

£90,000 Shared Ownership

Felsted, Caldecotte, Milton Keynes, Buckinghamshire MK7 8FD



- Guideline Minimum Deposit £9,000
- Second and Third (Top) Floor
- Kitchen is Separate from Reception
- Three Juliette Balconies
- Parking Space
- Guide Min Income Dual £33.8k | Single £40.1k
- Approx. 740 Sqft Gross Internal Area
- Two Good-Sized Double Bedrooms
- Modern Double Glazing and Gas Central Heating
- Short Walk from Bow Brickhill Station

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 30% share. Full market value £300,000). A rare chance to buy a shared-ownership duplex apartment. The property is on the second and third (top) floors and the layout is flexible. It is currently arranged with a bedroom on the upper floor and a games/exercise room plus the reception on the lower level however the upper room could equally be used as the reception and both lower rooms as bedrooms. All three of these rooms feature Juliette balconies. There is a good-sized kitchen, a spacious, naturally-lit bathroom and built-in storage has been provided throughout the property. Well insulated walls and roof, double glazing and gas central heating make for a good energy-efficiency rating. This modern development is located in an attractive area surrounded by tree-lined streets and close to picturesque Caldecotte Lake. The apartment comes with use of an allocated parking space and is also just a short walk from Bow Brickhill Station for services between Bedford and Bletchley with numerous onwards connections including trains to Milton Keynes Central and London Euston available from there. Ofsted list three primary schools within a mile radius, all rated 'Good'.

Housing Association: Clarion.

Tenure: Leasehold (125 years from 30/07/2008).

Minimum Share: 30% (£90,000). The housing association will expect that you will purchase the largest share affordable.

Shared Ownership Rent: £547.09 per month (subject to annual review).

Service Charge: £117.38 per month (subject to annual review).

Guideline Minimum Income: Dual - £33,800 | Single - £40,100 (based on minimum share and 10% deposit).

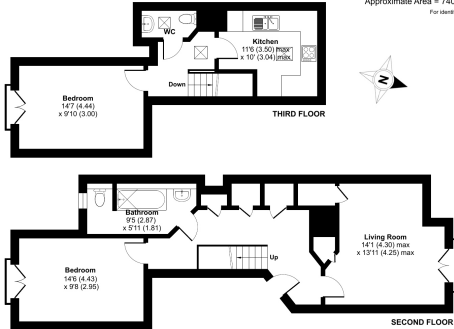
Council Tax: Band C, Milton Keynes City Council. Priority is given to applicants living and/or working in this local authority.

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. Pets may be permitted but only with prior consent from Clarion (which, unfortunately, can only be obtained once you are the property owner).

DIMENSIONS

Felsted, Caldecotte, Milton Keynes, MK7

Approximate Area = 740 sq ft / 68.7 sq m
For information only - Not to scale



Plan produced in accordance with RICS Property Measurement 2nd Edition, International Residential Property Measurement Standards (IPIMS Residential). Produced by Urban Moves. REF: 148333 © Urban Moves 2024

SECOND FLOOR

Entrance Hall

Living Room

14' 1" max. x 13' 11" max. (4.30m x 4.25m)

Bathroom

9' 5" max. x 5' 11" max. (2.87m x 1.81m)

Bedroom

14' 6" x 9' 8" (4.43m x 2.95m)

THIRD FLOOR

Landing

Kitchen

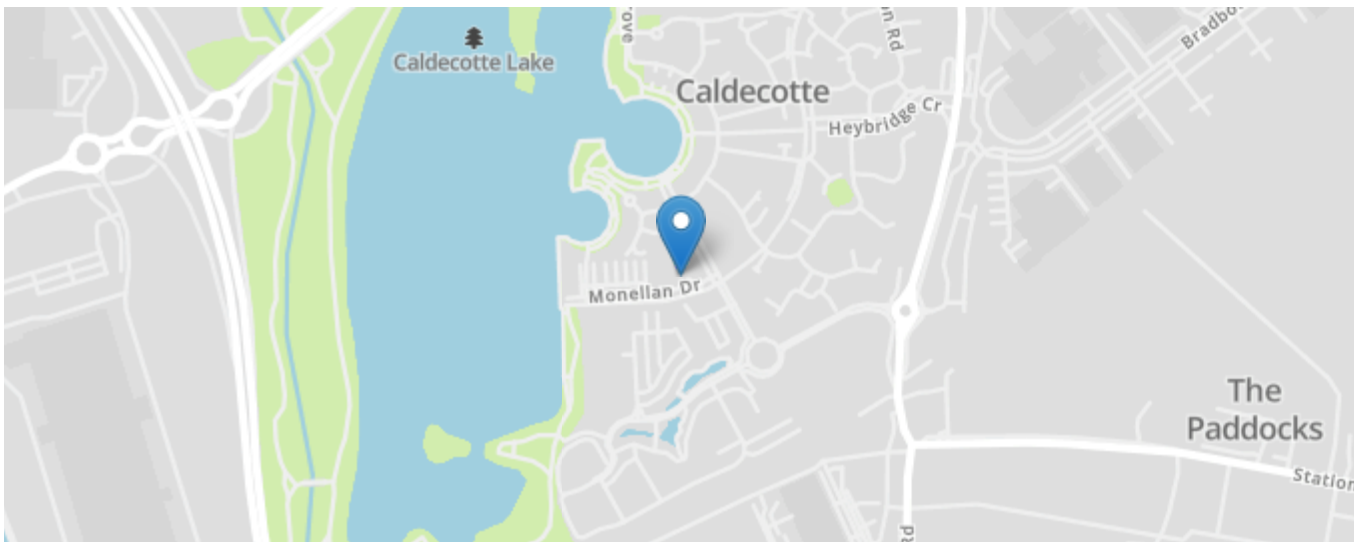
11' 6" max. x 10' 0" max. (3.50m x 3.04m)

W.C.

Bedroom

14' 7" x 9' 10" (4.44m x 3.00m)

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C	77	77
(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.