



Shared Ownership Price List

Union Walk

Newell House, 3 Samara Drive, Southall, UB1 1FL
Bravey House, 5 Samara Drive, Southall, UB1 1FN

Plot No.	Address	Floor	SqFt	Parking	Full Market Value	Shares From:	Share Value	5% Mortgage Deposit	Rent pcm	Estimated Service Charge pcm	Annual Ground Rent
STUDIO											
F1-09	19 Bravey House	1	402.0	No	£266,000	25%	£66,500	£3,325	£457.19	£177.00	£200
F2-09	30 Bravey House	2	402.0	No	£267,500	25%	£66,875	£3,344	£459.77	£177.00	£200
F4-07	50 Bravey House	4	402.0	No	£270,500	25%	£67,625	£3,381	£464.92	£177.00	£200
F5-07	61 Bravey House	5	402.0	No	£272,000	25%	£68,000	£3,400	£467.50	£177.00	£200
1 BED											
E1-07	15 Newell House	1	556.0	No	£335,000	25%	£83,750	£4,188	£575.78	£225.00	£300
E2-07	24 Newell House	2	556.0	No	£337,500	25%	£84,375	£4,219	£580.01	£222.00	£300
E4-07	42 Newell House	4	556.0	No	£342,500	25%	£85,625	£4,281	£588.67	£222.00	£300
F1-04	14 Bravey House	1	545.0	No	£317,500	25%	£79,375	£3,969	£545.70	£220.00	£300
F4-10	58 Bravey House	4	541.0	No	£325,000	25%	£81,250	£4,063	£565.00	£214.00	£300
FG.01	1 Bravey House	GF	571.7	Yes	£345,000	25%	£86,250	£4,313	£592.97	£220.00	£300
2 BED											
E1.08	16 Newell House	1	702.0	Yes	£412,500	25%	£103,125	£5,156	£515.63	£281.00	£350
E2-08	25 Newell House	2	702.0	Yes	£416,500	25%	£104,125	£5,206	£520.63	£281.00	£350
E3-09	35 Newell House	3	702.0	No	£420,500	25%	£105,125	£5,256	£525.63	£281.00	£350
F4-06	49 Bravey House	4	715.0	Yes	£426,000	25%	£106,500	£5,325	£532.50	£273.00	£350
F3-08	40 Bravey House	3	715.0	Yes	£422,000	25%	£105,500	£5,275	£527.50	£273.00	£350

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 April 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. A yearly Energy Centre cost of £369.25 applies to every property

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).

Registered with the Regulator of Social Housing (No. 4865). VAT No. 675 6463 94. Registered office: Level 6, 6 More London Place, Tooley Street, London, SE1 2DA. Clarion Housing is part of Clarion Housing Group.

