

## **Important information – Hornbeam Gardens**

### Service/Estate Charges

The following charges will apply at this development:

**Estate charge:** Unadopted estate areas will be managed and maintained by Trustmgt and will require a contribution from estate residents. This amount is currently £95.00 + VAT per annum with an additional £32.50 + VAT per annum to those plots benefitting from a shared drive and will be reviewed by Trustmgt annually factoring in previous and projected expenses. Residents will be provided with annual accounts and statements outlining charges.

**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**