



Connells

The Mount
Simpson Milton Keynes



Property Description

***OPEN HOUSE BY APPOINTMENT ONLY-
ENQUIRE FOR FURTHER DETAILS**

Over 55's.

This well presented First floor apartment situated in the highly sought after Over 55s complex 'The Mount' is located in the quiet village of Simpson.

The location itself offers easy access to the canal and offers picturesque views from both the main bedroom and the living room looking over the canal.

Accommodation comprises in brief, entrance hall with three storage cupboards, open plan living room and kitchen, two large bedrooms and a bathroom.

The Mount also offers numerous communal facilities such as car parking, communal gardens and the communal lounge which offers the opportunity for residents to socialise, and a guest bedroom for any potential visitors.

Call Connells today to view this property.



Entrance Hall

Enter via front door with frosted glass. Carpeted flooring. Wall mounted storage heater. Two large storage cupboards and an additional airing cupboard.

Living Room

14' 7" x 12' 9" Maximum (4.45m x 3.89m Maximum)

Enter via wooden door from entrance hall. Carpeted flooring. Wall mounted storage heaters. Window to rear overlooking canal accompanied by a window bench.

Kitchen

7' 6" x 7' 5" (2.29m x 2.26m)

Enter via archway from living room. Vinyl flooring. Window to front aspect. Four ring electric hob. Space for washing machine and fridge.

Bedroom One

11' 9" To wardrobe x 9' 2" (3.58m To wardrobe x 2.79m)

Enter from entrance hall. Carpeted flooring. Wall mounted storage heater. Large, fitted wardrobe. Double glazed window to rear aspect overlooking the canal accompanied by a bench.

Bedroom Two

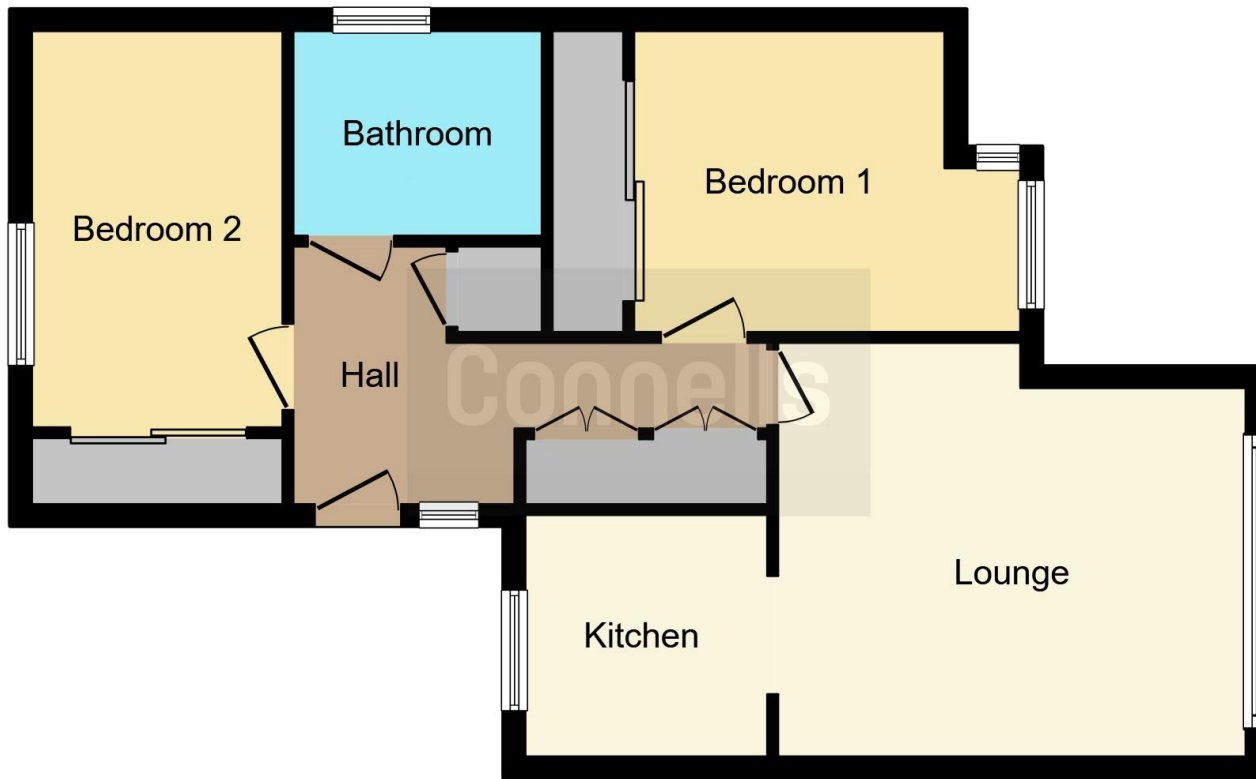
12' 3" To wardrobe x 7' 8" (3.73m To wardrobe x 2.34m)

Enter via wooden door from entrance hall. Carpeted flooring. Wall mounted storage heater. Fitted wardrobe. Window to front aspect.

Bathroom

Enter from entrance hall. Vinyl flooring. Double glazed frosted window to side aspect. Low bath with electric shower. WC and Wash hand basin.





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

T 01908 375 241
E bletchley@connells.co.uk

188 Queensway Bletchley
 MILTON KEYNES MK2 2SW

EPC Rating: C

view this property online connells.co.uk/Property/BLE310325

This is a Leasehold property with details as follows; Term of Lease 99 years from 04 Mar 1988. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Tenure: Leasehold



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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