



Keegan White
ESTATE AGENTS

25 Patterson Drive (Plot 20) | £95,000



Features

- Shared Ownership
- First Floor
- Two Bedrooms
- 10 Year NHBC Warranty
- Kitchen Appliances Included
- Private Balcony

In conjunction with Red Kite Community Housing Group, Keegan White is selling these shared ownership properties at Harvest Hill that are being built by the highly regarded developer, Taylor Wimpey. This particular first floor apartment provides an open-plan living arrangement that is designed to a high specification. The apartment's front door opens into the hallway that has two cupboards and gives access to all rooms. The kitchen is fully equipped with base & eye level storage units, a sink & drainer inset to the worktop, along with the appliances including: fridge freezer, washing

machine, oven, induction hob and extractor fan. The living area has twin patio doors that lead out to the private balcony. There are two double bedrooms and the bathroom suite is complete with a panel bath, overhead shower & screen, WC, handbasin and extractor fan. The flooring to the living areas will be carpeted, with linoleum flooring to kitchen area and bathroom.

Parking is allocated for one vehicle with additional visitor bays. Heating is with underfloor heating provided by air source heat pump.



Harvest Hill is a new development located about a mile and a half to the south of Maidenhead's town centre and railway station, which makes it ideal for those who work in town, or who need to commute into London via Great Western Railways, or Elizabeth Line. The town centre offers a wealth of retail, leisure, hospitality and entertainment venues, and there is a wide range of other recreational clubs and societies, some of which can be found at Braywick Leisure Centre, and Sports & Recreation Grounds which are within walking distance of the property.

For those that are unfamiliar, Shared Ownership provides an affordable alternative to renting and allows buyers to enter the housing market with a home that suits their needs. Buyers can purchase varying levels of shared ownership from 10% upwards,

and pay an affordable monthly rent of 2.75% on the unowned share.

These shared ownership homes come with a long (990 year) Lease and over time a buyer can increase the percentage share owned to the full 100% ownership.

Additional Information to be verified by solicitor:

Lease Length: 990 years.

Service Charge: £1,344 per year.

Predicted EPC: B (81).

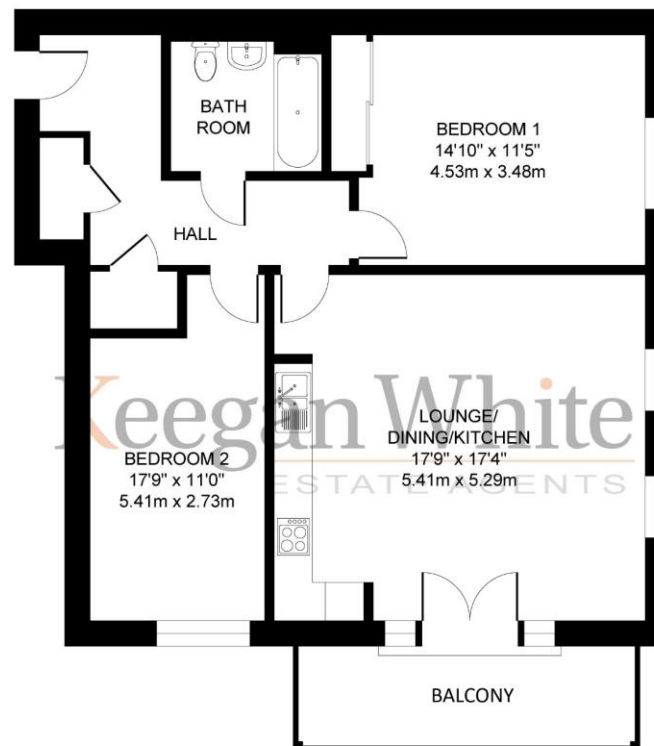
Shared ownership examples:

25% shared ownership costs £95,000 & the monthly rent would be £653.

50% shared ownership costs £190,000 & the monthly rent would be £435.

75% shared ownership costs £285,000 & the monthly rent would be £218.





753 sq.ft. (70.0 sq.m.) approx.

TOTAL FLOOR AREA : 753 sq.ft. (70.0 sq.m.) approx

Whilst every attempt has been made to ensure the accuracy of the floor plans contained here, measurements of doors, windows rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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