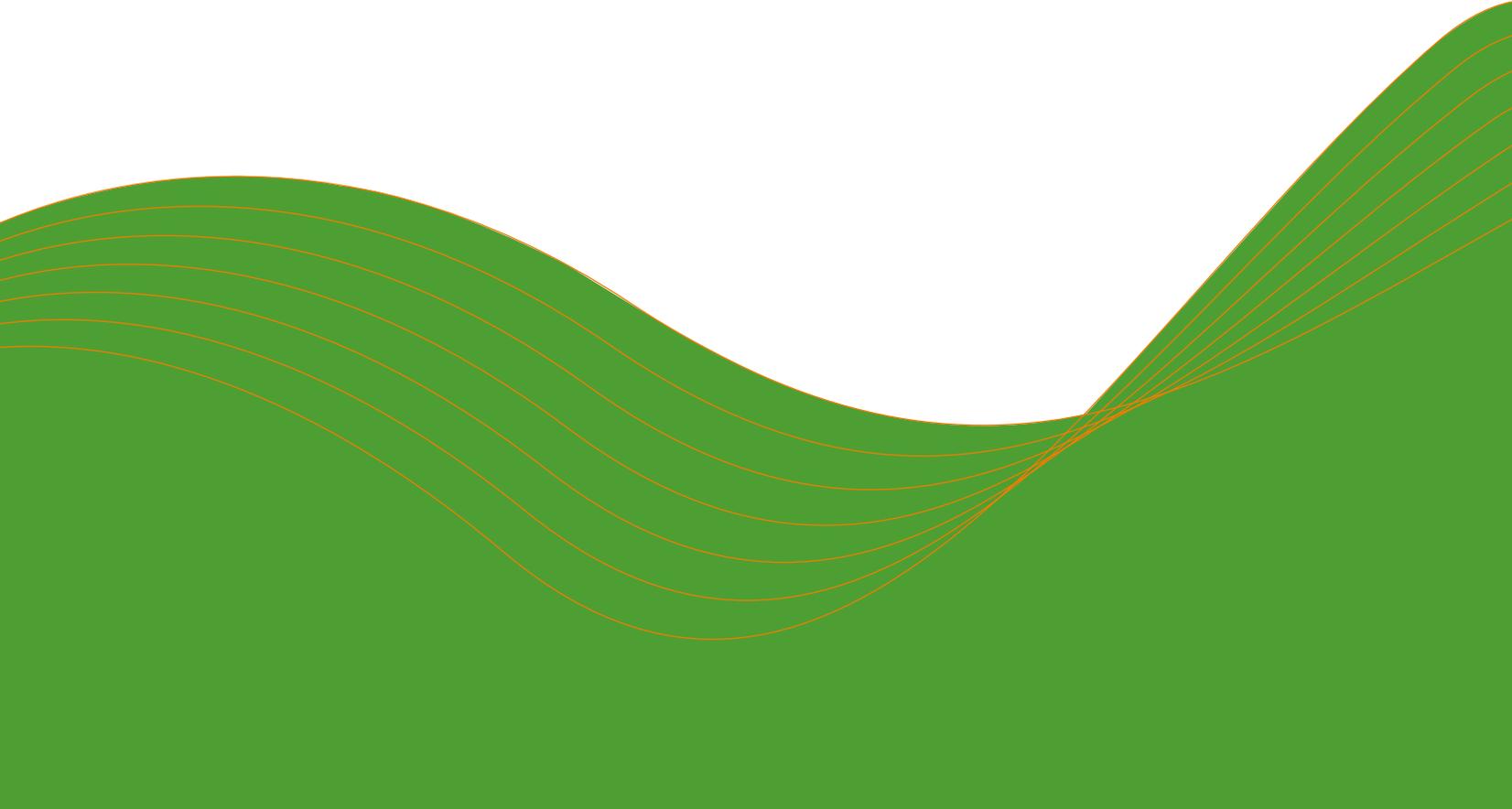


S flexi[®] Huntingdon

Rent and save before you buy





Rent and save before you buy

Spend less on rent – and save for your Shared Ownership home

Saving for a deposit can be hard when you're renting. But with SO Flexi it's much easier. Just choose a great place to live and pay a lower-than-market rent, while you save up to buy your home with Shared Ownership.

How does it work?

- Choose a high quality home from the wide range on offer
- Check you're eligible and apply – our team will help
- Live in your new home for at least two years, paying a lower-than-market rent
- Save up the deposit to buy your home with Shared Ownership

Who can benefit?

