

Prices from  
**£367,500\***

**Hastoe**  
Group

Shared Ownership Existing Sale

**1 Lapraik Grove,**  
Chalfont St Giles, Buckinghamshire, HP8 4BX



**Two bedroom,  
house for sale on a shared  
ownership basis at 70%  
minimum share (restricted to  
maximum 75%)**

- Two parking spaces
- Fitted kitchen
- Central heating
- Double glazing
- Over bath shower
- Private garden
- Downstairs WC

Score	Energy rating	Current	Potential
92+	A		
81-91	B		90 B
69-80	C	77 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

\*This represents a 70% share of the full market value (£525,000), please see the affordability schedule for full details of costs available on our website. Please note all costs in this leaflet are intended as a guide and may differ from the actual cost at the time of sale.

**Full Market Price** £525,000

**Minimum Share** 70%

**Share Value** £367,500

**Monthly Rent** £248.17

**Service Charge PCM** £40.13  
Including buildings insurance

**Total Monthly Charge** £288.30

**Next Rent Increase Due** April 2025



**Kitchen: 3.96m x 2.90m**

**Living room: 5.79m x 4.57m**

**Bathroom: 1.98m x 1.98m**

**Bedroom 1: 3.96m x 3.35m**

**Bedroom 2: 3.96m x 2.74m**

**Garden: 7.92m x 7.01m**



This home is an ideal opportunity to get on to the property ladder with Hastoe. This property is being sold under the shared ownership scheme whereby you purchase a share in the property and pay a reduced rent on the remaining Hastoe equity.

### **Purchaser Requirements**

You must:

- Be a first time buyer or not currently named on a mortgage.
- Demonstrate you meet the minimum Income requirements.
- Demonstrate a deposit sufficient to obtain a mortgage for the property.
- Have a local connection.

**Contact Hastoe**

**[sales@hastoe.com](mailto:sales@hastoe.com)**

**Apply online at : [www.hastoesales.com](http://www.hastoesales.com)**

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