



A unique gated development of 13 generously proportioned homes
close to the beautiful town of Beaconsfield

5 - 11 North Drive, Beaconsfield, Buckinghamshire HP9 1TZ

BEWLEY
HOMES PLC



*Bewley Homes proudly presents
Meadow Gate.*

*Set close to the historic town
of Beaconsfield, these excellent
homes offer a superb standard of
living in an outstanding place to
work and live.*



BEWLEY
HOMES PLC



The Beautiful Town of Beaconsfield

The historic old town and bustling new town of Beaconsfield is situated in the Chiltern Hills, halfway between London and Oxford, surrounded by Buckinghamshire's Green Belt and ancient woodland.

Renowned as one of the most prosperous towns in England, Beaconsfield's transport links play a large part in its continued success. Located on Junction 2 of the M40, the town is less than 25 miles from the centre of London. Chiltern Rail services regularly run from Birmingham to London Marylebone, while Heathrow and Luton airports are less than an hour away by car.

The thriving local retail sector consists of many major high street names, blended with a wonderful selection of independent and boutique outlets. The Tuesday market in the Old Town and monthly farmers market are very popular additions to the bustling retail scene.

There is history all around you in the Old Town, including the oldest Free House in England, the Royal Standard of England, which played host to Charles I

during the Civil War. Beaconsfield has had association with some of England's most famous citizens throughout its distinguished history. Indeed Enid Blyton wrote many of her books here, and Benjamin Disraeli was the First Earl of Beaconsfield.

Educational facilities in the area are exceptional. Beaconsfield is home to two public primary schools and an all girls Grammar School, all boasting fantastic reputations.

Living in Beaconsfield, you will have a whole host of sports clubs and leisure facilities on your doorstep. The community is further enhanced by many local traditions such as the May Fair and the 'Festival of Lights', making Beaconsfield a truly wonderful town to live in.





Specification

Each new home is constructed with a concrete, beam and block ground floor system with traditional brick and block external cavity walls. The elevations are varied with brick and render with plain clay tiles to the roof.

High Quality Fixtures & Fittings

Double glazed timber framed sliding sash windows with sash locks

Oak two panel internal doors

Black painted front entrance door set in wooden frame

Chrome door furniture with brushed stainless steel switches and sockets

Painted staircase with square balusters, painted handrail and spindle

Decorative moulded skirting boards and architraves

Cover Matt White painted smooth finished ceilings throughout

Internal walls painted Crown Snowdrop emulsion with woodwork painted White Satin

Cornice to living room, dining area of kitchen, hall, stairs, landing and all bedrooms

Built-in wardrobes as per floor plans



Relax in
Luxury



Heating, Security & Electrics

Gas fired central heating system with thermostatic controlled radiators

Mains operated smoke detectors

Light to under stairs cupboard

TV points to living room and bedroom one

BT points to kitchen, living room and study (where applicable)

Shaver socket in bathroom and en-suite



Kitchen

Designer kitchen units with composite stone worktops, upstands and splash back

Pelmet lighting

Stainless steel finished appliances consisting of single oven, 5 burner gas hob, combination microwave, telescopic extractor hood with integrated fridge/freezer, dishwasher and washer dryer

Stainless steel 1½ bowl under mount sink with matching monobloc mixer tap

Recessed white downlights

Ceramic floor tiling

Bathroom, En-Suite & Cloakroom

White bathroom suite with steel bath and chrome fittings

Bathroom furniture for storage

Thermostatic mixer valve to shower cubicle

Recessed white downlights

Half height wall tiling behind sanitaryware with full height tiling to shower cubicle and three sides of bath

Splashback to cloakroom wash basin

Ceramic floor tiling

Multi rail towel warmer

Externals

Automatic main entrance gates with remote operation to each property

Street lighting to access road

Access road block paved

Shared access drive and parking spaces to be block paved

Private footpaths and patios to be Saxon Buff paving slabs

Front and rear gardens turfed and landscaped to approved design

Rear garden boundaries to be close board fencing in accordance with a comprehensive landscape scheme

External light to front and rear of property

Light and power to garage

Water tap to rear of property

* Subject to stage of construction and availability



Trust in
Quality



Premier Guarantee

Each property will be sold with the benefit of the 10 year Premier structural warranty.

A comprehensive Premier handbook will be given to the purchasers on completion and full details of the scheme will be available through the Sales Office.

