



**Connells**

Tempus House Midsummer Boulevard  
Milton Keynes



# Tempus House Midsummer Boulevard Milton Keynes MK9 1FP

for sale guide price  
**£240,000**



## Property Description

Connells Estate Agents are delighted to bring to the market this modern method of auction one bedroom first floor apartment, excellent high quality city centre apartment in the popular new building of Tempus House - a collection of, 1 bed and 2 bed apartments in the heart of Central Milton Keynes. The total square footage of the flat is 709.

Property Comprise: communal entrance porch, video intercom system entrance hall, airing cupboard, open plan living lounge/kitchen, one bedroom, bathroom. Outside there is allocated private parking for one vehicle.

For further information and to arrange your viewing call Connells today on 01908 674141 or email [miltonkeynes@connells.co.uk](mailto:miltonkeynes@connells.co.uk)

## Auctioneer's Comments

This property is offered through Modern Method of Auction. Should you view, offer or bid your data will be shared with the Auctioneer, iamsold Limited. This method requires both parties to complete the transaction within 56 days, allowing buyers to proceed with mortgage finance (subject to lending criteria, affordability and survey).

The buyer is required to sign a reservation agreement and make payment of a non-refundable Reservation Fee of 4.5% of the purchase price including VAT, subject to a minimum of £6600.00 including VAT. This fee is paid in addition to purchase price and will be considered as part of the chargeable consideration for the property in the calculation for stamp duty liability. Buyers will be required to complete an identification process with iamsold and provide proof of how the purchase would be funded.

The property has a Buyer Information Pack containing documents about the property. The documents may not tell you everything you need to know, so you must complete your own due diligence before bidding. A sample of the Reservation Agreement and terms and conditions are contained within this pack. The buyer will also make payment of no more than £349 inc. VAT towards the preparation cost of the pack. Please confirm exact costs with the auctioneer.

The estate agent and auctioneer may recommend the services of other providers to you, in which they will be paid for the referral. These services are optional, and you will be advised of any payment, in writing before any services are accepted. Listing is subject to a start price and undisclosed reserve price that can change.

## The Area

Sought after Midsummer Boulevard in the heart of Milton Keynes. Just minutes from Milton Keynes Central Station, enjoy fast trains to London Euston in just 30 minutes, making this an ideal home for commuters or those seeking a vibrant city lifestyle. The area is also well served with local schools and public transport links, with regular bus routes available across Milton Keynes and beyond. Main trunk roads such as the A5, A509, A421 and A422 are all within easy reach. Junctions 13 and 14 of the M1 also connect to Milton Keynes. Local parks are nearby including Campbell Park and Willen Lake, providing fantastic outside space for walks, exercise and recreational activities making this an excellent area for families.

## Communal Entrance Hall

Communal entrance hall, lift access to the first floor.

## Entrance Hall

Door to the front, video intercom system.

## Cupboard

Large airing cupboard with a boiler system.

## Lounge

32' 6" x 17' 7" ( 9.91m x 5.36m )

Open plan Living - television and telephone points, wall mounted radiator.

Kitchen: Double glazed windows to the side and rear, fitted kitchen, eye base soft closing units, worksurfaces, built in electric hob with an extractor hood over, electric oven, built in dishwasher, fridge/freezer and washing machine. The kitchen appliances are all high end.

## Bedroom 1

12' 9" x 9' 4" ( 3.89m x 2.84m )

Double glazed window to the rear, wall mounted radiator.

## Bathroom

Bath with mixer taps and a rain head shower, wash hand basin vanity unit, w/c, fully tiled, shaving point, heated towel radiator.

## Parking

Allocated (Private) parking space with gated access.

## Agents Notes

Service Charge £2,000 per annum with IDR Property Management and includes current annual buildings insurance.



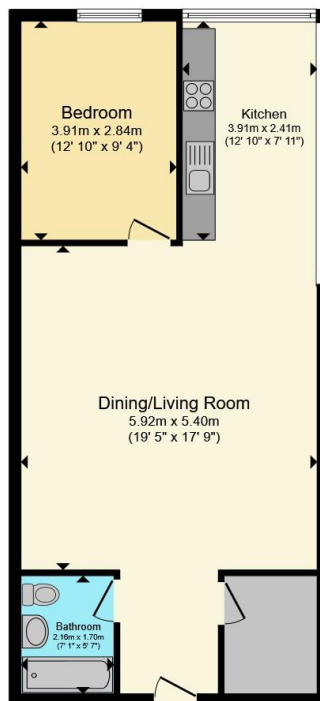












**Floor Plan**

Total floor area 66.3 m<sup>2</sup> (714 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)

**Connells**

To view this property please contact Connells on

**T 01908 674 141**  
**E [miltonkeynes@connells.co.uk](mailto:miltonkeynes@connells.co.uk)**

Northgate House 500 Silbury Boulevard  
 MILTON KEYNES MK9 2AD

EPC Rating: B

Council Tax  
 Band: C

Service Charge: Ask  
 Agent

Ground Rent:  
 Ask Agent

Tenure: Leasehold

**view this property online [connells.co.uk/Property/MKN320984](http://connells.co.uk/Property/MKN320984)**

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



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 will be 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, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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