



Connells

Germander Place
Conniburrow Milton Keynes



Property Description

Connells Estate Agents are pleased to bring to the market this two bedroom mid terrace bungalow that is located on a retirement development within Conniburrow for the over 55's.

The accommodation includes a Entrance hall, lounge/diner, kitchen, two bedrooms and a bathroom. There is a communal garden.

This property is offered for sale with no onward chain. Immediate viewings are available by calling Connells on 01908 674141. Please see the accompanying floorplan for an indicative view of room layouts and range of images provided.

The Area

Conniburrow is conveniently located for excellent access into Milton Keynes town centre, and is within easy walking distance. Centre:MK is home to a wide range of well known shops and is one of the largest shopping malls in Europe. Further amenities such as bars and restaurants can be found in the theatre district, the Xscape building, and the hub area. The Xscape building is also home to a large multi-screen cinema.

Milton Keynes Central railway station is a short distance away making this an ideal location for commuters. Direct journey times to London take approximately 35 minutes. Conniburrow is well served with a combined first/middle school and also nurseries. Local bus routes across the town, main trunk roads such as the A421, A422, A5 & A509 are easily accessible from Milton Keynes as well as Junctions 13 & 14 of the M1 connecting to the town. There are plenty of red routes for cycling enthusiasts and parklands for walks and outdoor space.



Entrance Hall

Door to the front, wall mounted radiator.

Lounge/Diner

19' 6" x 12' 2" (5.94m x 3.71m)

Double glazed window to the front, electric fireplace, two wall mounted radiator, tv and telephone point, double glazed window and door to the rear. Cupboard.

Kitchen

8' 6" x 6' 10" (2.59m x 2.08m)

Double glazed window to the side, fitted kitchen, eye base units, worksurfaces, built in electric hob, oven, cooker hood over, one and a half stainless steel sink drainer, part tiled, space for washing machine, fridge/freezer, central heating boiler.

Inner Lobby

Cupboard, wall mounted radiator.

Bedroom 1

11' 5" to front of wardrobe x 10' 1" (3.48m to front of wardrobe x 3.07m)

Double glazed window to the front, built in wardrobes, loft access, wall mounted radiator.

Bedroom 2

8' 11" x 8' 5" (2.72m x 2.57m)

Double glazed window to the side, wall mounted radiator.

Bathroom

Bath, mixer taps, shower over, part tiled, w/c, wash hand basin vanity, heated towel radiator, extractor fan.









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). Powered by www.focalagent.com

To view this property please contact Connells on

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Northgate House 500 Silbury Boulevard
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EPC Rating: D

Tenure: Leasehold

view this property online connells.co.uk/Property/MKN318928

This is a Leasehold property with details as follows; Term of Lease 999 years from 18 Jun 1997. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

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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