



origin HOUSING

KEEPERS CHASE
BUNTINGFORD

SHARED OWNERSHIP

WELCOME TO KEEPERS CHASE

Origin at Keepers Chase constructed by Dandara is well located in the market town of Buntingford and offers an attractive range of two and three bedroom homes. The development sits on the River Rib on the outskirts of the picturesque town which boasts a collection of independent shops and pubs. With modern house styles to choose from the development will suit a range of shared ownership homebuyers.



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WHAT IS SHARED OWNERSHIP?

Shared Ownership is a great alternative to renting and perfect if you can't afford to buy a home outright. It also means you don't have to raise a huge deposit based on the full property value, but only the share you can afford to buy. For many first time buyers it is the only opportunity to get a foot on the housing ladder.

Our panel of Independent Financial Advisers (IFA's) will be able to assist in assessing your financial position

to obtain a mortgage and purchase the largest share you can afford from 25% to 75% maximum, of the full market value. The unowned share you will pay a subsidised rent for, and there will also be a monthly service charge payable. You may subsequently afford to buy further shares, know as staircasing, and ultimately staircase to full 100% ownership.

YOU'VE FOUND YOUR DREAM HOME, HERE'S WHAT HAPPENS NEXT

STEP 1.

GET THINGS MOVING?

We're delighted that you've chosen to enquire about an Origin development. In the first instance, contact us and we will happily talk you through this process and arrange your viewing. Please phone or call into the sales office to arrange a convenient time.

STEP 2.

A LITTLE MORE ABOUT YOU

Before you can reserve your new home, there are some simple forms that you need to complete. These are just a formality, but they're important as they help us tailor our expertise to your requirements. If you require any assistance or help filling them in, your Sales Advisor will be on hand to help.

STEP 3.

ARRANGE YOUR FINANCES

If you need a mortgage to purchase your new home, you'll need to obtain an Agreement in Principle (AIP) from your preferred bank or building society. Many people use the services of an Independent Financial Advisor (IFA) to help them select the right mortgage product and assist with the application process. Origin can put you in touch with a trusted IFA who will help you select a product that is a good fit for your requirements.

STEP 4.

RESERVE YOUR HOME

To secure your home, you need to pay £250 if shared ownership of which is refundable*. This reservation fee takes your home off the market for 28 days, (unless otherwise stated) giving you time to ensure you're ready for your move.

STEP 9.

WITH YOU ALL THE WAY

Don't worry, we're still here to help you settle in; your Sales Aftercare Team will keep in touch and contact you shortly after you move in, but if you have any questions about your home or need anything in the meantime, just drop us a line. Thank you for choosing Origin.

STEP 8.

YOU'RE IN!

Congratulations and welcome to your new home.

STEP 7.

THE KEYS TO YOUR NEW HOME

Completion normally takes place within 10 working days of exchanging contracts, or as soon as the property is ready to move into. Upon completion, you get the keys and take ownership of your new home. The Sales Advisor will also provide you extra information about your new home.

STEP 6.

EXCHANGE CONTRACTS

Good news, if you're at this stage, your home is reserved. During, or by the end of this 28 day reservation period, you should be in a position to pay your deposit and exchange contracts. Once contracts are exchanged, we are both legally committed to complete on the purchase and you are one step closer to moving in to your new home.

STEP 5.

MAKE IT LEGAL

Having paid your reservation fee, you need to instruct a solicitor. Your solicitor handles all the legal aspects of your purchase, from reservation to completion. Once you've appointed a solicitor, our legal team will send them a detailed information pack containing all the information they need to assist you with your purchase. If you need help finding a solicitor, your Sales Advisor will be happy to recommend some.

BUNTINGFORD

COMBINING ALL THE BENEFITS OF A RURAL LIFESTYLE AND CONVENIENT COMMUTING LINKS

Buntingford town boasts a wide range of local amenities including a supermarket, schools and a local library. You can also take time out to enjoy one of the many country walks along the River Rib or the bustling high street with its many restaurants and independent retailers.

Buntingford's many historic buildings, rural setting and welcoming community make it a popular choice with first-time homeowners, families, or those seeking to combine the best of town and country living in a convenient location. Voted the UK's best place to live in the 'Halifax Quality of Life survey 2020', East Hertfordshire is an appealing location for homebuyers. The quality of state schools in the town is a major draw for families. Millfield First and Nursery School, Layston C of E First School, Edwinstree C of E Middle and Freman College, the upper school and sixth form college, all have an excellent reputation.



