

**KING**  
ESTATE AGENTS

**Sold**



5 BEDROOM DETACHED | RUSLAND CIRCUS, EMERSON VALLEY, MILTON KEYNES | OFFERS IN EXCESS OF £700,000

## DESCRIPTION

King Estate Agents are proud to market, this immaculate five bedroom detached home boasting high specification finishes throughout, situated in the sought after location of Emerson Valley. This property also has the added benefit of being sold with no onward chain. The accommodation offers approximately 2100 sqft of living accommodation to include a large hallway, a dual aspect living room with stunning feature fire and patio doors leading onto the garden, and a refitted 'Alno' kitchen with great sized dining space and breakfast bar. The kitchen has a gas hob, integrated dishwasher and quartz worktops aswell as a further utility area and cloakroom to the ground floor.

The first floor comprises the large master bedroom with excellent fitted wardrobe space to offer a dressing area and en suite with walk in shower and a fully tiled surround, aswell as a refitted four piece bathroom to include both a walk in shower and bath, all bathrooms boast Porcelanosa tiles and Duravit sanitary ware. There are two further double bedrooms with completes this level. The top floor has two large bedrooms with fitted wardrobes and a Jack and Jill en suite. Outside the property has a generous sized lawned garden, and a driveway leading to a double garage to the front of the property.

Emerson Valley has traditionally been seen as one of the most sought after locations in Milton Keynes due to it's great school catchments and proximity to the mainline railway station in Central Milton Keynes offering direct link to



London Euston (35 mins). Nearby leisure facilities include Windmill Hill Golf Club, Emerson Valley Rugby Club and Furzton Lake. Shopping facilities include Westcroft and Furzton Centres (both 1 mile) and Central Milton Keynes (3 miles). The property is in catchment for Howe Park Primary School and Shenley Brook End secondary school. The neighboring estate of Furzton has a GP surgery.















**DISCLAIMER**

These particulars are thought to be materially correct though their accuracy is not guaranteed and they do not form part of any contract. All measurements are approximate and we have not tested any fitted appliances, electrical or plumbing installation or central heating systems.



Total Area: 2132 ft<sup>2</sup> ... 198.1 m<sup>2</sup> (excluding double garage)  
Total Area including double garage: 2430 ft<sup>2</sup> ... 225.8 m<sup>2</sup>

Floor plans are for layout purposes only and are not intended to be scale drawings.  
All measurements, including window and door openings are approximate and should not be relied upon for valuation purposes.  
Please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.  
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11 Furzton Lake  
Shirwell Crescent  
Milton Keynes  
Buckinghamshire  
MK4 1GA

Tel: 01908 272724  
E-mail: [info@kingestateagents.com](mailto:info@kingestateagents.com)  
Web: [www.kingestateagents.com](http://www.kingestateagents.com)