



## Phoebes Orchard

Stoke Hammond, Milton Keynes, MK17 9LW

£1,295 PCM

2 1 1 D

**WATSONS**  
LETTING SINCE 1961

## Phoebes Orchard

Stoke Hammond, Milton Keynes,  
MK17 9LW

Watsons are delighted to offer for let this two bedroom terrace house situated at the end of a quiet cul-de-sac in this popular Bucks village location. The property is newly decorated and new carpets have been fitted, and the accommodation comprises: Entrance lobby, lounge, kitchen diner with oven and hob units, conservatory, stairs to first floor, two bedrooms (wardrobe units in rear bedroom), bathroom, enclosed rear garden, and two allocated parking spaces. The property is offered Unfurnished, and is available mid May.

### Entrance Lobby:

### Lounge

13'10 x 12'2 (into stairway) (4.22m x 3.71m  
(into stairway))

### Kitchen/Diner

12'1 x 9'5 (3.68m x 2.87m)

### Conservatory

11'5 x 5'11 (3.48m x 1.80m)

### Stairs to First Floor

### Bedroom One

12'1 (max) x 8'4 (max) (3.68m (max) x  
2.54m (max))

### Bathroom

### Bedroom Two

10'0 x 8'0 (3.05m x 2.44m)

### Rear Garden

### Allocated Parking for Two Cars



Measurements and floor plans are approximate and for guidance only. Any prospective Tenant should check all measurements. Floor plan coverings and fitments are for example only and may not represent the true finish of the property.

## Floor Plan



Total Area: 663 ft<sup>2</sup>

All measurements are approximate and for display purposes only

## Viewing

Please contact our Watsons Lettings Office on 01525 378309 if you wish to arrange a viewing appointment for this property or require further information.

17 - 21 Ropa Court, Leighton Buzzard, Bedfordshire, LU7 1DU  
Tel: 01525 378309 Email: [info@watsonslb.co.uk](mailto:info@watsonslb.co.uk) [www.watsonslb.co.uk](http://www.watsonslb.co.uk)