THOMAS CONNOLLY

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4 RACKSTRAW GROVE
OLD FARM PARK
MILTON KEYNES
MK7 8PZ

For Sale | Freehold |
£825,000



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Contact us:

Phone:

01908 77 44 22

Email

Sales@tcmk.co.uk

Address

Thomas Connolly
7 Rillaton Walk
Brooklyn House
MK9 2FZ

Property Description

Thomas Connolly Estate Agents are delighted to present this substantial five-bedroom detached family home, occupying an enviable position within a quiet cul-de-sac in the highly sought-after Old Farm Park. Spanning almost 3,000 sq ft, the property offers an impressive amount of accommodation across two floors, making it particularly well suited to larger families seeking generous living space both internally and externally.

The property begins with a spacious entrance hall providing access to the principal ground floor accommodation, including a dedicated study and downstairs cloakroom. The large living room offers a comfortable principal reception space and features a working fireplace, whilst a separate dining room provides an excellent setting for family meals and entertaining. The dining room also provides access to the conservatory, creating an additional reception area overlooking the garden. To the rear of the property is the generously sized kitchen, offering substantial space for everyday family living and complemented by a separate utility room.

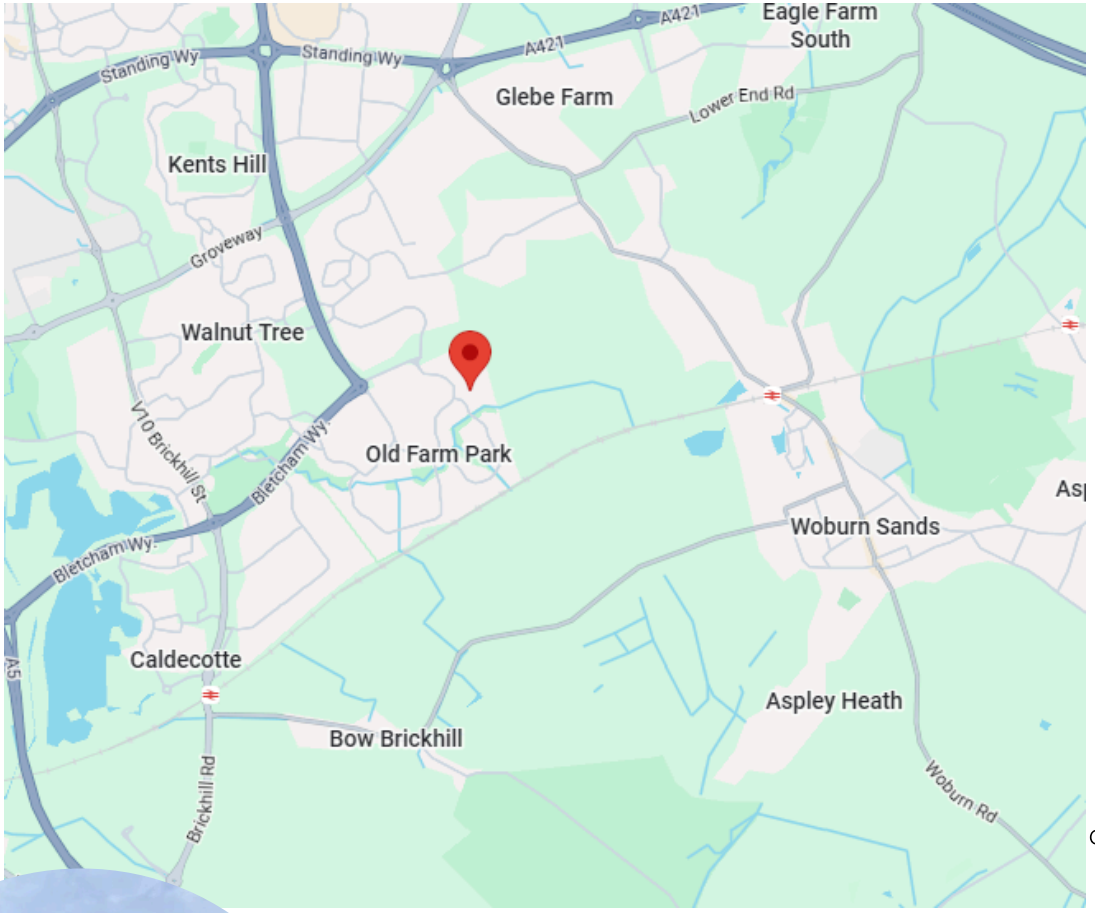
The first floor continues with five well-proportioned bedrooms, with the first three bedrooms all being generous double rooms. The principal bedroom is a particularly impressive suite, benefiting from its own dressing room and en-suite bathroom. The second bedroom also benefits from built-in wardrobe storage and a private en-suite, whilst the remaining bedrooms provide further flexibility for children, guests or home working. A family bathroom serves the additional bedrooms and completes the first floor.







