



**Connells**

Moorgate  
Leadenhall MILTON KEYNES





### Property Description

Connells Estate Agents are delighted to be able to offer for sale this 50% share two bedroom apartment located in Leadenhall that is offered for sale on the popular shared ownership scheme.

The accommodation includes an entrance hallway, lounge, dining and kitchen area, two bedrooms and a bathroom.

Please see the full range of images and the floorplan that accompanies this listing. For further information and to arrange your viewing please call Connells Estate Agents today on 01908 674141 or email [miltonkeynes@connells.co.uk](mailto:miltonkeynes@connells.co.uk).

### The Area

Leadenhall is conveniently located close to Central Milton Keynes and all its amenities. Centre:MK, the Xscape building and the theatre district are all within easy reach and offer a range of retail, recreational and entertainment facilities.

The mainline train station is also within easy reach and this offers regular and direct links into London Euston, with journey times of approximately 35 minutes. Main trunk roads such as the A5, A421, A422 and A509 are all within a short drive, whilst Junctions 13 & 14 of the M1 also connect to Milton Keynes. There are well served local bus routes and plenty of redways providing cycle and walking routes across the town.



## Entrance Hall

Door to front. Intercom System Wall mounted radiator. Airing cupboard with central heating boiler. Cupboard.

## Lounge

15' 5" x 10' 4" (4.70m x 3.15m)

Double glazed window to rear and side. TV and Telephone point.

## Kitchen

9' 7" x 8' 11" (2.92m x 2.72m)

Fitted kitchen. Eyelevel base units. Worksurfaces. Built in gas hob and electric oven. Stainless steel sink drainer. Part tiled. Space for washing machine, dishwasher, dryer and fridge freezer. Extractor Fan.

## Bedroom1

15' 6" x 9' 4" (4.72m x 2.84m)

Double glazed window to rear and side. Wall mounted radiator.

## Bedroom 2

12' MAX x 6' 11" ( 3.66m MAX x 2.11m )

Double glazed window to rear. Wall mounted radiator.

## Bathroom

Bath mixer taps. Shower over. W/C. Wash hand basin. Part tiled. Extractor fan. Shaving point.















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](http://www.focalagent.com)

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  
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**EPC Rating: B**

Tenure: Leasehold

**view this property online [connells.co.uk/Property/MKN319510](http://connells.co.uk/Property/MKN319510)**

This is a Leasehold property with details as follows; Term of Lease 99 years from 24 Jun 2003. 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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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