



Greensand View, Woburn Sands, MK17 8GR

Price £110,000 Leasehold



This well presented mid floor, two bedroom apartment is available under the shared ownership scheme, offering a 50% share — an excellent opportunity for first-time buyers to step onto the property ladder.



Greensand View

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The vendor has informed the agent of the below approximate charges:

Monthly Rent: £356.94

Monthly Management Fee/Service Charge: £147.80

Yearly Ground Rent: £250

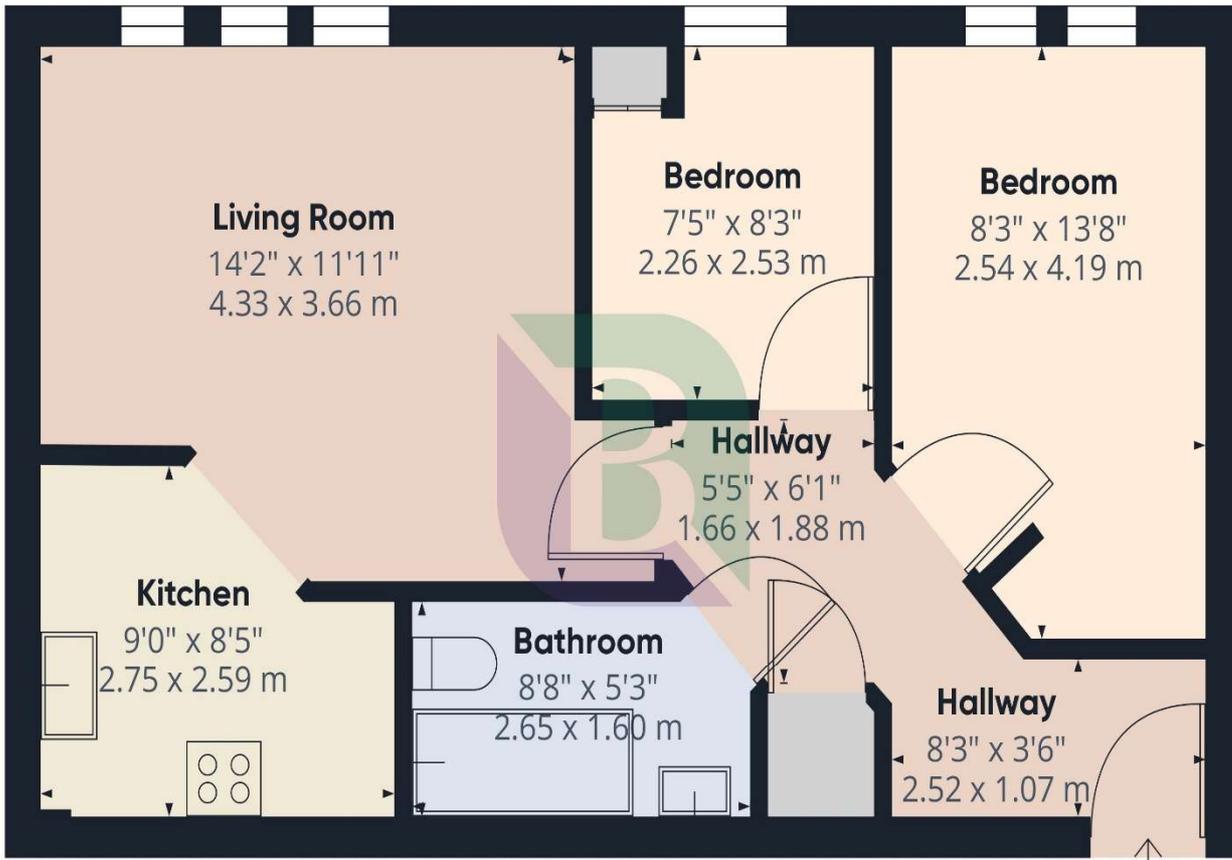
Council Tax Band B



Access to the apartment block is via a secure entry door leading to a communal hall, with stairs to all floors. Inside, the apartment features a hallway equipped with an entry phone system and doors leading to a storage cupboard, bedrooms, bathroom, and lounge. The kitchen, accessible from the lounge, is well appointed with a range of fitted units, a one-and-a-half bowl sink unit is set into the work surface, built-in oven and hob, and space for additional appliances. The property also benefits from allocated parking.

Located near Woburn Sands Station, with direct lines to Bletchley and Bedford, the property enjoys proximity to scenic ponds, green areas, local schools, and Woburn Sands Sports Hall. The hub of Woburn Sands, with its high street with shops, boutiques, pubs, and eateries, is just a short distance away, set against the stunning backdrop of Aspley Woods. Neighbouring villages include Aspley Guise and Woburn.

Milton Keynes, approximately a 10- 15 minute drive offers a greater choice of facilities including its renowned shopping centre, theatre, cinemas, leisure facilities & so much more. Milton Keynes mainline Central Station has a fast service to London Euston in less than 45 minutes. There is also a regular bus service from the High Street. There is also good road access to the A5, M1 and A421 Bedford Bypass or a short drive is Woburn with its historic abbey, safari park and world-renowned Woburn Golf course.



Approximate total area⁽¹⁾
512.79 ft²
47.64 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 Plus) A		
(81-91) B		
(69-80) C	80	81
(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	



Notice

Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate and photographs provided for guidance only.



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