



**Shared Ownership Houses**  
Carter Meadows, Latchingdon, Chelmsford, Essex, CM3 6JR

Plot No	House Type	SQ FT	Full Market Value	Initial Share %	Share Value	Rent On Unowned Share PCM	Estimated Estate Charges & Fees PCM	Anticipated Household Income To Purchase 40%*
<b>Two Bedroom Houses</b>								
<b>36</b>	<b>Semi Detached + Garage</b>	<b>853</b>	<b>COMPLETED</b>	-	-	-	-	-
<b>37</b>	<b>Semi Detached + Garage</b>	<b>877</b>	<b>EXCHANGED</b>	-	-	-	-	-
38*	Detached + Garage	836	£370,000	40%	£148,000	£509	£84	£51,251
3	Semi Detached	853	£360,000	40%	£144,000	£495	£83	£49,928
<b>4</b>	<b>Semi Detached + Car Port</b>	<b>877</b>	<b>COMPLETED</b>	-	-	-	-	-
<b>5</b>	<b>Semi Detached + Car Port</b>	<b>853</b>	<b>RESERVED</b>	-	-	-	-	-
6	Semi Detached + Car Port	877	£360,000	40%	£144,000	£495	£84	£49,959
7	Semi Detached + Car Port	853	£360,000	40%	£144,000	£495	£83	£49,928
8	Semi Detached + Car Port	877	£360,000	40%	£144,000	£495	£84	£49,959
9	Semi Detached + Car Port	853	£360,000	40%	£144,000	£495	£83	£49,928
10	Semi Detached + Car Port	877	£360,000	40%	£144,000	£495	£84	£49,959
<b>31</b>	<b>Semi Detached + Car Port + Garage</b>	<b>853</b>	<b>EXCHANGED</b>	-	-	-	-	-
<b>32</b>	<b>Semi Detached + Car Port + Garage</b>	<b>877</b>	<b>EXCHANGED</b>	-	-	-	-	-
33*	Semi Detached + Garage	834	£375,000	40%	£150,000	£516	£84	£51,918
<b>40*</b>	<b>Semi Detached</b>	<b>834</b>	<b>EXCHANGED</b>	-	-	-	-	-
<b>41*</b>	<b>Semi Detached</b>	<b>834</b>	<b>EXCHANGED</b>	-	-	-	-	-
<b>Three Bedroom Houses</b>								
<b>34</b>	<b>Detached + Garage</b>	<b>1150</b>	<b>COMPLETED</b>	-	-	-	-	-
<b>35</b>	<b>Detached + Garage</b>	<b>1150</b>	<b>EXCHANGED</b>	-	-	-	-	-
<b>43</b>	<b>Detached + Garage</b>	<b>1150</b>	<b>EXCHANGED</b>	-	-	-	-	-
11*	Semi Detached + Car Port	992	£412,500	40%	£165,000	£567	£92	£57,105
12*	Semi Detached	1019	£397,500	40%	£159,000	£547	£92	£55,127
<b>Four Bedroom Houses</b>								
<b>42</b>	<b>Detached + Garage</b>	<b>1335</b>	<b>RESERVED</b>	-	-	-	-	-
25	Detached + Garage	1572	£600,000	30%	£180,000	£963	£110	£72,954
26	Detached + Garage	1244	£510,000	40%	£204,000	£701	£103	£68,246
49	Detached + Garage	1244	£505,000	40%	£202,000	£694	£103	£67,598
52	Detached + Garage	1572	£615,000	30%	£184,500	£987	£129	£74,723
<b>48</b>	<b>Detached + Garage</b>	<b>1335</b>	<b>RESERVED</b>	-	-	-	-	-

Parking included to all homes - see brochure for details

Lease Term 990 years

Plots marked with an \* have a requirement to be sold to a customer with a live or work connection to the Maldon District Council area.

For further information contact us on:

01621 220 212

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Prices correct as of 2nd April 2024

All Shared Ownership home sales are subject to eligibility criteria and a financial assessment by a recommended Independent Financial Advisor.

The suggested income levels on the pricelist indicate our recommendation of the household incomes required to purchase; however, applicants on a lower income may be able to secure a property but will need to contribute a larger deposit. (i.e. where you have higher savings, your household income can be lower than the figure quoted in the above).

The 30% and 40% share percentage quoted is a guideline and may vary according to individual incomes and circumstances. Charges include buildings insurance, estate management and a management fee. All figures are estimated and subject to change.

\*Anticipated Household income(s) is based on a 10% deposit and no other financial commitments on 2 & 3 Bedroom Homes and 20% deposit on 4 Bedroom Homes. Minimum income is based on a 5.50% interest rate and 25 year mortgage term. Your home is at risk if you fail to keep up repayments on a mortgage, rent or other loan secured on it. Please make sure you can afford the repayments before you take out a mortgage. Please note these figures are an indication only and will vary according to personal circumstances.