



Alliance
Homes

The Chill

Bath

A unique and beautiful
development you can
call home.



INDULGE, DISCOVER, **RELAX**

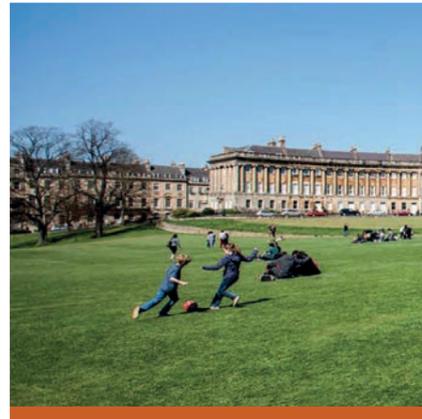


The Chill

Welcome to our Scheme at The Chill, situated on the city outskirts of Bath. It offers a unique lifestyle suitable for families and professionals alike. With easy access to the motorway, offering a rural setting within a world heritage city.

This scheme offers 6 one bedroom flats, 3 two bedroom flats and 5 three bedroom houses for sale through shared ownership. The properties available will be sold at 40% of the market value, more shares can be purchased post sale.

The Chill is a scheme that is situated on the northern fringes of the heritage city of Bath. This rural setting is close to amenities and transport links run frequently with the park and ride being only 1 mile away. The Chill, situated in the suburb of Lansdown is only a 10 minute drive to the city centre and only a 30 minute drive away from Bristol.



Shared Ownership



Backed by
HM Government

What is it?

Shared Ownership offers you the chance to buy an affordable home and pay rent on the remaining equity. Later on, you can buy more shares when you are able to.

You could buy a home through Shared Ownership at The Chill if:

- your household earns £60,000 a year or less
- you are a first-time buyer, you used to own a home but can't afford to buy one now or are an existing shared owner looking to move to a larger property
- you have a local connection to the locality of Bath and North East Somerset.

With Shared Ownership you can buy a new built home or an existing one. You'll need to take out a mortgage to pay for your share of the property or fund this through your savings.

A list of shared ownership properties can be located from the help to buy agent:

W: www.helptobuysouth.co.uk

T: 0800 456 11 88 (Customer Services)

E: info@helptobuysouth.co.uk;

To find out more about how Alliance Homes' allocate these properties or to see whether you qualify please get in contact with our customer services team on 03000 120 120 or visit our website.

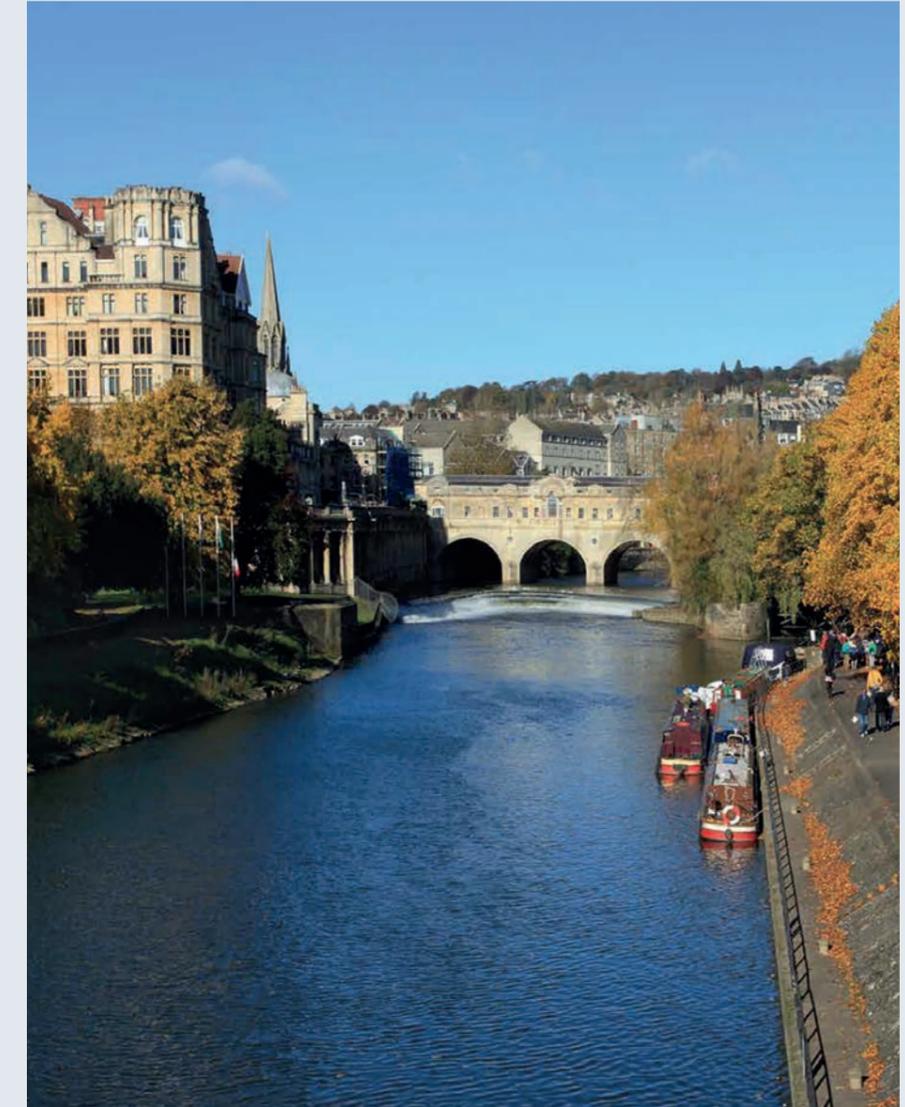
www.alliancehomesgroup.org.uk/find-a-home/buy-a-home/available-properties-to-buy/



