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BED

New Build Home - Shared Ownership

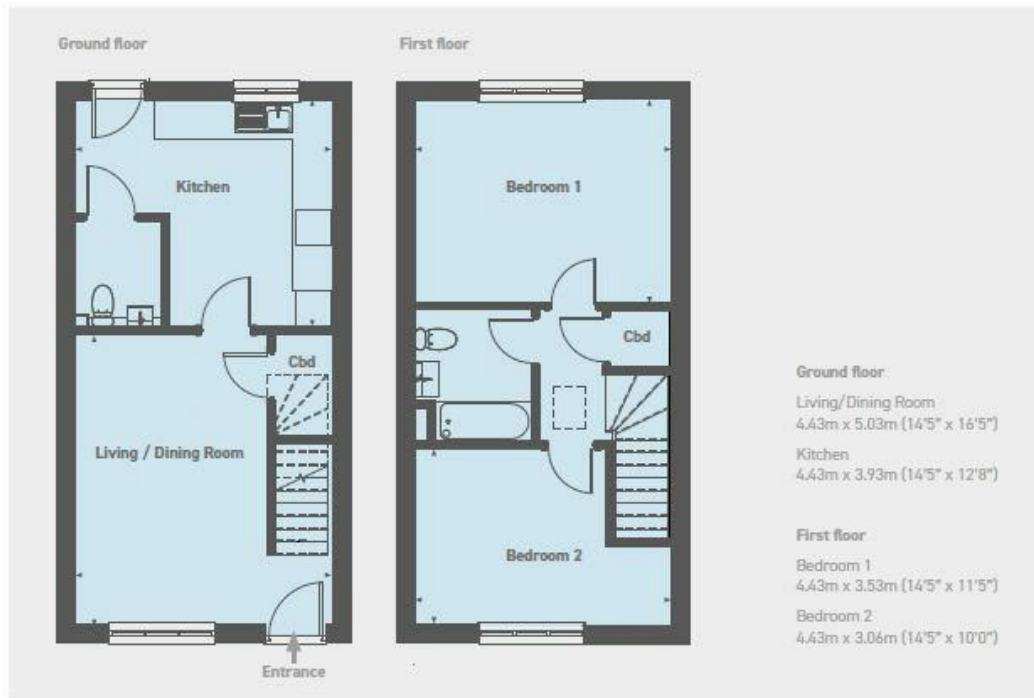
Plot 11, 35 Allingham Place, Ovingdean Road, Brighton, BN2 7AA



40% Shared ownership
Leasehold

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Please note that all sales particulars and images are for marketing and illustrative purposes only. Computer generated images are representative of the house type and not necessarily the specified plot as some details may vary. Plans may contain elements which are not present upon the final completion of the property. All room dimensions are approximate and are for general guidance only.

inbrief...

Set in this newly built development sits this superbly presented two bedroom home which is close to open fields, bus links to Brighton and Rottingdean Village., this could be the perfect property for a growing family. Ovingdean is a coastal village in the South Downs, east of Brighton and neighbouring picturesque Rottingdean. The historic village has a conservation area which is home to the eleventh-Century St Wulfran's Church, Ovingdean Grange, a Grade II-listed manor house, and Ovingdean Hall, a late 18th Century country house which was formerly a school. Ovingdean Village Store and Post office is located on nearby Longhill Road; Rottingdean High Street offers a wider variety of shops and places to eat.

The light and bright spacious lounge/dining room is located to the front of the property where you will find plenty of space for all your soft furnishings alongside a window which overlooks the front garden. Access is then gained through to modern fitted kitchen which is fitted with a range of high quality kitchen units and contrasting worktops and some integrated appliances and space for others. A window and door to the rear afford access to the sunny rear garden. A very handy cloakroom/wc completes the ground floor accommodation. On the first floor there are two good size bedrooms, one is positioned to the front, the other the rear. These are serviced by the family bathroom which comprises of a bath with shower over, wash basin, wc and are complimented with contrasting tiles. The rear garden is a real sun trap and offers a patio for al fresco dining alongside a level lawn area. The garden is enclosed by high fencing for seclusion it is the ideal space to enjoy the long summer evenings. Lastly parking will not be a concern as allocated parking is on offer.

The share options are based on the full market value of £455,000

Example of 40% share on £455,000 - £182,000 Rental payments monthly - £625.62

Service charge estimated £60.40 per month.



EPC Rating - B

moreinfo...



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