24 hr PINNACLE Emergency Cover

All Bewley Homes purchasers benefit from 24-hour emergency cover provided by Pinnacle Property.

This service is valid for a period of two years from the date of legal completion and, should assistance be required, include cover for the following:

- 24-hour cover. 7 days per week. All calls to a 24-hour emergency number. Maximum 2 hour response time. Calls to be answered immediately
- Blockages in toilet waste pipes in the property
- Plumbing problems such as burst pipes or leaking radiators

- Electricity supply failure
- Central heating or boiler failure. If the heating cannot be restored Pinnacle Property to supply electric heaters to each room
- Up to £100 towards the cost of overnight accommodation should hot water not be restored
- One boiler service at the end of the 1st year
- Blocked external drains
- Main lock failure

In addition, a number of guarantees will be available covering such items as the gas boiler and the kitchen appliances. These guarantees provide further peace of mind and, in the case of the kitchen appliances, the purchaser is able to contact the local service engineer directly in the event of a fault developing.



Floor Plans and Dimensions

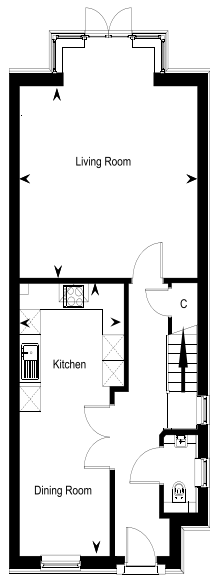
Plots One to Six



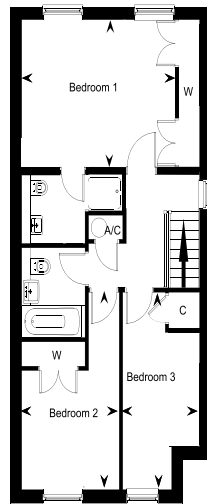
For illustrative purposes only. Levels may vary.

All measurements in these floor plans are approximate and where imperial measurements are shown, these are rounded to the nearest 3 inches. Designs may vary according to plot. Bewley Homes reserves the right to vary as necessary to complete the works.

Plots One, Three & Five



Ground Floor

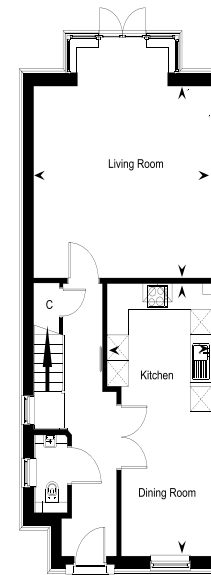


First Floor

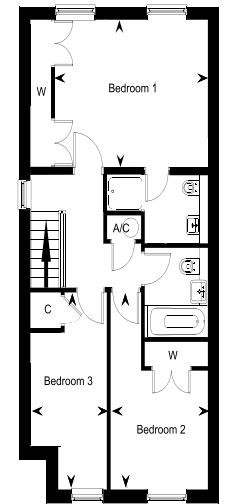
Ground Floor

Living Room	5.37m x 5.02m	17' 6" x 16' 6"
Kitchen / Dining Room	6.36m x 2.54m	20' 9" x 8' 3"

Plots Two, Four & Six*



Ground Floor



First Floor

First Floor

Bedroom 1	4.33m x 3.43m	14' 3" x 11' 3"
Bedroom 2	2.78m x 2.75m	9' 0" x 9' 0"
Bedroom 3	4.61m x 2.16m	15' 0" x 7' 0"

*Plots Two, Four & Six are handed versions of Plots One, Three & Five.



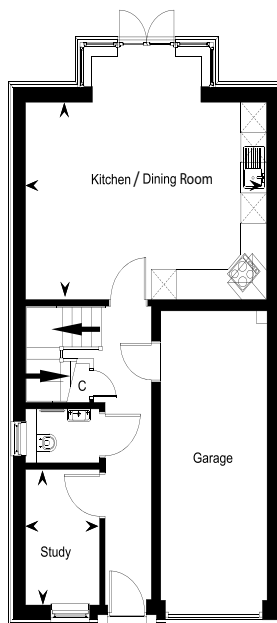
Plots Seven to Thirteen



For illustrative purposes only. Levels may vary.

