



Connells

Grace Avenue
Oldbrook Milton Keynes



Property Description

Connells Estate Agents are delighted to be able to bring to the market this one bedroom maisonette apartment home in the popular and sought after area of Oldbrook. Ideal for a first time buyer or investor.

The property comprises: entrance porch, lounge, kitchen/diner, bedroom one and a bathroom. Outside there is off road parking.

Please see the full range of photographs that accompany this listing as well as the floorplan that provides an indicative view of room layouts. An interactive matterport virtual tour is also available upon request. This property is best appreciated by viewing, which can be arranged by calling Connells Estate Agents on 01908 674141 or emailing miltonkeynes@connells.co.uk.

The Area

Oldbrook is a popular and sought after area within Milton Keynes. The location allows walking distance into the town centre, which offers a wide range of retail, recreational and entertainment facilities.

In the town centre you will find Centre:MK offering access to well known high street shops, as well as the theatre district and Xscape building offering access to a range of restaurants, bars, a cinema and other entertainment facilities.

The mainline train station is also within walking distance, which offers regular and direct links into London Euston with journey times of approximately 30-35 minutes, making this an ideal location for commuters. Milton Keynes also offers great access to main trunk roads, such as the A5, A421, A422 and A509. Junctions 13 & 14 of the M1 also connect to Milton Keynes.

There are several retail parks that are also within a short drive, where you will also find large supermarkets. Oldbrook is on a regular bus route offering routes across the town.

Entrance Porch

Lounge

11' 1" x 11' 8" (3.38m x 3.56m)

Double glazed window, tv and telephone point.

Kitchen/Diner

7' 9" x 5' 9" (2.36m x 1.75m)

Double glazed window, eye base units, worksurfaces, space for washing machine, and cooker, cooker hood, stainless steel sink drainer, part tiled.

Bedroom 1

11' 1" x 9' 8" (3.38m x 2.95m)

Double glazed window, wall mounted radiator.

Bathroom

Bath with mixer taps and shower over, w/c, wash hand basin, part tiled.

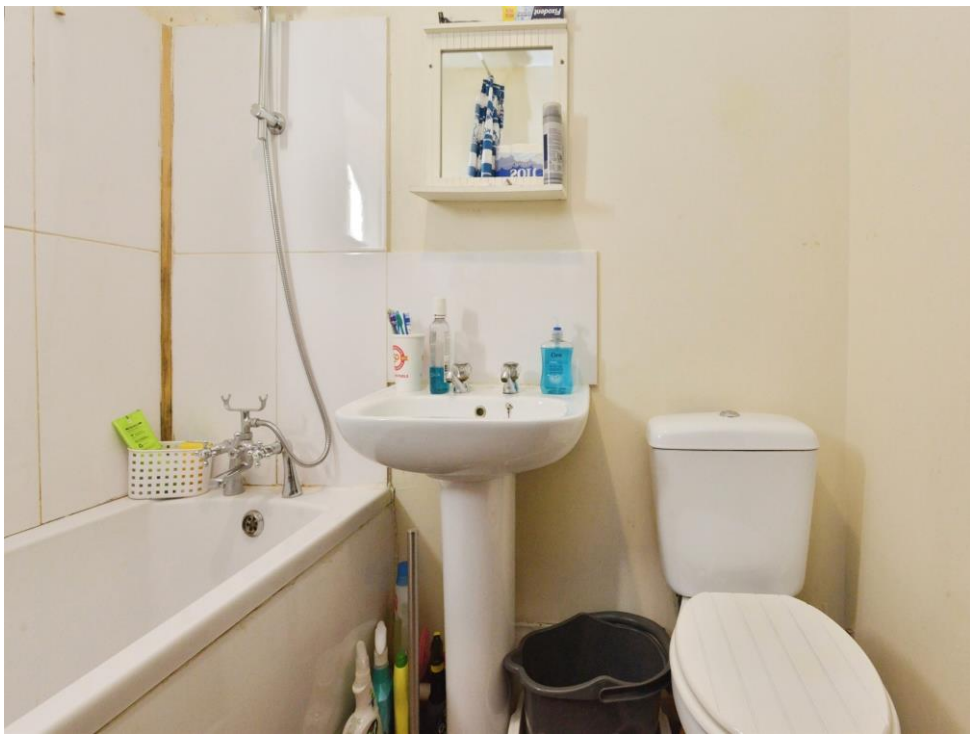
Front Garden

Path to the front door, surround by raised flower beds.

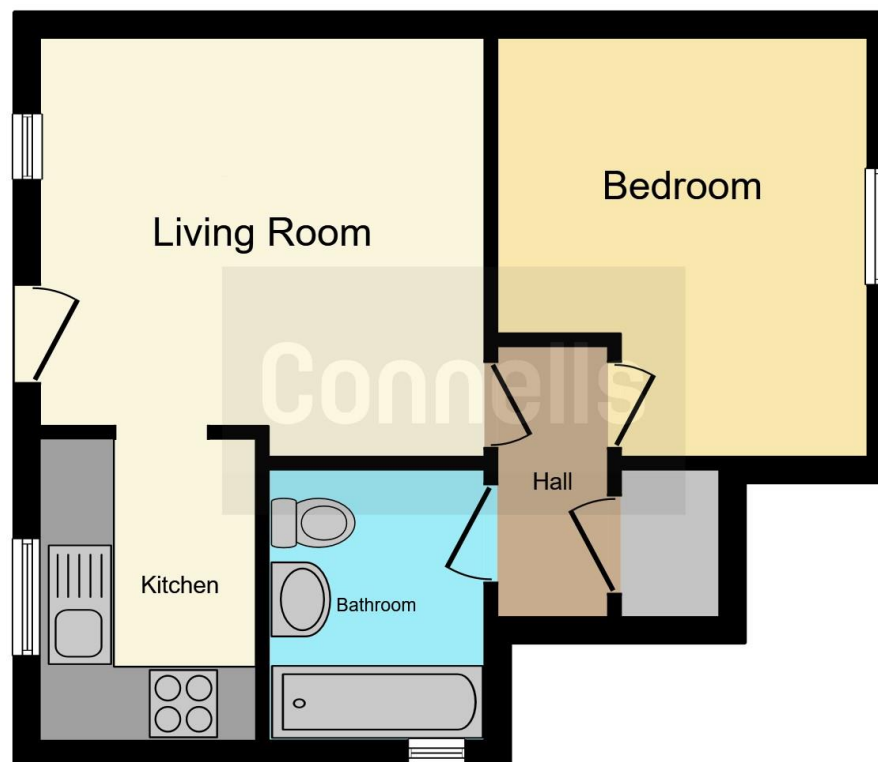
Parking

Off road parking.









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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E miltonkeynes@connells.co.uk

Northgate House 500 Silbury Boulevard
 MILTON KEYNES MK9 2AD

EPC Rating: D

Council Tax
 Band: A

Service Charge:
 1600.00

Ground Rent:
 118.00

Tenure: Leasehold

view this property online connells.co.uk/Property/MKN320017

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 1991. 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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