



# Live or work in Brentwood?

LUXURIOUS 1 BEDROOM **DISCOUNT MARKET SALE<sup>^</sup>** APARTMENTS EXCLUSIVELY FOR YOU



**DMS<sup>^</sup> UNCOVERED-OWN  
100% OF YOUR PROPERTY  
FOR 80% OF THE PRICE**



# FAQs

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**Do you want to own your own property but need help getting onto the ladder?**

**You may be eligible for a discount on a new home of 20% with DMS<sup>^</sup>.**

## **What is DMS<sup>^</sup>?**

DMS<sup>^</sup> stands for 'Discount Market Sale'. This is a home ownership scheme designed to help eligible people get onto the property ladder.

Through DMS<sup>^</sup>, you can buy a property with a discount of 20% of the full market value. For instance, a property with a market value of £294,995 would cost you £235,996 after the DMS<sup>^</sup> discount is applied.

## **How do I finance my DMS<sup>^</sup> purchase?**

To buy a home through DMS<sup>^</sup> you will need to provide a deposit using savings and apply for a mortgage through a lender in the normal way.

## **How much do I need to pay as a deposit?**

You will need a deposit of 5% of the purchase price.

## **What happens when I want to sell my home?**

You can sell your home at any time but the same restrictions apply to the next purchaser. You must ensure that all of the criteria is complied with and have proof before you sell.

**Terms and conditions apply to both the purchase and onward sale of your DMS<sup>^</sup> property.**



## **AM I ELIGIBLE FOR DMS<sup>^</sup>?**

**There are criteria that you must meet to qualify for DMS<sup>^</sup>.**

- You do not currently own or have any interest in a property; and
- As a buyer or renter, you cannot afford a property at open market value; and
- You must have either:
  - Continuously lived in the Borough of Brentwood for at least five years; or
  - Currently be employed in the Borough of Brentwood and have been so employed for at least two years; or
  - Are either a current or former member of the armed forces or voluntary services, or family thereof; or
  - Are a current tenant of the Council or Registered Provider of Social Housing within the Borough of Brentwood.

# HOW TO BUY A DMS<sup>^</sup> HOME AT



## A STEP-BY-STEP GUIDE

1

Our Sales Consultants will talk you through the scheme and check you meet the eligibility criteria.



2

Speak to our Independent Financial Advisor who will confirm your affordability of the property. Once agreed, you can reserve your chosen home.

3

The exciting part – selecting your new home! A £500 reservation fee must be paid to secure your property.

4

Next, you will complete the reservation paperwork with our Sales Consultants.



5

Appoint a solicitor to manage the legal side of your purchase and begin the mortgage process. We can provide you with a list of recommended solicitors if required.



6

We will support you through the conveyancing process towards exchange of contracts which normally takes six weeks.



7

Finally, we will set an agreed completion date, which is when you will be able to collect your keys and move into your brand-new home.



**It all added up for Jade and Jake, who purchased a home with Discount Market Sale at our recent development in Brentwood.**

The couple were blown away by savings of £55,000.



We could not believe the price. The apartments were advertised at £320,000 but we got on to the Discount Market Sale Scheme and with our travelling savings as our deposit, we bought for £265,000 with a 5.6 per cent mortgage rate fixed for two years.

**CALL OUR SALES CONSULTANTS TODAY ON 01277 509438 OR EMAIL BRENTWOOD.CENTRAL@WESTON-HOMES.COM FOR MORE DETAILS**



NEW BUILD BUYERS CAN SAVE AN AVERAGE OF £950 ON THEIR ENERGY BILLS.\*

# Why buy new from Weston Homes?

Our new build homes are specifically designed with you in mind.

As well as being committed to help you save money on energy bills, Weston Homes can also help you do your bit to save the planet.



## HEAT YOUR HOME FOR LESS

Weston Homes provides energy efficient heating in all our new homes. Because newer homes need drastically less energy to power, buyers of new build homes can **save an average of over £950\* every year on energy bills.**



## HEALTHIER BUILDINGS

In line with our commitment to building sustainably, Weston Homes has a 'Fabric First' approach to the design and construction of all new build homes which means sustainability is built into the building and is not just an afterthought.



## GREEN MORTGAGES

Buyers can benefit from lower mortgage interest rates when purchasing a new home that has an Energy Performance Certificate rating of B or above!



## REDUCING REPAIRS AND MAINTENANCE COSTS

We provide our own warranty for the first 2 years after legal completion and then offer an NHBC New Homes Building Warranty from years 3-10.

The appliances in all our new build properties also come with standard manufacturers' guarantees and warranties, so everything from the bricks and mortar to the fridge and oven is covered. Our PEAs (Predicted Energy Assessment) is between an A and a C.



## KEEPING YOU WARM AND SAVING YOU MONEY

Our oversized thermally insulated windows and patio doors look the part and help to keep the cold out, so you can stay cosy and warm in your home from the temperamental British weather.



## WATER DRAINAGE SYSTEMS THAT MINIMISE WASTE

Sustainable urban drainage systems are installed to reduce flooding and avoid water pollution.



## LIGHTING AND ELECTRICITY

At Weston Homes we have double height windows that let in a good amount of natural light, reducing your need for artificial lighting.

We also provide high-efficiency lights both inside and outside your home to lower running costs. LED lights can reduce emissions by up to 65kg a year, so you can help save the environment and benefit from a significant reduction in your electricity bills – it's a win-win!

To find out more about your buying options at Brentwood Central, please speak to one of our Sales Consultants at 01277 509438, email [brentwood.central@weston-homes.com](mailto:brentwood.central@weston-homes.com) or visit [www.weston-homes.com/brentwood-central/](http://www.weston-homes.com/brentwood-central/)

\*Discount Market Sale subject to eligibility criteria and price includes the 20% saving. Only available on selected properties. Any agreed incentive will be applied as a one-time discount at point of legal completion. All offers and incentives are subject to Weston Homes' approval before reservation. Terms & conditions apply. Information correct at time of distribution. \*Source: Home Builders Federation Report October 2024. Speak to a Sales Consultant for details. Printed March 2025.