

| PROPERTY BROCHURE

Forest Edge



Burgate Acres,
Hampshire

Shared
Ownership

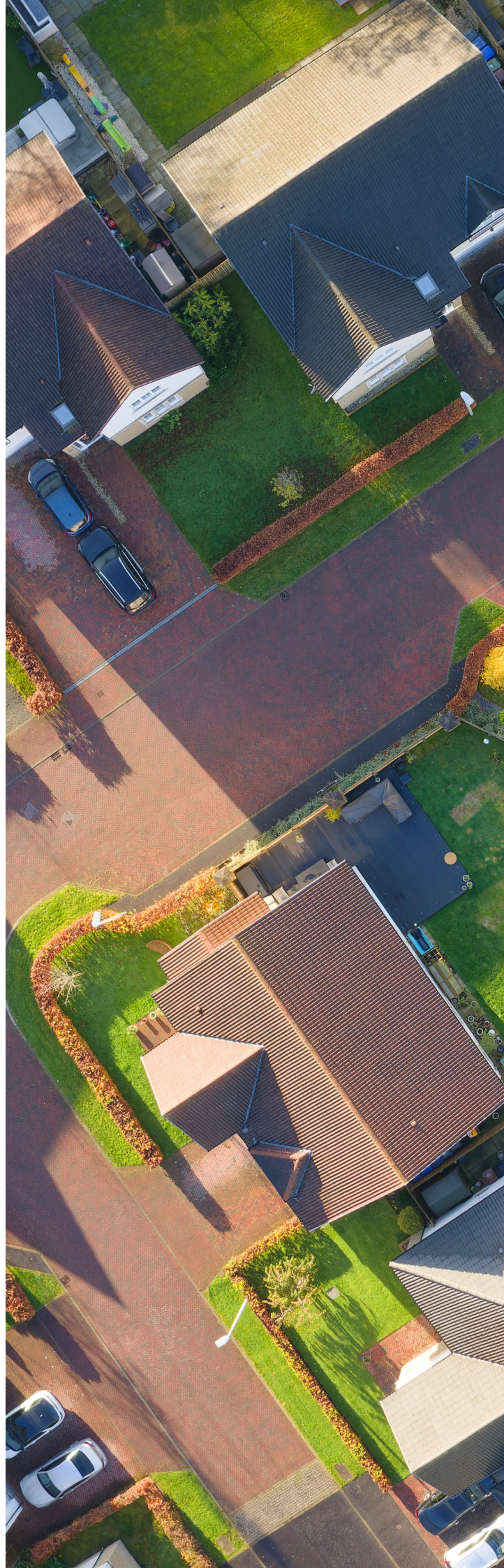


New Forest
DISTRICT COUNCIL

Shared Ownership

Our shared ownership homes at Forest Edge offer a more affordable way to buy your own home. With a New Forest District Council shared ownership home, you buy the share you can afford and pay rent to the council on the rest. When you are ready you can then buy more shares, until you own your home outright.

Shared ownership homes are sold as leasehold, with a lease length of 990 years. Rent and service charges are applicable and will be reviewed on an annual basis. We do require a reservation fee of £500 to secure your interest in a property. All shared ownership properties will be sold on a first come first serve basis.





Forest Edge

Burgate Acres,
Hampshire



Situated on the edge of the popular and lively market town of Fordingbridge, Forest Edge is a new development of 2, 3 and 4 bedroom homes. Fordingbridge offers a range of services and facilities, including a range of local shops, primary and secondary school, GP services and hospital. The town has a direct bus route running from Bournemouth into Salisbury, with the nearest bus route in short walking distance.





Plot 53
6 Mallard Close

Plot 53, 6 Mallard Close

Coach house

61sqm

2 bedrooms

2 allocated parking spaces

Private garden

Shared ownership price based
on 30% share:

£75,000*

* Based on an open market value of £250,000.
The initial open market valuation may be subject to change.

Monthly rental cost based on 30% share:

