



17 Brewery Mews, Hockley Croft, Boroughbridge YO51 9FY

Stephensons



Stephensons

Price from £47,500 for 25% Shared Ownership

An exciting opportunity with Broadacres Housing Association to part buy and part rent a brand new 2 bedroom semi-detached property built by Harron Homes on their new Hockley Croft development on the fringes of Boroughbridge. The living space on offer includes a reception hall with cloakroom/wc, sitting room, dining kitchen, 2 double bedrooms and a bathroom complemented by double glazing, radiator central heating, off road parking and an enclosed lawned rear garden.

Harrogate Borough Council - Tax Band B

Viewings via Boroughbridge Office 01423 324324



How does shared ownership work?

Shared Ownership is a Government funded scheme allowing you to buy a share in a new home. You can buy as little as a **25%** share up to as much as **80%** and rent the remaining share from Broadacres Housing Association. The greater the share you own the lower amount of rent is payable as illustrated in the examples below:

25% Ownership = **£47,500** plus Weekly Rent **£75.36**
35% Ownership = **£66,500** plus Weekly Rent **£65.31**
50% Ownership = **£95,000** plus Weekly Rent **£50.24**
60% Ownership = **£114,000** plus Weekly Rent **£40.19**
70% Ownership = **£133,000** plus Weekly Rent **£30.14**
80% Ownership = **£152,000** plus **No rent payable**

This property comes with a peace of mind 10 year NHBC warranty and there is an Estate Charge of **£2.62** per week.

Please Note : To buy this property you must be an **“Eligible Occupier”** and have a **“Local Connection”** to Boroughbridge (see page 3)

To arrange a viewing of this property please contact Stephensons on **01423 324324**. For confirmation of your eligibility to buy this property and for further information on shared ownership in general please contact Broadacres Housing Association on **01609 767900** or go to **www.broadacres.org.uk** where you will also be able to download an Application Form.



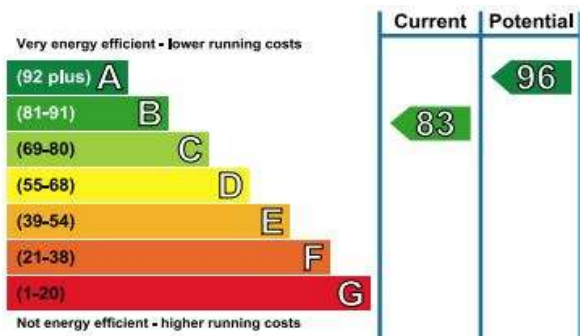
“Eligible Occupier” means a person or household containing a person who is in need for a property of this type and must have a **“Local Connection”** to Boroughbridge, Cundall, Kirby Hill, Langthorpe, Milby, Newby, Norton-le-Clay, Roecliffe, Skelton-on-Ure or Thornton Bridge.

“Local Connection” means that you or a person within the household currently lives within the defined area and has lived there for at least 2 years.

Or has close family resident in the defined area (minimum of 5 years).

Or who has previously lived in the area for a continuous period of 10 years.

Or who has been in employment for a minimum of 12 months for no less than 12 hours per week.



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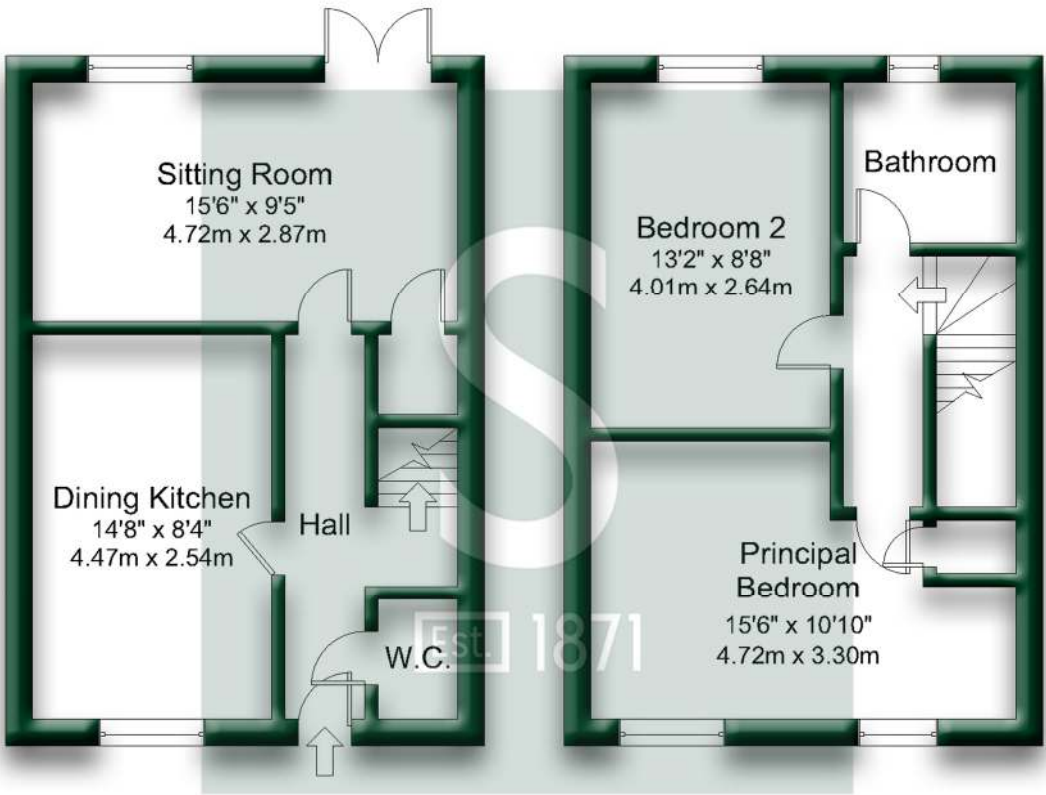


Services

We have been informed by the Vendor that all mains services are connected to the property.

Directions

Leaving Boroughbridge town centre on Horsefair and the Milby Island roundabout continue straight over onto Leeming Lane before taking the 1st right into Hockley Croft and right again into Brewery Mews.



Ground Floor

First Floor

Gross internal floor area (approx.): 70 sq m (753 sq ft) Not to Scale. Copyright © Apex Plans.

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