3 Bedroom House

The Fieldings | Northampton | Maple v1

£159,000

Full Description

3 bed 1 bathroom

The Maple: 3-Bedroom Home at The Fieldings, Northampton

emh Sales is pleased to present **The Maple**, a beautifully designed 3-bedroom semi-detached home located at the sought-after **The Fieldings development in Northampton**. Ideal for families, professionals, and first-time buyers, this home offers contemporary living designed for comfort and convenience. **Plots 12 and 34 are currently available**, with build completion anticipated in **August 2026**. The advertised price of **£159,000 represents a 40% share**, with other shares available from **10% to 75%**, subject to affordability assessment.

Important Information

- Viewings will be available **once the homes are fully completed** and applicants have successfully passed an affordability assessment.
- As homes will be **reserved off-plan**, we strongly encourage you to **submit your application and supporting documents early** to avoid disappointment.

About The Fieldings, Northampton

Situated in the heart of Northamptonshire, **The Fieldings** offers the perfect balance between peaceful surroundings and excellent connectivity. Residents will benefit from:

- **Everyday convenience** – Local shops, supermarkets, and leisure facilities close by
- **Green open spaces** – Including the beautiful **Delapré Abbey and its historic grounds**, ideal for walking, cycling, and family days out
- **Excellent transport links** – Easy access to the **A45, M1**, and **Northampton train station**, with direct routes to Milton Keynes, Coventry, and London

This thriving location combines modern living with a strong sense of community, making it a fantastic place to call home.

Why Choose Shared Ownership?

This property is available through **New Model Shared Ownership (NMSO)**, designed to make homeownership more accessible. Key benefits include:

- Purchase from **just 10% of the property value**
- **Flexible staircasing options** – increase your share gradually (from 1% increments or 5% at a time)
- **10-year repair and maintenance support** on your new-build home
- A **990-year lease**, offering long-term security and peace of mind

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About the Area: Northampton

Northampton is a vibrant and growing town, offering everything you need for modern living:

- **Local amenities** – Supermarkets, independent shops, cafés, pubs, and restaurants
- **Leisure and outdoor spaces** – Parks, walking routes, and nearby countryside
- **Transport connections** – Direct links to London and easy road access via the A45 and M1
- **Education and community** – A range of well-regarded schools, healthcare services, and sports facilities

Living at The Fieldings means enjoying a well-connected lifestyle surrounded by both urban convenience and scenic countryside.

Ready to Make The Maple Yours?

Shared Ownership allows you to **buy a share of your home and pay rent on the rest**, with the flexibility to increase your ownership over time—making it an ideal way to step onto the property ladder. **Click here to check your eligibility and start your application today.**

- **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**.

Features

- Modern fitted kitchen
- Ensuite
- Built-in stainless steel oven, hob, and cooker hood
- USB charging sockets
- Gas central heating
- Energy-efficient lighting
- Solar panels
- Flooring to kitchen, bathroom and WC
- Lawn to rear garden
- Outside tap
- Off-road parking for two vehicles
- Electric vehicle charging point

Location

Floorplans

Plots 2, 12, 16 & 34

GROUND FLOOR

Living Room
4.26m x 3.79m

Kitchen / Dining Room
5.81m x 4.06m

FIRST FLOOR

Bedroom 1
4.65m x 4.11m

Bedroom 2
4.65m x 3.79m

Bedroom 3
2.95m x 3.01m