



CHERRY PLACE



MAPLE PLACE

A stunning development of two, three, four & five bedroom houses by Bourne Homes

*A brand new select development of thirteen
2,3,4 & 5 bedroom houses built to a high
specification, situated in a popular residential area*

THE PLACE TO BE

Positioned in the far west of Surrey, Farnham is an extremely popular market town, especially for families, thanks to its fantastic local schooling, beautiful architecture, community spirit and accessible location. With Guildford just 11 miles down the road on the A31, also known as the Hog's Back, and direct trains from Farnham to London Waterloo running regularly throughout the day, this town is ideal for commuters.

Farnham regularly appears on lists for the best places to live in the UK with its quiet lifestyle and pretty Georgian market town centre. The area boasts 13 secondary schools that are Ofsted rated at Outstanding or good. There is a wide choice of dining out with 98 restaurants in or around the town. The town centre is bustling and offers a very good range of shops; from major chains, to a very good selection of independent boutiques and Farnham's very own department store 'Elphicks', which was established in 1881.

The houses feature stunning fully fitted kitchens and elegant bathrooms from the Twyford range with Grohe thermostatic showers. We are proud to create high quality, energy efficient homes, that are beautifully designed.



bournehomeslimited

- 2 Bedroom House
- 3 Bedroom House
- 4 Bedroom House
- 5 Bedroom House
- Sheds



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Superior homes... Quality craftsmanship

Bourne Homes are house builders based in Farnham, specialising in providing our clients with quality housings, with designs and superior construction to suit each individual location.

We pride ourselves on our attention to detail and finish, in our uncompromising pursuit of excellence. Our breadth of experience includes contemporary apartments, through to stunning executive houses for the most discerning of buyers.

We have skilled tradesman who take great pride in the quality of their workmanship, individually crafting each home to our exacting standards. We place particular importance on the selection and quality of materials used.

We are committed to ensuring the process of buying one of our homes is a smooth and trouble-free experience with our high levels of customer service. When you reserve your new Bourne Homes (Farnham) Ltd property we will provide expert guidance and practical assistance throughout the buying process.

Each of our homes is backed with a comprehensive 10 year warranty from the NHBC. We are proud of our NHBC A2 premium rating classification.



Kitchen & Utility

- Contemporary kitchen units
- Zanussi double oven
- Zanussi gas hob with stainless steel splash back
- Integrated Zanussi dishwasher. Slimline dishwasher to 2 bed homes
- Integrated Zanussi fridge freezer. Plots 5,6,7 full height fridge and under counter freezer
- Integrated Zanussi washer / dryer
- Extractor hood
- Stainless steel 1 ½ bowl sink unit with Hans Grohe tap
- LED spot lights and separate under cupboard feature lighting
- Square edged laminate worktops and upstand
- Ceramic floor tiling

Bathroom

- Elegant white suites from Twyford range
- Grohe thermostatic showers
- Twyford shower tray and screen
- Contemporary Bristan chrome fittings to sanitary ware
- Dual flush toilets to reduce water usage
- Ceramic full height wall tiling around bath and shower, half height tiling where applicable
- Ceramic floor tiling
- Chrome ladder style towel rails
- Chrome shaver light point
- Mirror to bathroom & en-suites where applicable

Lighting & Electronics

- Chrome face plates to kitchen and light switches, all others are white face plates
- USB charging socket to kitchen and master bedroom
- Energy efficient bulbs throughout
- Television points to living room, kitchen and master bedroom, all ready for Sky Plus. Separate contract/dish required with Sky
- Telephone points to kitchen, living room, master bedroom
- Smoke detectors fitted to current regulations, heat detector to kitchen
- Plentiful double power points throughout
- External front and rear lights
- Fully wired for a burglar alarm
- Optional burglar alarm – at additional cost

Decorative Finishes

- Windows and patio doors – double glazed fully finished timber windows with 10 year manufacturer's guarantee
- Elegant 2 panel part glazed pebble grey entrance door
- Chrome ironmongery
- Contemporary oak internal doors
- Wardrobe to master bedroom
- Smooth white ceilings throughout
- Crown Soft White to all walls
- Colour choice (1 per room) dependent upon stage of build
- Deep skirting and architraves throughout
- Optional Carpet and wooden floor coverings – at additional cost