SO Flexi is helping as many people as possible save up for their first home. Talk to us today if you can't afford to buy in your local area, even with Shared Ownership, and you:

- Have a formal rental tenancy or an informal arrangement with family or friends
- Are in full or part time employment and able to save whilst paying rent
- Have a household income below £80,000
- Don't own any other residential home

Why wait any longer to live the way you want to?

Get in touch with our friendly team today to check you're eligible and apply.

Search SO Flexi

Visit soflexi.co.uk

Built for living, designed for life

SO Flexi Huntingdon is a collection of two, three and four-bedroom houses located in picturesque Huntingdon, Cambridgeshire. If you're looking for a town rich in history, with a variety of boutique and national shops, historic landmarks, riverside walks, and engaging activities, Huntingdon is the perfect place to call home.

Discover homes that combine comfort, convenience, and connectivity. Each property boasts fully-fitted kitchens with integrated appliances, designed to make everyday living effortless. Enjoy the outdoors in your own private garden, and benefit from allocated parking spaces, including EV charging for eco-conscious drivers. With direct trains to London, commuting is seamless, while being within walking distance of the town centre means shops, cafés, and amenities are always close by. Inside, the bright and spacious layouts create a welcoming atmosphere, perfect for modern lifestyles.

Two, three &
four bedroom
Rent to Buy
houses

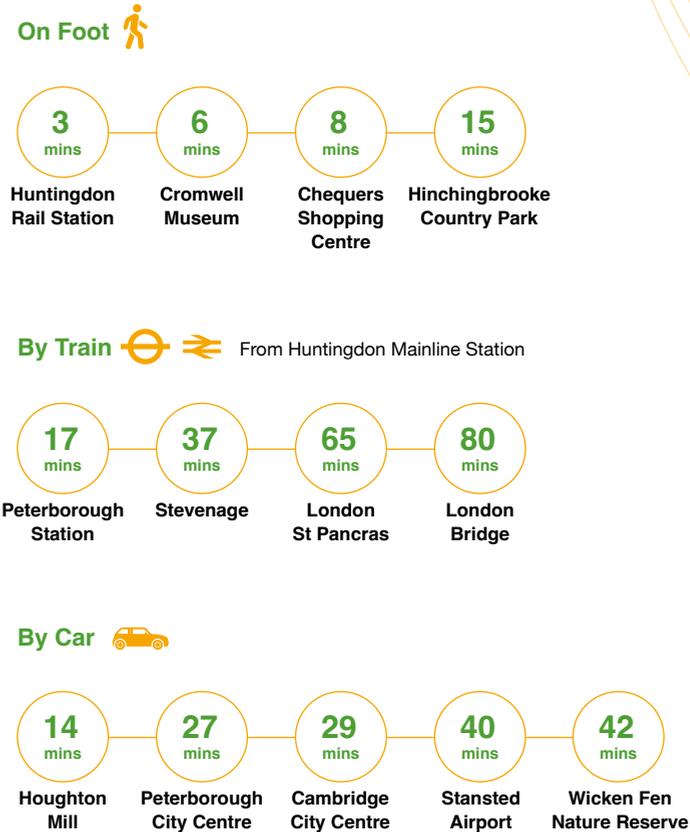


Perfectly positioned

Huntingdon is a delightful place to live, with its rich history and a choice of boutique and national shops, historic heritage, riverside walks and fun activities.

SO Flexi Huntingdon is situated in this quaint market town with charming churches, Cromwell Museum and markets offering you a warm welcome in a choice of cafes, bars and restaurants.

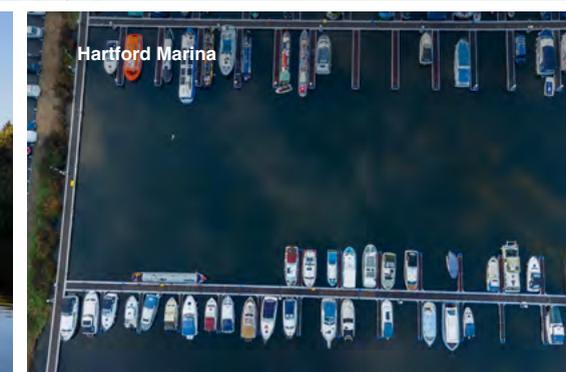
Huntingdon Rail Station is a short walk away, with direct trains to London St Pancras in just over an hour.



Huntingdon High Street



Houghton Mill



Hartford Marina



Cambridge

Approximate travel times are taken from National Rail and Google and can vary depending on the time of day.

A vibrant market town

Nestled in the heart of Cambridgeshire, Huntingdon offers the perfect blend of timeless charm and modern convenience – making it an ideal place to call home. Steeped in rich history, this picturesque market town is famously known as the birthplace of Oliver Cromwell, with landmarks such as the Cromwell Museum and historic churches bringing the past to life.

