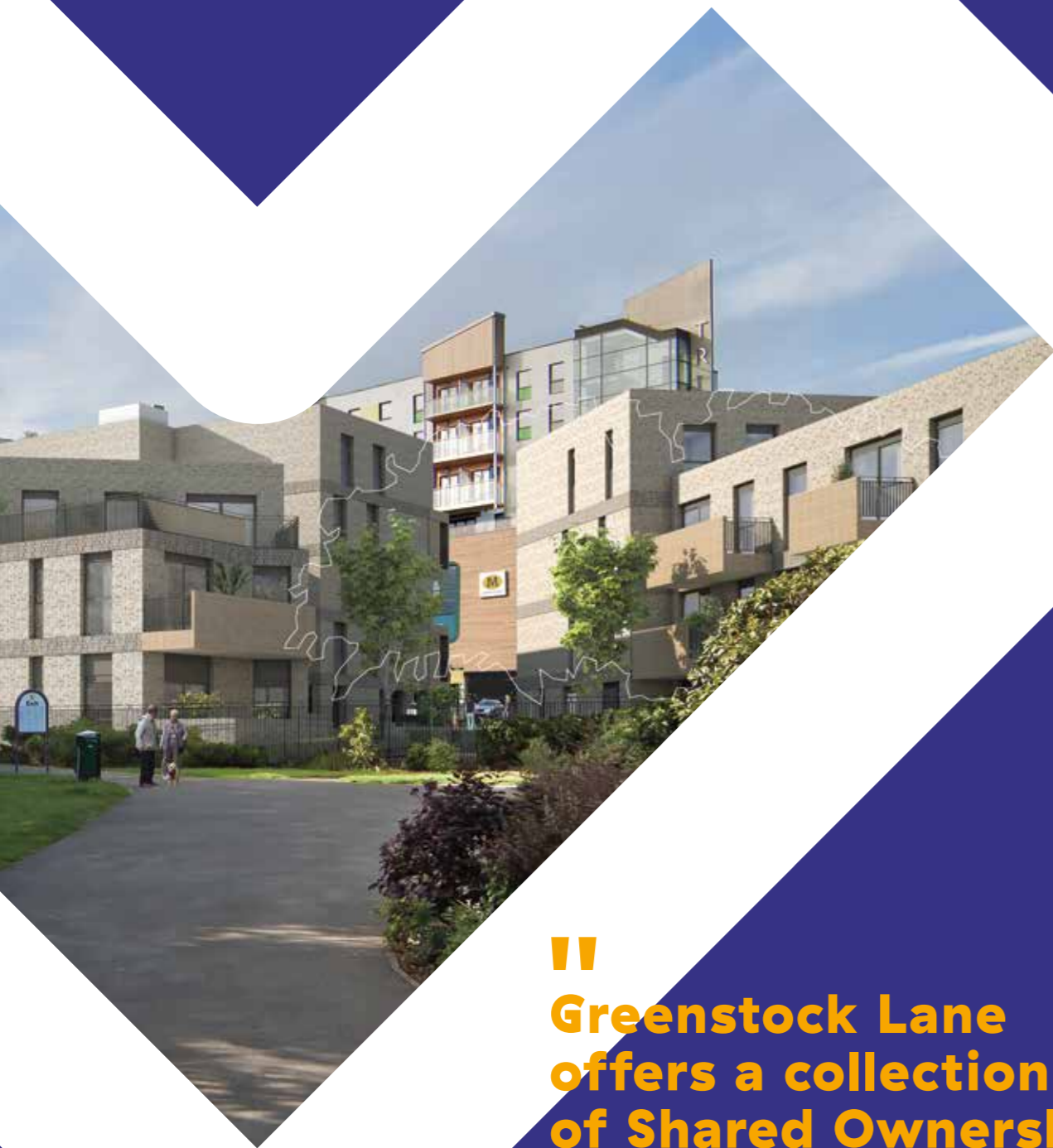




Greenstock Lane

SHARED OWNERSHIP

A collection of 1 & 2 bedroom
apartments in the heart of
Harrow, HA1



|| Greenstock Lane offers a collection of Shared Ownership apartments in the heart of Harrow.

