

George Celry Place,

Stapleford Abbots, RM4 1FF

**1 x 3 bed house & 2 x 2 bed houses for sale
on a shared ownership basis**





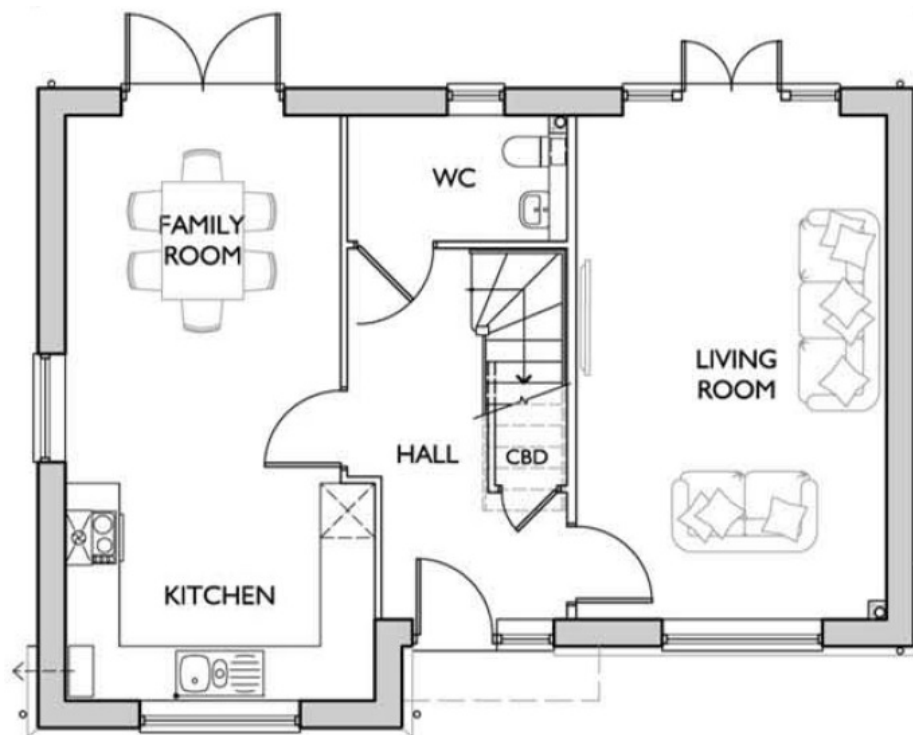
- ♦ Fully fitted kitchen
- ♦ Allocated parking
- ♦ Private garden
- ♦ Air source heat pump
- ♦ Downstairs WC
- ♦ Can staircase up to 100%

**Prices from
£110,000***

Hastoe
●●●● Group

*This represents a 25% share of the house with the full market value (£440,000), please see the affordability schedule for full detail of costs. Please note all costs in this leaflet are intended as a guide and may differ from the actual cost at the time of sale.

