

| Door number | Floor | Floorplan type | Bedrooms | Area (sqm) | Outside space | Parking space | Full purchase | Est. monthly service charge (first year) | Status    |
|-------------|-------|----------------|----------|------------|---------------|---------------|---------------|--|-----------|
| 1           | GF    | T01H(T)        | 1        | 38.39      | Terrace       | None          | £308,000      | £183                                     | Available |
| 2           | GF    | T01H(T)        | 1        | 38.39      | Terrace       | None          | £308,000      | £183                                     | Available |
| 7           | 1     | T01H           | 1        | 38.39      | No            | None          | £309,400      | £183                                     | Available |
| 8           | 1     | T01H           | 1        | 38.39      | No            | None          | £309,400      | £183                                     | Available |
| 9           | 1     | T03            | 1        | 37.99      | No            | None          | £309,400      | £181                                     | Available |
| 11          | 1     | T01            | 1        | 38.39      | No            | None          | £307,600      | £183                                     | Available |
| 12          | 1     | T01            | 1        | 38.39      | No            | None          | £307,600      | £183                                     | Available |
| 13          | 1     | T01            | 1        | 38.48      | No            | None          | £307,600      | £184                                     | Available |
| 16          | 2     | T01H           | 1        | 38.39      | No            | None          | £316,000      | £183                                     | Available |
| 18          | 2     | T02            | 1        | 40.26      | No            | None          | £313,600      | £192                                     | Reserved  |
| 19          | 2     | T01            | 1        | 38.39      | No            | None          | £313,600      | £183                                     | Available |
| 21          | 2     | T01            | 1        | 38.48      | No            | None          | £313,600      | £184                                     | Available |
| 22          | 3     | T01HV          | 1        | 38.26      | No            | None          | £324,600      | £182                                     | Available |
| 26          | 3     | T02            | 1        | 40.26      | No            | None          | £322,200      | £192                                     | Available |
| 28          | 3     | T01            | 1        | 38.39      | No            | None          | £322,000      | £183                                     | Available |
| 33          | 4     | T03            | 1        | 37.99      | No            | None          | £334,000      | £181                                     | Available |
| 34          | 4     | T02            | 1        | 40.26      | No            | None          | £330,000      | £192                                     | Available |
| 37          | 4     | T01            | 1        | 38.48      | No            | None          | £330,000      | £184                                     | Available |

## Woodside Park N12

### Price list

#### Key information

Reservation fee: £150 early bird reservation fee – remaining £350 to be paid after onsite viewing of show flat (estimated for June 2023).

Minimum deposit: 10% of the purchase price

Lease and ground rent: Pocket homes at Woodside Park N12 are sold with a 250 year lease (less 3 days) and have a peppercorn annual ground rent (a nominal charge, usually £1).

Anticipated EPC rating B

Service charge: Payable to the Managing Agent, Haus Block Management, and reviewed annually based on actual spend. When reviewed, the service charge will reflect the rising cost of living. On completion, service charge will be payable until the end of the financial year in which completion takes place. A Residents' Management Company (RMC) will be formed by the Managing Agent, of which all homeowners will become members; some homeowners may choose to become Directors of the RMC.

Building Warranty: 10-year Premier Guarantee

Parking: Woodside Park N12 is a car-free development (apart from with respect to two spaces available to Blue Badge holders) and homeowners will not be granted a residents' parking permit.

Appliances: Plumbing and wiring for a washing machine is provided in the utility cupboard. Plumbing and wiring for a dishwasher is provided in the kitchen. Some dishwasher spaces are for a standard appliance and some for a slimline; please ask for further details.

Estimated completion: Woodside Park N12 is expected to be ready for occupation in Q3 2023.

Date: April 2023

# Woodside Park N12

## Barnet

### Price List

