

£137,500 Shared Ownership

Alder Road, East Anton, Andover, Hampshire SP11 6YZ



- Guideline Minimum Deposit £13,750
- Two Storey, Two Bedroom, End of Terrace House
- Bathroom plus Downstairs WC
- South/South-West-Facing Rear Garden
- Guide Min Income Dual £33.7k | Single £40k
- Approx. 851 Sqft Gross Internal Area
- Very Good Energy Efficiency Rating
- Two Parking Spaces

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 50% share. Full market value £275,000). An attractive, gable-fronted and part-tiled property which forms one end of a short, three-house terrace. The entrance hall leads to a spacious kitchen, a ground-floor cloakroom/WC and the reception room. From here, a door opens onto a neatly-maintained, south/south-west-facing rear garden with patio, lawn and timber shed. On the first floor of the house are two generously-sized bedrooms plus the bathroom. 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 property, just beyond the garden gate, are two allocated, off-street parking spaces. The local roads allow easy access to the A303, the M3 and M4 motorways as well as the many places of interest that Hampshire has to offer. Andover town centre can also be reached via bus or bike.

Housing Association: Clarion.

Tenure: Leasehold (125 years from 01/08/2018). Freehold transferred on 100% ownership.

Minimum Share: 50% (£137,500). The housing association will expect that you will purchase the largest share affordable.

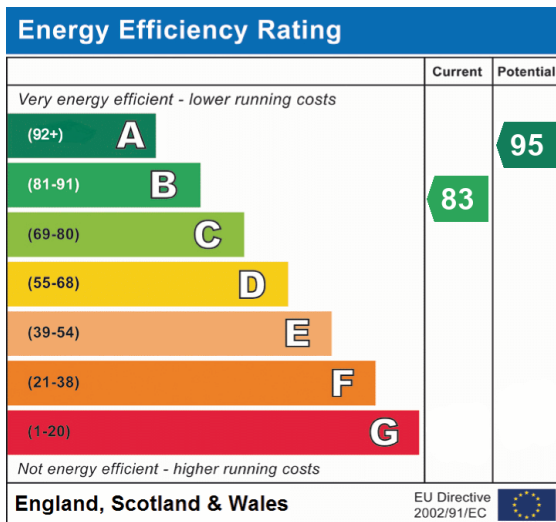
Shared Ownership Rent: £318.69 per month (subject to annual review).

Service Charge: £43.08 per month (subject to annual review).

Guideline Minimum Income: Dual - £33,700 | Single - £40,000 (based on minimum share and 10% deposit).

Council Tax: Band C, Test Valley 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.



DIMENSIONS

GROUND FLOOR

Entrance Hall

Kitchen

10' 6" x 8' 4" (3.21m x 2.55m)

W.C.

Living Room

15' 6" x 11' 7" (4.72m x 3.53m)

FIRST FLOOR

Landing

Bedroom 1

15' 5" max. x 12' 10" max. (4.71m x 3.92m)

Bathroom

6' 9" max. x 6' 2" max. (2.05m x 1.88m)

Bedroom 2

15' 5" x 9' 6" (4.70m x 2.89m)

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.