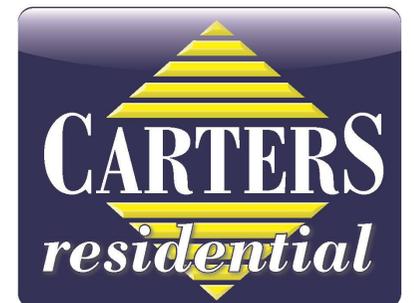




Cornelius Crescent, Milton Keynes, MK11 4BZ



**5 Cornelius Crescent  
Fairfields  
Milton Keynes  
MK11 4BZ**

**£212,500**

**A 4 bedroom semi detached house offered on the shared-ownership scheme – 50% share being sold.**

The property has spacious accommodation set on two floors comprising an entrance hall, living room, kitchen/dining room, rear lobby and cloakroom. On the first floor there are 4 good sized bedrooms and a family bathroom.

The property has two parking spaces to the front and an enclosed rear garden.

A 50% share being sold in conjunction with Crosskeys Housing Association.

- 50% SHARED OWNERSHIP
- MONTHLY RENT £
- NO PREMIUM
- 4 BEDROOM SEMI
- SPACIOUS LIVING ACCOMMODATION
- SEPARATE LIVING ROOM
- LARGE KITCHEN/ DINING ROOM
- CLOAKROOM & REAR LOBBY
- 2 PARKING SPACES





### Ground Floor

A front door opens to the entrance hall which has stairs to the first floor and a door to the living room.

The living room has a window to the front.

The kitchen/dining room has a range of units to floor and wall levels with worktops, and an integrated oven, hob and extractor hood. Space for other freestanding appliances and window to the rear. Plenty of space for a dining table. Large book in cupboard/understands cupboard which has space for a tumble dryer.

A rear lobby has a door to the rear garden and door to the cloakroom.

The cloakroom has a WC and wash basin.

### First Floor

The landing has doors to all rooms and access to the loft.

Bedroom 1 is a double bedroom located to the front.

Bedroom 2 is a double bedroom located to the rear.

Bedroom 3 is a bedroom located to the rear.

Bedroom 4 is a bedroom located to the front.

The bathroom has a suite comprising WC, wash basin and a bath with shower and glass screen over. Window to the side.

### Outside

There is off-road parking to the front for two cars side-by-side.

The rear garden has lawn, patio, some artificial grass and is enclosed by fencing.

### Heating

The property has gas to radiator central heating.

### Cost/ Charges/ Property Information

Tenure: Leasehold

Length of Lease: 118 Years to run  
 Monthly Rent: Currently £535.48  
 Monthly service charge: £39.89  
 Local Authority: Milton Keynes Council  
 Council Tax Band: D

### Note

Please note that higher shares can be purchased as part of the sales process. The rent will be reduced accordingly.

### Note for Purchasers

In order that we meet legal obligations, should a purchaser have an offer accepted on any property marketed by us they will be required to undertake a digital identification check. We use a specialist third party service to do this. There will be a non refundable charge of £18 (£15+VAT) per person, per purchase, for this service.

Buyers will also be asked to provide full proof of, and source of, funds - full details of acceptable proof will be provided upon receipt of your offer.

We may recommend services to clients to include financial services and solicitor recommendations, for which we may receive a referral fee – typically between £0 and £200

### Disclaimer

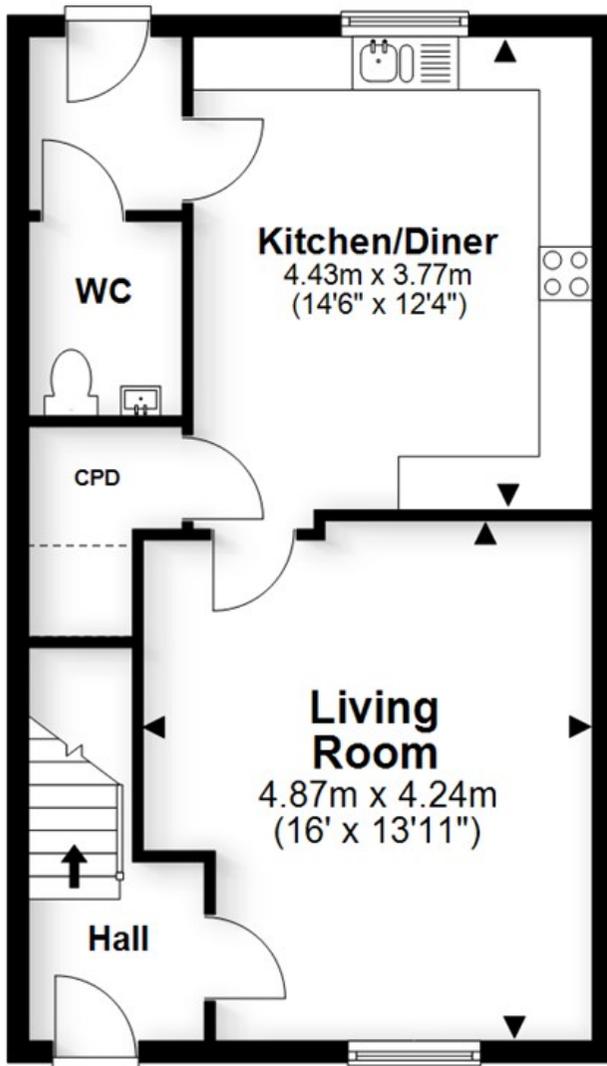
Whilst we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you please contact the office and we will be pleased to verify the information for you. Do so, particularly if contemplating travelling some distance to view the property. The mention of any appliance and/or services to this property does not imply that they are in full and efficient working order, and their condition is unknown to us. Unless fixtures and fittings are specifically mentioned in these details, they are not included in the asking price. Even if any such fixtures and fittings are mentioned in these details it should be verified at the point of negotiating if they are still to remain. Some items may be available subject to negotiation with the vendor.





