

Examples of monthly costs for Social HomeBuy

No of bedrooms 1 Average Property Price* £175,000 Average annual rent £3,372	Purchased share	25%	50%	75%	100%
	Social HomeBuy discount you qualify for	£4,000	£8,000	£12,000	£16,000
	One off costs excluding stamp duty (See appendix	£2,448	£2,448	£2,448	£2,448
	Minimum Stamp duty	£0	£0	£1,313	£1,750
	Total one-off costs	£2,448	£2,448	£3,761	£4,198
	Monthly costs				
	Mortgage : Amount borrowed	£39,750	£79,500	£119,250	£159,000
	Repayment** based on a 100% loan of purchased :	£262	£521	£780	£1,039
	Annual service charges	£18	£35	£53	£70
	Rent (Payable on % you do not own)	£211	£141	£70	£0
	Major Works service charges†	£42	£84	£126	£167
	Council tax	£100	£100	£100	£100
	Average Monthly Costs	£633	£881	£1,129	£1,376

†Indicative major works costs of £10,000 will apply over a 5 year period , a more accurate figure will be given on issue of offer notice.

No of bedrooms 2 Average Property Price* £247,000 Average annual rent £4,152	Purchased share	25%	50%	75%	100%
	Social HomeBuy discount you qualify for	£4,000	£8,000	£12,000	£16,000
	One off costs excluding stamp duty (see appendix	£2,448	£2,448	£2,448	£2,448
	Minimum Stamp duty	£0	£0	£1,853	£2,470
	Total one-off costs	£2,448	£2,448	£4,301	£4,918
	Monthly costs				
	Mortgage : Amount borrowed	£57,750	£115,500	£173,250	£231,000
	Repayment** based on a 100% loan of purchased :	£379	£756	£1,133	£1,516
	Annual service Charges	£18	£35	£53	£70
	Rent (Payable on % you do not own)	£260	£173	£87	£0
	Major works service charges†	£42	£84	£126	£167
	Council tax	£100	£100	£100	£100
	Average Monthly Costs	£799	£1,148	£1,499	£1,853

†Indicative major works costs of £10,000 will apply over a 5 year period , a more accurate figure will be given on issue of offer notice.

* Please note that all figures are based on average costs. Individual costs will vary depending on the type of property, property valuation and estimated annual charges. **Mortgage costs will vary according to interest rates, amount borrowed and percentage share purchased.

nb The above table has not taken into consideration individual or other monthly costs that would be associated with running your home such as water, gas or electricity.

No of bedrooms 3 Average Property Price* £297,000 Average annual rent £4,791	Purchased share	25%	50%	75%	100%
	Social HomeBuy discount you qualify for	£4,000	£8,000	£12,000	£16,000
	One off costs excluding stamp duty (see appendix	£2,448	£2,448	£2,448	£2,448
	Minimum Stamp duty	£0	£1,485	£2,228	£8,910
	Total one-off costs	£2,448	£3,933	£4,676	£11,358
	Monthly costs				
	Mortgage : Amount borrowed	£70,250	£140,500	£210,750	£281,000
	Repayment** based on a 100% loan of purchased share	£461	£919	£1,378	£1,835
	Annual service Charges	£18	£35	£53	£70
	Rent (Payable on % you do not own)	£300	£200	£100	£0
	Major works service charges†	£42	£84	£126	£167
	Council tax	£100	£100	£100	£100
	Average Monthly Costs	£921	£1,338	£1,757	£2,172

†Indicative major works costs of £10,000 will apply over a 5 year period , a more accurate figure will be given on issue of offer notice.

* Please note that all figures are based on average costs. Individual costs will vary depending on the type of property, property valuation and estimated annual charges. **Mortgage costs will vary according to interest rates, amount borrowed and percentage share purchased.

nb The above table has not taken into consideration individual or other monthly costs that would be associated with running your home such as water, gas or electricity.