



Because property is personal with...

Russet Close , Stewartby

BELVOIR!

Guide price £127,000



Key Features

- Charming village setting
- Ground Rent only £100 per annum
- Low service charges
- Council tax band A
- Perfect first purchase or investment
- Top floor studio apartment
- EPC rating C
- Leasehold





Nestled in the picturesque village of Stewartby, this delightful studio is part of a self-contained development comprising just 28 flats, offering a sense of community and tranquillity. The property is set within a charming leafy environment, perfect for those who appreciate nature and a peaceful lifestyle.

Conveniently located within walking distance of Stewartby Rail Station, residents will enjoy easy access to local amenities, ensuring that daily needs are met with ease. The property also boasts excellent transport links, with the A421 and connections to the M1 and Milton Keynes just a short drive away, making it an ideal choice for commuters.

For those who enjoy outdoor activities, the nearby Forest Centre provides a wonderful opportunity to explore the natural beauty of the area. This property not only offers a comfortable living space but also a lifestyle enriched by the surrounding amenities and scenic landscapes.

GROUND FLOOR

Communal Entrance

Security entry phone system. Stairs rising to all floors.

SECOND FLOOR

Entrance

Via solid wood front door.

Hallway

Doors to living area and bathroom.

Living / Bedroom / Kitchen 4.85m x 4.6m (15'11" x 15'1")

(Maximum dimensions) Velux skylight and further window to front aspect. Wall mounted electric radiator. Open plan kitchen area fitted with a range of base and wall mounted cabinets providing storage. Stainless steel single bowls sink and drainer with chrome mixer tap. Stainless steel single oven and four ring ceramic hob inset to work-surface with stainless steel chimney hood extractor over. Space and plumbing for washing machine. Space for fridge.

Bathroom

Suite comprising panel enclose bath with chrome mixer tap and separate shower over, hand wash basin and low level push-button flush WC. Extractor.

Communal Gardens

Large areas of communal lawn with varied trees and shrubs.

Parking

Allocated space with additional visitor parking available.

PROPERTY INFORMATION

Belvoir are informed of the following:

Lease Term - Expiry September 2112 (approximately 88 years remaining)

Ground Rent - £100 per annum

Service Charge - approximately £500 per annum

Council Tax - Band A

EPC Rating - C

DISCLAIMER

Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of fixtures, fittings and/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract.

SECOND FLOOR
462 sq.ft. (43.0 sq.m.) approx.



TOTAL FLOOR AREA : 462 sq.ft. (43.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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