

£86,250 Shared Ownership

Olympian Close, Long Hanborough, Oxfordshire OX29 8FY



- Guideline Minimum Deposit £8,625
- Two Storey, Mid Terrace House
- Two Good-Sized Double Bedrooms
- Very Good Energy Efficiency Rating
- Two Parking Spaces
- Guide Min Income Dual £36.4k | Single £42.7k
- Approx. 742 Sqft Gross Internal Area
- Bathroom plus Downstairs WC
- Rear Garden
- Short Walk to Hanborough Railway Station

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 25% share. Full market value £345,000). This attractive, mid-terrace house is part of a recently-built development close to Hanborough Station. There is a smart, modern kitchen at the front, a ground-floor cloakroom/WC and a spacious reception room that leads out to the rear garden. The garden can also be accessed via a back gate. On the first floor of the property is a generously-sized main bedroom, a slightly smaller second double bedroom and a naturally-lit bathroom. Well insulated walls, roof and floor, gas central heating and high performance glazing all contribute towards a very good energy-efficiency rating. The house comes with parking for two cars and the railway station provides services to a number of destinations including London Paddington, with Oxford the first stop (approx. 13 minutes). The local schools are all Ofsted-rated 'Good'.

Housing Association: Clarion.

Tenure: Leasehold (125 years from 01/04/2019). Freehold transferred on 100% ownership.

Minimum Share: 25% (£86,250). The housing association will expect that you will purchase the largest share affordable.

Shared Ownership Rent: £706.22 per month (subject to annual review).

Service Charge: £43.24 per month (subject to annual review).

Guideline Minimum Income: Dual - £36,400 | Single - £42,700 (based on minimum share and 10% deposit).

Council Tax: Band C, West Oxfordshire 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.

DIMENSIONS

GROUND FLOOR

Entrance Hall

Kitchen

10' 1" x 6' 10" (3.07m x 2.08m)

W.C.

6' 2" x 3' 1" (1.88m x 0.94m)

Reception Room

13' 9" max. x 12' 8" max. (4.19m x 3.86m)

FIRST FLOOR

Landing

Bedroom 1

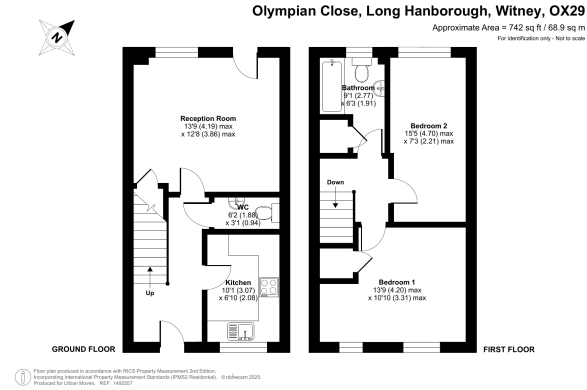
13' 9" max. x 10' 10" max. (4.20m x 3.31m)

Bedroom 2

15' 5" max. x 7' 3" max. (4.70m x 2.21m)

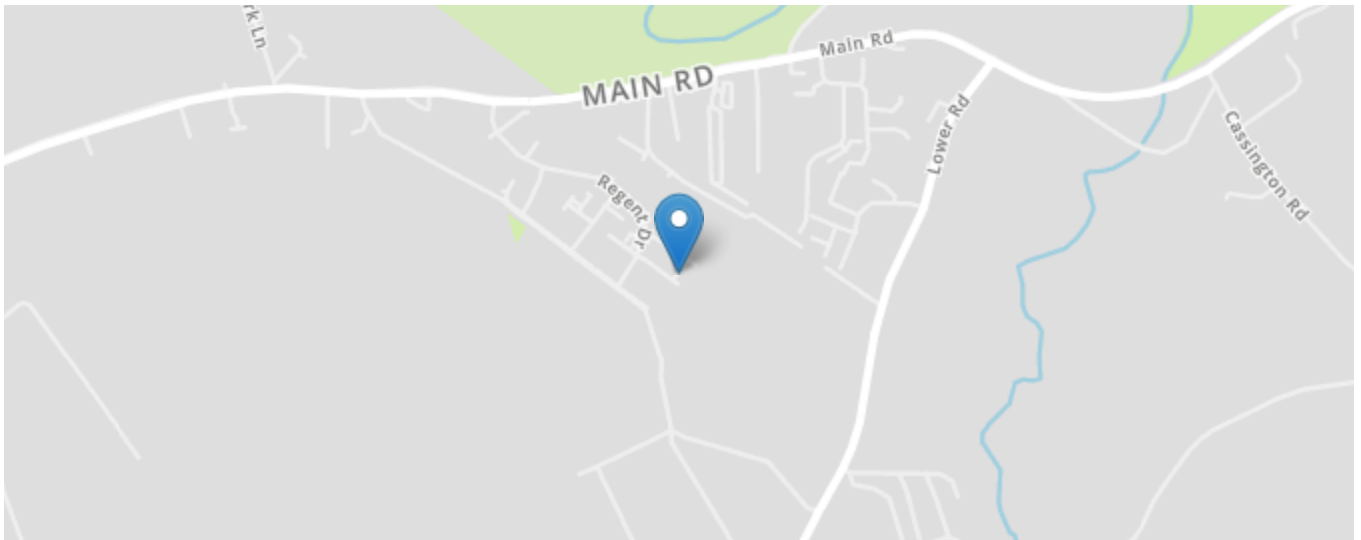
Bathroom

9' 1" max. x 6' 3" max. (2.77m x 1.91m)



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) A		97
(81-91) B	84	
(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.