



19 Orchid Fields, Chettisham
Ely

RICHARD
BOOTH
ESTATE AGENTS



£146,000

19 Orchid Fields

Chettisham, Ely

A spacious semi detached property offered for sale on a 40% shared ownership basis and comprising entrance hall, cloakroom, lounge, kitchen/dining room, 3 bedrooms and bathroom, together with enclosed rear garden and driveway to the side.

The property has the benefit of gas central heating and upvc double glazing and is offered for sale with no upward chain.

The monthly rent on the 60% remaining share is currently £593.59 and there is an annual service charge of approximately £189.00.

Council Tax Band: C

Tenure: Leasehold

EPC Energy Efficiency Rating: B

- Modern Semi Detached House Offered for Sale on a 40% Shared Ownership Basis
- Monthly Rent of £593.59
- 3 Bedrooms
- Spacious Lounge & Kitchen/Dining Room
- Rear Garden & Driveway
- Gas Central Heating
- Small Development on the Outskirts of Ely
- No Upward Chain



ENTRANCE HALL

With door to front aspect, stairs to first floor with under stairs storage cupboard, cupboard housing the gas fired central heating boiler, radiator.

CLOAKROOM

With double glazed window to front aspect, low level WC, wash basin, radiator.

LOUNGE

With large double glazed window to front aspect, television point, radiator.

KITCHEN/DINING ROOM

With double glazed windows and French doors onto rear garden. Fitted with a range of matching wall and base level storage units, work surfaces and drawers, built-in electric double oven, gas hob and extractor hood, integrated fridge/freezer, stainless steel sink unit and drainer, plumbing for washing machine, double glazed window to side aspect, radiator.

FIRST FLOOR LANDING

With airing cupboard housing hot water cylinder.

BATHROOM

With low level WC, pedestal wash hand basin, panelled bath with shower above, heated towel rail.

BEDROOM 1

With double glazed window to front aspect, built-in double wardrobe, radiator.

BEDROOM 2

With double glazed window to rear aspect, radiator.

BEDROOM 3

With double glazed window to front aspect, radiator.



AGENTS NOTE

The monthly rent on the 60% remaining share is currently £593.59 and there is an annual service charge of approximately £189.00.

The percentage share which can be owned can be staircased to a maximum of 80%.

A purchaser will need to be assessed by the Housing Association to ensure they meet the following criteria.

You can buy a home through shared ownership if both of the following apply:

Your household income is £80,000 a year or less.

You cannot afford all the deposit and mortgage payments for a home that meets your needs.

One of the following must also be true:

You're a first-time buyer.

You used to own a home but cannot afford one now.

You own a home and want to move but cannot afford a new home suitable for your needs.

You're forming a new household – for example, after a relationship breakdown.

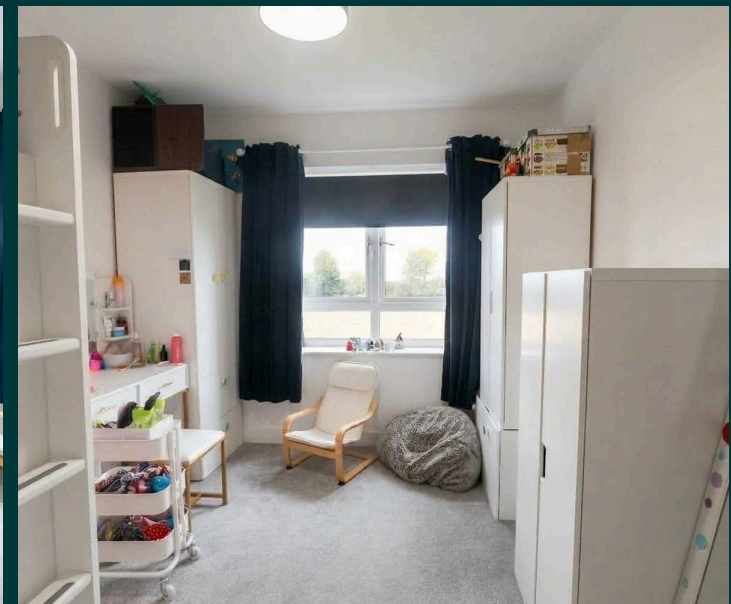
You cannot afford to buy a home on the open market.

