



**Connells**

The Foresters Arms Newport Road  
New Bradwell Milton Keynes



## Property Description

LAST PLOT AVAILABLE - RESERVE NOW - A unique opportunity to purchase a property that is part of a conversion of the Foresters Arms public house in the popular and sought after area of New Bradwell. Within easy distance of Wolverton Station and a short drive from Central Milton Keynes, this development has to be seen to be fully appreciated.

With a high-quality finish throughout, this home truly needs to be seen to be fully appreciated. To arrange your viewing of the show home, contact Connells Estate Agents today on 01908 674141 or email [miltonkeynes@connells.co.uk](mailto:miltonkeynes@connells.co.uk).

## Living Room

15' 2" x 12' ( 4.62m x 3.66m )

## Kitchen/Dining

12' 2" x 10' 6" ( 3.71m x 3.20m )

## Cloakroom

3' 1" x 5' 8" ( 0.94m x 1.73m )

## Bedroom One

11' 9" x 11' 2" ( 3.58m x 3.40m )

## Bedroom Two

7' 11" x 11' 7" ( 2.41m x 3.53m )

## Bathroom

6' 11" x 6' 4" ( 2.11m x 1.93m )

## About Foresters

The Foresters Arms was a 19th century pub which served the community of New Bradwell for over 160 years. The development includes the sensitive conversion of the pub into two bedroom houses with gardens, a charming new collection of four three bedroom houses with gardens and a further three new build apartments – one with a large balcony and the other apartments have gardens. All plots have private gated parking.

## Enjoy Living In New Bradwell

Living is easy in New Bradwell, with its collection of convenience stores, a pharmacy, great mix of family friendly pubs, and a selection of good schools to choose from - as well as being within walking distance of Wolverton train station which offers regular routes into London Euston.

Milton Keynes draws families for many reasons. The exceptionally high quality of schooling, from nursery to college is just one. The area has a wide range of excellent state, private, and pre-schools. New Bradwell School, Brooksward School and Bushfield School are Ofsted rated good, while Stanton School is Ofsted rated outstanding.

You have a beautiful variety of outdoor options. Why not fly a kite in Stanton Low Country Park. Take a stroll along the River Great Ouse. Enjoy a hike in Linford Lakes Nature Reserve. Or venture slightly further afield to experience the animals at either Woburn Deer Park or Safari Park.

## About The Developers

Paul Newman New Homes has an exceptional track record building exquisite new homes across Milton Keynes and beyond.

The designs are inspired by the unique character of each environment and community and Paul Newman New Homes consistently outstrip industry norms for design quality, attention to detail and sustainability. No two of our developments are the same, so you will know the development you live on is unique!

## Estate Charge

There is an estate charge of £45.46p per month.

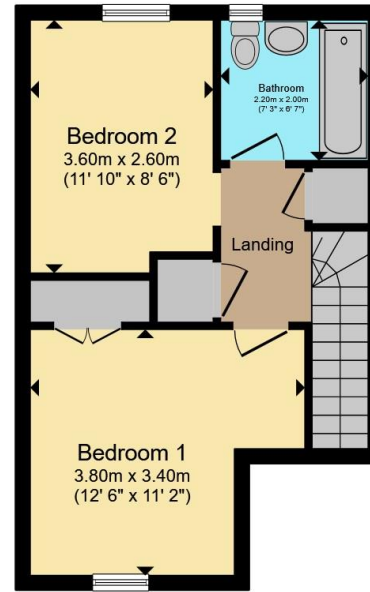








**Ground Floor**



**First Floor**

Total floor area 74.6 m<sup>2</sup> (803 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)



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:  
 Exempt

**view this property online [connells.co.uk/Property/MKN321175](http://connells.co.uk/Property/MKN321175)**

Tenure: Freehold



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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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