



View of block





**£115,000**

Located in St Margarets Court off Vicarage Road in Fenny Stratford is this two-bedroom duplex masionette. The accommodation is split over two levels, with one level comprising kitchen and a lounge/diner and the next floor offering two double bedrooms and the family bathroom. The property also benefits from a car port and communal gardens. The lease has approximately 40 years remaining and is being sold with a TENANT IN SITU.

# Property Description

## ENTRANCE

UPVC door to:

## ENTRANCE HALL

Stairs to first floor, door to:

## LOUNGE/DINER

Double glazed window to front aspect. Two radiators, door to kitchen, stairs to second floor, internal window.

## KITCHEN

Double glazed window to rear aspect. Range of floor standing and wall mounted units with roll edge work surface, space for cooker, fridge/freezer and washing machine, stainless steel sink with mixer tap, door to cupboard.

## BEDROOM ONE

Two double glazed windows to front aspect. Radiator, built in storage.

## BEDROOM TWO

Two double glazed windows to rear aspect. Radiator.

## BATHROOM

Skylight. Low level WC, pedestal wash hand basin, bath with shower over, part tiled walls, radiator.

## OUTSIDE

## CARPORT

Allocated carport situated in a block.

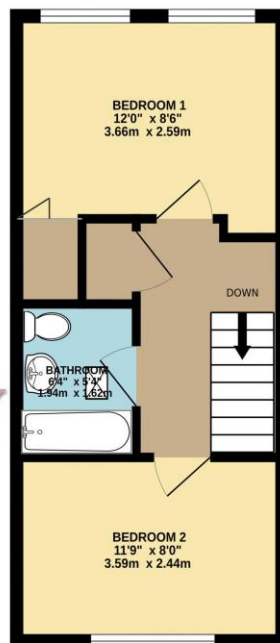
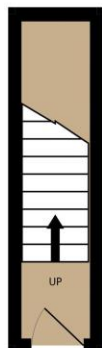
## COMMUNAL GARDEN

Communal garden to rear.

GROUND FLOOR  
50 sq ft (4.6 sq.m.) approx.

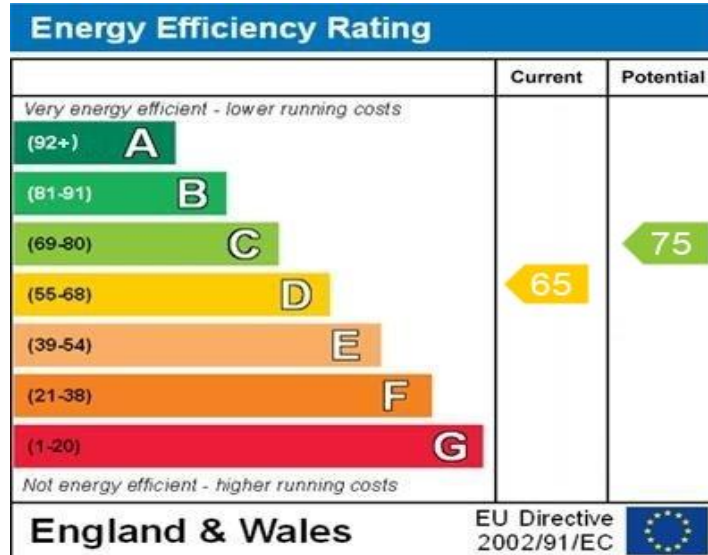
1ST FLOOR  
306 sq ft (28.4 sq.m.) approx.

2ND FLOOR  
306 sq ft (28.4 sq.m.) approx.



TOTAL FLOOR AREA : 662 sq.ft (61.5 sq.m.) approx.

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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