

Pygott & Crone

Plot 35 Mullaney Hackett Grange, 27 Rushton Grove

£61,250

Radcliffe-on-Trent, Nottingham, Nottinghamshire, NG12 2QE

2 Bedroom Terraced House

- Leasehold
- 25% Share example
- Brand new homes
- Shared ownership 25% - 75%
- Flooring included to wet areas
- Kitchen dining living space
- Two allocated parking spaces
- Energy efficient homes
- Two bedrooms plus study
- EPC Rating - B, Council Tax Band - TBC

Click here to access the Energy Performance Certificate for Plot 35 Mullaney Hackett Grange, 27 Rushton Grove, Radcliffe-on-Trent, Nottingham, Nottinghamshire, NG12 2QE





Overview

A fantastic opportunity to personally see these brand new shared ownership homes with available shares from 25% to 75%.

Moving Made Easier - £2,000 allowance on completion* T&C's Apply - Brand new two bedroom plus study shared ownership homes with shares available from 25%-75%.

We're pleased to announce a fantastic collection of two-bedroom homes are available at Hackett Grange, Radcliffe-On-Trent.

Built by Avant, this development is in the charming village of Radcliffe-On-Trent, making it the perfect place to call home.





Key features - The front door of this home opens on to the hall, which leads on to the modern kitchen/dining/lounge with its built-in oven, hob and hood and doors opening on the rear enclosed garden, which will be freshly turfed. The ground floor also boasts a downstairs WC.

The first floor has one bedroom, an office and a bathroom fitted with a modern three-piece suit. The second floor has a bedroom and ample of storge. The property has two allocated parking spaces.

This brand new home also benefits from gas central heating and uPVC double glazing.

There is an application process to apply for these new homes, details held with Pygott & Crone. A potential buyer also needs to have a local connection to the Borough of Rushcliffe in order to apply.

Ownership options to suit you.

The new two-bedroom homes on this development will be available as Shared Ownership. The price will apply to a specific share. Shares are also available from 25% to 75%.

Example – House cost £61,250 (representing a 25% share of ownership) and monthly rent £470.48. 100% property value £245,000.

*Amount is combined Rent and Associated Charges such as Buildings Insurance, Management Charge and Service Charge payable per calendar month.

Please note that the Service Charges for the first year are based on estimated costs. Service Charges for future years will be calculated according to the actual costs paid for the services delivered. This means that Service Charges may be higher or lower in future than the estimated charge for the first year.

Example Share Breakdown

Shares available from 25% to 75%. Please see examples prices and rents listed below.

25% share - Purchase price £61,250 - Rent Charges of £470.48

40% share - Purchase price £98,000 - Rent Charges of £386.27

60% share - Purchase price £147,000 - Rent Charges of £273.97

75% share - Purchase price £183,750- Rent Charges of £189.75

Full Property Value £245,000. All rent charges above include rent, management charge, service charge & buildings insurance payable per calendar month.

Are you eligible for Shared Ownership?

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

- your household income is £80,000 a year or less (£90,000 a year or less in London)

- you cannot afford all of 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 to buy one now

- you’re forming a new household - for example, after a relationship breakdown

- you’re an existing shared owner, and you want to move

- you own a home and want to move but cannot afford a new home that meets your needs

Radcliffe-on-Trent is a charming village in the Rushcliffe borough of Nottinghamshire - which is located near West Bridgford on the outskirts of Nottingham. The village has a number of community spaces, a recreation ground and skate park, and a complex of sports fields, as well as numerous other clubs and associations. Radcliffe has an infant and nursery school, a junior school and a secondary school, making it the perfect place for a family.

*T&C's - The £2,000 towards moving costs will be deducted off the final completion statement and cannot be given as a cash substitute. This offer is valid only on reservations made on plots that are actively advertised as part of our Moving Made Easier campaign. Our offer has no fixed end date, and we reserve the right to amend, withdraw, or remove the offer and/or any included plots from our listings at any time without prior notice.