A Warm Welcome from Bath City

Welcome to the World Heritage site Bath. A truly unique and beautiful city you can call home.

It's a place that is brimming with history, so why not visit the 2000 year old Roman Baths and rediscover the Roman social scene, or why not indulge in some retail therapy and shop at some of Bath's independent boutiques. You could also find yourself in the Bath Spa, where you can take in the breath taking city views. The City is only a 10 minute drive from The Chill, with Lansdown park and ride only 1 mile away from the development; Perfect for commuting or a day out for discovery and indulgence.



Three bed house specification

Our three bed properties will come fully carpeted and vinyl will be provided in the bathroom and kitchens. Allocated parking will be included as well as an integrated oven, hob and extractor hood.

Accommodation schedule:

- Bedroom one (2.8 x 4m)
- Bedroom two (2.3 x 4.5m)
- Bedroom three (2.6 x 3.3m)
- Upstairs bathroom (2 x 3m)
- Lounge/ dining room (4.9 x 4.5m)
- Kitchen (2.7 x 3.1m)
- Downstairs WC (2 x 2m)
- Private enclosed gardens
- Two car parking spaces



Total = 85 m²



Ground Floor



First Floor

* The images and measurements are for illustrative purposes and may be subject to change

One bed flat specification

Our one bed flats will come fully carpeted and vinyl will be provided in the bathroom and kitchens. Allocated parking will be included as well as an integrated oven, hob and extractor hood.

Accommodation schedule:

One bed

- Master bedroom (2.9 x 4.8m)
- Living, dining & kitchen area (4.5 x 4.6m)
- Bathroom (2 x 2.5m)
- Car parking space
- Communal gardens



Total = 46 m²



* The images and measurements are for illustrative purposes and may be subject to change

Two bed flat specification

Our two bed flats will come fully carpeted and vinyl will be provided in the bathroom and kitchens. Allocated parking will be included as well as an integrated oven, hob and extractor hood.

Accommodation schedule:

Two bed

- Master bedroom (2.9 x 4.8m)
- Second bedroom (3.3 x 3m)
- Living, dining & kitchen area (4.5 x 4.6m)
- Bathroom (2 x 2m)
- Car parking
- Communal gardens



Total = 58 m²



* The images and measurements are for illustrative purposes and may be subject to change

What's next?

To qualify for a property you will need:

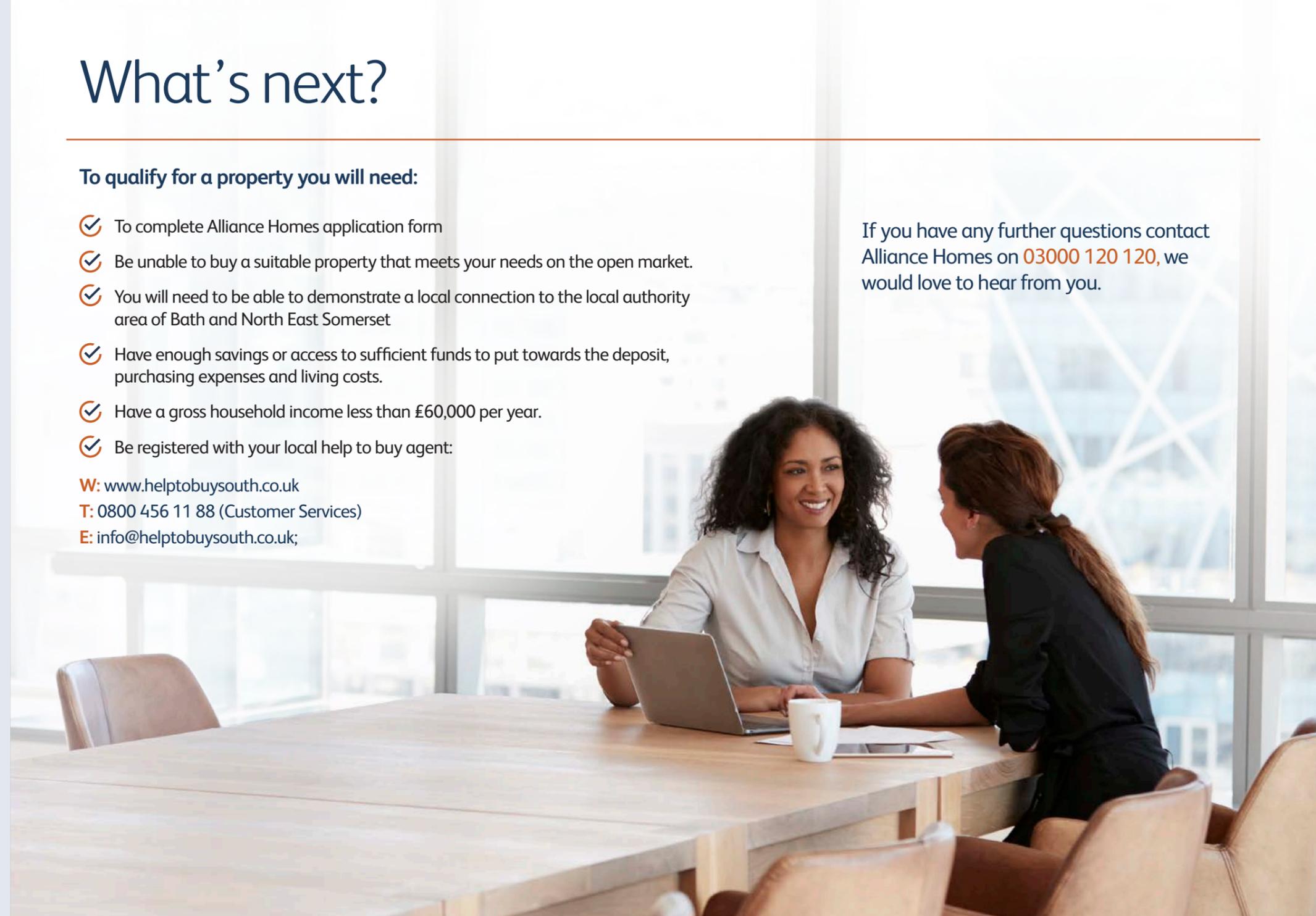
- ✓ To complete Alliance Homes application form
- ✓ Be unable to buy a suitable property that meets your needs on the open market.
- ✓ You will need to be able to demonstrate a local connection to the local authority area of Bath and North East Somerset
- ✓ Have enough savings or access to sufficient funds to put towards the deposit, purchasing expenses and living costs.
- ✓ Have a gross household income less than £60,000 per year.
- ✓ Be registered with your local help to buy agent:

W: www.helptobuysouth.co.uk

T: 0800 456 11 88 (Customer Services)

E: info@helptobuysouth.co.uk;

If you have any further questions contact Alliance Homes on **03000 120 120**, we would love to hear from you.



Q&A

If you have any further questions contact
Alliance Homes on **03000 120 120**

Q What are the costs?

A Before deciding if shared ownership is for you, you need to think about the initial and ongoing costs of owning your own home:

- A deposit
- Legal fees
- Reservation fee
- Removal costs
- Stamp duty (if applicable)

Q What am I buying?

A Buying a shared ownership property means that you are an owner-occupier. You will have a 125 year lease which is a legal documentation that outlines rights, responsibilities and what both parties are responsible for.

Q Can I buy more shares?

A You can buy more shares in your property which is also known as “staircasing”. Usually you have to wait 12 months after moving before applying for more shares as there may be some restrictions on properties in rural locations. In most cases you can staircase until you own your property outright. If or when you are interested in buying more shares, get in touch and we will talk you through what you need to do.

Q What happens if I want to sell?

A If you want to sell your home you can do this at anytime, but you must let us know if you decide to do this. We can then talk you through the correct procedure.

Q Can I improve / alter the property?

A Before making any alterations to your property, you must first get written approval from us, and in some instances, your mortgage lender. Depending on the type of alteration, you might need to apply for planning permission.

