FOR SALE

Shared Ownership – Hales Farm, Urchfont

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| **Date** | 31 January 2023 |
| **Site Name** | Hales Farm, Urchfont |
| **Handover Date** | June 2023 |
| **Developer** | White Horse Housing Association |
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| **Contact Details:** | Belinda Eastland, Operations Director |
|  | Sarah Occleshaw, Housing Assistant |
|  | Email: [info@whitehorsehousing.co.uk](mailto:info@whitehorsehousing.co.uk) |
|  | Telephone: 01380 850916 |
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| **Local Authority** | Wiltshire |
| **Scheme** | Shared Ownership New Build |
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| **Number available** | 2 available from 2 |
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| **Property Value from** | £350,000.00 (2 Bedroom house)  £390,000.00 (3 Bedroom house) |
| **Shared Percent Example** | 40% |
| **Share Percent price** | £140,000.00 (2 Bedroom house)  £156,000.00 (3 Bedroom house) |
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| **Monthly rent** | £481.25 (2 Bedroom house)  £536.25 (3 Bedroom house) |
| **Monthly Service Charge** | £40.00 (2 Bedroom house)  £40.00 (3 Bedroom house) |
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| **Short Description** | 1 x 2 bed and 1 x 3 bed house situated in a small select development. |
| **Property Features** | Fitted Kitchen, smart modern design with fitted cooker, Hob, Fan. |
| Open plan Kitchen-Diner/Living room. |
| Smart modern Bathroom with shower over bath. |
| Ground floor Cloakroom. |
| Dimplex Quantum Storage Heaters with built in programmer/thermostats. |
| Fully carpeted, Vinyl flooring to Bathroom, WC and Kitchen. |
| Patio doors opening onto rear garden. |
| Good road links to the larger centre’s |
| **Current Energy Efficiency Rating** | Not available |
| **Current Environmental Impact (CO2) Rating** | Not available |

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| **Description** | These superb energy efficient A rated homes are situated in a small, select development of homes within the beautiful village of Urchfont, the village is about 6 miles from Devizes where there are comprehensive shopping facilities and amenities and good road connections to the larger towns of Bath, Newbury, Swindon and Salisbury. The M4 (J16) provides fast road access to London and the West Country. |
| **Additional Documents** | Initial share purchases can be between 10% to 75% subject to financial assessment. The service charge is an estimate and will be confirmed prior to sale.  Applicants with local connections to Urchfont or the surrounding area will be given preference subject to financial assessments. |
| **Currently Listed** | Plot 1 – 3 bedroom house £390,000.00 - £536.24 - £40.00 Available  Plot 3 – 2 bedroom house £350,000.00 - £481.25 - £40.00 Available |

**Photos:**

Diagram

Description automatically generated