



Connells

Wharf Lane
Old Stratford Milton Keynes

Wharf Lane Old Stratford Milton Keynes MK19 6AD

for sale offers in excess of
£235,000



Property Description

Set within the recently converted Saracen Mews, Old Stratford development is this TWO BEDROOM maisonette. The character of the original property has been retained with the exposed timber beams and vaulted ceilings throughout whilst being sympathetically modernised. The property now includes a fully fitted kitchen with integrated appliances, a modern and beautifully appointed shower room and two bedrooms. This stunning home also benefits from an allocated parking space, communal cycle store and landscaped communal courtyard within this exclusive development. The roof on the property has also been fully serviced.

Entrance

Traditional style obscure double glazed front door. Carpet. Radiator. Stairs to first floor Landing.

First Floor Landing

Exposed beams. Carpet. Radiator. Doors to living/ dining, kitchen and bedrooms.

Lounge / Dining Area

14' 1" x 12' (4.29m x 3.66m)

Exposed beams. Carpet. Two radiators. Two double glazed windows to front aspect.

Open to Kitchen area

Kitchen Area

12' x 7' (3.66m x 2.13m)

Traditional shaker kitchen cabinets to base and eye level with complimentary limed oak effect work surface. Composite sink and drainer with monobloc mixer tap. Tiling to splashbacks. Electric oven and ceramic hob with extractor hood over. Ideal combination boiler. Vinyl flooring. Space for fridge/freezer and washing machine. Integrated dishwasher.

Bedroom 1

10' 3" x 8' 7" (3.12m x 2.62m)

Exposed beams. Carpet. Radiator. Double glazed window to front aspect.

Bedroom 2

10' max x 8' 6" (3.05m max x 2.59m)

Exposed beams. Built-in storage cupboard. Carpet. Radiator. Double glazed window to front aspect.

Shower Room

Shower cubicle with rainhood shower mixer. Close coupled w.c., pedestal wash hand basin with mono mixer tap. Vinyl flooring. Radiator. Extractor fan. Ceramic wall tiles to water sensitive areas. Timber framed double glazed roof windows to front aspect.

Outside

Communal courtyard garden. Bicycle and bins stores.

Parking

Allocated parking.

Agents Note

Currently the Vendor's details do not match the Registered Title at Land Registry. Please ask the Branch for more details.









To view this property please contact Connells on

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MILTON KEYNES MK11 1AH

EPC Rating: C Council Tax
Band: A

Service Charge: 386.00 Ground Rent:
100.00

Tenure: Leasehold

view this property online [connells.co.uk/Property/SSD307178](https://www.connells.co.uk/Property/SSD307178)

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



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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