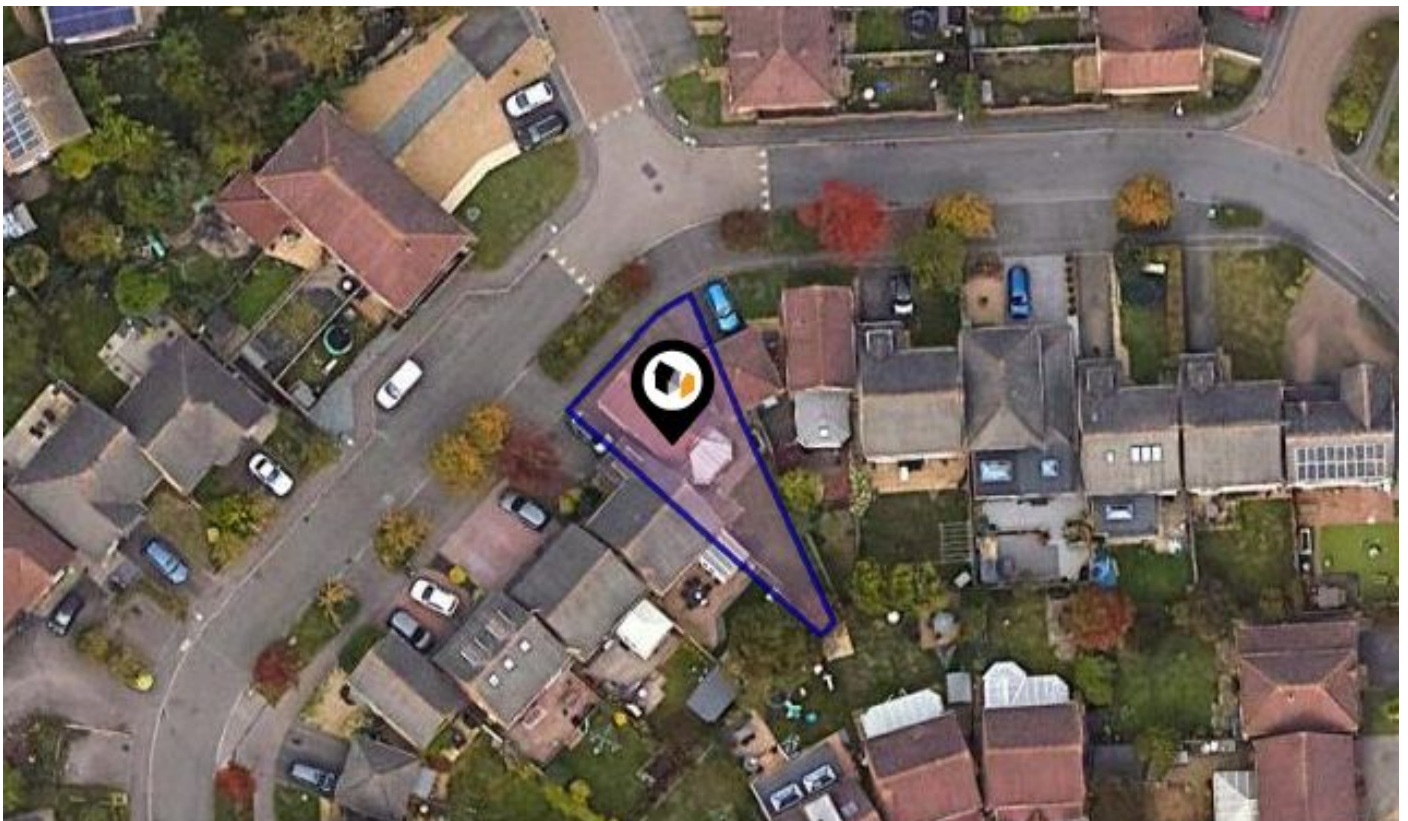




See More Online

# **KFB:** Key Facts For Buyers

A Guide to This Property & the Local Area  
**Thursday 02nd April 2026**



**LEARY CRESCENT, NEWPORT PAGNELL, MK16**

**Chris Durrant powered by eXp**

8 Linceslade Grove Loughton Milton Keynes MK5 8DL

07595473891

chris.durrant@exp.uk.com

chrisdurrant.exp.uk.com





## Property

<b>Type:</b>	Detached	<b>Tenure:</b>	Freehold
<b>Bedrooms:</b>	3		
<b>Floor Area:</b>	710 ft <sup>2</sup> / 66 m <sup>2</sup>		
<b>Plot Area:</b>	0.06 acres		
<b>Year Built :</b>	1997		
<b>Council Tax :</b>	Band D		
<b>Title Number:</b>	BM229457		

## Local Area

<b>Local Authority:</b>	Milton keynes
<b>Conservation Area:</b>	No
<b>Flood Risk:</b>	
• Rivers & Seas	Very low
• Surface Water	Very low

### Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

<b>16</b> mb/s	<b>80</b> mb/s	<b>2000</b> mb/s

### Mobile Coverage: (based on calls indoors)



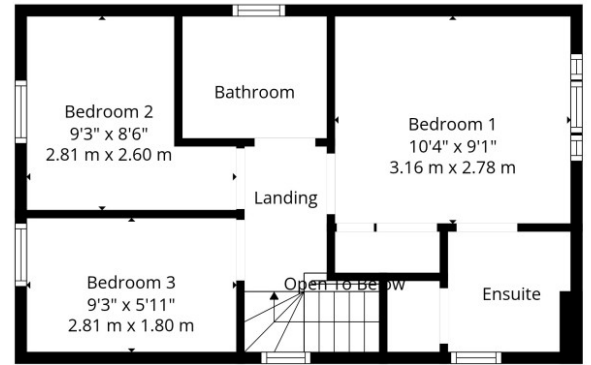
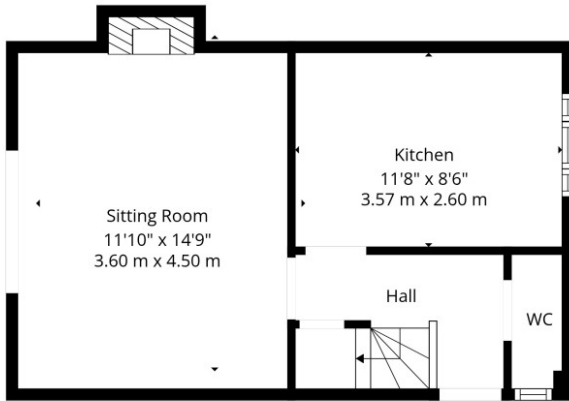
### Satellite/Fibre TV Availability:



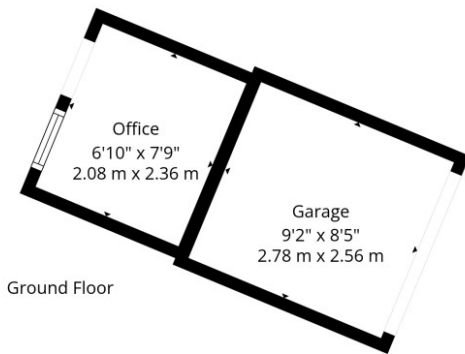




## LEARY CRESCENT, NEWPORT PAGNELL, MK16



1st Floor



Ground Floor

**TOTAL: 753 sq. ft, 70 m<sup>2</sup>**  
 : 0 sq. ft, 0 m<sup>2</sup>, GROUND FLOOR: 408 sq. ft, 38 m<sup>2</sup>, 1ST FLOOR: 345 sq. ft, 32 m<sup>2</sup>  
 EXCLUDED AREAS: GARAGE: 77 sq. ft, 7 m<sup>2</sup>, " ": 49 sq. ft, 5 m<sup>2</sup>, FIREPLACE: 6 sq. ft, 1 m<sup>2</sup>,  
 WALLS: 111 sq. ft, 11 m<sup>2</sup>

CHRIS DURRANT  
**exp** UK

Floor Plan Created By Harper & Reid. Measurements Deemed Highly Reliable But Not Guaranteed



# Property EPC - Certificate

MK16

Energy rating

**C**

Valid until 13.11.2035

Score	Energy rating	Current	Potential
92+	<b>A</b>		
81-91	<b>B</b>		
69-80	<b>C</b>	73   c	78   c
55-68	<b>D</b>		
39-54	<b>E</b>		
21-38	<b>F</b>		
1-20	<b>G</b>		

### Additional EPC Data

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<b>Property Type:</b>	House
<b>Build Form:</b>	Detached
<b>Transaction Type:</b>	Marketed sale
<b>Energy Tariff:</b>	Single
<b>Main Fuel:</b>	Mains gas (not community)
<b>Main Gas:</b>	Yes
<b>Previous Extension:</b>	0
<b>Open Fireplace:</b>	0
<b>Walls:</b>	Cavity wall, as built, insulated (assumed)
<b>Walls Energy:</b>	Good
<b>Roof:</b>	Pitched, 300 mm loft insulation
<b>Roof Energy:</b>	Very Good
<b>Main Heating:</b>	Boiler and radiators, mains gas
<b>Main Heating Controls:</b>	Programmer, room thermostat and TRVs
<b>Hot Water System:</b>	From main system
<b>Hot Water Energy Efficiency:</b>	Good
<b>Lighting:</b>	Good lighting efficiency
<b>Floors:</b>	Solid, limited insulation (assumed)
<b>Total Floor Area:</b>	66 m <sup>2</sup>

<b>26, Leary Crescent, Newport Pagnell, MK16 9GD</b>					Detached House
Last Sold Date:	25/02/2022	27/06/2008	23/11/2000	22/01/1998	
Last Sold Price:	£475,000	£288,000	£157,000	£101,000	
<b>42, Leary Crescent, Newport Pagnell, MK16 9GD</b>					Detached House
Last Sold Date:	25/09/2020	08/12/2005	21/12/2001	07/11/1997	
Last Sold Price:	£382,500	£250,000	£172,500	£97,000	
<b>10, Leary Crescent, Newport Pagnell, MK16 9GD</b>					Detached House
Last Sold Date:	10/10/2019	08/08/1997			
Last Sold Price:	£358,000	£86,950			
<b>46, Leary Crescent, Newport Pagnell, MK16 9GD</b>					Detached House
Last Sold Date:	23/06/2017	14/12/2015	17/12/1997		
Last Sold Price:	£305,000	£275,000	£76,950		
<b>38, Leary Crescent, Newport Pagnell, MK16 9GD</b>					Detached House
Last Sold Date:	29/11/2016	30/04/2010	28/08/1998	21/11/1997	
Last Sold Price:	£370,000	£245,000	£25,000	£90,950	
<b>56, Leary Crescent, Newport Pagnell, MK16 9GD</b>					Detached House
Last Sold Date:	31/08/2016	12/12/2003	09/01/1998		
Last Sold Price:	£399,000	£227,000	£97,950		
<b>28, Leary Crescent, Newport Pagnell, MK16 9GD</b>					Detached House
Last Sold Date:	10/06/2016	30/11/2006	20/10/1997		
Last Sold Price:	£370,000	£271,000	£93,950		
<b>52, Leary Crescent, Newport Pagnell, MK16 9GD</b>					Detached House
Last Sold Date:	02/05/2014	09/03/2001	22/01/1998		
Last Sold Price:	£320,000	£148,250	£98,000		
<b>16, Leary Crescent, Newport Pagnell, MK16 9GD</b>					Detached House
Last Sold Date:	06/11/2013	27/08/1997			
Last Sold Price:	£230,000	£93,950			
<b>44, Leary Crescent, Newport Pagnell, MK16 9GD</b>					Detached House
Last Sold Date:	30/09/2013	19/12/1997			
Last Sold Price:	£235,000	£73,000			
<b>54, Leary Crescent, Newport Pagnell, MK16 9GD</b>					Detached House
Last Sold Date:	20/04/2007	22/12/1997			
Last Sold Price:	£255,000	£99,000			
<b>40, Leary Crescent, Newport Pagnell, MK16 9GD</b>					Detached House
Last Sold Date:	30/06/2006	09/07/2001	06/11/1997		
Last Sold Price:	£232,000	£145,000	£90,950		

