

£197,750 Shared Ownership

Lowe House, 12 Hebden Place, London, SW8 2FT



- Guideline Minimum Deposit £19,775
- Seventh Floor with Balcony
- Communal Heating and Hot Water
- Minutes from Nine Elms Station
- Guideline Income Dual £55.5k | Single £62.8k
- Approx. 564 Sqft Gross Internal Area
- Communal Garden, Concierge and Gym
- Short Walk to Vauxhall Station

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 35% share. Full market value £565,000). A well-proportioned and smartly-presented apartment that occupies a favourable position in the development - the balcony providing a very pleasant view of the attractive communal garden. Internally, the property has an open-plan kitchen/reception room with sleek, cream-coloured units and integrated appliances. There is a spacious bedroom and a stylish bathroom. A generous amount of built-in storage has been included in the entrance hallway. Lowe House is part of a recently-constructed development within the extensive Nine Elms regeneration area - an ambitious, multi-billion pound project predicted to have a transformational effect on what is already a desirable central London location. The brand new Nine Elms Northern Line Station is just minutes away and Vauxhall Station is also within easy reach. Modern insulation standards and underfloor heating supplied from a communal system make for very good energy-efficiency ratings. The development has a concierge, gym and a residents' lounge with private dining room and cinema room.

Housing Association: Clarion.

Tenure: Leasehold (125 years from 2016).

Minimum Share: 35% (£197,750). The housing association will expect that you will purchase the largest share affordable.

Shared Ownership Rent: £480.28 per month (subject to annual review).

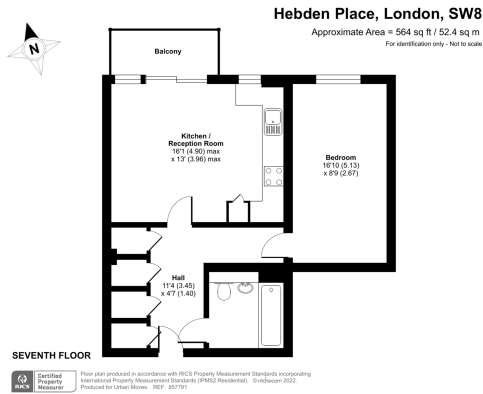
Service Charge: £263.55 per month (subject to annual review).

Ground Rent: £250.00 for the year.

Guideline Minimum Income: Dual - £55,500 | Single - £62,750 (based on minimum share and 10% deposit).

Council Tax: Band E, London Borough of Lambeth. Priority is given to applicants living and/or working in this local authority.

This property is offered for sale in the condition seen. The housing association does not warrant to carry out any remedial or redecoration work of a cosmetic nature unless specifically advised in writing. As a general rule, fitted domestic appliances are included in the sale; non-fitted appliances are not. If you require confirmation, you must request this in writing from Urban Moves. The information in this document supersedes any information given verbally either in person or by telephone. Pets not permitted (except assistance animals). There is no parking space offered with this property.



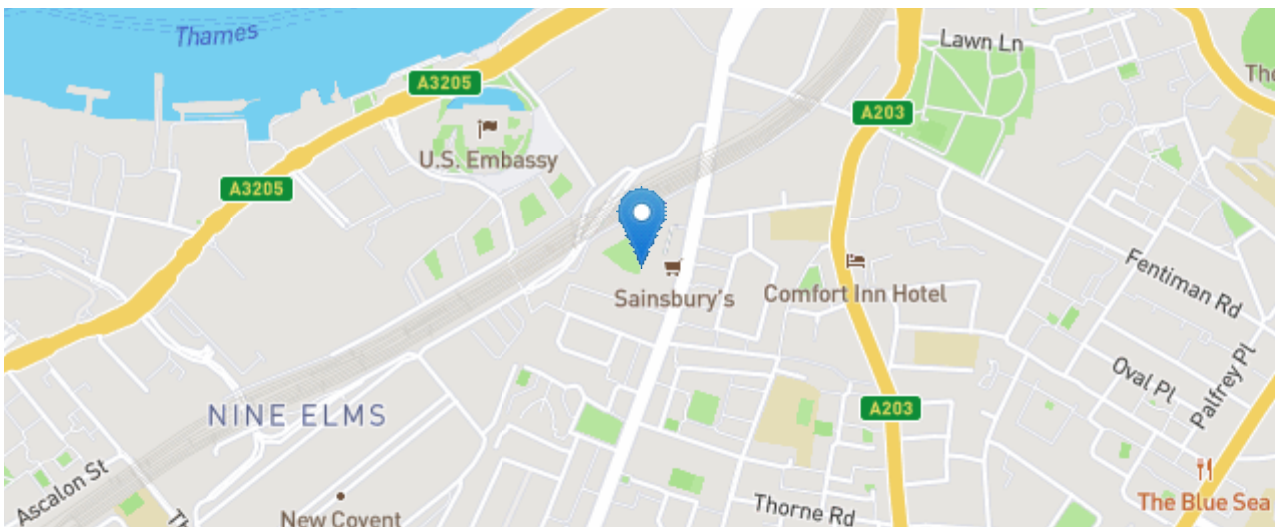
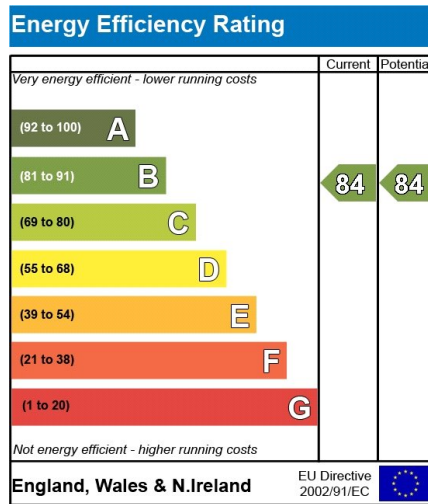
DIMENSIONS

RECEPTION
16' 1" max. x 13' max. (4.90m x 3.96m)

KITCHEN
included in reception measurement

BEDROOM
16' 10" x 8' 9" (5.13m x 2.67m)

BATHROOM



All content shown is to be used as a general guideline for the property. None of the contents of this document constitute part of an offer or contract. All measurements, photographs, floor-plans and data provided are only a guideline and should not be relied upon.