

Prices from  
**£273,750\***

**Hastoe**  
Group

Shared Ownership Existing Sale

# 1 Maple Cottages

Arkesden, Saffron Walden, CB11 4HJ



**Two bedroom semi-detached house for sale on a shared ownership basis at 75% minimum share (maximum share of 80%)**

- Two driveway parking spaces
- Air source heat pump
- Fitted kitchen
- Double glazing
- Over-bath shower
- Downstairs WC
- Private garden



\*This represents a 75% share of the full market value (£365,000), 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** £365,000

**Minimum Share** 75%

**Share Value** £273,750

**Monthly Rent** £171.34

**Service Charge PCM** £20.97  
Including buildings insurance

**Total Monthly Charge** £192.31

**Next Rent Increase Due** April 2026

**EPC** C76



**Kitchen: 5.69m x 3.04m**

**Living room: 3.88m x 3.08m**

**Bedroom 1: 3.64m x 3.47m**

**Bedroom 2: 3.28m x 3.27m**



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:

- Have a local connection to the area
- 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

### **Contact Hastoe**

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

**0800 783 3097**

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