

£110,000 Shared Ownership

Lancaster Way, Chatteris, Cambridgeshire PE16 6FQ



- Guideline Minimum Deposit £11,000
- Two Storey, Three Bedroom, End of Terrace House
- Bathroom plus Downstairs WC
- South Facing Rear Garden
- Guide Min Income Dual £28k | Single £32.5k
- Approx. 944 Sqft Gross Internal Area
- Very Good Energy Efficiency Rating
- Two Parking Spaces

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 50% share. Full market value £220,000). A great chance to buy a three-bedroom, shared-ownership family home. This smartly-presented property forms one end of a four-house terrace and has a spacious kitchen/dining room with windows on two sides. There is an under-stairs cloakroom/WC and a full-width living room. On the first floor are two generously-sized bedrooms plus a smaller third double bedroom and a sleek, naturally-lit bathroom. Well insulated walls, roof and floor, high performance glazing and gas central heating all contribute towards a very good energy-efficiency rating. The house comes with two forecourt parking spaces and a south-facing rear garden with patio, lawn and timber shed. The garden can also be accessed via a side gate. Chatteris town centre is within comfortable walking distance or just a few minutes by bike.

Housing Association: Clarion.

Tenure: Leasehold (125 years from 01/01/2017). Freehold transferred on 100% ownership.

Minimum Share: 50% (£110,000). The housing association will expect that you will purchase the largest share affordable.

Shared Ownership Rent: £334.12 per month (subject to annual review).

Service Charge: £29.56 per month (subject to annual review).

Guideline Minimum Income: Dual - £28,000 | Single - £32,500 (based on minimum share and 10% deposit).

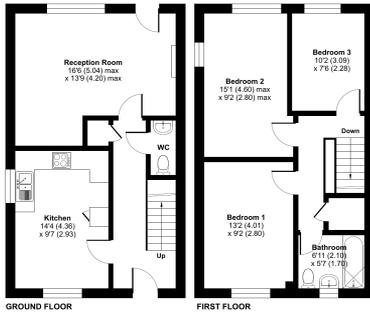
Council Tax: Band B, Fenland District Council. Priority is given to applicants living and/or working in this local authority.

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.



Lancaster Way, Chatteris, PE16

Approximate Area = 944 sq ft / 87.7 sq m
For identification only - Not to scale



1 Floor plan produced in accordance with RICS Property Measurement 2nd Edition.
2 Incorporating Operational Property Measurement Standards (IPMS) benchmarked. © Urbanmoves 2024.
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DIMENSIONS

GROUND FLOOR

Entrance Hall

Kitchen

14' 4" x 9' 7" (4.36m x 2.93m)

W.C.

Reception Room

16' 6" max. x 13' 9" max. (5.04m x 4.20m)

FIRST FLOOR

Landing

Bedroom 1

13' 2" x 9' 2" (4.01m x 2.80m)

Bedroom 2

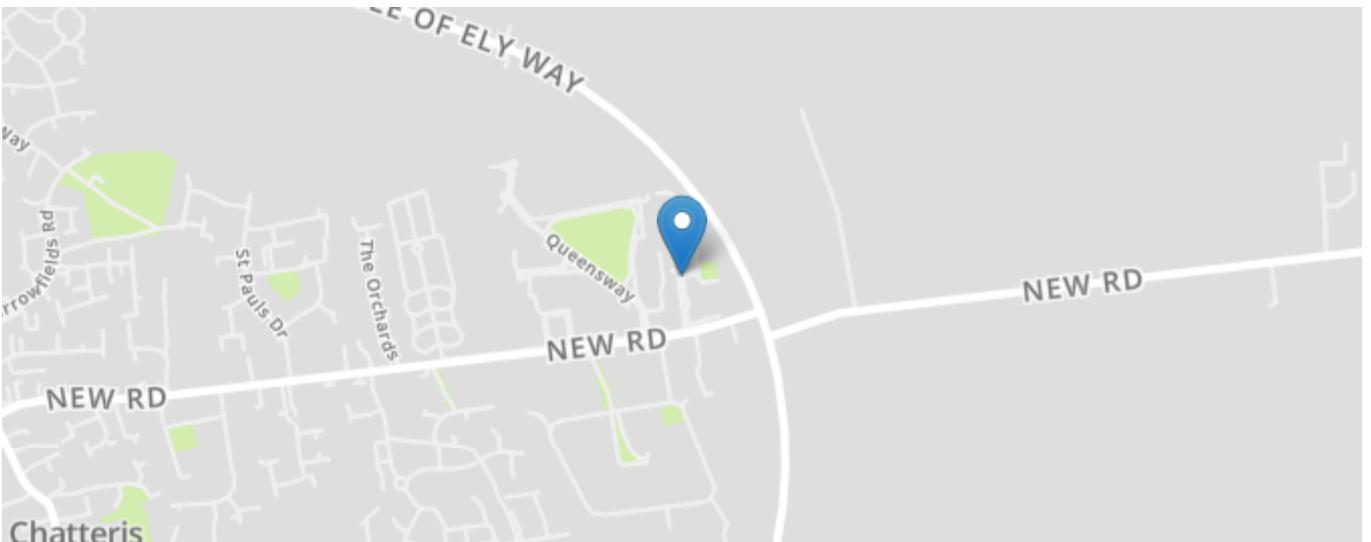
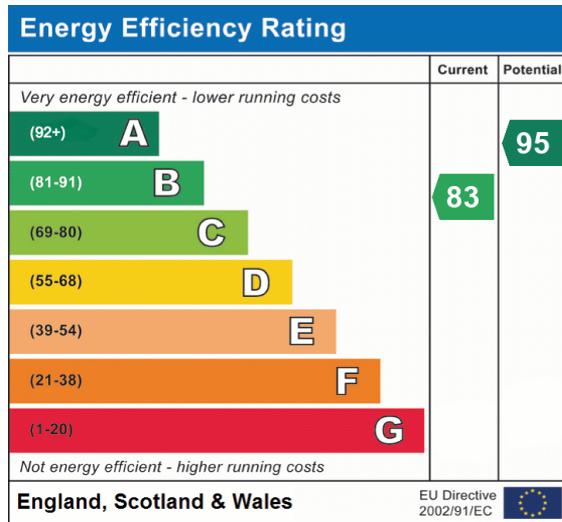
15' 1" x 9' 2" max. (4.60m x 2.80m)

Bedroom 3

10' 2" x 7' 6" (3.09m x 2.28m)

Bathroom

6' 11" x 5' 7" (2.10m x 1.70m)



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.