



HILL HOUSE

2-4 DRAKEWELL ROAD, BOW BRICKHILL

JACKSON-STOPS 

**HILL HOUSE, 2-4 DRAKEWELL ROAD, BOW BRICKHILL,
MILTON KEYNES, BUCKINGHAMSHIRE MK17 9LF**

TOTAL APPROX. FLOOR AREA 1340 SQ FT / 124.49 SQ M

OFFERED WITH NO CHAIN, THIS UNLISTED
DETACHED HOUSE IS SET ON SECLUDED 0.45
ACRE PLOT & ENJOYS SUPERB UNINTERRUPTED
WEST FACING VIEWS FOR MILES-ONE TO SEE.



DISTANCES

WOBURN ABOUT 2.5 MILES

M1 JUNCTION 13 ABOUT 5 MILES

MILTON KEYNES ABOUT 6 MILES

LONDON EUSTON FROM 34 MINUTES

GROUND FLOOR

- Entrance hall
- Cloakroom
- Wet room
- Sitting and dining room
- Kitchen/breakfast room

FIRST FLOOR

- Principal bedroom
- Two further bedrooms
- Family bathroom

OUTSIDE

- Delightful lawned and gently wooded garden
- 31ft (9.6m) garage with electric door & workshop
- Off road private parking
- Additional utility store room
- Double glazed garden office/summer house
- Garden machinery store
- PLOT OF 0.45 OF AN ACRE



THE PROPERTY

Located in a quiet village lane with very little passing traffic, Hill House takes advantage of its unique elevated setting offering some of the finest west facing views in the area. The gardens are a feature of the house which extend to the rear and wrap around to one side and have large lawns set around planted and tree lined boundaries providing excellent privacy,

The property is not listed and comes to the market for the first time in over 40 years. Set on a surprisingly large and private plot of 0.45 of an acre the house is an ideal family home or one to downsize to whilst there is also excellent potential to extend to create a larger home if required (subject to planning consent).

The accommodation comprises of a hall, cloak and wet room, good size sitting and dining room, kitchen/breakfast room both of which overlook the garden and benefit from the open views. The first floor has three bedrooms all with wardrobes and a family bathroom completes the living space.

In addition to the house, there is a substantial 31ft (9.6m) garage and workshop with private parking and within the garden there is a detached 20ft (6.1m) double glazed summer house or office, ideal for those who may wish to work from home.

A viewing is highly recommended to appreciate the super views, the delightful garden and lifestyle opportunity on offer at Hill House.



ACCOMMODATION

The property is entered via a solid wooden door which leads into a traditional hallway where stairs rise to the first floor with a useful storage cupboard under. To the left there is a separate cloakroom having a wash basin and wc along with a shower/wet room. This room is fully tiled and has a walk in shower area and heated towel rail.

From the hall, the good size sitting and dining room have full width glazed sliding doors which frame a lovely view over the garden and beyond. To one side a cosy area has a feature exposed brick fireplace with inset log burner and fitted book and display shelves to either side. Doors from the dining area and the hall lead to the kitchen/breakfast room.

With ample space for a table and chairs, the kitchen breakfast room is fitted with a range of natural pine base and wall cupboards with laminate work surfaces and inset sink unit. Integrated appliances include an electric hob and oven, extractor, microwave, dishwasher and a tall Bosch fridge freezer is included in the sale. A picture window overlooks the garden, with a second window to the side and a door provides access to the side entrance, garage and utility store.

FIRST FLOOR

All the bedrooms and bathroom radiate off the landing which has an airing cupboard and a trap door to the loft.

A pleasant principal bedroom again offers super views to the rear and has two double built in wardrobes plus a very large under eaves cupboard offering lots of additional storage. There are two further bedrooms with the second benefitting from the views and the third having a fitted wardrobe and a vanity wash hand basin. Completing the accommodation, the family bathroom comprises a white period style suite of a bath wash basin and wc.



OUTSIDE

Approached via a quiet lane a private drive provides off road parking for a car and with an electric roller door the garage is some 31ft (9.6m) long and provides additional covered parking, storage and a workshop area. Gated side access leads to the rear garden and passage way where there is a useful utility/storage room housing the Valiant gas boiler serving the heating and hot water.

The garden is an excellent size and flows to the rear and to one side with two large areas of lawns bordered by mature hedges and a wide variety of shrubs and trees. A good size terrace patio and seating areas all enjoy the views and some fabulous sunsets.

A discreetly positioned double glazed summer house or garden office has two entrance doors, three windows, power, light and is carpeted and adjacent to this is a handy garden tool and machinery store.

LOCATION

The village of Bow Brickhill has a Church of England primary school, public house and railway station on the Bletchley to Bedford line. Local facilities are available in nearby Bletchley and Woburn Sands. More extensive shopping and leisure facilities are available in Milton Keynes. The property is easily accessible to the Woburn Golf Club, A5 trunk road and Junctions 13 and 14 of the M1 Motorway. Rail commuting facilities are available from Bletchley or Milton Keynes to London Euston with Luton airport providing local air travel facilities. Heathrow, Gatwick and Stansted.

PROPERTY INFORMATION

Services: Mains water, drainage, electricity and gas

Local Authority: Milton Keynes Council.