General

- NHBC 10 year warranty
- Energy efficient condensing boiler complete with pressurised water cylinder
- Thermostatically controlled radiators throughout

External

- Turf to front and rear gardens with associated landscaping
- Outside tap
- Block paving to drive area and private roads
- Patios and paths in natural sandstone
- Chimney, ready for wood burning stove or gas fire installation in plots 1, 6 and 7
- Optional wood burning stove or fitted gas fire – at additional cost
- Garage

*Note: all specifications are subject to change without notification.
All options dependent upon stage of build process.*

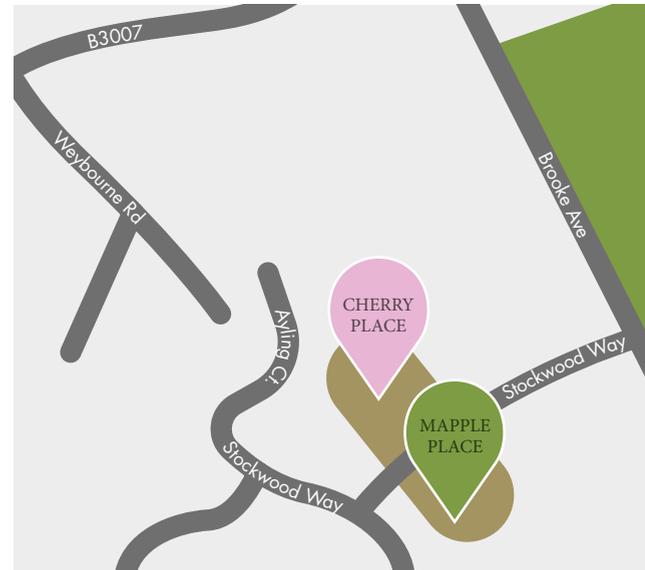
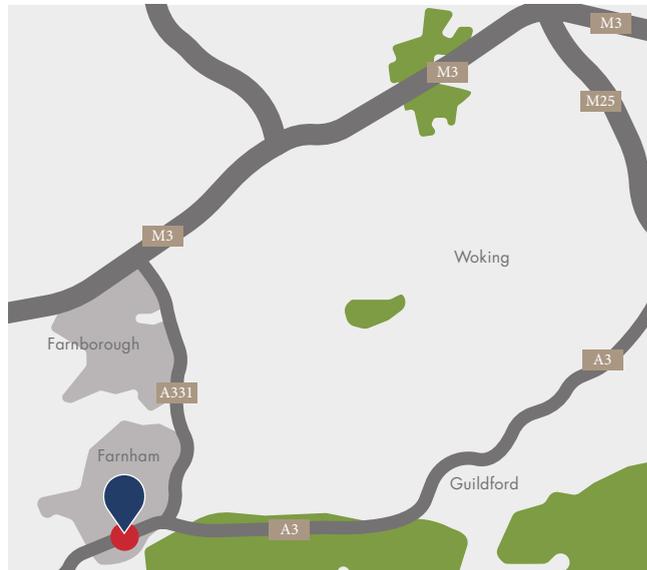
Directions

Directions from Farnham to Maple Place & Cherry Place. GU9 9TE

Leave Farnham town centre along the A325 (East Street) heading towards Aldershot.
After half a mile, bear left at the traffic lights onto the B3007 (Hale Road), after approximately 1 mile take the second exit at the roundabout, continuing along the B3007.
After approximately 1 mile turn right into Brook Avenue, then first right again into Stockwood Way.
Then turn left into Maple Place. Turn right into Cherry Place, from Stockwood Way.

Reservation details

A non refundable £2,000 reservation fee is required and 28 day unconditional exchange of contracts thereafter.





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Bourne Homes (Farnham) Ltd
Langborough House
Beales Lane
Wrecclesham, Surrey
GU10 4PY

01252 722400
enquiries@bournehomes.co.uk
www.bournehomes.co.uk



@bournehomesltd