The Limes, Stony Stratford, MK11 1ET

CARTERS residential

8 The Limes
Stony Stratford
Buckinghamshire
MK11 1ET

£450,000

A well presented, extended, 4 bedroom semi detached house with 3 reception rooms, and 2 bath/ shower rooms, located on a corner plot with garage and parking to the rear - offered for sale CHAIN FREE

The property has accommodation set over two floors comprising a spacious entrance hall, utility/cloakroom, living room open to a dining area and kitchen, and a large sitting room. On the first floor there are 4 bedrooms – one with an ensuite shower room plus a family bathroom. The property occupies a corner plot with gardens to the front, side and rear and there is a garage and parking for 2 cars to the rear.

The Limes is a popular location within short walking distance of the town centre, which has an array of independent shops, cafes, restaurants and pubs.

The property is offered for sale chain free.

- CHAIN FREE SALE
- Extended Semi Detached House
- Well Presented Accommodation
- 2 Bath/ Shower Rooms + Cloakroom
- 4 Bedrooms - 3 Reception Areas
- Open Plan Living Space
- Sitting Room with Multiple Uses
- Cloak/ Utility Room
- Garage & Driveway for 2 Cars
- Corner Plot

Ground Floor
An extended, spacious entrance hall has stairs to the first floor and doors to both reception rooms.

The living room has a window to the front and is Open Plan to the dining area and kitchen.

The dining area has patio doors opening to the rear garden and it is open to the kitchen which has a range of wood fronted units to floor level, worktops, sink and integrated oven and hob. Under stairs cupboard. Window to the rear and sliding door to the sitting room.

The sitting room is flooded with natural light with three windows to the front and side, plus a part glazed door to the side. Flexible in its use, it could serve as a large dining room, study or even additional ground floor bedroom. Sliding door to the utility/cloakroom, and return door to the entrance hall.

A utility/cloakroom has base level cupboards, wooden worktops, 1 1/2 bowl sink, space for a washing machine, an integrated dishwasher, and a WC. Two windows to the rear.

First Floor
The landing has access to the loft and doors to all rooms.

Bedroom 1 is a double bedroom located to the rear with a range of fitted wardrobes.

Bedroom 2 is a double bedroom located to the front with a range of fitted wardrobes, drawers and dressing table.

Bedroom 3 is a dual aspect room with windows to the front and side and and sliding doors which open to the airing cupboard and ensuite shower room. The ensuite shower room comprises WC, wash basin and vanity unit and a shower cubicle. Window to the rear.

Bedroom 4 is a single bedroom located to the front.

The bathroom has a modern suite comprising WC, wash basin with vanity unit and bath with mixer tap shower and window to the rear.

Gardens
The property occupies a corner plot with gardens to the front, side and rear. The front garden gravel with a pathway to the front door. The side garden is planted with gated access to the rear garden.

The rear garden is laid with gravel, paving, concrete patio area and planted areas. Enclosed by fencing.

Garage & Parking
Good sized detached single garage as a roller door plus workshop to the rear with the rear pedestrian door.

A concrete driveway offers parking for 2 cars, side-by-side

Heating
The property has gas to radiator central heating.

Cost/ Charges/ Property Information
Tenure: Freehold
Local Authority: Milton Keynes Council
Council Tax Band: C

Location - Stony Stratford
An attractive and historic coaching town referred to as the Jewel of Milton Keynes. The town is set on the north/western corner of Milton Keynes and is bordered to most sides by attractive countryside and parkland with lovely riverside walks. The attractive and well used High Street has many historic and listed buildings and offers a diverse range of shops that should suit all your day to day needs.

Note for Purchasers
In order that we meet legal obligations, should a purchaser have an offer accepted on any property marketed by us they will be required to under take a digital identification check. We use a specialist third party service to do this. There will be a non refundable charge of £18 (£15+VAT) per person, per purchase, for this service.

Buyers will also be asked to provide full proof of, and source of, funds - full details of acceptable proof will be provided upon receipt of your offer.

We may recommend services to clients to include financial services and solicitor recommendations, for which we may receive a referral fee – typically between £0 and £200

Disclaimer
Whilst we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you please contact the office and we will be pleased to verify the information for you. Do so, particularly if contemplating travelling some distance to view the property. The mention of any appliance and/or services to this property does not imply that they are in full and efficient working order, and their condition is unknown to us. Unless fixtures and fittings are specifically mentioned in these details, they are not included in the asking price. Even if any such fixtures and fittings are mentioned in these details it should be verified at the point of negotiating if they are still to remain. Some items may be available subject to negotiation with the vendor.