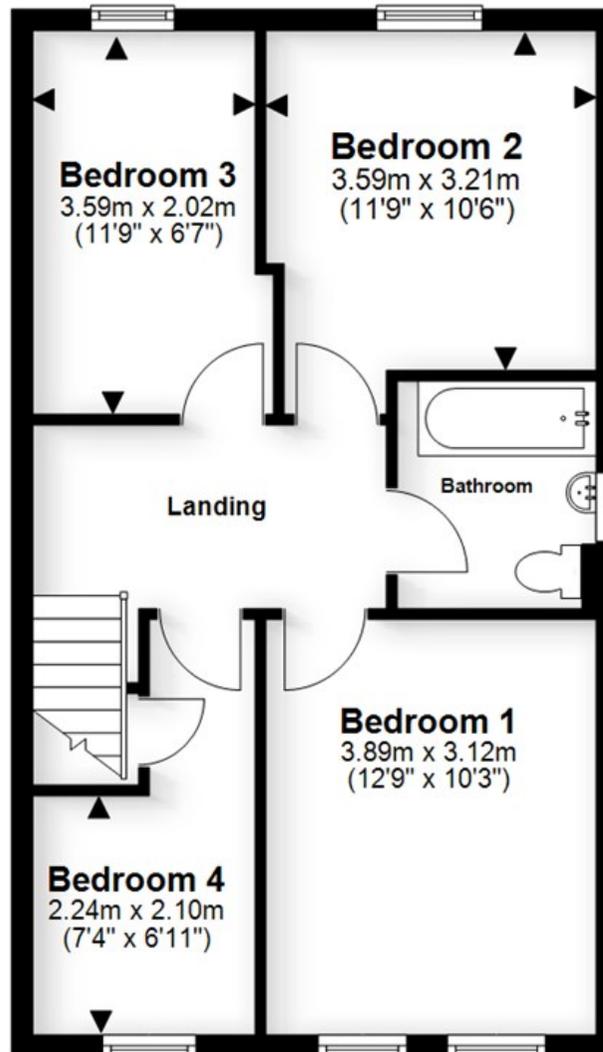
## Ground Floor

Approx. 50.0 sq. metres (538.3 sq. feet)



## First Floor

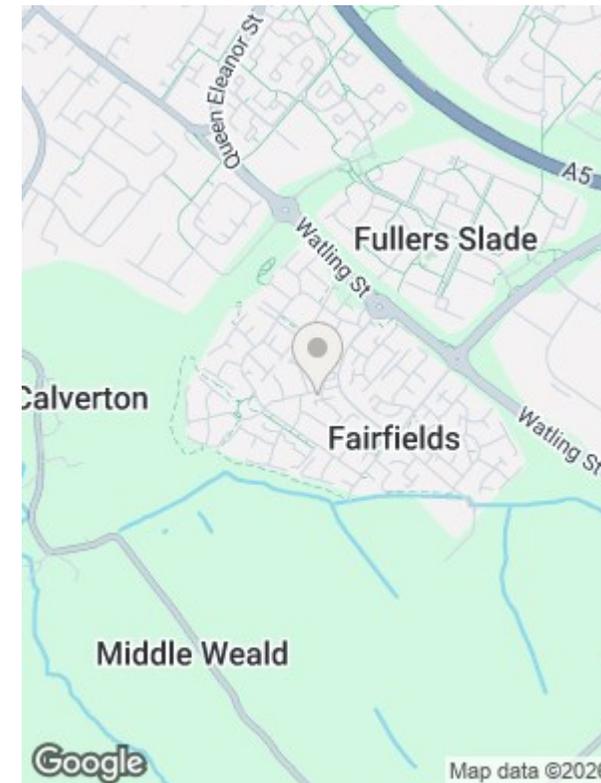
Approx. 50.3 sq. metres (541.9 sq. feet)



Total area: approx. 100.4 sq. metres (1080.2 sq. feet)

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. Reference to square area shows all areas of accommodation shown on the plan, but usually excludes garages and outbuildings. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. It is not to be used for a valuation. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Plan produced using PlanUp.



### Viewing Arrangements

By appointment only via Carters.  
We are open 7 days a week for your convenience

-  01908 561010
-  stony@carters.co.uk
-  carters.co.uk
-  59 High Street, Stony Stratford, MK11 1AY



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			95
(81-91) B		85	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