HAPPY IN HARROW

Make Harrow your happy place by choosing a home at Greenstock Lane.

This delightful collection of one and two bedroom apartments is available through Shared Ownership. Located close to Harrow town centre in north-west London, they offer the perfect base to enjoy the charm and tranquility of this popular outer London suburb.

Built on the site previously occupied by the Harrow Hotel on Pinner Road, Greenstock Lane is located between Harrow-on-the-Hill and West Harrow train stations offering swift access into central London.

A thriving high street is nearby as is the Harrow recreation ground and many other attractive green spaces.

Long associated with nearby Harrow School, the famous independent boarding school for boys, this is an area with an enticing local history, high-proportion of listed buildings and village-like feel due to the pockets of Victorian terraces, detached Edwardian houses and modern town centre flats. There is a strong sense of community and local pride that sets Harrow apart from the rest of London.



II
Architecture has been carefully considered to ensure all apartments benefit from an abundance of natural light.

HEART OF THE ACTION

Greenstock Lane is perfectly located for Harrow's busy shopping and leisure facilities.

The local area has a wide array of amenities including cafés, pubs, bars and restaurants, creating a hub that prides itself on home-grown talent.

Two large shopping centres are a short walk away: St Anns showcases over 40 high street brands including H&M, WHSmith, Tiger, M&S, Schuh and many more, while St George's offers more shops as well as a suite of restaurants and a 12-screen Vue cinema. Alongside the popular household names Harrow boasts an array of quirky one-off shops and eateries that add to the local charm.



HAPPENING IN HARROW







|| Harrow's parks, woodlands and outdoor walks are a gift for nature lovers.



Harrow has an abundance of green spaces and places to escape the frenetic pace of modern life. Spend a relaxing afternoon at Pinner Memorial Park, the former home of Lady Hamilton, with its expansive pond and aviary; spot buzzards, warblers and even a family of fallow deer at the Bentley Priory Nature Reserve or enjoy a long walk in Weald Wood's 18-hectares of woodland.

SITE PLAN

Greenstock Lane is comprised of three distinctly shaped apartment buildings divided into four blocks and surrounded by plenty of green space. Architecture has been carefully considered to ensure all apartments benefit from an abundance of natural light and offer views across the communal gardens. Storage is provided for 120 bicycles.

- | | | | |
|---|---|--|--|
|  Farmer Apartments Block A |  Cockerall Apartments Block B |  Marchant Apartments Block C |  Drakeford Apartments Block D |
| 6 one bedroom
8 two bedroom | 3 one bedroom
4 two bedroom | 4 one bedroom
16 two bedroom | 6 one bedroom
5 two bedroom |



Site plan indicative.
To be used for block indication purposes only.
See our sales team for more detailed information regarding site layout, landscaping and parking.

ZONE 5 YOU'RE CONNECTED



Tube
Harrow-on-the-Hill and West Harrow tube stations in Zone 5 are close by, both served by the Metropolitan line. Journey times into central London are short: only 21 minutes to Baker Street and 27 minutes to King's Cross St. Pancras.



Train
Harrow-on-the-Hill rail station is served by Chiltern Railways and has direct trains to London Marylebone with a journey time of only 16 minutes. In the other direction trains call at Rickmansworth and Amersham and on towards Aylesbury.



Car
Harrow is well connected by road. Located close to the A40, North Circular and M1, journeys across London and beyond are quick and convenient.



Bus
17 bus routes serve the Harrow area, with routes heading to a multitude of destinations from Wembley, Heathrow Airport, Edgware and Watford. Harrow Bus Station is only a short walk from Greenstock Lane.



