

£103,750 Shared Ownership

North Mead, Chichester, West Sussex PO19 6EG



- Guideline Minimum Deposit £10,375
- Three Storey, Mid Terrace House
- Reception plus Kitchen/Dining Room
- Bathroom plus Ground-Floor WC
- Rear Garden
- Guide Min Income Dual £47.4k | Single £54.2k
- Approx. 1277 Sqft Gross Internal Area
- Three Spacious Double Bedrooms
- Very Good Energy Efficiency Rating
- Parking Space (+ Shared Visitor Parking)

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 25% share. Full market value £415,000). This three-storey family home was built quite recently and appears in excellent condition throughout. There is a ground-floor cloakroom/WC and a large and attractive kitchen/dining room with double doors that lead into the reception room. Upstairs, on the first floor, are two generously-sized bedrooms and a simple, modern bathroom. The top floor is devoted to an exceptionally spacious main bedroom. Well insulated walls, roof and floor, high performance glazing and a communal heating/hot water system make for a very good energy-efficiency rating. North Mead is part of the Graylingwell Park development. Nearby Havenstoke Park offers beautiful, green space to enjoy as well as the popular Pavilion Café. The property comes with a neatly-maintained rear garden, an allocated parking space plus use of the, shared, visitor spaces. The shops and many other amenities that Chichester city centre has to offer can also be easily reached via local bus or by brief cycle ride.

Housing Association: Clarion.

Tenure: Leasehold (125 years from 01/02/2020). Freehold transferred on 100% ownership.

Minimum Share: 25% (£103,750). The housing association will expect that you will purchase the largest share affordable.

Shared Ownership Rent: £852.14 per month (subject to annual review).

Service Charge: £76.13 per month (subject to annual review).

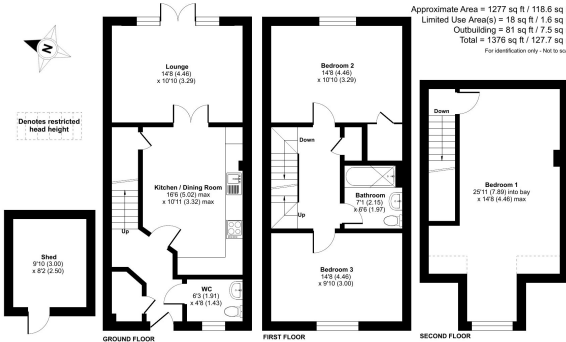
Guideline Minimum Income: Dual - £47,400 | Single - £54,200 (based on minimum share and 10% deposit).

Council Tax: Band D, Chichester 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.

North Mead, Chichester, PO19

Approximate Area = 1277 sq ft / 118.6 sq m
 Limited Use Area(s) = 18 sq ft / 1.6 sq m
 Outbuilding = 81 sq ft / 7.5 sq m
 Total = 1376 sq ft / 127.7 sq m
 For identification only. Not to scale



Plan prepared in accordance with RICS Property Measurement 2nd Edition. Measurements taken on 10/05/2023. Measurements taken on 10/05/2023. Produced by Urban Moves, 0207 143302

DIMENSIONS

GROUND FLOOR

Entrance Hall

W.C.

6' 3" x 4' 8" (1.91m x 1.43m)

Kitchen / Dining Room

16' 6" max. x 10' 11" max. (5.02m x 3.32m)

Lounge

14' 8" x 10' 10" (4.46m x 3.29m)

FIRST FLOOR

Landing

Bedroom 2

14' 8" x 10' 10" (4.46m x 3.29m)

Bathroom

7' 1" max. x 6' 6" max. (2.15m x 1.97m)

Bedroom 3

14' 8" x 9' 10" (4.46m x 3.00m)

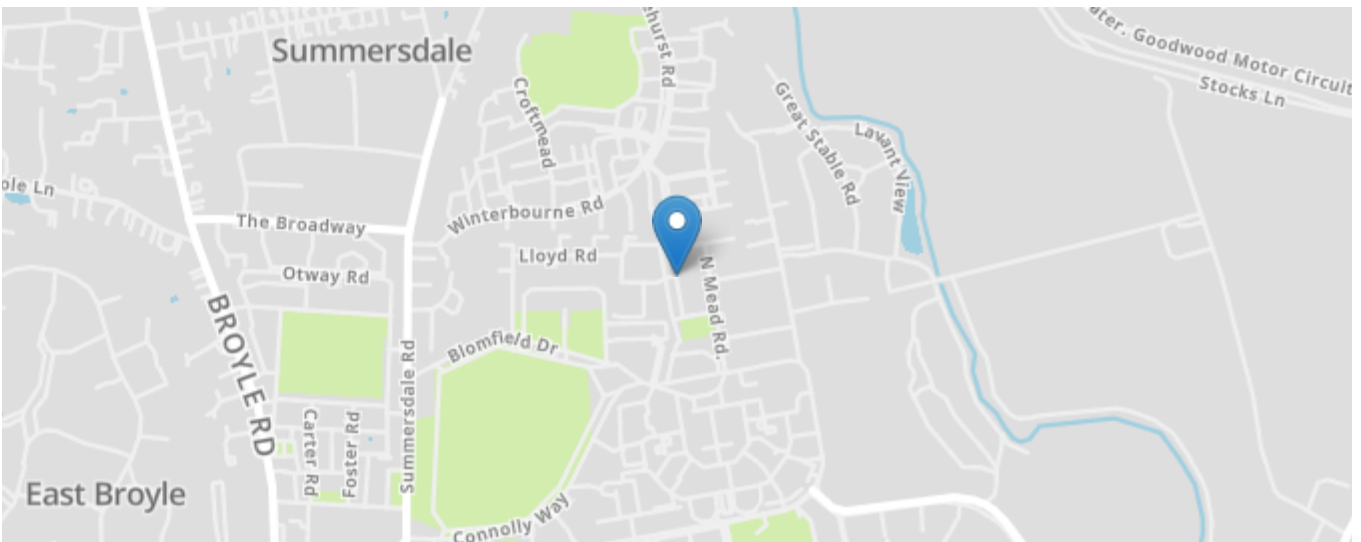
SECOND FLOOR

Bedroom 1

25' 11" into bay x 14' 8" max. (7.89m x 4.46m)

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) A		94
(81-91) B	85	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	



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.