



5 The Lane
Lidlington
Bedfordshire
MK43 0UP
£289,995

REF: 3767951

Please Note 1. When making an appointment to view, please verify with us that the information you have is up to date and coincides with your expectations. 2. None of the statements contained in these particulars are to be relied on as statements of fact. Areas, measurements of distances are given as a guide only. 3. Unless otherwise stated, we have not tested any of the equipment, appliances or services to this property nor do we have any knowledge of any defects. 4. Potential purchasers are strongly advised to commission their own investigations into general condition of the property and to check critical dimensions for themselves, especially if ordering carpets or fitted furniture.

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A lovely well presented family home. Stylish and modern, a former show house in a sought after village.

- 3 bedrooms including bedroom one with ensuite shower room
- Lounge and Kitchen/Diner with French doors to garden
- Guest Cloakroom, utility and additional storage
- An end terrace on the outskirts of the village
- A well tended garden with a westerly facing sunny aspect
- Single garage and off road parking

Ground Floor

Entrance Hall Entrance door to front, stairs rising to first floor accommodation.

Cloakroom Wash hand basin, low level WC, tiling to splashback areas, radiator.

Lounge 18' x 11' 1" (5.49m x 3.38m) Feature fire place, radiator, three double glazed windows to front and side.

Kitchen/Dining Room 18' x 10' 1" (5.49m x 3.07m) A range of base and wall mounted units with cream doors and timber worktop, tiled splashbacks, ceramic sink with mixer tap over, space for cooker and fridge/freezer, space and plumbing for dishwasher, space for dining table and chairs, French doors to garden, gas boiler, engineered wood flooring, double glazed window to front and rear, radiator.

Utility Room 5' 10" x 5' 4" (1.78m x 1.63m) Base and wall mounted units with worktop over, space and plumbing for washing machine, under stairs cupboard, engineered wood flooring, radiator.

First Floor

Landing Airing cupboard housing hot water tank, engineered wood flooring, access to loft, radiator.

Bedroom One 14' 3" x 13' 1" (4.34m x 3.99m) Double built in wardrobe, double glazed window to front and side, radiator.

Ensuite A white suite comprising wash hand basin, low level WC, separate shower cubicle, engineered wood flooring, fully tiled, double glazed window to front, engineered wood flooring.

Bedroom Two 10' 10" x 9' 8" (3.30m x 2.95m) Built in cupboard over the stairs, double glazed window to front, radiator.

Bedroom Three 9' 2" x 7' 4" (2.79m x 2.24m) Double glazed window to side, radiator.

Bathroom A white suite comprising panelled bath with shower mixer attachment, wash hand basin, low level WC, fully tiled, radiator, double glazed window to rear.

Outside

Front Garden Well stocked frontage with lots of shrubs and established plants. Path to front door.

Rear Garden South westerly aspect, mainly laid to lawn, several patio and shingle seating areas, flower beds and borders, brick wall and fence enclosed, door to garage.

Garage Up and over door, power and light, overhead storage space.

Parking Off road parking in front of the garage.

Agents Note Communal areas and management cost circa £30.00 per month TBC.

Please note the rear of the property is attached to a neighboring property, which cannot be seen in the main photograph.

Room measurements taken from original builders particulars.