

Pennsylvania Heights Portland

from £57,500



A pioneering development of attractive properties in Portland...

Part of the first major development in the UK to offer passive house technology, each home features triple glazing, high insulation levels and very low heating costs.

Situated on Portland, a stone's throw from Church Ope Cove and opposite Pennsylvania Castle, these state-of-the-art homes are in a stunning location.

Available for sale through shared ownership are two 1 bedroom apartments, two 2 bedroom apartments with en-suite to master bedroom and two 2 bedroom houses with gardens. All homes benefit from parking.

- fitted kitchen
- parking
- communal garden with apartments
- private garden with houses
- passive homes with heat recovery system

For more information please call

0845 602 1618



or visit

homesbycharter.co.uk

2 x 1 bedroom apartments

Ground floor 1 bedroom apartment with parking
£57,500 for 50% share

First floor 1 bedroom apartment with parking
£57,500 for 50% share



1 bed apartment layout

Bedroom
13m²

Bathroom
4.5m² with WC, basin and bath with shower over



Shared entrance
to private hall

Open plan living/dining room and kitchen
31m² with fitted kitchen and oven/
hob

2 x 2 bedroom apartments

Ground floor 2 bedroom apartments with parking £62,500 for 50% share

2 bed apartment layout

Bedroom 1
13m² with en-suite shower room

Shared entrance to private hall



Open plan living/dining room and
kitchen
31m² with fitted kitchen and
oven/hob, with patio doors
leading into garden

Bathroom
5m² with WC, basin and
bath with shower over

Bedroom 2
11m²

2 x 2 bedroom houses

2 bedroom mid terrace house with parking and garden £81,000 for 50% share

2 bedroom end of terrace house with parking and garden £82,500 for 50% share

upstairs

bathroom
4m² with WC, bath with shower over and basin

bedroom 1
12m² with fitted wardrobe

living room

downstairs

WC
1.5m² with WC and basin

kitchen/diner
19m² with fitted units, oven and hob.
Patio doors to garden

bedroom 2
12m²

Passive homes...

Passive homes use state-of-the-art technology to maintain a comfortable temperature of 21 degrees throughout the year by recycling heat.

The system produces filtered fresh air using heat recovery ventilation, providing a great environment believed to be particularly beneficial to asthma or allergy sufferers.

With no radiators, no expensive heating bills, triple-glazing and high levels of insulation, these fantastic homes are great on the environment as well as your wallet.

Charter (SW) Ltd is part of the Magna Housing group providing affordable homes in Dorset, Devon & Somerset

how to get there

Follow signs from Weymouth to Portland on the A354. Upon arrival on Portland, keep left at the fork in the road (signposted to Easton) and continue to follow the road until you reach the roundabout by Portland Heights Hotel. At this roundabout, take the 2nd exit to Victory Road (A354 - signposted to Easton). Continue along the road through Easton. After about half a mile, you'll see signs for Portland Museum and Church Ope Cove on your left. Pennsylvania Heights is on your right immediately after the car park. This post code is DT5 1HT.

what is shared ownership?

Shared ownership, also known as part rent, part buy or New build HomeBuy, is a great way to get your foot on the property ladder. It's exactly what the name suggests - you buy a share in your home and rent the remaining share from a housing association. You can then choose to buy more shares in your home as and when you can afford to.

How much will owning a shared ownership home cost me?

For your new home at Pennsylvania Heights, your monthly costs will include mortgage payments to your lender, home insurance, utility bills (electricity, water etc), council tax to Weymouth & Portland Borough Council and service charge (tbc). Rent on the remaining share is payable monthly to Magna Housing Association. This will be:

Type of home	open market value	Your purchase price (50%)	Monthly rent on remaining share (50%)*
1 bedroom apartment	£115,000	£57,500	£90.74
2 bedroom apartment	£125,000	£52,500	£98.63
2 bedroom mid terrace house	£162,000	£81,000	£127.75
2 bedroom end of terrace	£165,000	£82,500	£130.17

* This will be reduced if you choose to buy a larger share of the property.

the smallprint

Floor plans for illustrative purposes only and are not to scale. Measurements are approximate only. Furniture is not included in the purchase price. Prices correct at going to print. Price denotes purchase of a 50% share in each property. With this part rent, part buy scheme, the remaining share will be retained by Magna Housing Association.

Property Misdescription Act 1991
Property details contained herein do not form any or all of an offer contract. Any measurements and illustrations are included for guidance only and as such must not be used to purchase carpets or fitted furniture. Details are given in good faith and believed to be materially correct, but any intending buyer should

not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of them. No person in the employ of Charter SW Ltd or its agents has the authority to make or give any representation or warranty at all about the property. Pictures are for illustrative purposes only.

for more information

Call:
0845 602 1618

You need to register for New build HomeBuy schemes at:

www.southwesthomes.org.uk