

## £120,000 Shared Ownership

Bromyard House, Bromyard Avenue, London W3 7BF



- Guideline Minimum Deposit £12,000
- First Floor (building has a lift)
- Attractive Period Building
- Shops/Westfield within Easy Reach
- Guide Min Income Dual £45.5k | Single £52k
- Approx. 447 Sqft Gross Internal Area
- Communal Gardens and Cycle Storage
- Short Walk to East Acton/Acton Central

## GENERAL DESCRIPTION

**SHARED OWNERSHIP** (Advertised price represents 40% share. Full market value £300,000). This one-bedroom flat is on the first floor and appears in excellent condition throughout. The property features a good-sized reception room with attractive flooring and a semi-open-plan kitchen. The bedroom is a comfortable double, there is a simple, white-tiled bathroom and the windows are large, double-glazed units which offer a pleasant view of the courtyard of the adjacent development. Bromyard House is an imposing building originally home to the Ministry of Pensions and was put to a variety of other governmental or military purposes before being converted to residential use. The development has a concierge and well-maintained communal grounds. East Acton (Central Line) and Acton Central (London Overground) are both a short walk away plus there are Elizabeth Line services from Acton Main Line Station. Shops can be found in the local area, Acton Park is nearby and amenities such as Westfield London within easy reach.

**Housing Association:** A2Dominion.

**Tenure:** Leasehold (to be returned to 99 years on completion of sale).

**Minimum Share:** 40% (£120,000). The housing association will expect that you will purchase the largest share affordable.

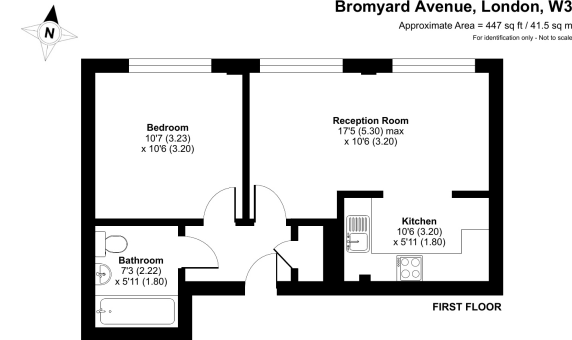
**Shared Ownership Rent:** £499.90 per month (subject to annual review).

**Service Charge:** £258.03 per month (subject to annual review).

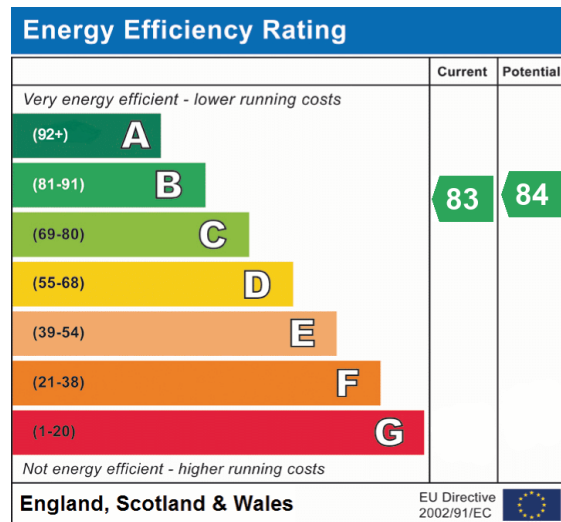
**Guideline Minimum Income:** Dual - £45,500 | Single - £52,000 (based on minimum share and 10% deposit).

**Council Tax:** Band C, London Borough of Ealing. 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). There is no parking space offered with this property.



1 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). Produced for Urban Moves. REF: 1314759



## DIMENSIONS

### FIRST FLOOR

#### Entrance Hall

#### Reception Room

17' 5" max. x 10' 6" max. (5.30m x 3.20m)

#### Kitchen

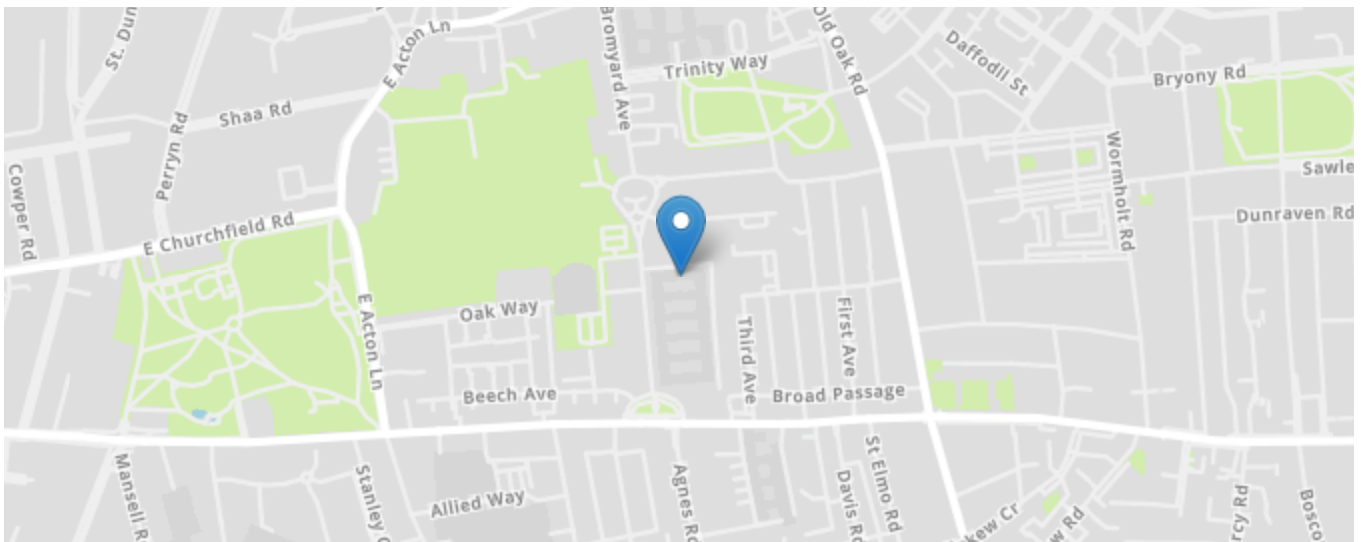
10' 6" x 5' 11" (3.20m x 1.80m)

#### Bedroom

10' 7" x 10' 6" (3.23m x 3.20m)

#### Bathroom

7' 3" x 5' 11" (2.21m x 1.80m)



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.