



Connells

Cadman Square
Shenley Lodge Milton Keynes



Property Description

Connells Estate Agents are delighted to offer for sale this rarely available one bedroom cluster home in the popular and sought after area of Shenley Lodge that was constructed in 1986 as part of the Energy World Exhibition. The houses were designed to be at least 30% more efficient than the Building Regulations then in force.

The accommodation includes an entrance hallway with a storage cupboard, a shower room, a living/dining room which leads on to a kitchen and a gallery bedroom. Both the kitchen and the shower room are modern. Outside there is an enclosed low maintenance garden laid to patio and shingle. The property also has an allocated parking space.

An additional benefit to this property is access to a residents only tennis court that can be used and enjoyed all year round.

Please see the full range of photographs and the floorplan that accompany this property. For further information and to arrange your viewing appointment please call Connells Estate Agents on 01908 674141 or email miltonkeynes@connells.co.uk. This property is offered for sale with no onward chain and immediate viewings are available on this property.

Entrance Hall

Entrance door leading to the hallway, with a storage cupboard and door to the shower room. Door leading to the living / dining room.

Shower Room

A modern shower room with a suite comprising of a large single shower cubicle, low level WC and a wash hand basin. The room is part tiled and has a double glazed window. Combination boiler.

Living / Dining Room

11' 7" x 11' 2" not into recess (3.53m x 3.40m not into recess)

Double glazed window and door with access to the garden. Opening arch to the kitchen. TV and telephone point. Electric panel heater. Opening arch to the kitchen, stairs leading to the first floor and double glazed window to the side.

Kitchen

9' 11" x 7' 9" max (3.02m x 2.36m max)

Modern fitted kitchen with base units and worksurfaces. Stainless steel sink and drainer. Part tiled walls to splashback areas. Integrated electric hob and electric oven. Space for a washing machine and fridge freezer. Extractor fan.

Bedroom

9' 11" x 11' 7" (3.02m x 3.53m)

Gallery bedroom with a double glazed window and a velux style window. Fitted wardrobe.

Garden

Low maintenance and enclosed rear garden. Mainly laid to patio and shingle, with flower beds.

Parking

Allocated parking for one vehicle.

Tennis Court

There is a resident only tennis court that is accessible all year round.

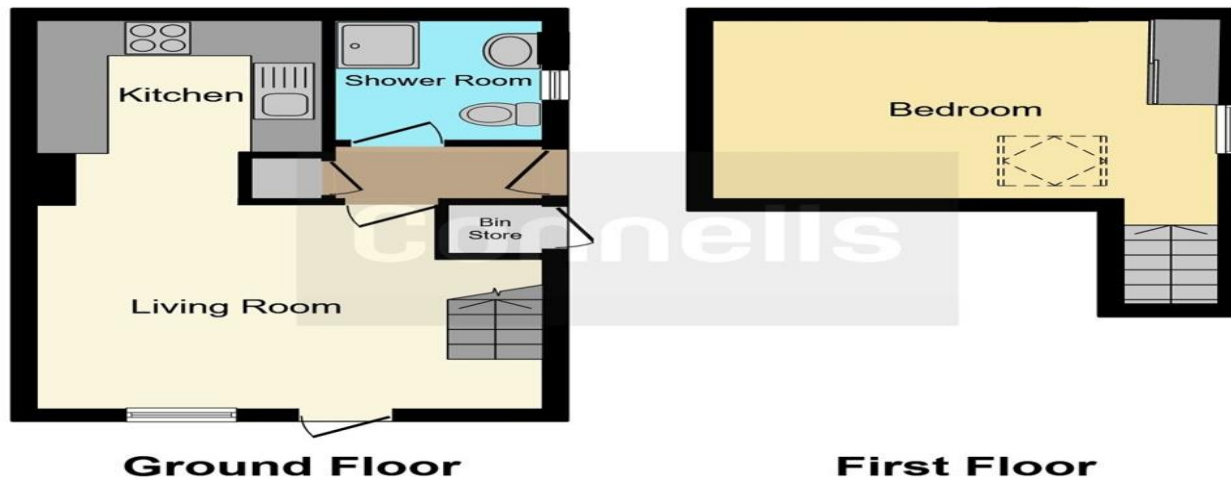
Agents Note

There is an annual charge which is payable to EWRA which is for the maintenance of the tennis court and some of the outside space. The 2024/2025 charge is £105, or £101 with a prompt payment discount.









This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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EPC Rating: D

Tenure: Freehold

view this property online connells.co.uk/Property/MKN319398



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