**NOTE:** In this list we display up to 6 most recent sales records per property, since 1995.

<b>2, Leary Crescent, Newport Pagnell, MK16 9GD</b>			Detached House
Last Sold Date:	21/10/2003	01/12/1998	
Last Sold Price:	£245,000	£123,950	
<b>14, Leary Crescent, Newport Pagnell, MK16 9GD</b>			Detached House
Last Sold Date:	22/05/2003	28/08/1997	
Last Sold Price:	£199,995	£86,950	
<b>18, Leary Crescent, Newport Pagnell, MK16 9GD</b>			Detached House
Last Sold Date:	28/06/2002	05/09/1997	
Last Sold Price:	£160,000	£84,950	
<b>22, Leary Crescent, Newport Pagnell, MK16 9GD</b>			Detached House
Last Sold Date:	28/06/2002	30/09/1997	
Last Sold Price:	£163,000	£84,950	
<b>30, Leary Crescent, Newport Pagnell, MK16 9GD</b>			Detached House
Last Sold Date:	09/09/1999	10/11/1997	
Last Sold Price:	£129,995	£93,950	
<b>4, Leary Crescent, Newport Pagnell, MK16 9GD</b>			Detached House
Last Sold Date:	02/10/1998		
Last Sold Price:	£117,950		
<b>50, Leary Crescent, Newport Pagnell, MK16 9GD</b>			Detached House
Last Sold Date:	30/01/1998		
Last Sold Price:	£103,000		
<b>48, Leary Crescent, Newport Pagnell, MK16 9GD</b>			Detached House
Last Sold Date:	16/01/1998		
Last Sold Price:	£98,000		
<b>36, Leary Crescent, Newport Pagnell, MK16 9GD</b>			Detached House
Last Sold Date:	10/11/1997		
Last Sold Price:	£75,500		
<b>34, Leary Crescent, Newport Pagnell, MK16 9GD</b>			Detached House
Last Sold Date:	24/10/1997		
Last Sold Price:	£74,684		
<b>32, Leary Crescent, Newport Pagnell, MK16 9GD</b>			Detached House
Last Sold Date:	06/10/1997		
Last Sold Price:	£107,950		
<b>20, Leary Crescent, Newport Pagnell, MK16 9GD</b>			Detached House
Last Sold Date:	12/09/1997		
Last Sold Price:	£86,950		

**NOTE:** In this list we display up to 6 most recent sales records per property, since 1995.

<b>24, Leary Crescent, Newport Pagnell, MK16 9GD</b>	Detached House
Last Sold Date: 29/08/1997	
Last Sold Price: £98,950	
<b>12, Leary Crescent, Newport Pagnell, MK16 9GD</b>	Detached House
Last Sold Date: 15/08/1997	
Last Sold Price: £93,950	
<b>8, Leary Crescent, Newport Pagnell, MK16 9GD</b>	Detached House
Last Sold Date: 08/08/1997	
Last Sold Price: £69,450	
<b>6, Leary Crescent, Newport Pagnell, MK16 9GD</b>	Detached House
Last Sold Date: 31/07/1997	
Last Sold Price: £105,950	

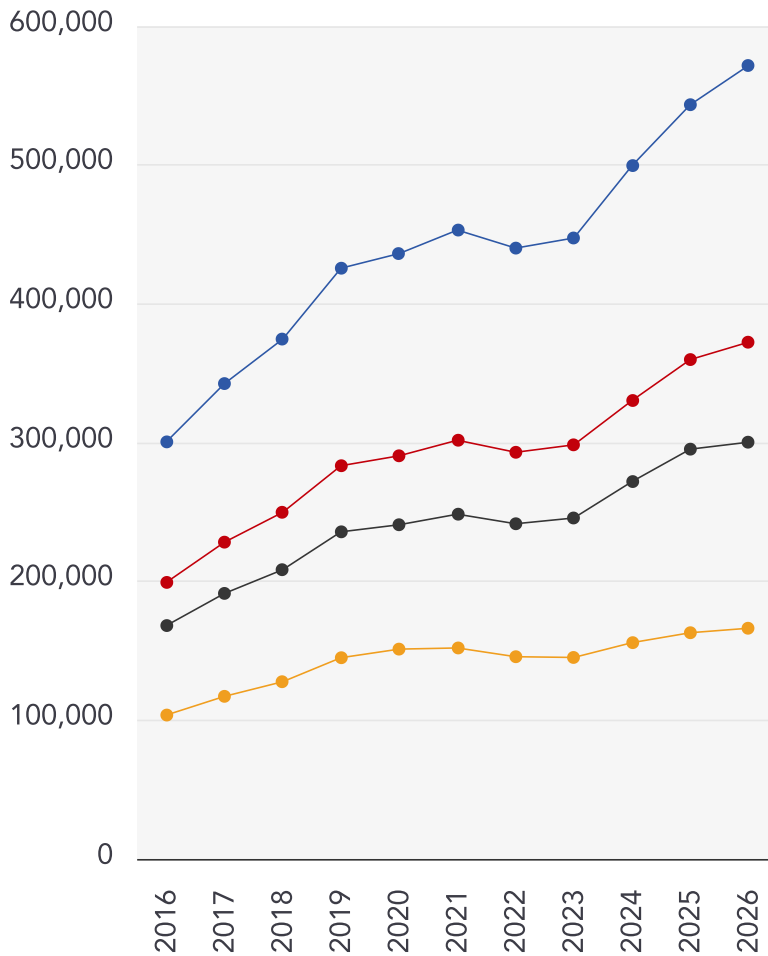
**NOTE:** In this list we display up to 6 most recent sales records per property, since 1995.

# Market

## House Price Statistics

CHRIS DURRANT exp UK

### 10 Year History of Average House Prices by Property Type in MK16



Detached

**+90.23%**

Semi-Detached

**+86.85%**

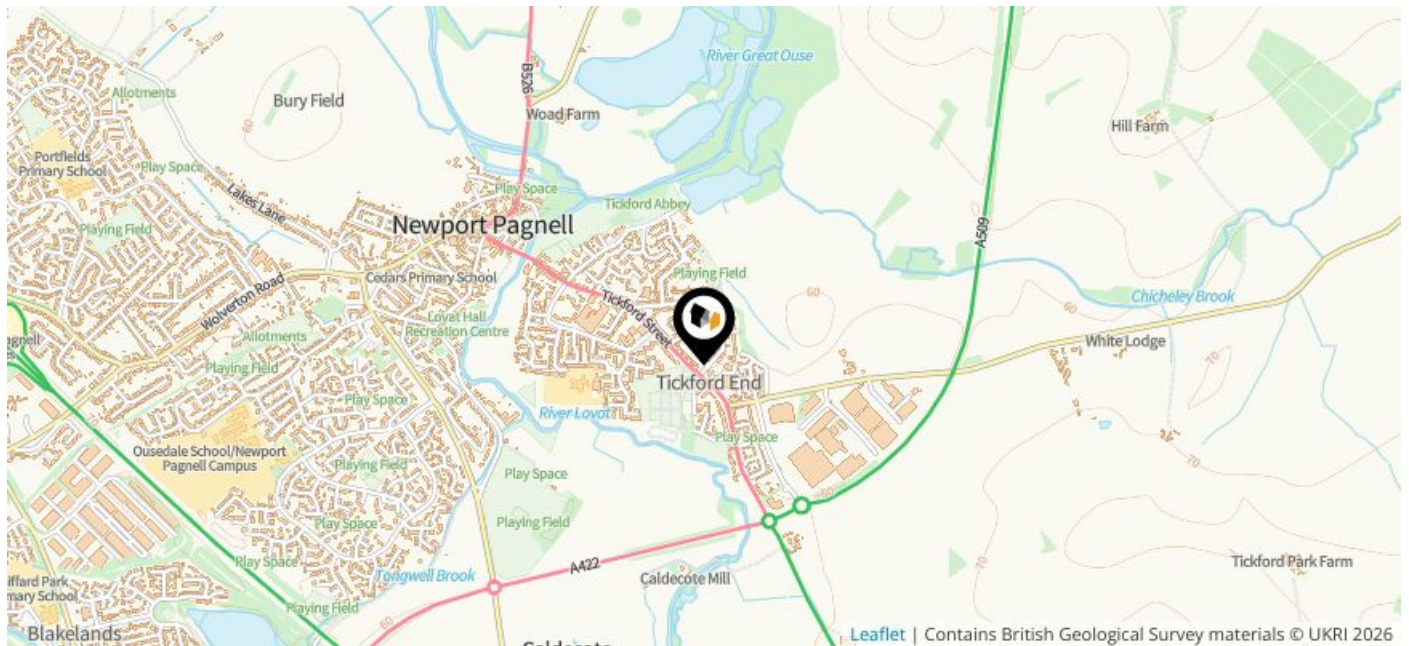
Terraced

**+78.56%**

Flat

**+60.32%**

This map displays nearby coal mine entrances and their classifications.



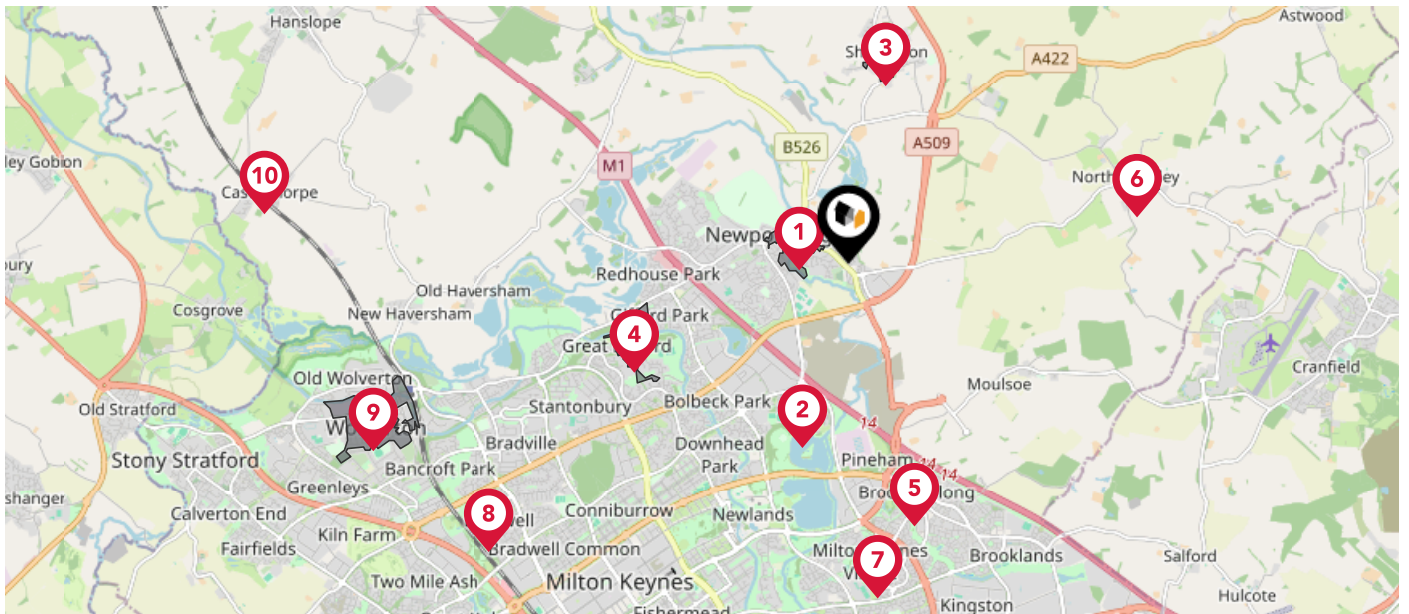
### Mine Entry

- ✕ Adit
- ✕ Gutter Pit
- ✕ Shaft

The Coal Authority has records of over 175,000 mine entries within the UK captured in the National Coal Mining database, derived from sources including abandonment plans, geological and topographical plans.

