

# L&Q at The Timberyard Shared Ownership

## Block E – 3 and 4 bedroom homes

Plot	Address	Floor	Type	Beds	Baths	M <sup>2</sup>	Ft <sup>2</sup>	Parking	Full market value	Min. share %	Share value £	Rent pcm £*	Service charge pcm*	Suggested minimum income £**	Suggested minimum deposit £**
206	6 Lacewood Apts	2	Flat	3	2	112	1208	N	£692,500	25	173,125	693.00	365.69	72,000	17,313
306	12 Lacewood Apts	3	Flat	3	2	112	1208	N	Reserved	25	173,750	695.00	365.69	74,000	17,540
406	18 Lacewood Apts	4	Flat	3	2	112	1208	N	£700,000	25	175,000	700.00	365.69	74,000	17,500
506	24 Lacewood Apts	5	Flat	3	2	112	1208	N	£705,000	25	176,250	705.00	365.69	74,000	17,625
606	30 Lacewood Apts	3	Flat	3	2	112	1208	N	Reserved	25	177,500	710.00	365.69	74,000	17,750
001	12 Timberyard St	0	Duplex	4	2+ WC	131	1405	Y	Reserved	25	202,500	759.00	428.07	85,000	20,250
002	10 Timberyard St	0	Duplex	4	2+ WC	131	1405	Y	£810,000	25	202,500	759.00	422.91	85,000	20,250
003	8 Timberyard St	0	Duplex	4	2+WC	136	1467	Y	Reserved	25	203,750	764.06	443.74	87,000	20,375

\*\* The suggested income and savings listed for 3 and 4 bedroom homes are based on a joint application, single applicants would need to increase their deposit to meet affordability requirements on these homes.

### Annual ground rent:

£1 per annum for all homes\*

\* Please ask the Sales Associate for further information on how this varies upon final staircasing to 100% ownership

### Lease Length:

250 years

### Parking:

Parking spaces available to selected homes as indicated. Please note for those homes without parking Lewisham Council will not accept applications for resident parking permits. Any 4 beds with parking will be charged an additional £35.62 on top of service charge for maintenance to the car park.

Tel: 0333 999 7836 | Email: [timberyard@lqgroup.org.uk](mailto:timberyard@lqgroup.org.uk) | <https://lqhomes.com/timberyard/>

\*PCM – Per calendar month.

Prices are offered subject to availability. We reserve the right to improve or change specifications and to vary the price quoted. Although every care has been taken to ensure the accuracy of all information given, the content does not form part of, or constitute a representation warranty, or part of any contract. Details correct at time of going to print **October 2020**

Please note these figures are an indication only and will vary according to personal circumstances. Your home is at risk if you fail to keep up repayments on a mortgage, rent or other loan secured on it. Please make sure you can afford the repayments before you take out a mortgage.



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