



Shared Ownership Price List

41 WoodGrange Road Forest Gate

Plot No.	* Postal Address	Floor Level	No. of Bedrooms	SQFT	Amenity Type	Full Market Value	Shares Available From:	Share Value	5% Mortgage Deposit	Rent PCM	Estimated Service Charge PCM
32	2 Holly House 152 Earlham Grove Forest Gate	First	2	73.9	Winter Garden	£480,000	25%	£120,000	£6,000	£825	£210
33	3 Holly House 152 Earlham Grove Forest Gate	First	1	53.2	Winter Garden	£362,500	25%	£90,625	£4,531	£623	£151
35	5 Holly House 152 Earlham Grove Forest Gate	First	3	94.4	Terrace	£665,000	25%	£166,250	£8,313	£977	£268
38	8 Holly House 152 Earlham Grove Forest Gate	First	1	60.8	Terrace	£457,500	25%	£114,375	£5,719	£786	£173
42	12 Holly House 152 Earlham Grove Forest Gate	Second	2	78.6	Balcony	£497,500	30%	£149,250	£7,463	£798	£223
46	16 Holly House 152 Earlham Grove Forest Gate	Second	1	60.8	Balcony	£387,500	25%	£96,875	£4,844	£666	£173
47	17 Holly House 152 Earlham Grove Forest Gate	Third	1	53.0	Balcony	£372,500	25%	£93,125	£4,656	£640	£151
48	18 Holly House 152 Earlham Grove Forest Gate	Third	2	73.9	Balcony	£485,000	25%	£121,250	£6,063	£834	£210
51	21 Holly House 152 Earlham Grove Forest Gate	Third	3	94.3	Balcony x2	£620,000	25%	£155,000	£7,750	£911	£268
58	28 Holly House 152 Earlham Grove Forest Gate	Fourth	2	78.9	Balcony	£502,500	30%	£150,750	£7,538	£806	£224
63	33 Holly House 152 Earlham Grove Forest Gate	Fifth	3	102.6	Balcony & Terrace	£652,500	25%	£163,125	£8,156	£897	£291
65	35 Holly House 152 Earlham Grove Forest Gate	Fifth	1	52.5	Balcony	£372,500	25%	£93,125	£4,656	£640	£149
67	37 Holly House 152 Earlham Grove Forest Gate	Fifth	2	77.0	Balcony & Terrace	£520,000	30%	£156,000	£7,800	£834	£219
71	41 Holly House 152 Earlham Grove Forest Gate	Sixth	3	97.9	Terrace	£690,000	25%	£172,500	£8,625	£949	£278
74	44 Holly House 152 Earlham Grove Forest Gate	Sixth	2	82.4	Balcony & Terrace	£565,000	25%	£141,250	£7,062	£971	£234

Reservations are subject to a £350 reservation deposit. Latimer 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 September 2023. 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.

The above costs are indicative examples only. The larger the deposit you put down, the lower your monthly repayments will be.

Monthly rent is calculated at 2.75% (1 & 2 Beds) 3 beds range from 1.90% to 2.35% 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.

Latimer by Clarion Housing Group supports mixed tenure



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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).

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