

£126,000 Shared Ownership

Skylark Drive, Hailsham, East Sussex BN27 1GT



- Guideline Minimum Deposit £12,600
- Two Storey, Three Bedroom, Detached House
- Bathroom, Shower Room and Downstairs W.C.
- Garden plus Balcony and Side Lawn
- Guide Min Income Dual £50.6k | Single £58k
- Approx. 1325 Sqft Gross Internal Area
- Very Good Energy Efficiency Rating
- Two Parking Spaces (+Shared Visitor Spaces)

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 30% share. Full market value £420,000). A great chance to buy a spacious, shared-ownership family home. This recently-constructed, double-fronted property has a cloakroom just off the entrance hall, a twenty-foot, dual-aspect reception room and a large kitchen/dining room with breakfast bar, handle-less units and integrated appliances. Upstairs, two of the bedrooms also benefit from windows on two sides and all three are good-sized doubles with fitted/built-in storage. There is an attractive, naturally-lit bathroom plus an en-suite shower room. Well insulated walls, roof and floor, high performance glazing and a modern gas central heating system all contribute towards a very good energy-efficiency rating. To the side of the house is a garden, with patio and lawn, and the rear gate allows easy access to the two parking spaces. Hailsham town centre is only a few minutes drive away and can also be reached via brief bus or bike ride. Ofsted list four primary schools within a mile radius of Skylark Drive, all rated 'Good'.

Housing Association: Clarion.

Tenure: Leasehold (250 years from 01/07/2021). Freehold transferred on 100% ownership.

Minimum Share: 30% (£126,000). The housing association will expect that you will purchase the largest share affordable.

Shared Ownership Rent: £794.54 per month (subject to annual review).

Service Charge: £56.32 per month (subject to annual review).

Guideline Minimum Income: Dual - £50,600 | Single - £58,000 (based on minimum share and 10% deposit).

Council Tax: Band E, Wealden 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.

DIMENSIONS

GROUND FLOOR

Entrance Hall

W.C.

Reception Room

20' 0" x 12' 5" (6.10m x 3.78m)

Kitchen / Dining Room

20' 0" x 13' 0" max. (6.10m x 3.96m)

Garden

FIRST FLOOR

Landing

Bedroom 1

17' 2" max. x 12' 4" max. (5.23m x 3.76m)

En-Suite Shower Room

6' 10" x 4' 0" (2.08m x 1.22m)

Balcony

Bedroom 2

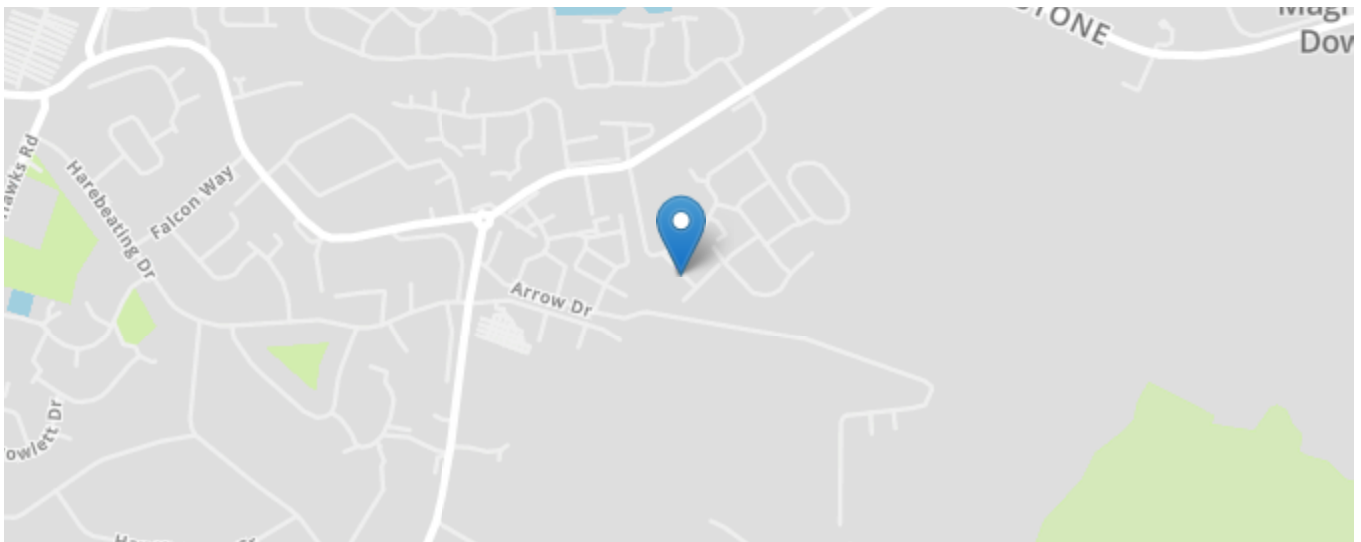
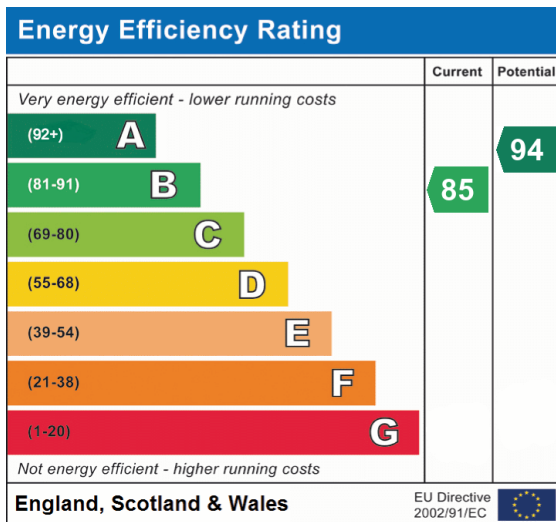
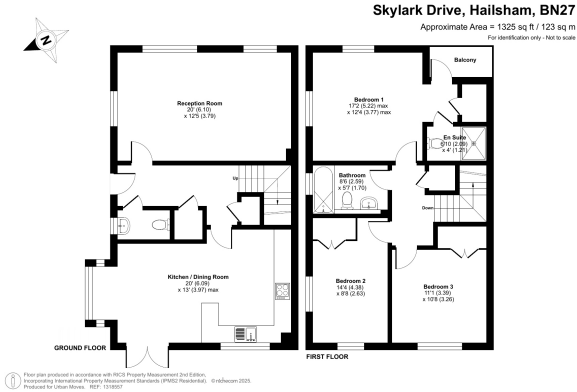
14' 4" x 8' 8" (4.37m x 2.64m)

Bedroom 3

11' 1" x 10' 8" (3.38m x 3.25m)

Bathroom

8' 6" x 5' 7" (2.59m x 1.70m)



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.