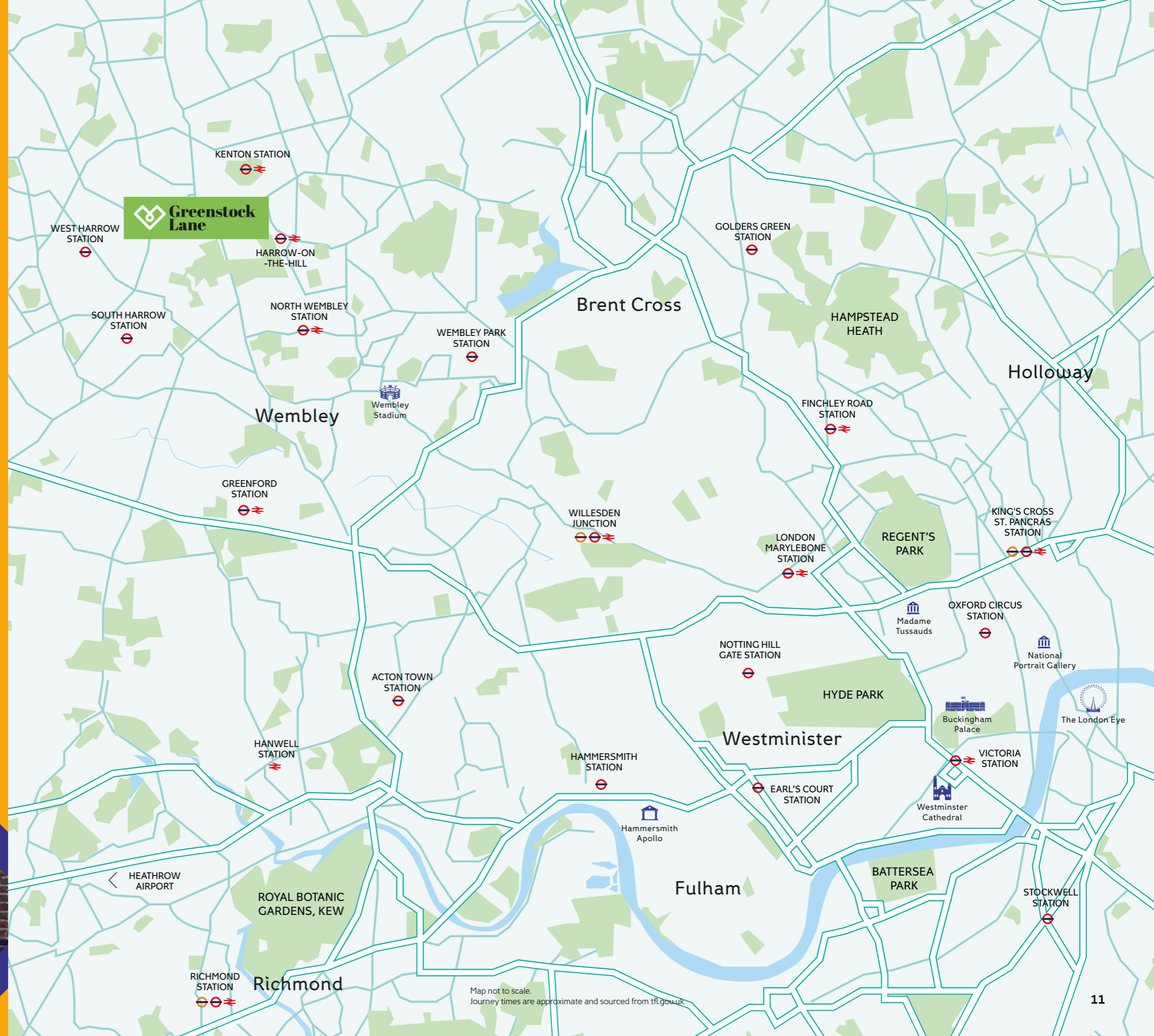
Bike
Getting about on two wheels is both fun and easy in Harrow with lots of cycle routes to choose from for either a scenic bike ride or to get from A to B.



Walking
Greenstock Lane is set in a residential location close to the town centre with everything you need just a short walk away.



Plane
Whether you travel by road or by train, Harrow is well located for Heathrow Airport terminals 1-5.



Map not to scale. Journey times are approximate and sourced from tfl.gov.uk.

HOME IS WHERE THE HEART IS

We know how important it is to feel completely happy in your new home, which is why we focused on high-quality and contemporary interior design.

We want you to get the most out of your space, so we've added features such as FOB activated audio entry phones and apartments are fibre broadband enabled to make everyday life more convenient.

The open-plan layout creates light and airy living spaces and the neutral finish means you've got a blank canvas to get creative with.



