

for sale

**£225,000** Leasehold



## Sapphire House South Row Milton Keynes MK9 2FH

**1ST FLOOR APARTMENT.** This One bedroom first floor apartment is situated in the popular area of Central Milton Keynes. Close to Main Train Station, access to major road links, allocated parking and close to local amenities. Viewing is highly recommended, call 01908 674141 to avoid disappointment.

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# Property Details

## Entrance

Communal entrance hall, via video intercom system.

## Entrance Hall

Door to front aspect, boiler cupboard and wall mounted radiator.

## Open Plan Living Space

**Lounge** 16' 11" x 14' 10" (5.16m x 4.52m)

Double Glazed patio doors leading to rear aspect and Balcony.  
Wall mounted radiator, T/V and telephone point.

## Kitchen

Fitted kitchen with a mix of wall and base units, work surfaces incorporating stainless steel sink/drainers, built in electric oven and hob and cooker hood. Integrated Washing Machine, Dishwasher, Fridge/Freezer, spot lights and vinyl flooring.

**Bedroom One** 10' 7" To front of Wardrobe x 10' 3" (3.23m To front of Wardrobe x 3.12m)

Double glazed window to rear aspect, wall mounted radiator, built in wardrobes and T/V point.

## Bathroom

Suite comprises of 3 Piece suite with heated towel rail, bath with mixer taps, shower, wash hand basin, extractor fan, shaver point, WC, fully tiled and vinyl flooring.

## Allocated Parking

To the rear of building space number 31.

## Leasehold

Ground rent and Service Charges apply, Years of lease TBC.





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

**Tenure:** Leasehold

**EPC Rating:** B

Property Ref: MKN316034 - 0002

Lease details are currently being compiled. 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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