Wander through the town's bustling centre, where a delightful mix of boutique stores, independent shops, and well-loved national retailers caters to every taste. Weekly markets add a lively buzz to the town square, offering everything from fresh local produce to artisan crafts.

Huntingdon's location by the River Great Ouse means beautiful riverside walks are never far away – perfect for a relaxing weekend stroll, a scenic cycle, or even a spot of paddle-boarding. The town also boasts a variety of leisure activities, community events, and green spaces, ensuring there's always something to enjoy outdoors or with the family.

When it comes to dining and socialising, you're spoilt for choice with a wide array of cosy cafés, traditional pubs, stylish bars, and welcoming restaurants – catering to everything from hearty brunches to romantic dinners.

SO Flexi Huntingdon is ideally situated to take full advantage of everything this charming town has to offer. Whether you're stepping out to explore its rich heritage or enjoying a quiet coffee in a local café, you'll feel the warm and welcoming spirit of the community from the moment you arrive. Living at SO Flexi Huntingdon, you'll discover the perfect combination of character, convenience, and community.



Development overview

A striking, urban design-led development of two, three, and four-bedroom houses in the heart of picturesque Huntingdon, Cambridgeshire. Thoughtfully planned and centrally located, SO Flexi Huntingdon is more than just a collection of homes – it's a vibrant new community that supports and enhances the local area, boosting both the economy and neighbourhood life.

By blending smart urban design with a prime location, SO Flexi Huntingdon plays an integral role in revitalising the local area – creating homes people love, in a town they're proud to call home.



Image from SO Flexi Huntingdon show home is for illustrative purposes only, and purchasers should not rely on this image.



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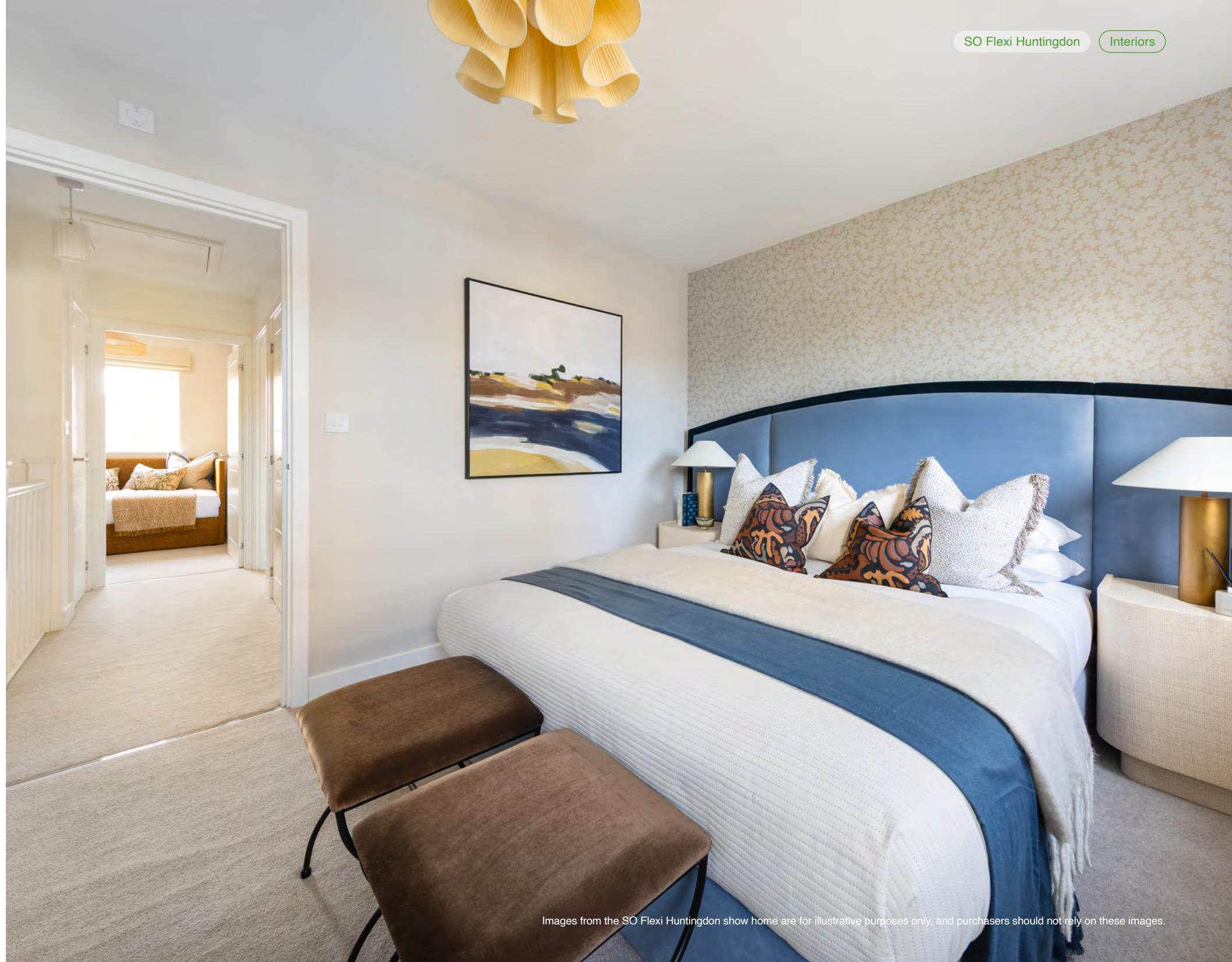
- SO Flexi
- Affordable rent



