



**OLD PORTSMOUTH ROAD**  
GUILDFORD GU3

# Shared Ownership pricelist Old Portsmouth Road

39-40 Old Portsmouth Road, Guildford, GU3 1LN

# SOUTHERN HOUSING

*new homes*

Availability	Estimated Completion	Plot	Address	Bedrooms	Bathrooms	Gross Internal Area (ft <sup>2</sup> )	Parking	Full Market Value [1]	35% Minimum Share £ [2]	Deposit (10%)	Monthly Rent (2.75%) [3]	Estimated Monthly Mortgage Payment [4]	Estimated Monthly Service Charge [5]	Estimated Total Monthly Costs
<b>2 Bedroom Houses</b>														
Under Offer	February/March 2024	1*	1 River Wey Close, Artington, Guildford, GU3 1BJ	2	1 + En-Suite	734	2 Allocated Spaces	£450,000	£157,500	£15,750	£670	£850	£96.41	£1,617
Under Offer	February/March 2024	2*	2 River Wey Close, Artington, Guildford, GU3 1BJ	2	1 + En-Suite	734	2 Allocated Spaces	£445,000	£155,750	£15,575	£663	£840	£96.41	£1,600
<b>3 Bedroom Houses</b>														
Under Offer	February/March 2024	4*	4 River Wey Close, Artington, Guildford, GU3 1BJ	3	1	883	2 Allocated Spaces	£535,000	£187,250	£18,725	£797	£1,010	£103.80	£1,911
AVAILABLE	February/March 2024	5*	5 River Wey Close, Artington, Guildford, GU3 1BJ	3	1	883	2 Allocated Spaces	£530,000	£185,500	£18,550	£789	£1,001	£103.80	£1,894
AVAILABLE	February/March 2024	6	6 River Wey Close, Artington, Guildford, GU3 1BJ	3	1 + En-Suite	948	Garage	£540,000	£189,000	£18,900	£804	£1,020	£107.03	£1,931
Under Offer	February/March 2024	9	9 River Wey Close, Artington, Guildford, GU3 1BJ	3	1 + En-Suite	948	Garage	£540,000	£189,000	£18,900	£804	£1,020	£107.03	£1,931
AVAILABLE	February/March 2024	10	10 River Wey Close, Artington, Guildford, GU3 1BJ	3	1 + En-Suite	948	Garage	£545,000	£190,750	£19,075	£812	£1,029	£107.03	£1,948
Under Offer	February/March 2024	12	38 River Wey Close, Artington, Guildford, GU3 1BJ	3	1 + En-Suite	948	Garage	£545,000	£190,750	£19,075	£812	£1,029	£107.03	£1,948
Under Offer	February/March 2024	13	37 River Wey Close, Artington, Guildford, GU3 1BJ	3	1 + En-Suite	948	Garage	£545,000	£190,750	£19,075	£812	£1,029	£107.03	£1,948
Under Offer	February/March 2024	22	28 River Wey Close, Artington, Guildford, GU3 1BJ	3	1 + En-Suite	948	Garage	£545,000	£190,750	£19,075	£812	£1,029	£107.03	£1,948
AVAILABLE	February/March 2024	23	27 River Wey Close, Artington, Guildford, GU3 1BJ	3	1 + En-Suite	948	Garage	£545,000	£190,750	£19,075	£812	£1,029	£107.03	£1,948
AVAILABLE	February/March 2024	24	26 River Wey Close, Artington, Guildford, GU3 1BJ	3	1 + En-Suite	948	Garage	£540,000	£189,000	£18,900	£804	£1,020	£107.03	£1,931

Leasehold

**IMPORTANT INFORMATION - PLEASE READ CAREFULLY**

Plots in grey are subject to Guildford Borough Council's approval.

[1] Prices are based on market valuation carried out by an independent RICS Valuer every 3 months.

[2] Applicants will be required to purchase the maximum share they are able to afford as determined by an independent financial advisor.

[3] Rent is based on 2.75% of the unsold share. Rent increases annually and effective from 1st April each year based on the terms set out in the lease. Please ensure you discuss this with your solicitor and factor in future rent increases into your budgets.

[4] Mortgage rate is based on a 90% repayment loan over 30 years with interest rate of 6% (this assumes you will be paying a 10% deposit). Eligibility criteria for a 5% deposit apply. Please contact our nominated financial advisor to discuss options.

[5] Service charge figures are estimates based on information provided to us by the developers and managing agents. Service charges are reviewed annually and are effective from 1st April each year. Service charge will increase year on year. You are recommended to factor in any increases into your costings.

**YOUR HOME IS AT RISK IF YOU FAIL TO KEEP UP THE REPAYMENTS ON YOUR RENT OR MORTGAGE.**