



Albany Court, Stantonbury, Milton Keynes, MK14 6DN

welcome to

Albany Court, Stantonbury, Milton Keynes

Situated within the popular residential area of STANTONBURY, this one-bedroom GROUND FLOOR apartment offers an excellent opportunity for first-time buyers, investors, or those looking to downsize.

Entrance Hall

Door to the front, storage cupboard and a separate walk-in storage cupboard, carpet and radiator. Doors to the lounge/diner, bedroom and bathroom.

Lounge/Diner

Carpet, radiator and double-glazed window to the rear. Door to the kitchen.

Kitchen

Fitted with a mix of wall and base units with work surface over, sink with mixer tap and drainer, extractor fan and space for a cooker. Space for a washing machine and an under-counter fridge and freezer. Storage cupboard, laminate flooring and radiator. Double-glazed window to the front.

Bedroom

Carpet, radiator and double-glazed window to the rear.

Bathroom

Pedestal wash hand basin, low-level WC and a bath with a shower screen and shower over. Laminate flooring and central heating boiler.

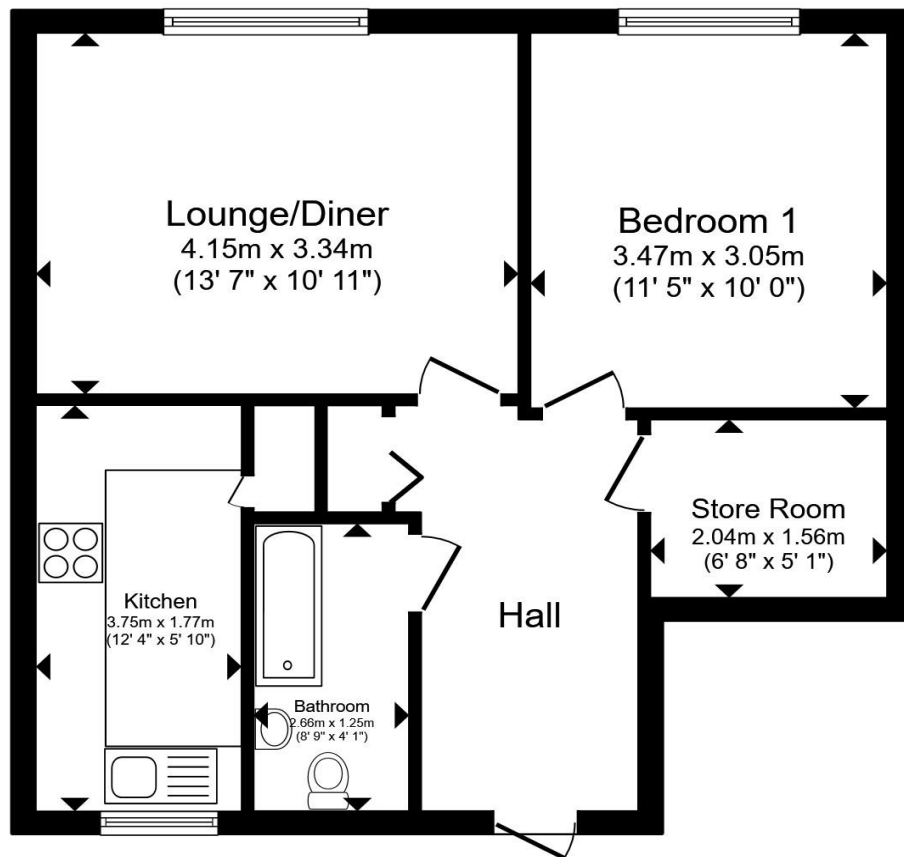
Outside

Parking

Resident parking.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



Total floor area 48.4 m² (521 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



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Albany Court,
Stantonbury, Milton Keynes

- GROUND FLOOR APARTMENT
- SPACIOUS DOUBLE BEDROOM
- CONVENIENT & ACCESSIBLE LAYOUT
- POPULAR STANTONBURY LOCATION
- CLOSE TO LOCAL AMENITIES

Tenure: Leasehold EPC Rating: C
Council Tax Band: A Service Charge: 830.00
Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 125 years from 24 Mar 1989.
Should you require further information please contact the branch. Please Note additional fees
could be incurred for items such as Leasehold packs.

£110,000



view this property online [brownandmerry.co.uk/Property/NPL108248](https://www.brownandmerry.co.uk/Property/NPL108248)



Property Ref:
NPL108248 - 0005

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.

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