Plot 3 — three bedroom house



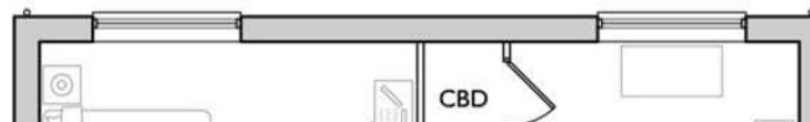
Ground floor

**Kitchen/ Family
room:**
6.47m x 3.04m

Living room:
5.57m x 3.42m

WC:
2.40m x 1.50m

First floor

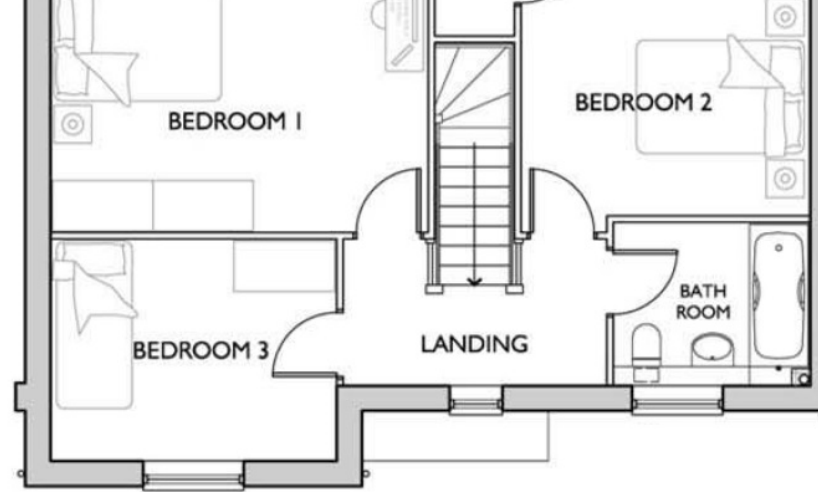


Bedroom 1:
3.79m x 3.63m

Bedroom 2:
3.45m x 3.45m

Bedroom 3:
3.43m x 2.77m

Bathroom:
2.19m x 2.04m



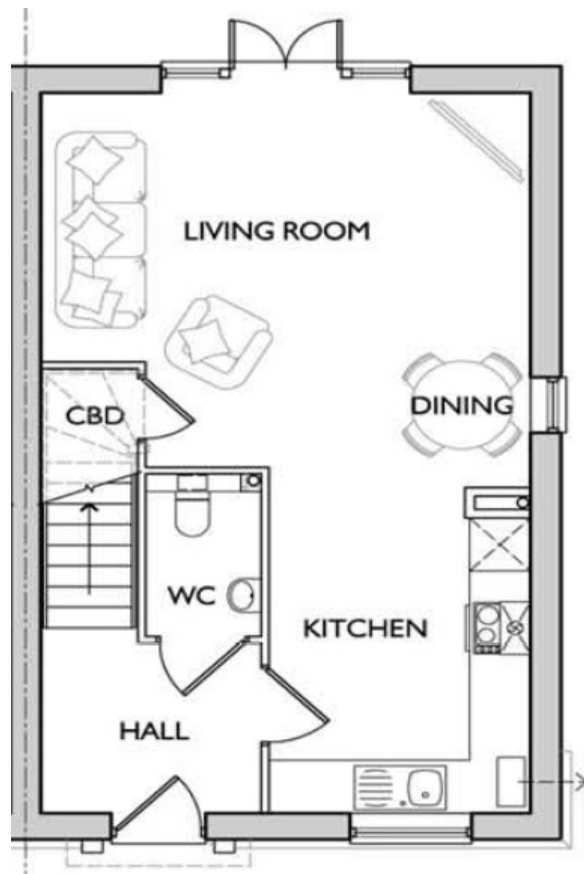
These measurements are indicative and approximate only.

Full market value:	£575,000
Share percentage:	25%
Share price:	£143,750
Monthly rent:	£988.28
Estimated service charge:	£61.71