Agents Note - The internal pictures are digitally dressed CGI's

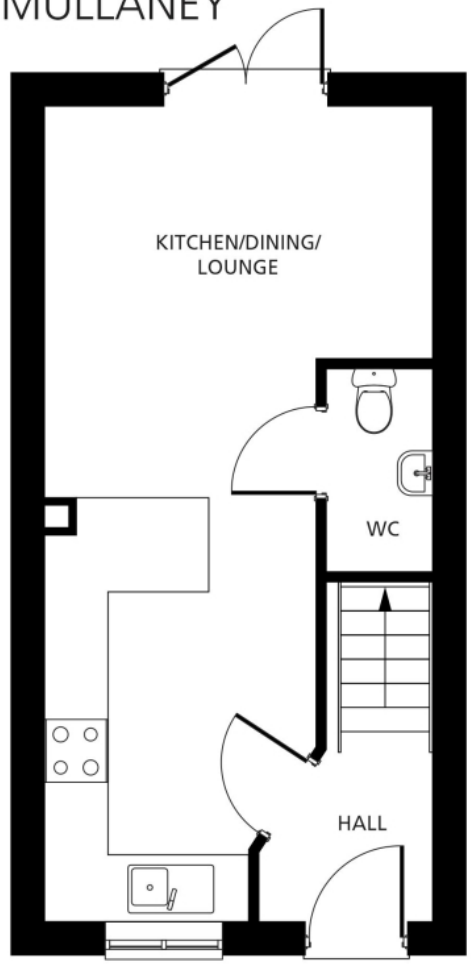


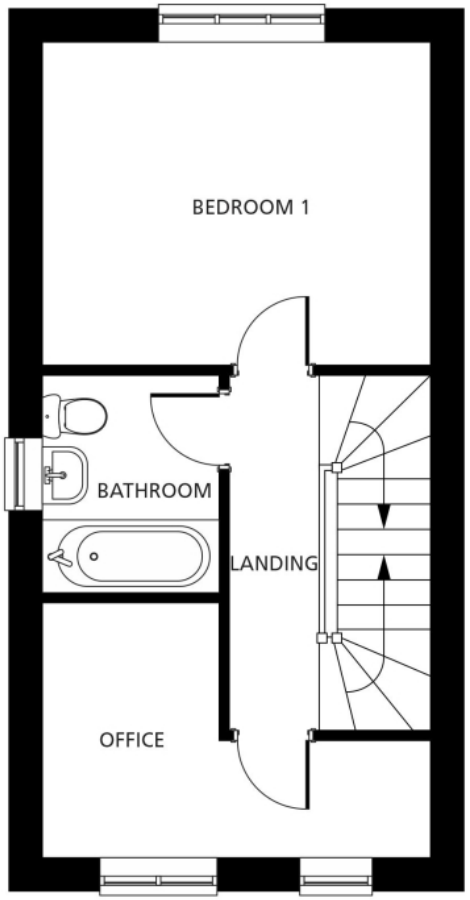


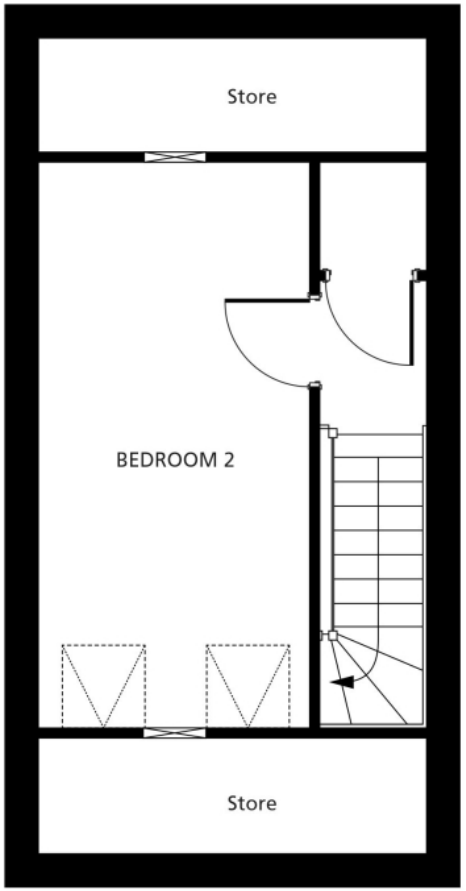




HACKETT GRANGE
PLOT MULLANEY







GROUND FLOOR

DIMENSIONS

KITCHEN/DINING/LOUNGE
7.86m x 3.76m
25'9" x 12'4"

FIRST FLOOR

BEDROOM 1
3.76m x 3.14m
12'4" x 10'3"

OFFICE
3.76m x 2.48m
12'4" x 8'1"

SECOND FLOOR

BEDROOM 2
2.64m x 5.45m
8'7" x 17'10"

