

for sale

offers in excess of **£130,000** Leasehold



## Penryn Avenue Fishermead MILTON KEYNES MK6 2BQ

- Energy Rating: D
- APARTMENT CLOSE TO CENTRAL MILTON KEYNES
- IDEAL FIRST TIME PURCHASE
- POPULAR AREA WITH INVESTORS
- FIRST FLOOR



# Property Details

## The Area

Fishermead is close to Central Milton Keynes and within walking distance of the main shopping centre, the hospital and is only a short drive to the Milton Keynes train station which can access London Euston in 35 minutes.

Milton Keynes town centre has a wide range of retail and recreational facilities, with well known shops, bars and restaurants found across Centre:MK, the theatre district and Xscape building. Campbell Park offers excellent outside space and nice walking areas, along with the Ouzel Valley park and Willen Lake.

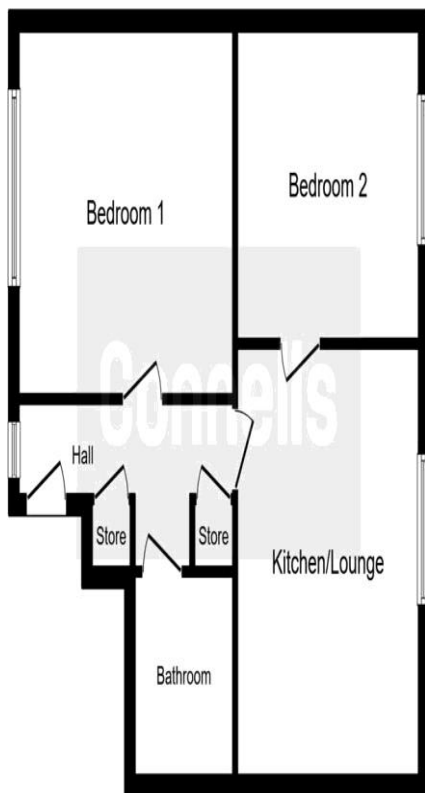
Main trunk roads such as the A5, A421, A422 and A509 are nearby. Junctions 13 and 14 of the M1 also connect to Milton Keynes. The area has miles of redways that provide good cycle routes across the town, and the area is well served with public transport links.

## Communal Entrance

Secure communal entrance to the block.

## Entrance Hall

Door to front aspect and radiator.



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).  
Plan produced for Connells. Powered by www.localagent.com

## Lounge / Kitchen / Diner

A fitted kitchen with a range of wall and base units and work surfaces over. One and a half bowl sink/drain unit, electric oven with gas hob, plumbing for washing machine and double glazed window to front aspect.

## Landing

Airing cupboard housing hot water tank.

## Bedroom One

Double glazed window to front aspect and radiator.

## Bedroom Two

Double glazed window to rear aspect and radiator.

## Bathroom

A three piece suite comprising:- wash hand basin, W.C and bath with mixer tap and shower over. Part tiled, extractor fan and airing cupboard.



To view this property please contact Connells on

**T 01908 674 141**  
**E [miltonkeynes@connells.co.uk](mailto:miltonkeynes@connells.co.uk)**

Northgate House 500 Silbury Boulevard  
MILTON KEYNES MK9 2AD

**Tenure:** Leasehold

**EPC Rating:** D

Property Ref: MKN318854 - 0003

This is a Leasehold property with details as follows; Term of Lease 125 years from 14 Jan 1981. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as leasehold costs.

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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