Coal mining activity is recorded as far back as the 13th century, but prior to 1872 there was no requirement to deposit abandonment plans. It is therefore believed there may be many unrecorded mine entries of which the Authority has no information or knowledge. These entries do not, therefore, appear within the Authority's national dataset as shown on this map.

This map displays nearby official conservation areas. Every local authority in England has at least one conservation area. Most are designated by the Council as the local planning authority, though Historic England and the Secretary of State also have the power to create them.



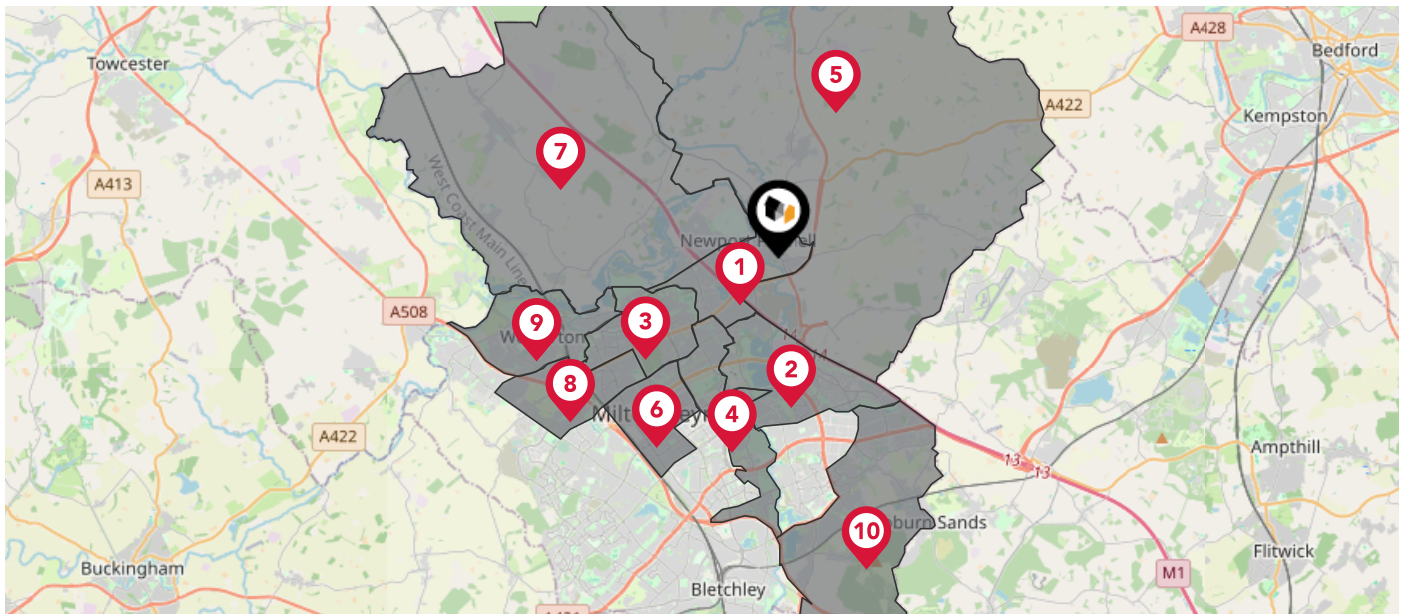
### Nearby Conservation Areas

- 1 Newport Pagnell
- 2 Willen
- 3 Sherington
- 4 Great Linford
- 5 Broughton
- 6 North Crawley
- 7 Milton Keynes Village
- 8 Old Bradwell
- 9 Wolverton
- 10 Castlethorpe











# Maps

## Council Wards

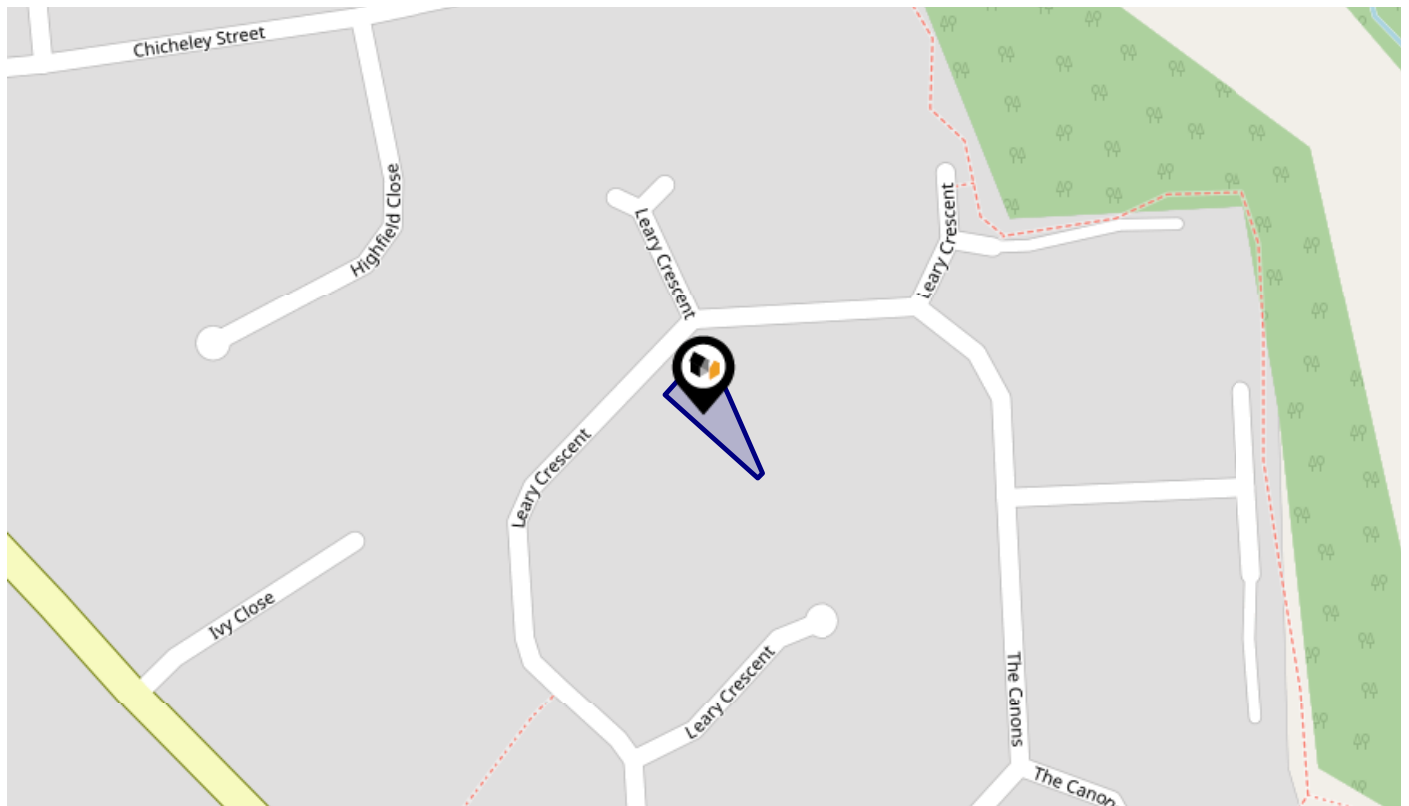
The UK is divided into wards that are used for local elections to elect local government councillors. Sometimes these are known as 'electoral divisions'. Population counts can vary substantially between wards, but the national average is about 5,500



### Nearby Council Wards

-  Newport Pagnell South Ward
-  Broughton Ward
-  Stantonbury Ward
-  Campbell Park & Old Woughton Ward
-  Olney Ward
-  Central Milton Keynes Ward
-  Newport Pagnell North & Hanslope Ward
-  Bradwell Ward
-  Wolverton Ward
-  Danesborough & Walton Ward

This map displays the noise levels from nearby network rail and HS1 railway routes that affect this property...



### Rail Noise Data

This data indicates the level of noise according to the strategic noise mapping of rail sources within areas with a population of at least 100,000 people (agglomerations) and along Network Rail and HS1 traffic routes.

The data indicates the annual average noise levels for the 16-hour period between 0700 - 2300.