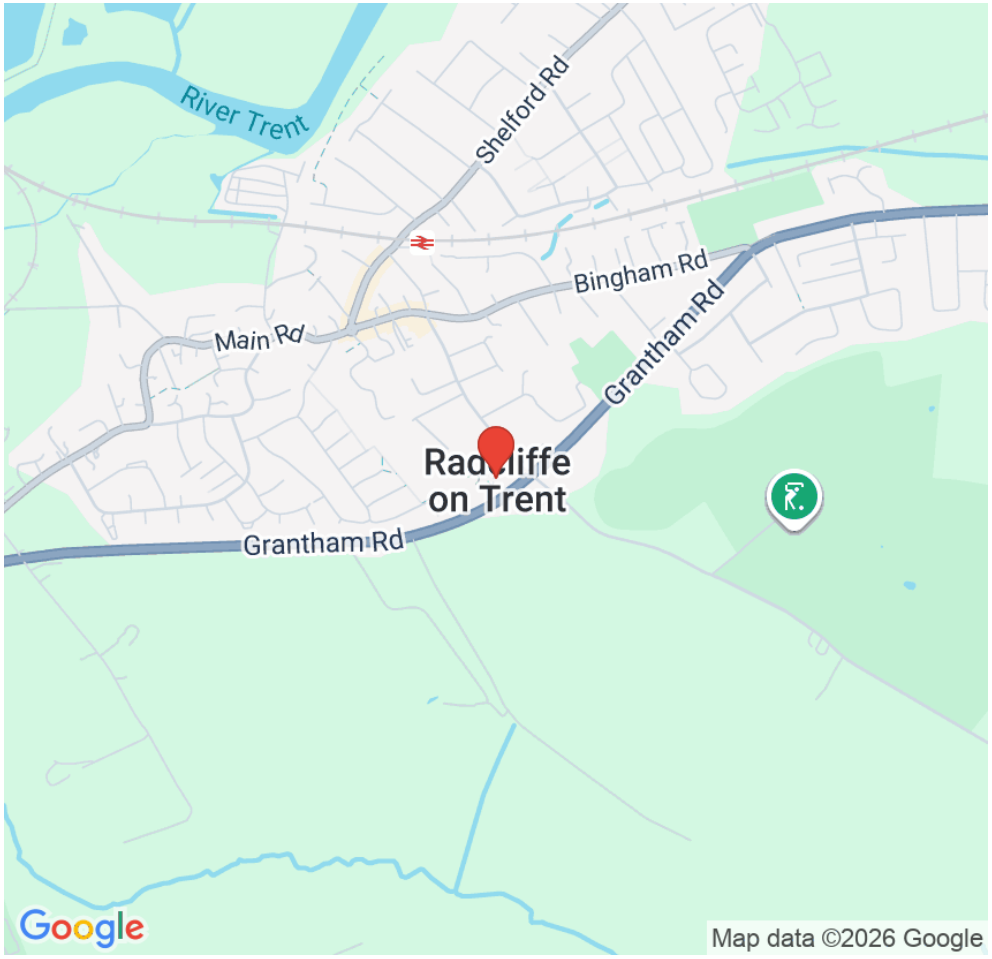



STONEBOW
FINANCIAL SERVICES
Save money
with a new build
New build homes are built to the highest building standards which means they're in optimum condition to save you money on utility bills.
Contact us to find out more
Your home may be repossessed if you do not keep up repayments on your mortgage. A fee of up to 1% of the mortgage amount may be charged depending on individual circumstances. A typical fee is £520.





Location



