

£143,750 Shared Ownership

Ingrebourne Apartments, 5 Central Avenue, Fulham Riverside, London SW6 2GG



- Guideline Minimum Deposit £14,375
- Seventh (Top) Floor
- Spacious Main Bedroom
- Good Energy Efficiency Rating
- Large Communal Garden
- Guide Min Income Dual £46.4k | Single £53.1k
- Approx. 695 Sqft Gross Internal Area
- Balcony
- Riverside Development
- Concierge and Residents' Gym

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 25% share. Full market value £575,000). A great chance to buy a shared-ownership apartment in such a desirable and central location. This well-presented property is on the seventh (top) floor and has a twenty-two-foot reception with open-plan kitchen featuring sleek, white units and integrated appliances. A large sliding door leads out onto a balcony that offers a far-reaching view of the surrounding area. The balcony can also be accessed from the smaller of the two bedrooms. The main bedroom is spacious, the bathroom stylish and high-spec and a pair of built-in storage/utility cupboards have been provided in the entrance hall. Residents of the development can make use of excellent facilities including two well-maintained communal gardens, twenty-four-hour concierge, on-site gym, outdoor workout equipment, table tennis and badminton courts plus a cycle storage area. Wandsworth Town Station and Imperial Wharf are both just a short walk away. Clapham Junction, Fulham Broadway and Parsons Green are also within easy reach and Thames Clipper services are available from Chelsea Harbour Pier.

Housing Association: Clarion.

Tenure: Leasehold (125 years from 01/06/2014).

Minimum Share: 25% (£143,750). The housing association will expect that you will purchase the largest share affordable.

Shared Ownership Rent: £295.59 per month (subject to annual review).

Service Charge: £386.41 per month (subject to annual review).

Guideline Minimum Income: Dual - £46,400 | Single - £53,100 (based on minimum share and 10% deposit).

Council Tax: Band G, London Borough of Hammersmith & Fulham. 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 not permitted. There is no parking space offered with this property.

DIMENSIONS

SEVENTH FLOOR

Entrance Hall

9' 9" x 8' 6" (2.97m x 2.59m)

Bathroom

6' 10" max. x 6' 8" max. (2.09m x 2.03m)

Bedroom 1

14' 4" x 10' 2" (4.36m x 3.11m)

Bedroom 2

14' 4" x 6' 11" (4.36m x 2.11m)

Reception

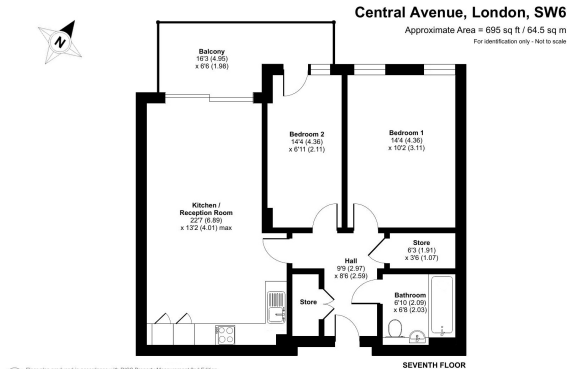
22' 7" x 13' 2" max. (6.89m x 4.01m)

Kitchen

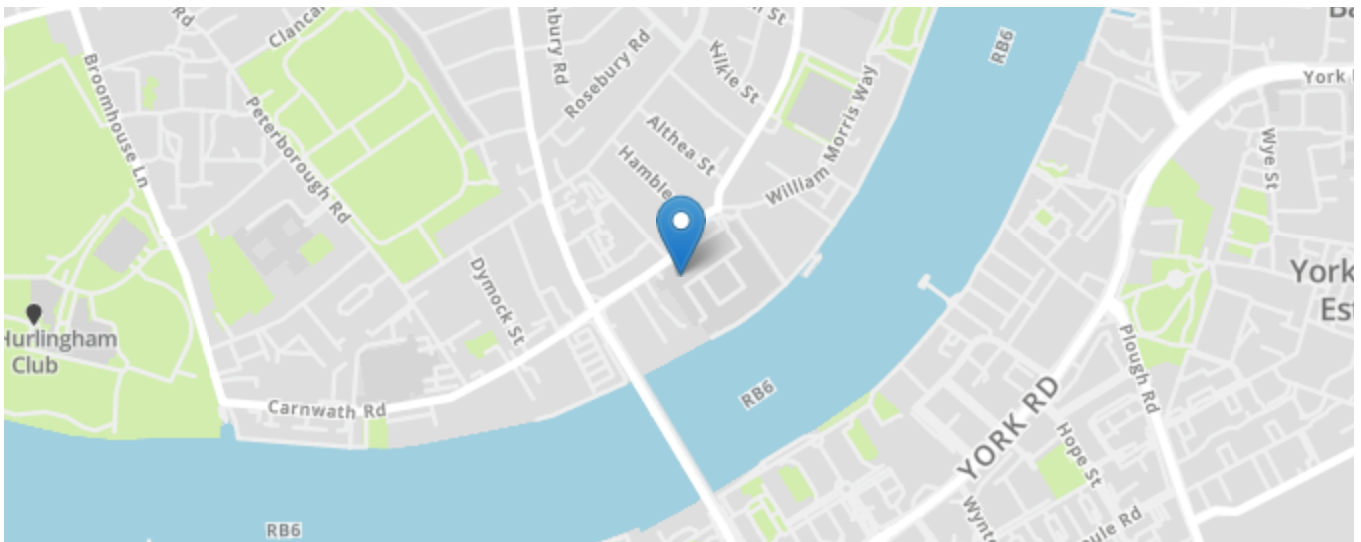
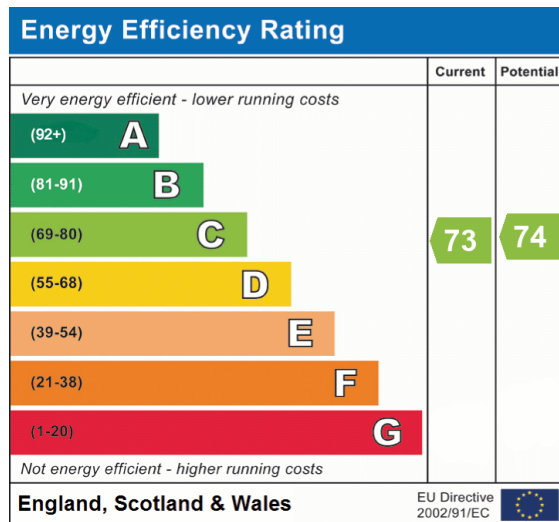
included in reception measurement

Balcony

16' 3" x 6' 6" (4.95m x 1.98m)



Plan produced in accordance with RICS Property Measurement 2nd Edition.
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