The site layout is intended for illustrative purposes only and is subject to change.







Enjoy a stylish and comfortable living space with these thoughtfully selected features:

General

- Karndean flooring in living rooms, kitchens and cloakrooms
- Fitted wardrobes to main bedrooms
- Carpets in bedrooms and stairways
- Energy efficient LED downlights (dining, kitchen & bathroom)

External

- Solar panels for all homes
- Front landscaped gardens
- Private gardens with a lockable shed
- Allocated car parking spaces with EV charging

Kitchen, Living & Dining

- Chrome mixer tap
- Stainless steel hob splashback
- Integrated Bosch appliances including ceramic hob and fridge freezer
- Dishwasher to selected units
- Washer/dryer

Bathroom & Ensuites

- Tiled floors and countertops
- Wall-mounted thermostatic shower over bath to properties without an ensuite
- Chrome towel rail

Specifications stated in this brochure are for guidance only. These particulars do not constitute any part of an offer or contract and are subject to change.

Type A | THC10

Two bedroom house

Plots

1-4, 24-34, 77-79, 86-89, 91-94, 106-109, 119, 121-123, 126-131, 136-142, 148

Handed

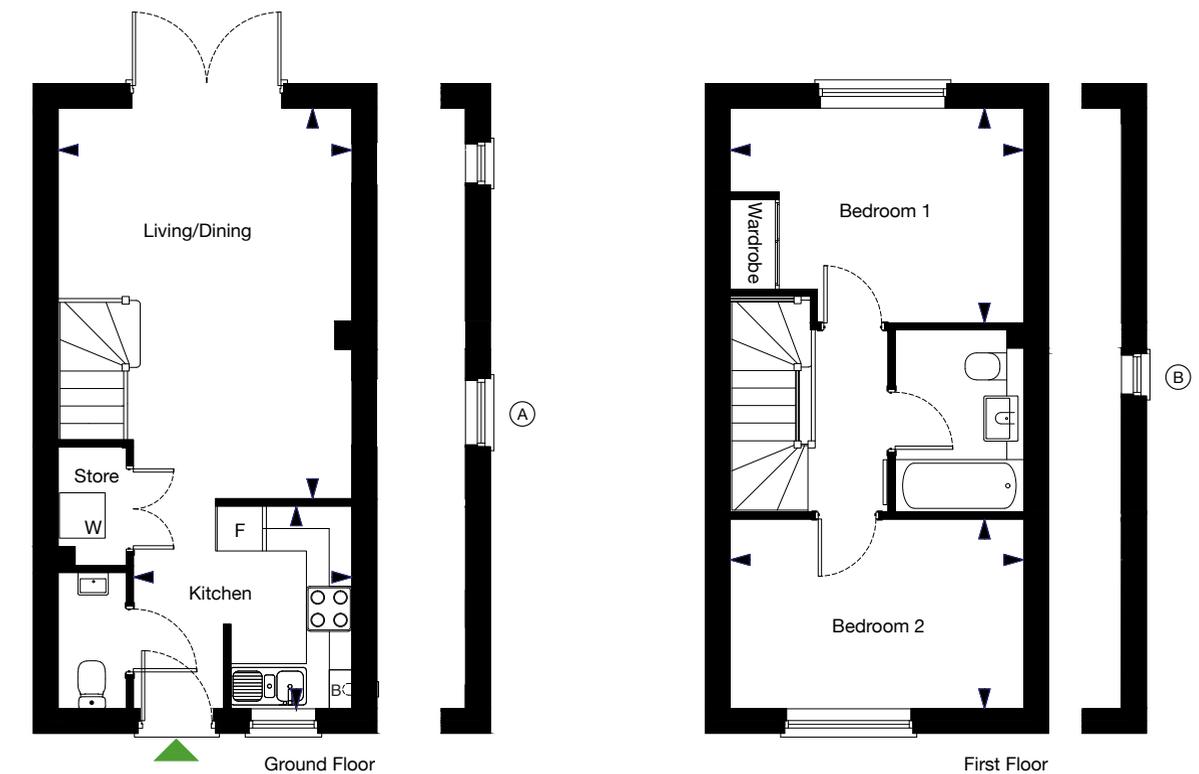
23, 76, 85, 90, 118, 120, 135, 147

Room	Metric	Imperial	
Kitchen	2.89m x 2.70m	9' 6" x 8' 10"	[F] Fridge/Freezer
Living/Dining	3.38m x 5.20m	12' 9" x 17' 11"	[W] Washer/Dryer
Bedroom 1	3.38m x 2.86m	12' 9" x 9' 5"	[B] Boiler
Bedroom 2	3.38m x 2.53m	12' 9" x 8' 3"	
GIA	62 sq m	667 sq ft	

(A) Window to Plots 23, 25, 26, 34, 76, 79, 85, 89, 90, 98, 109, 118, 119, 120, 123, 126, 131, 135, 147, 148

(B) Window to Plots 4*, 23, 25, 26, 34, 76, 79, 85, 89, 90, 94, 109*, 118, 119, 120, 123, 126, 131, 135, 137*, 147, 148

*Non openable



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Type B | HTG1

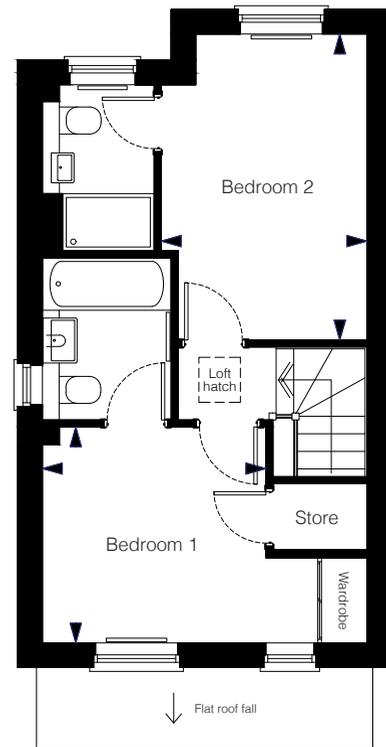
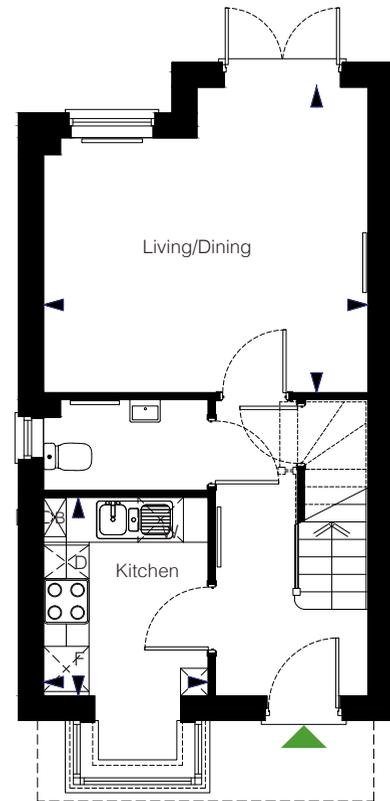
Two bedroom house

Plots

56

Room	Metric	Imperial
Kitchen	2.18m x 2.64m	7' 2" x 8' 8"
Living/Dining	4.29m x 4.07m	14' 1" x 13' 4"
Bedroom 1	2.95m x 2.88m	9' 8" x 9' 5"
Bedroom 2	2.72m x 4.08m	8' 11" x 13' 4"
GIA	67.8 sq m	730 sq ft