NEARBY TRAIN STATIONS AND AIRPORTS

- London from Ware Rail Station to London in 40 minutes
- Stevenage to Cambridge in 30 minutes



Royston Station
8.9 miles



Ware Rail Station
10.7 miles



Stansted Airport
17.0 miles



Stevenage Rail Station
11.5 miles



SPECIFICATION

We believe that the difference between simply building a house and creating a home is attention to detail – from the initial design stage right through to the final finishing touches, quality is built-in as standard.

KITCHENS

- Choice of high quality fully fitted contemporary Symphony Woodbury kitchen with high quality laminate worktops. Equipped with Zanussi appliances including stainless steel extractor hood, electric single fan, ceramic hob, fully integrated washer/dryer, fully integrated dishwasher, integrated fridge freezer, stainless steel 1 1/2 bowl sink with Hansgrohe tap.

BATHROOMS

- Quality white suite comprising bath, pedestal basin, WC, heated chrome towel rail. Porcelanosa floor and wall tiles.

WC

- All feature high quality white sanitary ware comprising WC, basin with tiled splash back and polished chrome taps.

INTERNAL JOINERY

- High quality white panelled internal doors with glazed door to kitchen/dining room, with contemporary chrome door handles.

INTERNAL FINISH & DECORATION

- Walls and ceilings painted with white emulsion. All woodwork is finished in white gloss/satin finish.

WARDROBES

- Stylish fitted wardrobe with mirrored sliding doors in the master bedroom.

HEATING & HOT WATER

- Provided by a gas fired combi-boiler. Radiators with thermostatic radiator valves.

ELECTRICAL

- White sockets and switches throughout. USB changing ports in Living Room, kitchen and Bedroom 1. TV/Satellite outlets in living room and all bedrooms.

LIGHTING

- White pendant lighting to living/dining room, hallway, landings and bedrooms. Recessed LED down lighting to kitchen. Under cabinet LED lighting to wall units in kitchen.

WINDOWS AND DOORS

- Pre-finished front and back door set complete with multi-point locking mechanism and chrome door lever. Double-glazed uPVC casement windows.

EXTERNAL

- Paved slabs to paths and patios. Sensor controlled external lights to front entrance and rear patio doors. Fencing to rear gardens. Front gardens laid to lawn with landscaping. Timber shed. A 13 AMP socket (mode 2) electric vehicle charging point.