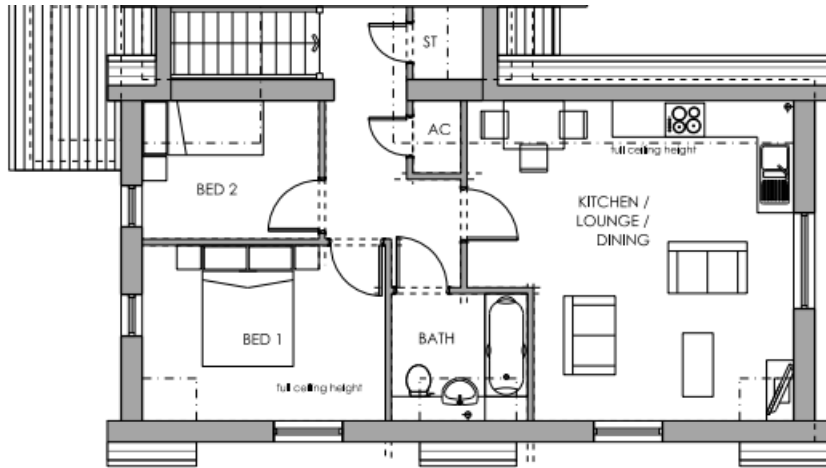
£401.04

Monthly service charges will apply

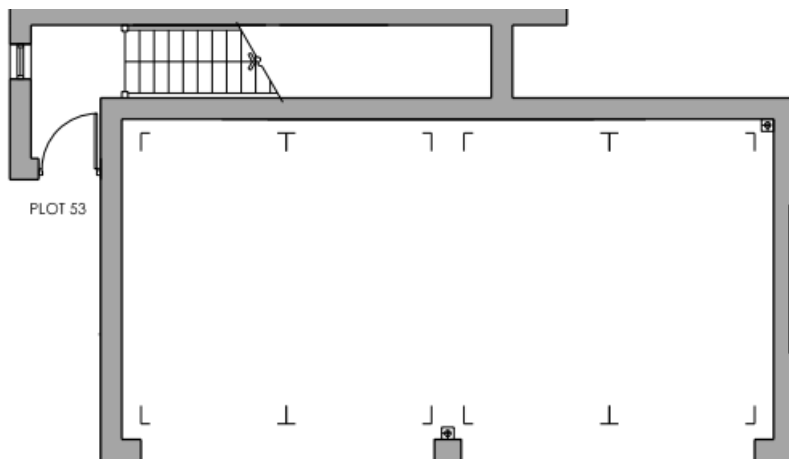
6 Mallard Close, Burgate, Fordingbridge (Plot 53)

Floor Plans

First Floor layout plan



Ground floor layout plan



6 Mallard Close is subject to a location connection requirement, initial priority in the sale of this home will be given to applicants with a local connection to the New Forest district.

To have a local connection you will:

- live in the New Forest district and have done so for at least two years at the time of application

or

- have strong local connection through residency or employment within the district area.

Specifications

Our shared ownership homes come with carpets to the living areas and bedrooms and vinyl flooring to the kitchens, bathroom and hall.

Your home will come with a Premier Guarantee.



Kitchen

- Fully fitted kitchen
- Gas cooker and extractor hood
- Integrated electric oven
- Space for a dishwasher and washing machine
- Stainless steel sink

Bathroom and cloakrooms

- White bathroom sanitary ware
- Thermostatic shower over bath

Heating and hot water

- Combi gas boiler, providing heating and hot water on demand
- Radiators

Internal finishes

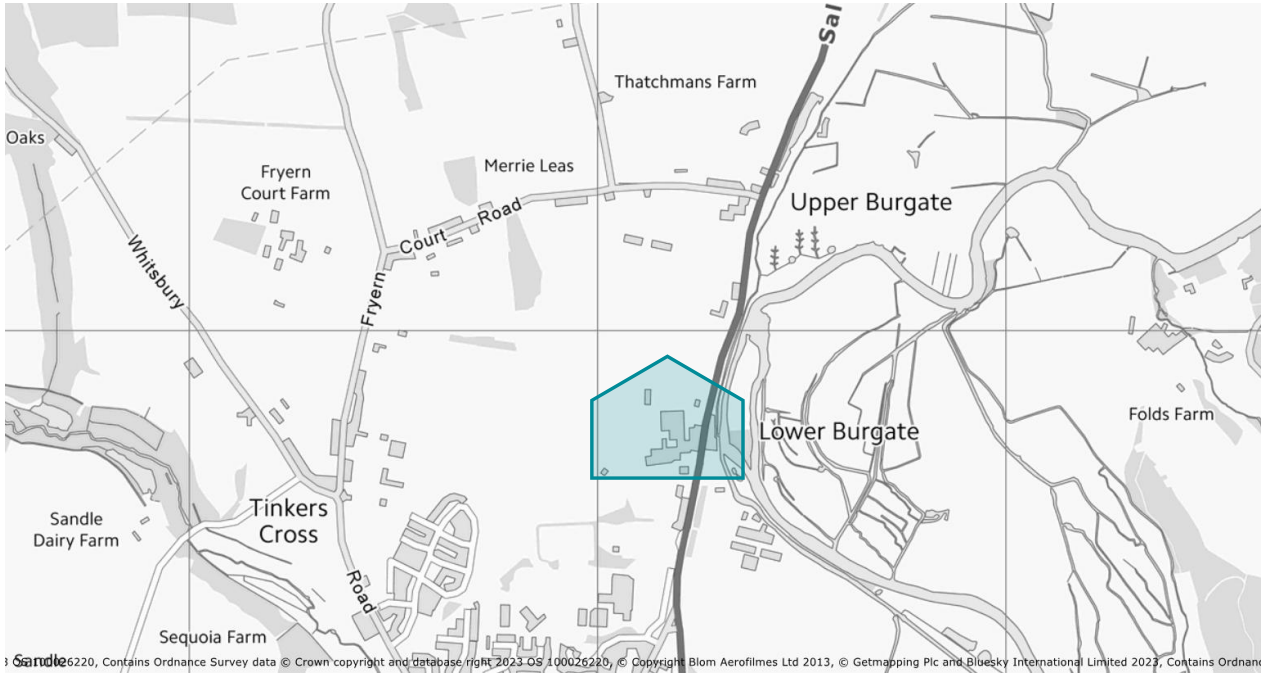
- Decorated throughout
- Carpet to bedroom and stairs
- Vinyl to hall, kitchen/living area

Electrical

- Power sockets throughout
- TV aerial points in the living room and main bedroom
- Broadband and satellite connection available
- Electric vehicle charging points

External

- Private garden
- 2 designated parking spaces



Finding Forest Edge, Burgate Acres

Forest Edge, Fordingbridge, Hampshire, SP6 1LX

Located just off the A338 immediately north of Burgate School.



For further information



023 8028 5850



sharedownership@nfdc.gov.uk

The photographs, images and floor plans are produced in good faith and are provided to give potential buyers a representation of the houses or apartments. They may not represent a specific property and in some cases the properties will vary from the images and information shown. The floor plans are not to scale and are indicative only. It is not uncommon for these to change during the build programme. The information contained in this brochure does not form part of the sales contract, warranty, or guarantee.