



PLOT 36, THE WINSFORD, FOXGLOVE VIEW, BUCKLAND BREWER £200,000

Plot 36 at Foxglove View is double fronted featuring a lounge with garden access, a double-aspect kitchen/dining room, four bedrooms with a master en suite, a family bathroom, garage, and tandem parking. Available via Home Reach from £200,000 (50% share), with rent on remaining.

The double-fronted Winsford balances its living space perfectly between the lounge which runs from front to rear and features French doors to the garden, and the independent double-aspect kitchen/dining room which leads onto a utility, perfect for clutter-free living. The ground floor is completed with a utility located to the rear of the central hallway. An 'L' shaped landing on the first floor leads you to the four bedrooms of the Winsford, with the master featuring an en suite. Bedrooms two and three are good-sized doubles whilst bedroom four is a generous single and can be utilised as an office or playroom to suit family needs. A family bathroom and storage cupboard complete the first floor.

The Winsford benefits from a single garage and tandem parking.

Financial Breakdown:

Full market value: £400,000

50% share value from: £200,000

5% deposit from : £10,000

Rent charged on un-owned share: 2.75%

Rent on un-owned share (50%) £459 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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