

£96,000 Shared Ownership

Greensand View, Woburn Sands, Milton Keynes, Buckinghamshire MK17 8GR



- Guideline Minimum Deposit £9,600
- Second (Top) Floor
- Very Good Energy Efficiency Rating
- Parking Space
- Guide Min Income Dual £36.3k | Single £42.6k
- Approx. 561 Sqft Gross Internal Area
- Juliette Balcony
- Minutes from Woburn Sands Station

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 40% share. Full market value £240,000). An attractively-presented flat on the top (second) floor of a modern development. The property is rear (south-west) facing and has a reception/dining room with Juliette balcony to take advantage of the sunnier aspect. Double doors lead through to a good-sized kitchen. There is a spacious main bedroom plus a second, smaller, bedroom and a simple yet stylish bathroom. Well insulated walls and roof, double glazing and gas central heating all contribute towards a very good energy-efficiency rating. The flat comes with use of an allocated parking space and is around a fifteen minute drive from Milton Keynes city centre (Google Maps estimate). Alternatively, Woburn Sand Railway Station is just a short walk away.

Housing Association: Paradigm Homes.

Tenure: Leasehold (125 years less 3 days from 01/01/2012).

Minimum Share: 40% (£96,000). The housing association will expect that you will purchase the largest share affordable.

Shared Ownership Rent: £465.09 per month (subject to annual review).

Service Charge: £201.67 per month (subject to annual review).

Ground Rent: £132.71 for the year.

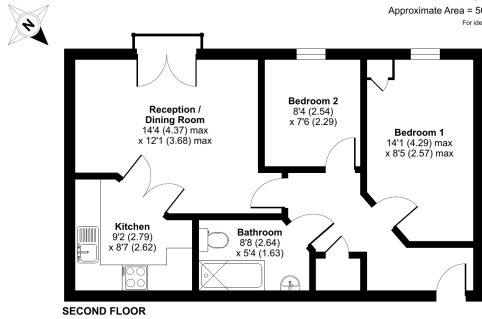
Guideline Minimum Income: Dual - £36,300 | Single - £42,600 (based on minimum share and 10% deposit).

Council Tax: Band B, Milton Keynes City 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. Pets not permitted (except assistance animals).

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Approximate Area = 561 sq ft / 52.1 sq m
For identification only - Not to scale



SECOND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS Residential). Produced for Urban Moves. REF: 1311285

DIMENSIONS

SECOND FLOOR

Entrance Hallway

Reception / Dining Room

14' 4" max. x 12' 1" max. (4.37m x 3.68m)

Kitchen

9' 2" max. x 8' 7" max. (2.79m x 2.62m)

Bedroom 1

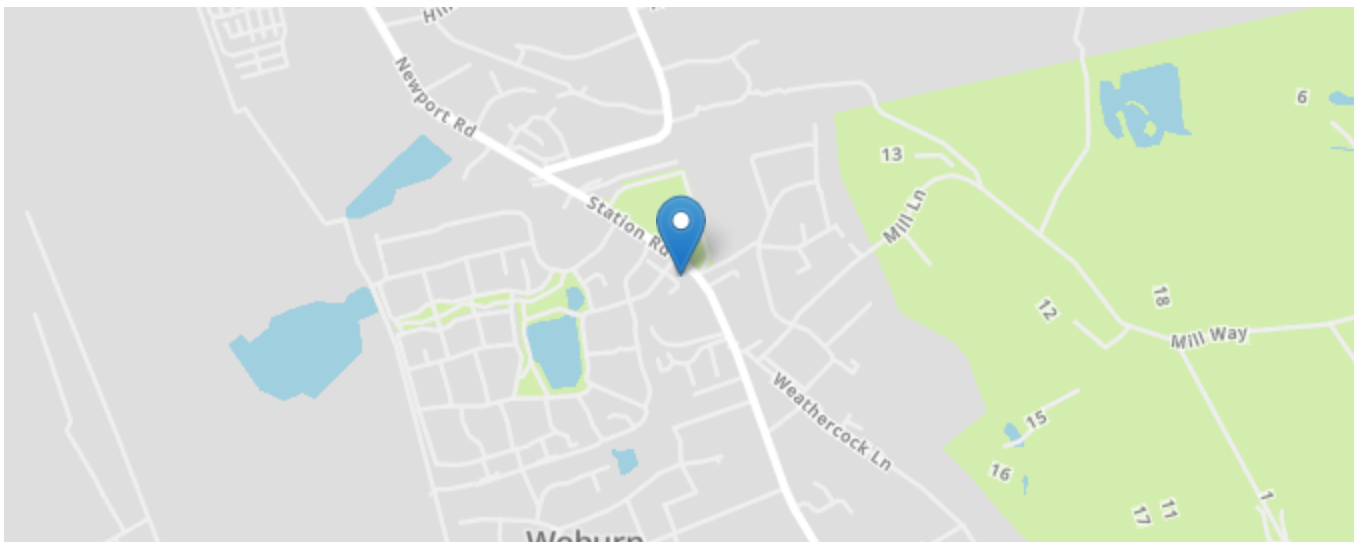
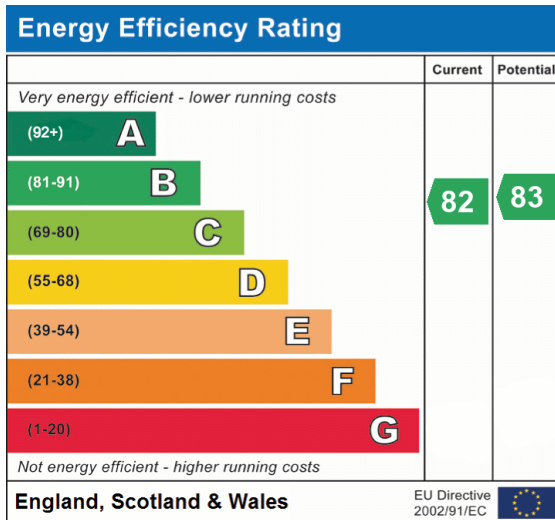
14' 1" max. x 8' 5" max. (4.29m x 2.57m)

Bedroom 2

8' 4" x 7' 6" (2.54m x 2.29m)

Bathroom

8' 8" x 5' 4" (2.64m x 1.63m)



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.