



Stratford Road, Cosgrove, MK19 7JA



2b Stratford Road
Cosgrove
Northamptonshire
MK19 7JA

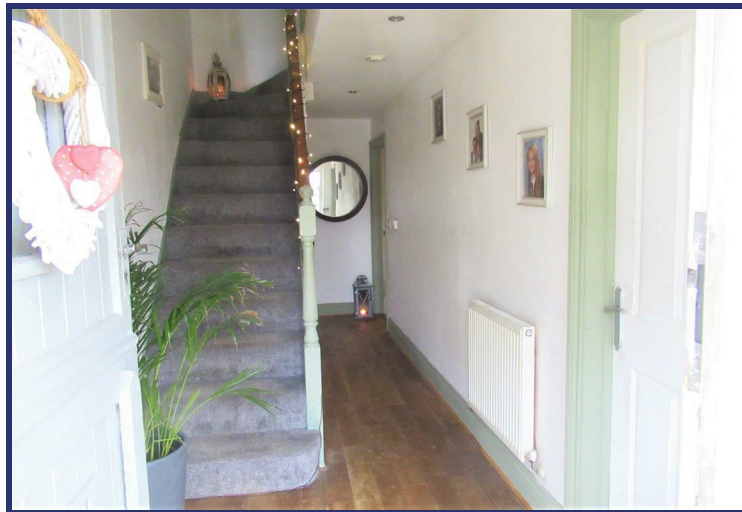
£335,000

An attractive stone built three story townhouse with 4 bedrooms and 3 bathrooms on a small development of just four homes in the centre of the village.

The property has accommodation set on three floors comprising a hall, cloakroom, living room with an open fireplace, and an open plan kitchen/dining room. On the first floor there are three bedrooms - one bedroom with an en-suite shower room and a family bathroom. On the second floor there is a large master suite with an en-suite shower room. There are front and rear gardens and two parking spaces.

Cosgrove is conveniently located just a short drive from historic town of Stony Stratford and Central Milton Keynes. The property is located just a minutes walk from the Grand Union Canal. Viewing is recommended.

- Stone Built Town House
- Small Village Development
- 4 Bedrooms
- 3 Bathrooms
- Lounge with Open Fire
- Fitted Kitchen/ Dining Room
- Cloak Room
- Front & Rear Gardens
- Parking for 2 Cars
- Short Walk to Canal





Ground Floor

The entrance hall has solid oak flooring, cupboards, stairs to the first floor and doors to all rooms.

The cloakroom has a suite comprising WC and wash basin with a tiled floor.

The living room has a cast iron reproduction Victorian fireplace with an open flu, window to the front and oak flooring.

The kitchen/dining room has ample space for dining table and French doors opening to the rear garden. The kitchen has a range of units to floor and wall levels with granite worktops and an under mounted sink. Integrated dishwasher and space for other appliances.

First Floor

First floor landing has stairs to the second floor and doors to all rooms.

Bedroom 2 is a double bedroom located to the front with built-in wardrobe and an en-suite shower room with a WC, wash basin and shower cubicle.

Bedroom 3 is located to the rear and has a built-in wardrobe.

Bedroom 4 is a single bedroom located to the rear.

The bathroom has a white suite comprising WC, wash basin and a Jacuzzi style bath with mixer tap and shower attachment. Tiled floor and part tiled walls, and window to the front.

Second Floor

A small landing has a door to the bedroom which is large double bedroom with part vaulted ceiling with a skylight window to the rear. An en-suite shower room has a suite comprising WC, wash basin and shower cubicle.

Outside

There is a small area of garden to the front and block paved parking for two cars, side by side.

The rear garden has a paved patio area with steps leading up to the remainder of the garden which is laid with gravel. Garden sheds, stocked beds and rear gated access.

Location - Cosgrove

An attractive village situated on the South Northamptonshire and North Buckinghamshire border. Much of the village is located on the Grand Union Canal with pleasant Canal-side walks. The village hosts the popular Barley Mow Pub, a village junior school, and Church. Extensive shopping facilities can be found in nearby Stony Stratford (approx 2 miles) or Central Milton Keynes (approx 6.5 miles) which also has a mainline railway station to London (Euston) with the quickest trains taking just 30 minutes.

