



Connells

Guildford Avenue
Kingsmead Milton Keynes



Property Description

Connells Oxley Park are pleased to bring to market this modern first floor apartment in the sought of area of Kingsmead, built in 2019. The accommodation comprises of an entrance hall, open plan living with a kitchen/living area. The kitchen is fitted with high gloss units and has a built in oven and hob. Two bedrooms with the master befitting from a balcony with pretty green views and en suite. There is also a family bathroom with bath and power shower. Outside has allocated parking and visitor parking.

There is a Co-op within walking distance and Kingsmead is neighbouring to Oxley Park which offers local amenities with a Tesco Express, several restaurants, hairdressers, primary school and is in close proximity to two senior schools - Shenley Brook End and The Hazeley Academy. Good road, rail and bus links with both Central Milton Keynes and Westcroft shopping centres easily accessible. The Buckinghamshire countryside is close by for picturesque walks, Linear Park with pretty cycle routes and Historic town of Stony Stratford with a high street to explore. Viewing is a must to appreciate this stunning apartment in an amazing location.

Entrance Hall

Door opening on to hall way. Storage cupboard and wall mounted radiator.

Kitchen/living Room

20' 4" x 13' 1" (6.20m x 3.99m)

Double glazed doors opening out onto balcony. Kitchen with a range of high gloss wall and base units with work surface over incorporating sink unit and drainer unit. Electric oven and gas hob. Wall mounted radiator.

Bedroom

16' 5" x 7' 1" (5.00m x 2.16m)

Double glazed french doors opening out onto balcony. Wall mounted radiator.

En Suite

Fitted part tiled suite to comprise of shower cubicle, wash hand basin and WC.

Bedroom Two

14' 9" x 8' 8" (4.50m x 2.64m)

Double glazed window. Wall mounted radiator.

Bathroom

Part tiled suite comprising of bath with shower over. Low level WC and hand basin. Wall mounted radiator.

Outside

Parking

Allocated parking with visitor parking.

Agency Notes

125 years Leasehold with 119 years remaining.

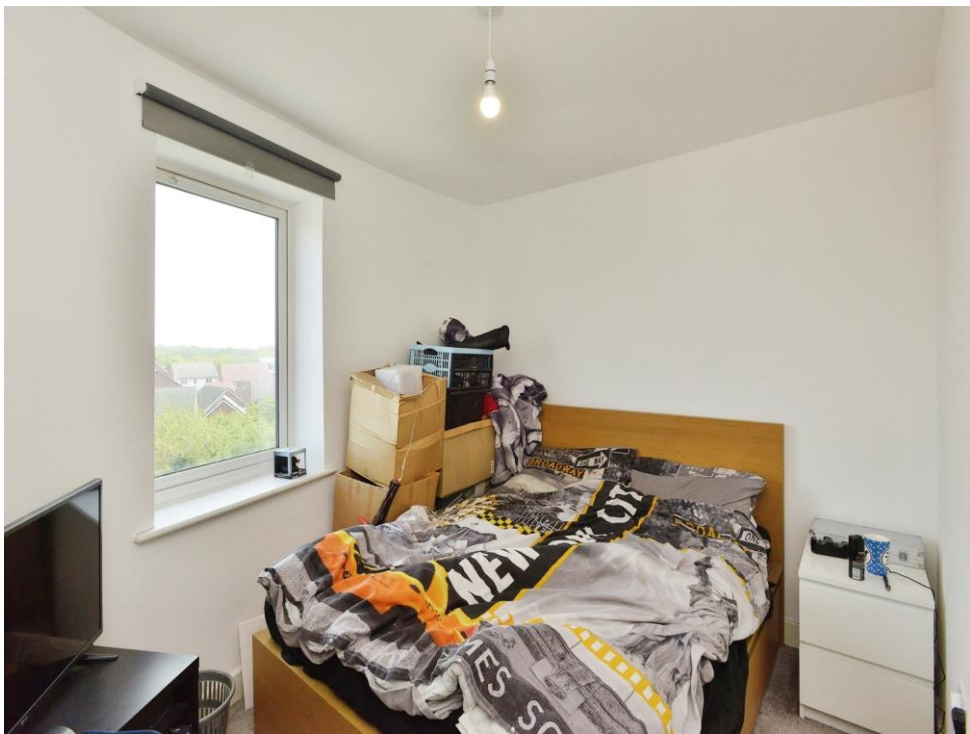
Ground rent £250 per year

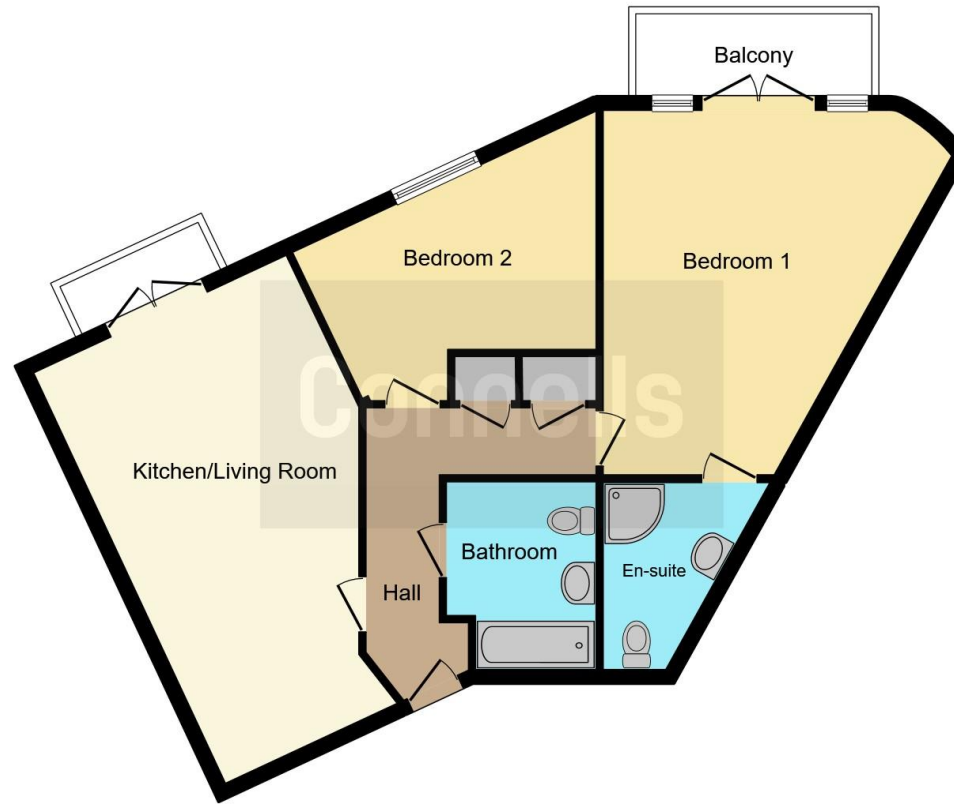
Service charge £1500 per year

Both payable to Trinity Housing.

All details advised by vendor.







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

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Unit 10 64 Redgrave Drive Oxley park
MILTON KEYNES MK4 4TB

EPC Rating: B

Tenure: Leasehold

view this property online [connells.co.uk/Property/EXP104904](https://www.connells.co.uk/Property/EXP104904)

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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Property Ref: OXP104904 - 0003