





**MOVING
MADE EASIER**

Own a
share in your
dream home

£2,000 towards
your moving costs*

*Terms and conditions apply



Cranbrook Grange, The Bank, Somersham



**The Poppy, Salix Way, The Bank, Somersham
Huntingdon PE28 3DJ**

welcome to

The Poppy, Salix Way, The Bank, Somersham, Huntingdon

- New Build Shared Ownership
- £2000 Moving Made Easier Incentive*
- 10 Year Build Warranty
- Front Aspect Living Room
- Kitchen/Dining Area With French Doors

Tenure: Leasehold EPC Rating: Exempt

Service Charge: 237.60

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£68,750

Welcome to Plot 39 - The Poppy, a brand new two-bedroom home at Cranbrook Grange.

This Development is situated in the beautiful Village of Somersham, making it the perfect choice for both families and professionals. Price is based on 25% share.



Entrance Hall

Living Room

17' 10" x 9' 10" (5.44m x 3.00m)

Kitchen/Diner

13' 1" x 10' 1" (3.99m x 3.07m)

Landing

Bedroom One

9' 10" x 9' 10" (3.00m x 3.00m)

Bedroom Two

13' 1" x 9' 6" (3.99m x 2.90m)

Bathroom

Share Breakdown

Shared Ownership

*** Moving Made Easier**

view this property online williamhbrown.co.uk/Property/ELY110060



Property Ref:

ELY110060 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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