

# LANES

SALES & LETTINGS

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## 53 Specklands, Loughton, Milton Keynes, Bucks, MK5 8DA

Lanes are pleased to offer for rent this two bedroom semi detached house located in the sought after area of Loughton, within walking distance to the train station. The property is unfurnished and comprises of Living room, modern Kitchen with white goods, Two Bedrooms and a modern Bathroom with a shower over the bath. Outside there is a good size rear garden with patio area and carport with parking for two cars.

Available Mid November

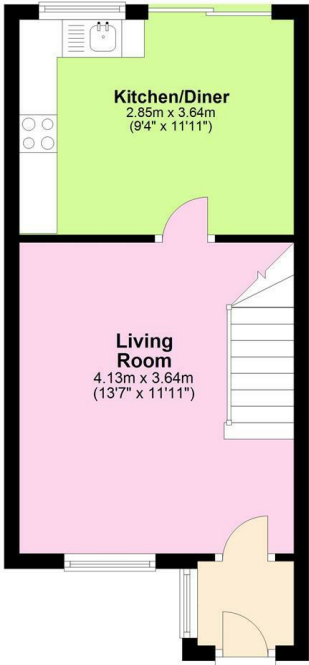
Council Tax Band B

- Two Bedrooms
- Modern Kitchen
- Off Road Parking
- Council Tax Band B
- Semi Detached House
- Modern Bathroom
- Located in Loughton
- White Goods
- Rear Garden
- Available Mid November

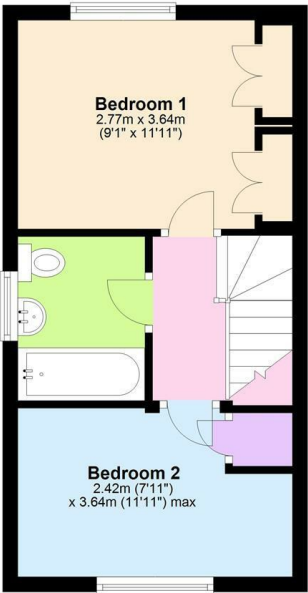
## £1,300 PCM

53 Specklands, Loughton, Milton Keynes, Bucks, MK5 8DA  
14355823  
£1,300 PCM

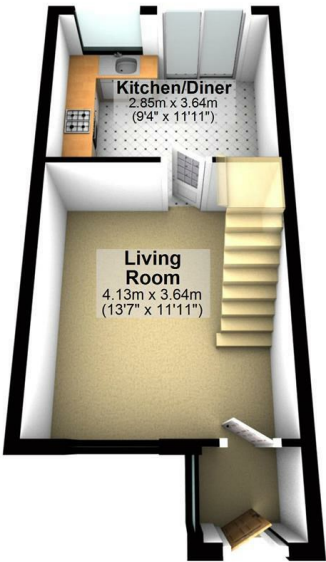
Ground Floor



First Floor



Ground Floor



First Floor



| Energy Efficiency Rating                    |           |           |
|---------------------------------------------|-----------|-----------|
|                                             | Current   | Potential |
| Very energy efficient - lower running costs |           |           |
| (92 plus) <b>A</b>                          |           | <b>85</b> |
| (81-91) <b>B</b>                            |           |           |
| (69-80) <b>C</b>                            |           |           |
| (55-68) <b>D</b>                            |           |           |
| (39-54) <b>E</b>                            |           |           |
| (21-38) <b>F</b>                            | <b>59</b> |           |
| (1-20) <b>G</b>                             |           |           |
| Not energy efficient - higher running costs |           |           |
| England & Wales                             |           |           |
| EU Directive 2002/91/EC                     |           |           |

| Environmental Impact (CO <sub>2</sub> ) Rating                  |         |           |
|-----------------------------------------------------------------|---------|-----------|
|                                                                 | Current | Potential |
| Very environmentally friendly - lower CO <sub>2</sub> emissions |         |           |
| (92 plus) A                                                     |         | 84        |
| (81-91) B                                                       |         |           |
| (69-80) C                                                       |         |           |
| (55-68) D                                                       |         |           |
| (39-54) E                                                       |         |           |
| (21-38) F                                                       | 53      |           |
| (1-20) G                                                        |         |           |
| Not environmentally friendly - higher CO <sub>2</sub> emissions |         |           |
| England & Wales                                                 |         |           |
| EU Directive 2002/91/EC                                         |         |           |