

£144,000 Shared Ownership

Bletchley Court, Hitchin Lane, Stanmore, Greater London, HA7 1FP



- Guideline Minimum Deposit £14,400
- Ground Floor
- Open-Plan Reception/Kitchen
- Communal Heating and Hot Water
- Guideline Min. Household Income £37,800
- Approx. 530 Sqft Gross Internal Area
- High Performance Glazing
- Minutes from Canons Park Station

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 45% share. Full market value £320,000). Bletchley Court is part of the carefully laid-out and well-maintained Stanmore Place development. Considerable thought has been given to energy-efficiency with high-performance double glazing to all units and a communal heating and hot water system. This apartment is on the ground floor and features a reception room with sleek, open-plan kitchen. There is a good-sized bedroom with fitted wardrobe, a stylish bathroom with marble style tiles and a useful hall storage cupboard. Canons Park Station, for the Jubilee line, is just a few minutes walk away.

Tenure: Leasehold (125 years from 2011)

Share Available: 45% (£144,000)

Shared Ownership Rent: £270.38* per month (based on 45% ownership)

Service Charge: £131.16* per month (including sinking fund)

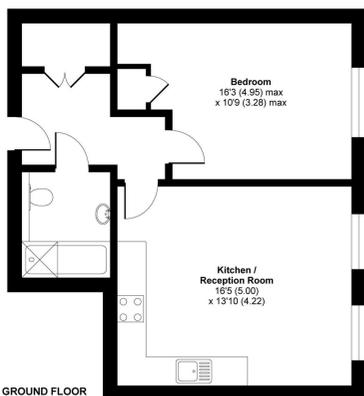
Guideline Minimum Household Income: £37,800 (assuming 10% (£14,400) deposit)

Local Authority: Harrow**

Council Tax Band: C (£1501.26 for 2018-19)

The property is offered for sale on a sold as seen basis. A2Dominion Housing Group do not offer any warranties on the domestic appliances in the property or undertake to carry out any remedial work or redecoration work of a cosmetic nature. Pets not permitted (except assistance animals). Unless specifically mentioned in the details above parking is not offered with this property.

* Rent and service charges are subject to annual review. ** Priority may be given to applicants currently living or working in the Borough of Harrow.



DIMENSIONS

RECEPTION
16' 5" x 13' 10" (5.00m x 4.22m)

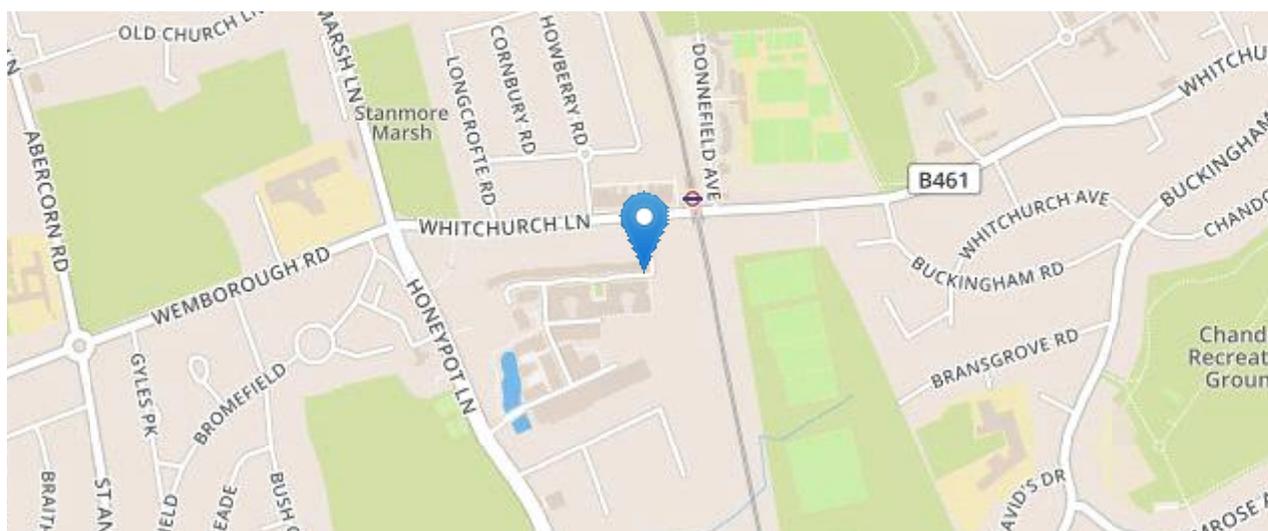
KITCHEN
included in reception measurement

BEDROOM
16' 3" max. x 10' 9" max. (4.95m x 3.28m)

BATHROOM

Environmental Impact (CO ₂) Rating	
Current	Potential
Very environmentally friendly - lower CO ₂ emissions	
(92 to 100) A	
(81 to 91) B	
(69 to 80) C	
(55 to 68) D	
(39 to 54) E	
(21 to 38) F	
(1 to 20) G	
Not environmentally friendly - higher CO ₂ emissions	
84	85
England, Wales & N.Ireland <small>EU Directive 2002/91/EC</small>	

Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 to 100) A	
(81 to 91) B	
(69 to 80) C	
(55 to 68) D	
(39 to 54) E	
(21 to 38) F	
(1 to 20) G	
Not energy efficient - higher running costs	
77	78
England, Wales & N.Ireland <small>EU Directive 2002/91/EC</small>	



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.