4 Rackstraw Grove, Old Farm Park, Milton Keynes, MK7 8PZ



Location

Externally, the property benefits from a front garden and substantial parking for approximately four to five vehicles as well as a double garage. To the rear, there are two large garden areas accessed via a gate, providing an excellent amount of private outdoor space with plenty of scope for seating, entertaining and family enjoyment. Old Farm Park is one of Milton Keynes' most established and desirable residential areas, particularly popular with families due to its combination of green spaces, local amenities and excellent schooling. The property is well positioned for access to nearby shops, parks and leisure facilities, whilst Caldecotte Lake and the surrounding countryside provide excellent opportunities for walking and outdoor activities. There are also excellent transport connections, with easy access to the M1, A5 and major routes across Milton Keynes, alongside convenient access to Milton Keynes Central and Bletchley railway stations for services towards London and beyond.

Please contact Thomas Connolly Estate Agents for more information or to arrange a viewing.
If you are considering buying, selling, or letting a property, or require mortgage advice, our team would be happy to assist you.
In accordance with government legislation and HMRC Anti-Money Laundering (AML) regulations, all purchasers whose offer is accepted are required to complete digital identity verification and source of funds checks. These checks are carried out by a specialist third-party provider. The cost is £60 inc. VAT per transaction, payable directly to the provider. This fee is non-refundable.

