



5 Fennel Gate, Whalley

£150,000 Leasehold

Immaculate 3-bed semi-detached in new development. Modern interior, kitchen diner, lounge, en-suite, and shared ownership options. Near Whalley Village, train station. Gardens, driveway. £150,000 for 50% share. Full value £300,000.

Council Tax band: C

Tenure: Leasehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B



Presenting this superb modern semi-detached home, a delightful 3-bedroom property in a desirable position within the new development. Boasting an immaculately presented interior, this residence offers a modern kitchen diner, spacious lounge, and three bedrooms including a modern en-suite and bathroom. Further enhancing the appeal is its proximity to Whalley Village and the train station, ensuring convenience is at your doorstep. Offered to market as a 50% shared ownership, this property also provides options for acquiring higher shares, subject to meeting specific criteria. The property also features gardens and a driveway with parking for two cars.

Step outside to the double tarmac front driveway with parking for two cars and soak in the pleasant front outlooks. The outdoor space continues with a generously sized private lawned garden at the rear, complete with stone paved patio area, timber decked patio, and side gate access. Surrounded by timber fencing, the garden provides both privacy and security, creating a peaceful setting to enjoy the outdoors. Ideal for those seeking a modern home with an attractive blend of comfort and style.

The advertised price of £150,000 is for a 50% share, the

100% full market value is £300,000 – this property is being offered to the market on a shared ownership scheme with MSV Housing by purchasing a share of either 50%, or larger shares up to 75%.

- Superb Modern Semi-Detached Home
- Offered To Market – 50% Shared Ownership
- Beautiful Immaculately Presented Interior
- 3 Bedrooms, Modern En-suite & Bathroom
- Modern Kitchen Diner & Spacious Lounge
- Desirable Position On New Development
- Close To Whalley Village & Train Station
- Other Higher Share Options Available – Criteria To Meet
- Gardens, Driveway For 2 Cars



Hallway

Double glazed front door, LVT wood style flooring, spindle staircase to first floor, storage cupboard.

Lounge

UPVC double glazed window with pleasant front aspects, not overlooked, TV point, panel radiator.

Kitchen Diner

Modern light grey units with contrasting worktops and upstands, integrated fridge freezer, electric eye level oven, 4-ring ceramic hob, extractor canopy over, under unit lights, plumbing for washing machine, cupboard housing Worcester combination gas boiler, uPVC double glazed windows and French doors to garden, wood style flooring, panel radiator, recessed spotlights, sink drainer unit with mixer tap, large storage cupboard.

Cloakroom

Spacious 2-pce modern suite, low level w.c., pedestal hand basin, wood style flooring, extractor fan, panel radiator.

Landing

Loft access, panel radiator.

Bedroom One

Double room with carpet flooring, uPVC double glazed window, panel radiator, TV point, lovely views.

En-suite

Modern 3-pce suite, shower enclosure with direct feed shower, low level w.c., pedestal wash basin with mixer tap, chrome ladder style radiator, shaver point, part tiled walls, wood style flooring, uPVC double glazed window, large storage cupboard.

Bedroom Two

Double room, carpet flooring, panel radiator, uPVC double glazed window.

Bedroom Three

Double room, panel radiator, uPVC double glazed window.

Bathroom

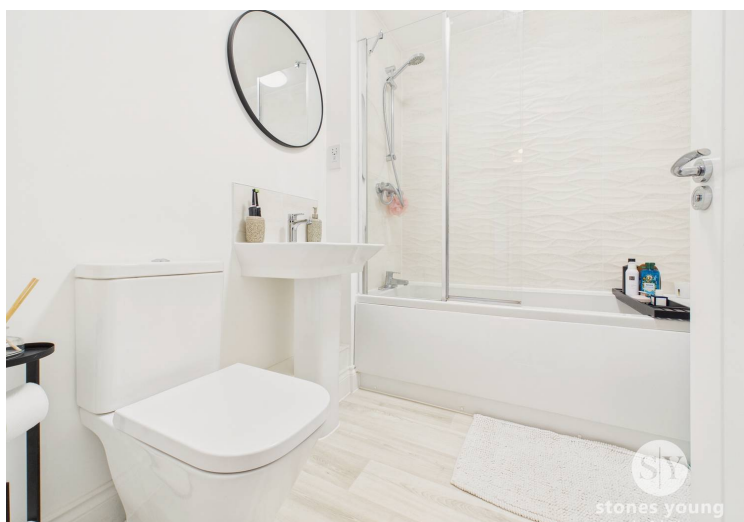
Modern 3-pce white suite, panel bath, direct feed shower over, pedestal wash basin with mixer tap, low level w.c., chrome ladder style radiator, wood style flooring, extractor fan, part tiled walls.

Additional Information

MSV Housing information in relation to shared ownership eligibility criteria: Any prospective buyers will please need to contact MSV Housing to complete a Shared Ownership application. To assess your eligibility, you'll need to register with Help To Buy and complete a Metro Finance assessment. As part of your application, your finances and credit history will be assessed to ensure that you can afford and sustain the rental and mortgage payments.

Further Shared Ownership Information

The full market value of the property is £300,000. The share purchase price is calculated using the full market value and the percentage share purchased. If you buy the advertised 50% share, the share purchase price will be £150,000 and the rent will be £343.75 a month. Larger shares can be bought. In addition to the rent, the monthly payment to the landlord includes a service charge of £32.40 per month. Lease term is 990 years with a shared ownership house lease. For further detailed information, please ask the agent.





Floor 0



Floor 1



Approximate total area⁽¹⁾
822 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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