Predicted Energy Efficiency Rating:
B83

Environmental Impact Rating:
A97

Plot 5 — two bedroom house



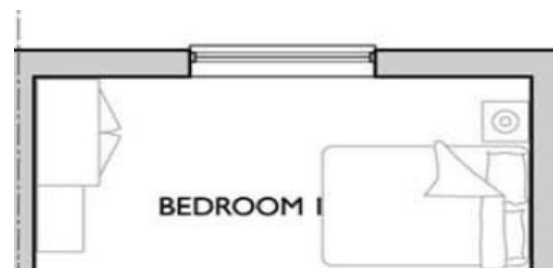
First floor

Ground floor

**Kitchen/ Dining
room:
4.83m x 3.28m**

**Living room:
3.43m x 2.88m**

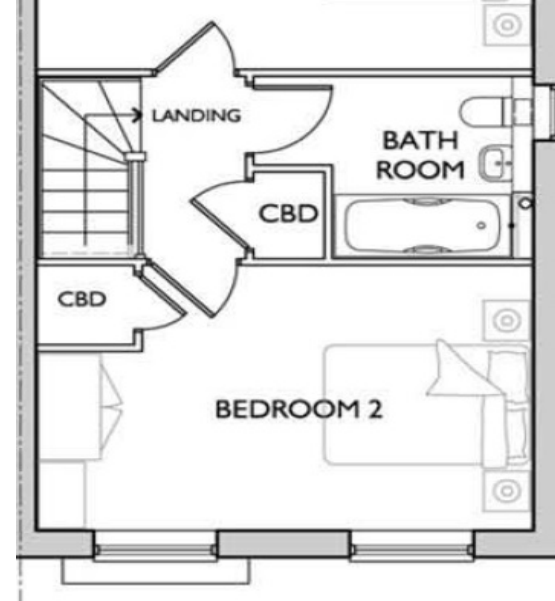
**WC:
1.75m x 1.20m**



Bedroom 1:
4.83m x 3.28m

Bedroom 2:
2.76m x 2.53m

Bathroom:
2.20m x 2.04m



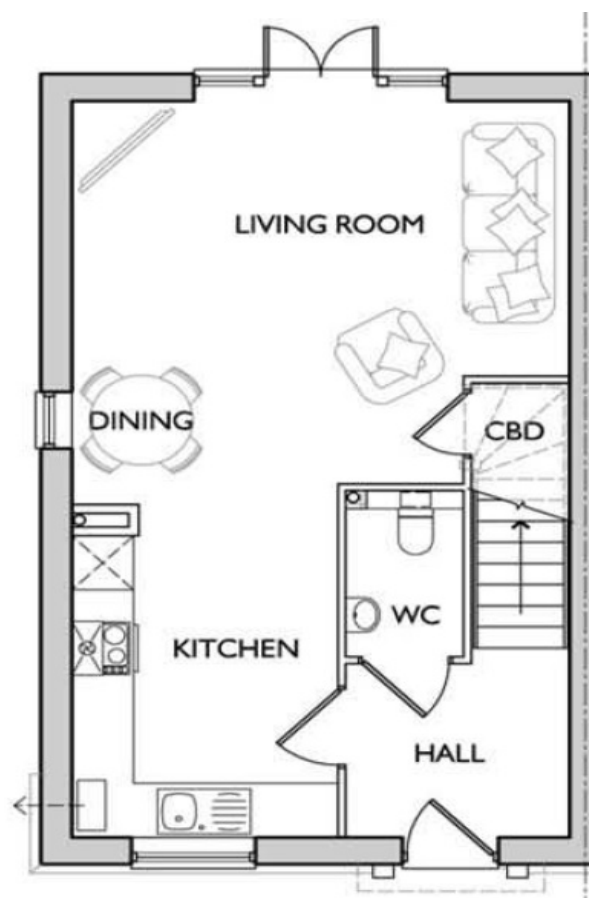
These measurements are indicative and approximate only.

Full market value:	£440,000
Share percentage:	25%
Share price:	£110,000
Monthly rent:	£756.25
Estimated service charge:	£51.49

Predicted Energy Efficiency Rating:
B86

Environmental Impact Rating:
A97

Plot 6 — two bedroom house



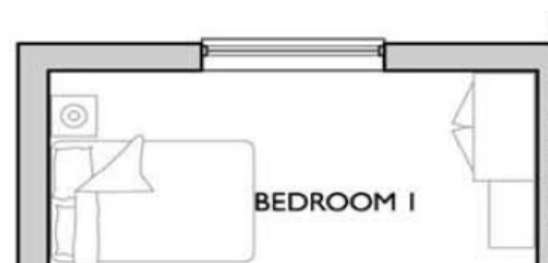
First floor

Ground floor

**Kitchen/ Dining
room:
4.83m x 3.28m**

**Living room:
3.43m x 2.88m**

**WC:
1.75m x 1.20m**



BEDROOM 1

Bedroom 1:
4.83m x 3.28m

Bedroom 2:
2.76m x 2.53m

Bathroom:
2.20m x 2.04m



These measurements are indicative and approximate only.

Full market value:	£440,000
Share percentage:	25%
Share price:	£110,000
Monthly rent:	£756.25
Estimated service charge:	£51.49

Predicted Energy Efficiency Rating:
B86

Environmental Impact Rating:
A97



These homes are an ideal opportunity for a first time buyer to get onto the property ladder with Hastoe. It is being sold under a shared ownership

scheme whereby you purchase a share in the property and pay a reduced rent on the remaining Hastoe equity.

Purchase Requirements

- You must be eligible for the shared ownership scheme.
- Have a local connection to the area.
- Can demonstrate you meet the minimum income requirements.
- Can demonstrate a deposit sufficient to obtain a mortgage for the property.

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These particulars have been produced in good faith. They are a general guide only and do not constitute any part of an offer or contract. Property elevations and specification may vary from plot to plot; individual features such as windows, doors, heating and electrical may have changed from the details shown. Measurements provided are for guidance only and should not be used to select furnishing of fixtures. These particulars should be treated as a general guide only and cannot be relied upon as accurately describing any of the specified matters. Prices featured are correct at the time of going to print.