



**Arncliffe Drive, Heelands, Milton Keynes, MK13 7LQ**

**welcome to**

## **Arncliffe Drive, Heelands, Milton Keynes**

Situated in the highly sought-after residential area of HEELANDS, this well-presented two-bedroom CHALET BUNGALOW on Arncliffe Drive offers versatile living accommodation, generous outdoor space, and excellent convenience for local amenities and transport links.

### **Entrance Hall**

Double-glazed door to the front, stairs to the first floor and door to bedroom two/study. The entrance hall opens into the lounge/diner and kitchen.

### **Lounge/Diner**

Storage cupboard, radiator, skylight and double-glazed window to the rear. Double-glazed door leading out to the garden.

### **Kitchen**

Fitted with a mix of wall and base units with work top over, stainless steel sink with mixer tap and drainer, eye-level electric double oven and gas hob with extractor fan over. Space for a dishwasher and washing machine. Radiator and double-glazed window to the front and double-glazed door to the side.

### **Bedroom Two/Study**

Radiator and double-glazed window to the front.

### **First Floor Landing**

Stairs from the ground floor, storage cupboard and doors to bedroom one and the family bathroom.

### **Bedroom One**

Radiator and double-glazed window to the rear.

### **Bathroom**

Fully tiled with a pedestal wash hand basin, low-level WC and a bath with a shower over. Heated towel rail and double-glazed obscured window to the front.

### **Outside Front Garden**

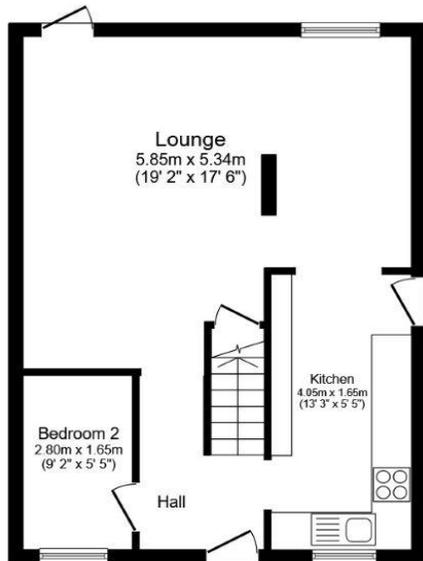
Paved frontage with shrub borders.

### **Rear Garden**

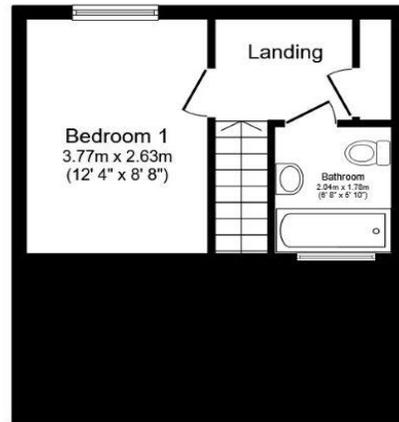
Enclosed by fencing with gated side access, the garden has a patio area and a gravel area with some raised beds. Storage to the rear of the property and a shed.

### **Parking**

There is allocated, off-road parking to the front.



**Ground Floor**  
Floor area 48.2 sq.m. (519 sq.ft.)



**First Floor**  
Floor area 34.6 sq.m. (372 sq.ft.)

**Total floor area: 82.8 sq.m. (891 sq.ft.)**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.io](http://www.Propertybox.io)



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**Arncliffe Drive,**  
**Heelands, Milton Keynes**

- TWO-BEDROOM CHALET BUNGALOW
- SPACIOUS LIVING ACCOMMODATION
- VERSATILE LAYOUT
- PRIVATE REAR GARDEN
- OFF-ROAD PARKING

Tenure: Freehold EPC Rating: D  
Council Tax Band: B

**£275,000**



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brown & merry



**01908 611242**



[newportpagnell@brownandmerry.co.uk](mailto:newportpagnell@brownandmerry.co.uk)



74A High Street, Newport Pagnell, MILTON  
KEYNES, Buckinghamshire, MK16 8AQ



**[brownandmerry.co.uk](https://www.brownandmerry.co.uk)**