



ROSS-ON-WYE

Guide price **£95,000**

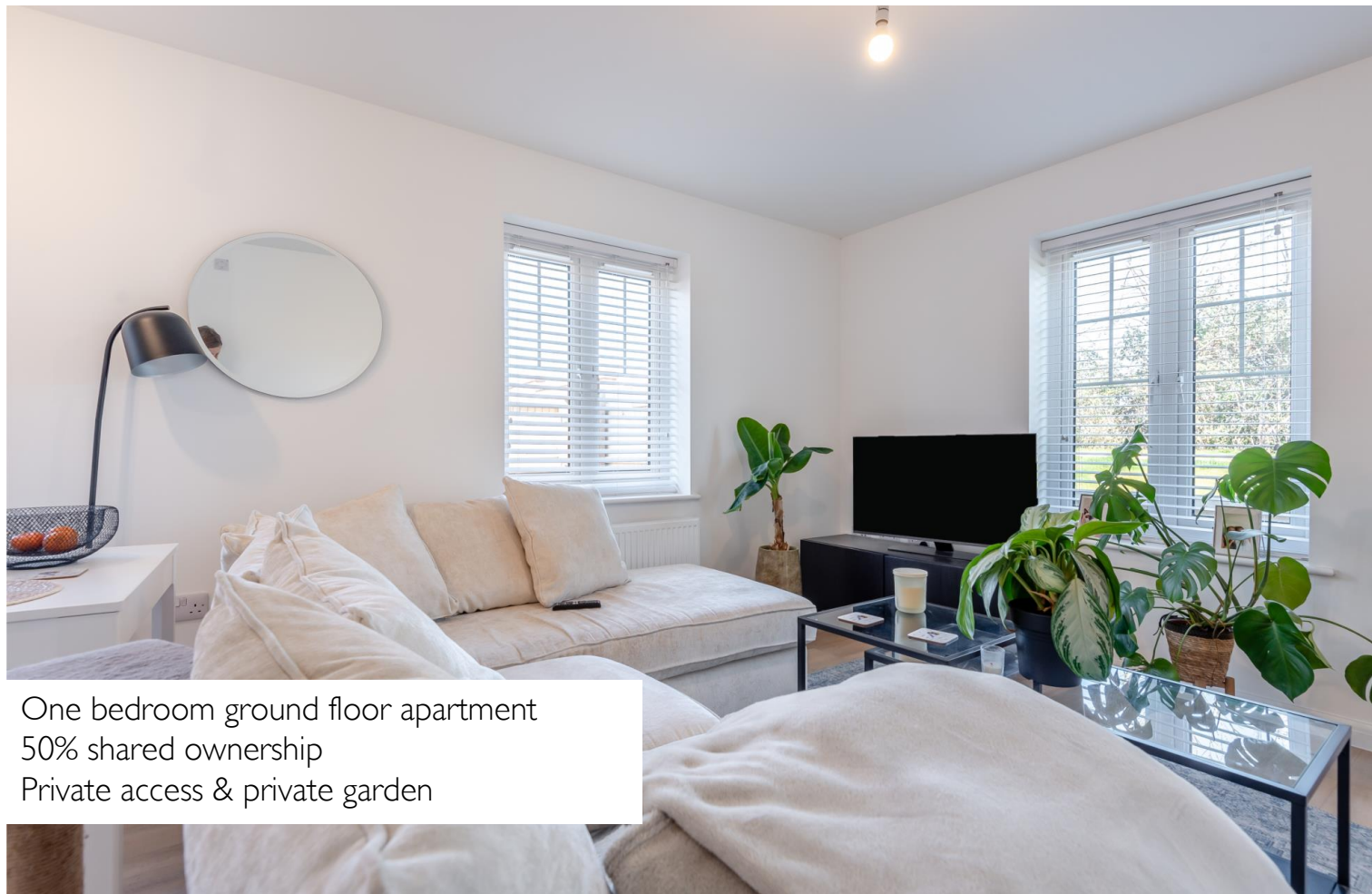


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To book a viewing call 01989 768484

42 TURBIT CLOSE

Ross-on-Wye, Herefordshire HR9 7WW



One bedroom ground floor apartment
50% shared ownership
Private access & private garden

This one-bedroom property is available to purchase as 50% shared ownership. Being immaculately presented throughout, this property offers spacious living, off road parking, private garden and is situated within close proximity to the town centre.

The pretty market town of Ross-on-Wye, with its picturesque river walks, offers an array of excellent shopping facilities and schools. The M50 motorway is easily accessible and provides excellent commuter links to the M5 giving good access to Birmingham and the North, Bristol and the South. The A40 leads to the M4 at Newport, giving good access to Cardiff and Wales.

STEP INSIDE

This immaculately presented one-bedroom apartment offers the perfect blend of comfort, space, and privacy. Benefiting from its own private entrance and off-road parking, the property is ideal for first time buyers.

The spacious open-plan kitchen and living area is flooded with natural light and enjoys lovely views across the surrounding countryside making it a great space to relax or entertain. The kitchen is well-equipped with ample storage and modern fittings, while the entrance hall also features a bathroom with three-piece modern suite. The generously sized bedroom offers a calm and welcoming space.

STEP OUTSIDE

The property benefits from allocated off-road parking space. The property also benefits from a private garden with a patio and lawned area.