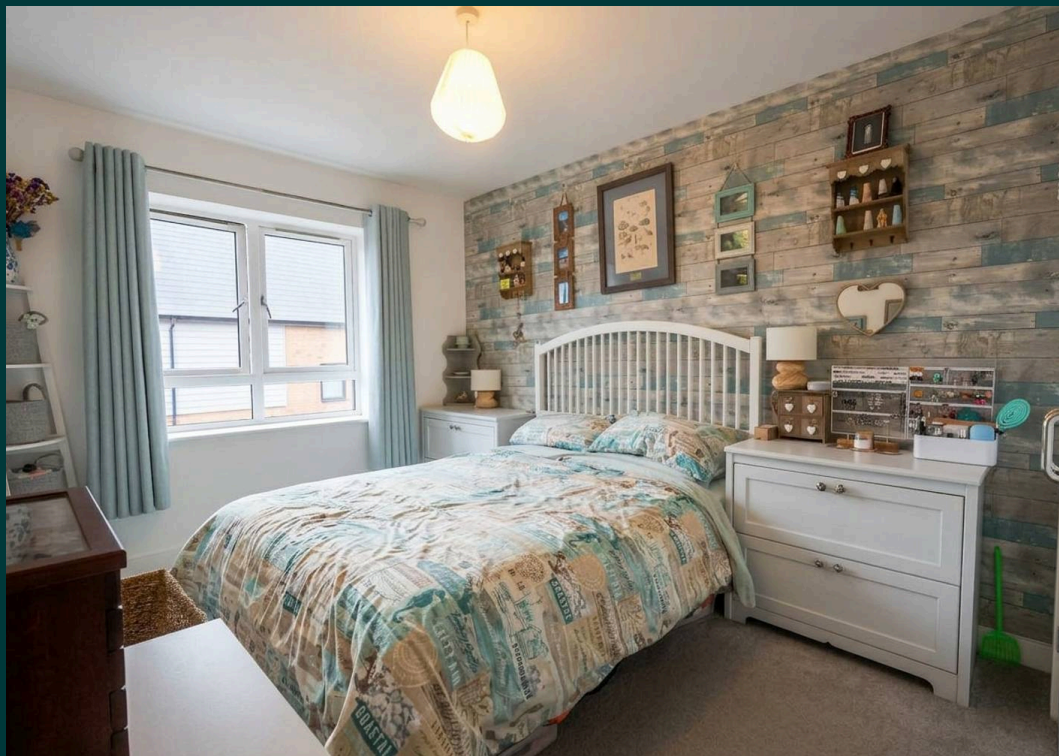
You're an existing shared owner and want to move.

OUTSIDE

To the rear of the property there is an enclosed garden with a paved patio leading onto a lawn, along with a timber built storage shed.

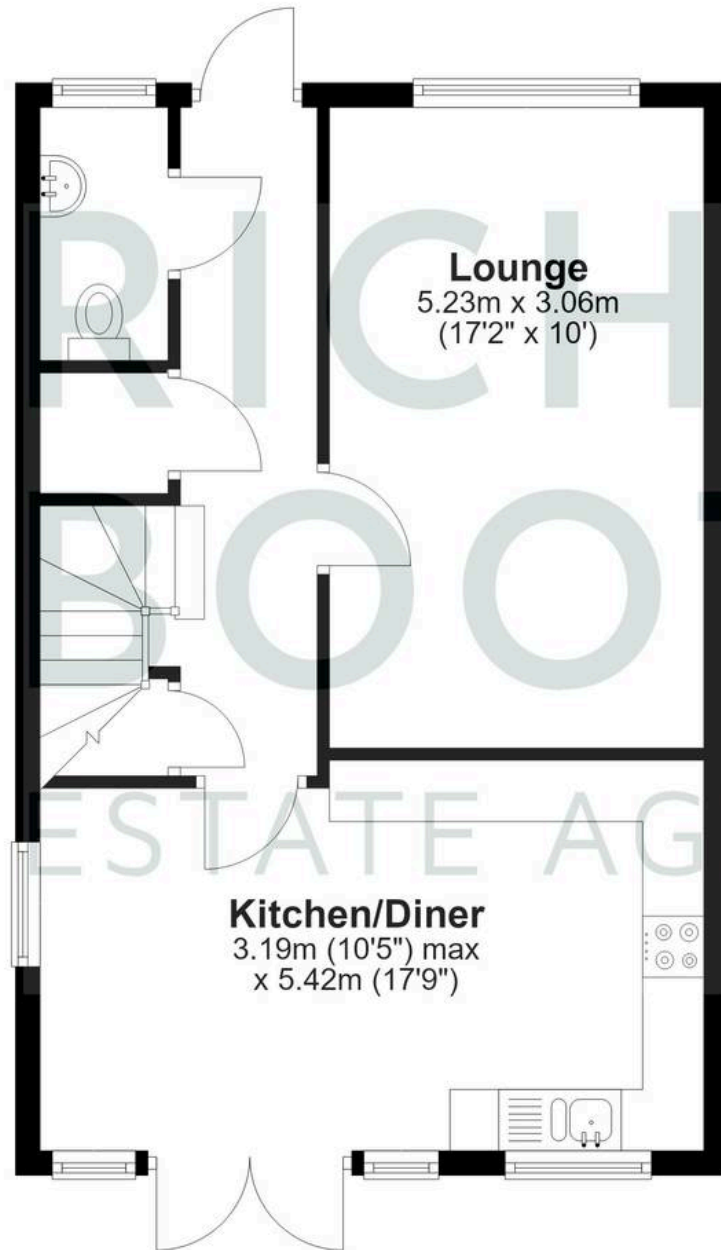
Gated pedestrian access leads to a driveway providing spacious off street parking.





