



UNION YARD - AFFORDABILITY SCHEDULE

PLOT NUMBER	PROPERTY TYPE	FLOOR	MINIMUM INCOME REQUIRED	FULL MARKET VALUE	EQUITY VALUE 25%	MONTHLY RENT @2.75%	ESTIMATED MONTHLY SERVICE CHARGE	ESTIMATED MONTHLY MORTGAGE	ESTIMATED MONTHLY TOTAL	AVAILABILITY
G01	2 Bed	Ground	£71,600	£735,000	£183,750	£1,263.28	£150.00	£660.49	£2,073.77	AVAILABLE
101	2 Bed	First	£60,000	£620,000	£155,000	£1,065.63	£150.00	£557.15	£1,772.77	AVAILABLE
102	1 Bed	First	£45,000	£475,000	£118,750	£816.41	£150.00	£426.85	£1,393.25	AVAILABLE
103	3 Bed	First	£67,000	£680,000	£170,000	£1,168.75	£150.00	£611.06	£1,929.81	AVAILABLE
201	2 Bed	Second	£53,500	£565,000	£141,250	£971.09	£150.00	£507.72	£1,628.82	AVAILABLE
202	2 Bed	Second	£54,400	£575,000	£143,750	£988.28	£150.00	£516.71	£1,654.99	AVAILABLE
203	1 Bed	Second	£45,000	£480,000	£120,000	£825.00	£150.00	£431.34	£1,406.34	AVAILABLE
204	3 Bed	Second	£67,300	£695,000	£173,750	£1,194.53	£150.00	£624.54	£1,969.07	UNDER OFFER
301	2 Bed	Third	£54,400	£570,000	£142,500	£979.69	£150.00	£512.22	£1,641.90	UNDER OFFER
302	2 Bed	Third	£55,000	£580,000	£145,000	£996.88	£150.00	£521.20	£1,668.08	AVAILABLE
303	1 Bed	Third	£45,000	£485,000	£121,250	£833.59	£150.00	£435.83	£1,419.43	UNDER OFFER
304	3 Bed	Third	£68,000	£690,000	£172,500	£1,185.94	£150.00	£620.05	£1,955.99	AVAILABLE

Financial Assumptions:

The above calculations are based on 85% borrowing (15% deposit required). The rate is 1.98% repayment mortgage over a 25 year period.

These figures are based on a capital and interest

* Based on the same assumptions as above