



Westbere Edge

We are delighted to offer 7, two and three bedroom houses for shared ownership. Built by Matthew Homes, the Westbere Edge development is in the perfect location and lies on the edge Sturry village within 4 miles of the vibrant City of Canterbury. Sturry is described as a popular residential area in a charming village hamlet which benefits from having its own local stores, amenities, train station and highly regarded Junior King's School. Canterbury is easily accessible by car and public transport and offers a further wealth of amenities and an eclectic mix of individual restaurants, bars and shops, together with a variety of well known retail shops in the main shopping centre.

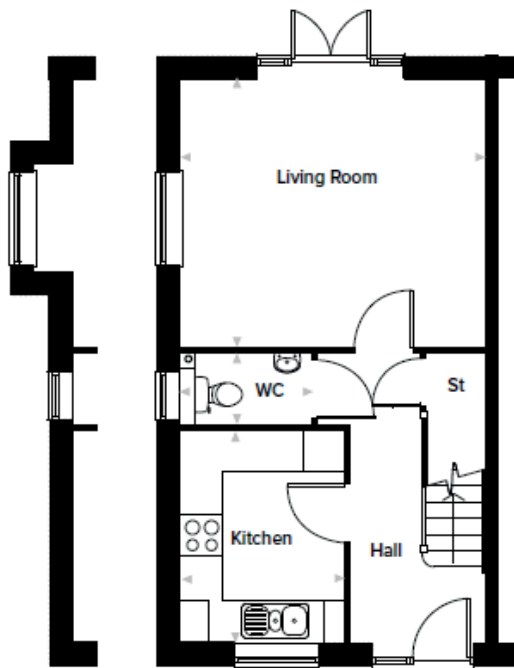
The houses are of a contemporary style and include a fully fitted, modern kitchen with integral oven and hob, stylish glass splash backs, integrated fridge-freezer and a space for a washing machine. The houses benefit from a downstairs cloakroom, quality fitted carpets and flooring throughout and an energy efficient gas boiler. They also include a private rear garden which is laid to turf and one allocated parking space for the two bedroom houses and two allocated parking spaces for the 3 bedroom houses.

There are good transport connections with Sturry mainline railway station connecting directly to London as well as Canterbury West and Ashford International which both operate on the high speed rail network. The A2 which is close by, links to the M2 and M25 giving good access to London, the Port of Dover and surrounding areas.



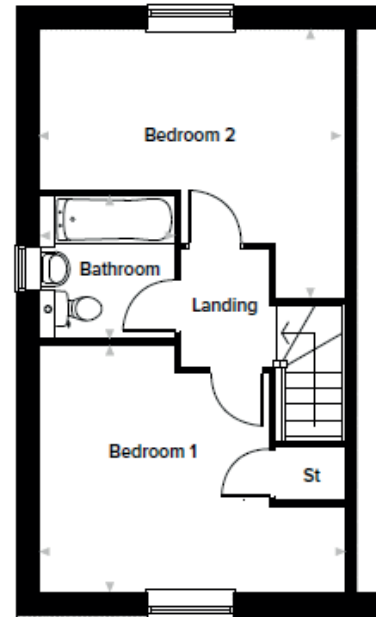
Dimensions

Plots 3, 4, 33, 34 & 43



Ground Floor

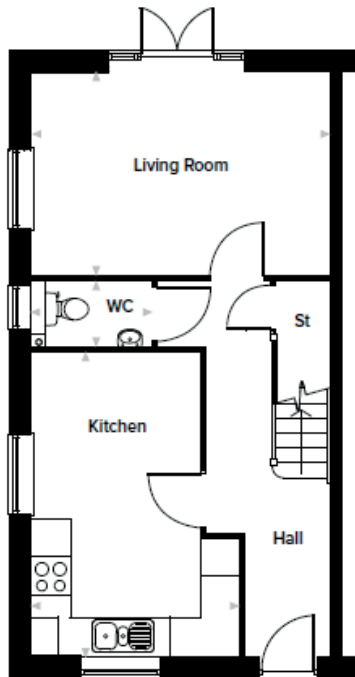
Living Room	3937mm x 4467mm (12'10" x 14'7")
Kitchen	3110mm x 2425mm (10'2" x 7'11")
WC	1075mm x 1937mm (3'6" x 6'4")