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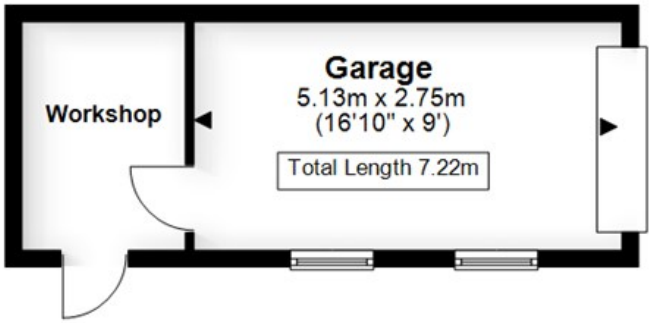
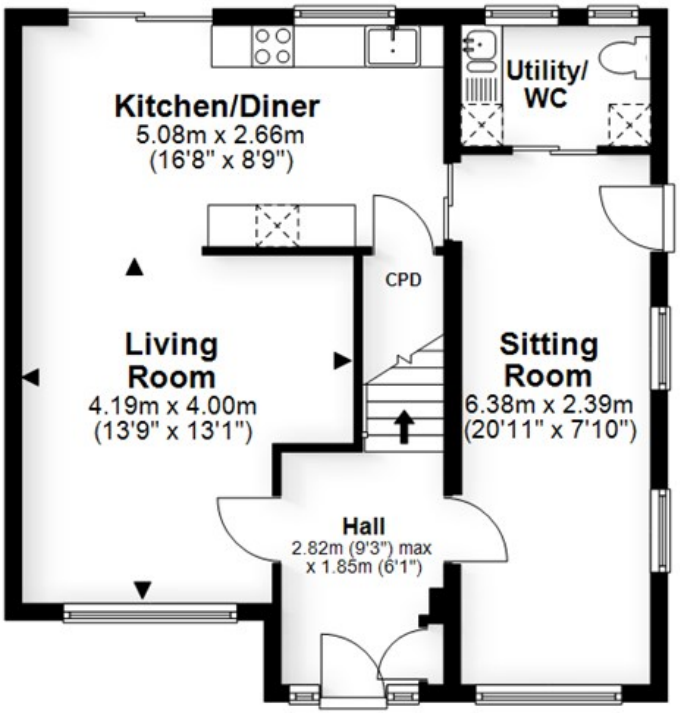
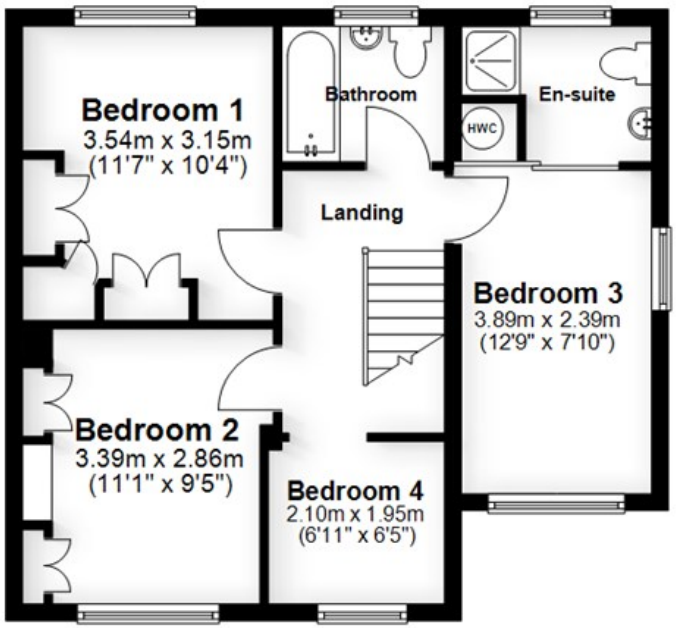
Garage

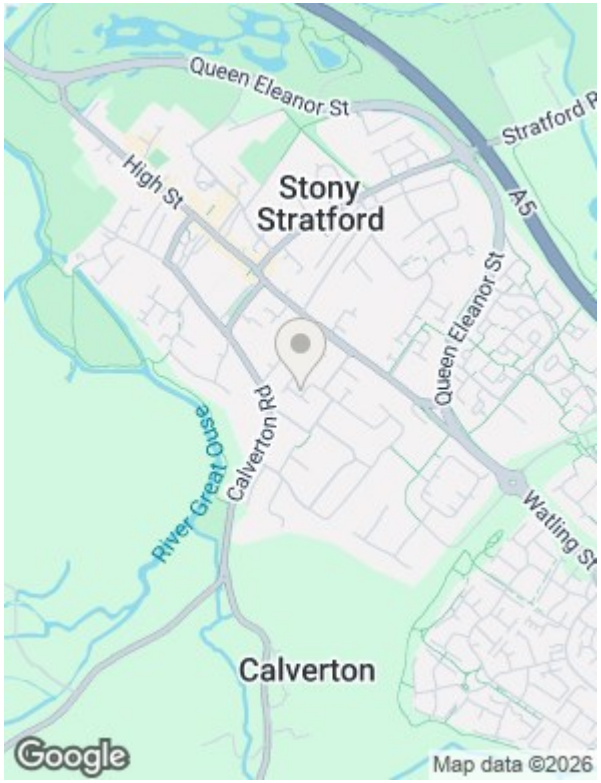


Ground Floor



First Floor





Viewing Arrangements

By appointment only via Carters.
We are open 7 days a week for your convenience

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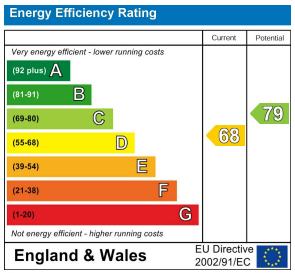
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. Reference to square area shows all areas of accommodation shown on the plan, but usually excludes garages and outbuildings. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. It is not to be used for a valuation. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Plan produced using PlanUp.