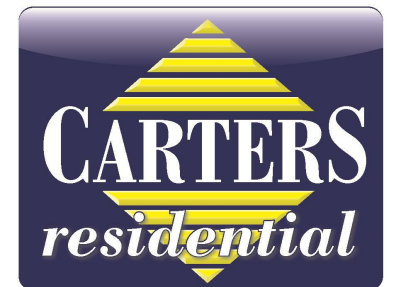




St. Johns Road, Milton Keynes, MK3 5EA



50 St. Johns Road
Bletchley
Milton Keynes
Buckinghamshire
MK3 5EA

Guide Price £230,000

Carters are delighted to offer to the market this **THREE BEDROOM SEMI DETACHED** family home, situated in sought after Saints development of Bletchley. The property is located close to local amenities and within the school catchment area of St. Thomas Aquinas Primary School.

The accommodation in brief comprises entrance hall, lounge/diner, kitchen, first floor landing, three bedrooms and family bathroom. The benefits include UPVC double glazing, gas to radiator central heating, side passageway with brick built storage sheds and outside w.c, APPROX 80FT REAR GARDEN and front garden with OFF ROAD PARKING for up to two vehicles. THE PROPERTY IS IN NEED OF SOME MODERNISATION BUT HAS BEEN PRICED ACCORDINGLY. It is offered with NO UPPER CHAIN and internal viewing is recommended. EPC rating D.

- Saints development
- Three bedroom semi detached
- UPVC double glazing
- Gas to radiator central heating
- Lounge/diner
- In need of some modernisation
- Approx 80ft rear garden
- Off road parking for up to two vehicles
- No upper chain
- EPC rating tbc





Entrance hall

Enter via UPVC door with obscure double glazed panel into entrance hall. Obscure UPVC double glazed window to side aspect. Stairs rising to first floor. Radiator. Door to lounge/diner.

Lounge/diner

Two UPVC double glazed windows to front aspect. UPVC double glazed patio doors to rear garden. Two radiators. Coal effect gas fire to remain. T.V. point. Door to kitchen.

Kitchen

UPVC double glazed window to rear aspect. Fitted in a range of units to wall and base levels with square edge worksurfaces over. Inset stainless steel sink/drain. Tiled to splashback areas. Space for gas cooker. Plumbing for washing machine. Wall mounted boiler. Radiator. UPVC door with pattern double glazed panels to side passage.

First floor landing

Obscure UPVC double glazed window to side aspect. Airing cupboard. Access to loft. Doors to:

Bedroom one

UPVC double glazed window to rear aspect. Built-in storage cupboard. Radiator.

Bedroom two

UPVC double glazed window to front aspect. Radiator.

Bedroom three

UPVC double glazed window to front aspect. Radiator. Built-in storage cupboard over stair bulk.

Family bathroom

Obscure UPVC double glazed window to rear aspect. White suite comprising low level w.c., wood panel bath with shower tap over and pedestal mounted wash hand basin. Radiator. Fully tiled walls.

Exterior

Side Passageway

Doors lead to front and rear of the property. Door to brick built storage shed and outside w.c. Door to further walk-in brick built storage shed.

Front Garden

Fully paved with various plants and off-road parking for up to two vehicles.

Rear Garden

Generous size rear garden measuring approximately 80 feet in length. Comprises a two tiered paved patio area, remainder laid to lawn with path leading to foot of the garden. Timber shed to remain. Large tree. Planted borders. Fully enclosed by timber fencing.

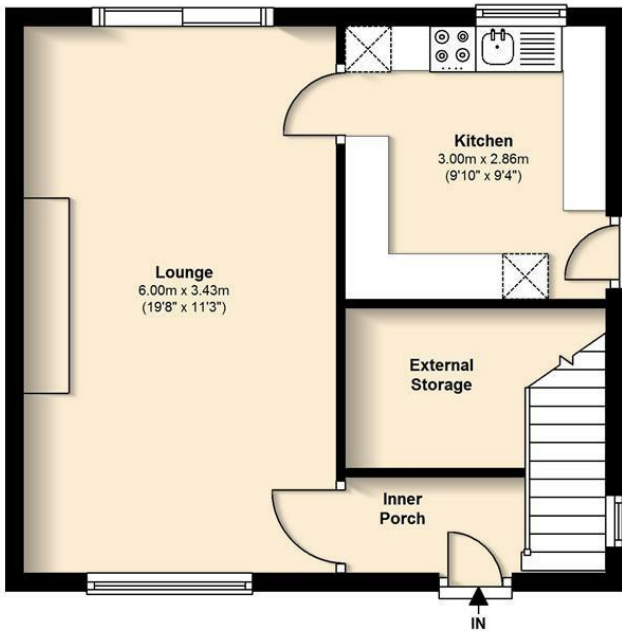
Disclaimer

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. Some items may be available subject to negotiation with the Vendor.



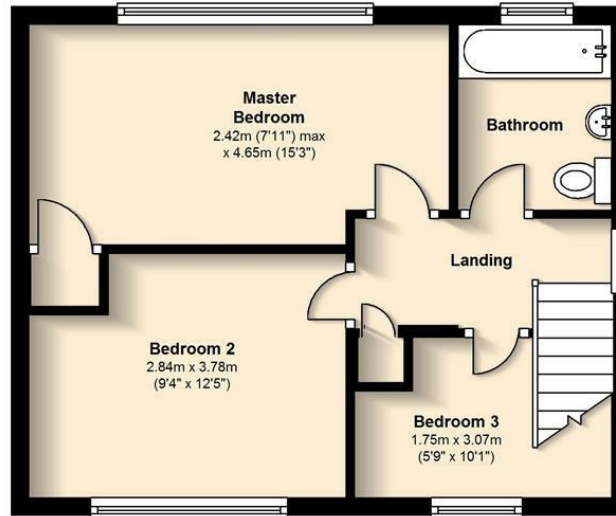
Ground Floor

Approx. 38.3 sq. metres (412.2 sq. feet)



First Floor

Approx. 34.9 sq. metres (375.8 sq. feet)



Total area: approx. 73.2 sq. metres (788.0 sq. feet)

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 usually includes all areas shown on the plan including garages and outbuildings. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. 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.



Viewing Arrangements

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

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

