

£98,000 Shared Ownership

Lucas Drive, West End, Woking, Surrey GU24 9GG



- Guideline Minimum Deposit £9,800
- Ground Floor with Private Entrance
- Dual Aspect Kitchen/Reception Room
- Private Garden
- Guide Min Income Dual £33.2k | Single £39.4k
- Approx. 528 Sqft Gross Internal Area
- Very Good Energy-Efficiency Rating
- Parking Space

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 35% share. Full market value £280,000). This attractive property forms the ground floor of detached and recently-constructed building. A private entrance and hallway lead to a twenty-foot, dual-aspect reception with a smart, open-plan kitchen area and an under-stairs storage cupboard. The generously-sized bedroom features a fitted wardrobe and double doors that provide access to the garden. The bathroom is simple yet stylish and well insulated walls and floor, high performance glazing and a modern gas central heating system make for a very good energy-efficiency rating. The flat comes with an allocated parking space, just beyond the garden gate, and the M3 is less than a ten-minute drive away (Google Maps). Both Bagshot and Woking town centres are within easy reach.

Housing Association: Clarion.

Tenure: Leasehold (125 years from 01/12/2019).

Minimum Share: 35% (£98,000). The housing association will expect that you will purchase the largest share affordable.

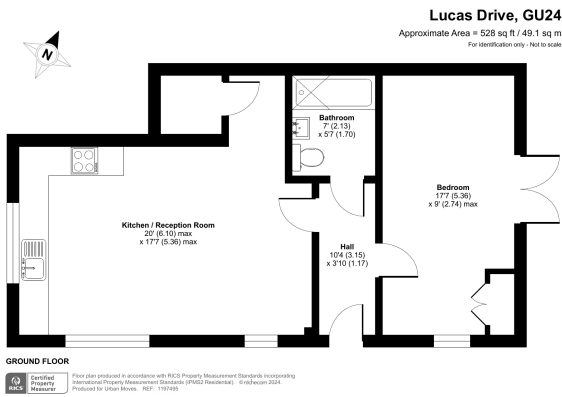
Shared Ownership Rent: £532.15 per month (subject to annual review).

Service Charge: £44.53 per month (subject to annual review).

Guideline Minimum Income: Dual - £33,200 | Single - £39,400 (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.



DIMENSIONS

GROUND FLOOR

Entrance Hall

10' 4" x 3' 10" (3.15m x 1.17m)

Reception

20' 0" max. x 17' 7" max. (6.10m x 5.36m)

Kitchen

included in reception measurement

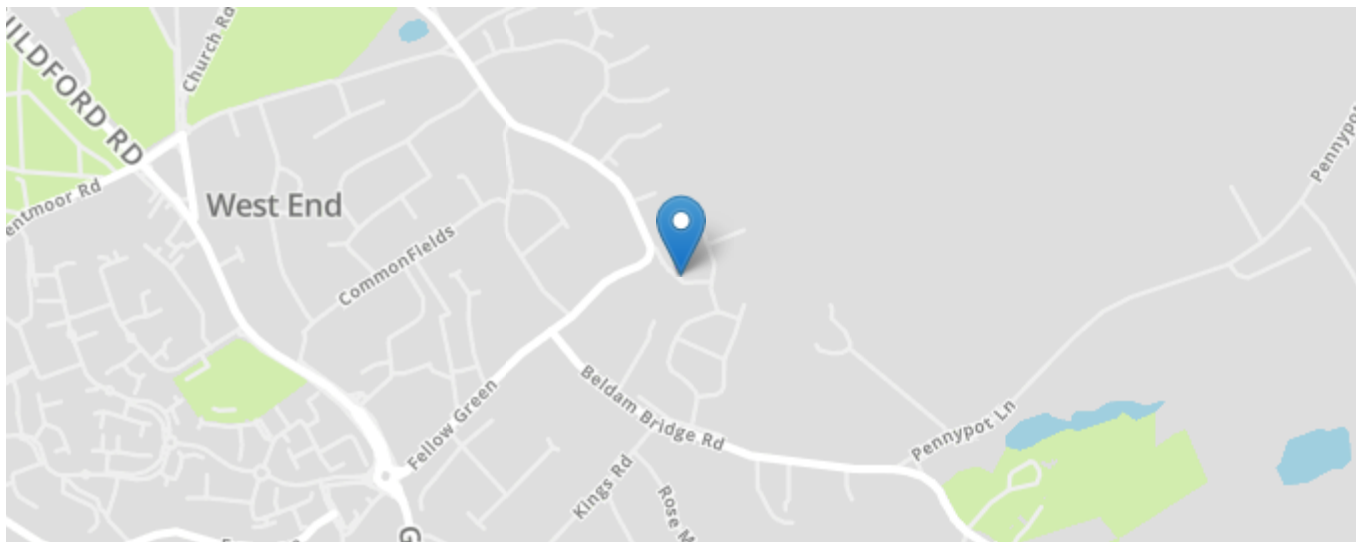
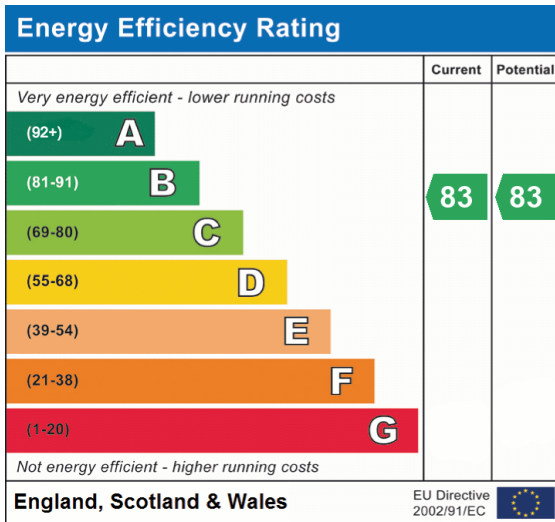
Bathroom

7' 0" x 5' 7" (2.13m x 1.70m)

Bedroom

17' 7" x 9' 0" (5.36m x 2.74m)

Garden



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.