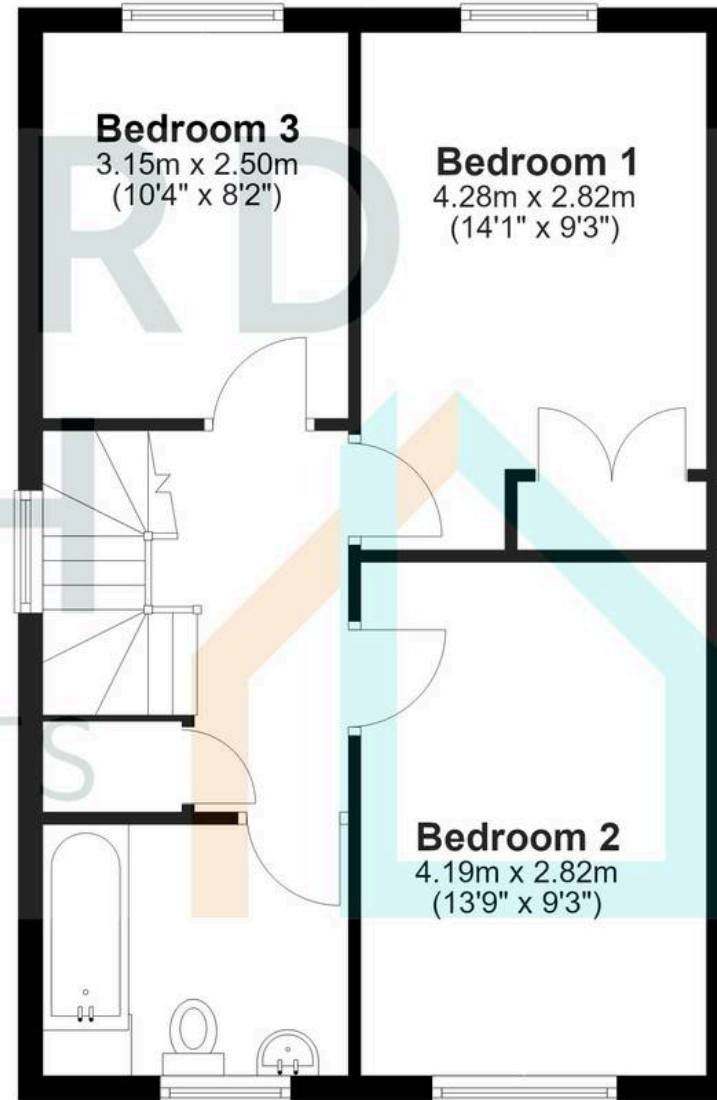
Ground Floor

Approx. 46.1 sq. metres (496.5 sq. feet)



First Floor

Approx. 46.3 sq. metres (498.2 sq. feet)



Total area: approx. 92.4 sq. metres (994.7 sq. feet)



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