



# FP | FREEDHOME PROPERTIES

TAKE THE **FIRST STEP** ON  
THE PROPERTY LADDER

# WELCOME!

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Here at Freedhome Properties our mission is to help as many people as possible to buy their own home.

Maybe you can't get a mortgage right now; you may have missed a payment in the past, struggled to save up for a deposit, or maybe you were living abroad...

This is where we can help. With our Rent to own option this will not be a problem anymore! In fact, this opportunity will give you enough time to clear your credit score, save up for the deposit or live in the UK long enough to get a mortgage at the end of the term!

The best part of it is that in the meantime you will be able to live in your home and put your stamp on it. Here for you is a guide to show you how we can help you to make your dream of owning a home a reality.

Yours sincerely,  
**Freedhome Properties**



## If you..

- Don't have enough money for a deposit
- Missed a payment in the past
- Haven't lived in the UK long enough to get a mortgage
- Are self-employed
- Can't qualify for a mortgage right now but you will in the future

**You can still buy a house!**

## What are the advantages?

- ✓ No mortgage required at the start
- ✓ Low entry money to start owning a property
- ✓ You can move in from day 1
- ✓ You can put your own stamp on the property
- ✓ If the property increases in value, you don't have to pay more
- ✓ You lock in the purchase price today



# What being a tenant buyer means?

Being a tenant buyer means renting a house while simultaneously buying it.

## ➤ AGREE THE PURCHASE PRICE

You pre-agree a purchase price with the seller for the property to be bought in 5 years time

## ➤ LOCK IN THE DEAL

Pay an upfront consideration charge to lock in the deal (which will come off the purchase price when you will buy the property)

## ➤ MONTHLY RENT

Each calendar month you pay the rent like you normally would do

## ➤ TOP UP RENT

Together with the rent, each month you pay a top up rent that will go toward your deposit when you will buy the house

## ➤ THE END OF THE TERM

At the end of the term, you will have enough money in your pot to obtain a mortgage and buy the house at the pre-agreed price

# Coltman Street, Middlesbrough TS3 6JA





# The Property



Discover the perfect blend of convenience and comfort in this newly refurbished, ground floor one-bedroom flat, located in the thriving TS3 neighborhood. With its prime location near shops and amenities, this charming residence is an ideal place to call home.

### **Key Features:**

Kitchen - Perfect for meal preparation.

Cozy Living Room /Dining Room - An inviting space to relax and unwind.

Comfortable Second floor Bedroom - A peaceful retreat after a long day.

Modern Bathroom - Fresh and functional.

This property is an exceptional rent-to-own opportunity you won't want to miss.

Secure your future in this increasingly popular area. Act now!

# Living room/Dining Room





# The Lounge





# The Bedroom



# The Bathroom





# The Numbers

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**Agreement term: 5 years**

**Future purchase price: £54,000**

**Rent: £650 (fixed for 5 years, no surprises!)**

**To build up your deposit:**

**Initial funds needed: £1,620**

**Monthly top up: £63**

# FAQ

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## **How can I be sure that the homeowner will sell the house to me?**

You will have a legally binding agreement with them, and a solicitor will need to be involved as well. You have the right but not the obligation to buy the house, but the homeowner is legally obliged to sell the house to you once the agreement has been signed.

## **Can I pay a higher consideration charge if I can afford it?**

Yes, you can agree a higher consideration charge with the homeowner. This means that the amount of the monthly top up rent payments will be lower!

## **Who can apply?**

Anyone in an employment can apply. However, it is best suitable to working people with a little deposit, people with poor credit ratings, self-employed people and people that haven't live in the UK long enough to qualify for a mortgage.

It is not suitable for people that have no real prospect of affording mortgage payments in the future.

## **Can I put a nail on the wall/make a house improvement/change the carpet/change the kitchen?**

Yes, you improve your home as long as the house is kept in a good state of repair. Normal repairs, wear and tear and day to day maintenance are your responsibility while the homeowner will be responsible to insure the property.

Remember that if you improve the house and its value goes up, you will not have to pay more to buy it, any increase in value will be yours!



## **APPLY NOW!**

As you can imagine, there is a very high demand for this property so if this sounds good to you, please make sure to complete the application form as soon as possible!

**APPLY TODAY**