



## Drovers Way, Pirton (Elm Tree Farm)

Drovers Way, Pirton, Hitchin, SG5 3EQ

Plot	Bed & type	Sq.m2	**Full market price	Share Percentage	Share Value	Approx. Deposit based on 5%	*Approx. rent per calendar PCM	*Approximate Mortgage PCM	Approximate Service charge PCM	Total costs PCM	Status
1	1 Bed Bungalow	50	£240,000	50%	£120,000	£6,000	£275.00	£601.00	£50.00	£926.00	Sold
8	2 Bed House	68.3	£285,000	50%	£142,500	£7,125	£326.56	£714.00	£50.00	£1,090.56	Sold
9	2 Bed House	68.3	£285,000	50%	£142,500	£7,125	£326.56	£714.00	£50.00	£1,090.56	Sold
10	2 Bed House	68.3	£285,000	50%	£142,500	£7,125	£326.56	£714.00	£50.00	£1,090.56	Sold
11	2 Bed House	68.3	£285,000	50%	£142,500	£7,125	£326.56	£714.00	£50.00	£1,090.56	Sold
22	1 Bed Flat	47	£200,000	50%	£100,000	£5,000	£229.17	£501.00	£85.00	£815.17	Available
23	1 Bed Flat	48	£200,000	50%	£100,000	£5,000	£229.17	£501.00	£85.00	£815.17	Available
33	2 Bed House	68.3	£285,000	50%	£142,500	£7,125	£326.56	£714.00	£50.00	£1,090.56	Sold
34	3 Bed House	82	£335,000	50%	£167,500	£8,375	£383.85	£839.00	£50.00	£1,272.85	Sold

39	3 Bed House	82	£335,000	50%	£167,500	£8,375	£383.85	£839.00	£50.00	£1,272.85	Sold
40	3 Bed House	82	£335,000	50%	£167,500	£8,375	£383.85	£839.00	£50.00	£1,272.85	Sold

**\*Mortgage repayment figures are based on minimum share of 50%, mortgage terms over 25 years, 3.99% interest rate and rent at 2.75%.**

Reservations are subject to a £500.00 reservation deposit. B3@Home 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 the above information given, the contents of this price list does not form any part, or constitute a representation warranty, or part of any contract. The above prices are based on a valuation carried out by a RICS qualified surveyor (valuation are reviewed at least every three months) and is currently valid as at July 2020. Service charges are estimates and can change before and after completion of your home.

The above costs are indicative examples only. The larger the deposit you put down, the lower your monthly repayments become. 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 B3@Home panel). Monthly rent is calculated at 2.75% per annum of the value of the share that you do not initially buy. \*Mortgage pcm is a guide only and is based on a 5% deposit, interest rate at 3.99% and a 25 year mortgage term for a single applicant.

Applicants with a household annual gross income in excess of £80,000 are not eligible for shared ownership in London.

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.