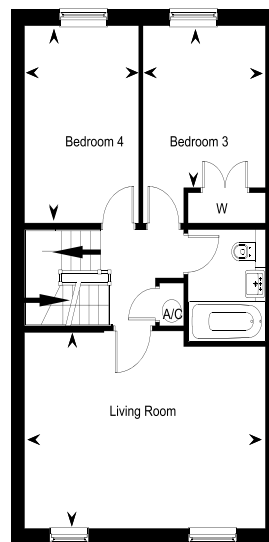
All measurements in these floor plans are approximate and where imperial measurements are shown, these are rounded to the nearest 3 inches. Designs may vary according to plot. Bewley Homes reserves the right to vary as necessary to complete the works.

Plot Seven



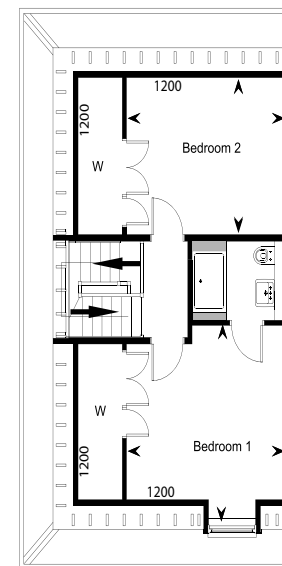
Ground Floor

Kitchen / Dining Room	5.66m x 4.79m	18' 6" x 15' 9"
Study	2.68m x 1.73m	8' 9" x 5' 9"



First Floor

Living Room	5.66m x 3.91m	18' 6" x 12' 9"
Bedroom 3	3.20m x 2.87m	10' 6" x 9' 3"
Bedroom 4	3.90m x 2.68m	12' 9" x 8' 9"



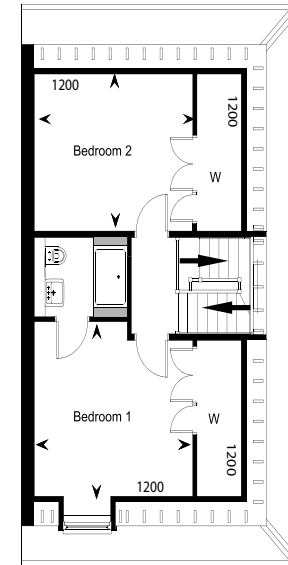
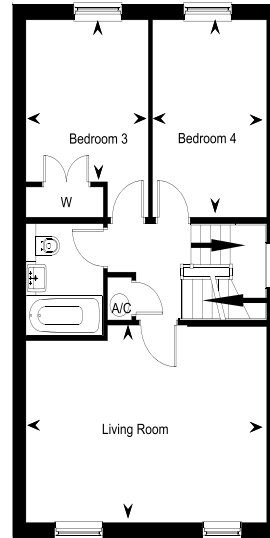
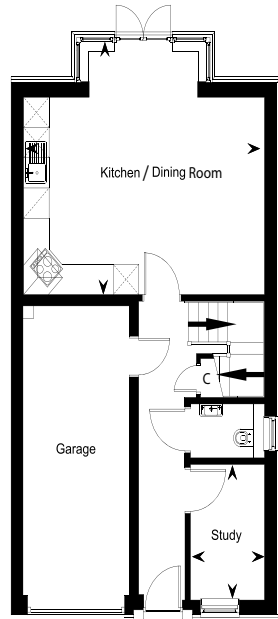
Second Floor

Bedroom 1	3.82m x 3.72m	12' 6" x 12' 3" *
Bedroom 2	3.72m x 3.10m	12' 3" x 10' 0" *

*Dimensions are taken from 1.2m skelling height



Plot Eight



Ground Floor

Kitchen / Dining Room	5.66m x 4.79m	18' 6" x 15' 9"
Study	2.68m x 1.73m	8' 9" x 5' 9"

First Floor

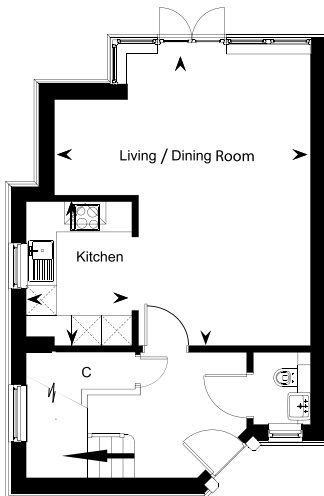
Living Room	5.66m x 3.91m	18' 6" x 12' 9"
Bedroom 3	3.20m x 2.87m	10' 6" x 9' 3"
Bedroom 4	3.90m x 2.68m	12' 9" x 8' 9"