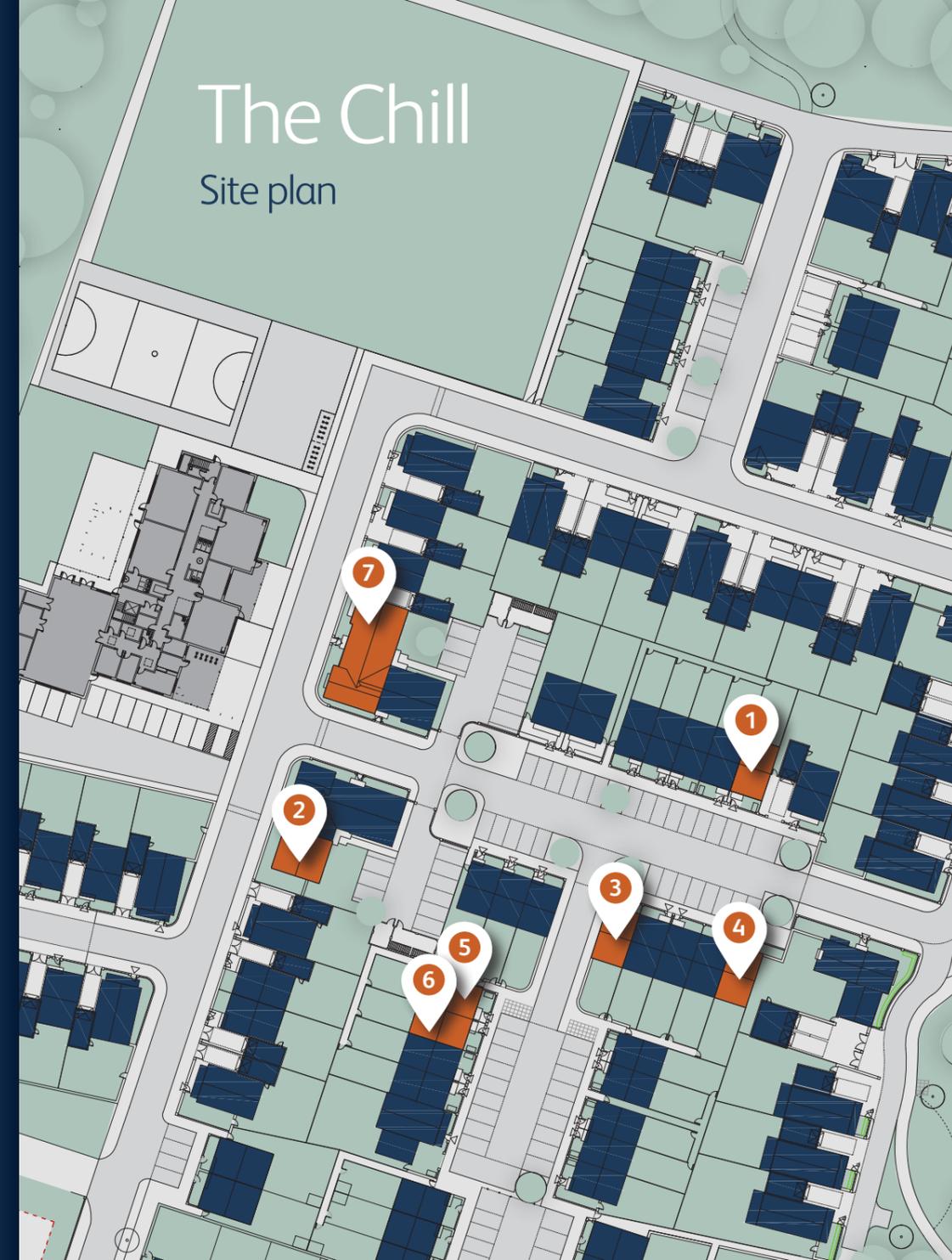
Q What about repairs and maintenance?

A You are responsible for all repairs and maintenance to the property like other homeowners.

If the property you've purchased is brand new, you may be covered by a guarantee. We will advise you if this is the case and what that guarantee covers.

Q What are the ongoing costs

- A
- Mortgage
 - Rent
 - Service charge
 - Utilities
 - Council tax
 - Repairs and maintenance



1

Plot No. 229
3 bed house

2

Plots 257-263
1 bed apartment

3

Plot No. 241
3 bed house

4

Plot No. 237
3 bed house

5

Plot No. 251
3 bed house

6

Plot No. 250
3 bed house

7

Plots 215-222
1 & 2 bed apartment



Join our Community

Alliance Homes is a community based social enterprise providing a range of property and services in the West of England.

We are continuing to develop new homes in the areas that we operate in. To find what properties we have currently available or to find out where we are developing visit our web page.

www.alliancehomesgroup.org.uk/find-a-home/buy-a-home/

sales@alliancehomes.org.uk

03000 120 120