- F Fridge/Freezer
- W Washer/Dryer
- D Dishwasher
- B Boiler



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Type C | THC3

Three bedroom house

Plot

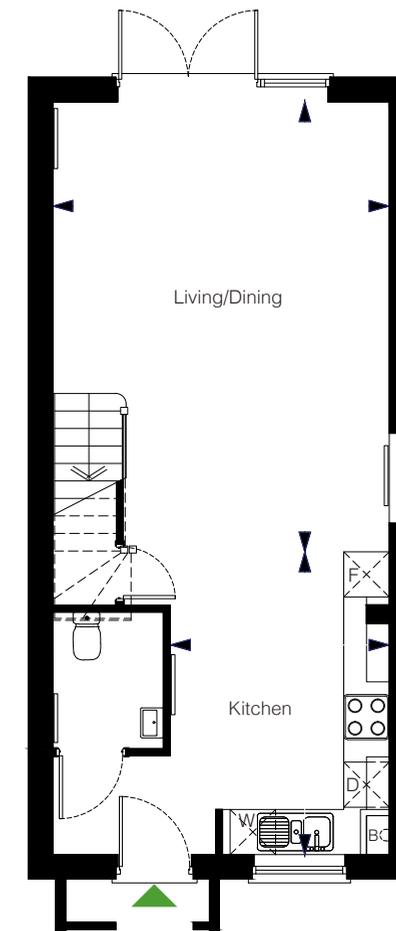
49, 51, 53, 55

Handed

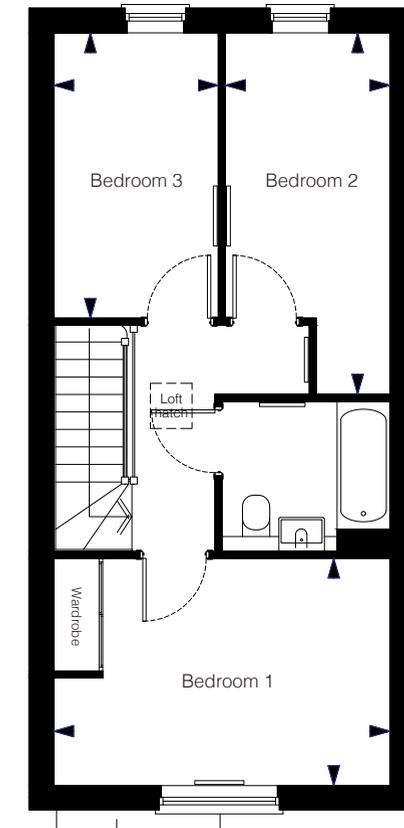
48, 50, 52, 54

Room	Metric	Imperial
Kitchen	2.89m x 4.03m	9' 6" x 13' 3"
Living/Dining	4.44m x 5.59m	14' 7" x 19' 8"
Bedroom 1	4.44m x 3.03m	14' 7" x 9' 11"
Bedroom 2	2.18m x 4.81m	7' 2" x 15' 9"
Bedroom 3	2.18m x 3.80m	7' 2" x 12' 6"
GIA	89 sq m	958 sq ft