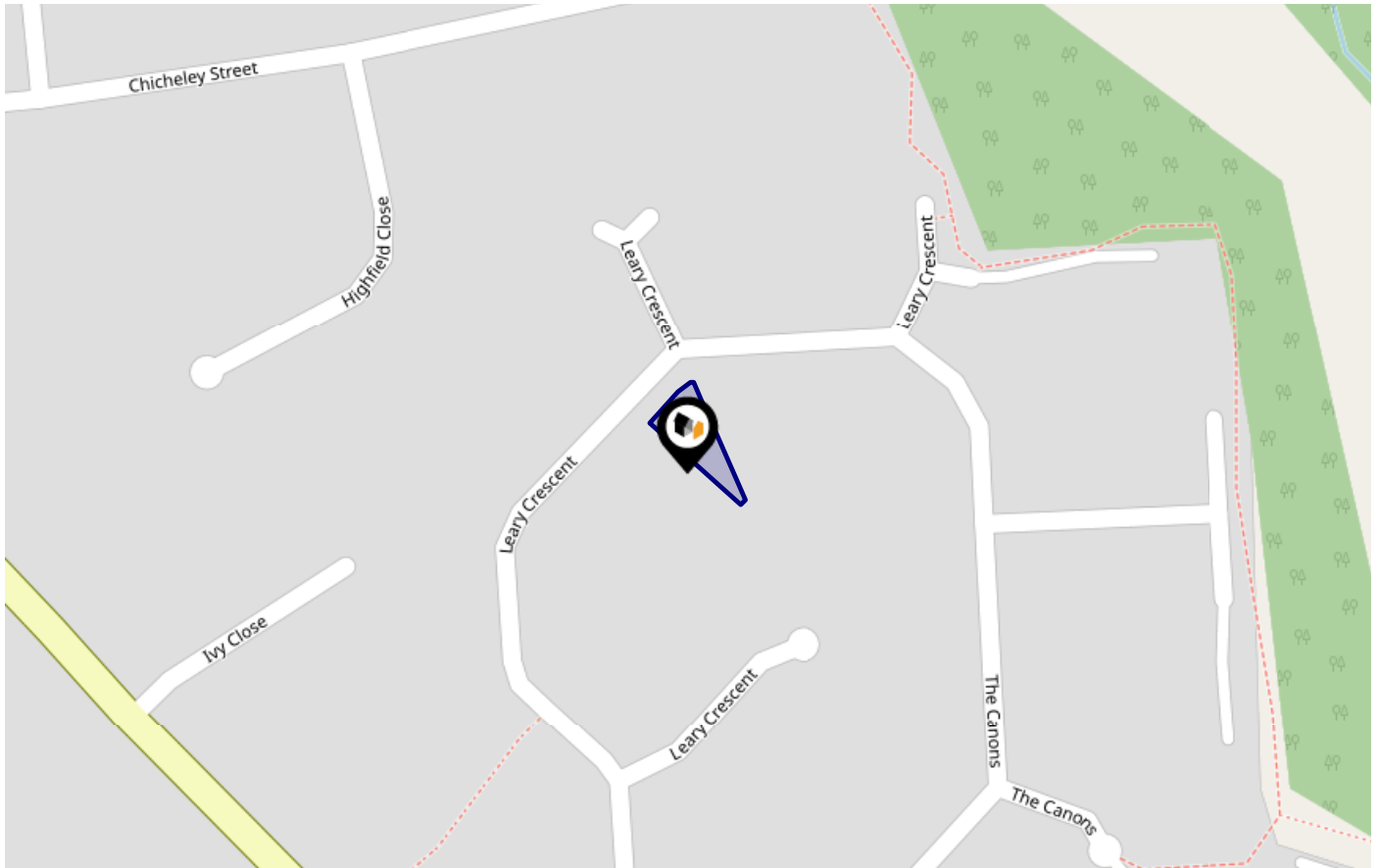
Noise levels are modelled on a 10m grid at a receptor height of 4m above ground, polygons are then produced by merging neighbouring cells within the following noise classes:

5		75.0+ dB	<span style="color: red;">■</span>
4		70.0-74.9 dB	<span style="color: orange;">■</span>
3		65.0-69.9 dB	<span style="color: yellow;">■</span>
2		60.0-64.9 dB	<span style="color: green;">■</span>
1		55.0-59.9 dB	<span style="color: blue;">■</span>

# Flood Risk

## Rivers & Seas - Flood Risk

This map shows the chance of flooding from rivers and / or the sea, taking into account flood defences and their condition.



Risk Rating: **Very low**

The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

- High Risk** - an area which has a chance of flooding of greater than **1 in 30 (3.3%)** in any one year.
- Medium Risk** - an area which has a chance of flooding of greater than **1 in 100 (1.0%)** in any one year.
- Low Risk** - an area which has a chance of flooding of greater than **1 in 1000 (0.1%)** in any one year.
- Very Low Risk** - an area in which the risk is below **1 in 1000 (0.1%)** in any one year.

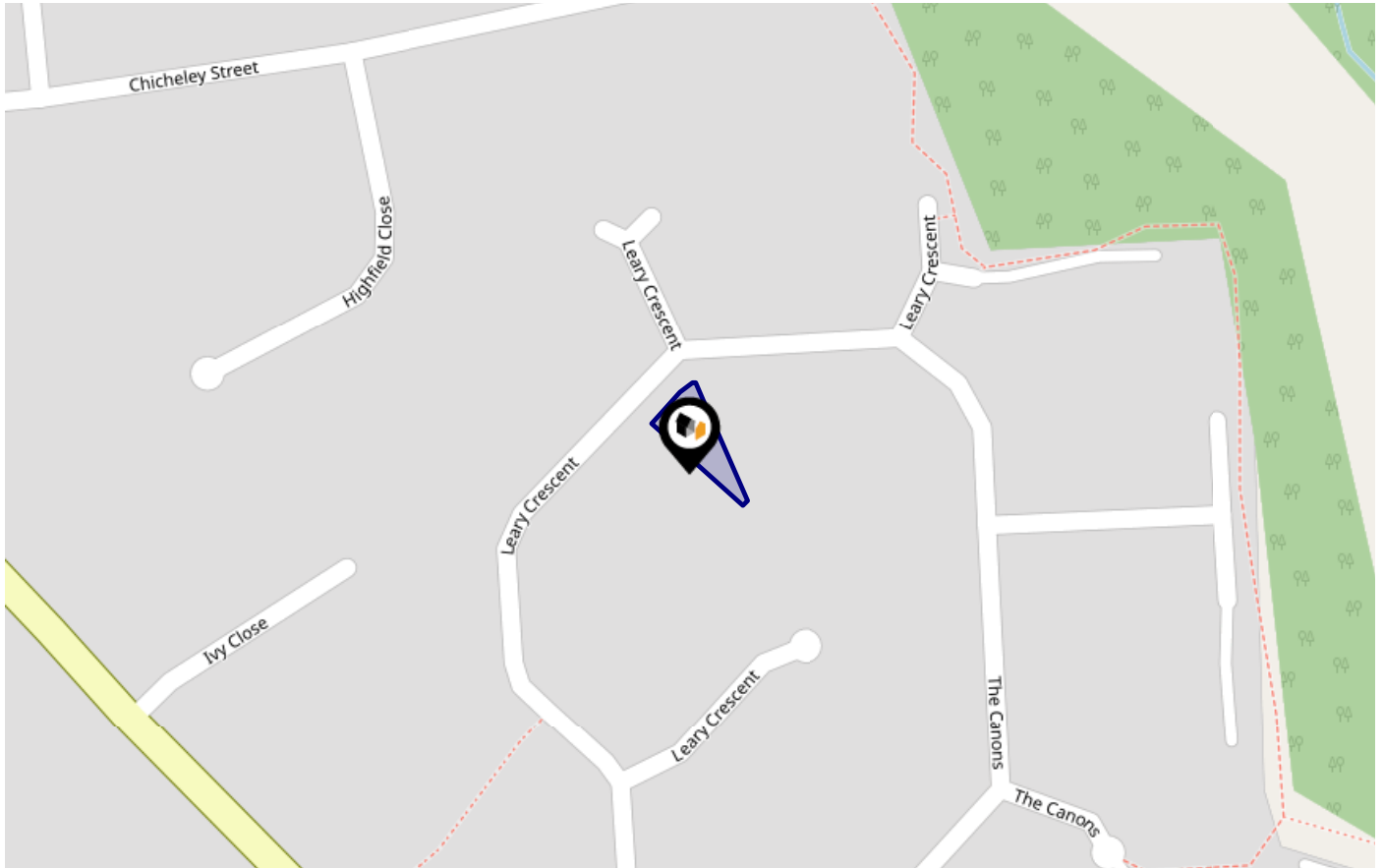
Chance of flooding to the following depths at this property:



# Flood Risk

## Rivers & Seas - Climate Change

This map shows the future chance of flooding from rivers and / or the sea **between 2036 and 2069**, taking into account flood defences and their condition. The government climate change models cannot predict exactly when the chance of flooding will go up. It could happen at any time during the time period.



Risk Rating: **Very low**

The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

- High Risk** - an area which has a chance of flooding of greater than **1 in 30 (3.3%)** in any one year.
- Medium Risk** - an area which has a chance of flooding of greater than **1 in 100 (1.0%)** in any one year.
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- Very Low Risk** - an area in which the risk is below **1 in 1000 (0.1%)** in any one year.

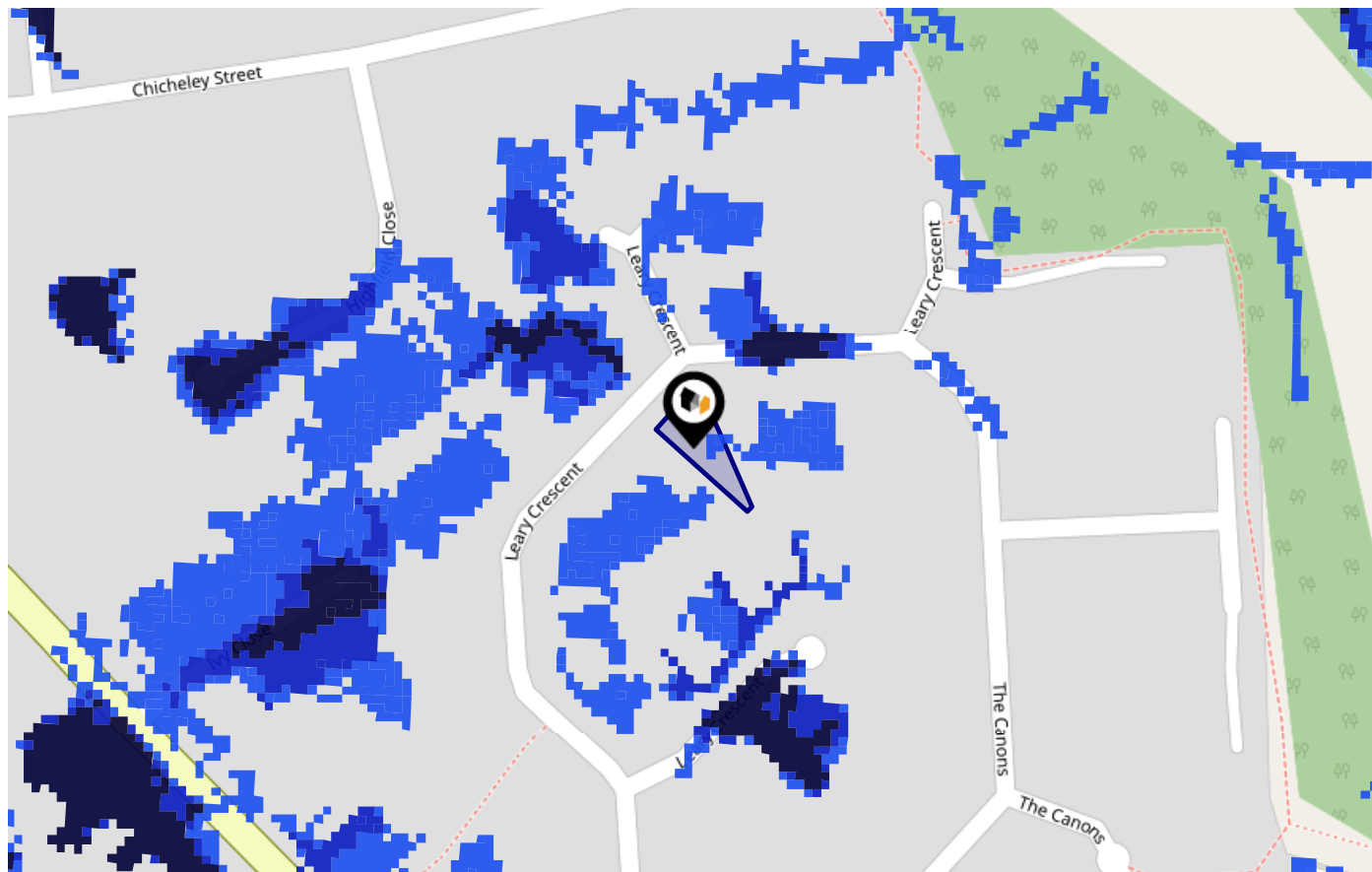
Chance of flooding to the following depths at this property:



# Flood Risk

## Surface Water - Flood Risk

This map shows the chance of flooding where rainwater has nowhere to drain. This kind of flooding can occur far from rivers or seas.