Second Floor

Bedroom 1	3.82m x 3.72m	12' 6" x 12' 3" *
Bedroom 2	3.72m x 3.10m	12' 3" x 10' 0" *

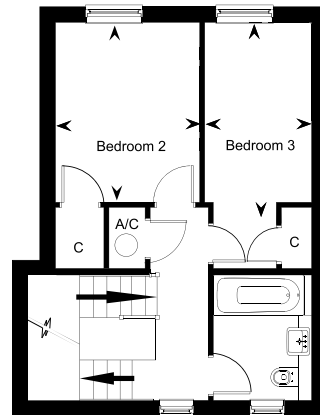
*Dimensions are taken from 1.2m skirting height

Plot Nine



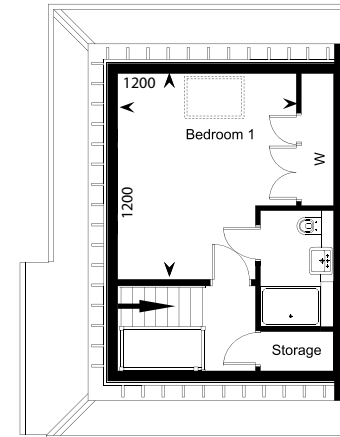
Ground Floor

Kitchen	2.85m x 2.09m	9' 3" x 6' 9"
Living / Dining Room	5.76m x 5.07m	18' 9" x 16' 6"



First Floor

Bedroom 2	3.56m x 2.85m	11' 6" x 9' 3"
Bedroom 3	3.56m x 2.11m	11' 6" x 7' 0"



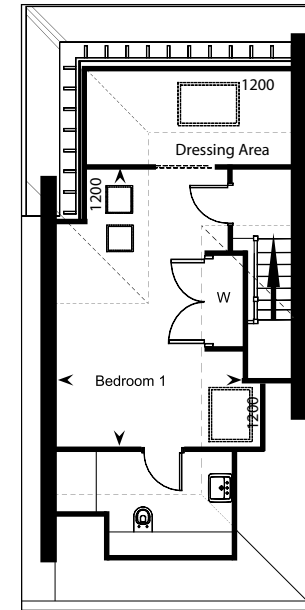
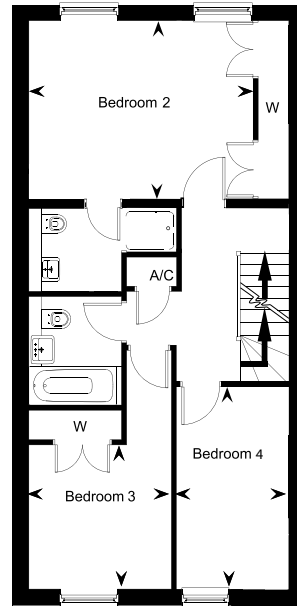
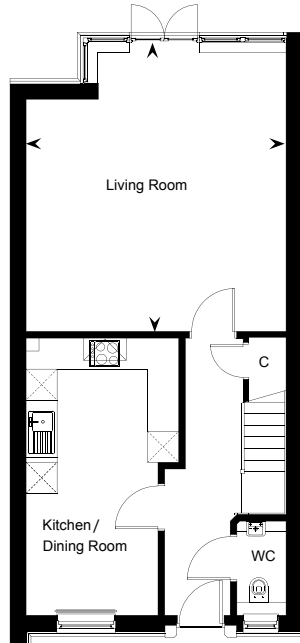
Second Floor

Bedroom 1	4.27m x 4.07m	14' 0" x 13' 3"*
-----------	---------------	------------------

*Dimensions are taken from 1.2m skelling height



Plot Ten



Ground Floor

Living Room	5.01m x 5.37m	16' 6" x 17' 6"
Kitchen / Dining Room	6.36m x 2.54m	20' 9" x 8' 3"

First Floor

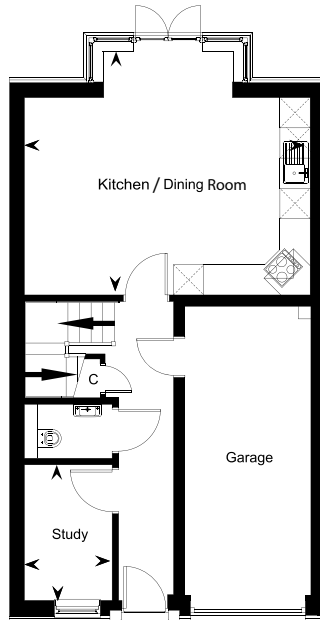
Bedroom 2	4.25m x 3.45m	14' 0" x 11' 3"
Bedroom 3	3.05m x 2.74m	10' 0" x 9' 0"
Bedroom 4	4.30m x 2.10m	14' 0" x 6' 9"

