



**COBB
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LAND & NEW HOMES

5, Kop Close, Brimfield, SY8 4FB
40% Shared ownership £98,000

5 Kop Close Brimfield

A fantastic opportunity to purchase a 40% share of this modern two-bedroom semi-detached new build, situated within The Coppice development in Brimfield, conveniently located near Ludlow. The property offers spacious accommodation including a fitted kitchen, generous lounge/dining area, downstairs cloakroom and modern family bathroom. Externally, there is a turfed rear garden and two allocated parking spaces. Available for £98,000 for the 40% share, with total rent of £393.73 pcm and an 80% staircasing restriction.

- 40% Shared Ownership
- Two Spacious Bedrooms
- Semi Detached
- Two Allocated Parking Spaces
- New Build Property
- Available Now

Material Information

40% Shared ownership £98,000

Tenure: Freehold

Local Authority: Herefordshire

Council Tax: New Build

EPC: (null)

For more material information visit www.cobbamos.com

Please note that the dimensions stated are taken from internal wall to internal wall.



We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts. The copyright of all details, photographs and floorplans remain exclusive to Cobb Amos.

Introduction

A well-presented new build semi-detached home forming part of The Coppice Phase 2 development in the popular village of Brimfield, conveniently located near Ludlow. Offered for sale through a 40% shared ownership purchase, this attractive two-bedroom property provides well-planned accommodation over two floors, with two allocated parking spaces and a turfed rear garden.

Property Description

The property is entered into a welcoming hallway with access to the principal rooms and a useful downstairs cloakroom. The well-appointed kitchen is fitted with a range of contemporary units and includes an oven, hob and extractor. To the rear is a spacious open-plan lounge and dining area, providing an excellent everyday living and entertaining space with access towards the rear garden.

To the first floor are two spacious bedrooms, together with a modern family bathroom.

Outside, the property benefits from a turfed rear garden, providing an easy-to-maintain outdoor space, together with two allocated parking spaces.

Location

Kop Close is situated within The Coppice development in Brimfield, a popular village located approximately a short drive from the historic market town of Ludlow. Ludlow offers a wide range of everyday amenities including supermarkets, independent shops, cafés, restaurants, schools and leisure facilities. The surrounding area is renowned for its attractive Shropshire countryside, with excellent opportunities for walking and outdoor pursuits.

Brimfield also provides convenient access to the A49, making the property well placed for travel towards Ludlow, Leominster and surrounding towns.

Services

The property benefits from modern services associated with a new build home. Purchasers should confirm the availability and arrangements of individual services with their legal representative prior to purchase.

Shared Ownership

The property is available to purchase on a 40% shared ownership basis, with a purchase price of £98,000 for the 40% share. The total monthly rent is £393.73. Please note that there is an 80% staircasing restriction on these homes, meaning the maximum share that can be purchased is 80%. Buyers should seek independent legal and financial advice and confirm the full terms of the shared ownership arrangement prior to proceeding.

Anti Money Laundering

In accordance with The Money Laundering Regulations 2007, Cobb Amos are required to carry out customer due diligence checks by identifying the customer and verifying the customer's identity on the basis of documents, data or information obtained from a reliable and independent source. At the point of your offer being verbally accepted, you agree to paying a non-refundable fee of £24 Inc. VAT per purchaser, in order for us to carry out our due diligence.

DIRECTIONS