SITE PLAN



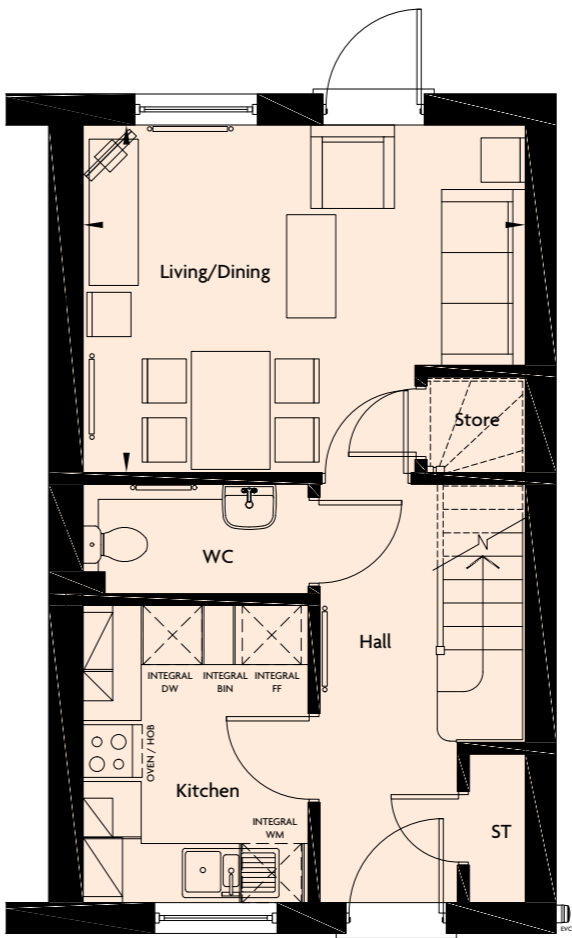
KEY

- 2 bedroom home
- 3 bedroom home



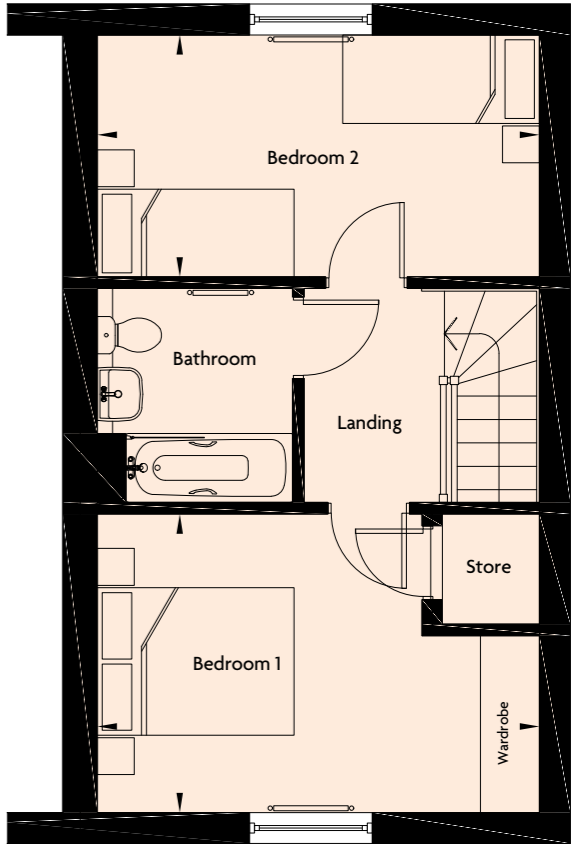


2 BEDROOM HOME



GROUND FLOOR

Living/Dining Room 4.49m x 3.53m / 14'9" x 11'7"
Kitchen 0.00m x 0.00m / 00'0" x 0'0"

