



# Sales



## 2 Bedroom House

Little Glen Mews | Glen Parva | The Hardwick

**£107,000**



### Full Description

2 bed 1 bathroom

#### The Hardwick: A 2-Bedroom House at Little Glen Mews, Glen Parva

Emh Sales is delighted to present **The Harwdwick**, a brand-new, 2-bedroom mid-terraced house located in Little Glen Mews. Nestled in Leicestershire, the welcoming village of Glen Parva provides its residents with a wealth of amenities. From local shops, inviting pubs, and charming cafes to expansive green spaces perfect for leisure and recreation, Little Glen Mews is ideally situated, offering immediate access to peaceful walks while also being just a short distance from the vibrant shopping hub of Fosse Shopping Park.

#### Your Path to Homeownership with Shared Ownership

This home is available through New Model Shared Ownership (NMSO), a scheme designed to make homeownership more accessible. The price displayed is an example based on a 40% share. The actual share you purchase, which can range from 10% to 75%, will be determined by a financial affordability assessment. **The NMSO offers several key benefits:**

- **Low Initial Share:** Start your homeownership journey by purchasing a share from as little as **10%**.
- **Flexible Staircasing:** Increase your ownership gradually, from as little as **1% annually** or a minimum of **5% at a time**.
- **Repairs and Maintenance:** A new 10-year period provides support for repair and maintenance costs on your new-build home.
- **Secure Lease:** All homes come with a long-term **990-year lease**.

## About the Area: Glen Parva

Nestled in Leicestershire, the welcoming village of Glen Parva provides its residents with a wealth of amenities. From local shops, inviting pubs, and charming cafes to expansive green spaces perfect for leisure and recreation, Little Glen Mews is ideally situated, offering immediate access to peaceful walks while also being just a short distance from the vibrant shopping hub of Fosse Shopping Park.

## How to Apply

Shared Ownership is a fantastic opportunity, allowing you to purchase a share of a property and pay rent on the remaining portion. As your financial security grows, you have the flexibility to increase your ownership up to 100% through a process known as staircasing. To find out if you're eligible and to get started on your application, please visit our [Apply Here](#) page.

- **Note:** The price shown is representative of a 40% share. Shares are available from 10% to 75% dependent upon an affordability assessment. For more details on the share purchase price and rent examples, please refer to the [Key Information Document](#).

## Important Information

To help you make an informed decision, please review the following documents:

- [Key Information Document](#) (KID1)
- [Important Information Document](#)

*Please note: these documents are available to download directly from our website for your convenience.*

## Features

- 2 bedrooms
- Fitted kitchen with composite sink
- Built in stainless steel oven hob and cooker hood
- Fitted bathroom with chrome heated towel rail
- Downstairs WC
- Off road parking
- Garden laid to lawn

## Location



## Floorplans



**THE HARDWICK**  
2 BEDROOM HOME  
Shared Ownership

Plots 49, 50, 51, 52, 53, 110, 111, 134, 135, 136 & 138



<b>GROUND FLOOR</b>	<b>FIRST FLOOR</b>
Kitchen/Dining Area 3.15m x 4.13m	Bedroom 1 3.15m x 4.13m
Living Room 3.72m x 4.13m	Bedroom 2 2.72m (max) 1.45m (min) x 4.13m (max) 2.96m (min)

\*The specific window valuation. Please speak to a sales team.  
†The ground area includes garden area. The above floor area has been calculated with all the units for the convenience of the marketing brochure. Please refer to a number of the sales team for exact details of layout and distribution.  
‡Our sales brochure does not include any measurements of plots or the ground area. Actual dimensions for each plot number may vary - please check with a solicitor. ††† Sales team.  
§An application must be made to the local authority to obtain a planning permission.  
||Our plans are for information only and are not intended to be used for construction purposes. Our Sales & Marketing Consultant can provide details on these concerns.  
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