

1 HEATH CLOSE  
BARROW  
BB7 9ZB

£200,995  
Shared ownership



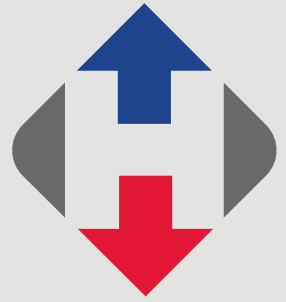
- Brand new semi-detached bungalow
- 2 bedrooms, 3-piece bathroom
- Fitted kitchen with oven & hob
- Buy between 25% & 75%
- L-shape lounge & dining area
- Large lawned rear garden
- £500 towards legal fees if reserved
- 60 m<sup>2</sup> (640 sq ft) approx.

[honeywell.co.uk](http://honeywell.co.uk)

A brand new semi-detached true bungalow offered for sale on the Shared ownership scheme where a purchaser can buy between 25% & 75% of the value and then staircase up to 100% at some point in the future.

£500 towards legal fees if reserved. Carpets and blinds included.

This attractive property was built by Morris Homes and is situated on a small cul-de-sac of just two dwellings with private parking for two cars at the front and an extremely generous lawned garden to the rear. The property is complete and ready to go, it has a central hallway leading to a L-shape lounge and dining area with French doors opening onto the rear garden, there is a fitted kitchen with Neff oven, hob and extractor, two bedrooms and a 3-piece bathroom with shower over the bath.



**Buyers are required to register with Help-to-buy North West and financially qualify to be able to reserve. Viewing is recommended.**

**LOCATION:** Travelling into Barrow from the Clitheroe direction passing Clitheroe Golf Club on the right, take the next right into the Morris Homes development and after approximately 150 yards turn left into Heath Close.

**ACCOMMODATION:** (Imperial dimensions in brackets: all sizes approximate):-

**HALLWAY:** Through Rock front door with BT telephone point and loft access.

**L-SHAPED LOUNGE & DINING AREA:** Lounge area 3.9m x 3.3m (12'8" x 10'11"); with television point and glazed PVC French doors opening onto rear garden.

**Dining area** 2.0m x 2.7m (6'7" x 8'9"); with window to front elevation.

**KITCHEN:** 2.7m x 2.6m (8'9" x 8'7"); with fitted range of white gloss wall and base units with complementary laminate work surface and splashback, one and a half bowl single drainer sink unit with mixer tap, integrated Neff stainless steel electric fan oven, 4-ring gas hob, stainless steel splashback and extractor canopy over, space for fridge freezer, plumbing for a washing machine and Potterton combination central heating boiler concealed inside kitchen cupboard.

**BEDROOM ONE:** 3.3m x 3.2m (10'10" x 10'5"); with television point and outlook across the rear garden.

**BEDROOM TWO:** 3.2m x 2.7m (10'5" x 8'9").





**BATHROOM:** With 3-piece white suite comprising low suite w.c. with push button flush, pedestal wash handbasin with chrome mixer tap, panelled bath with chrome mixer tap and Aqualisa thermostatic shower over with folding glass shower screen, part-tiled walls and extractor.

**OUTSIDE:** To the front of the property there are two allocated parking spaces, front planting border and gated access along the side of the house leads to large lawned rear garden with paved patio area, concrete post and timber panel fencing.

**SERVICES:** Mains water, electricity, gas and drainage are connected.

**HEATING:** Gas fired hot water central heating system complemented by sealed unit double glazing in PVC frames.

**EPC:** The energy efficiency rating for this property is B.

**VIEWING:** By appointment with our office

**RESERVATION FEE: £350.**

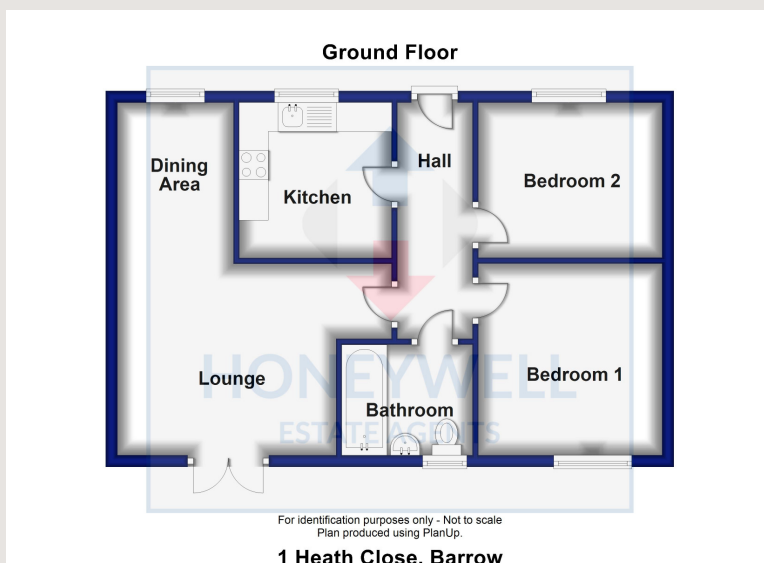
**106 AGREEMENT:** This property is subject to a section 106 planning restriction which restricts buyers to have a local connection with the Ribble Valley. Buyers must register with Help-to-buy North West at [www.helptobuynw.org.uk](http://www.helptobuynw.org.uk)

We are selling these properties on behalf of Snugg Homes, once registered with help-to-buy you will need to complete a financial assessment with their partner Metro Finance who will confirm you are eligible for shared ownership properties and will determine the percentage share you can purchase. Please ask at the office for further details.

Rent is payable for the share not purchased, the rent is calculated at 2.75% of the unsold equity. For example if a 75% share was purchased the monthly rent would be £50,249 @ 2.75% per annum = approximately £115 per month.

**SELLING YOUR OWN HOUSE? We will be happy to provide free valuation and marketing advice, without obligation - please ask for details.**





**1 Heath Close, Barrow**

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CD/ZR/150319*

# Selling your house?

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