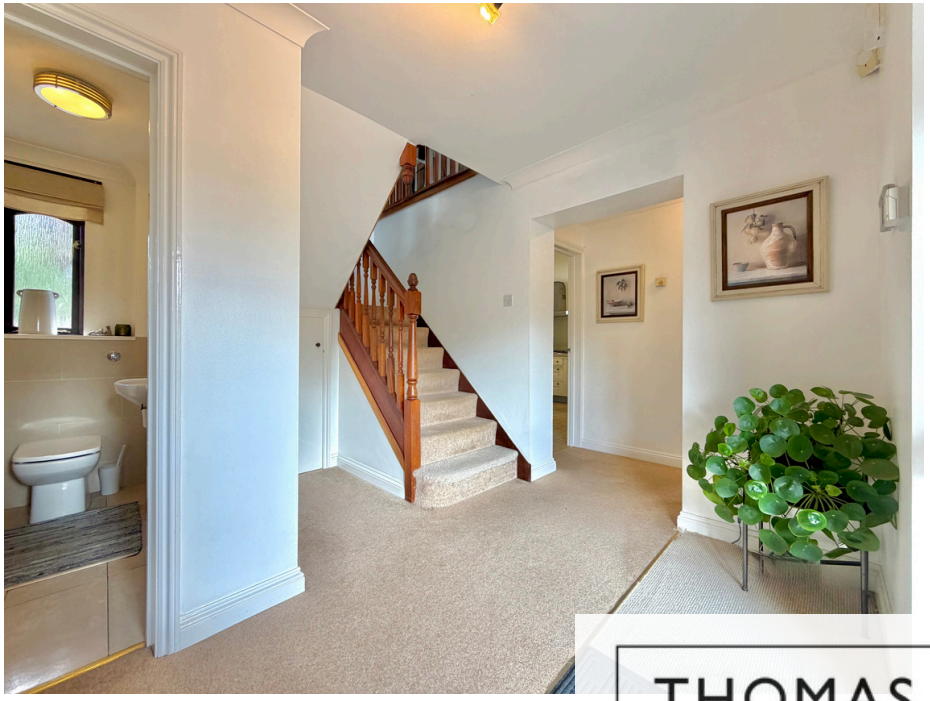




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W: Thomasconnolly.co.uk | P: 01908 77 44 22 | E: Sales@tcmk.co.uk





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Room Descriptions:

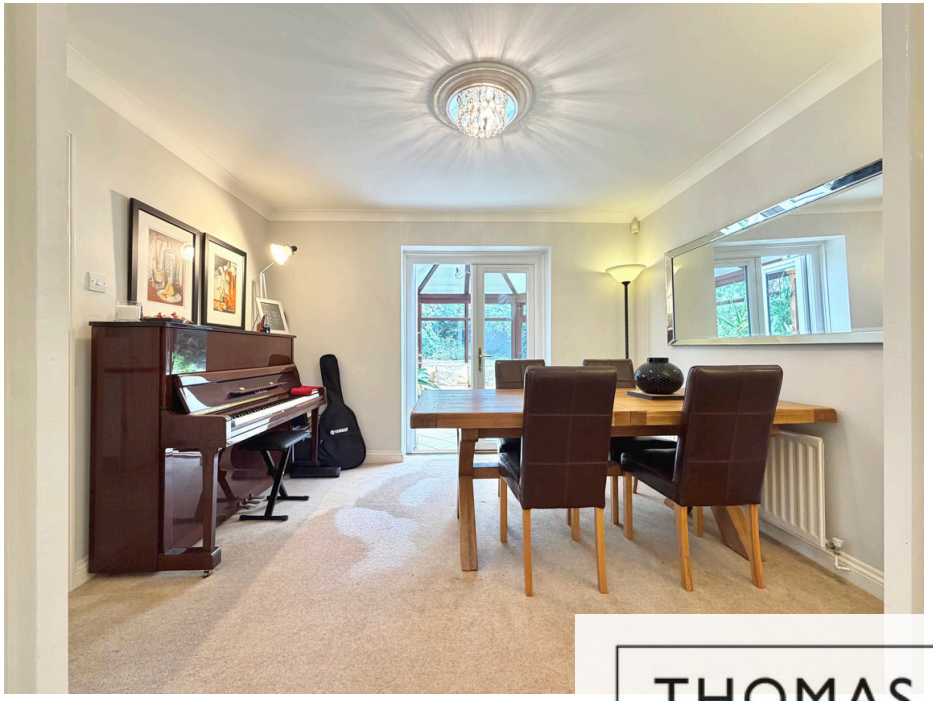
ENTRANCE HALL
LIVING ROOM
18' 7" x 13' 2" (5.66m x 4.01m)
DINING ROOM
9' 9" x 11' 6" (2.97m x 3.51m)
KITCHEN
26' 7" x 13' 2" (8.10m x 4.01m)
UTILITY
7' 1" x 7' 0" (2.16m x 2.13m)
CONSERVATORY
12' 0" x 11' 5" (3.66m x 3.48m)
STUDY
6' 8" x 13' 2" (2.03m x 4.01m)
DOWNSTAIRS CLOAKROOM
7' 0" x 3' 3" (2.13m x 0.99m)

