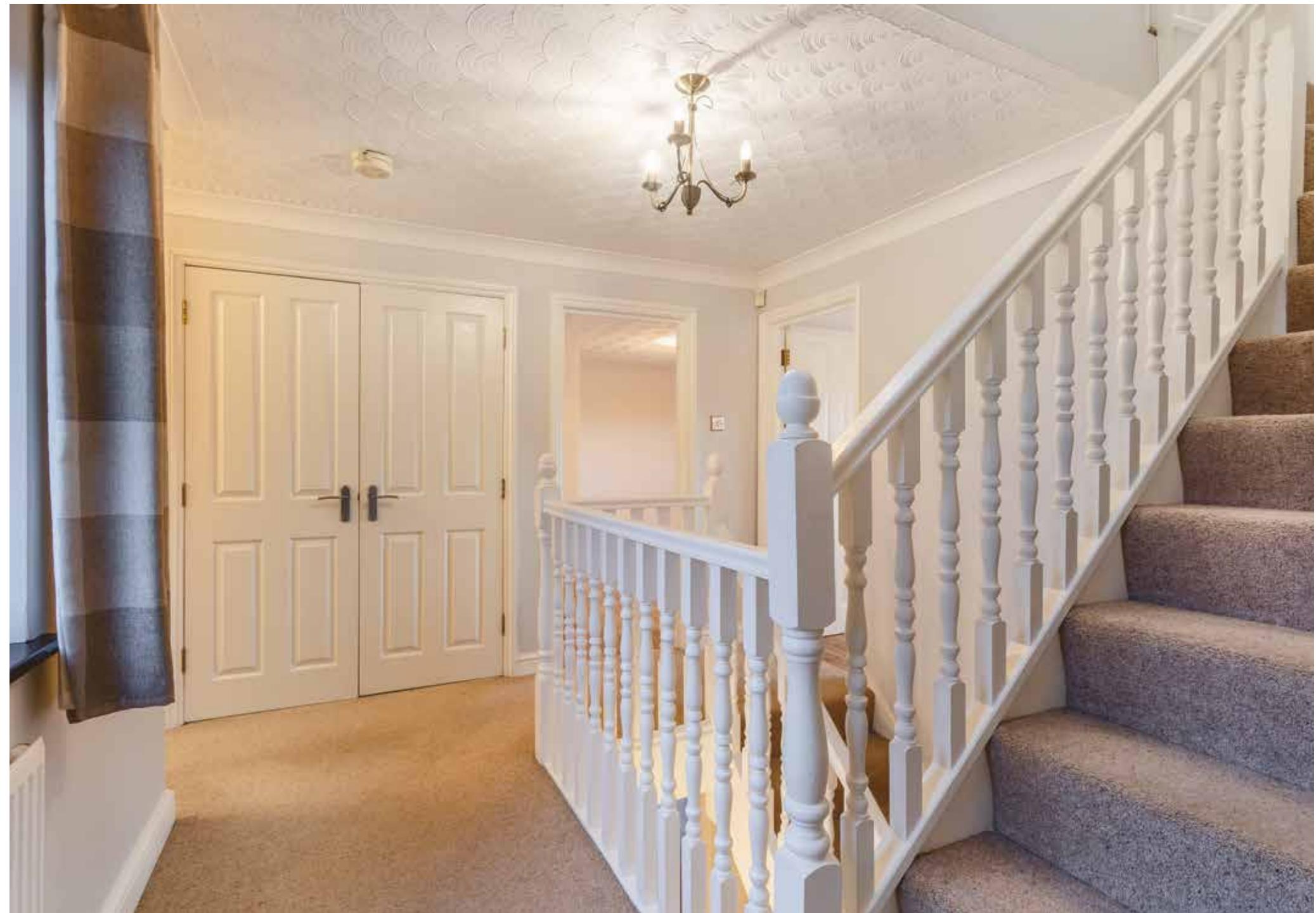


























# OUTSIDE

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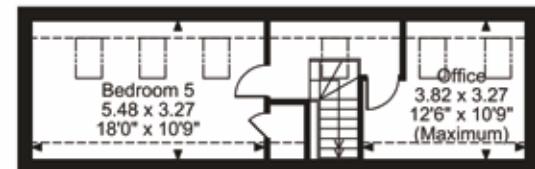
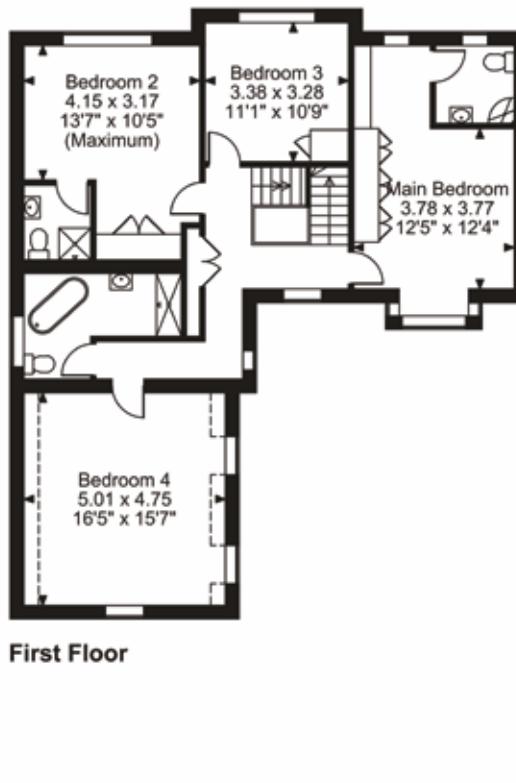
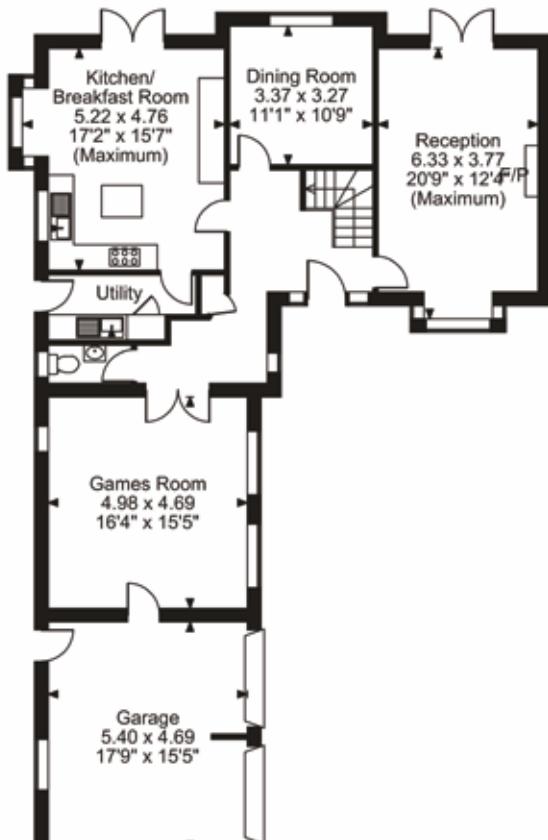
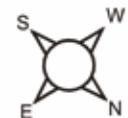
Externally, the gated access opens to a substantial block paved driveway with parking for several vehicles and access to a double width garage. External lighting provides good late night security. A gated side access leads to the rear garden which is secluded and enclosed within a timber fence surround. There are various trees and planting areas with a brick built barbecue, outside tap and external lighting.







**Huntingdon Crescent, Bletchley, Milton Keynes**  
 Approximate Gross Internal Area  
 Main House = 2517 Sq Ft/234 Sq M  
 Garage = 273 Sq Ft/25 Sq M  
 Total = 2790 Sq Ft/259 Sq M



**FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE**

The position & size of doors, windows, appliances and other features are approximate only.

□□□ Denotes restricted head height

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Council Tax Band: E  
 Tenure: Freehold  
 EPC Rating: G



Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure. Printed



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*We value the little things that make a home*

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