



mustard  
your hotspot for homes

- Four Bedrooms
- Two Reception Rooms
- Utility Room
- Ensuite
- Front and Rear Gardens
- Garage and Driveway
- EPC Rating C



## Nottingham Grove

Bletchley, Milton Keynes, MK3 7WD

**Price**  
**£435,000**

A well presented four bedroom family home which is situated in the sought after Manor Park area of Bletchley. The property in brief comprises: entrance hall, sitting room, kitchen/breakfast room, cloakroom, four bedrooms, en-suite, family bathroom, driveway, private rear garden and a single garage.



#### Entrance

Enter via the front door into the entrance hall which includes a glazed window to the front aspect, stairs rising to the first floor landing, and doors leading to all first floor accommodation and to an under stairs storage cupboard.

#### Kitchen/Breakfast Room

The kitchen includes both low level and high level units, glazed window to the rear aspect,

ceramic floor tiling, ceramic tiling to splashback areas, stainless steel sink with swan neck mixer tap, space for a dining table, and integrated appliances such as an oven, hob and extractor hood; there're also spaces for additional appliances such as a fridge/freezer and dishwasher. An arched opening leads through to the utility room, and doors lead to the entrance hall and dining room.

#### Utility Room

The utility room has a worksurface area with space for appliances beneath, and a partially glazed door to the side aspect providing external access.

#### Sitting Room

The sitting room includes carpeted flooring, feature fire place, bay to the front aspect containing glazed windows, TV point, and French doors through to the dining room.





### Dining Room

The dining room includes wood effect flooring, space for a dining table, French doors to the sitting room, door to the kitchen, and glazed French doors to the rear aspect which lead out to the garden.

### Cloakroom

The cloakroom includes a WC, handwash basin, ceramic tiling to splashback areas, and an

obscured glazed window to the front aspect.

### First Floor Landing

Stairs rise from the entrance hall to the first floor landing which has a glazed window to the side aspect, carpeted flooring, access to the loft, and doors leading to all first floor accommodation.

### Bedroom One

Bedroom one includes carpeted flooring, bay to the front aspect

containing glazed windows, built-in wardrobes, and a door leading to the ensuite.

### Ensuite

The ensuite includes a WC, handwash basin, shower cubicle, ceramic wall tiling, and an obscured glazed window to the side aspect.

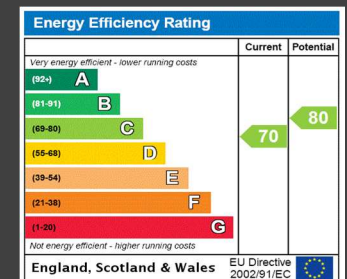
### Bedroom Two

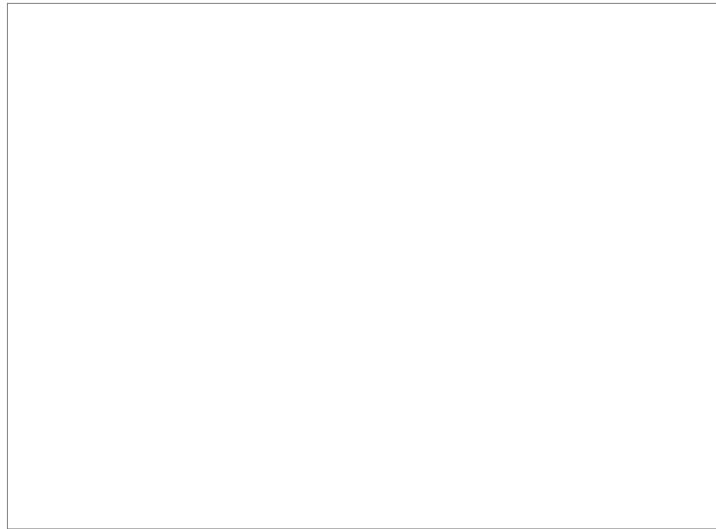
Bedroom two includes carpeted flooring, glazed window to the rear aspect. and built-in



### Additional Info

Mains Water, Gas, Electricity  
Local Authority:  
Milton Keynes Council  
Council tax band E





# mustard

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Mustard has not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor.

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