

## PRICE LIST

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| Development                             |
| Ebbsfleet Green                         |
| Location                                |
| Weldon, Ebbsfleet Valley, Kent DA10 1AY |

| Plot No. | Address                 | No. of Bedrooms | Apartment Floor Level or House Type | Council Tax Band | Annual Council Tax Amount | Full Market Value | Min share value | Status    | Purchase price | 10% (deposit for mortgage) | Mortgage required (excluding deposit) | Example of monthly repayments |                                  |                      |                                  | Affordability                 |                   |                  |
|----------|-------------------------|-----------------|-------------------------------------|------------------|---------------------------|-------------------|-----------------|-----------|----------------|----------------------------|---------------------------------------|-------------------------------|----------------------------------|----------------------|----------------------------------|-------------------------------|-------------------|------------------|
|          |                         |                 |                                     |                  |                           |                   |                 |           |                |                            |                                       | Estimated mortgage repayments | Rental rate (% of unsold equity) | Monthly rent payable | Estimated monthly service charge | Estimated total monthly costs | Min salary single | Min salary joint |
| 181      | Flat 12 Mortimer Square | 2               | First Floor                         | C                | £1,557                    | £265,000          | 30%             | Available | £79,500        | £7,950                     | £71,550.00                            | £374.85                       | 2.75%                            | £425.10              | £120.68                          | £920.63                       | £31,131           | £26,160          |
| 182      | Flat 13 Mortimer Square | 2               | First Floor                         | C                | £1,557                    | £270,000          | 30%             | Available | £81,000        | £8,100                     | £72,900.00                            | £381.92                       | 2.75%                            | £433.13              | £122.76                          | £937.81                       | £31,805           | £26,833          |
| 183      | Flat 14 Mortimer Square | 2               | First Floor                         | C                | £1,557                    | £265,000          | 30%             | Available | £79,500        | £7,950                     | £71,550.00                            | £374.85                       | 2.75%                            | £425.10              | £120.77                          | £920.72                       | £31,135           | £26,163          |
| 184      | Flat 15 Mortimer Square | 2               | First Floor                         | C                | £1,557                    | £260,000          | 30%             | Available | £78,000        | £7,800                     | £70,200.00                            | £367.78                       | 2.75%                            | £417.08              | £116.05                          | £900.91                       | £30,358           | £25,386          |
| 185      | Flat 16 Mortimer Square | 2               | First Floor                         | C                | £1,557                    | £265,000          | 30%             | Available | £79,500        | £7,950                     | £71,550.00                            | £374.85                       | 2.75%                            | £425.10              | £119.30                          | £919.25                       | £31,077           | £26,105          |
| 186      | Flat 17 Mortimer Square | 1               | First Floor                         | B                | £1,362                    | £232,500          | 30%             | Available | £69,750        | £6,975                     | £62,775.00                            | £328.88                       | 2.75%                            | £372.97              | £108.85                          | £810.70                       | £26,820           | £22,269          |
| 187      | Flat 18 Mortimer Square | 2               | Second Floor                        | C                | £1,557                    | £265,000          | 30%             | Available | £79,500        | £7,950                     | £71,550.00                            | £374.85                       | 2.75%                            | £425.10              | £120.68                          | £920.63                       | £31,131           | £26,160          |
| 188      | Flat 19 Mortimer Square | 2               | Second Floor                        | C                | £1,557                    | £275,000          | 30%             | Available | £82,500        | £8,250                     | £74,250.00                            | £388.99                       | 2.75%                            | £441.15              | £122.76                          | £952.90                       | £32,397           | £27,425          |
| 189      | Flat 20 Mortimer Square | 2               | Second Floor                        | C                | £1,557                    | £270,000          | 30%             | Available | £81,000        | £8,100                     | £72,900.00                            | £381.92                       | 2.75%                            | £433.13              | £120.77                          | £935.82                       | £31,727           | £26,755          |
| 190      | Flat 21 Mortimer Square | 2               | Second Floor                        | C                | £1,557                    | £265,000          | 30%             | Available | £79,500        | £7,950                     | £71,550.00                            | £374.85                       | 2.75%                            | £425.10              | £116.05                          | £916.00                       | £30,950           | £25,978          |
| 191      | Flat 22 Mortimer Square | 2               | Second Floor                        | C                | £1,557                    | £270,000          | 30%             | Available | £81,000        | £8,100                     | £72,900.00                            | £381.92                       | 2.75%                            | £433.13              | £119.30                          | £934.35                       | £31,669           | £26,697          |
| 192      | Flat 23 Mortimer Square | 1               | Second Floor                        | B                | £1,362                    | £237,500          | 30%             | Available | £71,250        | £7,125                     | £64,125.00                            | £335.95                       | 2.75%                            | £380.99              | £108.85                          | £825.79                       | £27,412           | £22,726          |
| 193      | Flat 24 Mortimer Square | 2               | Third Floor                         | C                | £1,557                    | £275,000          | 30%             | Available | £82,500        | £8,250                     | £74,250.00                            | £388.99                       | 2.75%                            | £441.15              | £120.68                          | £950.82                       | £32,315           | £27,343          |
| 194      | Flat 25 Mortimer Square | 2               | Third Floor                         | C                | £1,557                    | £280,000          | 30%             | Available | £84,000        | £8,400                     | £75,600.00                            | £396.07                       | 2.75%                            | £449.17              | £122.76                          | £968.00                       | £32,989           | £28,017          |
| 195      | Flat 26 Mortimer Square | 2               | Third Floor                         | C                | £1,557                    | £275,000          | 30%             | Available | £82,500        | £8,250                     | £74,250.00                            | £388.99                       | 2.75%                            | £441.15              | £120.77                          | £950.91                       | £32,319           | £27,347          |
| 196      | Flat 27 Mortimer Square | 2               | Third Floor                         | C                | £1,557                    | £270,000          | 30%             | Available | £81,000        | £8,100                     | £72,900.00                            | £381.92                       | 2.75%                            | £433.13              | £116.05                          | £931.10                       | £31,542           | £26,570          |
| 197      | Flat 28 Mortimer Square | 2               | Third Floor                         | C                | £1,557                    | £275,000          | 30%             | Available | £82,500        | £8,250                     | £74,250.00                            | £388.99                       | 2.75%                            | £441.15              | £119.30                          | £949.44                       | £32,261           | £27,289          |
| 198      | Flat 29 Mortimer Square | 1               | Third Floor                         | B                | £1,362                    | £242,500          | 30%             | RESERVED  | £72,750        | £7,275                     | £65,475.00                            | £343.02                       | 2.75%                            | £389.01              | £108.85                          | £840.88                       | £28,004           | £23,184          |

