

£80,000 Shared Ownership

St Catherines Wood, Camberley, Surrey GU15 2NF



- Guideline Minimum Deposit £8,000
- Ground Floor
- Gated Development
- Short Walk from Camberley Station
- Guide Min Income - Dual £32.7k Single £39k
- Approx. 548 Sqft Gross Internal Area
- Parking Space
- Town Centre Within Easy Reach

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 40% share. Full market value £200,000). A great chance to buy a shared-ownership flat in delightful, leafy surroundings. The smartly-presented property is on the ground floor and has a good-sized reception room with semi-open-plan kitchen. There is a spacious bedroom, with fitted wardrobe, and a naturally-lit bathroom. Well insulated walls and modern double glazing make for a good energy-efficiency rating. St Catherines Wood is a gated development with attractive, neatly-kept grounds. Camberley Railway Station and the wide range of shops plus the leisure centre, theatre, restaurants and other amenities of the town centre are all within easy walking distance. The flat comes with use of a parking space.

Housing Association: A2Dominion.

Tenure: Leasehold (125 years from 01/04/2005).

Minimum Share: 40% (£80,000). The housing association will expect that you will purchase the largest share affordable.

Shared Ownership Rent: £420.86 per month (subject to annual review).

Service Charge: £249.69 per month (subject to annual review).

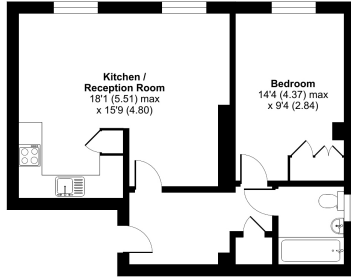
Guideline Minimum Income: Dual - £32,700 | Single - £39,000 (based on minimum share and 10% deposit).

Council Tax: Band C, Surrey Heath Borough 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. Pets not permitted (except assistance animals).

St. Catherines Wood, Camberley, GU15

Approximate Area = 548 sq ft / 50.9 sq m
For identification only - Not to scale



GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS Residential). © Urbanmoves 2024. Produced for Urban Moves. REF: 1129039

DIMENSIONS

GROUND FLOOR

Entrance Hall

Reception

18' 1" max. x 15' 9" (5.51m x 4.80m)

Kitchen

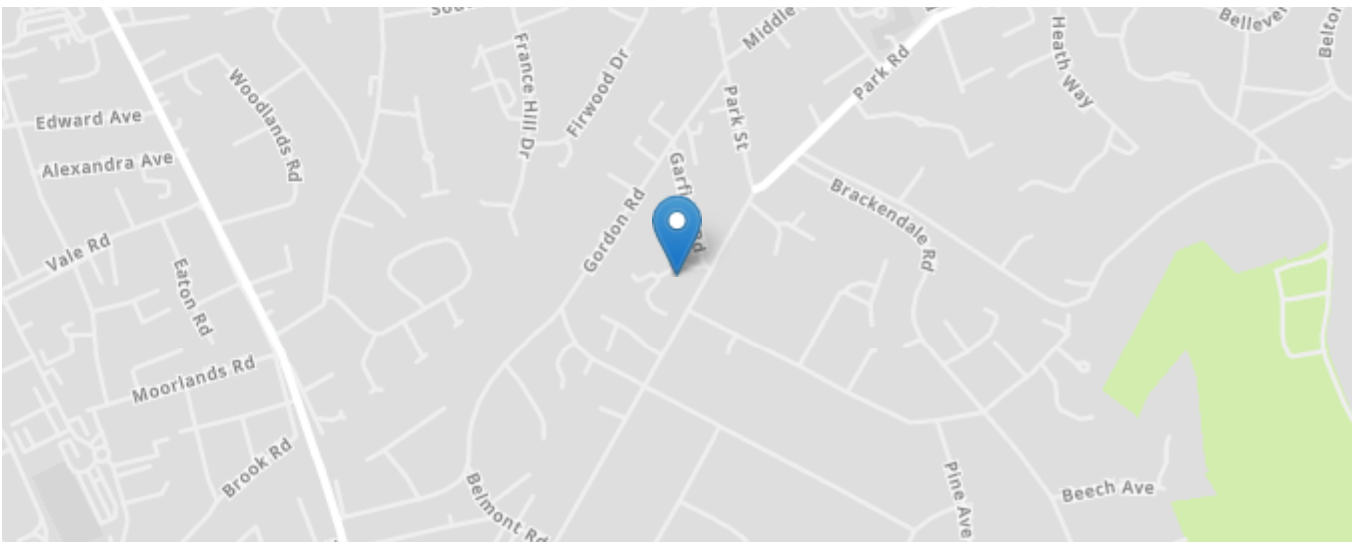
included in reception measurement

Bedroom

14' 4" max. x 9' 4" (4.37m x 2.84m)

Bathroom

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C	79	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	



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.