

LANES

SALES & LETTINGS

Joanna Bufton

Lettings Consultant

LANES

SALES & LETTINGS

Tel: 01908 508037

Email: Joanna@lanesmk.co.uk



406 475 Lower Twelfth Street, Central Milton Keynes, Milton Keynes,

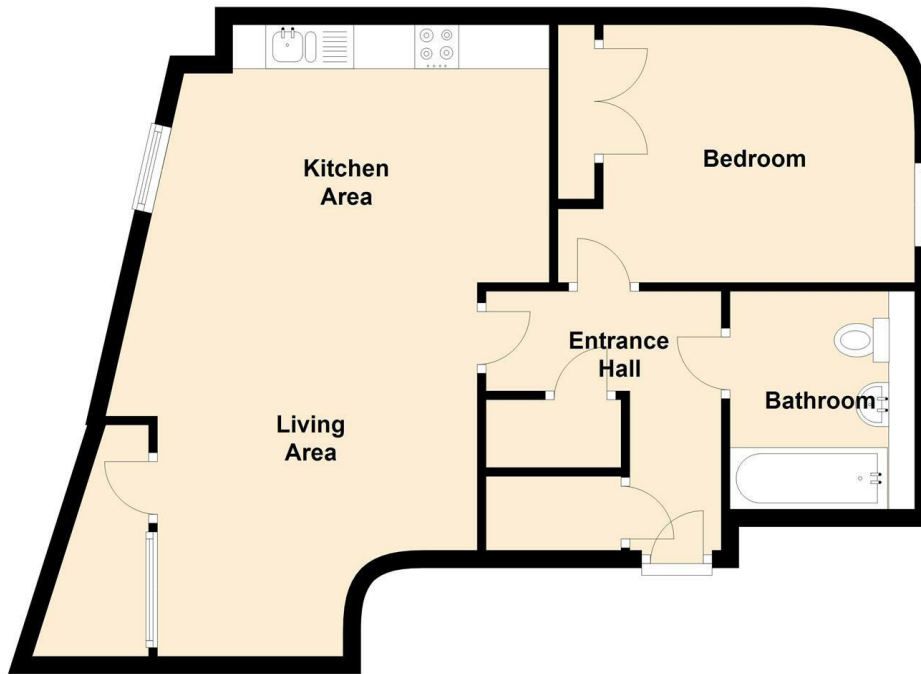
LOCATION, LOCATION! Looking for a luxury property in a Central Location on 12th Street? A stunning high spec One Bedroom Furnished apartment situated on the fourth floor with views towards Campbell Park, Central MK shopping centre and MK Theatre next door. The property has been refurbished throughout to a high specification. open plan kitchen/living area with balcony off the lounge, with 50" Plasma Television. Granite worktop, built in appliances in the kitchen include large fridge/freezer, double oven, hob & dishwasher with underfloor heating throughout and hardwood flooring. Double bedroom with built in wardrobes. Main bathroom. Two storage cupboards off hallway with washer/dryer. Outside there is secure underground parking and a communal lift. This is a rare rental opportunity. ADDITIONAL ENERGY CONSUMPTION CHARGE (GAS AND WATER) AN ADDITIONAL £120PER MONTH. Council tax and Electric payable by tenant. Immediate access to all the shopping, attractions, bars and restaurants and walking distance to MK train station. Available the end of June. VIEWINGS HIGHLY RECOMMENDED! *Professionals Only* Council Tax Band B

- Fourth Floor Apartment
- Balcony
- Available The End Of June
- Furnished
- Underground Parking
- Built In Appliances
- Council Tax Band B
- Underfloor Heating
- Video Entry System
- Utility Charge £120pcm (Gas and Water)

£1,200 PCM

406 475 Lower Twelfth Street, Central Milton Keynes, Milton Keynes, Buckinghamshire,
 MK9 3PW
 14356792
 £1,200 PCM

Fourth Floor



| Energy Efficiency Rating | | Current | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) A | | | |
| (81-91) B | | | |
| (69-80) C | | 81 | 81 |
| (55-68) D | | | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| Not energy efficient - higher running costs | | | |
| England & Wales | | EU Directive 2002/91/EC | |

| Environmental Impact (CO ₂) Rating | | Current | Potential |
|---|--|-------------------------|-----------|
| Very environmentally friendly - lower CO ₂ emissions | | | |
| (92 plus) A | | | |
| (81-91) B | | 86 | 86 |
| (69-80) C | | | |
| (55-68) D | | | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| Not environmentally friendly - higher CO ₂ emissions | | | |
| England & Wales | | EU Directive 2002/91/EC | |