



74 Milton Drive, Buckie, AB56 1NY  
£100,000 offers over

## Property summary

74 Milton Drive, Buckie. AB56 1NY

End-Terraced Three-Bedroom Home with Front & Rear Gardens

Double-Glazing, Gas Central Heating

Council Tax Band A, EPC Band C

Offers over £100,000

## Full details

This end-terraced home is situated in a popular residential area, only a short walk from the town centre, shops, supermarkets, GP surgery and both Primary and Secondary Schools. Millbank Primary grounds can in fact be accessed from the rear garden. The property offers spacious accommodation over two floors and benefits from double-glazing and gas central heating. The accommodation comprises ground floor; living room, kitchen, dining room, and on the first floor, shower room and three bedrooms. All fitted carpets, floor coverings, window blinds and light fittings are included in the sale price.

Access is via a glazed uPVC door into the carpeted hall, which provides access to the living room, kitchen and the carpeted staircase to the first floor. The hall has both a storage cupboard and a cloakroom with coats hooks which houses the boiler.

The living room is a bright room decorated in neutral tones accessed via the hall by a glazed door. The window overlooks the front garden, with a frosted glazed pane into the dining room.

The kitchen is fitted with a range of base and wall units, complemented by a contrasting worktop and tiled splashback. Within the kitchen is an integrated electric oven and hob with a cooker hood and extractor above and a sink with drainer and mixer tap sits below the window overlooking the large rear garden. The hotpoint washing machine shall remain. The dining room is open plan with the kitchen and provides ample space for a dining set. A uPVC glazed exterior door opens from the kitchen to the rear garden.

A carpeted staircase leads to the first floor landing which accesses all three bedrooms and the shower room. A shelved cupboard in the landing provides storage. Bedroom 1 is a large double with front-facing window. Bedroom 1 has a built-in wardrobe with mirrored sliding doors, hanging rails and shelving and the room is finished with a fitted carpet. Bedrooms 2 is also a large double,

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**Type:** End Of Terrace House

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**Availability:** For Sale

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**Bedrooms:** 3

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**Bathrooms:** 1

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**Reception Rooms:** 2

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**Parking:** On Road Parking

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**Outside Space:** Front Garden, Rear Garden

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**Council Tax Band:** A

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with two built-in cupboards one with a hanging rail and the second with shelving. This bedroom is rear facing and finished with a fitted carpet. Bedroom 3 is front facing and also has the benefit of a built-in wardrobe with hanging rail and shelving. This room has laminate flooring.

The shower room is fitted with a white suite comprising WC, wash hand basin and shower cubicle with mira sport electric shower. Aqua panelling is fitted around shower. The shower room is completed with a chrome towel rail, usual shower room accessories, vinyl flooring and has a frosted window to the rear.

### Outside

The home sits on a large plot with both front and rear gardens laid mainly to lawn with areas of planting. A wooden shed at the rear offers garden storage. Outside tap. A wooden gate provides access into the rear garden.

Living Room	5.50 x 3.10m
Kitchen	3.20 x 2.56m
Dining Room	2.30 x 2.40m
Bedroom 1	3.82 x 2.63m
Bedroom 2	4.00 x 2.43m
Bedroom 3	2.83 x 2.30m
Shower Room	1.75 x 1.80m

### Important Information

These particulars do not constitute any part of an offer or contract. All statements contained herein, while believed to be correct, are not guaranteed. Intending purchasers must satisfy themselves, by inspection or otherwise, as to the accuracy of the statements contained within these particulars. No warranty is provided for any appliances included in the sale.

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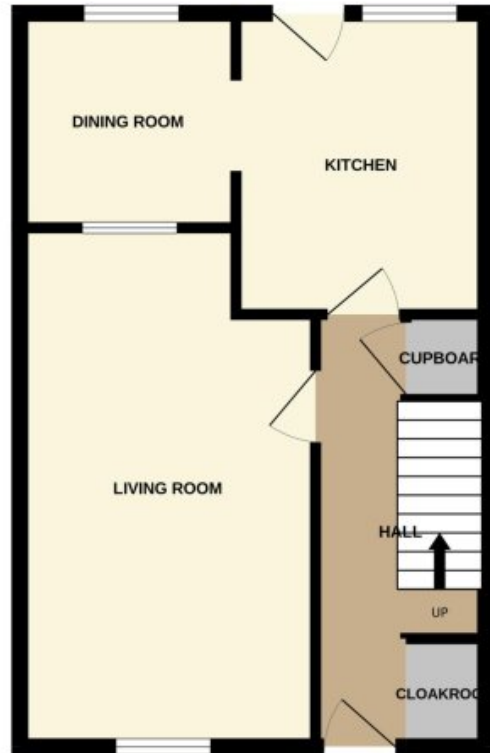








GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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. 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.  
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