



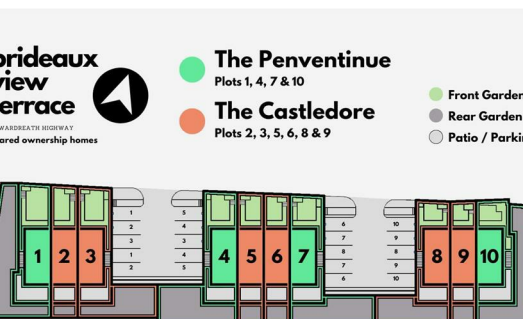
## The Penventinue Prideaux View Terrace, Par, PL24 2GF

### Asking price £120,000

Coastline is pleased to offer new shared ownership properties for purchase in the hamlet of Tywardreath Highway, adjoining the town of St Blazey.

Prideaux View Terrace features a mix of 3 and 4 bedroom homes, all equipped with Air Source Heat Pumps, underfloor heating and an Advantage warranty. The 4-bedroom homes are additionally provided with a misting system. The kitchens are from the Howden's Greenwich range, with a hob and cooker. Bathrooms feature a shower over the bath chrome heated towel rail. The homes are carpeted throughout the habitable rooms in Lifestyle Floors' Pebble Beach Super range, while the kitchen and bathroom feature Florco Rio Super vinyl. Each home has two parking spaces, one of which is equipped for EV charging.

Once you have completed our application form and contacted TMP The Mortgage People to carry out your financial assessment, please refrain from contacting the Sales team whilst we process all of the applications on a first-come first-served basis. Ahead of applying for a shared ownership home with Coastline, please also ensure that you have read all of the shared ownership guides found on our home page.



**prideaux view terrace**

TYWARDREATH HIGHWAY  
shared ownership homes





## Asking Price- £120,000

### Price and Costs

Open Market Value: From £300,000

Example 40% Share: £120,000

Rent PCM: £375.00

Buildings Insurance: £16.84

Monthly Service Charges: £4.70

The shares available for the homes under this scheme range from 10% to 75%. The shares shown above are for illustrative purposes only and to provide an example of the costs associated with shared ownership. The shares offered depend on the buyer's individual circumstances, as determined by an individual assessment.

### Eligibility

There are no local connection requirements which apply to these properties.

### Dimensions

Living Room: 4.19m x 3.08m

Kitchen / Dining Room: 4.19m x 3.12m

Bedroom One: 4.19m x 3.08m

Bedroom Two: 4.19m x 3.12m

Bedroom Three: 3.19m x 2.84m

### Key Features

#### The Kitchens

- Howdens Greenwich range kitchen units in Marine Blue and Ingot brushed brass effect cupboard handles
- Howdens Lamorna black side central ceramic hob 60cm
- Howdens Lamorna stainless steel standard fan oven
- Howdens Lamorna stainless steel chimney extractor
- Howdens 38mm square edge white & grey marble effect laminate worktop and Howdens stainless steel splashback
- Howdens stainless steel Drayton 1.5 bowl sink with chrome Rienza tap
- Howdens white & grey marble effect 100mm upstand
- Space provided for dishwasher and fridge freezer

#### The Bathrooms

- Sandringham bathtub in glossy white 1695 x 695 x 390
- Sandringham toilet and cistern in glossy white
- Carra twin - dual outlet thermostatic bar shower with curved glass shower screen
- Nuie Saturn 550mm round semi recessed basin with mirror and vanity unit in high gloss white
- Sandringham 21 toilet, cistern and handrinse basin in W/C
- Electric heated towel rail in chrome
- Curved glass bath screen
- Indic wall tiling by Porcelanosa

### Other Features

- Two parking spaces with one equipped for EV charging
- Rear Patio and Courtyard
- FTTP
- Internal storage spaces
- Underfloor heating
- Pebble Beach Super carpets by Lifestyle Floors in Pirate to habitable rooms
- R10 slip resistant Florco Rio Super vinyl in Santos to kitchen, bathroom and W/C
- Auris Auraglow entrance light, Fusion external rear light and understair cupboard light
- Collingwood H2 LED downlights to kitchen, bathroom and ensuite
- TV Aerial
- Fire Misting System (four-bedroom properties only)
- Front External Tap and Rear Double Electric Socket

### Lease Information

Lease Length: 999 years

### Tenure- Leasehold

### All Enquiries

All enquiries received by The Mather Partnership will be forwarded onto Coastline Housing's Shared Ownership department to be dealt with. We will forward all of your details that you provide to us. Alternatively, please contact Coastline direct see photograph labelled "contact info".

### Council Tax Band- TBC

### Anti Money Laundering Regulations – Purchasers

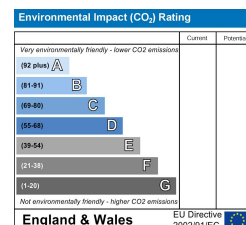
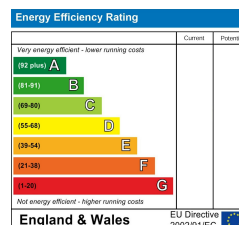
It is a legal requirement that we receive verified ID from all buyers before a sale can be instructed. We will inform you of the process once your offer has been accepted.

### Proof of Finances

Before agreeing a sale, we will require proof of your financial ability to purchase. We will inform you of what we require prior to agreeing a sale.

### Broadband & Mobile Phone Coverage

To check the broadband coverage for this property please visit <https://www.openreach.com/fibre-broadband>. To check mobile phone coverage please visit <https://checker.ofcom.gov.uk/>



The Mather Partnership advises that whilst we endeavour to ensure that our sales particulars are accurate and they are produced in good faith, they are produced as a general guide only and do not constitute any part of a contract. If there is any aspect of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property. No person in the employment of this company has any authority to give any representation of warranty in relation to the property. Please note that none of the services, appliances, heating, plumbing or electrical installations have been tested by the selling agent. Also, if double glazing has been mentioned, the purchaser is strongly advised to satisfy themselves as to the amount of double glazed units in the property.

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