

MILLSTREAM TOWER

TOTTENHAM N17

PRICE LIST

PLOT NUMBER	ADDRESS	FLOOR	NUMBER OF BEDS	AREA (sq m)	MARKET VALUE	SHARE OFFERED	SHARE VALUE	MINIMUM DEPOSIT	MORTGAGE AMOUNT	MORTGAGE REPAYMENTS (pcm)	RENT PAYMENTS (pcm)	SERVICE CHARGE (pcm)	TOTAL SPEND (pcm)	MINIMUM INCOME (per household)
1.05	Flat 5 Millstream Tower, 5 Station Road	1st	1	55.9	£350,000	25%	£87,500	£8,750	£78,750	£517.27	£492.19	£260.13	£1,269.59	£46,923
1.06	Flat 6 Millstream Tower, 5 Station Road	1st	1	55.9	£362,500	25%	£91,250	£9,125	£82,125	£539.44	£513.28	£260.13	£1,312.85	£48,518
2.07	Flat 16 Millstream Tower, 5 Station Road	2nd	1	55.9	£367,500	25%	£91,875	£9,188	£82,688	£543.14	£516.80	£260.13	£1,320.07	£48,783
2.08	Flat 17 Millstream Tower, 5 Station Road	2nd	1	55.9	£367,500	25%	£91,875	£9,188	£82,688	£543.14	£516.80	£260.13	£1,320.07	£48,783
3.06	Flat 24 Millstream Tower, 5 Station Road	3rd	1	55.9	£367,500	25%	£92,500	£9,250	£83,250	£546.83	£520.31	£260.13	£1,327.27	£49,048
3.07	Flat 25 Millstream Tower, 5 Station Road	3rd	1	55.9	£370,000	25%	£92,500	£9,250	£83,250	£546.83	£520.31	£260.13	£1,327.27	£49,048
4.05	Flat 32 Millstream Tower, 5 Station Road	4th	1	55.9	£357,500	25%	£89,375	£8,938	£80,438	£528.36	£502.73	£260.13	£1,291.22	£47,722
4.06	Flat 33 Millstream Tower, 5 Station Road	4th	1	55.9	£370,000	25%	£93,125	£9,313	£83,813	£550.52	£523.83	£260.13	£1,334.48	£49,313
5.02	Flat 38 Millstream Tower, 5 Station Road	5th	1	56.5	£395,000	25%	£98,750	£9,875	£88,875	£583.78	£555.47	£260.13	£1,399.38	£51,700
5.06	Flat 42 Millstream Tower, 5 Station Road	5th	1	55.9	£372,500	25%	£93,750	£9,375	£84,375	£554.22	£527.34	£260.13	£1,341.69	£49,579
5.07	Flat 43 Millstream Tower, 5 Station Road	5th	1	55.9	£375,000	25%	£93,750	£9,375	£84,375	£554.22	£527.34	£260.13	£1,341.69	£49,579
5.08	Flat 44 Millstream Tower, 5 Station Road	5th	1	55.9	£375,000	25%	£93,750	£9,375	£84,375	£554.22	£527.34	£260.13	£1,341.69	£49,579
6.05	Flat 50 Millstream Tower, 5 Station Road	6th	1	55.9										RESERVED
6.06	Flat 51 Millstream Tower, 5 Station Road	6th	1	55.9	£375,000	25%	£94,375	£9,438	£84,938	£557.91	£530.86	£260.13	£1,348.90	£49,844
6.08	Flat 53 Millstream Tower, 5 Station Road	6th	1	55.9	£377,500	25%	£94,375	£9,438	£84,938	£557.91	£530.86	£260.13	£1,348.90	£49,844
9.02	Flat 67 Millstream Tower, 5 Station Road	9th	2	83.1	£512,000	25%	£128,000	£12,800	£115,200	£756.69	£640.00	£278.13	£1,674.82	£61,227
9.03	Flat 68 Millstream Tower, 5 Station Road	9th	2	78.2										RESERVED
9.04	Flat 69 Millstream Tower, 5 Station Road	9th	1	55.9										RESERVED
10.02	Flat 72 Millstream Tower, 5 Station Road	10th	2	83.1	£516,000	25%	£129,000	£12,900	£116,100	£762.61	£645.00	£278.13	£1,685.74	£61,629
10.04	Flat 74 Millstream Tower, 5 Station Road	10th	1	55.9										RESERVED

IMPORTANT NOTES – PLEASE READ CAREFULLY

PRICES ARE BASED ON A VALUATION CARRIED OUT IN SEPTEMBER 2024 (VALUATIONS ARE SUBJECT TO REVIEW EVERY THREE MONTHS).

