



**PLOT 35, BRAMPTON, FOXGLOVE VIEW, BUCKLAND BREWER** **£137,500**

Plot 35 at Foxglove View is a 3 bedroom semi-detached home with open-plan living/dining, French doors to garden, dual-aspect kitchen, cloakroom, 3 bedrooms (master en suite), family bathroom, garage & parking. Available via Home Reach from £137,500 (50% share), with rent on remainder.

The Brampton, three-bedroom home is designed with space in mind whilst 'ticking the boxes' of a modern family home. A light filled living/dining room spans the back of this home, with French doors opening onto the enclosed rear garden, making the perfect space for entertaining family and friends, whilst a contained kitchen sits at the front of the property and a cloakroom and plentiful storage cupboard complete the ground floor.

Upstairs, the master bedroom stretches across the front width of the property and houses a second storage cupboard. Bedroom two is a further double, whilst bedroom three is a good size single that can be utilised as a study or playroom to suit family needs. Outside, the driveway provides tandem parking for two vehicles and leads to a single garage.

#### Financial Breakdown:

Full market value: £275,000

50% share value from: £137,500

5% deposit from : £6,875

Rent charged on un-owned share: 2.75%

Rent on un-owned share (50%) £316 pcm

Estimated annual service charge: £TBC

On the edge of the village of Buckland Brewer, Foxglove View offers the serenity of its rural setting amongst fields and countryside, with the landmark village church on the skyline and spectacular views across open countryside.

#### What is Home Reach, shared ownership?

Home Reach is about making home ownership accessible. With Home Reach, you buy a share of your chosen home and pay a low monthly rent on the part you don't buy. You get to choose whether you buy a bigger share of a cheaper home or a smaller share of a more expensive home.

You can initially purchase a minimum of 50% of your chosen home and Heylo will become your landlord, granting you a lease. This means you will be able to live in your home as if you've bought it outright. You can buy more of your home in the future and stop paying rent on that part.

#### Eligibility Criteria

1. **Your household income does not exceed £80,000 per annum**
2. **You have a deposit of at least 5% of the value of the share you are purchasing**
3. **The property is your principal home**
4. **You pass a financial affordability assessment**

Services: Calor Gas, Mains Water & Electric.

Energy Performance Certificate: TBC

Council Tax: TBC

# heylo



For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. If there are any important matters which are likely to affect your decision to buy, please contact us before viewing the property. No responsibility can be accepted for any expenses incurred by any intending purchaser in inspecting properties which have been sold, let or withdrawn.

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