Second Floor

Bedroom 1	5.55m x 3.05m	18' 3" x 10' 0" *
-----------	---------------	-------------------

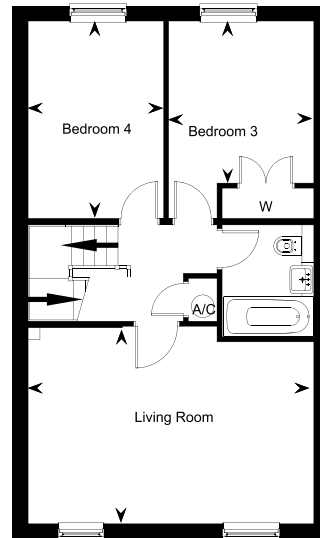
*Dimensions are taken from 1.2m skelling height

Plot Eleven



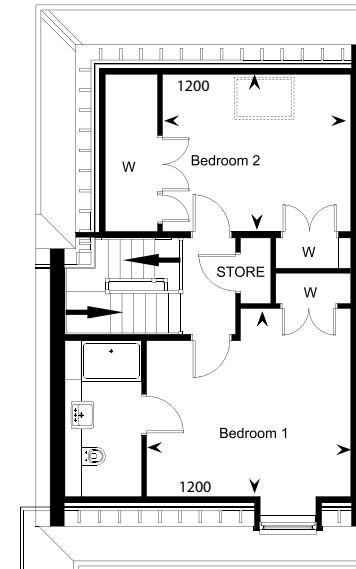
Ground Floor

Kitchen / Dining Room	5.66m x 4.79m	18' 6" x 15' 9"
Study	2.68m x 1.73m	8' 9" x 5' 9"



First Floor

Living Room	5.66m x 3.88m	18' 6" x 12' 9"
Bedroom 3	3.20m x 2.87m	10' 6" x 9' 3"
Bedroom 4	3.90m x 2.68m	12' 9" x 8' 9"



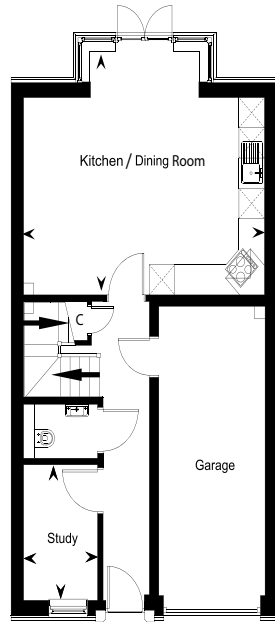
Second Floor

Bedroom 1	4.04m x 3.72m	13' 3" x 12' 3" *
Bedroom 2	3.72m x 3.10m	12' 3" x 10' 0" *

*Dimensions are taken from 1.2m skelling height

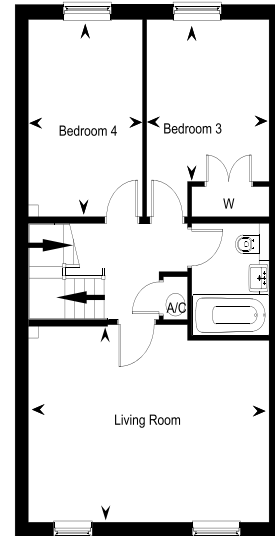


Plot Twelve



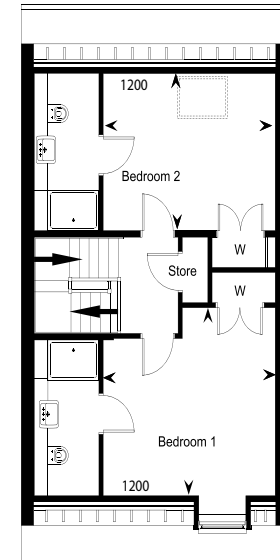
Ground Floor

Kitchen / Dining Room	5.66m x 4.79m	18' 6" x 15' 9"
Study	2.68m x 1.73m	8' 9" x 5' 9"