Show on Google: schools, doctors, supermarkets, restaurants, railway stations

Mortgage Advice Bureau

Stonebow Financial Services Ltd

Do you need Financial Help or Advice?

We are offering free advice through Mortgage Advice Bureau. If you would like to discuss your finances or mortgage, we'll arrange for a qualified adviser to call you back at a convenient time.



Jay Zhou
Mortgage & Protection Adviser
0330 912 0007

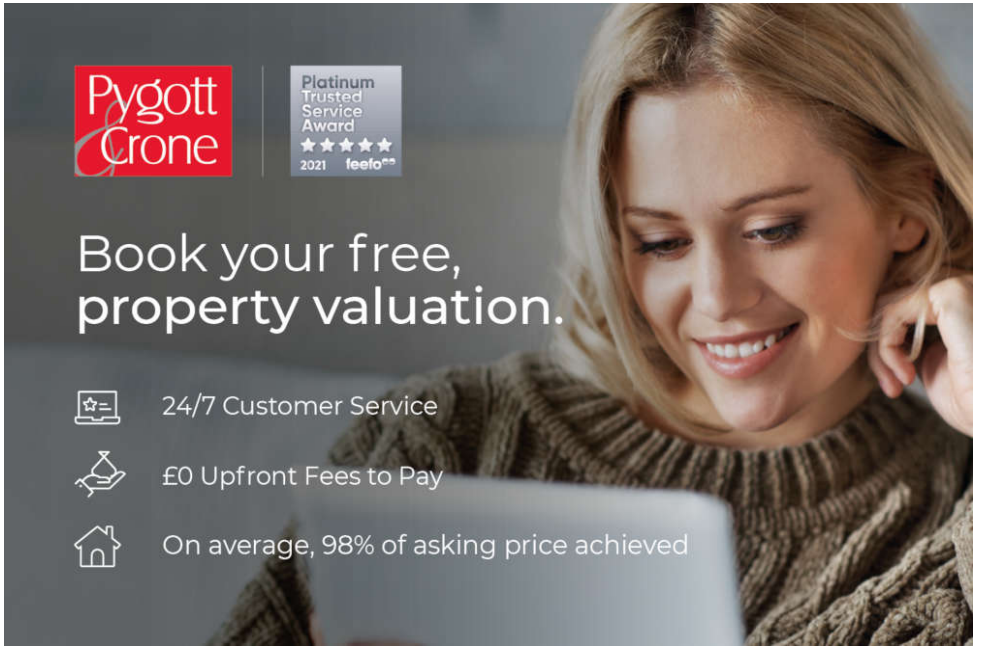
Your home may be repossessed if you do not keep up repayments on your mortgage.

