



Walton Gardens | | Hutton | PR4 5SF

Price £104,000

FAULKNER MADDEN

FM Residential | SO Moves

## Key features

- 2 Bedroom House
- Pristine as New Condition
- Private Driveway Parking for 2 Cars
- Attractive Timber Flooring Throughout
- Electric Charging Point
- 40% share
- Monthly Rent on Unowned Share £325.07
- Monthly Lease Management Fee £24.76
- Monthly Building Insurance £8.49
- 100% Value £260,000

## Description

Nestled in the desirable area of Walton Gardens, Hutton, this charming end-terrace house offers a perfect blend of modern living and convenience. Built in 2018, the property boasts a contemporary design and is presented in excellent condition, making it an ideal choice for first-time buyers or those looking to downsize.

Spanning approximately 689 square feet, the home features a welcoming reception room that provides a comfortable space for relaxation and entertaining. The property comprises two well-proportioned bedrooms, ensuring ample space for family or guests. The bathroom is thoughtfully designed, catering to all your daily needs.

One of the standout features of this property is the provision for parking, accommodating up to two vehicles, which is a rare find in many urban settings. Additionally, the property is offered with no onward chain, allowing for a smooth and hassle-free purchase process.

With its modern amenities and prime location, this end-terrace house in Walton Gardens is a fantastic opportunity for those seeking a stylish and practical home in a sought-after area. Don't miss the chance to make this delightful property your own.





## Shared Ownership Eligibility Criteria

To qualify for a Shared Ownership home, you must:

Be at least 18 years old.

Have an annual household income below £80,000 (outside London) or £90,000 (in London).

Not own another home or be in the process of selling one.

Be unable to afford a suitable home on the open market.

Not be in mortgage or rent arrears.

Have a good credit history and be able to afford the regular payments and costs involved.

### Heylo Housing Application Requirements

When applying to Heylo Housing, you must provide:

A Budget Planner completed by an Independent Financial Advisor (IFA).

Photo ID (passport, driving licence, or national ID) for all applicants.

A recent utility bill, bank, or credit card statement (dated within the last 3 months) for all applicants.

3 months of payslips.

3 months of bank statements.

Proof of deposit funds.

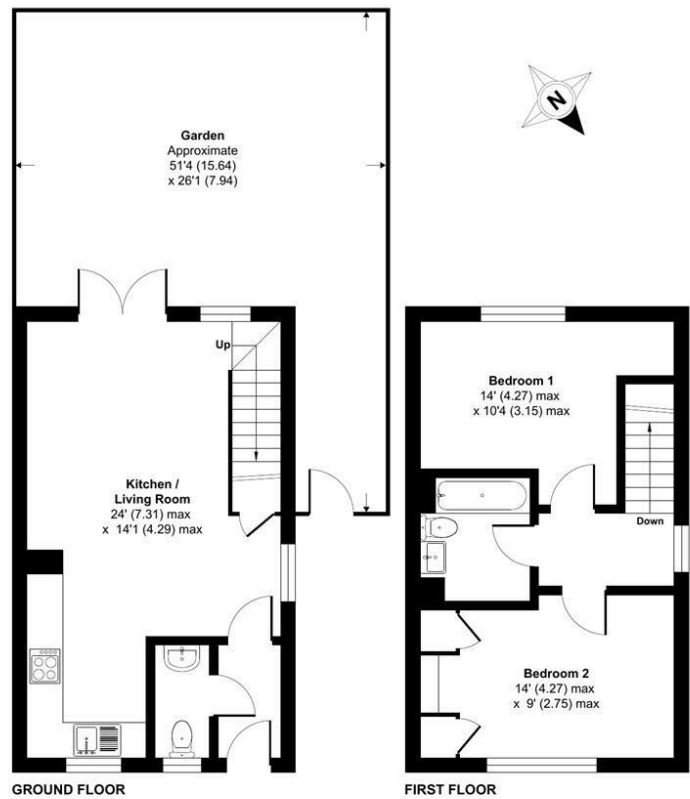
A mortgage decision in principle or a completed Independent Mortgage Advisor (IMA) form.

Permission for Heylo Housing to run a hard credit search on your file.

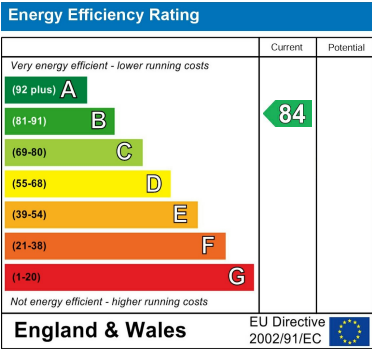


Walton Gardens, Hutton, Preston, PR4

Approximate Area = 676 sq ft / 62.8 sq m  
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS Residential). © nichecom 2025. Produced for So Moves. REF: 1241874



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