First Floor

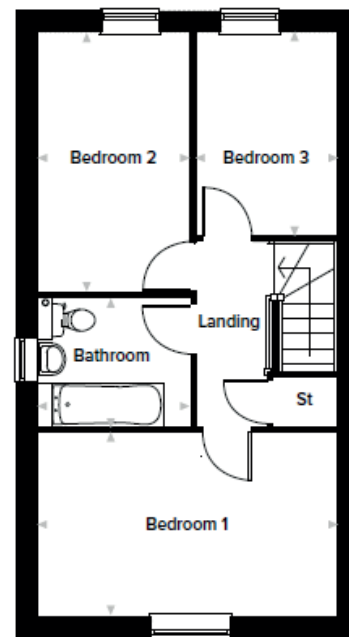
Bedroom 1	3637mm x 4467mm (11'11" x 14'7")
Bedroom 2	3937mm x 4467mm (12'11" x 14'7")
Bathroom	2125mm x 2002mm (6'11" x 6'6")

Plots 53 & 55



Ground Floor

Living Room	3237mm x 4749mm (10'7" x 15'7")
Kitchen	4822mm x 3306mm (15'9" x 10'10")
WC	1075mm x 1939mm (3'6" x 6'4")



First Floor

Bedroom 1	2937mm x 4749mm (9'7" x 15'7")
Bedroom 2	4137mm x 2437mm (13'6" x 8")
Bedroom 3	3237mm x 2261mm (10'7" x 7'4")
Bathroom	2060mm x 2438mm (6'9" x 8')

Site Plan



Specification

General

- Quality fitted carpets to living/dining room, stairs, landing and bedrooms
- Energy-efficient gas boiler providing hot water and central heating
- NHBC 12 year warranty
- Fibre broadband available
- External lighting to front and rear of the property
- Turfed rear garden

Kitchen

- Contemporary kitchen with complementary worktops and glass splashback
- Ceramic floor tiles
- Integrated oven, induction hob and fridge/freezer
- Spot down lighting

Bathroom

- Contemporary branded sanitary ware
- Bath with thermostatic bath/shower mixer tap over and glass shower screen
- Ceramic wall and floor tiles
- Spot down lighting



Shared Ownership

Shared Ownership is a part buy/part rent scheme designed to help people who wish to buy a home of their own but who cannot afford the cost of buying the whole property outright.

