

£154,200 Shared Ownership

Brocklehurst Way, Horley, Surrey RH6 8GN



- Guideline Minimum Deposit £15,420
- Two Storey, Two Bedroom, Mid Terrace House
- Bathroom, Shower Room and Cloakroom
- Rear Garden
- Guideline Income £52.5k (dual) | £60.3k (single)
- Approx. 850 Sqft Gross Internal Area
- Very Good Energy-Efficiency Rating
- Driveway Parking

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 40% share. Full market value £385,500). A great chance to buy a spacious, two-bedroom, shared-ownership house. The mid-terrace property has a cloakroom just off the entrance hallway with the remainder of the ground floor devoted to a full-length reception room with attractive, open-plan kitchen area. Upstairs is a main bedroom with built-in wardrobe and en-suite shower room plus a generously-sized second bedroom and a stylish family bathroom. Demanding insulation standards, high performance glazing, a modern gas central heating system and roof-mounted solar panels all contribute towards an excellent energy-efficiency rating. The house has a rear garden and a parking space (+ shared visitor space) at the front. Horley town centre and railway station can also be reached via brief bus or bike ride. Ofsted list three primary schools within a mile radius, all rated 'Good'.

Housing Association: A2Dominion.

Tenure: Leasehold (125 years from 28/03/2019).

Minimum Share: 40% (£154,200). The housing association will expect that you will purchase the largest share affordable.

Shared Ownership Rent: £638.50 per month (subject to annual review).

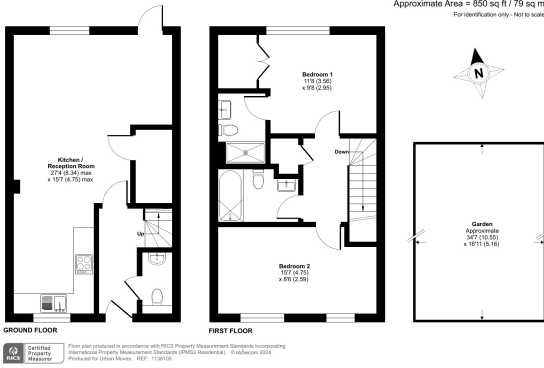
Service Charge: £97.35 per month (subject to annual review).

Guideline Minimum Income: Dual - £52,500 | Single - £60,300 (based on minimum share and 10% deposit).

Council Tax: Band D, Reigate & Banstead 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.

Brocklehurst Way, Horley, RH6
Approximate Area = 850 sq ft / 79 sq m
For identification only - Not to scale



DIMENSIONS

GROUND FLOOR

Entrance Hall

Cloakroom

Reception
27' 4" max. x 15' 7" max. (8.33m x 4.75m)

Kitchen
included in reception measurement

Garden
approximately 34' 7" x 16' 11" (10.54m x 5.16m)

FIRST FLOOR

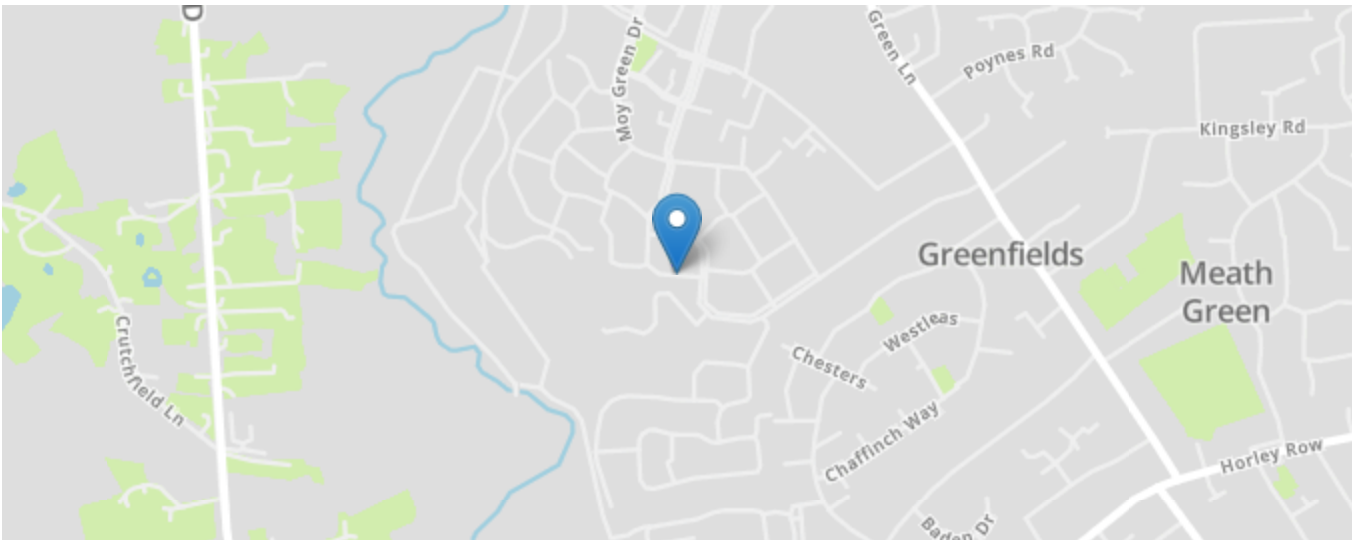
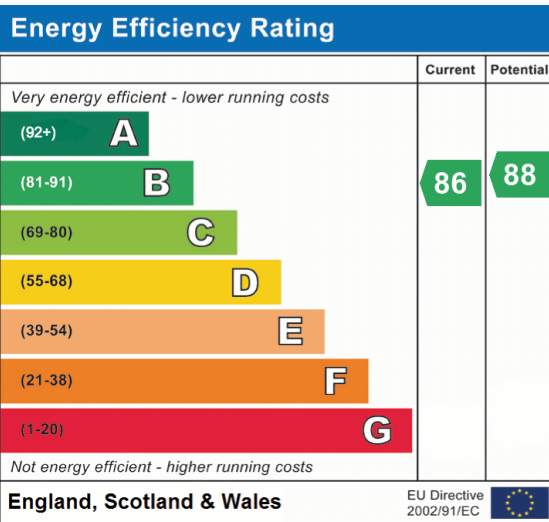
Landing

Bedroom 1
11' 8" x 9' 8" (3.56m x 2.95m)

En-Suite Shower Room

Bedroom 2
15' 7" x 8' 6" (4.75m x 2.59m)

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.