Taylor Wimpey

Important information – Heathwood at Brunton Rise

Service/Estate Charges

Newcastle Great Park Estate charge: Newcastle Great Park estate areas will be managed and maintained by NGP Management Company (Cell A) Limited and will require a contribution from estate residents. This amount is shown in the table below per annum and will be reviewed by NGP Management Company (Cell A) Limited annually factoring in previous and projected expenses. Residents will be provided with annual accounts and statements outlining charges.

House Type	Sq. ft	Estimated Initial Annual Estate Charge (exc VAT)
Beaford	792	£300
Eynsford	987	£300
Tetford	1,036	£366
Aynesdale	1,073	£366
Byrneham	1,172	£366
Plumdale	1,252	£366
Bittesford	1,253	£366
Chalham	1,291	£366
Altbury	1,298	£366
Hubham	1,389	£432
Brilbury	1,428	£432
Kitham	1,557	£432
Aireton	1,685	£432
Ingleholme	(669/678)	£300

NOTE:

- **The full annual service charge is subject to VAT at the prevailing HMRC rate**
- **Service charge year and rent charge runs from 1st January to 31st December**
- **Annual Rent charge is £10 (plus VAT)**

Leasehold information for Apartments

Leasehold length: 999 years

Ground rent is Peppercorn

Service Charge: A service charge will apply to residents of apartments. A fee of £1,201 per annum is required. The fee can be paid by direct debit, 10 monthly payments of £120.10

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.