



**Connells**

Shearwater House Millward Drive  
Bletchley Milton Keynes

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Bletchley Milton Keynes MK2 2DB

for sale offers in excess of  
**£190,000**



### Property Description

Located alongside the Grand Union Canal and the River Ouzel in Fenny Stratford is this spacious two double bedroom first floor apartment.

This property benefits from a balcony with picturesque over the River Ouzel and countryside.

Other benefits of this properties location includes its close proximity to local amenities and transport links.

There is also two allocated parking spaces that belong to this property. This property needs to be viewed to be truly appreciated.

Accommodation comprises entrance hall. Open-plan lounge/diner, kitchen, two double bedrooms and a bathroom.

Outside there is allocated parking for two cars.



## Entrance Hall

Carpeted flooring. Storage cupboard. Wall mounted gas radiator.

## Lounge/diner

17' 5" Maximum x 15' 10" ( 5.31m Maximum x 4.83m )

Enter from entrance hall. Carpeted Flooring. Two wall mounted gas radiators. Double glazed window to side aspect. Balcony.

## Kitchen

9' x 7' 11" ( 2.74m x 2.41m )

Enter from lounge/diner. Tiled flooring. Integrated oven. Four ring gas hob. Integrated slim line dishwasher and washing machine. Extractor fan.

## Bedroom One

14' 4" x 9' ( 4.37m x 2.74m )

Enter from entrance hall. Carpeted flooring. Two double glazed windows to side aspect. Wall mounted gas radiator.

## Bedroom Two

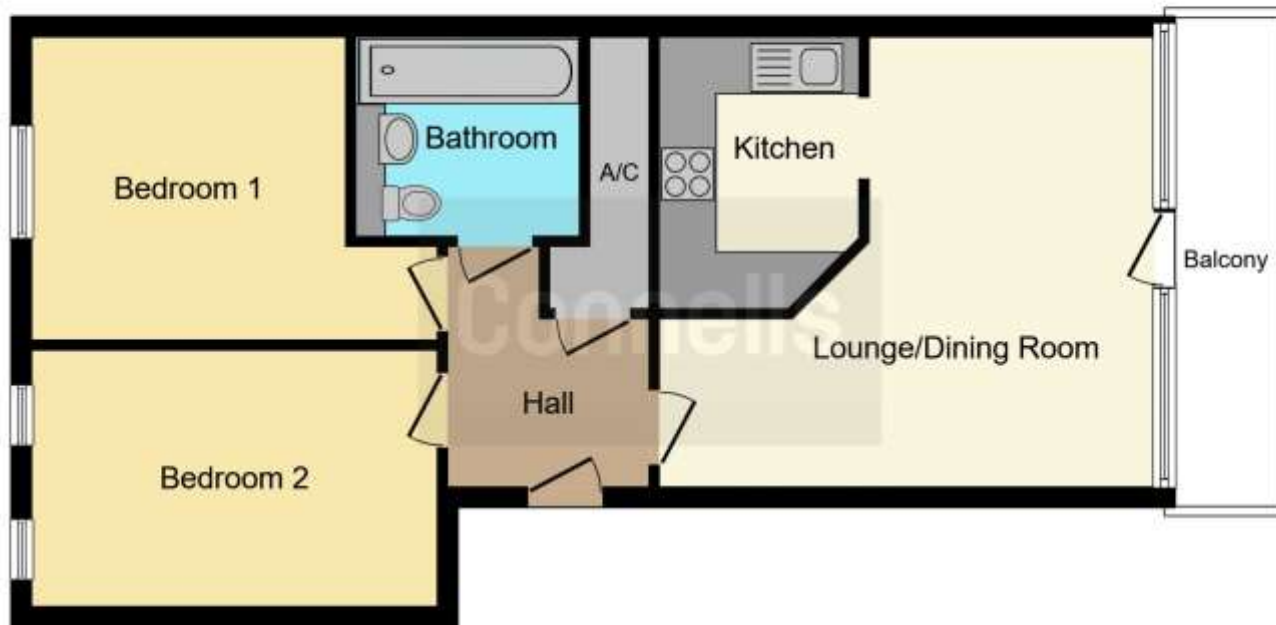
11' 9" Plus door recess x 10' 9" ( 3.58m Plus door recess x 3.28m )

Enter from entrance hall. Carpeted flooring. Double glazed window to side aspect. Wall mounted gas radiator.

## Bathroom

Enter from entrance hall. Tiled floor. Wall mounted gas radiator. Wc, wash-hand basin and bath with shower. Extractor fan.





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

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**EPC Rating: Awaited**

**view this property online [connells.co.uk/Property/BLE310535](http://connells.co.uk/Property/BLE310535)**

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2007. 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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