



**BRADLEY ROAD, MILFORD ON SEA  
OFFERS IN THE REGION £540,000**

**Winkworth**



**Modern 3 bedroom house south facing rear garden adjacent to schools and close to Milford Village centre**

This property is semi-detached and newly built with all a host of modern features and UPVC Double glazing and fitted carpets throughout. It is situated in a small development adjacent to the local school and a short walk to Milford Green.

A brick path leads from driveway with off road parking for one vehicle and generous garage to the front door. The wooden front door with letterbox and floral glazed window leads into a spacious carpeted hallway with single radiator giving access to all ground floor rooms complete with internal modern engineered oak wood doors throughout the property.

The downstairs cloakroom with single radiator and UPVC double glazed window contains a toilet and floating wash basin.

To the right of the hallway is a glazed oak door going into a spacious tiled floor kitchen with dining area. The kitchen comprises oatmeal gloss kitchen cabinets and engineered wood surfaces. It has a Neff gas six burner hob with fitted extractor unit above, a 1&1/2 metal sink and drainer with mono mixer tap. The kitchen also features Neff appliances including a double oven, dishwasher and fridge freezer; floating shelves, and double aspect windows with blinds to the front to the side. The kitchen also houses a discrete Worcester boiler and double radiator.

A glazed door from the hallway leads into a bright and airy lounge with a double window and French style patio doors leading out to the large patio and south facing rear garden. The lounge contains two ceiling lights, ample low level electrical and TV points. There is also access to a large under-stairs storage cupboard.

Stairs with oak bannister and white spindles lead to the open first floor landing with a further radiator, power point, airing cupboard containing a pressurised Worcester hot water tank and ample storage, and all first floor accommodation.





#### Bedroom 1

Is a good sized double room with large window giving views to the south facing garden. The room has ample electrical and TV points, double radiator and fitted sliding wardrobes and an en suite shower room with sink and cabinet, a mirror with electric shaver socket, floating shelves and chrome ladder radiator. The en suite has a tiled floor and part tiled walls and shower area.

#### Bedroom 2

Is a good sized north facing double room with UPVC double glazed window, a double room with UPVC double glazed window, a double radiator, fitted storage cupboards and electrical sockets and ceiling pendant light.

#### Study/Bedroom 3

With ample room for a single bed, UPVC double glazed window, central pendant ceiling light, electricity points and views over the rear garden.

#### Family Bathroom

A good sized tiled bathroom with a fitted bath and shower with splash guard, chromium ladder style radiator. A floating wash basin with storage beneath, lighting and shaver point above.

#### Outside

The property has a small open plan garden frontage, a driveway with parking for one car leads to a large integral garage/workshop with up and over door. The garage has storage available within the eaves and a rear door leading through to the generously proportioned rear garden. The rear garden which is fully enclosed by wooden fence panels has a side gate from the driveway and is partially laid to a south facing contemporary designed patio accessed from the lounge, lawns and cultivated flower beds.





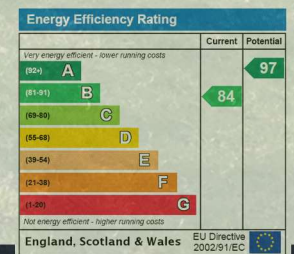
**Ground floor**

Kitchen/Dining Room	4.44m x 2.86m	16' 6" x 9' 4"
Living Room	5.08m x 3.74m	16' 7" x 12' 3"
Approximate gross internal floor area:	82.52 m2	888.24 sqft
(excludes the garage)		

**First floor**

Bedroom 1	4.19m x 2.91m	13' 8" x 9' 6"
Bedroom 2	4.06m x 2.91m	13' 3" x 9' 6"
Bedroom 3	2.58m x 2.07m	8' 5" x 6' 9"
Plots 60 – 63:		
Bedroom 3	2.46m x 2.07m	8' 0" x 6' 9"

◀ ▶ Maximum dimension      ..... External roof



Milford on Sea | 01590 642641 |



Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of