

## £97,500 Shared Ownership

Pater Court, Portland Way, Knowle, Hampshire PO17 5GN



- Guideline Minimum Deposit £9,750
- Ground Floor
- Semi-Open-Plan Kitchen/Reception Room
- Parking Space
- Guide Min Income Dual £29.3k | Single £35.6k
- Approx. 716 Sqft Gross Internal Area
- Modern Double Glazing and Gas Central Heating
- Attractive Communal Grounds

## GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 50% share. Full market value £195,000). A well-presented, ground-floor flat in the village of Knowle. Pater Court is part of a modern development constructed in a period style to compliment the converted Victorian-era hospital that it surrounds. The property available features a dual-aspect reception room with bay window. There is a sleek, semi-open-plan kitchen, an eighteen-foot main bedroom, a second, comfortable, double bedroom and a bathroom with travertine-style tiles. The bedrooms, kitchen and living room side window all face a pleasant area of lawn, hedgerow and trees. A pair of storage/utility cupboards have been provided in the entrance hallway and well insulated walls, modern double glazing and gas central heating make for a good energy-efficiency rating. The flat comes with use of a parking space or, alternatively, Fareham Station can be reached by bus and offers services to a number of destinations including Portsmouth, Southampton, Brighton and London Waterloo.

**Housing Association:** A2Dominion.

**Tenure:** Leasehold (125 years from 01/05/2010).

**Minimum Share:** 50% (£97,500). The housing association will expect that you will purchase the largest share affordable.

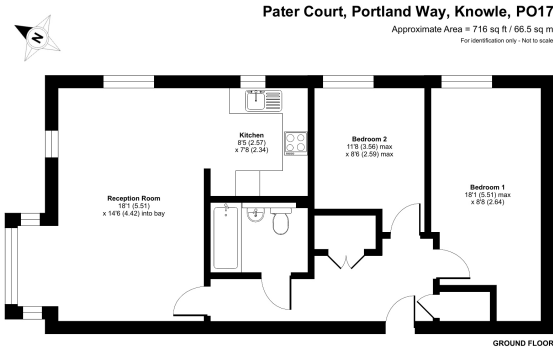
**Shared Ownership Rent:** £314.17 per month (subject to annual review).

**Service Charge:** £168.26 per month (subject to annual review).

**Guideline Minimum Income:** Dual - £29,300 | Single - £35,600 (based on minimum share and 10% deposit).

**Council Tax:** Band C, Winchester City 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 animal).



Carriable Property Measure  
Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS) Standard - Gradebook 2018  
Produced for Urban Moves. REF: 1144205

## DIMENSIONS

### GROUND FLOOR

#### Entrance Hallway

#### Reception Room

18' 1" x 14' 6" into bay (5.51m x 4.42m)

#### Kitchen

8' 5" x 7' 8" (2.57m x 2.34m)

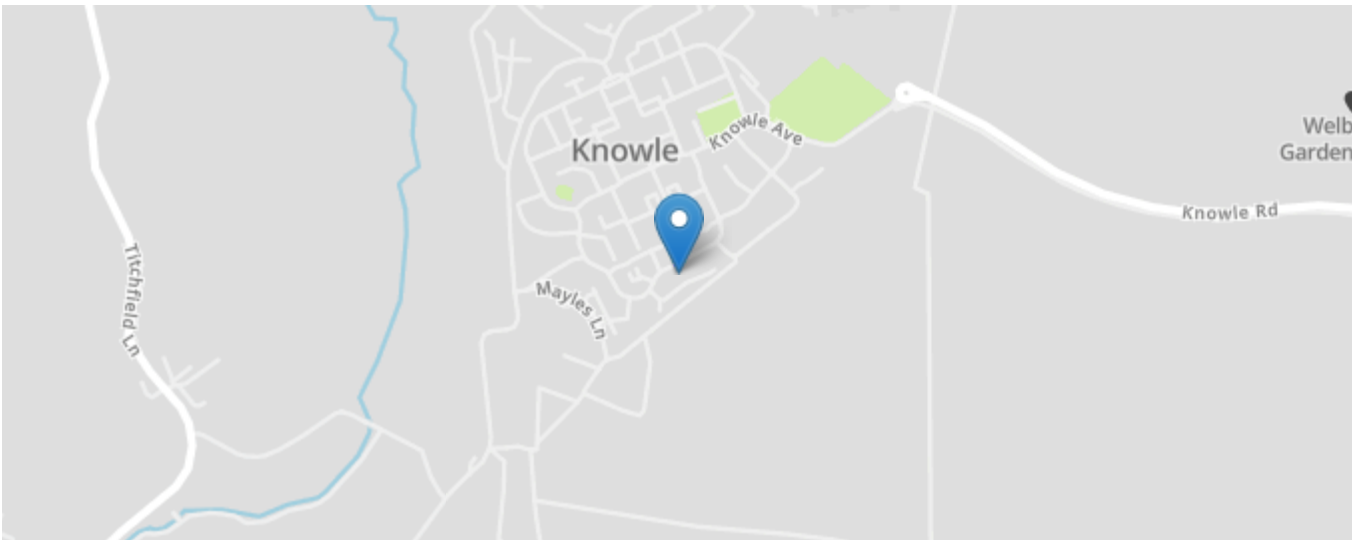
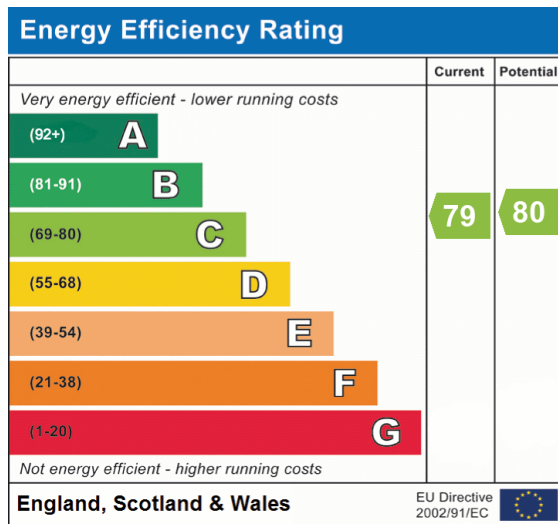
#### Bedroom 1

18' 1" max. x 8' 8" (5.51m x 2.64m)

#### Bedroom 2

11' 8" max. x 8' 6" max. (3.56m 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.