

RENT TO HOMEBUY PRICE LIST & AFFORDABILITY SCHEDULE

1 & 2 bedrooms for a Rent to Homebuy basis

WE2

17 Seagull Lane, London E16



		NEW BUILD HOMEBUY										RENT TO HOMEBUY ^				
Plot no.	Flat no.	Apartment Style	Unit Type	Floor Level	Car Parking Space#	Approx sqm.	Full Market Value*	Minimum Share Available	Amount Purchased	Unsold Share Rent per month**	Service Charges ***	Rent Per Month	Service Charges ***	Single ##	Joint ##	Status
LG01	1	Style D	1 bed	LG	No	58.20										RESERVED
LG02	2	Style C	1 bed	LG	No	43.10	£165,000	40%	£66,000	£144	£120.00	£600.00	£100.00	£22,030	£25,173	
LG03	3	Style A	1 bed	LG	No	52.70										RESERVED
LG04	4	Style B	1 bed	LG	No	58.90	£165,000	40%	£66,000	£144	£120.00	£650.00	£100.00	£22,025	£25,168	
G03	5	Style A	1 bed	GF	No	51.20	£175,000	40%	£66,000	£153	£120.00	£650.00	£100.00	£22,135	£25,278	
G04	6	Style E	1 bed	GF	No	46.50										RESERVED
G05	7	Style F	2 bed	GF	No	61.70										RESERVED
G06	8	Style G	1 bed	GF	No	47.90	£182,000	40%	£72,800	£159	£120.00	£650.00	£100.00	£24,151	£27,618	
G07	9	Style H	2 bed	GF	No	62.00										RESERVED
110	10	Style A	1 bed	First	No	50.90										RESERVED
111	11	Style E	1 bed	First	No	46.00										RESERVED
112	12	Style F	2 bed	First	No	62.00										RESERVED
210	15	Style A	1 bed	Second	No	50.90										RESERVED
211	16	Style E	1 bed	Second	No	46.00										RESERVED
212	17	Style F	2 bed	Second	No	61.60										RESERVED
213	18	Style G	1 bed	Second	No	51.90										RESERVED
310	20	Style A	1 bed	Third	No	50.90										RESERVED
311	21	Style E	1 bed	Third	No	46.00										RESERVED
410	25	Style A	1 bed	Fourth	No	51.00										RESERVED
411	26	Style E	1 bed	Fourth	No	46.00										RESERVED
412	27	Style F	2 bed	Fourth	No	62.00										RESERVED
413	28	Style G	1 bed	Fourth	No	52.00										RESERVED
510	30	Style A	1 bed	Fifth	No	50.90										RESERVED
511	31	Style E	1 bed	Fifth	No	46.00										RESERVED
611	36	Style E	1 bed	Sixth	No	46.00	£186,000	40%	£74,400	£163	£120.00	£675.00	£100.00	£24,650	£28,193	
710	40	Style A	1 bed	Seventh	No	50.90	£182,000	40%	£72,800	£159	£120.00	£675.00	£100.00	£24,151	£27,618	
711	41	Style E	1 bed	Seventh	No	46.00										RESERVED
810	45	Style A	1 bed	Eighth	No	50.90										RESERVED
811	46	Style E	1 bed	Eighth	No	46.00										RESERVED

New Build Homebuy

*Prices are subject to change but correct at print date.

**Rent per annum is 1.75% of the unsold equity paid in 12 monthly payments (for the 1st financial year) and will be reviewed annually.

*** Please note these are estimated service charges and may vary, final service charge figures will be provided to buyers and their solicitors as part of the purchase process.

#There is no parking available with Rent to Homebuy properties and you will no be issued a residents permit from Newham Council.

##Minimum incomes are calculated with no deposit based on 3.5x single income and 3x joint income with no outstanding credit commitments.

Deposits and savings can help reduce the minimum incomes required. In most cases a deposit will be required to obtain a mortgage.

^ Rent to HomeBuy : All applications are subject to credit referencing. A fee is payable by each applicant.

All tenancies are on a 6 month Assured Shorthold Tenancy to a maximum of 3 years. A deposit of 6 weeks rent and service charge is required and rent and service charge is payable in advance.

Tenants may buy under New Build Homebuy (shared ownership) the property they rent at the price stated in the lease at any time within the three years. Parking is not included on these properties unless stated.

REMEMBER YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOANS SECURED ON IT