FIRST FLOOR
BEDROOM ONE
16' 3" x 016' 2" (4.95m x 4.93m)
EN-SUITE TO BEDROOM ONE
10' 9" x 5' 7" (3.28m x 1.70m)
FAMILY BATHROOM
10' 0" x 7' 3" (3.05m x 2.21m)
BEDROOM TWO
11' 2" x 13' 3" (3.40m x 4.04m)
EN-SUITE TO BEDROOM TWO
BEDROOM THREE
11' 8" x 10' 0" (3.56m x 3.05m)
BEDROOM FOUR
8' 8" x 13' 2" (2.64m x 4.01m)
BEDROOM FIVE
9' 8" x 8' 5" (2.95m x 2.57m)

REAR GARDEN
DOUBLE GARAGE
DRIVEWAY PARKING FOR 4-5 CARS

Please note
These property particulars do not constitute part or all of an offer or contract. All measurements are stated for guidance purposes only and may be incorrect. Details of any contents mentioned are supplied for guidance only and must also be considered as potentially incorrect. Thomas Connolly Estate Agents advise perspective buyers to recheck all measurements prior to committing to any expense. We confirm we have not tested any apparatus, equipment, fixtures, fittings or services and it is within the prospective buyers interests to check the working condition of any appliances prior to exchange of contracts. Thomas Connolly Estate Agents has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor.







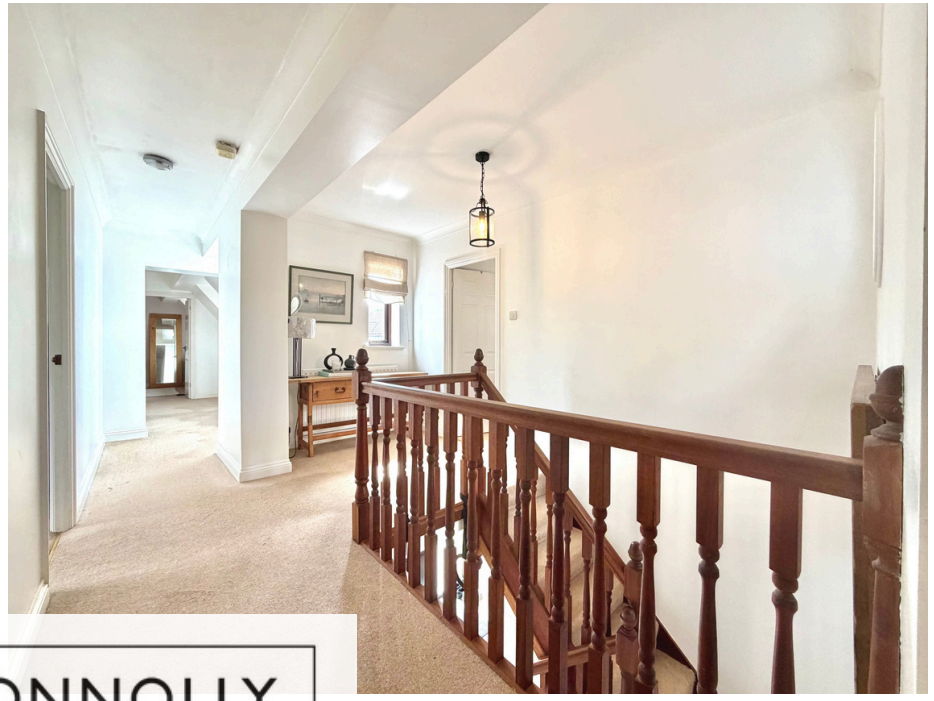
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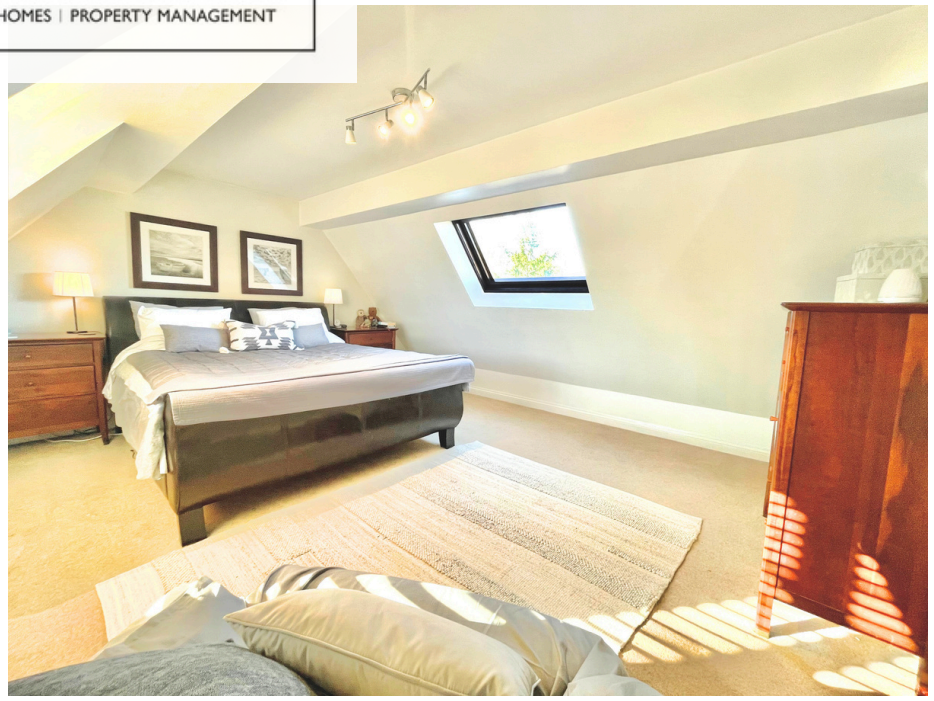