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£95,000



KEY FEATURES

- One bedroom ground floor apartment
- 50% shared ownership
- Private access & Private Garden
- Off road parking
- Immaculately presented throughout
- Perfect for first time buyers



AGENTS NOTE:

50% shared ownership

£219.85 rent payable to Heylo Homes monthly.

Leasehold: 997 years remaining

Lease Management fee is £24.16 per month

Building Insurance fee is £6.54 per month

New build warranty

Shared Ownership additional information

Buyers must be at least 18 years old Buyers must have a total household income under £80,000 (£90,000 in London)

Buyers must meet the Homes England affordability and sustainability assessments (see the Homes England calculator guidance for further information)

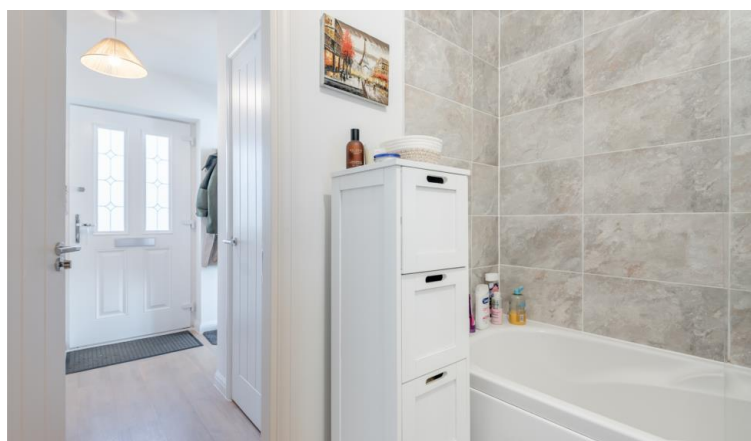
Buyers are expected to use any savings and assets towards the purchase of their home. This may mean selling assets such as bonds, shares, land and any other financial investments.

Buyers in receipt of benefits are eligible for shared ownership provided they meet the Homes England affordability assessment (not all benefits are eligible)

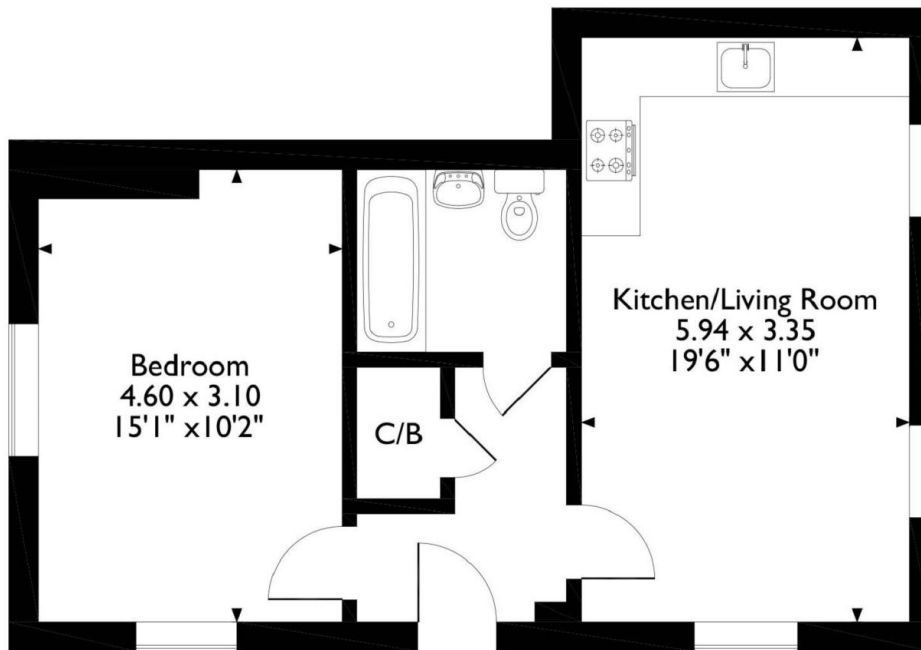
Self-employed buyers must be able to provide 2-years evidence of their income

Buyers must purchase the maximum share they can reasonably afford within the parameters of the Homes England calculator Shared owners must be first time buyers or do not own another property in the UK or any other country or have a memorandum of sale for their existing property.

Buyers must have good credit history and must not have the following (for more information on acceptable credit for Home Reach please refer to the credit policy): A mortgage or rent arrears Other bad debts County Court Judgements Buyers must have a minimum 5% deposit towards the share they are purchasing Buyers may retain a portion of their savings to cover the costs of purchase and moving home (typically up to £5,000). This may include: Legal fees.



Approximate Gross Internal Area
45 Sq M/ 484 Sq Ft



Ground Floor Flat

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

DIRECTIONS

From the A40 coming toward Ross-on-Wye take the first exit onto the Bypass and then at the first roundabout take the first exit into St. Marys Village. Follow Starling Road where you will then take the third left onto Turbit Close where you will find the property at the end of the road on your left hand side.



INFORMATION

Postcode: HR9 7WW
Tenure: Freehold
Tax Band: A
Heating: Gas
Drainage: Mains
EPC: B

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A (92-100)		
B (81-91)		
C (69-80)		
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
England & Wales	82	82
EU Directive 2002/91/EC		

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