Reservations are subject to a £500 reservation deposit which will be taken once eligibility and affordability are confirmed. Moat reserves the right to review the property prices quoted until the reservation deposit has been taken. Although every care has been taken to ensure the accuracy of all information given, the contents do not form part of, or constitute a representation warranty, or part of any contract.

The above costs are indicative examples only. Mortgage amounts are estimates only and are based on a repayment mortgage over 25 years with a 10% deposit, at an interest rate of 4%. The interest rate could be higher or lower subject to your circumstances and will likely rise after the initial 2 years. You will be asked to have an assessment with Clark Marshall Associates from our panel of mortgage advisors prior to making a reservation.

Moat operates an affordability policy which limits the mortgage interest rate we can accept - currently 7% (as at March 2018). Interest only and 100% mortgages are not acceptable; purchasers will need a minimum 5% deposit.

Service charges are estimates and can change before and after completion.

The Council Tax bands supplied are based on estimates. For full information and to check for updates to the Council Tax band go to [www.gov.uk/council-tax-bands](http://www.gov.uk/council-tax-bands)

Please note that households with an income in excess of £80,000 are not eligible for Shared Ownership Properties.

The figures above assume a 10% deposit, lower deposits maybe available depending on your circumstances.

The above purchase price examples are valid for three months from 01 October 2018. Prospective purchasers should be aware that prices may change after 31 December 2018 if the property remains unreserved.

Your home is at risk if you do not keep up repayments on a mortgage, rent or other loans secured on it. Please note that the value of properties can go down as well as up. Moat supports the development of mixed tenure developments and is proud to provide homes for shared ownership at Ebbsfleet Green. We may change the tenure of some properties subject to demand. Details are correct at time of going to press.

Please note that Moat do not allow pets in Apartments.

This information is available in large text, audiotape or electronic format. We offer Language Line services to people whose first language is not English.

Moat Homes Limited is a charitable housing association.