

# THOMAS CONNOLLY

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## 101 TANFIELD LANE, BROUGHTON, MILTON KEYNES, MK10 9NJ

For Sale | leasehold | £180,000  
Offers In Excess Of



1



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### Contact us:

#### Phone:

01908 77 44 22

#### Email

Sales@tcmk.co.uk

#### Address

Thomas Connolly  
7 Rillaton Walk  
Brooklyn House  
MK9 2FZ



## Property Description

The property comprises an entrance hall leading to a spacious living and dining area, seamlessly connected to a modern kitchen. There are two generously sized double bedrooms, providing comfortable accommodation, and a family bathroom. Externally, the property offers allocated parking for one car.

## Property Highlights

- NO CHAIN
- ALLOCATED OFF ROAD PARKING
- TWO DOUBLE BEDROOM APARTMENT
- 104 YEARS REMAINING ON THE LEASE
- EXCELLENT TRANSPORT LINKS AND NEARBY AMENITIES

**THOMAS CONNOLLY**

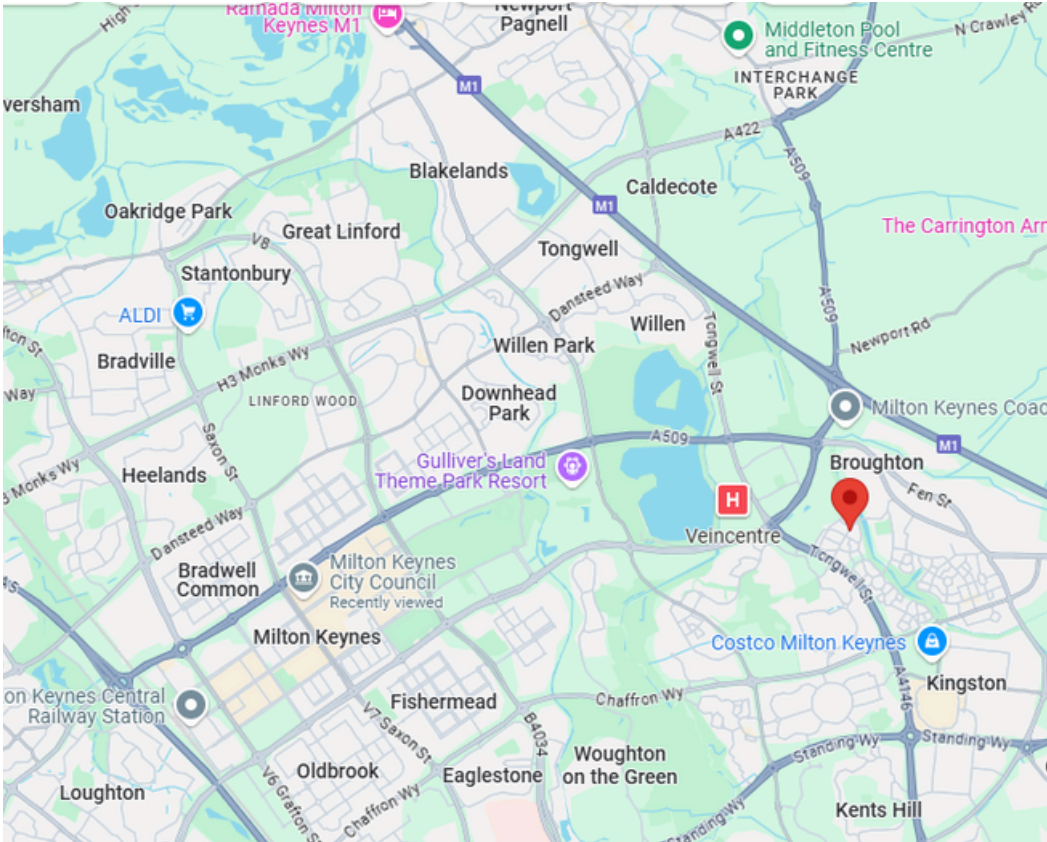
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# 101 Tanfield Lane, Broughton, Milton Keynes, MK10 9NJ

## Location



Broughton is a popular and well-established residential area in Milton Keynes, offering a great mix of modern homes, green spaces, and excellent amenities. Known for its family-friendly environment and strong sense of community, Broughton features a variety of stylish apartments and spacious houses, many with contemporary designs and energy-efficient features. The area is surrounded by beautiful parkland, lakes, and walking trails, including access to Ouzel Valley Park, making it perfect for outdoor lovers. Broughton is also home to highly rated schools, such as Broughton Fields Primary School and Brooklands Farm Primary School, making it a fantastic choice for families. With great transport links, residents benefit from easy access to the M1 (Junction 14) and Milton Keynes Central Station, providing fast train services to London Euston in under 40 minutes. The nearby Kingston Shopping Centre offers supermarkets, shops, and dining options, while Centre:MK and The Hub provide even more retail and entertainment choices just a short drive away. Combining modern living, great schools, and excellent connectivity, Broughton is a fantastic place to call home in Milton Keynes.