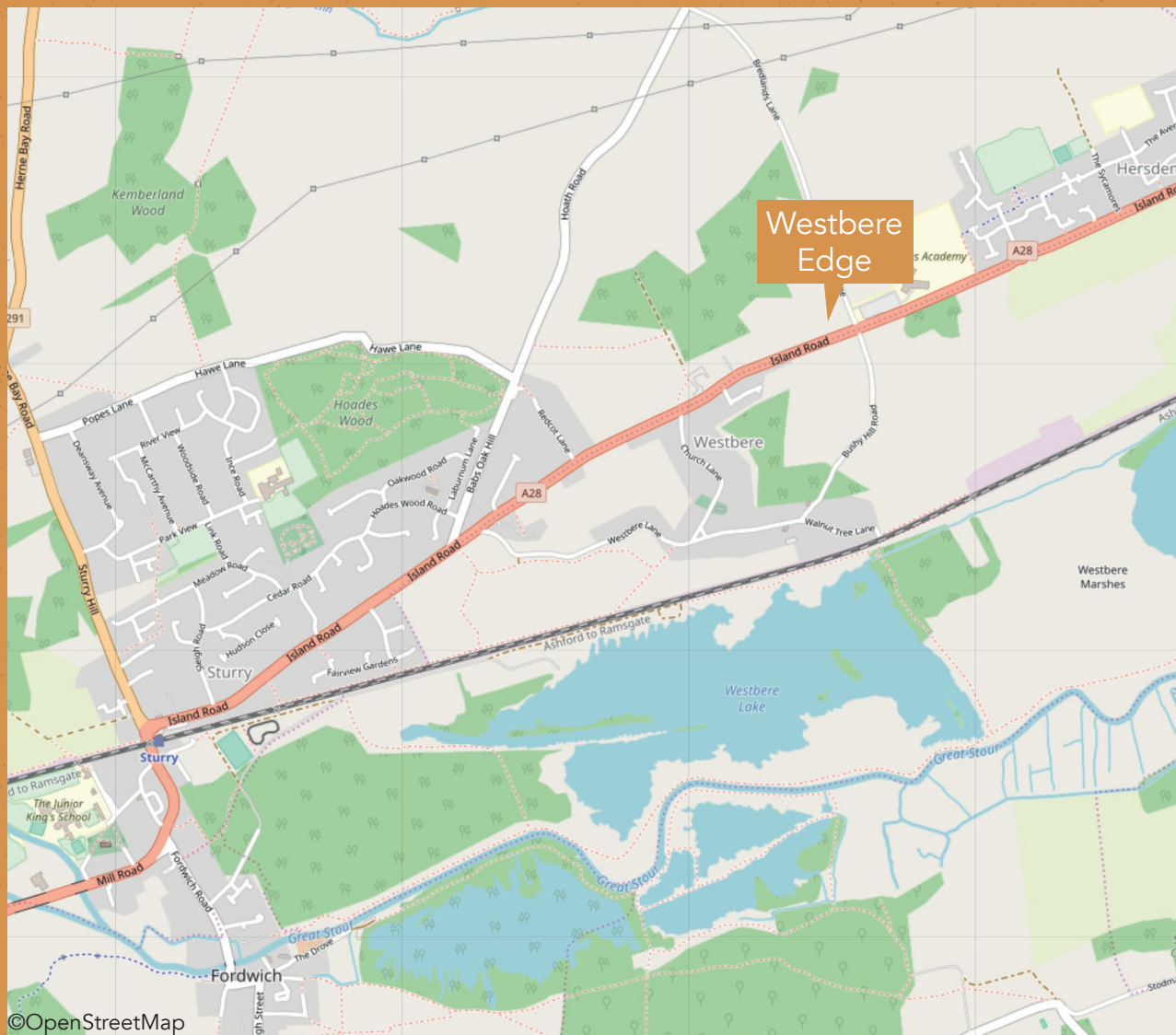
Under shared ownership buyers purchase a proportion of their home (for this scheme the minimum is 40%) and pay rent to Golding Homes for the remaining share. Service charges will also be payable on the property. Shared ownership is a good solution for the first-time buyers or applicants who do not already own a property to take their first steps onto the property ladder. If you can afford to do so you can purchase further shares in the property and in most cases you can purchase 100% of the property. At this point you will no longer pay rent.

Our sales agent for this development is Ward and Partners Shared Ownership
For more information please contact them on telephone 01634 921802

or

By email at shared.ownership@wardandpartners.co.uk

Westbere Edge, Bredlands Lane, Westbere, Canterbury, CT2 0HD



About Golding Places

Golding Places provides quality homes for rent, shared ownership or private sale in Kent and Medway.

Our properties range from stylish apartments to traditional homes in village locations, which are thoughtfully designed and finished to a high standard, and combine the very best in modern living. Many of our homes come with added extras such as built-in appliances. We are part of Golding Homes, an award winning provider of quality, affordable homes, which owns and manages over 7,400 properties across Kent. All our profits are invested into projects and schemes to develop more homes in communities where people choose to live. To be eligible for the properties, applicants will need to have registered and applied to the Help to Buy Agent at www.helptobuyese.org.uk. To keep updated with developments from Golding Places please visit: www.goldingplaces.co.uk



Shared Ownership Department

01634 921 802

shared.ownership@wardandpartners.co.uk

— GOLDING —
PLACES

These particulars are provided as a general guide and do not constitute any part of an offer or contract. Whilst every endeavour has been made to provide accurate measurements and a fair description of the properties, this information is not guaranteed. This brochure is intended to provide an indication of the general style of our development. Golding Homes reserves the right to alter or vary the design and specification at any time for any reason without prior notice. External finishes and elevational treatments to the houses, garages and parking shown may vary or change, sanitary ware and kitchen finishes may differ from that in images. Please note dimensions are approximate +/- 50mm and are not intended to be used for carpet sizes, appliance spaces or furniture items.