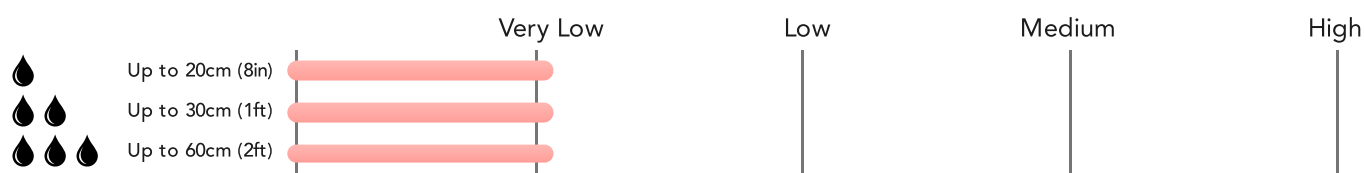


Risk Rating: Very low

The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

- High Risk** - an area which has a chance of flooding of greater than 1 in 30 (3.3%) in any one year.
- Medium Risk** - an area which has a chance of flooding of greater than 1 in 100 (1.0%) in any one year.
- Low Risk** - an area which has a chance of flooding of greater than 1 in 1000 (0.1%) in any one year.
- Very Low Risk** - an area in which the risk is below 1 in 1000 (0.1%) in any one year.

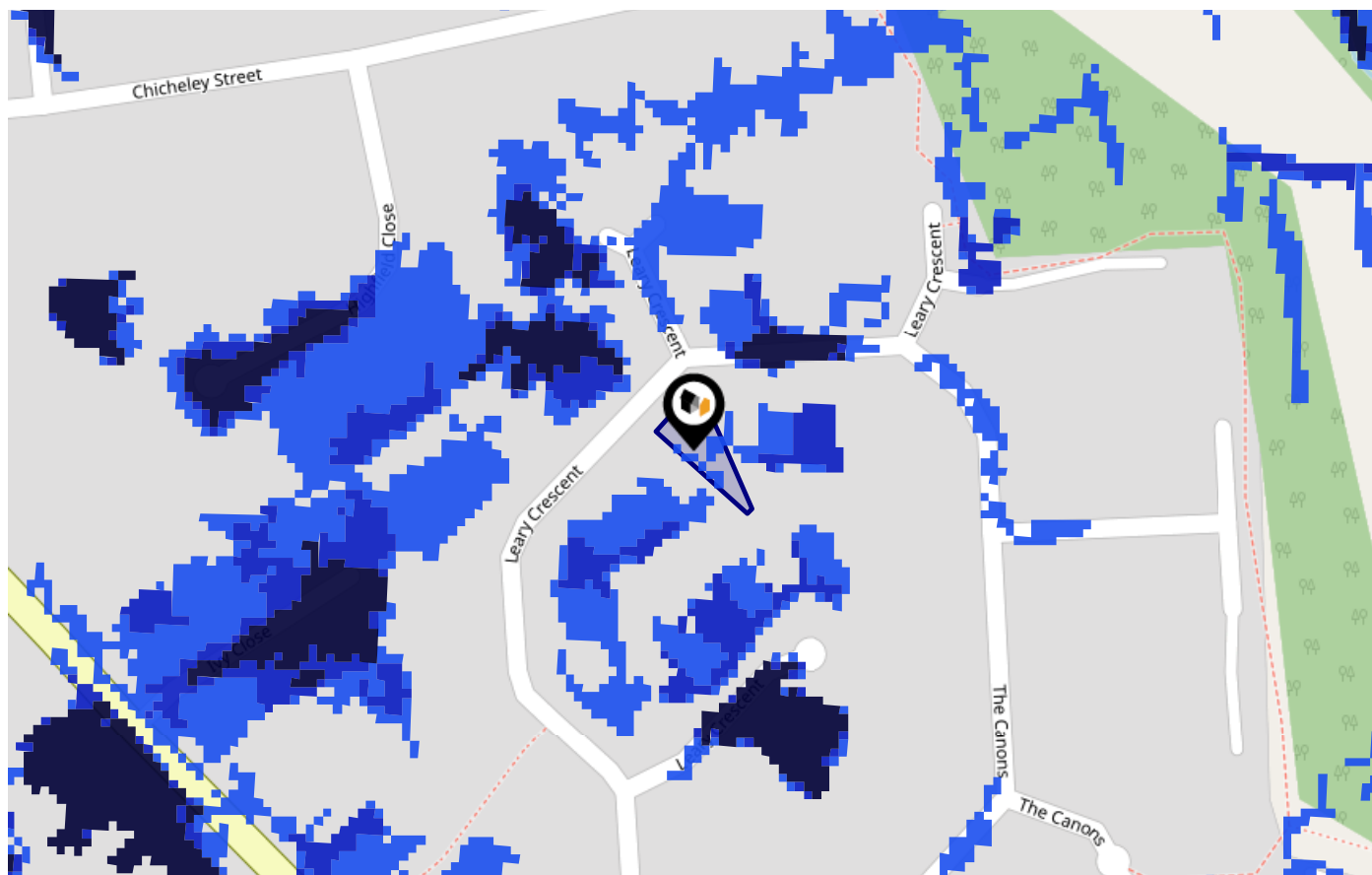
Chance of flooding to the following depths at this property:



# Flood Risk

## Surface Water - Climate Change

This map shows the future chance of flooding **between 2040 and 2060** where rainwater has nowhere to drain. This kind of flooding can occur far from rivers or seas. The government climate change models cannot predict exactly when the chance of flooding will go up. It could happen at any time during the time period.

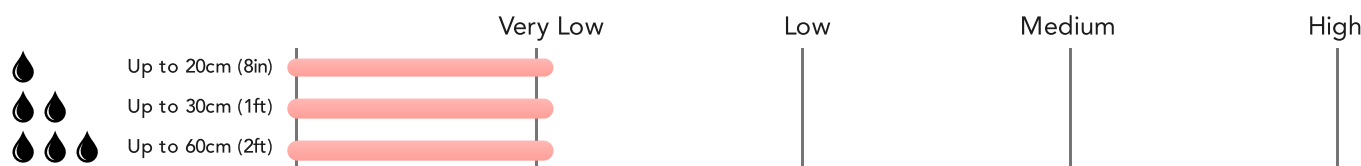


Risk Rating: Very low

The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

- High Risk** - an area which has a chance of flooding of greater than 1 in 30 (3.3%) in any one year.
- Medium Risk** - an area which has a chance of flooding of greater than 1 in 100 (1.0%) in any one year.
- Low Risk** - an area which has a chance of flooding of greater than 1 in 1000 (0.1%) in any one year.
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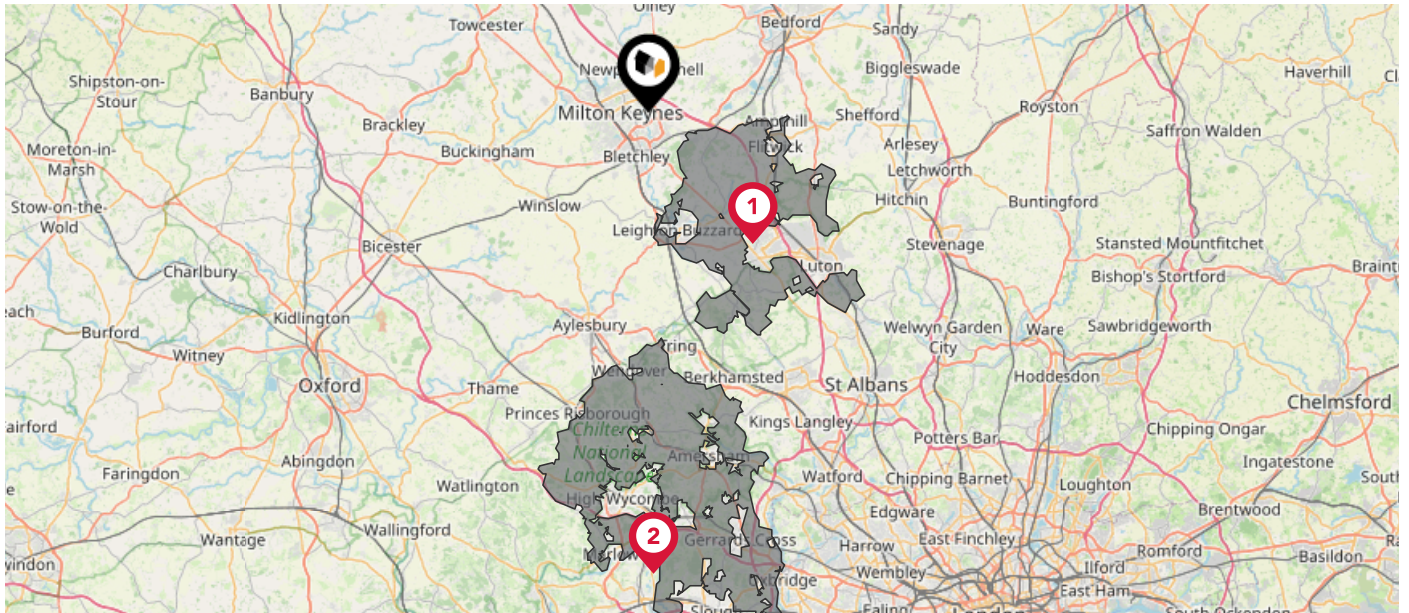
Chance of flooding to the following depths at this property:



# Maps

## Green Belt

This map displays nearby areas that have been designated as Green Belt...



