

Bedford Rd | Great Barford | MK44 3JF



Shared ownership at

Goodwin Place

A new way of living

Location, location, location...

Goodwin Place is located on the western side of Great Barford, a large village approx. 3 miles from the centre of Bedford. It offers a range of local amenities, including well-regarded Lower and Middle schools and a GP surgery. Road links are excellent, with the nearby A421 providing direct access to the A1 & M1, as well as Cambridge and Milton Keynes.

Goodwin Place is being developed by the award-winning Linden Homes. Our well-specified 2 & 3 bedroom shared ownership homes here offer a modern, sustainable living choice, with finishes carefully considered to provide a tasteful, neutral canvas...ready for you to add your own, unique signature.

Specification highlights

- Modern, neutral kitchen cabinets and worktops
- Built-in oven, hob & extractor
- Modern white sanitary ware with thermostatic showering and glass screen
- Wood-effect flooring to kitchens & bathrooms
- Carpeting to all other rooms, available as an early-purchase incentive
- Allocated parking
- Fully enclosed, turfed rear gardens



Computer generated image of the Maple house type on a previous development

Development plan



This plan been prepared and is intended as a convenient guide only and does not form any part of an offer or contract. Accordingly, there shall be no liability as a result of any error or omission as published.

Own it

Having a stake in your home is a great feeling and shared ownership makes this a realistic option; one which tens of thousands of people across the country have already taken up.

Key features:

- You buy and own a significant stake in your home, rather than just renting with no return.
- Your combined monthly mortgage and 'rent' - the fee we charge on the bit you haven't bought - are considerably less than buying outright and often around the same as renting an equivalent home.
- You don't need a really big deposit, as it's based on the share you're buying, rather than the whole property value.
- You can buy more shares at any time...until it's all yours. (We call this 'Staircasing up').
- Or, if you want to move on, you simply sell your share for its market value at the time.

The numbers

As a headline example:

Full property value - £285,000

40% share - £114,000

5% deposit - £5,700

Monthly mortgage - £533

Monthly fee - £392

Total monthly mortgage & fee - £925

Disclaimer

IMPORTANT NOTICE These brief particulars have been prepared and are intended as a convenient guide to supplement an inspection or survey and do not form any part of an offer or contract. Their accuracy is not guaranteed. They contain statements of opinion and in some instances we have relied on information supplied by others. Design elements and specification details may change without notice. You should verify the particulars on your visit to the property and the particulars do not replace the need for a survey and appropriate enquiries. Accordingly, there shall be no liability as a result of any error or omission in the particulars or any information given. Date of publication: June 2018

The small print

* The example above is based on a mortgage rate of 4.25% and a term of 30 years. Please note that rates/terms vary and that eligibility/affordability criteria apply. Shares range from 25-75%, subject to availability. A management/service charge will be payable on this development.

Development location



Contact the sales team for more information on:



01733 396406



www.crosskeyshomes.co.uk/sharedownership



sales@crosskeyshomes.co.uk



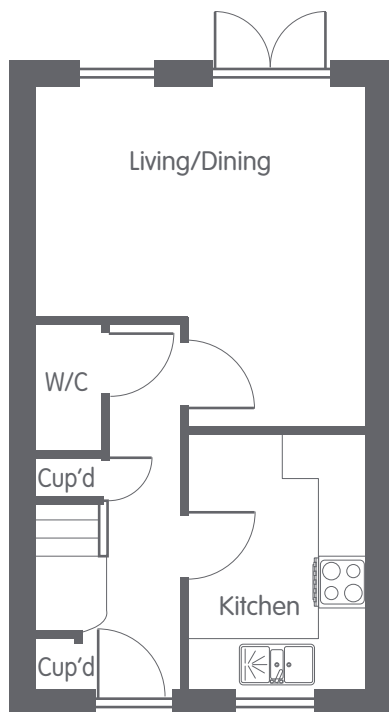
[CrossKeysHomesPeterborough](https://www.facebook.com/CrossKeysHomesPeterborough)