A BREAKDOWN OF THE ESTIMATED SERVICE CHARGE, INCLUDING ITEMS SUCH AS BUILDING INSURANCE, MANAGEMENT FEE AND CLEANING/MAINTENANCE OF COMMUNAL AREAS ETC WILL BE MADE AVAILABLE TO YOUR SOLICITOR IF YOU DECIDE TO PROCEED WITH THE PURCHASE.

MORTGAGE RATE BASED ON 90% REPAYMENT LOAN OVER 25 YEARS, AT AN INITIAL INTEREST RATE OF 6.08%. THE MORTGAGE FIGURES ARE INTENDED AS A GUIDE ONLY – MORTGAGE ADVICE MUST BE OBTAINED FROM A QUALIFIED ADVISER. SHARED OWNERSHIP RENT FOR PROPERTY VALUED UP TO £500,000 BASED ON 2.25% OF UNSOLD EQUITY PER ANNUM. SHARED OWNERSHIP RENT FOR PROPERTY VALUED £500,000 AND ABOVE BASED ON 2.00% OF UNSOLD EQUITY PER ANNUM. APPLICANTS WILL BE ENCOURAGED TO PURCHASE THE MAXIMUM SHARE THEY ARE ABLE TO AFFORD, WHICH WILL BE DETERMINED BY AN INDEPENDENT FINANCIAL ADVISER. THE MAXIMUM INCOME THRESHOLD IS £90,000 YOUR HOME IS AT RISK IF YOU

FAIL TO KEEP UP THE REPAYMENTS ON YOUR RENT AND MORTGAGE. PLEASE MAKE SURE YOU CAN AFFORD THE REPAYMENT BEFORE COMMITTING YOURSELF TO A PURCHASE.

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12.01	Flat 81 Millstream Tower, 5 Station Road	12th	2	71.6	£489,000	25%	£122,250	£12,225	£110,025	£722.70	£687.66	£278.13	£1,688.49	£61,670
12.02	Flat 82 Millstream Tower, 5 Station Road	12th	2	83.1	£524,000	25%	£131,000	£13,100	£117,900	£774.43	£655.00	£278.13	£1,707.56	£62,432
13.01	Flat 86 Millstream Tower, 5 Station Road	13th	2	71.6	£493,000	25%	£123,250	£12,325	£110,925	£728.61	£693.28	£278.13	£1,700.02	£62,095
13.02	Flat 87 Millstream Tower, 5 Station Road	13th	2	83.1	£528,000	25%	£132,000	£13,200	£118,800	£780.34	£660.00	£278.13	£1,718.47	£62,834
13.04	Flat 89 Millstream Tower, 5 Station Road	13th	1	55.9	£380,000	25%	£95,000	£9,500	£85,500	£561.61	£534.38	£260.13	£1,356.12	£50,109
13.05	Flat 90 Millstream Tower, 5 Station Road	13th	1	55.9										RESERVED
14.01	Flat 91 Millstream Tower, 5 Station Road	14th	2	71.6	£512,000	25%	£128,000	£12,800	£115,200	£756.69	£640.00	£278.13	£1,674.82	£61,227
14.04	Flat 94 Millstream Tower, 5 Station Road	14th	1	55.9	£382,500	25%	£95,625	£9,563	£86,063	£565.30	£537.89	£260.13	£1,363.32	£50,374
16.03	Flat 103 Millstream Tower, 5 Station Road	16th	2	78.2	£535,000	25%	£133,750	£13,375	£120,375	£790.69	£668.75	£278.13	£1,737.57	£63,537
17.03	Flat 108 Millstream Tower, 5 Station Road	17th	2	78.2	£539,000	25%	£134,750	£13,475	£121,275	£796.60	£673.75	£278.13	£1,748.48	£63,939
17.04	Flat 109 Millstream Tower, 5 Station Road	17th	1	55.9	£400,000	25%	£100,000	£10,000	£90,000	£591.17	£562.50	£260.13	£1,413.80	£52,230
18.01	Flat 111 Millstream Tower, 5 Station Road	18th	2	71.6	£528,000	25%	£132,000	£13,200	£118,800	£780.34	£660.00	£278.13	£1,715.47	£62,835
18.03	Flat 113 Millstream Tower, 5 Station Road	18th	2	78.2	£543,000	25%	£135,750	£13,575	£122,175	£802.51	£678.75	£278.13	£1,759.39	£64,341
18.04	Flat 114 Millstream Tower, 5 Station Road	18th	1	55.9	£402,500	25%	£100,625	£10,063	£90,563	£594.86	£566.02	£260.13	£1,421.01	£52,495
19.04	Flat 119 Millstream Tower, 5 Station Road	19th	1	55.9	£405,000	25%	£102,500	£10,250	£92,250	£598.56	£569.53	£260.13	£1,428.22	£52,761

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