### Nearby Green Belt Land



London Green Belt - Central Bedfordshire

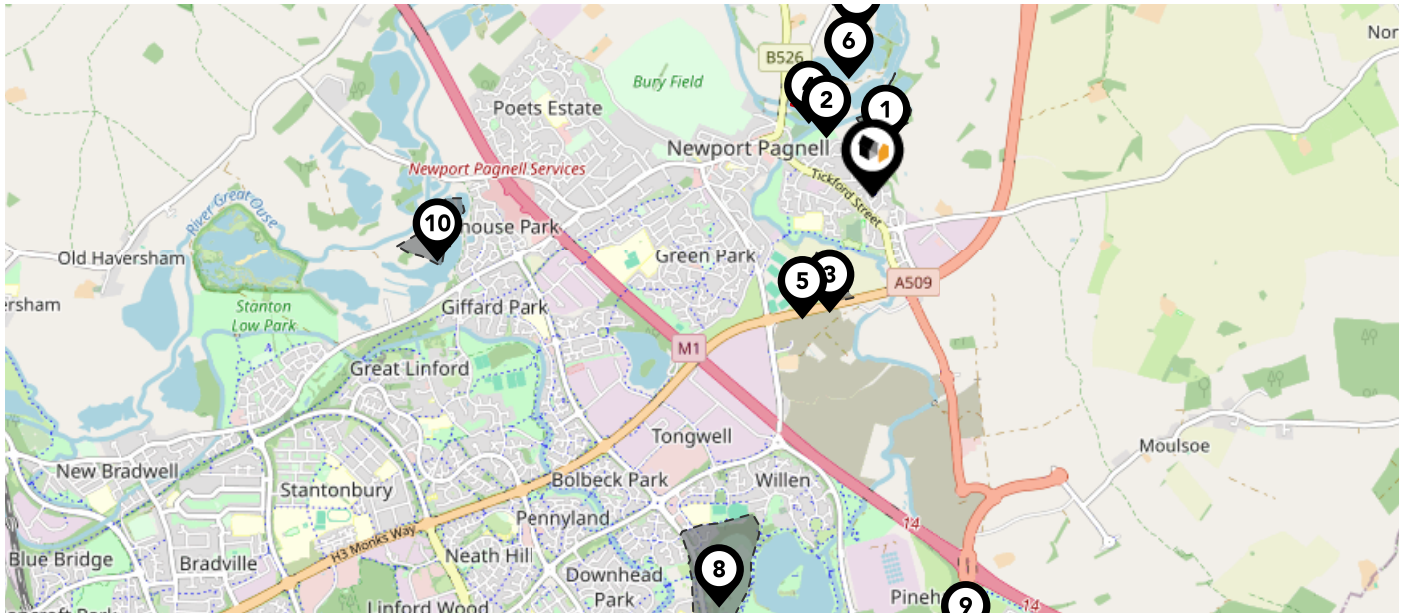


London Green Belt - Buckinghamshire

# Maps

## Landfill Sites

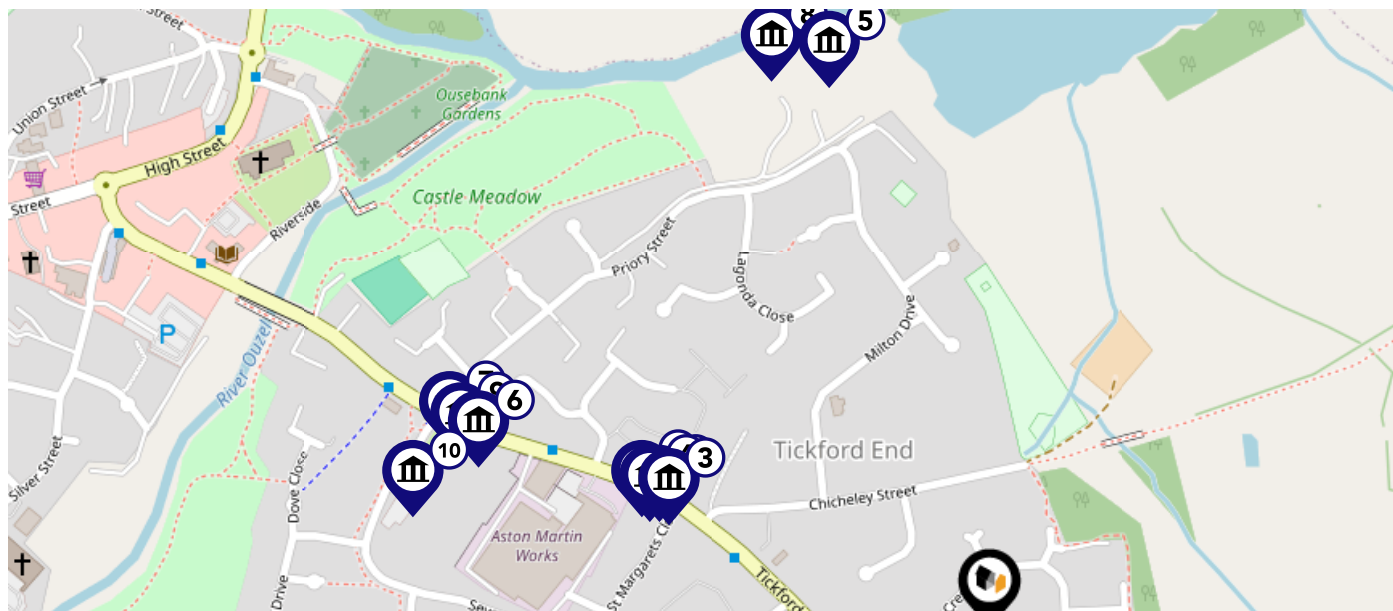
This map displays the location of known landfill sites. Historic sites are where there is no environmental permit in force. Active sites are currently authorised by the Environment Agency under Environmental Permitting Regulations.



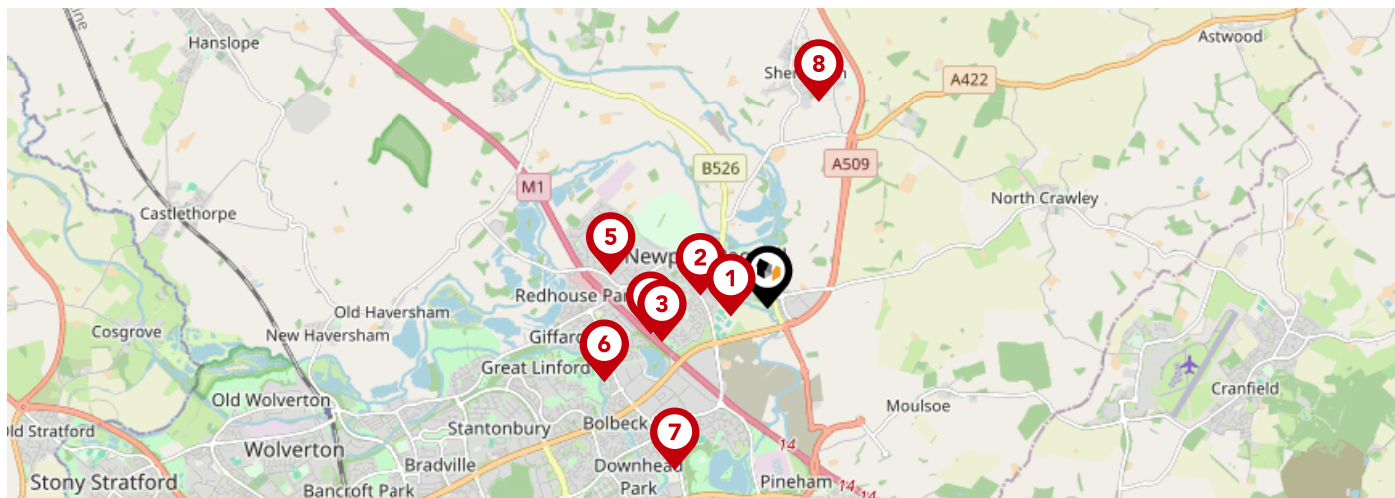
### Nearby Landfill Sites

<b>1</b>	Chichley Street-Newport Pagnell	Historic Landfill
<b>2</b>	EA/EPR/KP3190NE/A001	Active Landfill
<b>3</b>	Borrow Pit-Caldecote Lane, Newport Pagnell	Historic Landfill
<b>4</b>	EA/EPR/KP3590NQ/A001	Active Landfill
<b>5</b>	Pre-76 Newport Pagnell-Newport Pagnell	Historic Landfill
<b>6</b>	Woad Farm-Sherington Road, Newport Pagnell, Buckinghamshire	Historic Landfill
<b>7</b>	Bedford Road-Newport Pagnell, Buckinghamshire	Historic Landfill
<b>8</b>	Willen Tip-Milton Keynes	Historic Landfill
<b>9</b>	Broughton Barn-Broughton Grounds Lane, Milton Keynes	Historic Landfill
<b>10</b>	Great Linford Pit-Milton Keynes	Historic Landfill

This map displays nearby listed buildings and protected structures, as well as their listed tier and distance from the target property...

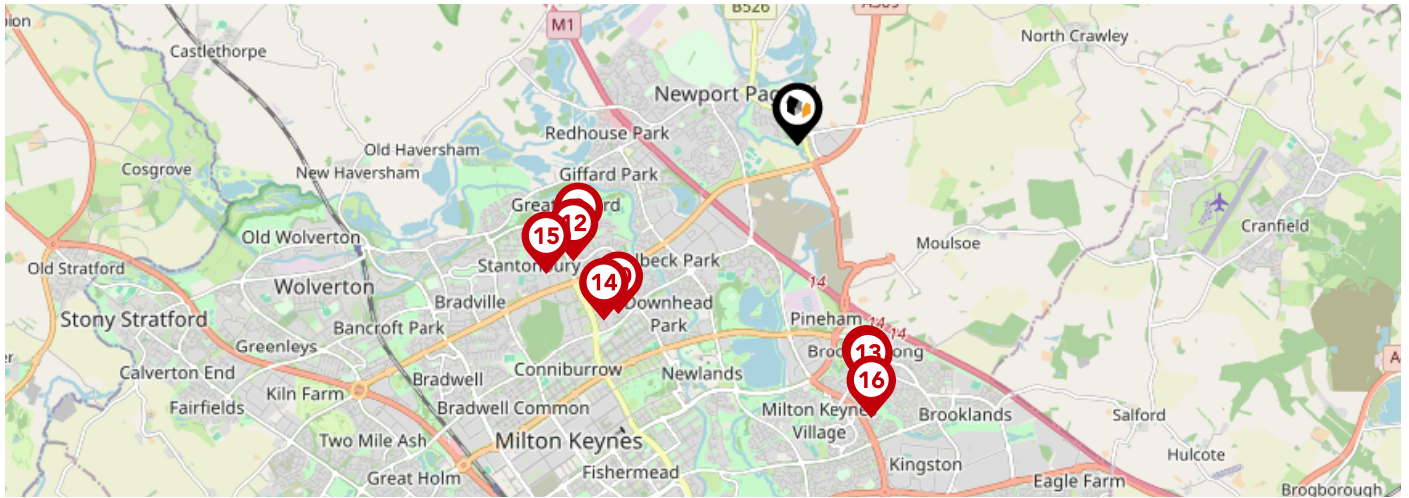










Listed Buildings in the local district		Grade	Distance
	1125456 - 85, Tickford Street	Grade II	0.2 miles
	1125455 - 79, Tickford Street	Grade II	0.2 miles
	1125457 - The George Inn	Grade II	0.2 miles
	1161997 - 81 And 83, Tickford Street	Grade II	0.2 miles
	1125463 - Obelisk In Grounds Of Tickford Abbey	Grade II	0.3 miles
	1125454 - 51 Tickford Street	Grade II	0.3 miles
	1125451 - 41, Tickford Street	Grade II	0.3 miles
	1332205 - Gazebo In Grounds Of Tickford Abbey	Grade II	0.3 miles
	1161939 - 45 And 47, Tickford Street	Grade II	0.3 miles
	1125458 - King's Arms Public House	Grade II	0.3 miles



		Nursery	Primary	Secondary	College	Private
<b>1</b>	<b>Tickford Park Primary School</b> Ofsted Rating: Good   Pupils: 346   Distance:0.33	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>2</b>	<b>Cedars Primary School</b> Ofsted Rating: Good   Pupils: 269   Distance:0.63	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>3</b>	<b>Green Park School</b> Ofsted Rating: Good   Pupils: 301   Distance:1.01	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>4</b>	<b>Ousedale School</b> Ofsted Rating: Good   Pupils: 2273   Distance:1.09	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>5</b>	<b>Portfields Primary School</b> Ofsted Rating: Good   Pupils: 612   Distance:1.46	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>6</b>	<b>Giffard Park Primary School</b> Ofsted Rating: Good   Pupils: 283   Distance:1.63	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>7</b>	<b>Willen Primary School</b> Ofsted Rating: Good   Pupils: 359   Distance:1.7	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>8</b>	<b>Sherington Church of England School</b> Ofsted Rating: Good   Pupils: 17   Distance:1.94	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

