

£134,000 Shared Ownership

Mary Shunn Way, Wantage, Oxfordshire OX12 8GN



- Guideline Minimum Deposit £13,400
- Two Storey, Two Bedroom, Semi Detached House
- High Performance Glazing
- Rear Garden
- Guide Min Deposit Dual £41.3k | Single £47.6k
- Approx. 862 Sqft Gross Internal Area
- Bathroom, Shower Room and Cloakroom
- Two Parking Spaces

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 40% share. Full market value £335,000). A beautifully-presented, semi-detached house which forms part of a recently-built development on the east side of Wantage. At the front is a reception room with attractive flooring. There is a central cloakroom and, at the rear, a spacious kitchen/dining room with patio doors that open onto the garden. Upstairs is a main bedroom with en-suite shower room plus a second, comfortable, double bedroom and a stylish family bathroom. The energy-efficiency rating is very good, thanks to well insulated walls, roof and floor, high performance glazing and a modern gas central heating system. The property comes with the use of two parking spaces, easily accessible via the garden gate, and is also within comfortable walking distance, or a brief cycle ride of the town centre. Ofsted list five schools (four primaries and a secondary) within an approximately one-mile radius, all rated either 'Good' or 'Outstanding'.

Housing Association: Clarion.

Tenure: Leasehold (125 years from 01/03/2022).

Minimum Share: 40% (£134,000). The housing association will expect that you will purchase the largest share affordable.

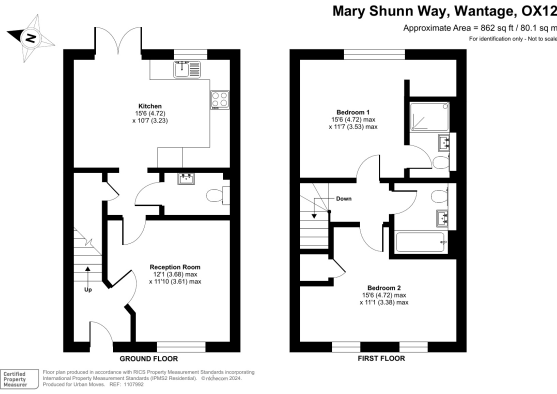
Shared Ownership Rent: £551.35 per month (subject to annual review).

Service Charge: £20.67 per month (subject to annual review).

Guideline Minimum Income: Dual - £41,300 | Single - £47,600 (based on minimum share and 10% deposit).

Council Tax: Band C, Vale of White Horse District Council. 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.



DIMENSIONS

GROUND FLOOR

Entrance Hallway

Reception Room
12' 1" max. x 11' 10" max. (3.68m x 3.61m)

Cloakroom

Kitchen
15' 6" x 10' 7" (4.72m x 3.23m)

FIRST FLOOR

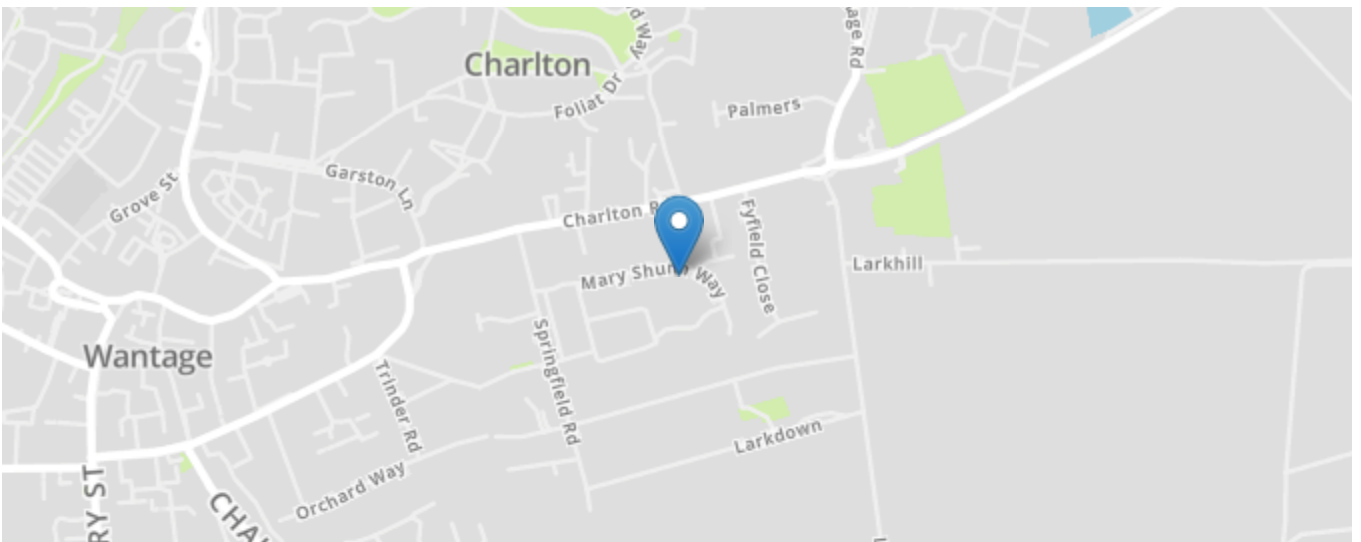
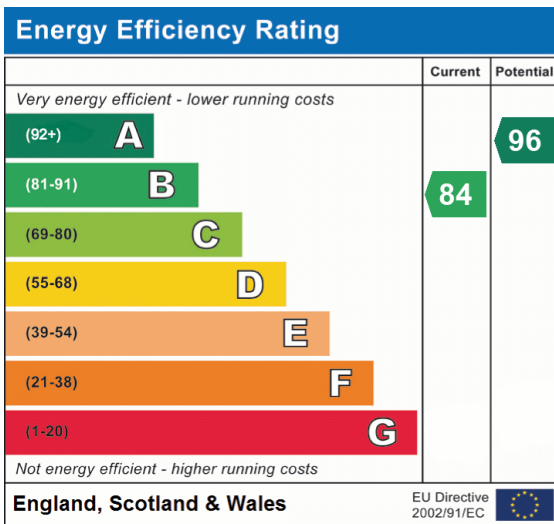
Landing

Bedroom 1
15' 6" max. x 11' 7" max. (4.72m x 3.53m)

En-Suite Shower Room

Bedroom 2
15' 6" max. x 11' 1" max. (4.72m x 3.38m)

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.