

BRAMBLESIDE, ST TEATH



CORNWALL RURAL HOUSING ASSOCIATION

working with

CORNWALL

LAND

COMMUNITY

TRUST

with funding from

Homes and Communities Agency

Cornwall Council

Brambleside, St Teath

The sixteen new homes at Brambleside, St Teath have been developed by Cornwall Rural Housing Association and Cornwall Community Land Trust to provide affordable housing for qualifying local people.

The six homes for rent have ground source heat pumps which provide heating and hot water. Those homes achieve a Level 3 rating under the Code for Sustainable Homes. The homes for sale have efficient electric central heating systems.

Housing for Sale — Cornwall Community Land Trust

Ten of the homes have been developed for sale by Cornwall Community Land Trust. Cornwall CLT Ltd is a charitable organisation established in 2007. It is run by a voluntary Board of Management.

The homes have been developed with the support of funding from Cornwall Council in order to achieve the following target sales prices:

	Target sale price
9 x three bedroom houses (89 -105 sq.m.)	£124,995 - £128,265
1 x two bedroom house (71 sq.m.)	£108,315

Who is eligible to purchase a property?

Anyone wishing to purchase one of the affordable homes for sale must show that they have a local connection with St Teath or the surrounding parishes. The initial aim was to give first preference to purchasers with a connection to St Teath.

Housing for Rent — Cornwall Rural Housing Association:

Six 3 bedroom houses were developed for rent to local people by Cornwall Rural Housing Association - a charitable housing association established in 1985 to meet housing needs throughout Cornwall and on the Isles of Scilly. CRHA is run by a voluntary Board of Management.

The homes were developed with the assistance of grant funding from the Homes & Communities Agency and Cornwall Council. The size and rents of the properties are as follows:

	Weekly rents
6 three bedroom houses (93 sq.m.)	£94.40

Who was eligible?

The planning restrictions placed on these properties stated that they were to be used to house people from St Teath and the surrounding parishes. A Local Lettings Plan was agreed with Cornwall Council which allowed first consideration to be given to people with a connection to St Teath.

Scheme Details:

Developer:	Cornwall Rural Housing Association
Development Agent:	Cornwall Community Land Trust
Contractor:	JJ Jones & Sons (St Austell) Ltd.
Employers Agent, Quantity Surveyor, CDM Co-ordinator:	Wellers
Solicitor:	Stephens Scown
Contract Sum:	£1,754,571
Homes & Communities Agency Grant:	£330,000
Cornwall Council Grant:	£222,200



Brambleside, St Teath

Brambleside was chosen as the name of the new development by St Teath Parish Council.



**Cornwall Rural Housing Association Ltd.
1 Dreason Barns
Bodmin Road
Bodmin
Cornwall
PL30 4BG**

**Tel. 01208 264530
Fax. 01208 264540**

**Email: info@crha.org.uk
Website: www.crha.org.uk**