



Lease - 250 years  
Lease type - 2016 - 21

**17 Rutherford Way, Wembley HA9 0EA/HA9 0EB**

| Plot                           | Floor | No of Beds | Size (Sq m) | Guide Prices *** | Min Share % * | Share Price | Deposit (5%) | Monthly Mortgage ** | Monthly Rent Payment | Estimated Service Charge *** | Total Monthly Cost | Status    | Anticipated Completion |
|--------------------------------|-------|------------|-------------|------------------|---------------|-------------|--------------|---------------------|----------------------|------------------------------|--------------------|-----------|------------------------|
| <b>Studio Apartments</b>       |       |            |             |                  |               |             |              |                     |                      |                              |                    |           |                        |
| A-09-02                        | 9     | ST         | 41.78       | £350,000         | 25%           | £87,500     | £4,375.00    | £429.65             | £601.56              | £174.04                      | £1,205.25          | Available | Winter 2025            |
| A-12-02                        | 12    | ST         | 41.78       | £351,000         | 25%           | £87,750     | £4,387.50    | £430.88             | £603.28              | £174.04                      | £1,208.19          | Available | Winter 2025            |
| <b>One Bedroom Apartments</b>  |       |            |             |                  |               |             |              |                     |                      |                              |                    |           |                        |
| A-09-05                        | 9     | 1          | 54.96       | £405,000         | 25%           | £101,250    | £5,062.50    | £497.16             | £696.09              | £199.26                      | £1,392.51          | Available | Winter 2025            |
| A-09-06                        | 9     | 1          | 50.82       | £399,000         | 25%           | £99,750     | £4,987.50    | £489.80             | £685.78              | £192.34                      | £1,367.92          | Available | Winter 2025            |
| A-12-05                        | 12    | 1          | 53.37       | £416,000         | 25%           | £104,000    | £5,200.00    | £510.67             | £715.00              | £198.55                      | £1,424.22          | Available | Winter 2025            |
| <b>Two Bedroom Apartments</b>  |       |            |             |                  |               |             |              |                     |                      |                              |                    |           |                        |
| A-10-07                        | 10    | 2          | 76.46       | £546,000         | 25%           | £136,500    | £6,825.00    | £670.25             | £938.44              | £242.88                      | £1,851.57          | Available | Winter 2025            |
| A-11-01                        | 11    | 2          | 76.46       | £549,000         | 25%           | £137,250    | £6,862.50    | £673.93             | £943.59              | £240.98                      | £1,858.50          | Available | Winter 2025            |
| A-13-07                        | 13    | 2          | 76.46       | £555,000         | 25%           | £138,750    | £6,937.50    | £681.30             | £953.91              | £242.86                      | £1,878.07          | Available | Winter 2025            |
| <b>Three Bedroom Apartment</b> |       |            |             |                  |               |             |              |                     |                      |                              |                    |           |                        |
| A-09-07                        | 9     | 3          | 77.05       | £585,000         | 25%           | £146,250    | £7,312.50    | £718.13             | £1,005.47            | £242.69                      | £1,966.29          | Available | Winter 2025            |

**Leasehold - 250 years | Council Tax Band - To be confirmed |**

\* Applicants income and deposit determines the share you will need to purchase

\*\* Mortgage repayments shown are approximate and are based on a APR of 5.19% and mortgage term of 35 years. We will arrange for you to meet an independent financial adviser as part of our interview process. Minimum deposit shown is 5% and subject to mortgage product availability. Please note that the above figures are guidelines only and official figures will be confirmed prior to offer.

\*\*\* The monthly service charges are an estimate but include (where applicable); buildings insurance, management & audit fees, cleaning, lighting, landscaping & general maintenance of the communal areas.  
Monthly Rent payment based on 2.75% of the share not purchased.  
The prices are correct at the time of production of this literature (November 2025), however can be amended when a new valuation is required in line with the current market conditions. The shares percentages reflected on the price list are examples. Service charge will be reviewed annually by the Managing Agent

SO Resi have been appointed as Pinnacle Spaces Sales and Marketing Agents and are providing a sales & marketing service. We will be supporting your sales transaction from reservation to legal completion. Please note that SO Resi and Pinnacle Spaces are not commercially related.

**Sales Consultant : Roshan Mob: 07562 949 458**