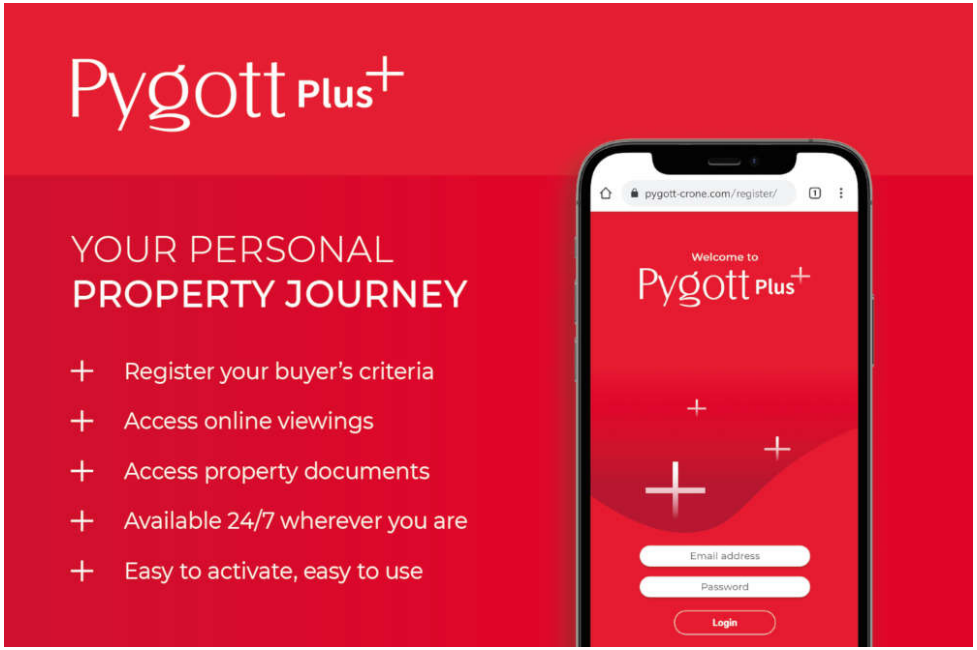
There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

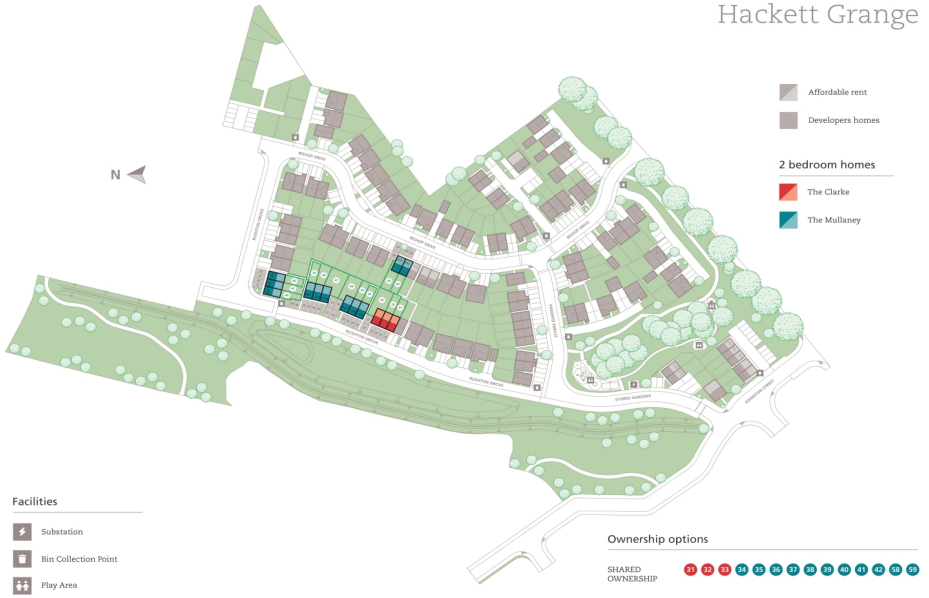
THINK OF MOVING?
BOOK A FREE VALUATION

If you would like a free valuation of your home without obligation, book your appointment online today.

Pygott & Crone







Houses. Homes. Harmony.

Pygott & Crone

Plot 35 Mullaney Hackett Grange, 27 Rushton Grove, Radcliffe-on-Trent
is on the market with our Wollaton branch

158a Bramcote Lane, Wollaton NG8 2QP

0115 985 4994