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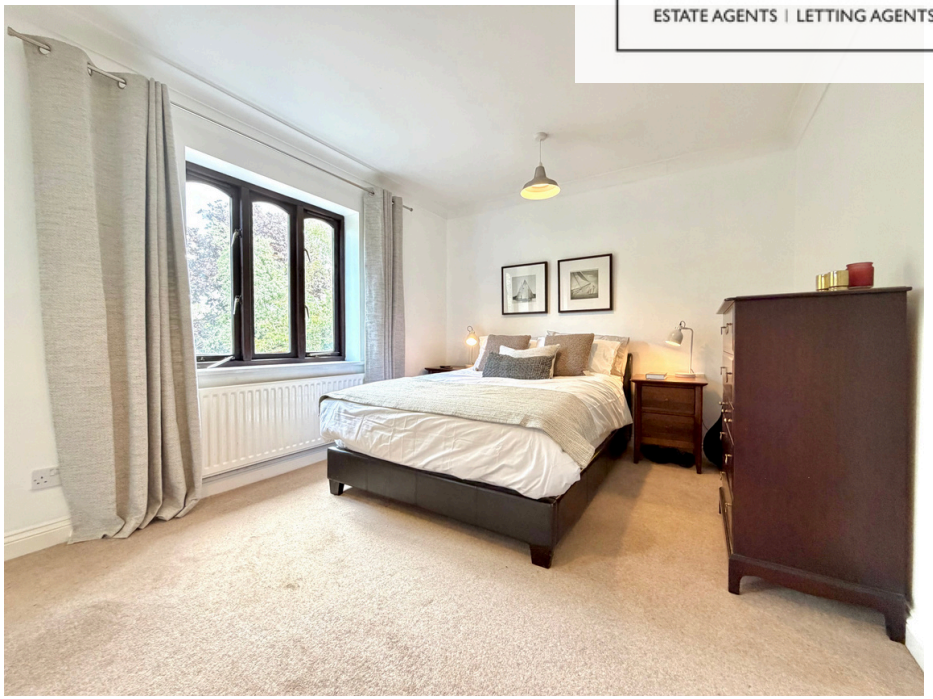






