

£195,000 Shared Ownership

Trico House, Ealing Road, Brentford, London TW8 0AU



- Guideline Minimum Deposit £19,500
- Sixth Floor (building has a lift)
- Open-Plan Reception/Kitchen
- Parking Space
- Guide Min Income Dual £68.1k | Single £78.6k
- Approx. 644 Sqft Gross Internal Area
- Balcony
- Short Walk to Brentford Station

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 50% share. Full market value £390,000). A smartly-presented apartment on the sixth floor of this modern development. The property features a reception room with spacious, open-plan kitchen area. A sliding door in the main bedroom leads out onto a balcony which overlooks the communal garden. There is also a second, good-sized, double bedroom, an attractive bathroom and a pair of storage/utility cupboards in the entrance hallway. Well insulated walls, modern double glazing and a communal heating/hot water system make for a good energy-efficiency rating. The apartment comes with use of an allocated parking space plus Brentford Station, for rail services between Weybridge and Waterloo, is only a short walk away. Syon Park, Gunnersbury Park, the River Thames and Kew Gardens are all within easy reach. The local primary school is Ofsted-rated 'Good' and there are several other well-thought-of schools in the surrounding area.

Housing Association: A2Dominion.

Tenure: Leasehold (156 years from 30/06/2009).

Minimum Share: 50% (£195,000). The housing association will expect that you will purchase the largest share affordable.

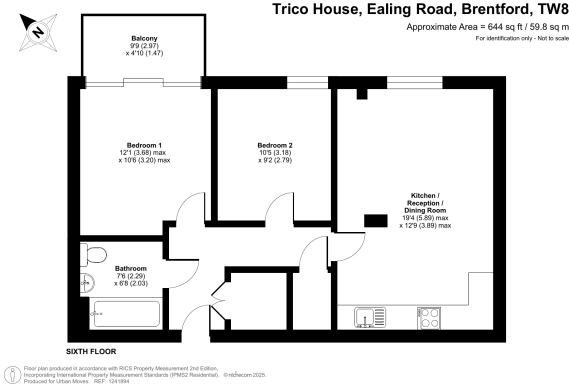
Shared Ownership Rent: £480.10 per month (subject to annual review).

Service Charge: £410.06 per month (subject to annual review).

Guideline Minimum Income: Dual - £68,100 | Single - £78,600 (based on minimum share and 10% deposit).

Council Tax: Band D, London Borough of Hounslow. 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).



DIMENSIONS

SIXTH FLOOR

Entrance Hallway

Reception

19' 4" max. x 12' 9" max. (5.89m x 3.89m)

Kitchen

included in reception measurement

Bedroom 1

12' 1" max. x 10' 6" max. (3.68m x 3.20m)

Balcony

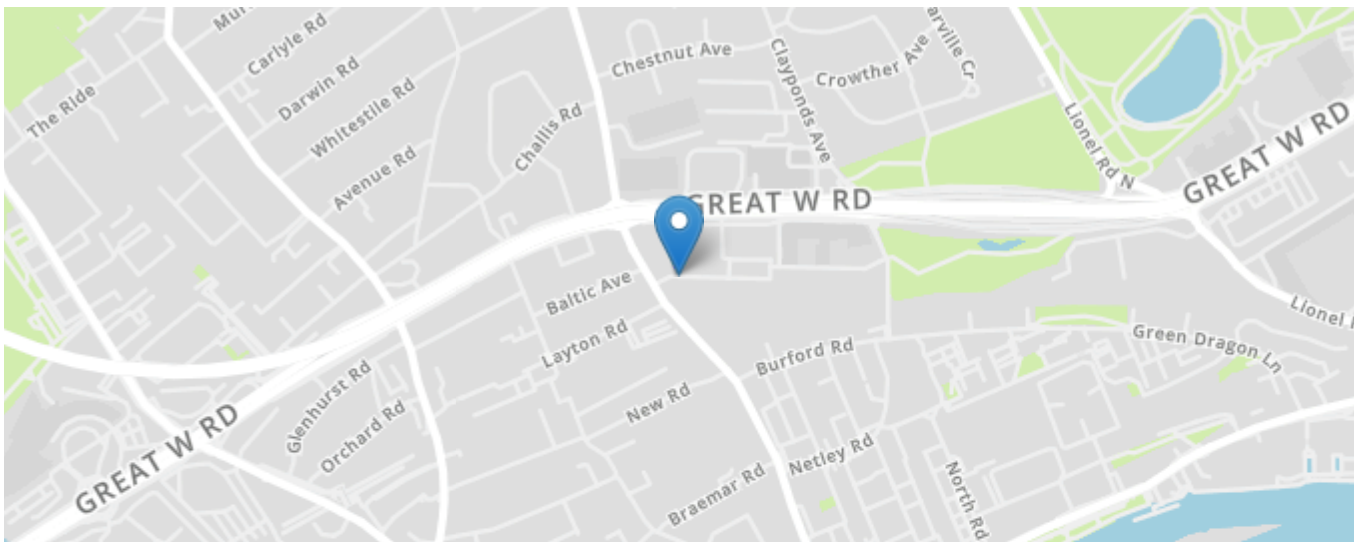
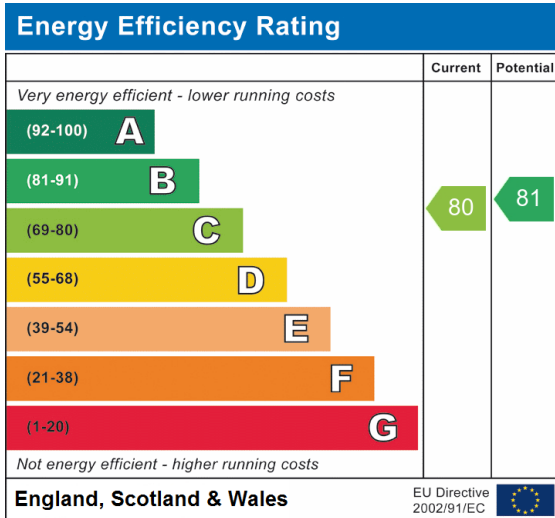
9' 9" x 4' 10" (2.97m x 1.47m)

Bedroom 2

10' 5" x 9' 2" (3.17m x 2.79m)

Bathroom

7' 6" x 6' 8" (2.29m x 2.03m)



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.