

**Taylor
Wimpey**

Academy Central

Longbridge Road, Barking IG11 9BY
A stunning selection of 1, 2, 3 & 4 bedroom homes

**View it,
Buy it,
Live it!**

Two great schemes – one fantastic development!

Set in relaxed urban surroundings, Academy Central is an exciting new community. Whether it's an apartment or a house you're looking for, Academy Central boasts a collection of contemporary homes all with impressive eco-credentials. Located just 1.4 miles from the nearest train station, you could be in Central London in just 25 minutes.**

Plus with these two fantastic schemes now available, buying a brand new home at Academy Central has never been easier!

With NewBuy – all you need is a 5% deposit!†

- + You could get a 95% mortgage†
- + You will only need a minimum 5% deposit†
- + The scheme is available across all Taylor Wimpey developments†
- + Enjoy your brand new Taylor Wimpey home†



 **NewBuy**® **FirstBuy**
In partnership with HM Government

We can help make it easy with FirstBuy!*

- + You only need a 5% deposit*
- + The Government and Taylor Wimpey give you a joint loan of 20% of your new home's purchase price*
- + Secure a 75% loan-to-value first time buyer mortgage*
- + Own 100% of your new home from day one*

Call 0845 688 5561

or visit taylorwimpey.co.uk/eastlondon
to request a viewing

Opening Times: Thursday to Monday 10am–5.30pm

 **FIRSTSTEPS**
to home ownership in London



*Eligible applicants will be offered an equity loan of up to a maximum of 20% of the purchase price (based on the open market value). Applicants are required to fund at least 80% of the purchase price by means of a conventional mortgage, savings and any deposit where required. For the first five years there is no fee charged on the equity loan component. At the start of year six a fee is collected of 1.75% of the market value of the property at the time the loan is entered into multiplied by the outstanding percentage under the equity loan, the annual fee of 1.75% will be multiplied by RPI+ 1%p.a. The equity loan is provided by the HCA and Taylor Wimpey and held as a joint second charge. Terms and conditions apply and full details will be provided on request. This offer is subject and is only available on selected developments and properties in England only. It is not offered with any other promotion. YOUR HOME MAY BE REPOSSESSED IF YOU DO NOT KEEP UP REPAYMENTS ON YOUR MORTGAGE. Firstbuy only on selected plots. †This scheme is available on all Taylor Wimpey new homes in England up to the value of £500,000. The scheme is not available on buy-to-let or second home properties. Full details are available at www.taylorwimpey.co.uk/newbuy. Incentives available at the time of going to press, subject to change based on availability. **Times taken from nationalrail.co.uk. Photograph shows an upgraded kitchen with an additional costs of £3,400. Images depict typical Taylor Wimpey properties. Prices correct at time of going to press. February 2013