

elevation

estate agents | est. 1992

9 Whittle Court,
Knowlhill, Milton Keynes, MK5 8FT

Tel: 01908 231 551
mail@elevationestateagents.com



**31 Garnet House, 11 Merrivale Mews,
MILTON KEYNES, Buckinghamshire, MK9
2FQ**

£365,000 Leasehold

- Executive Apartment
- Three double bedroom
- Underground parking for one car
- Balcony overlooking green
- Excellent transport links
- En suite to master bedroom
- EPC Rating B





Elevation are pleased to present for sale this modern three bedroom apartment in central Milton Keynes. In short the property comprises of open plan kitchen/ living/ dining area, master bedroom with ensuite, a further two double bedrooms and family bathroom. This property benefits from two balcony's overlooking green space and an allocated parking space in an underground secure car park.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A (92 to 100)		
B (81 to 91)		
C (69 to 80)		
D (55 to 68)		
E (39 to 54)		
F (21 to 38)		
G (1 to 20)		
Not energy efficient - higher running costs		
England, Wales & N.Ireland	85	85
	EU Directive 2002/91/EC	

The property is in the centre of Milton Keynes, offering outstanding transport links around and out of the centre and local amenities within walking distance.

To arrange a viewing call Elevation today!

Lounge (Reception)

Kitchen

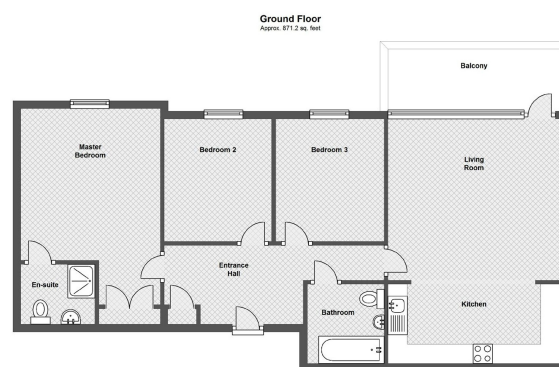
Bedroom

Ensuite

Bedroom

Bedroom

Bathroom



Total area: approx. 871.2 sq. feet
Floor Plans are for layout purposes only.
Plan produced using PlanUp.

Disclaimer

Whilst we have endeavoured to prepare our sales particulars accurately none of the services, appliances or equipment have been tested. A buyer should satisfy themselves on such matters prior to purchase. Any measurements or distances mentioned in these particulars are for guide reference only. If such particulars are fundamental to a purchase, buyers should rely on their own enquiries. All enquiries should be directed to Elevation Estate Agents in the first instance.