

Clarkes

Estate Agents & Lettings Agents

Asking Price of £144,375
for a 75% share
(Full market value £192,500)

Peckham Chase, Eastergate PO20 3BD Chichester, PO20 3BD



Book a Viewing

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
A	(92+)		
B	(81-91)		
C	(69-80)	82	82
D	(55-68)		
E	(39-54)		
F	(21-38)		
G	(1-20)		
Not energy efficient - higher running costs			

England, Scotland & Wales EU Directive 2002/91/EC



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IMPORTANT NOTICE
1: These particulars do not constitute part or all of an offer or contract. You should not rely on statements by Clarkes in the particulars as being factually accurate. Clarkes do not have authority to make representations about the property. 2: The measurements shown are approximate only. Potential buyers are advised to recheck the measurements before committing to travel or any expense. 3: Clarkes have not tested any apparatus, equipment, fixtures, fittings or services and buyers should check the working condition of any appliances. 4: Clarkes have not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor. Any reference to alterations or use of any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained.

Service you deserve. People you trust.

01243 861344



- Ground Floor Apartment
- Age Restricted
- Open Plan Living/Dining Room
- Private patio area
- Communal areas
- Parking



Accommodation

Living Room / Dining Room: 13' 10" x 12' 10"
(4.23m x 3.92m)

Kitchen: 8' 10" x 7' 9" (2.70m x 2.37m)

Bedroom: 14' 7" x 10' 11" (4.45m x 3.33m)

Shower/Wet Room: 8' 4" x 6' 11" (2.56m x 2.13m)

Council Tax Band: B

What the agent says... “,”

This fantastic ground floor apartment, built circa 2021, offers excellent accessibility and is available to purchase with a shared ownership scheme. The price of £144,375 represents a 75% share of the property. The property looks like new, being just a few years old and would be turn-key ready for an incoming buyer.

Monaveen is a luxurious modern development of age restricted apartments designed for independent living with additional care facilities available if required. Residents should be 55 and older if you have a care need, 65 if you do not. In addition to the apartment the block offers many facilities including a café, hairdressers, communal lounge and communal gardens for sociable residents and their guests.

The accommodation for this ground floor apartment consists of an open plan living room, with plenty of space for a dining table and an adjoining modern kitchen. There is a large walk-in meter cupboard providing storage space and separate boiler cupboard. The sitting room looks out over the communal gardens and enjoys a private patio area. There is an excellent sized double bedroom, which will have large wardrobes included.

We understand that you are able to buy a share of the property, between 25%-75% of the total value and would then be paying rent on the portion that you do not own up to 75%, the final 25% is rent free. The full market value of the property is £192,500 meaning you could spend between £48,125 and £144,375 depending on the share bought. For more information or to book a viewing appointment please call Clarkes Estates on 01243 861344.

The property has the remainder of a 999-year lease which commenced on 1st April 2021. The property is managed by the Freeholders, Housing21. Approximate charges based on 25% ownership as of 22 December 2022: total charges £623.12 PCM (Rent £348.73 PCM; Service Charge excl. Sink Fund £257.05 PCM; Support Charge £17.34 PCM). There are additional charges depending on the level of care required by residents. The amount payable is variable depending on the percentage purchased and periodic adjustments to the maintenance to ensure expenses are covered.