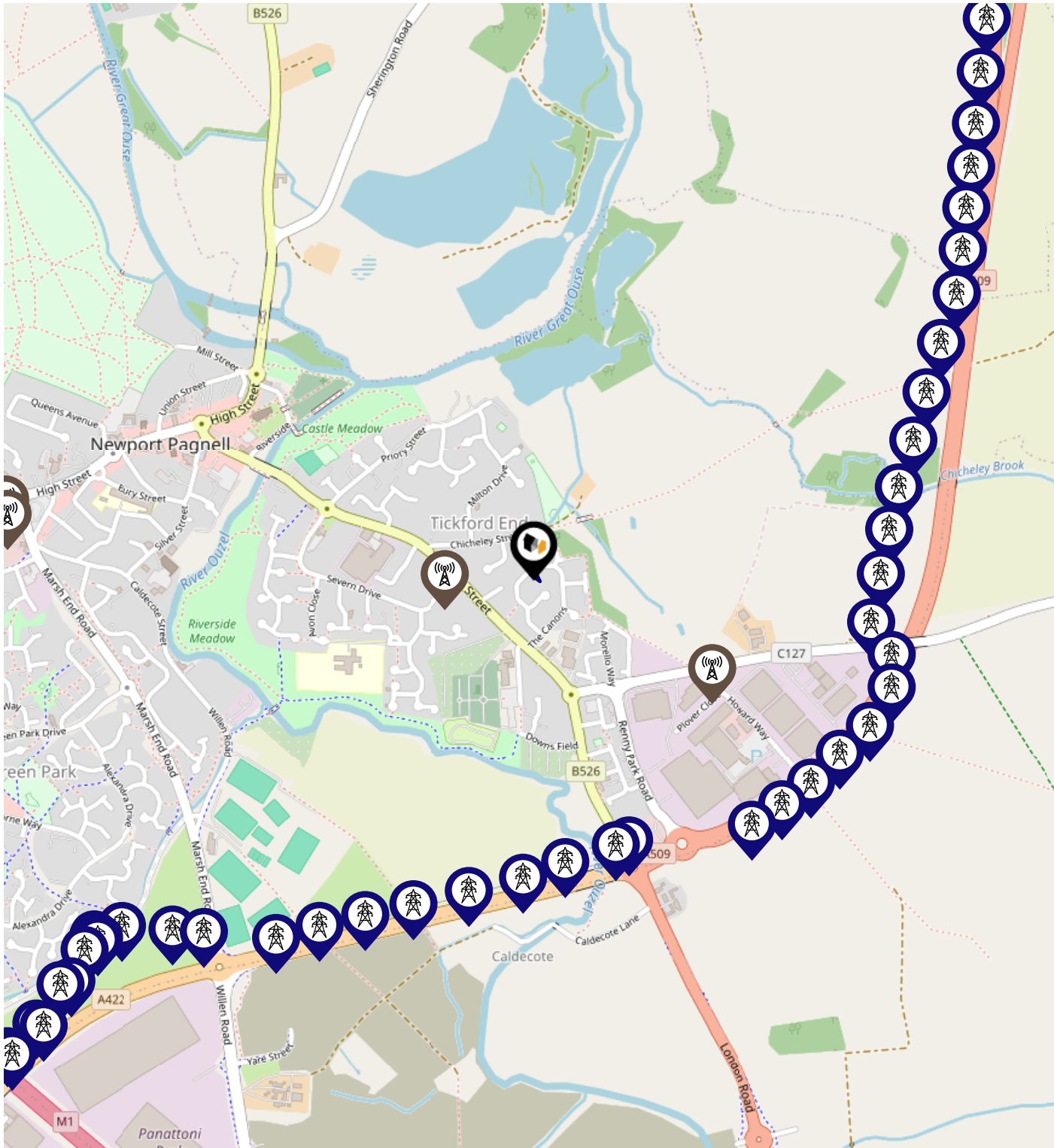
# Area Schools





		Nursery	Primary	Secondary	College	Private
	<b>St Andrew's CofE Infant School</b> Ofsted Rating: Good   Pupils: 15   Distance:2.19	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	<b>Brookward School</b> Ofsted Rating: Good   Pupils:0   Distance:2.23	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	<b>Brooklands Farm Primary School</b> Ofsted Rating: Outstanding   Pupils: 1310   Distance:2.3	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	<b>Great Linford Primary School</b> Ofsted Rating: Good   Pupils: 341   Distance:2.3	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	<b>Broughton Manor Preparatory School</b> Ofsted Rating: Not Rated   Pupils: 290   Distance:2.32	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	<b>St Monica's Catholic Primary School</b> Ofsted Rating: Good   Pupils: 428   Distance:2.37	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	<b>Stephenson Academy</b> Ofsted Rating: Good   Pupils: 121   Distance:2.56	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	<b>Broughton Fields Primary School</b> Ofsted Rating: Good   Pupils: 414   Distance:2.58	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

# Local Area

## Masts & Pylons

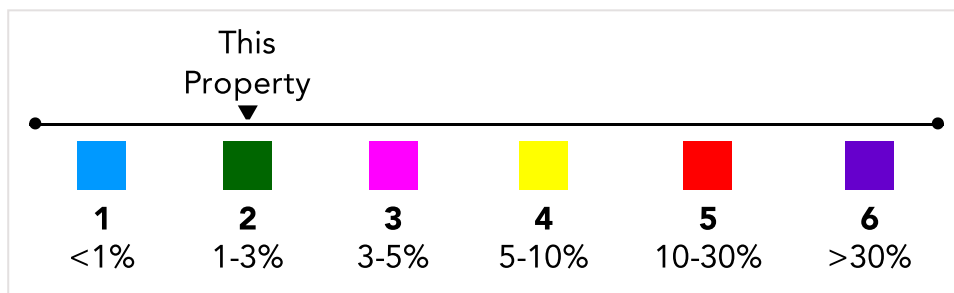
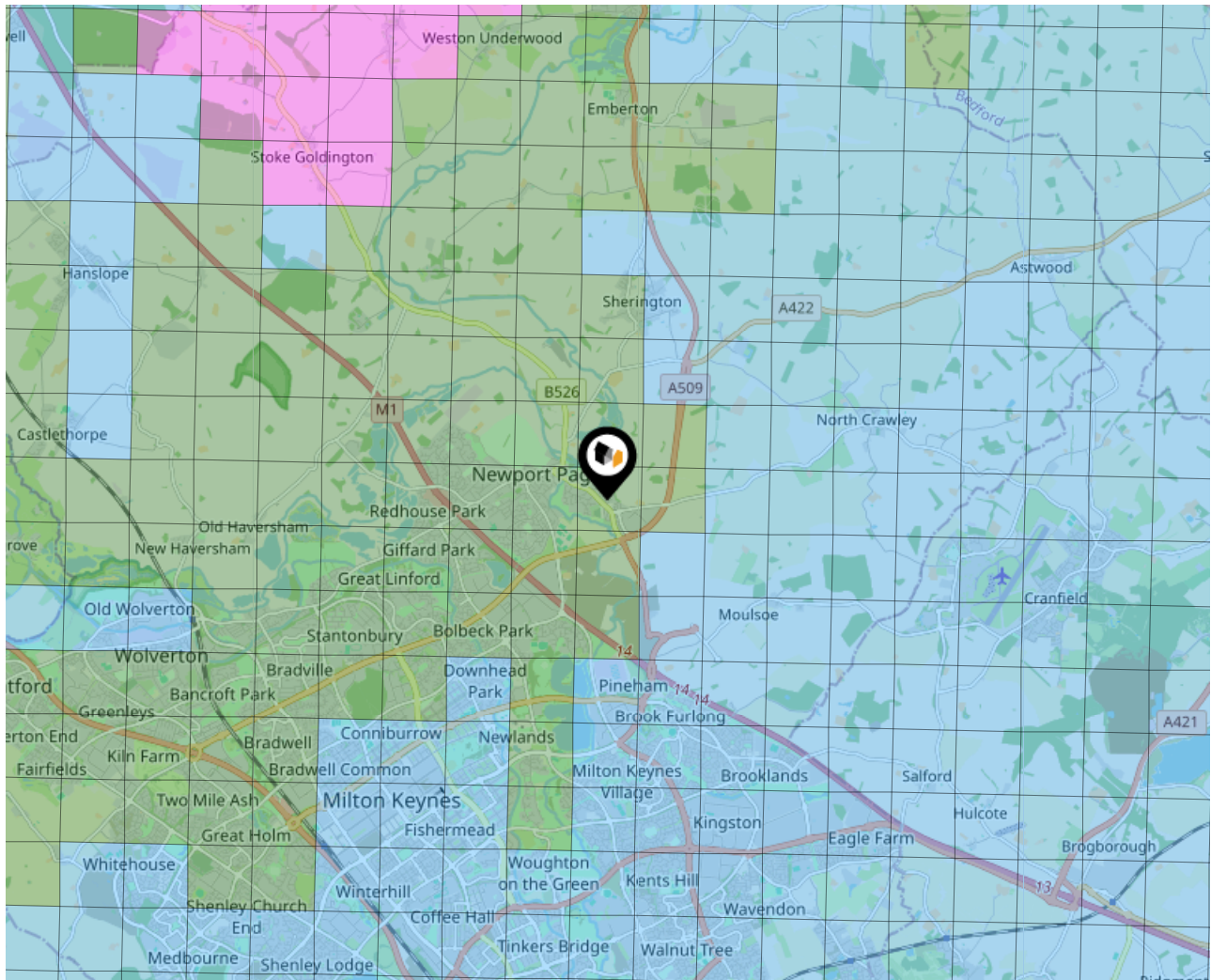


