



Peep Green Road, Hartshead, WF15 8AH
£250,000

E&H Edkins Holmes
ESTATE AGENTS

****ONLY AVAILABLE TO FIRST TIME BUYERS THROUGH THE GOVERNMENT'S FIRST HOME SCHEME****

'Aprils View' is a small development of 13 townhouses offering residents all the amenities of modern living and tastefully built houses in a rural setting. The development consists of four blocks of mews houses formed around parking courtyards accessed from the new road.

Dwellings are of a rural character with natural stone walls, slate roof and natural stone detailing. Boundary treatments include dry stone walling, hedging and timber fencing. The site benefits from three additional visitor parking spaces.

Plots 6 is available only to first time buyers as part of the First Homes scheme.



Backed by HM Government

What is the First Homes Scheme?

First Homes is a new scheme designed to help local first time buyers onto the property ladder, by offering homes at a discount of at least 30% compared to the market price. The discounts will apply to the homes forever, meaning that generations of new buyers and the local community will continue to benefit every time the property is sold.

First Homes Criteria

To qualify for the scheme you must be:

- *18 or older
- *A first-time buyer - If the First Home is being bought by more than one individual all purchasers must be first-time buyers.
- *Able to get a mortgage for at least half the price of the home
- *Buying the home as part of a household where total income is no more than £80,000

You must also meet one of the following local connection criteria:

- *You have lived in Kirklees for the last 3 years
- *You have lived in Kirklees for at least five years in the last 10 years
- *You have close family who have lived in Kirklees for the last 3 years
- *You receive or provide care and support in Kirklees
- *You are employed or about to accept an offer of employment in Kirklees

Buyers are exempt from local connection criteria if they are:

- *A member of the armed forces
- *The divorced or separated spouse or civil partner of a member of the armed forces
- *A widow or widower of a deceased member of the armed forces (if their death was caused wholly or partly by their service)

*A veteran who left the armed forces in the last 5 years

Please note you may still need to meet other eligibility conditions.

How To Apply

Contact the estate agent and tell them you want to buy a First Home.

They'll help you to complete and submit the application.

You'll have to pay a fee if the First Home you want to buy is a new build. The amount is set by the developer.

You'll get the fee back if your application is unsuccessful.

Further Information

Further information can be found at:

<https://www.kirklees.gov.uk/beta/housing/first-homes-scheme.aspx>

About The Development:

Plots 5-7 are fronting Peep Green Road, offering beautiful far reaching views and comprise of a terrace of 3 & 4 bedroom dwellings with a private parking area to the rear and good sized front, rear and side gardens.

All dwellings are spacious and benefit from large living areas with rear doors opening out to gardens, separate dining kitchens, cloakrooms, master bedroom suites with en-suite and walk-in wardrobes /dressing areas and family bathrooms.

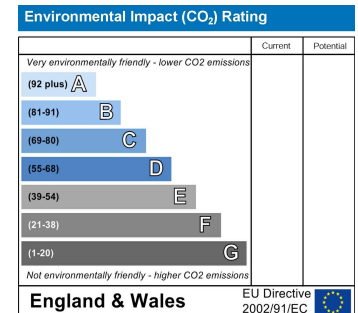
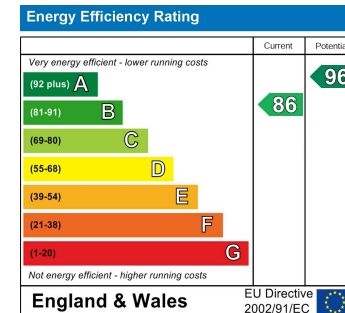
Plots 6,11 and 12 are available on the first time buyers scheme.

Prices from £355,000 - £375,000 for plots 1,2,3,5,9 and 10

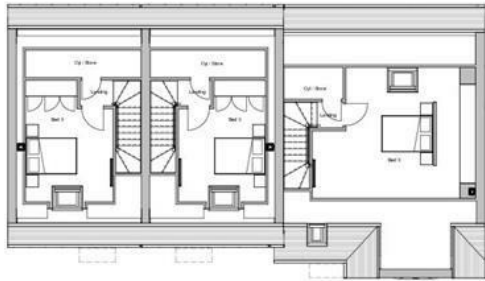
Prices from £450,000 - £475,000 for plots 4,7,8 and 13.

Disclaimer

DISCLAIMER: Whilst we endeavour to make our sales details accurate and reliable they should not be relied on as statements or representations of fact and do not constitute part of an offer or contract. The Seller does not make or give nor do we or our employees have authority to make or give any representation or warranty in relation to the property. Please contact the office before viewing the property to confirm that the property remains available. This is particularly important if you are contemplating travelling some distance to view the property. If there is any point which is of particular importance to you we will be pleased to check the information for you. We would strongly recommend that all the information which we provide about the property is verified by yourself on inspection and also by your conveyancer, especially where statements have been made to the effect that the information provided has not been verified. We are not a member of a client money protection scheme.



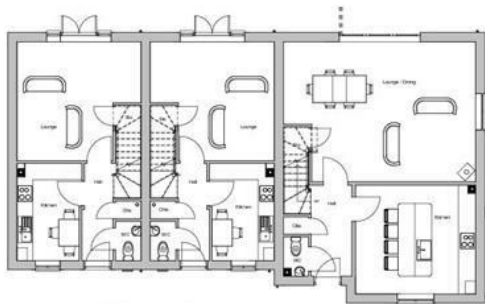
Plots 5-7



Second Floor Plan



First Floor Plan



Ground Floor Plan



Front Elevation



Rear Elevation



End / Side Elevations