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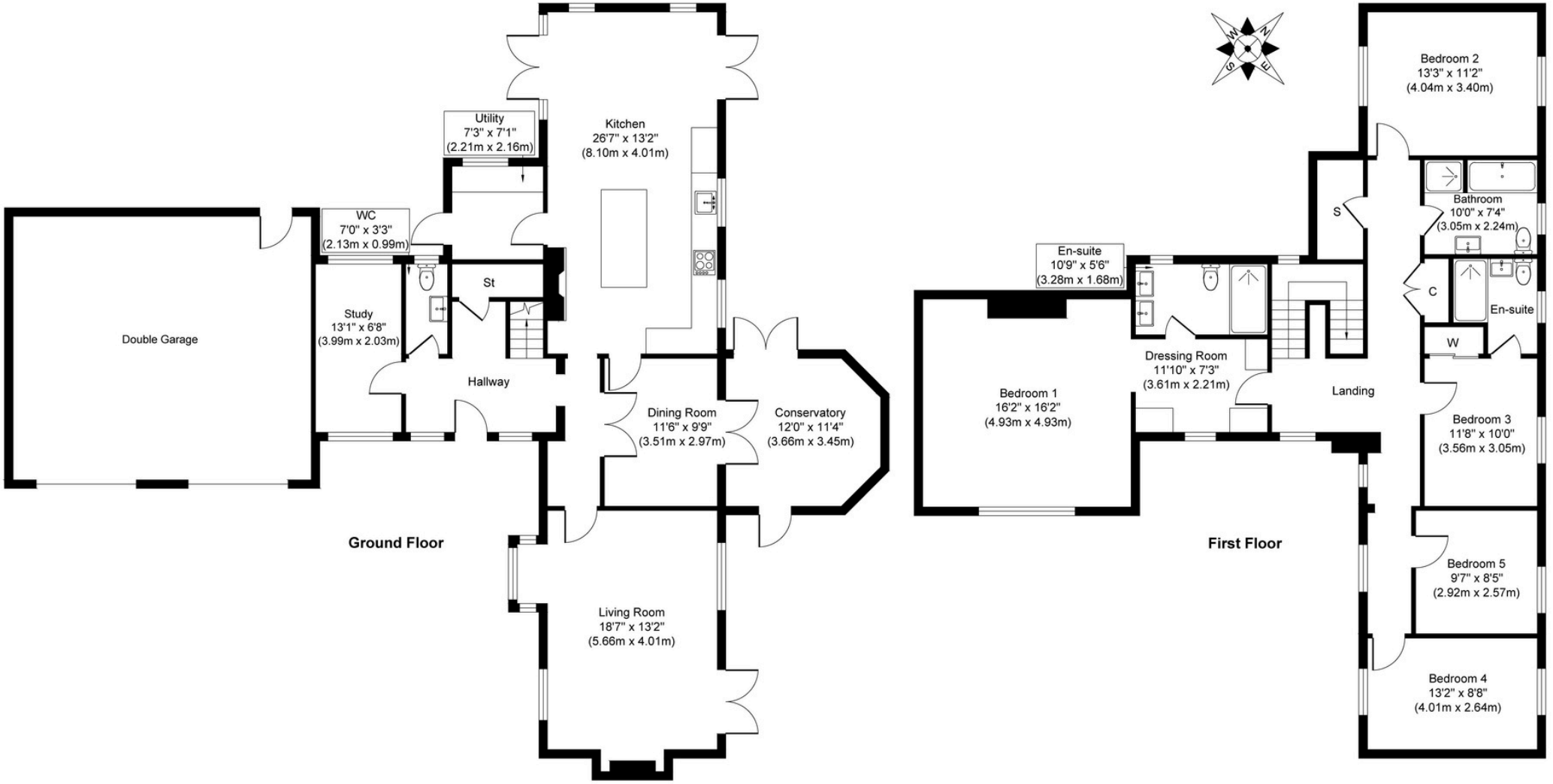
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Approx. Gross Internal Floor Area 2969 sq. ft / 275.83 sq. m

Whilst every attempt has been made to ensure the accuracy of the floor plan 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 or tenant. 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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