



Plot 366 Cuckoo Fields, Ross Frames Grove, Hailsham BN27 2GT

welcome to

Plot 366 Cuckoo Fields, Ross Frames Grove, Hailsham

Shared Ownership Three Bedroom Detached Home.

Available to purchase now at a 50% Share at £192,500 Maximum amount to purchase initially is 75%.

A beautifully presented three-bedroom detached home set within the sought-after Cuckoo Fields development in Hailsham.

Finished to a high specification throughout, the property benefits from gas central heating, a fully fitted kitchen with integrated hob and oven with space and plumbing for washing machine and fridge/freezer, downstairs WC, family bathroom and three well-proportioned rooms on the first floor. Further benefits include 10 Year New Homes Warranty and flooring throughout.

Enjoying a great setting with surrounding green space, Cuckoo Fields offers a semi-rural feel while remaining just a short drive from Hailsham town centre, where a range of amenities and supermarkets can be found. Residents can enjoy a countryside setting and walks along the Cuckoo Trail towards Eastbourne or Heathfield.

Anticipated build completion - March 2026.

A great opportunity to get onto the property ladder and live in this contemporary three bedroom detached home situated in the new Cuckoo Fields development.

Financial Breakdown:

Full market value: £385,000

50% share value: £192,500

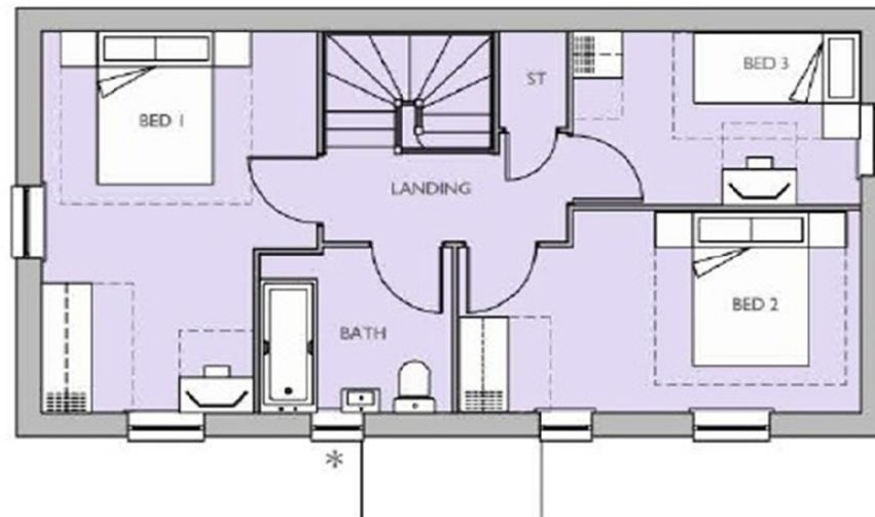
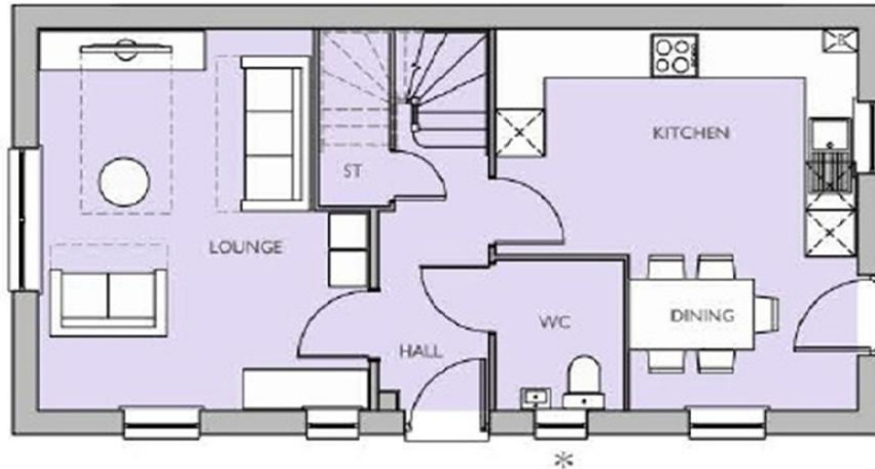
5% deposit: £9,625.00

Rent charged on unowned share: 2.75%

Rent on unowned share (50%): £441.14 per month

Other charges apply





Key Information Documents:

Key Information Documents will be provided upon enquiry

Rent & Charges:

Under the terms of the Shared Ownership scheme you will be offered the maximum % share you can afford. Other monthly charges include service charge, buildings insurance, estate charge and management fee.

Disclaimer:

Please note some of these photos have been virtually enhanced with furniture and should be used as a guide. They may also not be indicative of this particular plot.

Washing machines have been added for illustrative purposes only and are not included.

Rooms:

Entrance Hall

Living Room

Kitchen / Dining Room

Cloakroom

Stairs To First Floor Landing

Bedroom One

Bedroom Two

Bedroom Three

Bathroom

Rear Garden

Allocated Parking

welcome to

Cuckoo Fields Ross Frames Grove, Hailsham

- Brand New Three Bedroom Detached Home
- High Specification Finish throughout
- 10 Year New Homes Warranty
- Service Charges applicable
- Secure your Home today!

Tenure: Leasehold

EPC Rating: PEA TBC

Service Charge: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

50% Share at £192,500



Please note the marker reflects the
postcode not the actual property

view this property online fox-and-sons.co.uk/Property/HAI110327



Property Ref:
HAI110327 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

fox & sons



01323 843554



Hailsham@fox-and-sons.co.uk



16 High Street, HAILSHAM, East Sussex, BN27 1BJ



fox-and-sons.co.uk