

## Skylark Way, Easingwold 50% Shared Ownership £112,500

An exciting affordable housing opportunity in association with Together Housing to purchase a 50% share of a stylish 2022 built 2 bedroom semi-detached property featuring a beautifully presented interior, off road parking and an enclosed rear garden.

\*\*\* NO ONWARD CHAIN \*\*\*

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### Inside

A reception hall with cloakroom/wc leads off into an living room with walk-in storage cupboard and double glazed doors opening out into the rear garden and an attractively appointed dining kitchen featuring a range of base and wall storage cupboards, freestanding appliance space and an integrated gas hob with a fan assisted oven and grill beneath.

The first floor landing leads off into 2 double bedrooms (1 with built-in wardrobes) and a stylish bathroom with heated towel and a shower above the bath.

Other internal features of note include a gas fired central heating system and double glazing throughout.

### Outside

The front garden is mainly laid to lawn and a driveway provides off road parking.

The rear garden is enclosed and features a lawn, extended patio and shingled pathways.

### How Does Shared Ownership Work

Shared Ownership allows you to part buy and part rent a property from a housing association. In this particular instance you can buy as little as a 50% share and rent the remaining 50% from Together Housing. The greater the share you own the lower amount of rent is payable as illustrated below:

50% Ownership = £112,500 plus Monthly Rent = £254.06

Please note that there is a monthly fee of £17.63 which includes Buildings Insurance, Management Fees and 3rd Party Management Fees.

Please note that the above rental figure includes Buildings Insurance and Management Fees. For further information on purchasing a greater share of this property and for confirmation of your eligibility to buy this property please contact Together Housing on 0300 330 5533 or go to [www.mytogetherhome.co.uk](http://www.mytogetherhome.co.uk) where you will also be able to download an Application Form.

### Eligibility Criteria

To qualify you must:-

1. Be a resident of Easingwold for at least 12 months; or,
2. Be a previous resident of Easingwold for a period of 5 years within the last 10 years; or,
3. Have a close relative living in Easingwold – a close relative is a parent, grandparent, adult child/grandchild, or sibling; who has lived there at least 12 months; or,
4. In cases of separation/divorce have a biological child who is living with a former partner where there are no issues regarding access or custody; or,
5. Be permanently employed in Easingwold for a period of at least 6 months at date of application.

Proof of this is required for all applicants not currently living in YO61 postcode.

### Services

We have been advised by the vendor that all main services are connected to the property.

### Energy Efficiency

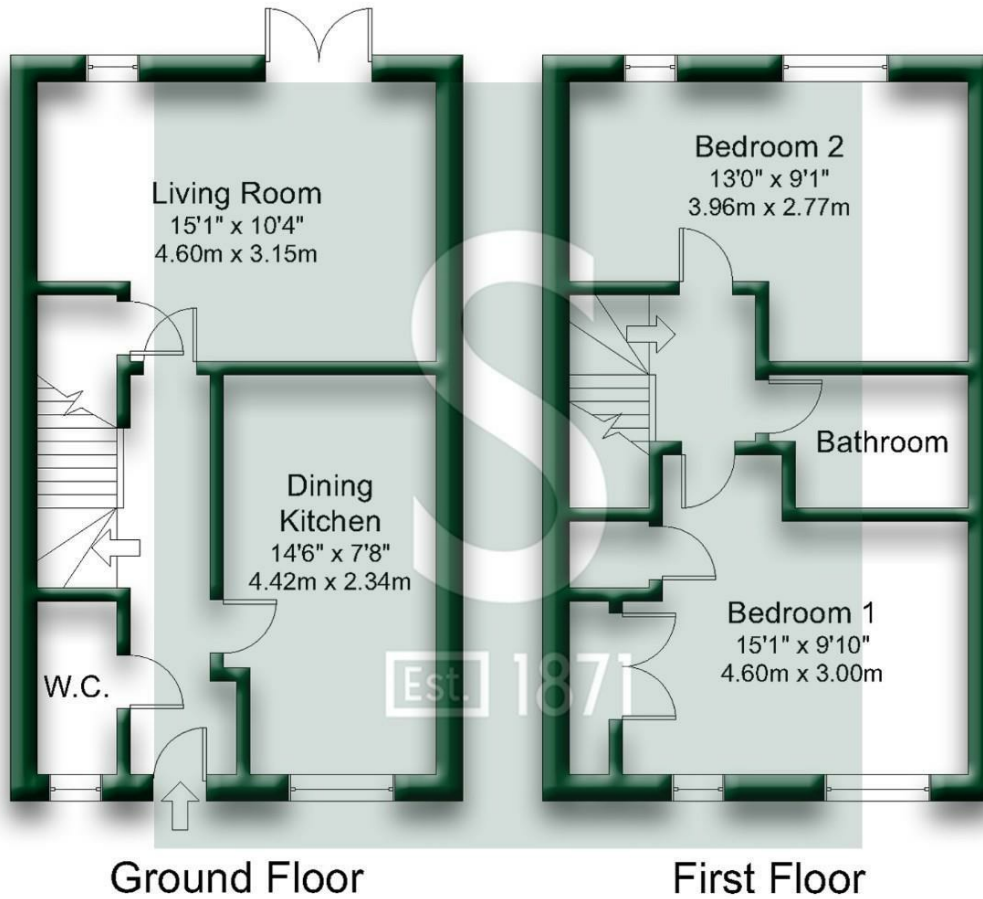
This property's current energy rating is B (84) and has the potential to be improved to an EPC rating of A (97).