First Floor

Living Room	5.66m x 3.88m	18' 6" x 12' 9"
Bedroom 3	3.20m x 2.87m	10' 6" x 9' 3"
Bedroom 4	3.90m x 2.68m	12' 9" x 8' 9"

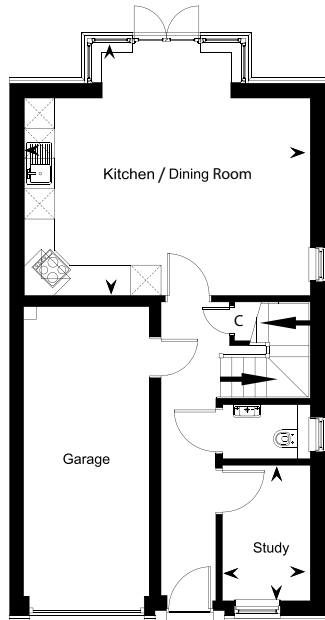


Second Floor

Bedroom 1	4.04m x 3.72m	13' 3" x 12' 3" *
Bedroom 2	3.72m x 3.10m	12' 3" x 10' 0" *

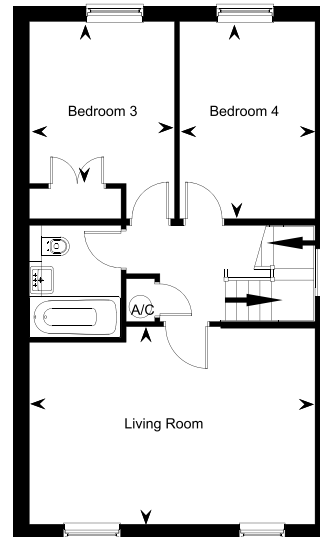
*Dimensions are taken from 1.2m skelling height

Plot Thirteen



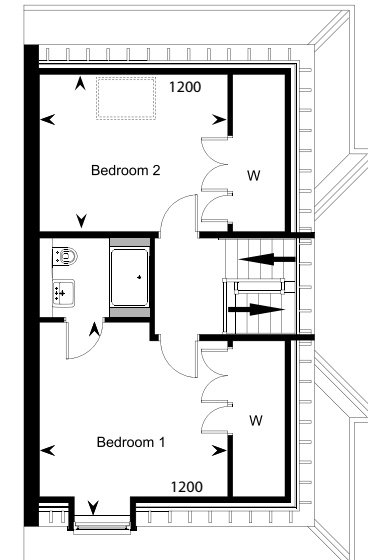
Ground Floor

Kitchen / Dining Room	5.66m x 4.79m	18' 6" x 15' 9"
Study	2.68m x 1.73m	8' 9" x 5' 9"



First Floor

Living Room	5.66m x 3.88m	18' 6" x 12' 9"
Bedroom 3	3.20m x 2.87m	10' 6" x 9' 3"
Bedroom 4	3.90m x 2.68m	12' 9" x 8' 9"



Second Floor

Bedroom 1	3.72m x 3.45m	12' 3" x 11' 3"*
Bedroom 2	3.72m x 3.10m	12' 3" x 10' 0"*

*Dimensions are taken from 1.2m skelling height



Development Plan



For illustrative purposes only. Levels may vary.
All measurements in these floor plans are approximate and where imperial measurements are shown, these are rounded to the nearest 3 inches.
Designs may vary according to plot. Bewley Homes reserves the right to vary as necessary to complete the works.

BEWLEY HOMES PLC

About Us

Whatever the price range or house style, each Bewley Home is built in a carefully selected location and designed to complement its environment, while meeting the practical requirements of everyday living. Quality and imagination combined with meticulous attention to exterior and interior detail are the key factors that have enabled Bewley Homes to secure its strong reputation for excellence.

Bewley Homes promotes environmentally responsible designs and specifies building techniques that typically score in the top ten per cent for energy efficiency.

The company also has a clearly defined policy regarding landscaping and protecting the environment.

Whilst these particulars are prepared with due care for the convenience of intending purchasers, the information and images contained herein are intended as a preliminary guide only. They do not form part of any contract and the developer reserves the right to vary as necessary to complete the works. All designs may vary a little according to plot and all details should be checked at the sales office. "Meadow Gate" has been chosen for marketing purposes only and should not be taken as forming any part of the final postal address, which is decided by postal and local authority.

