



**Flat 4 Apollo Avenue, Fairfields Milton Keynes MK11 4AR**

**welcome to**

## **Flat 4 Apollo Avenue, Fairfields Milton Keynes**

Situated in FAIRFIELDS and close to the historic town of STONY STRATFORD is this superb NO UPPER CHAIN modern ONE bedroom FIRST FLOOR APARTMENT with communal entrance, entrance hall, double bedroom, bathroom, lounge/diner, kitchen area and outside is an allocated parking bay.

### **Communal Entrance**

Enter via a communal entrance hall with security intercom telephone system.

### **Entrance Hall**

Enter via front door.

### **Bedroom One**

13' 5" extending to x 11' ( 4.09m extending to x 3.35m )  
Double glazed window to rear aspect and single panel radiator

### **Bathroom**

7' 7" extending to x 6' 7" ( 2.31m extending to x 2.01m )  
White colour suite comprising: panel bath with tiled splash back area and wall mounted shower over with screen, push flush WC, pedestal mounted wash hand basin and double glazed window to front aspect.





### **Lounge/Diner**

12' 6" extending to x 11' 4" ( 3.81m extending to x 3.45m )

TV and telephone point, radiator, Juliet balcony and double glazed window to front aspect.

### **Kitchen Area**

8' 10" extending to x 8' 4" ( 2.69m extending to x 2.54m )

A range of units to to both base and eye level and work surfaces over, stainless steel sink, electric oven, gas hob, extractor fan, plumbing for washing machine, space for dishwasher and fridge freezer and double glazed window to rear aspect.



### **Outside**

Allocated car parking space



***view this property online*** [brownandmerry.co.uk/Property/STS108211](http://brownandmerry.co.uk/Property/STS108211)



welcome to

## Flat 4 Apollo Avenue, Fairfields Milton Keynes

- 10% DISCOUNTED SCHEME
- OPEN PLAN LIVING
- ALLOCATED PARKING BAY
- CHAIN FREE
- ONE BEDROOM FIRST FLOOR APARTMENT

Tenure: Leasehold EPC Rating: B

Council Tax Band: A Service Charge: 1463.08

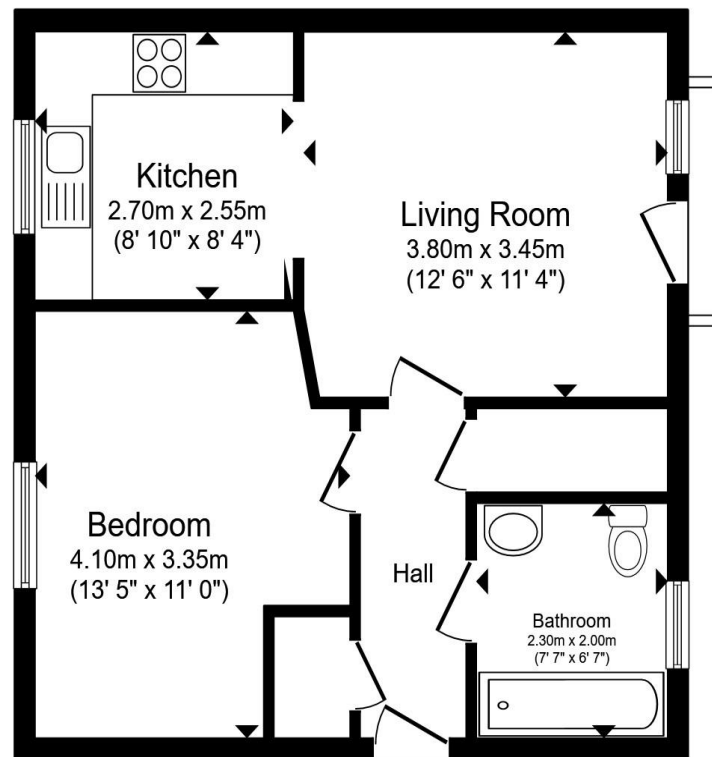
Ground Rent: 171.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2017.

Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

**£160,000**



Total floor area 44.3 m<sup>2</sup> (476 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



view this property online [brownandmerry.co.uk/Property/STS108211](http://brownandmerry.co.uk/Property/STS108211)



Property Ref:

STS108211 - 0004

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Brown & Merry is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



**01908 562011**



[stonystatford@brownandmerry.co.uk](mailto:stonystatford@brownandmerry.co.uk)



65 High Street, MILTON KEYNES,  
Buckinghamshire, MK11 1AY



[brownandmerry.co.uk](http://brownandmerry.co.uk)