SPECIFICATION

General

- Fibre broadband enabled
- Low energy wall mounted or recessed ceiling light fittings
- Freeview with two interactive satellite services available by subscription
- Solid core, flush faced, veneered doors to each room
- Timber effect laminate for hallway, kitchen and living room
- Walls decorated in white matt emulsion

Kitchen

- Contemporary kitchen base units in matt light grey with soft close action door and drawer fronts
- Zanussi electric integrated stainless steel oven and grill
- 4 plate ceramic hob and integrated fridge/freezer
- Designer style extractor hood
- Stainless steel underbowl sink with mixer tap and single drainer
- Zanussi washing machine
- All appliances are A rated
- Low energy recessed down lights
- Feature lighting located under wall units

Bedrooms

- 80% wool carpets in neutral tones
- Fitted wardrobes
- Low energy recessed down lights to master bedroom

Bathrooms and shower rooms

- Shower over bath in bathrooms with screen
- Thermostatically controlled mixer tap with shower head on fixed slider rail over bath
- Contemporary white WC with dual flush
- Slip resistant tiled flooring
- Large format ceramic tiles around bath and shower enclosures
- Chrome shaver socket adjacent to sink
- Chrome heated towel rail
- Full height and full width mirror over WC/basin area



YOUR SHARED OWNERSHIP JOURNEY

Find ↗

1 Start your journey

Tell us what you are looking for and have your questions answered.

2 Are you eligible?

Complete the online application to see if you've met the overall criteria for Shared Ownership, and if you can afford it without difficulty.

3 Check out the development

Contact our sales team to book a viewing for the development you're interested in.

Apply ↗

4 Select your preferred home

Have you seen something you like? Let us know which are your preferred properties.

5 We offer you a home

We'll try to offer you your preferred home. If we can't, you can apply for other homes.

6 Purchasing interview

You'll supply evidence of your income, savings and other required documents and one of our Independent Mortgage advisors will check the property is affordable for you.

A sales consultant will then be in touch to discuss the outcome and explain the buying process.

Buy ○

7 Instruct your solicitor

When you instruct a conveyancing solicitor you will need to pay your reservation fee and apply for a mortgage.

8 Exchange of contracts

You're nearly there; exchanging contracts means that everything is tied up. We've legally agreed to sell you the property.

9 Home demonstration

When the building is ready, we'll invite you to see your home before you move in.

We'll give you a resident's manual and make sure you are familiar with key features such as kitchen appliances, the heating system and security.

10 Legal completion

Reaching legal completion means you have successfully purchased your home and can move in.

Congratulations, you are now a homeowner!

What is Shared Ownership?

Shared Ownership is a part-buy, part-rent government funded scheme designed to help people on moderate incomes get on the property ladder.

The scheme is simple; you usually buy an affordable share of between 25% to 75% of the property's full market value and pay a subsidised rent on the remainder, with an option to purchase further shares later on.

Shares available to buy at Greenstock Lane may vary, please speak to a member of the sales team for more information.

Eligibility

Shared Ownership is for first-time buyers, tenants and other priority groups who want to become home owners. Such priority groups include: first-time buyers, existing council or housing association tenants and those recognised by the local authority as a priority. Please speak to a member of the sales team for the exact eligibility criteria at Greenstock Lane.

ABOUT US



Notting Hill Genesis is one of London's leading housing providers offering a range of property solutions including Shared Ownership sales and re-sales, open market sales and leasehold management.

Notting Hill Genesis is one of the largest housing associations in the country, with around 64,000 homes across London and the south-east, serving more than 170,000 residents.

It was formed in April 2018 when Notting Hill Housing amalgamated with Genesis Housing Association. It is a social enterprise committed to creating thriving communities and providing homes for lower-income households.

NHG owns and manages homes across a range of tenures including social, affordable and private rent, leasehold, care and support, temporary housing and Shared Ownership, of which we are the largest provider in the country.

