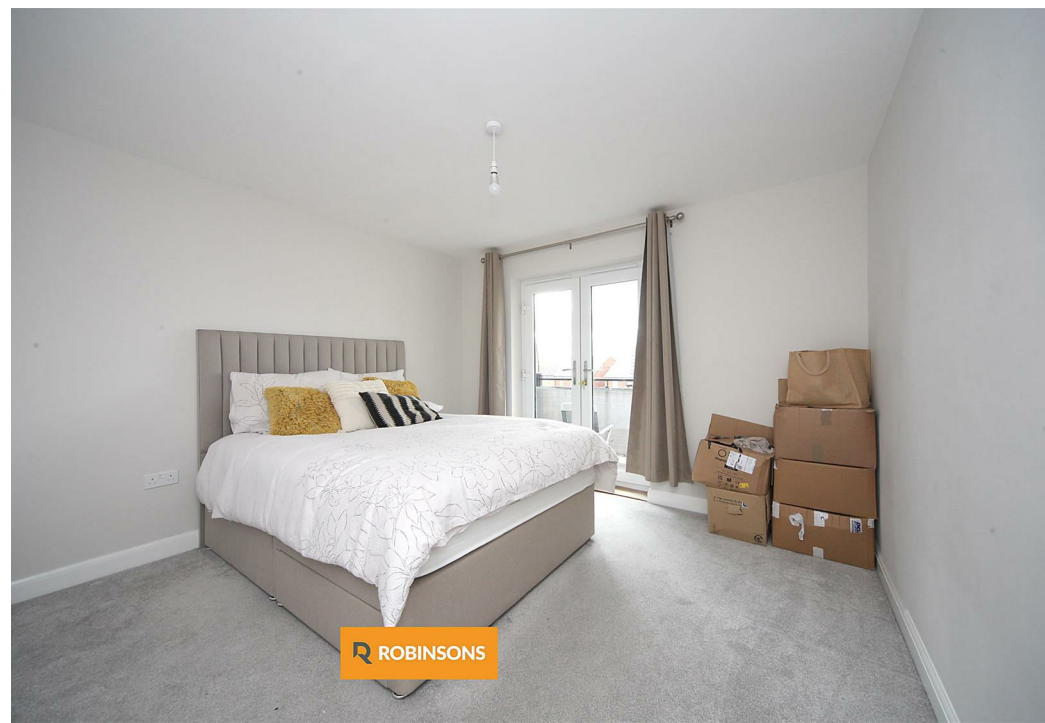
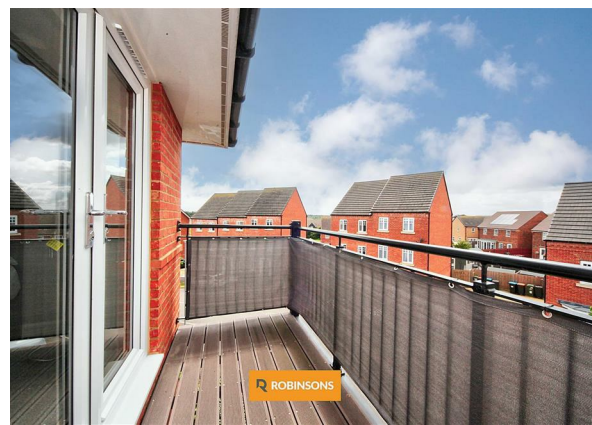
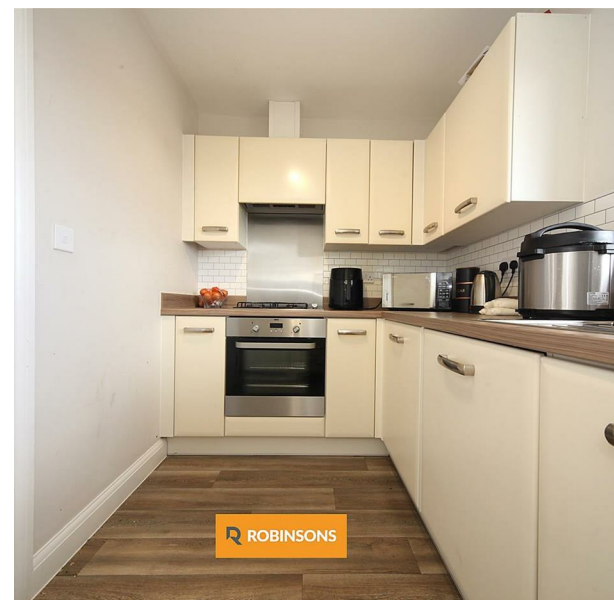
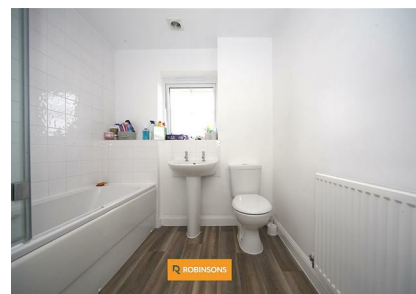