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## Room Descriptions:

ENTRANCE HALL

SITTING ROOM / DINING ROOM

14' 6" x 14' 1" (4.42m x 4.29m)

KITCHEN

10' 5" x 8' 5" (3.17m x 2.57m)

FAMILY BATHROOM

6' 5" x 6' 6" (1.96m x 1.98m)

BEDROOM ONE

10' 1" x 11' 6" (3.07m x 3.51m)

BEDROOM TWO

9' 2" x 10' 7" (2.79m x 3.23m)

ALLOCATED PARKING

### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	78	79
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		

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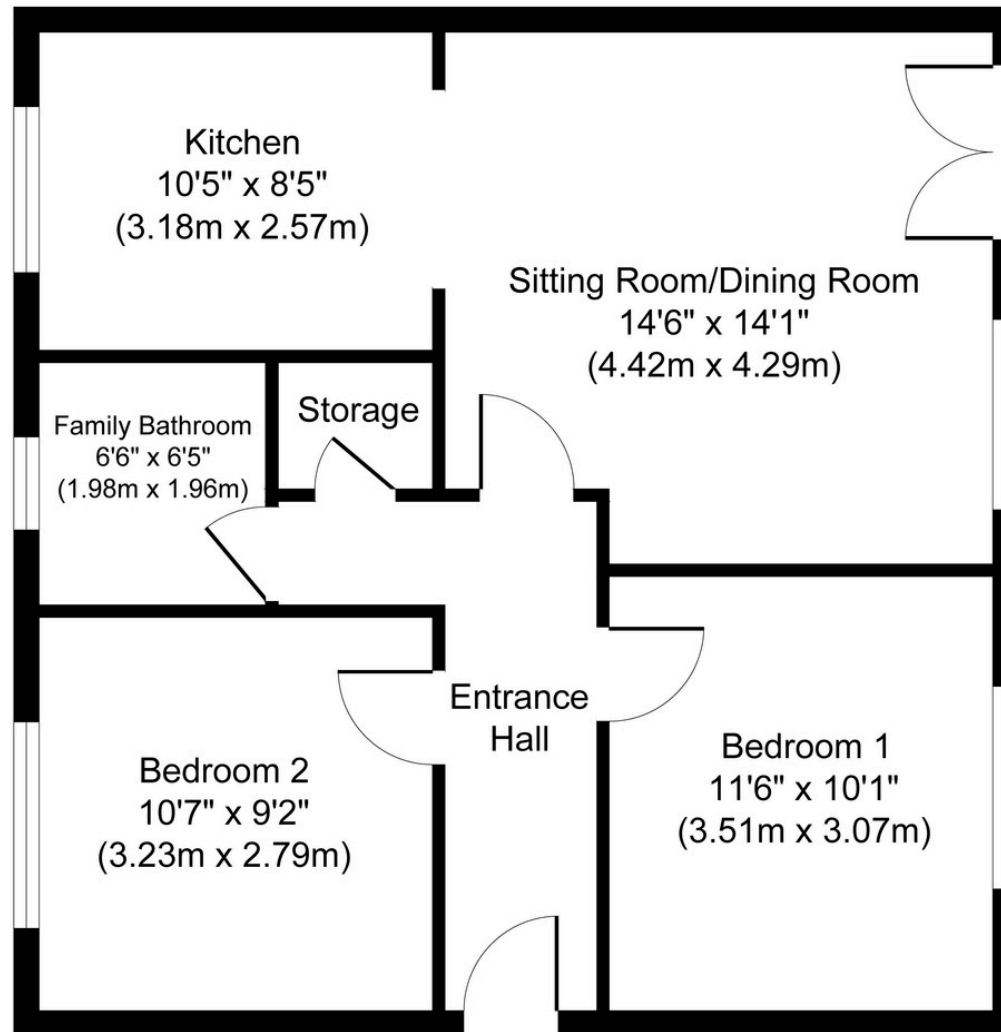
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Approx. Gross Internal Floor Area 654 sq. ft / 60.79 sq. m

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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