



Knights Close | Great Brickhill | Milton Keynes | MK17 9AW

Asking Price £975,000

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5240 square feet (including garaging) double the size of the average UK four bedroom house | £186 per square foot | Four large double bedrooms | Annexe potential | Dressing room and marble en-suite to principal bedroom | Beautiful high specification kitchen | Five large reception rooms including full size snooker room | Countryside open field views | Quadruple garage and lots of parking | Cul-de-sac location | Walking distance of village pub, cricket club, café and primary school | Village bus to Aylesbury grammar schools | Ten minutes drive to Leighton Buzzard train station for Euston in 30 minutes | Ten minutes drive to Leighton Buzzard and Bletchley for supermarkets and doctors.

- Rarely available detached family home backing onto fields.
- Fantastic living accommodation with five spacious reception rooms.
- Breakfast room, sitting room, dining room, conservatory and an expansive games/TV room.
- Close to Leighton Buzzard, Bletchley and Milton Keynes for all shopping amenities, doctors surgeries and hospitals.
- Four double bedrooms, two bathrooms and annexe potential.
- Modern kitchen with countryside views and well fitted bathrooms.
- Two driveways with parking for six cars plus quadruple garage/showroom.
- Short drive from Leighton Buzzard train station as well as M1 junctions 14 and 11a.







Approximate Gross Internal Area (Including Garage)
 Lower Ground Floor = 66.5 sq m / 716 sq ft
 Ground Floor = 219.8 sq m / 2,366 sq ft
 First Floor = 120.5 sq m / 1,297 sq ft
 Outbuildings = 80.0 sq m / 861 sq ft
 Total = 486.8 sq m / 5,240 sq ft



Illustration for identification purposes only,
 measurements are approximate, not to scale.
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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating			
	Current	Potential		Current	Potential
Very energy efficient - lower running costs					
(92-100) A			Very environmentally friendly - lower CO ₂ emissions		
(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		EU Directive 2002/91/EC		England & Wales	
		71			
		78			

Duck End
 Great Brickhill
 Buckinghamshire
 MK17 9AP
 01525 261100
 enquiries@finehomesproperty.co.uk