The company firmly believes in working with the local communities to achieve the best planning and design solutions and its portfolio of award-winning developments has played a crucial role in building relationships and confidence. As a result, Bewley Homes is recognised and respected by its purchasers and planning authorities for outstanding quality, innovation and development excellence. The many awards and commendations the company has received demonstrate its diverse skill across a range of disciplines including luxury and starter homes, restoration and exterior design. These accolades are not just for the design and quality of Bewley Homes but also for the high level of customer care, which draws praise from purchasers and the home-building industry.



Sponsored by The Sunday Times

Gold Award Winner
Best Exterior Design
Silver Award Winner
Best Luxury House
Best Renovation
Best Landscaping Design
Bronze Award Winner
Best Medium Sized House Builder



Sponsored by The Sunday Times

Silver Award Winner
Best Renovation

Bronze Award Winner
Best Starter Home
Best Luxury House
Best Exterior Design



Sponsored by The Daily Telegraph

Silver Award Winner
Best Brownfield Site



Sponsored by Smart New Homes

Silver Award Winner
Best Renovation



Best Luxury Home Winner
Best new Family Home Highly Commended
5 Bedrooms or more / 4 Bedrooms
Best Renovation / Best New Conversion Winner
Best 5 Bedroom Home Winner
Best 4 Bedroom Home Winner



Sponsored by The Sunday Times

Overall Winner
Best Starter Home Runner Up
Best Major Builder Commendation

2 Further Commendations



Sponsored by The Daily Telegraph

Commendations
Best Standard House Type
Best One Off House



Sponsored by Smart New Homes

Citation:
Best New Housing Project



Elmbridge Borough Council Design Awards

Hot Property
New Homes Awards
Winner
Innovation Award

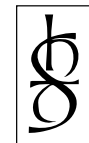
Hart District Council
Best New Conversion
Winner: Best in Quality Award



Green Leaf Awards
Winner

The Chartered Surveyors UK Property and Marketing
Highly Commended

Housing Contractor Awards
Bronze Medal



Sussex Heritage Trust Award

International Property Awards
Highly Commended:
Best UK Redevelopment

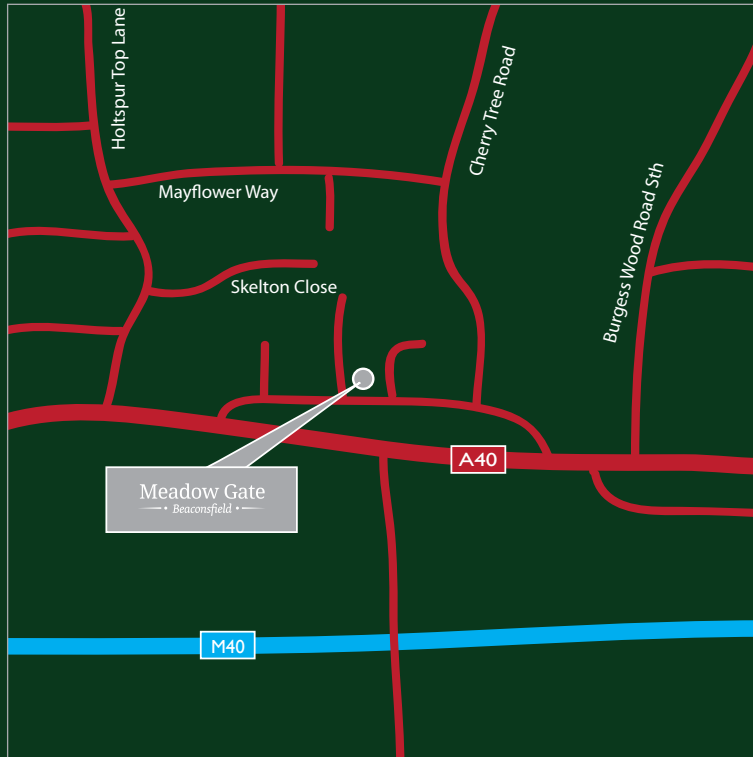
Safe Home Award
Best Redevelopment



Customer First Award



5 - 11 North Drive, Beaconsfield, Buckinghamshire. HP9 1TZ



Head Office: Inhurst House, Brimpton Road, Baughurst, Hampshire. RG26 5JJ
T: +44 118 970 8200 F: +44 118 970 8202 E: sales@bewley.co.uk
www.bewley.co.uk