

£99,750 Shared Ownership

Bluebells, Trasher Mead, Dorking, Surrey RH4 2NB



- Guideline Minimum Deposit £9,975
- Ground Floor
- Open-Plan Kitchen/Reception Room
- Gas Central Heating
- Guide Min Income Dual £36k | Single £42.2k
- Approx. 755 Sqft Gross Internal Area
- High Performance Glazing
- Communal Parking

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 35% share. Full market value £285,000). This smartly-presented, ground-floor flat has a twenty-four-foot, open-plan kitchen/reception room featuring integrated appliances and a combination of wood-grain and white-gloss units. A glazed door leads out to a patio area within the communal grounds. There are two, generously-sized bedrooms, a large hallway storage/utility cupboard and a naturally-lit bathroom with decorative pencil mosaic tiling. Well insulated walls, modern double glazing and gas central heating make for a good energy-efficiency rating. Bluebells has communal, off-street parking bays and is within a short cycle/bus ride of Dorking town centre.

Housing Association: Clarion.

Tenure: Leasehold (125 years from 05/01/2015).

Minimum Share: 35% (£99,750). The housing association will expect that you will purchase the largest share affordable.

Shared Ownership Rent: £497.26 per month (subject to annual review).

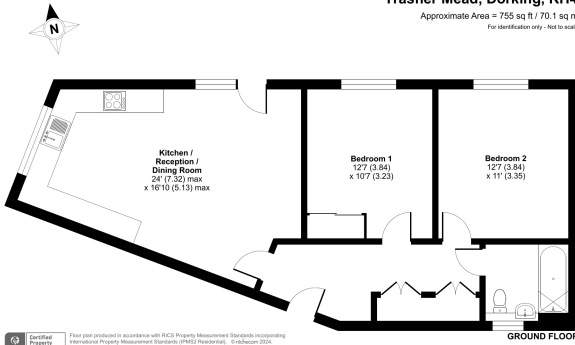
Service Charge: £139.78 per month (subject to annual review).

Guideline Minimum Income: Dual - £36,000 | Single - £42,200 (based on minimum share and 10% deposit).

Council Tax: Band B, Mole Valley 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. Pets not permitted (except assistance animals).

Trasher Mead, Dorking, RH4
Approximate Area = 755 sq ft / 70.1 sq m
For identification only - Not to scale



DIMENSIONS

GROUND FLOOR

Entrance Hallway

Reception

24' 0" max. x 16' 10" max. (7.32m x 5.13m)

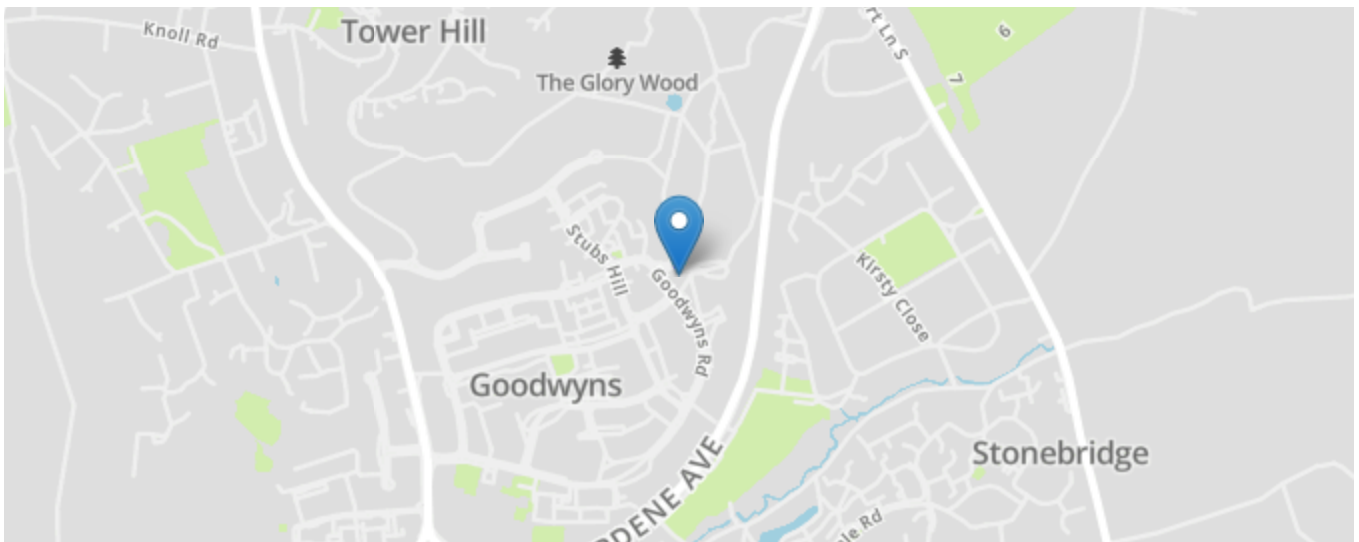
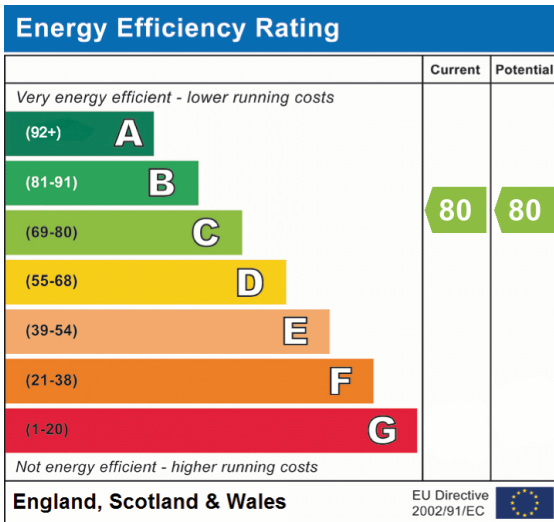
Bedroom 1

12' 7" x 10' 7" (3.84m x 3.23m)

Bedroom 2

12' 7" x 11' 0" (3.84m x 3.35m)

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.