For more information

0203 815 1234

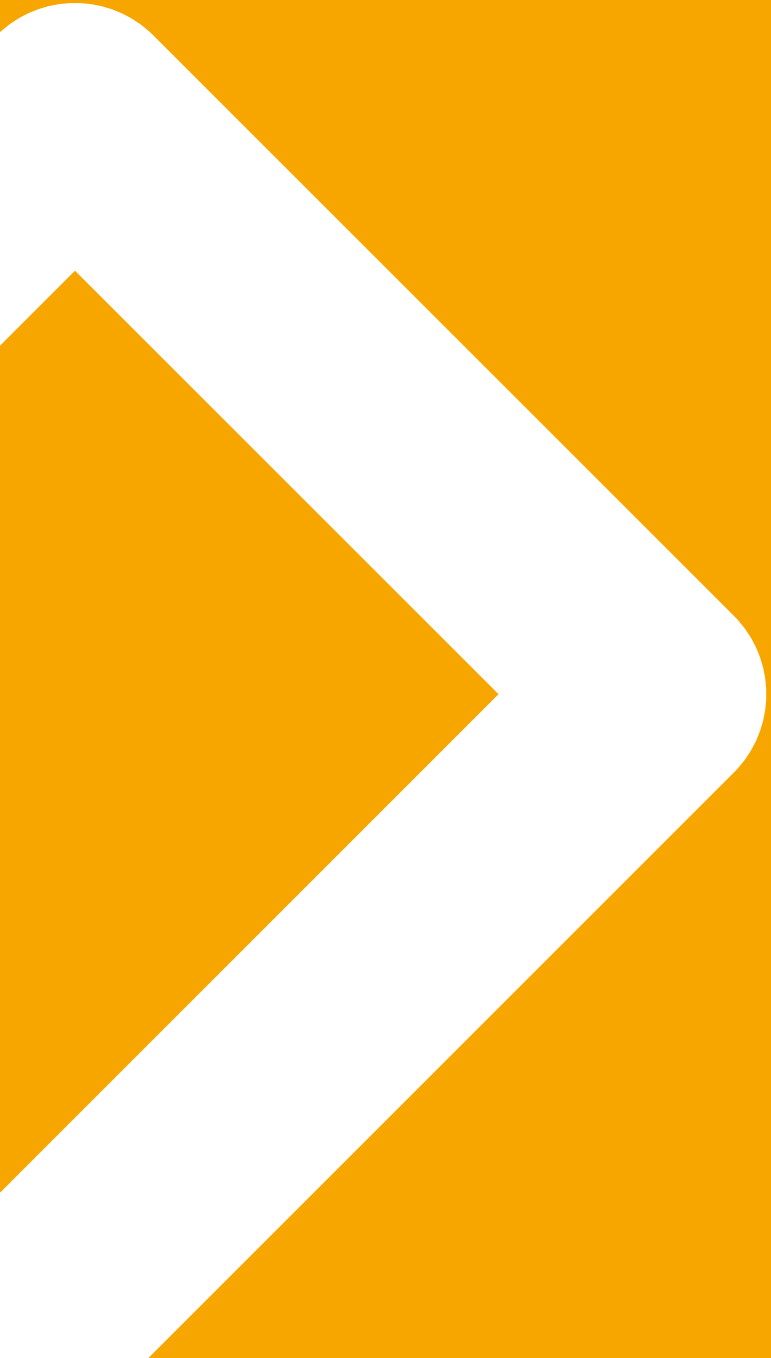
www.nhgsales.com



**CONSUMER
CODE FOR
HOME BUILDERS**

Greenstock Lane is a marketing name and will not form part of the approved postal address. The information in this document is indicative only and is intended as a guide only to the finished product. Accordingly, due to Notting Hill Genesis' policy of continuous improvement, the finished product may vary from the information provided. These particulars should not be relied upon as accurately describing any of the specific matters described by any order under Consumer Protection Regulations 2008. Nor do they constitute a contract or warranty. For new build properties, Notting Hill Genesis abides by the NHBC's Consumer Code for Home Builders. For more information please visit www.nhbc.co.uk. Notting Hill Genesis is the trading name of Notting Hill Home Ownership which is part of the Notting Hill Genesis Group.

Computer Generated Images (CGIs) are indicative only. Applicants are advised to contact the sales agents to ascertain the availability of any particular property. Details are correct at the time of going to print, July 2018.



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HOME OWNERSHIP STARTS WITH US

