



Shared Ownership Price List

The Waterline

201 Ealing Road, Alperton, Brent, HA0 4EL

Plot No.	Address	Floor	SqFt	Full Market Value	Shares From:	Share Value	5% Mortgage Deposit	Rent pcm	Estimated Service Charge pcm
1 BED									
B0605	Meridian Heights	6	551.0	£347,000	25%	£86,750	£4,337.50	£596.41	£139.95
B0909	Meridian Heights	9	564.0	£353,000	25%	£88,250	£4,412.50	£606.72	£143.23
A1510	Zenith Point	15	550.0	£365,000	25%	£91,250	£4,563	627.34	£121.08
A2401	Zenith Point	24	606.0	£388,000	25%	£97,000	£4,850	£666.88	£133.40
2 BED									
B0703	Meridian Heights	7	692.0	£422,000	25%	£105,500	£5,275	£725.31	£178.42
B0803	Meridian Heights	8	692.0	£424,000	25%	£106,000	£5,300	£728.75	£175.76
B1203	Meridian Heights	12	692.0	£432,000	25%	£108,000	£5,400	£742.50	£178.42
B0601	Meridian Heights	6	797.0	£437,000	25%	£109,250	£5,463	£751.09	£205.67
B0702	Meridian Heights	7	763.0	£459,000	25%	£114,750	£5,738	£788.91	£175.76
A0907	Zenith Point	9	777.0	Reserved					
A1207	Zenith Point	12	777.0	£469,000	25%	£117,250	£5,863	£806.09	£171.07
A1707	Zenith Point	17	757.0	£454,000	25%	£113,500	£5,675	£780.31	£166.58
A2002	Zenith Point	20	777.0	£485,000	25%	£121,250	£6,063	£833.59	£171.07
3 BED									
B0604	Meridian Heights	6	972.0	£557,000	25%	£139,250	£6,963	£957.34	£246.84
A1201	Zenith Point	12	934.0	£554,000	25%	£138,500	£6,925	£952.19	£199.54

Reservations are subject to a £350 reservation deposit. Clarion reserves the right to review the property prices until the reservation deposit has been paid. Although every care has been taken to ensure the accuracy of all information given, the contents of this price list do not form part of, or constitute a representation warranty, or part of any contract. The above price examples are valid as at **August 2022**. They are based on a valuation carried out by a RICS qualified surveyor (valuations are reviewed at least every three months). Service charges are estimates and can change before and after completion.

The above costs are indicative examples only. The larger the deposit you put down, the lower your monthly repayments will be. You must obtain advice from a qualified independent mortgage advisor (you will be asked to have an affordability assessment with an independent mortgage advisor from our panel).

Monthly rent is calculated at 2.75% per annum of the value of the share that you do not initially buy. Applicants with a household annual gross income in excess of £90,000 are not eligible for Shared Ownership in this area. Your home is at risk if you do not keep up repayments on your mortgage, rent or any other loans secured on it. The value of properties can go down as well as up. Clarion supports mixed tenure developments and is proud to provide homes for Shared Ownership. We may change the tenure of some properties subject to demand.

Clarion Housing Association Limited is a charitable Community Benefit Society (FCA No. 7686).

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