[@CrossKeysHomes](https://twitter.com/CrossKeysHomes)

The Alder

2 bedroom homes



Ground floor

Lounge/Dining

4.62m(max) x 4.42m (15'1" x 14'6")

Kitchen

3.43m x 2.4m (11'3" x 7'10")

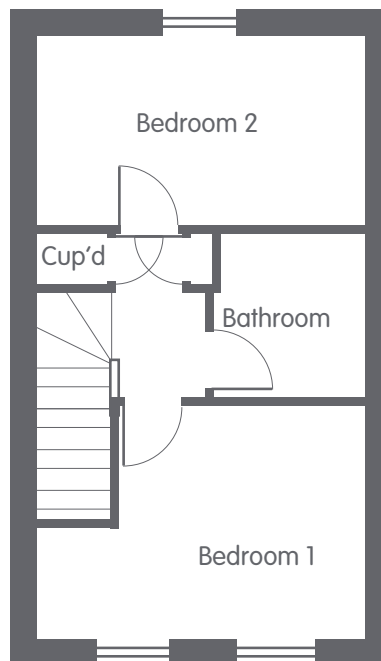
First floor

Bedroom 1

4.42m(max) x 3.15m(max) (14'6" x 10'4")

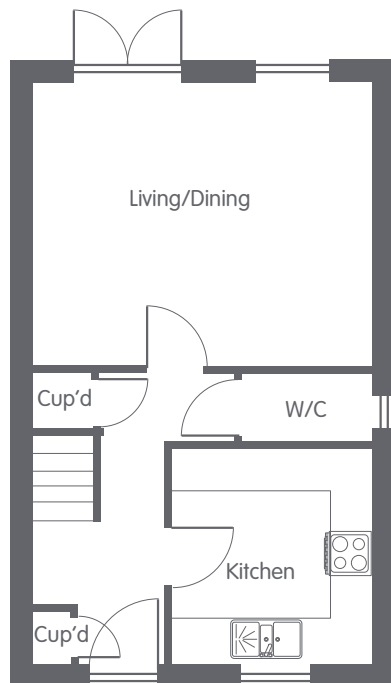
Bedroom 2

4.42m x 2.6m (14'6" x 8'6")



The Maple

3 bedroom homes



Ground floor

Lounge/Dining

4.98m x 3.17m (16'4" x 13'7")

Kitchen

3.17m x 3.17m (10'5" x 10'5")

First floor

Bedroom 1

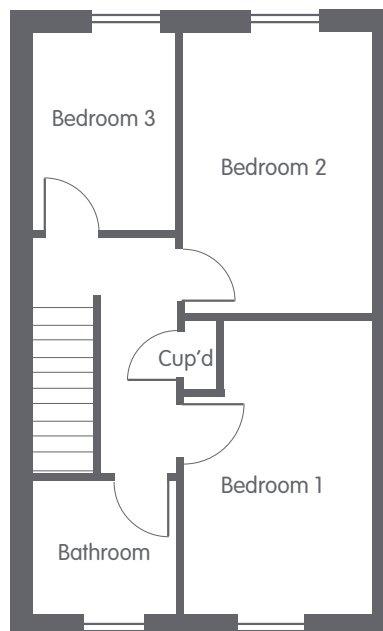
4.34m x 2.71m (14'2" x 8'10")

Bedroom 2

4.15m x 2.71m (13'7" x 8'10")

Bedroom 3

2.93m x 2.18m (9'6" x 7'1")



Availability



The Maple 3 bedroom semi-detached homes Plots 23 & 24

Full market value - £285,000;
40% share price - £114,000

Plots 25-29 to be released for sale summer 2018

Shares available to purchase between 25% – 75% of the full market value (subject to availability).
An estate management charge will be payable.
Details correct as at 8/6/18

