



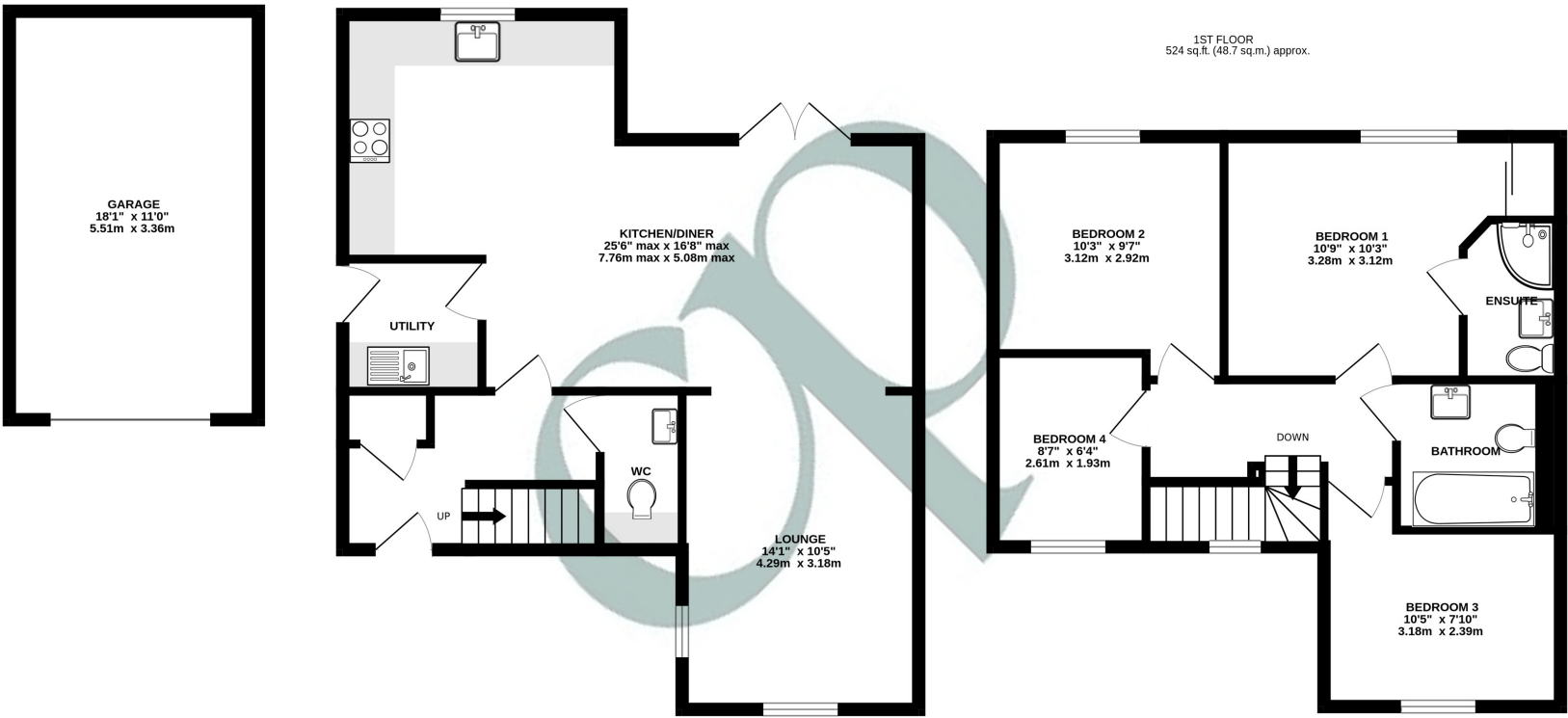
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5, Sandhill Close
Millbrook, Bedfordshire,
MK45 2PJ
Offers in Excess of £550,000

GARAGE
199 sq.ft. (18.5 sq.m.) approx.

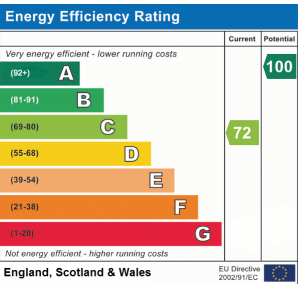
GROUND FLOOR
604 sq.ft. (56.1 sq.m.) approx.

1ST FLOOR
524 sq.ft. (48.7 sq.m.) approx.



TOTAL FLOOR AREA : 1327 sq.ft. (123.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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. 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.
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All measurements are approximate and quoted in metric with imperial equivalents 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 and 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

Viewing by appointment only

Country Properties | 1, Church Street | MK45 2PJ
T: 01525 403033 | E: amphill@country-properties.co.uk
www.country-properties.co.uk

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Set in the picturesque village of Millbrook with scenic countryside views to the front and woodland to the rear, this four bedroom semi-detached home is a real must see, benefitting from off-road parking and a garage.

- Private south-facing rear garden, beautifully landscaped, backing on to woodland.
- Four bedrooms and two bathrooms.
- Stunning scenic countryside views.
- Amazing access for commuting via M1, A421 and Flitwick train station.
- LPG tank located in the front lawned area.
- Residents association for frontage/gravelled parking area.
- Private block paved driveway with parking and detached garage.

Ground Floor

Entrance Hall

UPVC entrance door to the front, radiator.

Lounge

14' 1" x 10' 5" (4.29m x 3.17m) Double glazed windows to the front and side, radiator, opening to:

Kitchen/Diner

25' 6" x 16' 8" (7.77m x 5.08m) A range of base and wall mounted units with quartz work surfaces over, countersunk stainless steel sink and drainer with mixer tap, integrated eye-level oven and induction hob with extractor over, integrated fridge freezer and dishwasher, double glazed French doors opening to the garden, double glazed window to the rear, two radiators.

Utility

A range of base units with work surfaces over, stainless steel sink and drainer with mixer tap, side door to driveway, space and plumbing for washing machine and tumble dryer, combi-boiler, radiator.

First Floor

Landing

Access to part boarded loft with power and lighting, double glazed window to the front.



Bedroom One

10' 9" x 10' 3" (3.28m x 3.12m) Fitted mirrored wardrobes, double glazed window to the rear, radiator.

Ensuite

A suite comprising of a shower cubicle, low level WC, wash hand basin, heated towel rail.

Bedroom Two

10' 3" x 9' 7" (3.12m x 2.92m) Double glazed window to the rear, radiator.

Bedroom Three

10' 5" x 7' 10" (3.17m x 2.39m) Double glazed window to the front, radiator.

Bedroom Four

8' 7" x 6' 4" (2.62m x 1.93m) Double glazed window to the front, radiator.

Bathroom

A suite comprising of a panelled bath with shower over and shower screen, low level WC, wash hand basin, heated towel rail.

Outside

Rear Garden

A landscaped south-facing rear garden backing on to woodland, with sleeper-lined raised flower beds, water features, patio and raised decking seating areas, outside tap, power and lighting.

Parking

Private block-paved driveway to the front of the garage, providing off-road parking for up to 3 cars.

