

## **Important information – Ravensheugh Heights**

### Factoring Fee

**Factoring Fee:** Unadopted estate areas will be managed and maintained by Hacking and Paterson. The estate residents will require to make payment for the management and maintenance costs. Provisions relating to these costs can be found in the Deed of Conditions.

### **Current charges are as follows:**

**Houses:** £50.50 + VAT per annum and a one-off float charge of £100.

**Flats:** £524.50 + VAT per annum and a one-off float charge of £200.

**Overarching estate areas:** £65 + VAT per annum and a one-off float charge of £100.

These charges will be reviewed by Hacking and Paterson annually factoring in previous and projected expenses. Residents will be provided with annual accounts and statements outlining charges.

**Please note these charges are estimates and subject to change by the management company.**

**IMPORTANT: You are strongly advised that you should take independent legal advice in relation to the purchase of the property, including all matters covered by this document**