- F Fridge/Freezer
- W Washer/Dryer
- D Dishwasher
- B Boiler



Ground Floor



First Floor

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Type D | THC11

Three bedroom house

Plots

43-47, 58, 60, 62, 64, 66, 68, 70, 72-75, 81-84, 125, 133, 134

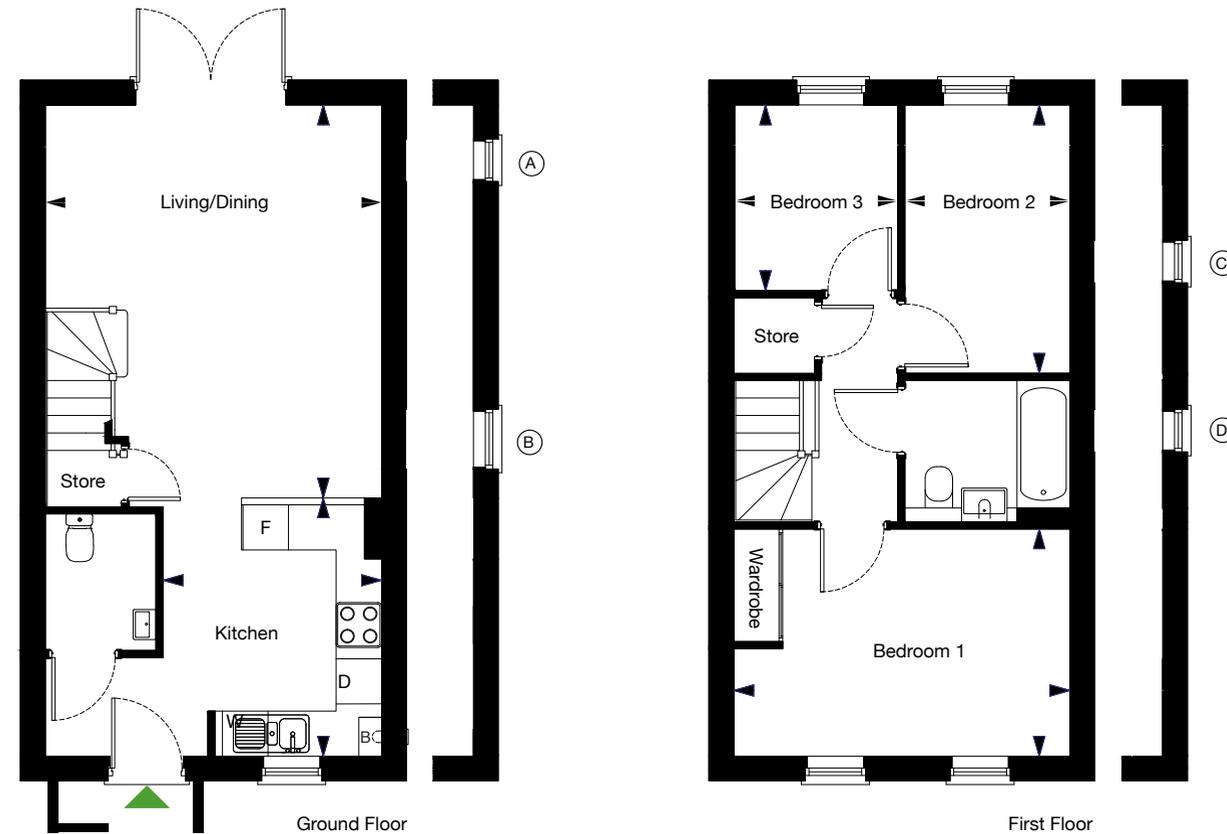
Handed

57, 59, 61, 63, 65, 67, 69, 71, 80, 124, 132

- (A) Window to Plot 74
- (B) Window to Plots 45, 47, 57-74, 80, 82, 84, 124, 125, 132, 134
- (C) Window to Plots 47, 63, 65, 132
- (D) Window to Plots 45, 47, 57-74, 80, 82, 84, 124, 125, 132, 134

Room	Metric	Imperial
Kitchen	2.89m x 3.44m	9' 6" x 11' 3"
Living/Dining	4.44m x 5.23m	14' 7" x 17' 2"
Bedroom 1	4.44m x 3.03m	14' 7" x 9' 11"
Bedroom 2	2.18m x 3.57m	7' 2" x 11' 9"
Bedroom 3	2.15m x 2.47m	7' 1" x 8' 1"
GIA	77 sq m	829 sq ft

- (F) Fridge/Freezer
- (W) Washer/Dryer
- (D) Dishwasher
- (B) Boiler



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Type E | THS2

Three bedroom house

Plots

150, 152-154, 156, 157

Handed

149, 151, 155

- (A) Window to Plot 149
- (B) Window to Plot 149
- (C) Window to Plot 149

Room	Metric	Imperial
Kitchen/Dining	4.10m x 4.47m	13' 6" x 14' 8"
Living	4.10m x 3.84m	13' 6" x 12' 7"
Bedroom 1	4.10m x 4.94m	13' 6" x 16' 2"
Bedroom 2	4.10m x 2.79m	13' 6" x 9' 2"
Bedroom 3	4.10m x 3.39m	13' 6" x 11' 1"
GIA	117 sq m	1,259 sq ft

