

## £105,000 Shared Ownership

Bell Apartments, 32 Harvard Way, Oakgrove, Milton Keynes MK10 9TF



- Guideline Minimum Deposit £10,500
- Ground Floor
- Very Good Energy-Efficiency Rating
- Parking Space
- Guide Min. Income - Dual £29.6k | Single £34.9k
- Approx. 552 Sqft Gross Internal Area
- South East Facing Balcony
- City Centre Within Easy Reach

## GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 50% share. Full market value £210,000). A smartly-presented flat on the ground floor of this modern block. The property is a good size and has a spacious, open-plan kitchen/reception room with white units, contrasting worktops and integrated appliances. Double doors lead out onto a rear (south-east) facing balcony. There is an attractive bathroom, a fitted wardrobe in the bedroom and a storage/utility cupboard in the entrance hallway. Well insulated walls and high performance glazing help keep energy costs down. Bell Apartments is part of a substantial development in the Oakgrove suburb between Willen Lake, to the north, and Ouzel Valley Park to the south. There are shops, including a Waitrose supermarket, nearby plus the city centre can be reached via brief bus or cycle ride. The flat comes with the use of an allocated parking space.

**Housing Association:** Clarion.

**Tenure:** Leasehold (125 years from 01/01/2018).

**Minimum Share:** 50% (£105,000). The housing association will expect that you will purchase the largest share affordable.

**Shared Ownership Rent:** £296.85 per month (subject to annual review).

**Service Charge:** £125.29 per month (subject to annual review).

**Ground Rent:** £150.00 for the year.

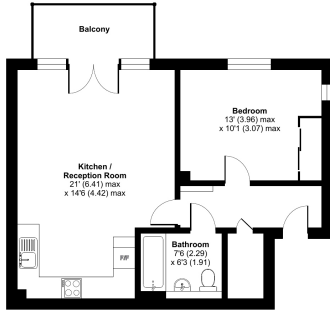
**Guideline Minimum Income:** Dual - £29,600 | Single - £34,900 (based on minimum share and 10% deposit).

**Council Tax:** Band A, Milton Keynes City Council. 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).

Harvard Way, Oakgrove, Milton Keynes, MK10

Approximate Area = 552 sq ft / 51.3 sq m  
For identification only - Not to scale



GROUND FLOOR

Plan only produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS Residential). © Urbanmoves 2023. Produced for Urban Moves. REF: 104210

## DIMENSIONS

### GROUND FLOOR

#### Entrance Hallway

#### Reception

21' 0" max. x 14' 6" max. (6.40m x 4.42m)

#### Kitchen

included in reception measurement

#### Balcony

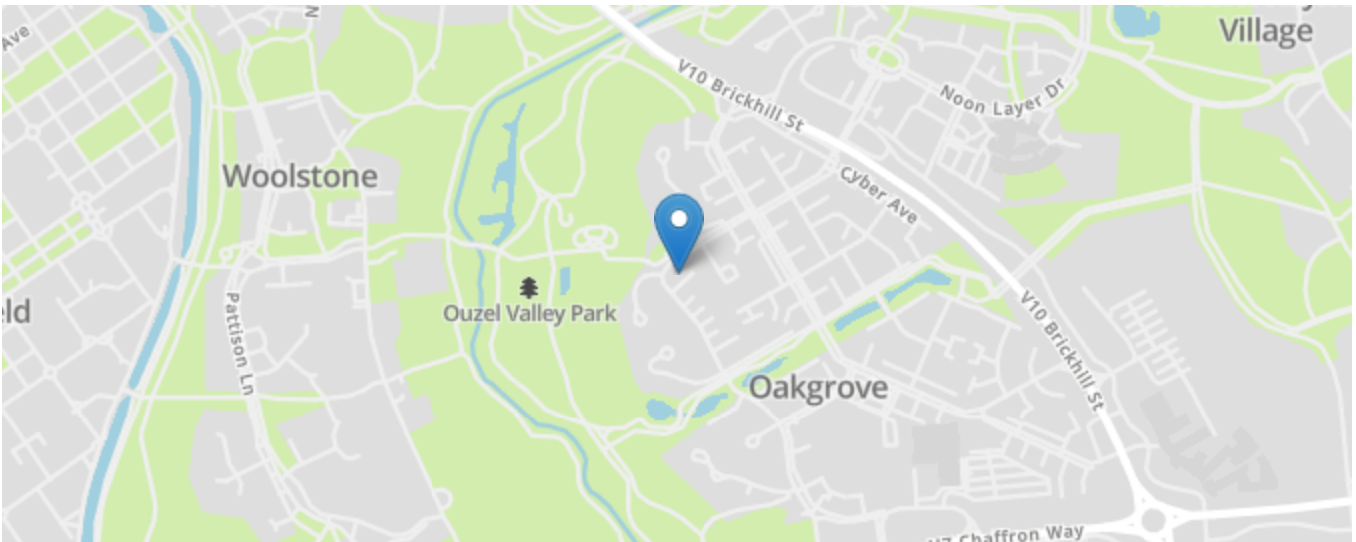
#### Bedroom

13' 0" max. x 10' 1" max. (3.96m x 3.07m)

#### Bathroom

7' 6" x 6' 3" (2.29m x 1.91m)

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