

## WHARRAD CLOSE BIDFORD-ON-AVON ALCESTER



An opportunity to get on the housing ladder with a well-proportioned shared ownership property, located within a cul-de-sac, and being offered with no upward chain. The accommodation comprises: Entrance Hall, living room, kitchen/diner, downstairs WC, three bedrooms and bathroom. Enclosed garden to rear and allocated parking space. EPC – C.

**£114,750 For a 45% Share**

Burton House, High Street, Alcester, Warwickshire, B49 5AB.  
Tel: 01789 766771 E-mail: [alcester@sanders-sanders.co.uk](mailto:alcester@sanders-sanders.co.uk)

Web: [www.sanders-sanders.co.uk](http://www.sanders-sanders.co.uk)

# 16 Wharrad Close, Bidford-on-Avon, Alcester, Warwickshire, B50 4FR

**Living Room 4.90m (16'1") x 3.28m (10'9")**



**Bedroom One 4.29m (14'1") max x 3.10m (10'2")**



**Kitchen/Diner 4.29m (14'1") x 3.49m (11'5") max**



**Bedroom Two 3.51m (11'6") x 1.96m (6'5")**



**Bedroom Three 2.43m (8') x 2.24m (7'4")**





**Bathroom 2.15m (7') x 1.68m (5'6")**



**Rear Garden**



**Rear Access**

**There is a shared rear access providing access to the rear garden.**

**Allocated parking.**

**There is one allocated parking space.**



**Floor Plans & Property Details Disclaimer**

**These plans are for identification purposes only in relation to where one room is situated to another. They are not to be relied upon in any way for dimensions, scaling, or sq. ft/metres. We will not be held responsible for any loss incurred, due to reliance on these measurements from the floor plans or measurements from the property details. You are advised to confirm all measurements.**



## **Tenure & Charges**

**Leasehold – 99 years from September 2007. Remaining: 81 Years.**

**Rent payable for the remaining 55% share is £393.77 PCM.**

**Monthly buildings insurance payable is: £19.23.**

**Monthly Management fees payable is £10.58.**

**£423.58 total monthly charges.**

**Full price £255,000.**

## **Criteria**

**All interested parties will be required to meet the criteria of the shared ownership scheme.**

## **Fixtures & Fittings**

**Please note that the fixtures & fittings shown on the photographs, contained within these property details, do not form part of a fixtures & fittings list. Some items may/may not be included. You are advised to clarify what items are included before entering into any negotiations.**