**Key:**

-  Power Pylons
-  Communication Masts

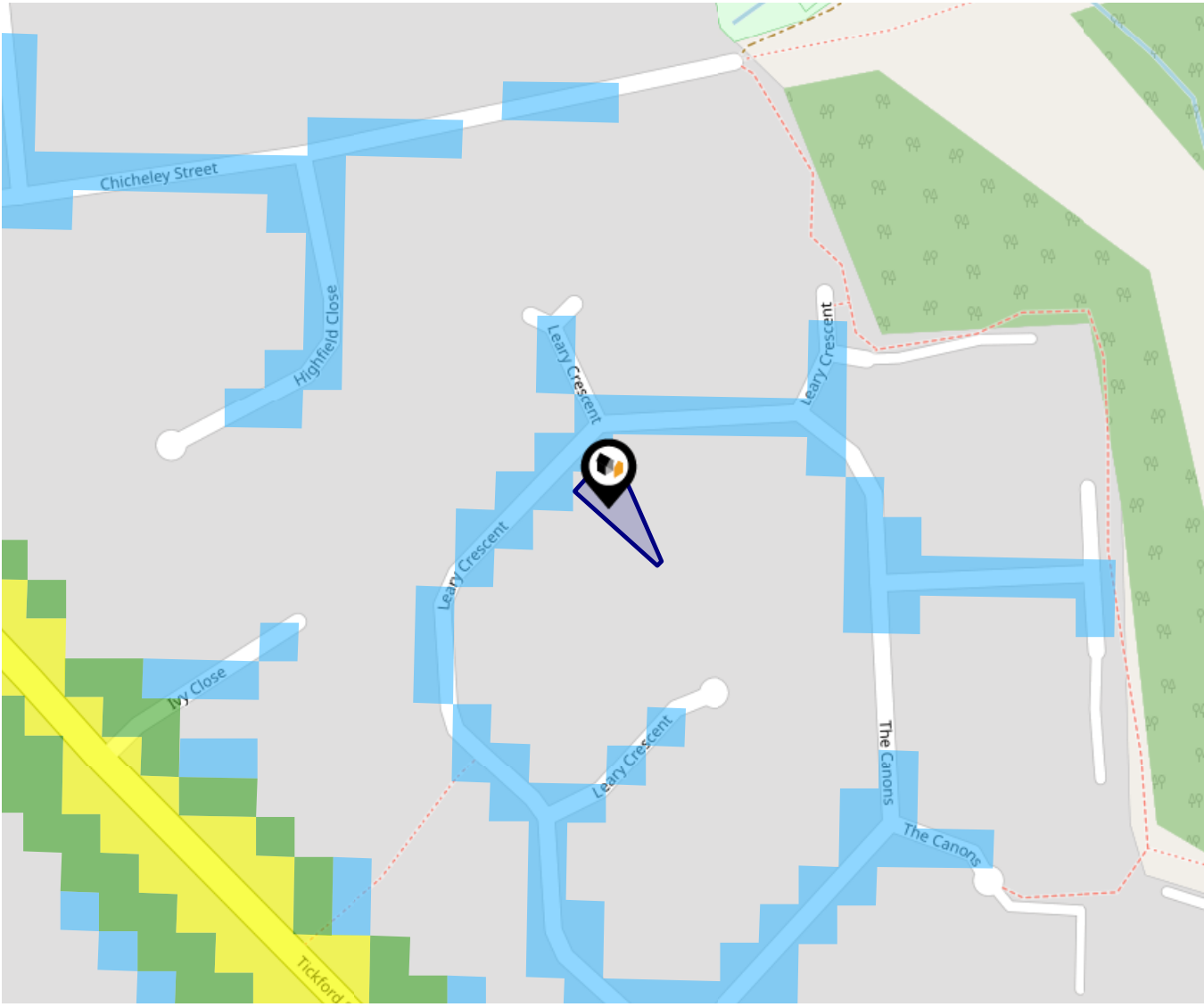
### What is Radon?

Radon is a natural radioactive gas, which enters buildings from the ground. Exposure to high concentrations increases the risk of lung cancer. The UK Health Security Agency (UKHSA) recommends that radon levels should be reduced in homes where the annual average is at or above 200 becquerels per cubic metre (200 Bq/m<sup>3</sup>).



# Local Area

## Road Noise

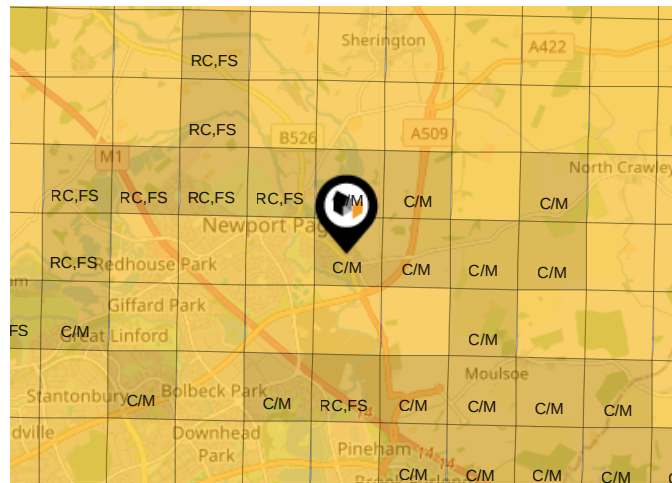


The data indicates the level of noise according to strategic noise sources across all traffic routes. This indicates a 25 house annual average noise level with separate weightings for the evening and the night periods.

- 75.0+ dB
- 70.0-74.9 dB
- 65.0-69.9 dB
- 60.0-64.9 dB
- 55.0-59.9 dB

Ground Composition for this Address (Surrounding square kilometer zone around property)

**Carbon Content:** VARIABLE      **Soil Texture:** LOAM TO CLAY  
**Parent Material Grain:** ARGILLACEOUS      **Soil Depth:** DEEP  
**Soil Group:** MEDIUM TO HEAVY

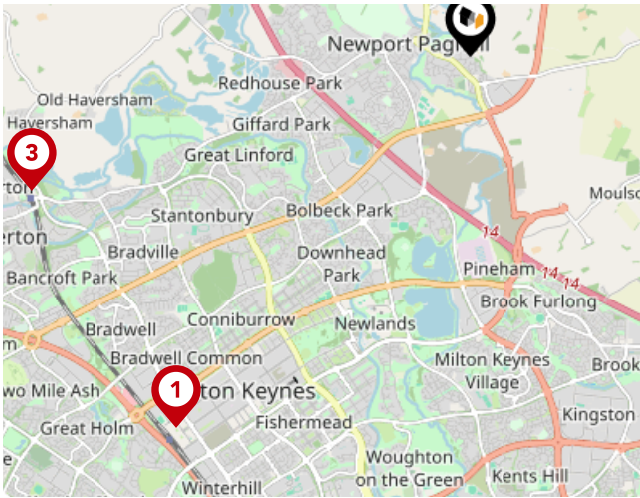


### Primary Classifications (Most Common Clay Types)

<b>C/M</b>	Claystone / Mudstone
<b>FPC,S</b>	Floodplain Clay, Sand / Gravel
<b>FC,S</b>	Fluvial Clays & Silts
<b>FC,S,G</b>	Fluvial Clays, Silts, Sands & Gravel
<b>PM/EC</b>	Prequaternary Marine / Estuarine Clay / Silt
<b>QM/EC</b>	Quaternary Marine / Estuarine Clay / Silt
<b>RC</b>	Residual Clay
<b>RC/LL</b>	Residual Clay & Loamy Loess
<b>RC,S</b>	River Clay & Silt
<b>RC,FS</b>	Riverine Clay & Floodplain Sands and Gravel
<b>RC,FL</b>	Riverine Clay & Fluvial Sands and Gravel
<b>TC</b>	Terrace Clay
<b>TC/LL</b>	Terrace Clay & Loamy Loess

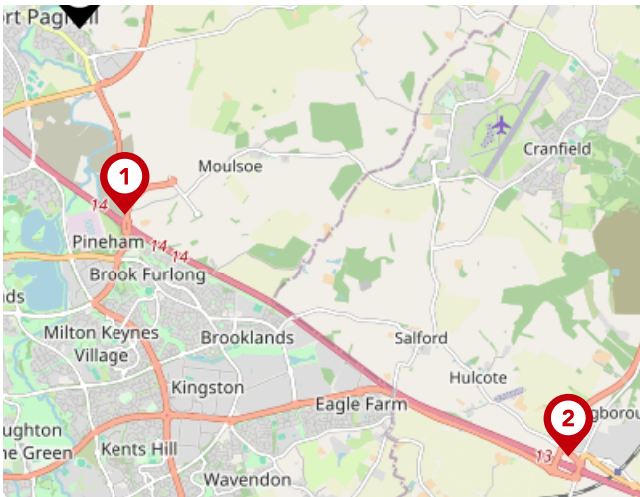
# Area

## Transport (National)



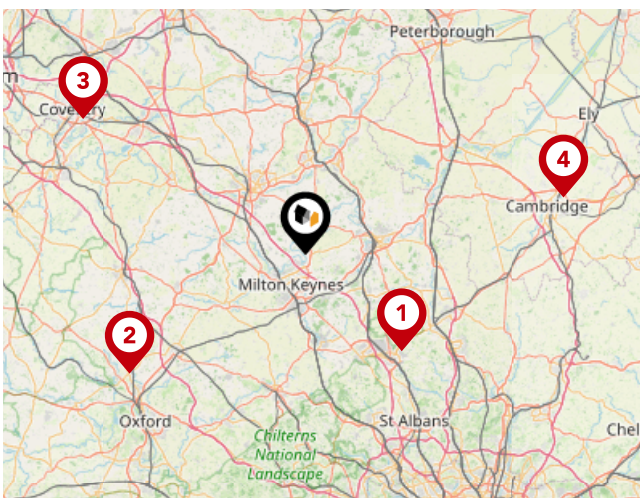
### National Rail Stations

Pin	Name	Distance
1	Milton Keynes Central Rail Station	4.32 miles
2	Woburn Sands Rail Station	5.12 miles
3	Wolverton Rail Station	4.18 miles



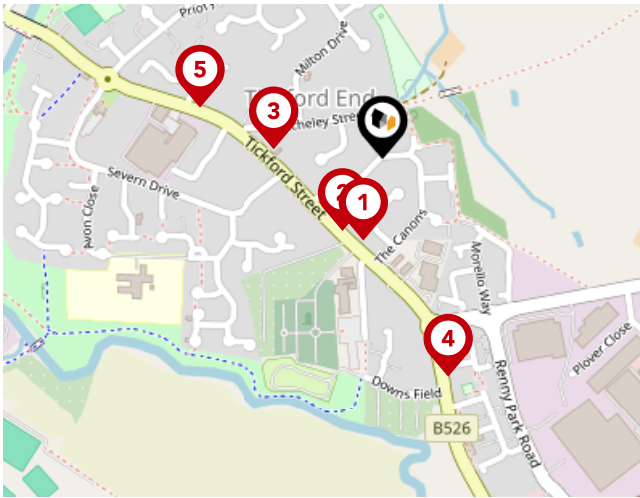
### Trunk Roads/Motorways

Pin	Name	Distance
1	M1 J14	1.73 miles
2	M1 J13	5.92 miles
3	M1 J15	10.55 miles
4	M1 J12	12.34 miles
5	M1 J15A	13.22 miles



### Airports/Helipads

Pin	Name	Distance
1	Luton Airport	20.01 miles
2	Kidlington	30.97 miles
3	Baginton	37.9 miles
4	Cambridge	38.52 miles



Bus Stops/Stations

Pin	Name	Distance
1	The Canons	0.1 miles
2	The Canons	0.1 miles
3	Chicheley Street	0.12 miles
4	Tickford End	0.26 miles
5	Tickford End Works	0.22 miles

### Chris Durrant powered by eXp

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Chris Durrant – ‘Your’ Estate Agent has one goal – to put you at the forefront of your property transaction and ensure that your move is as smooth as possible.

### Testimonial 1



Highly recommend! Chris did a tremendous job helping us sell our property. He really cares about his clients and does all he can to get things done in a timely manner. I wholeheartedly recommend him as very professional and great communication throughout the purchase process

### Testimonial 2



Chris recently dealt with our purchase. Nothing was too much trouble and he was always available to communicate between the different parties and to keep us informed . I would definitely recommend

### Testimonial 3



After having my property valued with several agents, Chris stood out from the crowd. His ambition and enthusiasm shows he has the right tools for this industry and would highly recommend him. Thanks for all your help Chris, Keep up the good work



/ChrisDurrantexp



/chris-durrant-08752622

## Important - Please Read

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