Flat 6, 74 Cicero Crescent, Fairfields, Milton Keynes,  
Buckinghamshire, MK11 4DD  
£240,000

**ROBINSONS**



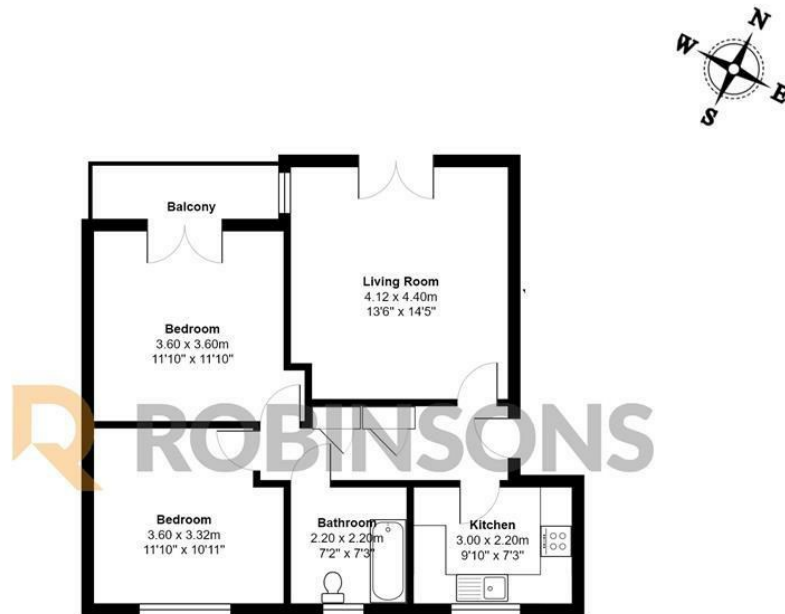
NO UPPER CHAIN | A TWO BEDROOM TOP FLOOR APARTMENT IN THE HIGHLY SOUGHT-AFTER FAIRFIELDS DEVELOPMENT, WITH AN ESTIMATED RENTAL INCOME OF APPROXIMATELY £1,400 PCM | SOLD VACANT OR TENANT IN SITU.

Presented with no upper chain, this beautifully appointed second floor apartment offers modern living in a highly sought after Milton Keynes location.

The property features a welcoming hallway leading to a bright, well proportioned living room and a separate contemporary kitchen with integrated appliances. The principal bedroom benefits from excellent natural light and direct access to a private balcony, while the second bedroom offers flexibility for guests or home working. A modern, well finished bathroom completes the accommodation.

Externally, the apartment includes one allocated parking bay, secure bicycle storage and a secure intercom entry system, offering both convenience and reassurance. Fairfields remains one of the area's most sought-after modern developments, well placed for respected local schools, everyday amenities and excellent transport links. With Milton Keynes Central providing direct rail services into London, this property represents an appealing opportunity for commuters, professionals, couples or small families seeking a high-quality home in a thriving location.

**\*\*DISCLAIMER: THIS PROPERTY DOES NOT HAVE A LIFT AND ACCESS IS VIA STAIRS ONLY.\*\***



Total Area: 63.2 m<sup>2</sup> ... 680 ft<sup>2</sup> (excluding balcony)

Floorplan produced by Woodside Photography  
Floorplan is for illustration purposes only and all measurements are approximate



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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B		84	84
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	