



Mason Gardens | Ferryhill | Chilton | DL17 0DY

50% Shared Ownership £87,500

FAULKNER MADDEN

FM Residential | SO Moves

Key features

- Detached Family Home
- Generous Corner Plot
- Parking for 2 Cars
- Front and Rear Lawned Gardens
- 50% Minimum Share
- Minimum Deposit £4,375 (subject to eligibility criteria)
- Monthly Rent £267.73
- Monthly Lease Management Fee £25.02
- Monthly Building Insurance £8.31
- Total Monthly Cost Before Mortgage £301.06

Description

Three-Bedroom Detached Home – 50% Share £87,500
or 100% Value Purchase Price £175,000

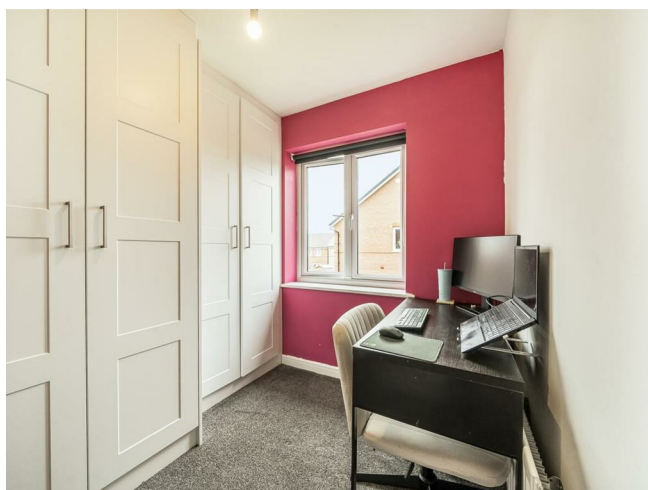
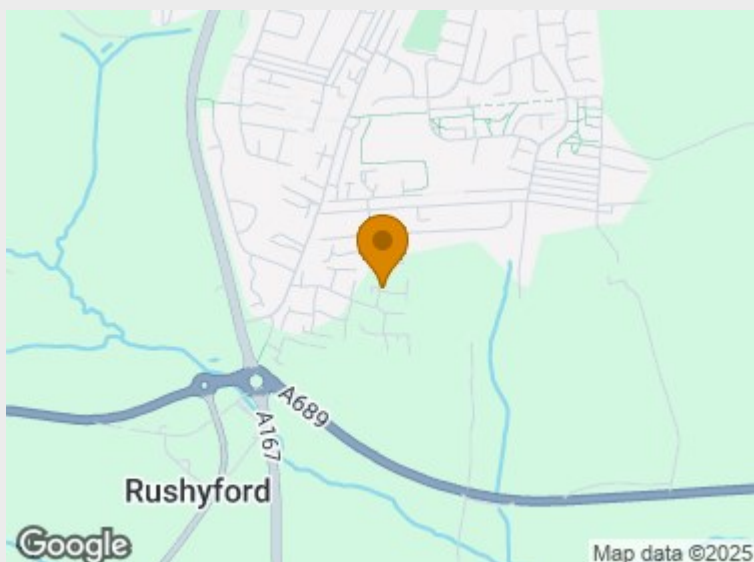
This modern 2022-built home in Chilton's sought-after Mason Gardens is a superb opportunity for families, offering three spacious bedrooms, including a master with en-suite, a welcoming reception room, stylish kitchen, and downstairs WC. A large, enclosed rear garden provides space for play or entertaining, while off-street parking for two adds everyday convenience.

Set in a charming village, close to excellent schools, local shops, cafes, and scenic walks, with excellent commuter links via the A167, A1(M), and Newton Aycliffe station.

Available via shared ownership, a 50% share from £87,500 with deposit from £4,375 (subject to eligibility) makes this a nearly new family home at an affordable monthly cost – ideal for stepping onto the property ladder. This opportunity is not to be missed – book your

Viewing today!

Directions!



Shared Ownership Eligibility Criteria

To qualify for a Shared Ownership home, you must:

Be at least 18 years old.

Have an annual household income below £80,000 (outside London) or £90,000 (in London).

Not own another home or be in the process of selling one.

Be unable to afford a suitable home on the open market.

Not be in mortgage or rent arrears.

Have a good credit history and be able to afford the regular payments and costs involved.

Heylo Housing Application Requirements

When applying to Heylo Housing, you must provide:

A Budget Planner completed by an Independent Financial Advisor (IFA).

Photo ID (passport, driving licence, or national ID) for all applicants.

A recent utility bill, bank, or credit card statement (dated within the last 3 months) for all applicants.

3 months of payslips.

3 months of bank statements.

Proof of deposit funds.

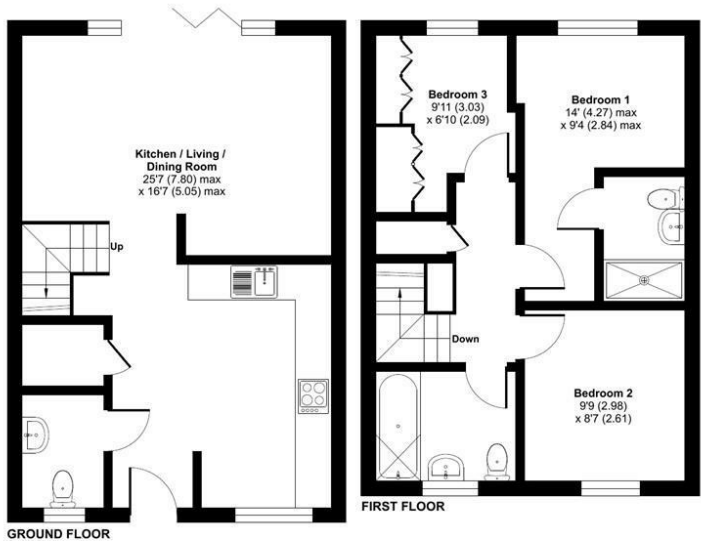
A mortgage decision in principle or a completed Independent Mortgage Advisor (IMA) form.

Permission for Heylo Housing to run a hard credit search on your file.

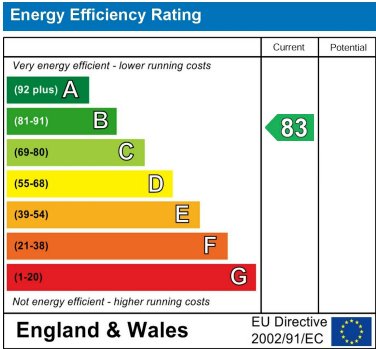


Mason Gardens, Chilton, Ferryhill, DL17

Approximate Area = 866 sq ft / 80.4 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS Residential). © nichecom 2025. Produced for So Moves. REF: 1346198.



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