

£285,000 Leasehold

Bell Apartments, 32 Harvard Way, Oakgrove, Milton Keynes MK10 9TF



- Ground Floor with Balcony/Patio Area
- Bathroom plus En-Suite Shower Room
- Parking Space
- Approx. 791 Sqft Gross Internal Area
- Very Good Energy-Efficiency Rating
- City Centre Within Easy Reach

GENERAL DESCRIPTION

This modern, two-bedroom apartment is part of a substantial development in the Oakgrove suburb between Willen Lake, to the north, and Ouzel Valley Park to the south. The well-presented, ground-floor property has a twenty-one-foot reception room with open-plan kitchen area featuring sleek units and integrated appliances. Double doors lead out onto a balcony/patio. There is a main bedroom with built-in, mirror-fronted wardrobe and en-suite shower room plus a good-sized second double bedroom, a bathroom and a useful hallway storage/utility cupboard. High performance glazing and well insulated walls and floor make for a good energy-efficiency rating. There are shops, including a Waitrose supermarket, nearby plus the city centre can be reached via brief bus or cycle ride. The apartment comes with use of an allocated parking space.

Tenure: Leasehold (250 years from 29/09/2012).

Service Charge: £162.78 per month (subject to annual review).

Ground Rent: £250.00 for the year.

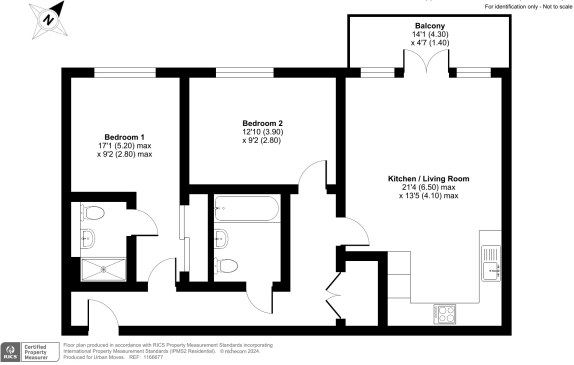
Council Tax: Band B, Milton Keynes City Council.

Please Note: This property is currently part-owned by Clarion Housing Association but is offered as a 100% open-market sale. Upon completion, the full leasehold title would transfer to the buyer.

This property is offered for sale in the condition seen. As a general rule, fitted domestic appliances are included in the sale; non-fitted appliances are not. If you require confirmation, you must request this in writing from Urban Moves. The information in this document supersedes any information given verbally either in person or by telephone. Pets not permitted (except assistance animals).

Harvard Way, Oakgrove, Milton Keynes, MK10

Approximate Area = 791 sq ft / 73.4 sq m
For identification only - Not to scale



Certified Property Measurements
This plan is produced in accordance with RICS Property Measurement Standards (approved) (RICS Professional Statement PS12: Residential) (1st Edition 2018) and is for identification only. For more information, please contact Urban Moves. REF: 100277

DIMENSIONS

GROUND FLOOR

Entrance Hallway

Reception

21' 4" max. x 13' 5" max. (6.50m x 4.09m)

Kitchen

included in reception measurement

Balcony

14' 1" x 4' 7" (4.29m x 1.40m)

Bedroom 1

17' 1" max. x 9' 2" max. (5.21m x 2.79m)

En-Suite Shower Room

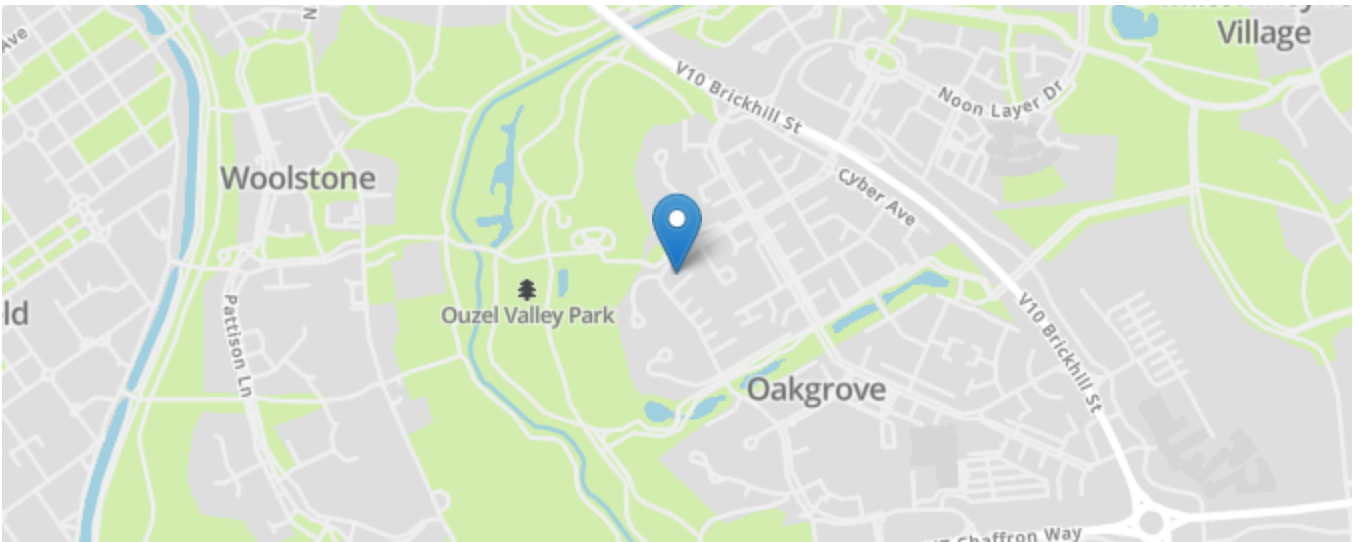
Bedroom 2

12' 10" x 9' 2" (3.91m x 2.79m)

Bathroom

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	84	84
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	



All content shown is to be used as a general guideline for the property. None of the contents of this document constitute part of an offer or contract. All measurements, photographs, floor-plans and data provided are only a guideline and should not be relied upon.