



**45 Linford Avenue, Newport Pagnell,
Buckinghamshire, MK16 8BZ**

£450,000 Freehold

- THREE DOUBLE BEDROOMS
- PARKING FOR 2/3 CARS
- WRAP AROUND GARDEN
- POTENTIAL TO EXTEND
- NEW CARPETS THROUGHOUT
- NEWPORT PAGNELL TOWN WITHIN WALKING DISTANCE
- TWO NEW BATHROOM
- CORNER PLOT
- CHAIN FREE





A RARELY AVAILABLE THREE BEDROOM BUNGALOW situated in this popular & sought after area of Newport Pagnell. With a wraparound plot this property is IDEAL FOR THE KEEN GARDENER and further benefits include SEPARATE RECEPTION AREAS, THREE DOUBLE BEDROOMS, TWO NEW BATHROOMS, new carpets throughout and the whole property has been re-painted.

Local Amenities: Residents of Linford Avenue benefit from the nearby amenities of Newport Pagnell, including shops, supermarkets, schools, parks, and recreational facilities, all within easy reach.

Living Room

4.80m x 3.58m (15' 9" x 11' 9")

Kitchen to utility

8.52m x 5.97m (27' 11" x 19' 7")

Master Bedroom

2.87m x 4.34m (9' 5" x 14' 3") Ensuite Shower Room

Bedroom Two

3.11m x 4.39m (10' 2" x 14' 5")

Bedroom Three

2.5m x 4.3m (8' 2" x 14' 1")

Refurbished Bathroom

Disclaimer

Whilst we have endeavoured to prepare our sales particulars accurately none of the services, appliances or equipment have been tested. A buyer should satisfy themselves on such matters prior to purchase. Any measurements or distances mentioned in these particulars are for guide reference only. If such particulars are fundamental to a purchase, buyers should rely on their own enquiries. All enquiries should be directed to Elevation Estate Agents in the first instance.