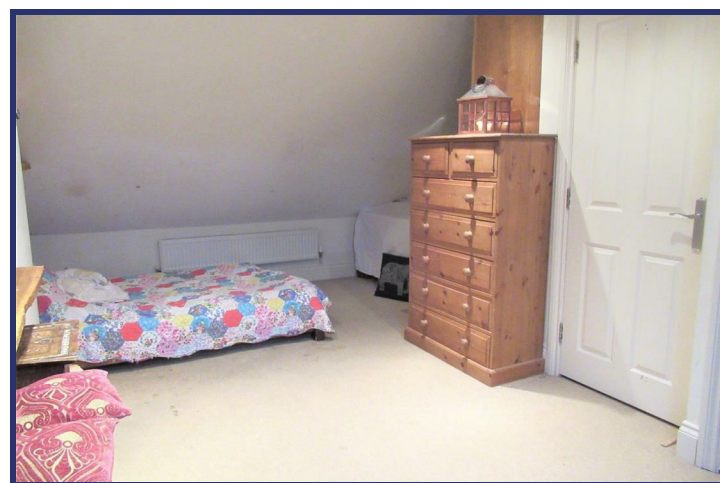
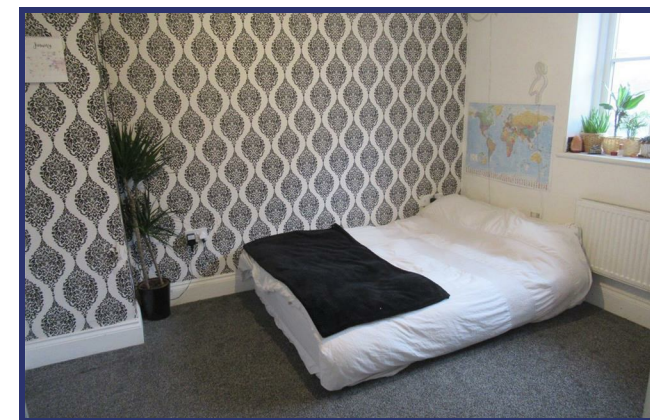
Heating

The property has gas to radiator central heating.

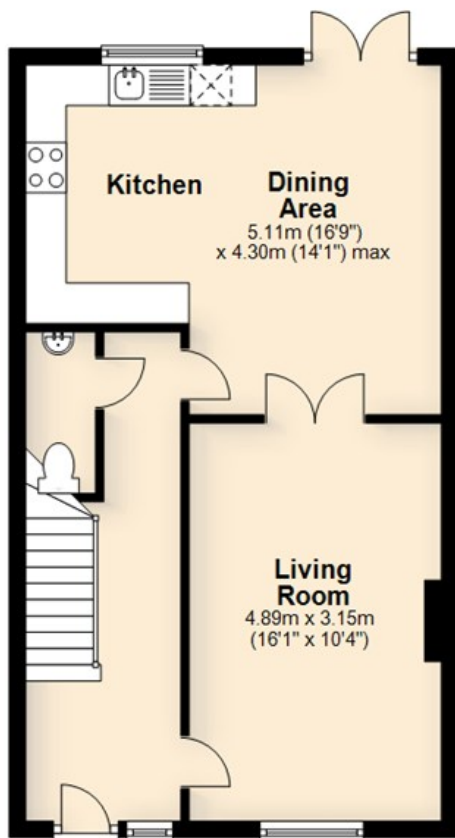
Disclaimer

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.

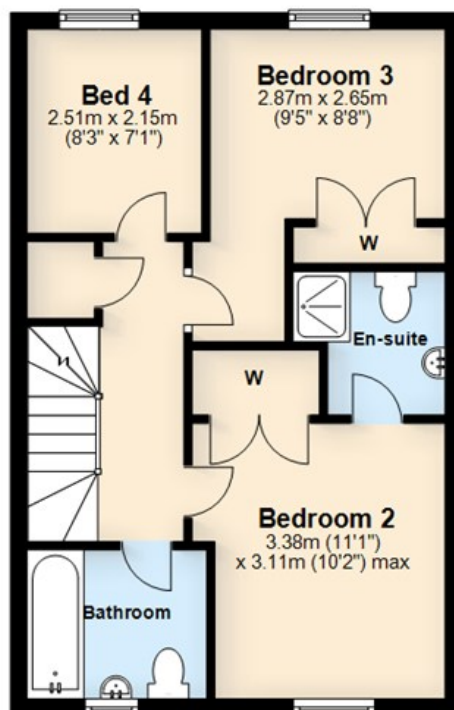




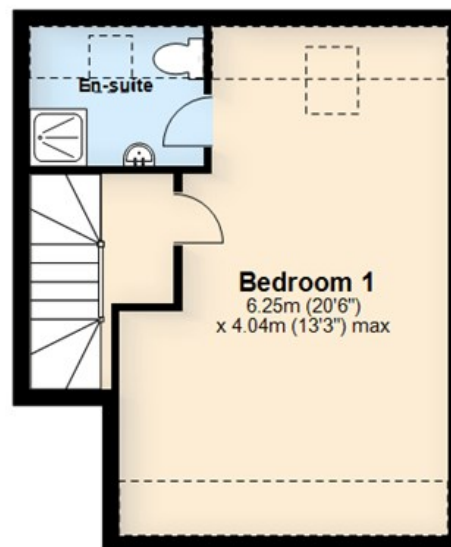
Ground Floor



First Floor



Second Floor



Viewing Arrangements

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

01908 561010

stony@carters.co.uk

carters.co.uk

59 High Street, Stony Stratford, MK11 1AY



| 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 | | 77 | 86 |
| EU Directive 2002/91/EC | | | |



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 of accommodation shown on the plan excluding garages. 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.