### Council Tax & Postcode

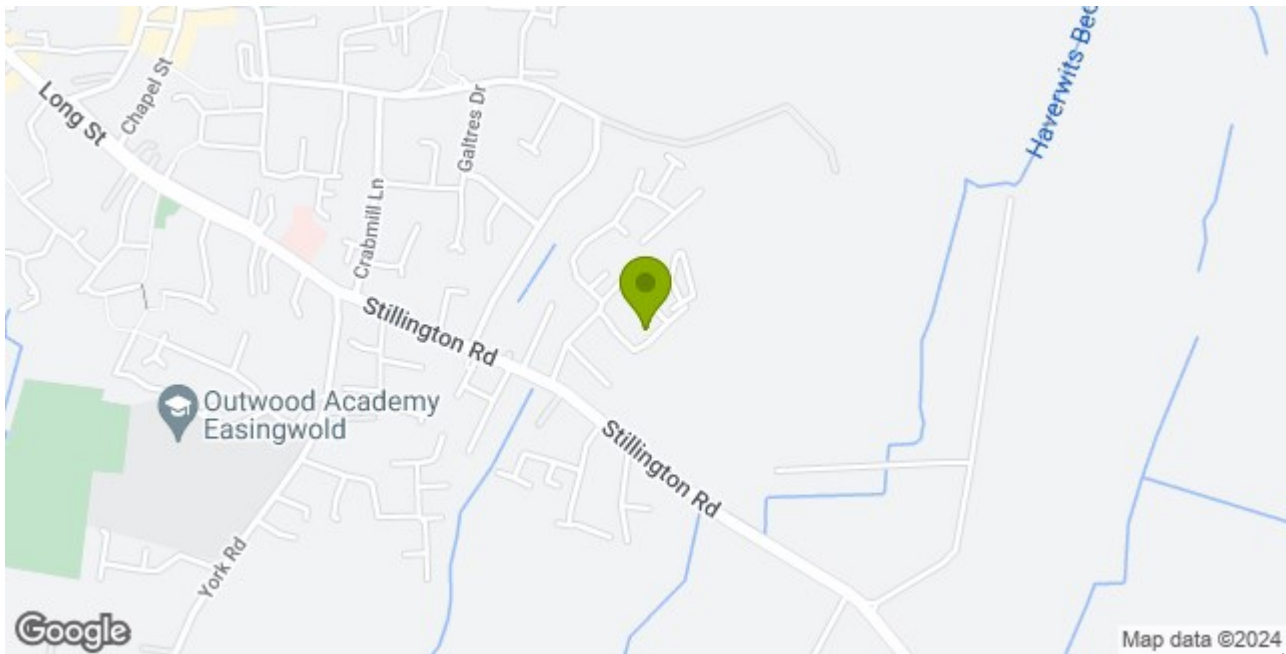
This property sits within North Yorkshire Council and is in the tax band of C. The postcode for the property is YO61 3RN.

### Tenure

We have been informed by the vendor that the property is leasehold.



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**Stephensons**

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Knarborough	01423 867700
Selby	01757 706707
Boroughbridge	01423 324324
Easingwold	01347 821145
York Auction Centre	01904 489731
Haxby	01904 809900

**Partners**

- J F Stephenson MA (cantab) FRICS FAAV
- I E Reynolds BSc (Est Man) FRICS
- R E F Stephenson BSc (Est Man) MRICS FAAV
- N J C Kay BA (Hons) pg dip MRICS
- O J Newby MNAEA
- J E Reynolds BA (Hons) MRICS
- R L Cordingley BSc FRICS FAAV
- J C Drewniak BA (Hons)

**Associates**

N Lawrence

