

- Shared Ownership
- Local Connection Requirement
- Contemporary Design
- 10 Year Build Warranty
- Cloakroom, Bathroom & Ensuite
- Close to Schools

A three bedroom end of terrace house being sold for affordable housing with shared ownership. For example, a 25% share is available at £103,750 with a monthly rental of £713.

Please note that any purchaser must have a local connection (living or working or studying) within Buckinghamshire. Other share options are available from 10% to 75% subject to any purchaser's finances.



## Plot 6 | Tyzack Road | High Wycombe | HP13 7PU

In conjunction with Red Kite Community Housing this end of terrace house is currently under construction and we are anticipating occupancy for the new owner in October 2023.

The house provides well-proportioned accommodation with a fully equipped kitchen, lounge/diner and guest cloakroom to the ground floor. To the first floor are two bedrooms and the family bathroom, with stairs rising to the second floor that has the third bedroom with its ensuite shower room. The living areas will have carpet to floors, whilst the kitchen and bathroom areas will have vinyl flooring. There is parking provision for two cars and the rear garden is approximately 90sqm. The property will make a superb first time buy.

High Wycombe is a market town providing a wide range of shops, restaurants and entertainment venues. High Wycombe is a desirable location to live, with excellent schooling and commuter benefits. There are a range of well-respected primary and secondary schools, along with three Grammar Schools, with further education available at Buckinghamshire New University. For commuting, London Marylebone can be reached in less than half an hour on Chiltern Railways' fast trains and is serviced by Junctions 3 & 4 of the M40 that connects to the M25 and London Heathrow.

Shared ownership provides an excellent alternative to renting and allows buyers to enter the housing market in a way that suits their own particular needs and finances. Buyers can purchase a share of the property, and pay an affordable monthly rent of 2.75% on the unowned share. These shared ownership homes come with a long lease and over time a buyer can increase the percentage share they own to the full 100% freehold ownership.

Service Charge: circa £300 per annum (to be verified by a solicitor)

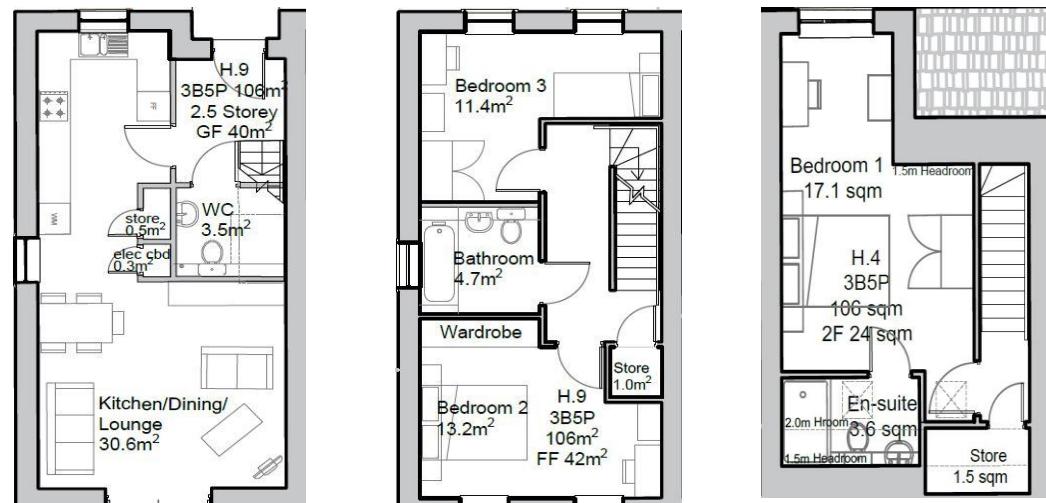
Lease Length: 990 years (to be verified by a solicitor)

### Shared ownership examples:

25% shared ownership costs £103,750 & the monthly rent would be £713.

50% shared ownership costs £207,500 & the monthly rent would be £475.

75% shared ownership costs £311,250 & the monthly rent would be £237



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