- (F) Fridge/Freezer
- (W) Washer/Dryer
- (D) Dishwasher
- (B) Boiler



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Type F | THC12

Four bedroom house

Plots

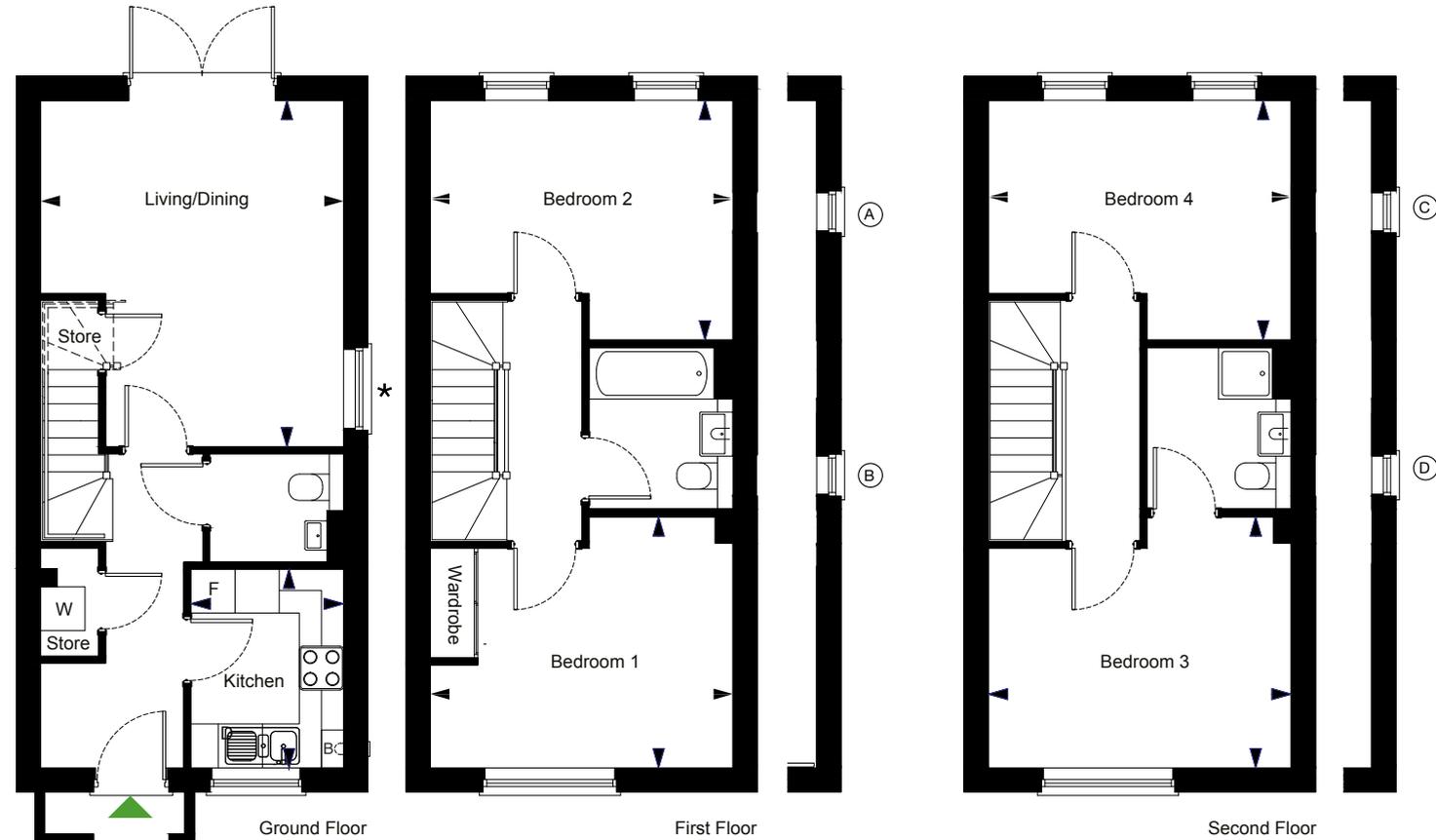
18, 19, 20, 21, 22, 35, 36, 37, 38, 39, 40, 41, 42, 102, 103, 104, 105, 111, 112, 113, 115, 116, 117

Handed

17, 110, 114

- Ⓐ Window to Plot 17, 110, 114
- Ⓑ Window to Plots 17, 22, 42, 105, 110, 113, 114, 117
- Ⓒ Window to Plot 17, 110, 114
- Ⓓ Window to Plots 17, 22, 42, 105, 110, 113, 114, 117
- ★ Window to Plot 17, 22, 110, 114

Room	Metric	Imperial	
Kitchen	2.07m x 2.72m	6' 10" x 8' 11"	Ⓕ Fridge/Freezer
Living/Dining	4.10m x 4.74m	13' 6" x 15' 6"	Ⓖ Washer/Dryer
Bedroom 1	4.10m x 3.43m	13' 6" x 11' 3"	Ⓖ Dishwasher
Bedroom 2	4.10m x 3.28m	13' 6" x 10' 9"	Ⓑ Boiler
Bedroom 3	4.10m x 3.43m	13' 6" x 11' 3"	
Bedroom 4	4.10m x 3.28m	13' 6" x 10' 9"	
GIA	112 sq m	1,208 sq ft	



Rent and save before you buy

A simple step towards home ownership

With SO Flexi you pay less rent while you save to buy your home with Shared Ownership. It's secure and simple, so you can relax and get on with life. Here's how it works...

- Choose a great home at the exciting new SO Flexi Huntingdon development, or find out about other SO Flexi homes in great locations at soflexi.co.uk
- Check you're eligible and apply online at soflexi.co.uk – our team are on hand to help

- Live in your new home for at least two years, paying a lower-than-market rent to help you save. There are the other usual costs too, like household utility bills
- Build up the deposit to buy your home with Shared Ownership. We'll help you work out how much you'll need, so you have a goal to work towards
- When you're ready to buy your Shared Ownership home, the friendly SO Resi team will help you apply and guide you at every step

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