

PRICE LIST

Development
Ebbsfleet Green
Location
Weldon, Ebbsfleet Valley, Kent DA10 1AU

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
65	Flat 7 Hildefirth Close	2	Ground	C	£1,471	£270,000	30%	RESERVED	£81,000	£8,100	£72,900.00	£381.92	2.75%	£433.13	£130.00	£945.05	£32,089	£27,117
66	Flat 5 Hildefirth Close	2	Ground	C	£1,471	£270,000	30%	RESERVED	£81,000	£8,100	£72,900.00	£381.92	2.75%	£433.13	£130.00	£945.05	£32,089	£27,117
67	Flat 6 Hildefirth Close	2	Ground	C	£1,471	£270,000	30%	RESERVED	£81,000	£8,100	£72,900.00	£381.92	2.75%	£433.13	£130.00	£945.05	£32,089	£27,117
68	Flat 10 Hildefirth Close	2	First	C	£1,471	£270,000	30%	Available	£81,000	£8,100	£72,900.00	£381.92	2.75%	£433.13	£130.00	£945.05	£32,089	£27,117
69	Flat 8 Hildefirth Close	2	First	C	£1,471	£270,000	30%	RESERVED	£81,000	£8,100	£72,900.00	£381.92	2.75%	£433.13	£130.00	£945.05	£32,089	£27,117
70	Flat 9 Hildefirth Close	2	First	C	£1,471	£270,000	30%	RESERVED	£81,000	£8,100	£72,900.00	£381.92	2.75%	£433.13	£130.00	£945.05	£32,089	£27,117
71	Flat 13 Hildefirth Close	2	Second	C	£1,471	£270,000	30%	RESERVED	£81,000	£8,100	£72,900.00	£381.92	2.75%	£433.13	£130.00	£945.05	£32,089	£27,117
72	Flat 11 Hildefirth Close	2	Second	C	£1,471	£270,000	30%	RESERVED	£81,000	£8,100	£72,900.00	£381.92	2.75%	£433.13	£130.00	£945.05	£32,089	£27,117
73	Flat 12 Hildefirth Close	2	Second	C	£1,471	£270,000	30%	RESERVED	£81,000	£8,100	£72,900.00	£381.92	2.75%	£433.13	£130.00	£945.05	£32,089	£27,117
74	Flat 14 Hildefirth Close	2	Ground	C	£1,471	£270,000	30%	Available	£81,000	£8,100	£72,900.00	£381.92	2.75%	£433.13	£130.00	£945.05	£32,089	£27,117
75	Flat 16 Hildefirth Close	2	Ground	C	£1,471	£270,000	30%	RESERVED	£81,000	£8,100	£72,900.00	£381.92	2.75%	£433.13	£130.00	£945.05	£32,089	£27,117
76	Flat 15 Hildefirth Close	2	Ground	C	£1,471	£270,000	30%	Available	£81,000	£8,100	£72,900.00	£381.92	2.75%	£433.13	£130.00	£945.05	£32,089	£27,117
77	Flat 17 Hildefirth Close	2	First	C	£1,471	£270,000	30%	RESERVED	£81,000	£8,100	£72,900.00	£381.92	2.75%	£433.13	£130.00	£945.05	£32,089	£27,117
78	Flat 19 Hildefirth Close	2	First	C	£1,471	£270,000	30%	RESERVED	£81,000	£8,100	£72,900.00	£381.92	2.75%	£433.13	£130.00	£945.05	£32,089	£27,117
79	Flat 18 Hildefirth Close	2	First	C	£1,471	£270,000	30%	RESERVED	£81,000	£8,100	£72,900.00	£381.92	2.75%	£433.13	£130.00	£945.05	£32,089	£27,117
80	Flat 20 Hildefirth Close	2	Second	C	£1,471	£270,000	30%	RESERVED	£81,000	£8,100	£72,900.00	£381.92	2.75%	£433.13	£130.00	£945.05	£32,089	£27,117
81	Flat 22 Hildefirth Close	2	Second	C	£1,471	£270,000	30%	RESERVED	£81,000	£8,100	£72,900.00	£381.92	2.75%	£433.13	£130.00	£945.05	£32,089	£27,117
82	Flat 21 Hildefirth Close	2	Second	C	£1,471	£270,000	30%	RESERVED	£81,000	£8,100	£72,900.00	£381.92	2.75%	£433.13	£130.00	£945.05	£32,089	£27,117

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

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 02 July 2018. Prospective purchasers should be aware that prices may change after 01 October 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.

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.