

£118,500 Shared Ownership

Leith House, 4 Thornton Close, Leatherhead, Surrey KT22 7JZ



- Guideline Minimum Deposit £11,850
- First Floor
- Very Good Energy Efficiency Rating
- Parking Space
- Guide Min Income Dual £35.5k | Single £41.8k
- Approx. 491 Sqft Gross Internal Area
- South/South-East-Facing Juliette Balcony
- Leatherhead Station Within Easy Reach

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 50% share. Full market value £237,000). An attractively-presented flat on the first floor of this modern development. The property has a twenty-foot, open-plan kitchen/reception room with south/south-east-facing Juliette balcony and an additional side window. There is a spacious bedroom with fitted wardrobe, a large hallway storage/utility cupboard and a stylish bathroom. Well insulated walls, high performance glazing and gas central heating make for a very good energy-efficiency rating. Leith House is only a short walk from Leatherhead Station, which provides rail services to Guildford, Dorking, Horsham, London Waterloo and London Victoria. The flat comes with use of an allocated parking space and is also within comfortable walking distance, or brief cycle ride, of the town centre.

Housing Association: A2Dominion.

Tenure: Leasehold (125 years from 24/06/2018).

Minimum Share: 50% (£118,500). The housing association will expect that you will purchase the largest share affordable.

Shared Ownership Rent: £339.32 per month (subject to annual review).

Service Charge: £177.46 per month (subject to annual review).

Guideline Minimum Income: Dual - £35,500 | Single - £41,800 (based on minimum share and 10% deposit).

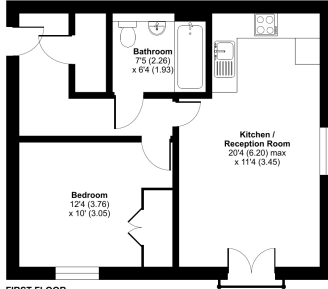
Council Tax: Band C, Mole Valley District Council. Priority is given to applicants living and/or working in this local authority.

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. Pets not permitted (except assistance animals).



Thornton Close, Leatherhead, KT22

Approximate Area = 491 sq ft / 45.6 sq m
For identification only - Not to scale



FIRST FLOOR

© Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS) Standard. © richcom 2025. Produced for Urban Moves. REF: 120411

DIMENSIONS

FIRST FLOOR

Entrance Hallway

Reception

20' 4" max. x 11' 4" max. (6.20m x 3.45m)

Kitchen

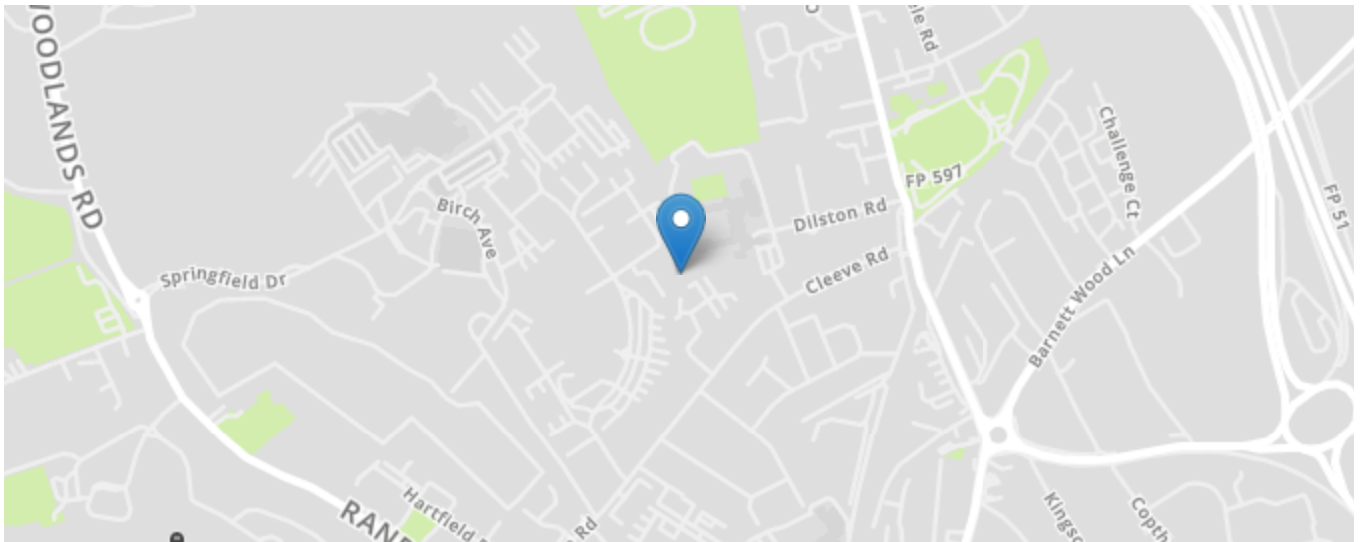
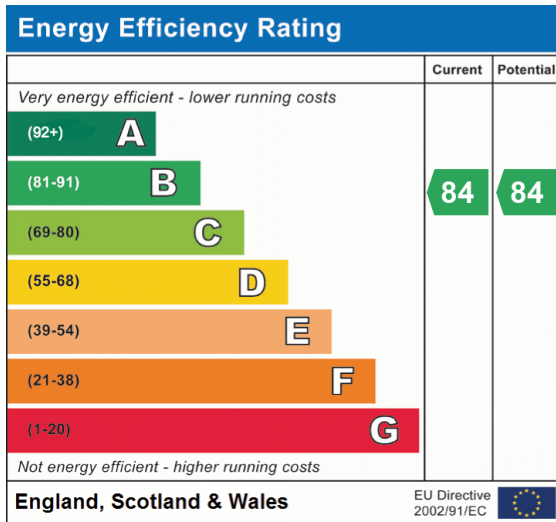
included in reception measurement

Bedroom

12' 4" x 10' 0" (3.76m x 3.05m)

Bathroom

7' 5" max. x 6' 4" max. (2.26m x 1.93m)



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.