

£108,000 Shared Ownership

Rainbow Square, Shoreham-by-Sea, West Sussex BN43 6AX



- Guideline Minimum Deposit £10,800
- Two Storey, Two Bedroom, Mid Terrace House
- Bathroom plus Downstairs WC
- Rear Garden
- Guide Min Income Dual £38.8k | Single £45.1k
- Approx. 761 Sqft Gross Internal Area
- Very Good Energy Efficiency Rating
- Parking Space

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 30% share. Full market value £360,000). This smartly-presented house is part of a modern development of similar properties located close to Southlands Hospital. Internal features include a good-sized kitchen, a ground-floor cloakroom/WC and a spacious reception/dining room with attractive flooring. Upstairs, on the first floor, are two, full-width, double bedrooms and a simple, white-tiled bathroom. Well insulated walls and roof, modern double glazing and gas central heating make for a very good energy-efficiency rating. The house has a part paved rear garden and comes with a space in the adjacent parking area, which can be easily accessed from the garden via a side gate. The town centre and railway are within comfortable walking distance or brief bus or bike ride.

Housing Association: Clarion.

Tenure: Leasehold (125 years from 01/09/2011).

Minimum Share: 30% (£108,000). The housing association will expect that you will purchase the largest share affordable.

Shared Ownership Rent: £616.67 per month (subject to annual review).

Service Charge: £43.68 per month (subject to annual review).

Ground Rent: £200.00 for the year.

Guideline Minimum Income: Dual - £38,800 | Single - £45,100 (based on minimum share and 10% deposit).

Council Tax: Band C, Adur District Council. Priority is given to applicants living and/or working in this local authority.

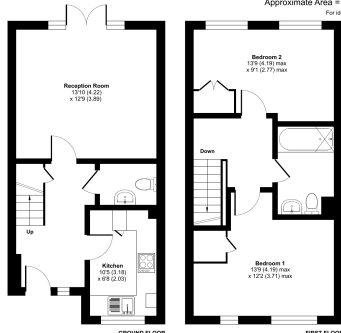
This property is offered for sale in the condition seen. The housing association does not warrant to carry out any remedial or redecoration work of a cosmetic nature unless specifically advised in writing. As a general rule, fitted domestic appliances are included in the sale; non-fitted appliances are 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.



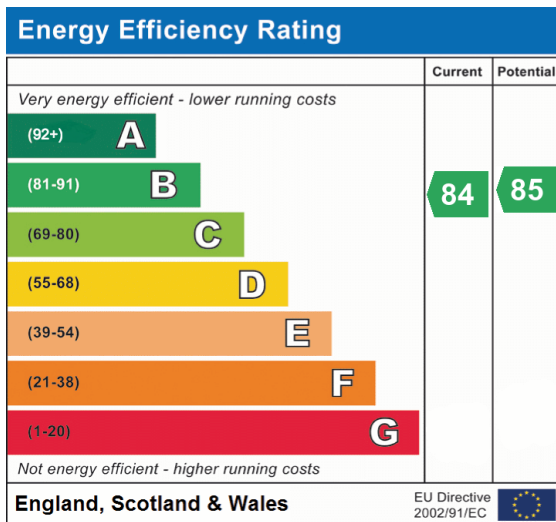
Rainbow Square, Shoreham-by-Sea, BN43

Approximate Area = 761 sq ft / 71 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS) for Residential. Produced for Urban Moves. RSP: 852158



DIMENSIONS

GROUND FLOOR

Hallway

Kitchen

10' 5" x 6' 8" (3.18m x 2.03m)

W.C.

Reception Room

13' 10" x 12' 9" (4.22m x 3.89m)

FIRST FLOOR

Landing

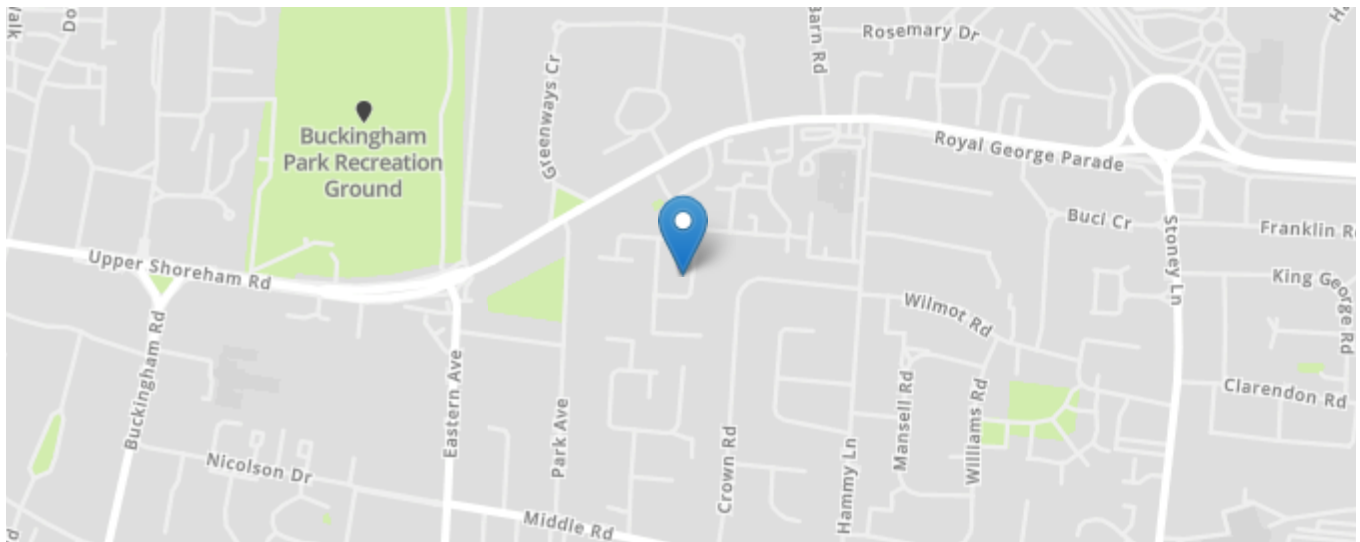
Bedroom 1

13' 9" max. x 12' 2" max. (4.19m x 3.71m)

Bathroom

Bedroom 2

13' 9" max. x 9' 1" max. (4.19m x 2.77m)



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.