



**Flat 1, 10 Cicero Crescent, Fairfields,
Milton Keynes, Buckinghamshire, MK11
4AU**

£115,500 Leasehold

- Two bedroom
- Allocated parking
- Sought after location of fairfields
- Ideal first time purchase
- £1,000 Fixtures & Fittings charge
- Ground and service charge combined is £219.80pcm
- Short distance to CMK Train Station
- Good school catchment
- EPC Rating B





INTERIOR

Entrance Hall

Doors leading to:

Lounge

5.26m x 3.32m (17' 3" x 10' 11")

Kitchen

2.71m x 2.09m (8' 11" x 6' 10")

Family Bathroom

Fitted to comprise three piece suite

Bedroom One

3.31m x 3.09m (10' 10" x 10' 2")

Bedroom Two

3.46m x 2.09m (11' 4" x 6' 10")

EXTERIOR

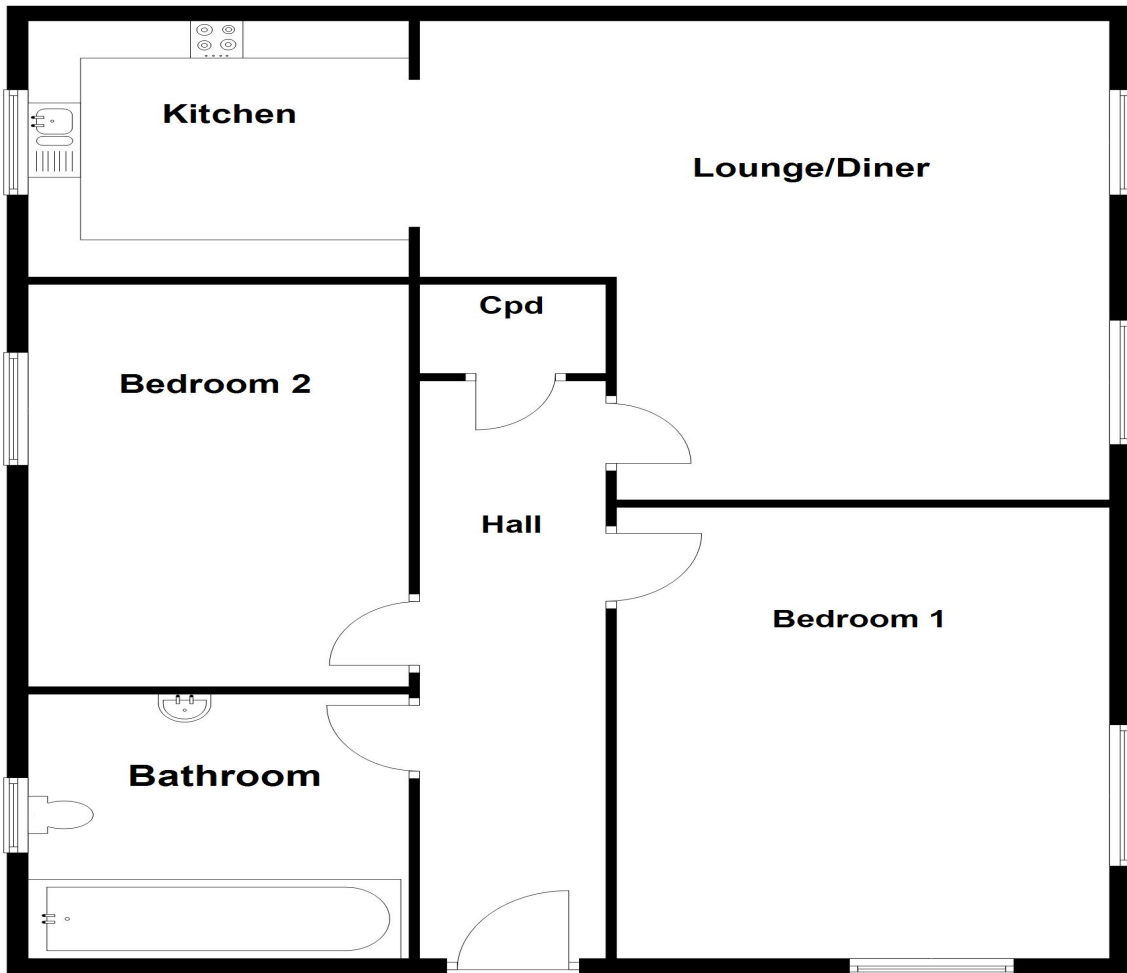
Allocated Parking

Space for one vehicle

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.

Apartment



elevation estate agents
Plan produced using PlanUp.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions
(92 to 100) A			(92 to 100) A
(81 to 91) B	84	84	88
(69 to 80) C			
(55 to 68) D			
(39 to 54) E			
(21 to 38) F			
(1 to 20) G			
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions
England, Wales & N.Ireland	EU Directive 2002/91/EC		England, Wales & N.Ireland
			EU Directive 2002/91/EC

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