

Oakbrook Lake

A collection of 2 & 3 bedroom homes
available with Shared Ownership*





Oakbrook Lake

Development Layout

— Locate your new home —

Oakbrook Lake is a collection of 2 bedroom apartments and 2 & 3 bedroom homes available with Shared Ownership* situated in between the village of Newton Longville and the town of Bletchley in Buckinghamshire. These new homes are perfect for first time buyers and families.

2 Bedroom Apartments

Plots 69, 77, 127

2 Bedroom Houses

Plots 48, 49, 94 & 95

3 Bedroom Houses

Plots 67, 68, 70, 71, 75, 76, 78 & 79

► Parking

▷ Access to car park



The development layout does not show details of gradients of land, boundary treatments, local authority street lighting or landscaping. It is our intention to build in accordance with this layout. However, there may be occasions when the house designs, boundaries, landscaping and positions of roads and footpaths change as the development proceeds. *Shared Ownership - This scheme is subject to qualifying criteria and status. Minimum and maximum share values will apply and rent is payable on the unsold share. Only available on selected properties. It is not offered with any other promotion unless by special arrangement by us. Please speak to a member of our Sales Team for more details. June 2021.

The Mulberry

Plots 94 & 95

Two bedroom house



Ground Floor



Ground Floor

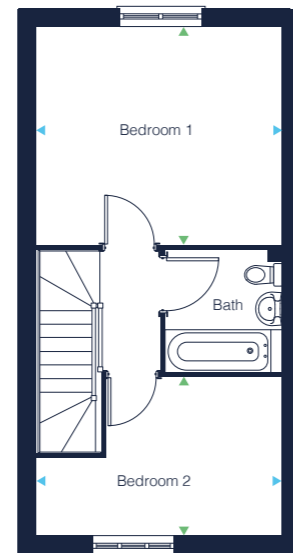
Kitchen

3.00m x 2.13m / 9' 10" x 7' 0"

Living/Dining Area

4.00m x 3.98m / 13' 2" x 13' 1"

First Floor



First Floor

Bedroom 1

3.98m x 3.55m / 13' 1" x 11' 8"

Bedroom 2

3.98m x 2.59m / 13' 1" x 8' 6"

Gross Internal Area

68 sq m / 732 sq ft

D = Dishwasher FF = Fridge/Freezer ST = Store WC = Cloakroom ▲ = Entrance

Images of a typical Catalyst interior. Standard specifications are correct at time of going to print, but are subject to change. Please speak with our sales team for more information. Layouts provide approximate measurements only. Dimensions, which are taken from the indicated points of measurement, are for guidance only and are not intended to be used for carpet sizes, appliance space or items of furniture. Apartment areas are provided as gross internal areas and may vary. Bathroom and kitchen layouts are indicative only and are subject to change. The information contained within this document does not constitute part of any offer, contract or warranty. Whilst the plans have been prepared with all due care for the convenience of the intending purchaser, the information contained herein is a preliminary guide only.

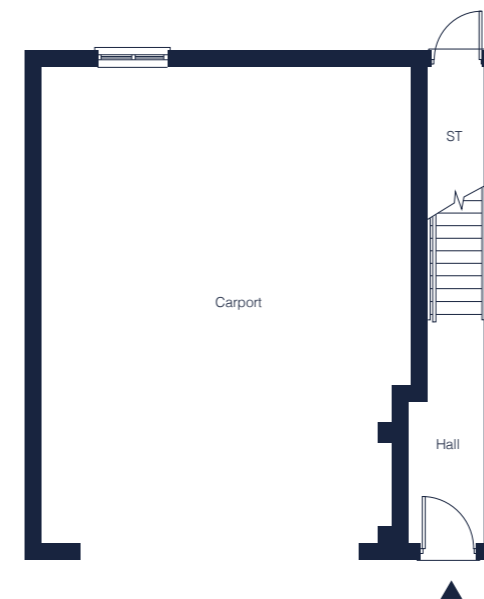
The Sycamore

Plot 127

Two bedroom apartment



Ground Floor



Ground Floor

Carport

3.00m x 2.13m / 9' 10" x 7' 0"

Hall

4.00m x 3.98m / 13' 2" x 13' 1"

First Floor



First Floor

Kitchen/Living/Dining Area

7.89m x 3.94m / 25' 11" x 12' 11"

Bedroom 1

4.42m x 2.97m / 14' 6" x 9' 9"

Bedroom 2

3.32m x 2.70m / 10' 11" x 8' 10"

Gross Internal Area

67.5 sq m / 727 sq ft

D = Dishwasher FF = Fridge/Freezer ST = Store WC = Cloakroom WD = Washer/Dryer ▲ = Entrance

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Specification like no other

Come home to high quality



Images of a typical Catalyst interior.



Kitchen

- Contemporary kitchen units
- Glass splashback to hob
- Zanussi oven, hob and extractor hood
- Fridge freezer
- Stainless steel sink with mixer taps
- Ceramic floor tiles

Living Areas

- Walls in matt white emulsion
- Fitted carpets to living/dining room, all bedrooms and stairs



Bathroom

- Stylish white Roca sanitaryware with chrome fittings
- Roca taps to sink and bath
- Heated chrome towel rail
- Thermostatic shower over bath
- Ceramic floor and wall tiles

General

- Double glazing
- Wired smoke detectors
- Carbon monoxide alarms
- Secure multi-lock front entrance door

Electricals

- TV points and telephone points throughout



Shared Ownership

How it can work for you



Shared Ownership* is a Government-backed scheme for first-time buyers who are unable to afford a suitable home at the full market price.

How does it work?

You initially purchase between 25 to 75% of the home's market value. You then pay subsidised rent on the remainder calculated at 3% per annum.

Am I eligible?

To be considered eligible for the Shared Ownership scheme your yearly income must be below £80,000. For London the limit is £90,000.

Those who already own a home are not eligible for the scheme. You would need to sell your current home to be considered.

Will I need to pay a deposit?

In terms of a deposit you will need 5% of the percentage of the home you're purchasing.

If the property's market value is £200,000 and you're buying 35% then your proportion will be £70,000. This means you'll need a deposit of £3,500 alongside a mortgage of £66,500.



Pay rent on the remaining share

75%

50%

25%

Buy 25 to 75% of a property

5 steps to Shared Ownership*

1
Are you eligible?

2
Find a property

3
Source legal & mortgage advice

4
Exchange contracts

5
Complete!
Hello home owner!

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Homes people love.



Newton Leys, Milton Keynes

01582 252156 | oakbrooklake@chg.org.uk