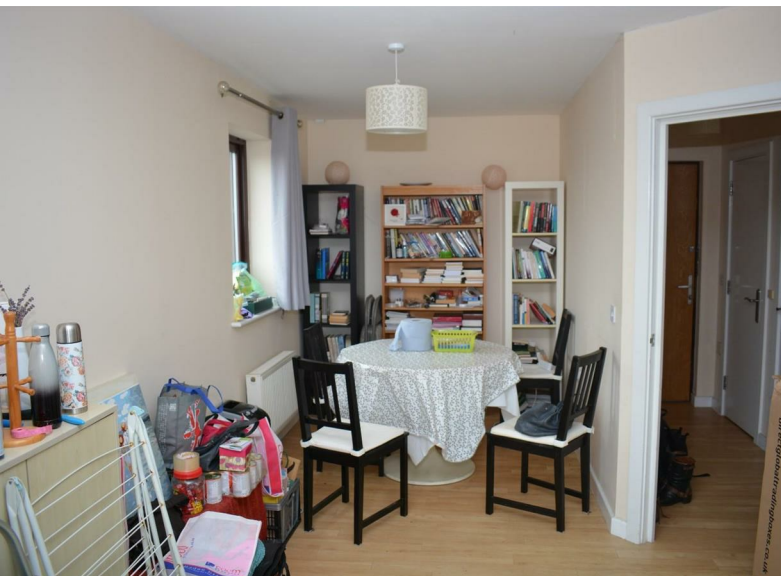


Under 1 Roof



15 Butterley Gate, Milton Keynes, MK10 9QS
£1,200

15 Butterley Gate, Milton Keynes, MK10 9QS

Under 1 Roof Are Pleased To Bring To The Market This Two Bedroom Top Floor Flat Located on the Broughton area Of Milton Keynes. In Brief The Property Comprises Of Two Double Bedrooms With The Master Bedroom Benefitting From An En-Suite. The lounge / Dining Room Is Light And Airy With a Small Balcony For The Summer. The Kitchen Is Complete With White Goods. The Property Also Has Gas Central Heating & Allocated Parking For 1 Car.

*** An Internal Viewing Is Highly Recommended ***

Holding Deposit : Maximum one week's rent The Rent

Tenancy Deposit 5 or 6 weeks depending upon the rental amount

Late Rent Interest charged at 3% above Bank of England base rate when rent is more than 14 days late

Early termination A charge not exceeding the financial loss experienced by the (when requested by the tenant) Landlord

Hallway

Doors Leading To Lounge / Dining Room, Bedrooms, Kitchen & Bathroom. Storage Cupboard. Laminate wood flooring

Lounge Dining Room

18'6" x 10'2" widening to 20'2" (5.66 x 3.1 widening to 6.15)
Bright & Airy Lounge Dining Room with windows to front & side aspects. Laminate wood flooring. Balcony

Kitchen

12'3" x 6'6" (3.75 x 2)

Fitted with a range of base & eye level Units with roll top work surfaces under. Built in white goods. Gas hob & electric oven

Bedroom One

14'3" x 10'5" (4.35 x 3.20)

Window to side aspect. Laminate Wood flooring. Door Leading To En-Suite

En-Suite

Three Piece suite in white comprising of Low level WC, Hand Wash Basin & Corner shower cubicle

Bedroom Two

9'10" x 9'10" (3 x 3)

Window to side aspect. Laminate Wood flooring.

Bathroom

Three piece suite in white comprising of low level WC, Hand wash Basin & Bath with shower mixer tap over

Directions

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	