

£147,500 Shared Ownership

Ascot House, 30 Mill Mead, Staines, Surrey TW18 4QP



- Guideline Minimum Deposit £14,750
- Second Floor (building has a lift)
- Very Good Energy Efficiency Rating
- Close to Town Centre/Railway Station
- Guide Min Income Dual £42.5k | Single £48.8k
- Approx. 553 Sqft Gross Internal Area
- Full Width Balcony
- Very Long Lease

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 50% share. Full market value £295,000). This stylish apartment is on the second floor of a recently-built development and appears in excellent condition throughout. The property has a semi-open-plan kitchen featuring handle-less, gloss-white units and integrated appliances. A sliding door leads from the reception out onto a full-width balcony overlooking the communal garden. The spacious bedroom has an additional balcony door and a large, mirror-fronted wardrobe. There is an attractive, high-spec bathroom and a large storage/utility cupboard has been provided in the entrance hall. Well insulated walls, high performance glazing and a communal heating/hot water system make for a very good energy-efficiency rating. The town centre and main shopping district are close by and Staines Railway Station, for services between Reading/Weybridge/Windsor & Eton Riverside and London Waterloo, is also only a short walk away. Residents of Ascot House can make use of a communal roof terrace which offers a panoramic view of the surrounding area. Very long lease.

Housing Association: Clarion.

Tenure: Leasehold (990 years from 01/01/2019).

Minimum Share: 50% (£147,500). The housing association will expect that you will purchase the largest share affordable.

Shared Ownership Rent: £317.61 per month (subject to annual review).

Service Charge: £206.00 per month (subject to annual review).

Guideline Minimum Income: Dual - £42,500 | Single - £48,800 (based on minimum share and 10% deposit).

Council Tax: Band C, Spelthorne Borough 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). There is no parking space offered with this property.

DIMENSIONS

SECOND FLOOR

Entrance Hall

Bedroom

12' 11" x 10' 11" (3.94m x 3.32m)

Bathroom

8' 3" x 7' 0" (2.51m x 2.13m)

Reception

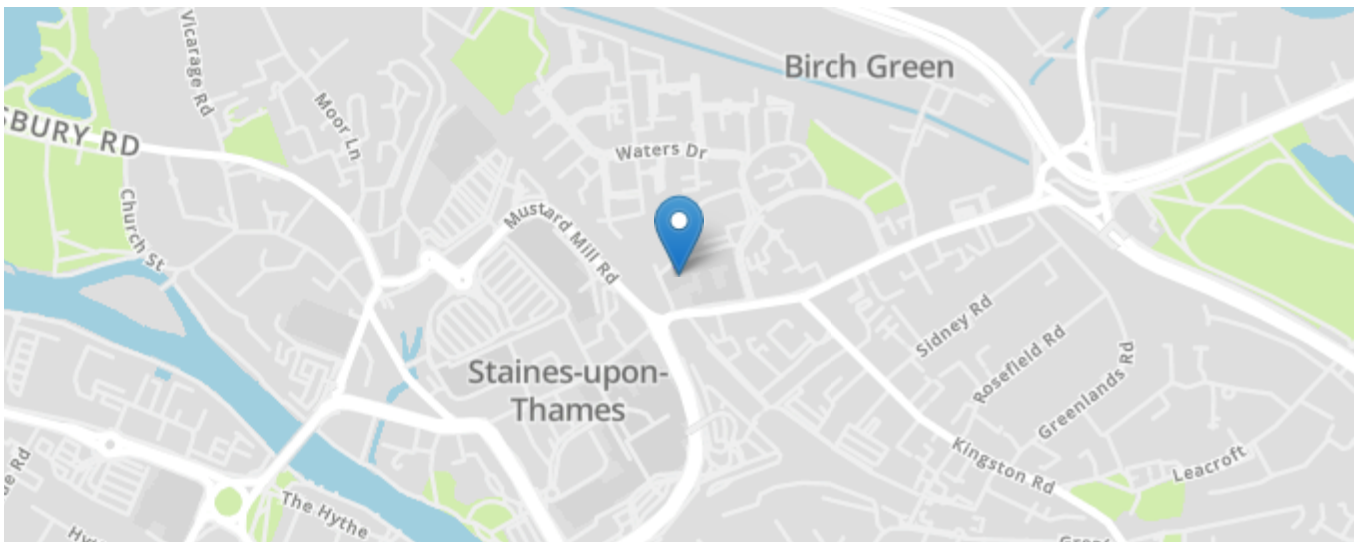
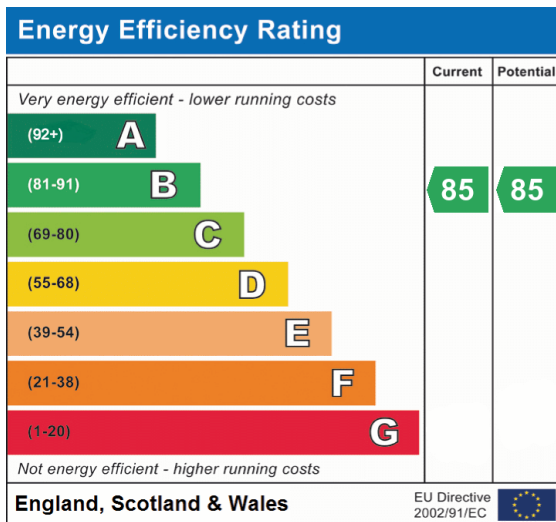
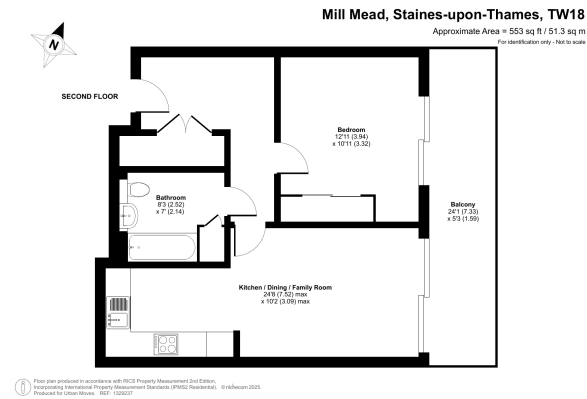
24' 8" max. x 10' 2" max. (7.52m x 3.09m)

Kitchen

included in reception measurement

Balcony

24' 1" x 5' 3" (7.33m x 1.59m)



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.