

£156,000 Shared Ownership

Ebbett Court, Victoria Road, London W3 6BX



- Guideline Minimum Deposit £15,600
- Eleventh Floor with Balcony
- Far-Reaching Views
- Central London/Westfield within Easy Reach
- Guideline Income £55.7k (dual) | £64k (single)
- Approx. 685 Sqft Gross Internal Area
- Minutes from North Acton Station
- Very Long Lease

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 40% share. Full market value £390,000). This two-bedroom apartment is on the eleventh floor and has a good-sized reception room with open-plan kitchen area and a sliding door that leads out onto the balcony. Both bedrooms are comfortable doubles, there is a bathroom with decorative tiles and a pair of storage/utility cupboards have been provided in the entrance hallway. Ebbett Court has a Tesco Express conveniently located on the ground floor and a selection of other shops/cafes can be found in the immediate vicinity. North Acton Station (Central line) is just minutes away for fast, frequent services into central London. White City (for Westfield Shopping Centre) is only two stops and Bond Street can be reached in just 17 minutes (TfL).

Housing Association: A2Dominion.

Tenure: Leasehold (recently extended, now has approximately 970 years remaining).

Minimum Share: 40% (£156,000). The housing association will expect that you will purchase the largest share affordable.

Shared Ownership Rent: £637.35 per month (subject to annual review).

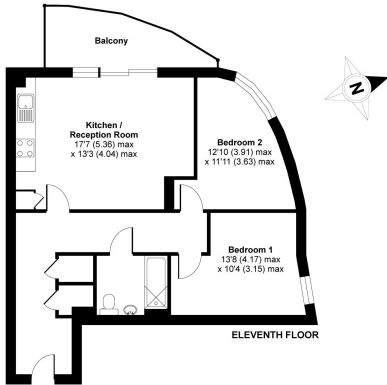
Service Charge: £167.19 per month (subject to annual review).

Water Charge: £37.63 per month (subject to annual review).

Guideline Minimum Income: Dual - £55,700 | Single - £64,000 (based on minimum share and 10% deposit).

Council Tax: Band D, London Borough of Ealing. Priority is given to applicants living and/or working in this local authority.

This property is offered for sale in the condition seen. The housing association does not warrant to carry out any remedial or redecoration work of a cosmetic nature unless specifically advised in writing. As a general rule, fitted domestic appliances are included in the sale; non-fitted appliances are not. If you require confirmation, you must request this in writing from Urban Moves. The information in this document supersedes any information given verbally either in person or by telephone. Pets not permitted (except assistance animals). There is no parking space offered with this property.



DIMENSIONS

ELEVENTH FLOOR

Entrance Hallway

Reception

17' 7" max. x 13' 3" max. (5.36m x 4.04m)

Kitchen

included in reception measurement

Balcony


Bedroom 1

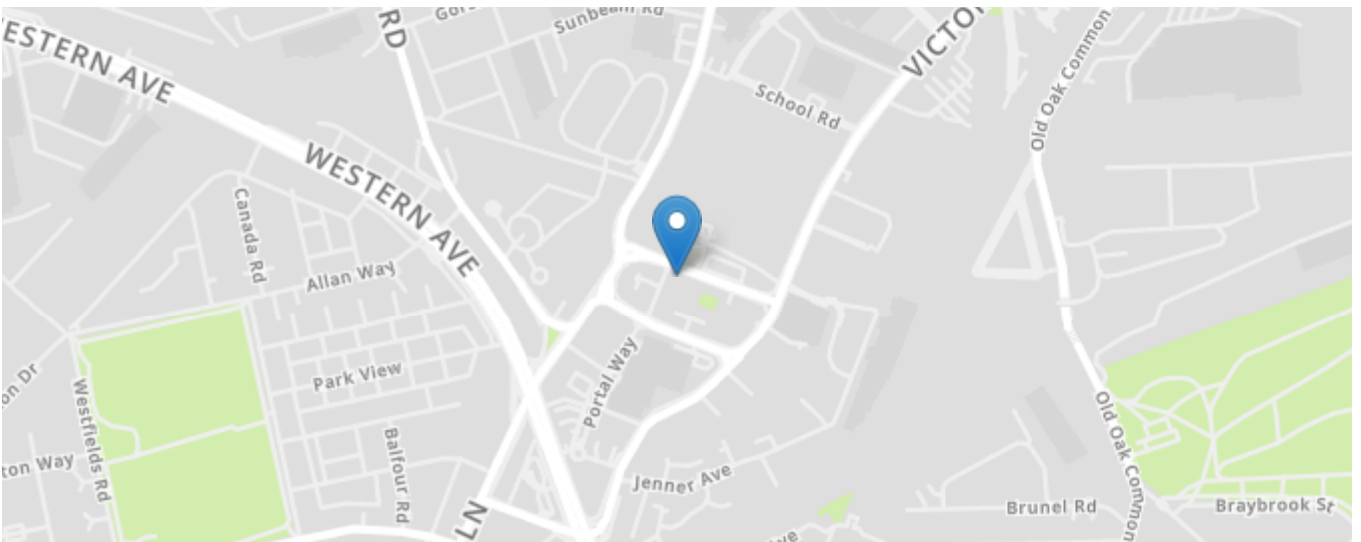
13' 8" max. x 10' 4" max. (4.17m x 3.15m)

Bedroom 2

12' 10" max. x 11' 11" max. (3.91m x 3.63m)

Bathroom

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B	84	84
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC 	



All content shown is to be used as a general guideline for the property. None of the contents of this document constitute part of an offer or contract. All measurements, photographs, floor-plans and data provided are only a guideline and should not be relied upon.