Tel: 01908 691 691

Outgoings: Council Tax Band "F"

Tenure: Freehold.

EPC Rating: D





Hill House, 2-4 Drakewell Road, Bow Brickhill

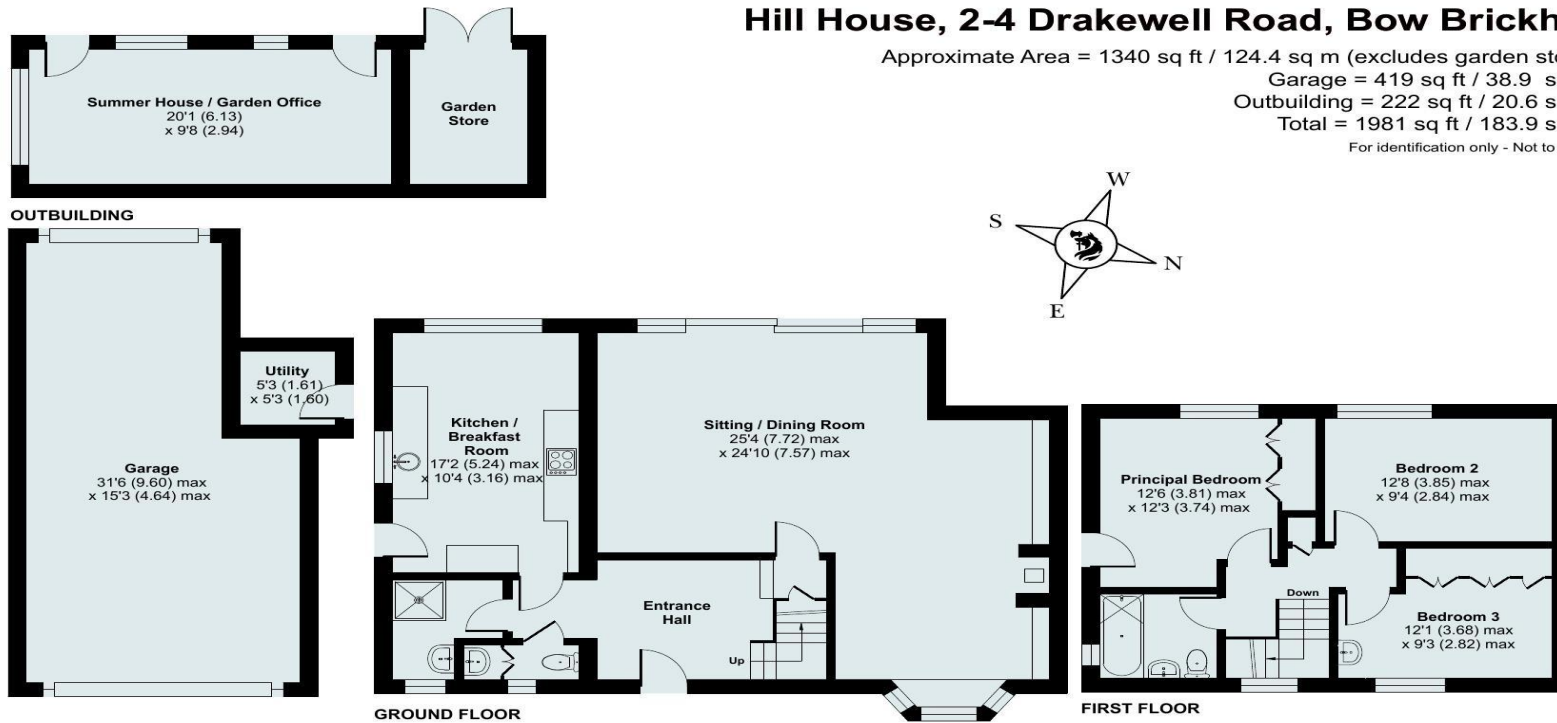
Approximate Area = 1340 sq ft / 124.4 sq m (excludes garden store)

Garage = 419 sq ft / 38.9 sq m

Outbuilding = 222 sq ft / 20.6 sq m

Total = 1981 sq ft / 183.9 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2026. Produced for Jackson-Stops. REF: 1503422

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	66 D	77 C
39-54	E		
21-38	F		
1-20	G		

Important Notice: 1. These particulars have been prepared in good faith as a general guide, they are not exhaustive and include information provided to us by other parties including the seller, not all of which will have been verified by us. 2. We have not carried out a detailed or structural survey; we have not tested any services, appliances or fittings. Measurements, floor plans, orientation and distances are given as approximate only and should not be relied on. 3. The photographs are not necessarily comprehensive or current, aspects may have changed since the photographs were taken. No assumption should be made that any contents are included in the sale. 4. We have not checked that the property has all necessary planning, building regulation approval, statutory or regulatory permissions or consents. Any reference to any alterations or use of any part of the property does not mean that necessary planning, building regulations, or other consent has been obtained. 5. Prospective purchasers should satisfy themselves by inspection, searches, enquiries, surveys, and professional advice about all relevant aspects of the property. 6. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact; we have no authority to make or give any representation or warranties in relation to the property. If these are required, you should include their terms in any contract between you and the seller.

WOBURN

01525 290 641

woburn@jackson-stops.co.uk

jackson-stops.co.uk

onTheMarket.com

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