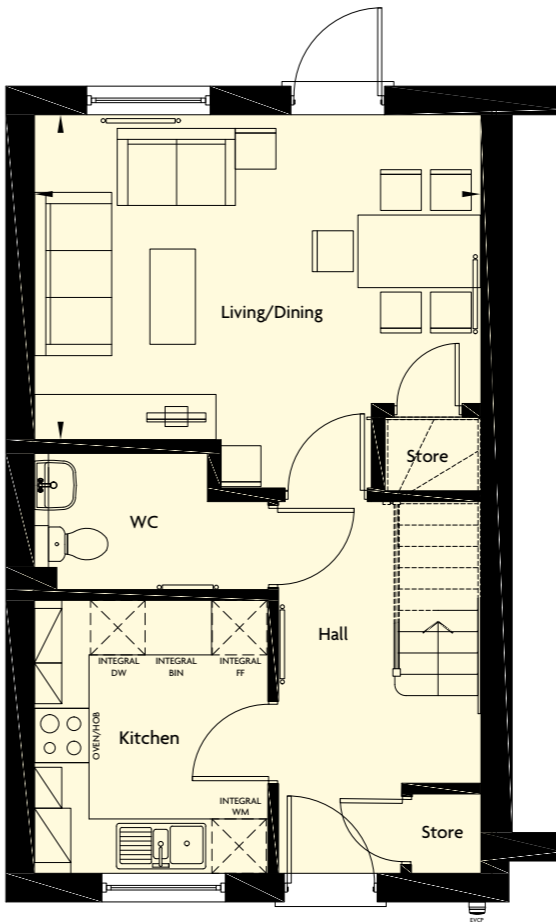


FIRST FLOOR

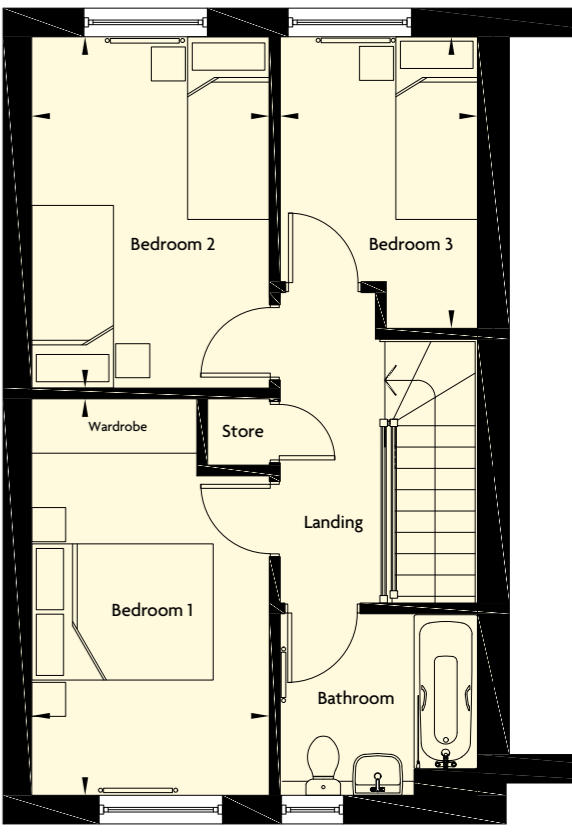
Bedroom 1 4.49m x 3.03m / 14'9" x 10'0"
Bedroom 2 4.49m x 2.46m / 14'9" x 8'1"



3 BEDROOM HOME



GROUND FLOOR



FIRST FLOOR

| | |
|---------------------------|-------------------------------|
| Living/Dining Room | 4.91m x 3.58m / 16'2" x 11'9" |
| Kitchen | 0.00m x 0.00m / 00'0" x 0'0" |

| | |
|------------------|------------------------------|
| Bedroom 1 | 4.37m x 2.62m / 14'4" x 8'7" |
| Bedroom 2 | 3.87m x 2.62m / 12'9" x 8'7" |
| Bedroom 3 | 3.21m x 2.17m / 10'7" x 7'2" |



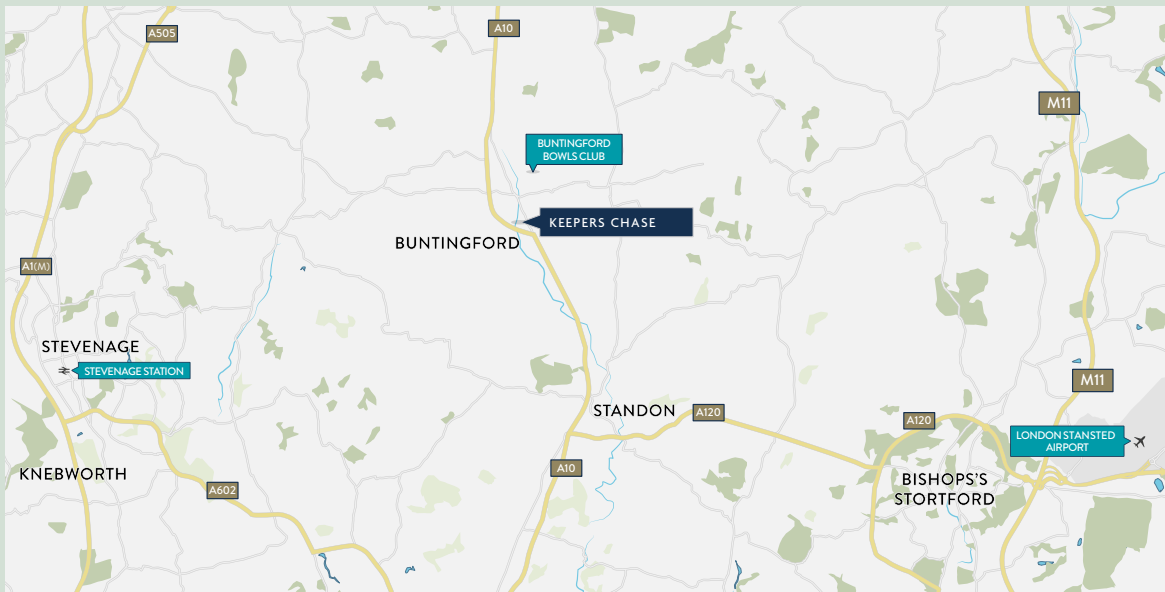
ORIGIN HOUSING

Origin Housing is a charity that provides new built affordable homes, in North London and Hertfordshire, with the aim of improving communities and the lives of customers.

WHAT MAKES US DISTINCTIVE?

Origin is a skilled provider of mixed tenure and mixed-use development with a strong reputation for housing support and sustainable community development. We are a successful housing association with a strict focus on North London and Hertfordshire.

HOW TO FIND US



LOCAL AREA MAP

KEEPERS CHASE, ASPENDEN ROAD, BUNTINGFORD SG9 9UP
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www.originhousing.org.uk

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