

Shinfield Meadows

Shinfield





Shinfield Meadows

Shinfield

Development plan

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**Bovis
Homes** 

Shinfield Meadows

Shinfield





The Rosewood

2 bedroom home

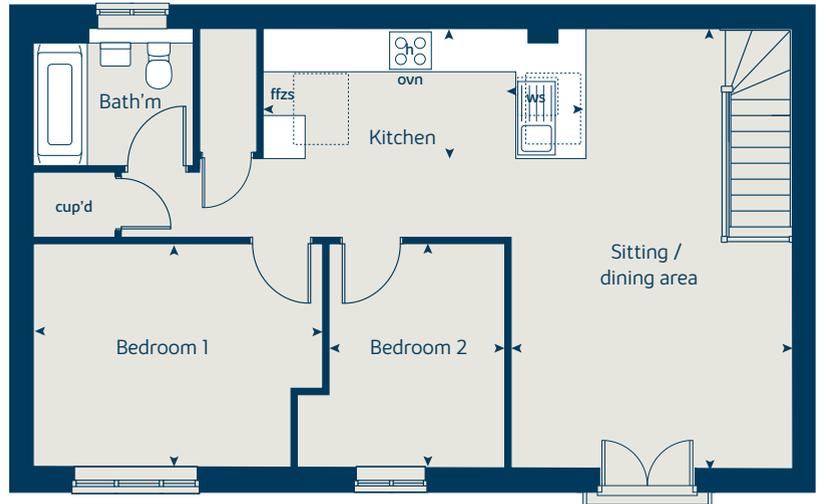
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**Bovis
Homes** 

The Rosewood

2 bedroom home

First floor



First floor	metres	feet / inches
Kitchen	4.24 x 1.83	13' 9" x 6' 0"
Sitting / dining area	6.09 x 4.02	20' 0" x 13' 2"
Bedroom 1	4.20 x 3.05	13' 8" x 10' 0"
Bedroom 2	3.05 x 2.48	10' 0" x 8' 1"

The Rosewood | XF201 vt SSHF1 |

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ovn	oven	ffzs	fridge freezer space
h	hob	cup'd	cupboard
ws	washing machine space	◀ ▶	measuring points

Please refer to the sales consultant for specific plot details as the illustrations shown are computer generated impressions of how the property may look so are indicative only. External details or finishes may vary on individual plots and homes may be built in either detached or attached styles depending on the development layout. Exact specifications, window styles and whether a property is left or right handed may differ from plot to plot.

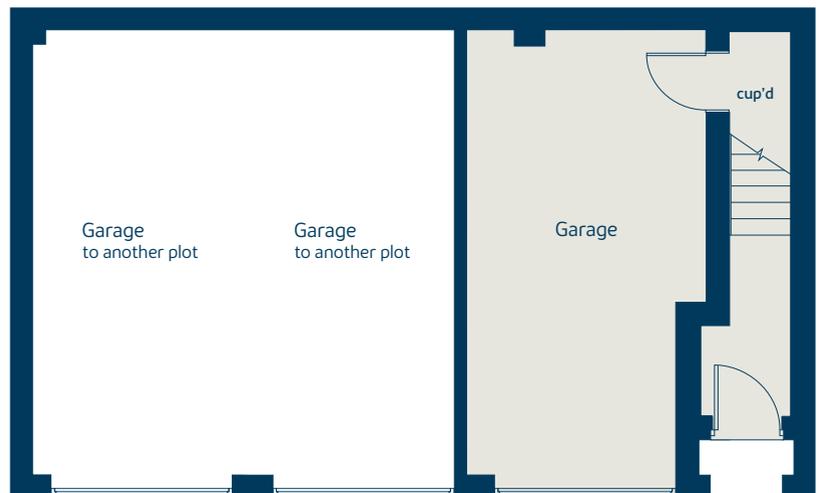
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SSHFD DS00934 / 01.22

Ground floor





The Holly

2 bedroom home

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The Holly

2 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining room	4.74 x 3.25	15' 6" x 10' 7"
Sitting room	3.72 x 3.67	12' 2" x 12' 0"

First floor

Bedroom 1	3.59 x 3.20	11' 7" x 10' 5"
Bedroom 2	4.74 x 3.39	15' 6" x 11' 1"

The Holly | X204 P6 SSHFD |

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* Windows apply to selected plots only. Please see sales consultant for further details.

ovn	oven	ldr	larder
h	hob	ffzs	fridge freezer space
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	◀ ▶	measuring points

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Plots 615, 622, 663 and 665 as drawn.

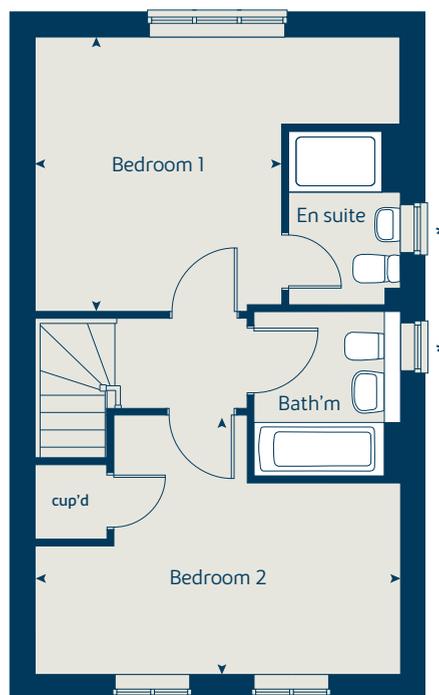
Plots 613, 614, 621, 664 and 666 handed.

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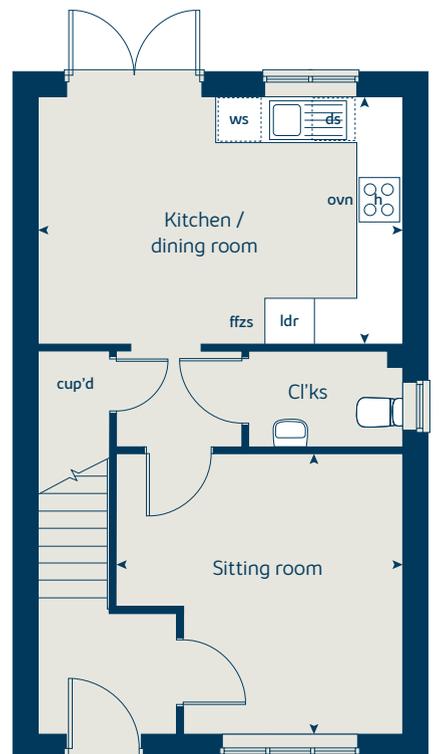
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SSHFD DS02546 / 05.22

First floor



Ground floor





The Cypress

3 bedroom home

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**Bovis
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The Cypress

3 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	5.52 x 3.12	18' 1" x 10' 2"
Sitting room	4.33 x 3.30	14' 2" x 10' 9"

First floor

Bedroom 1	4.09 x 3.28	13' 4" x 10' 8"
Bedroom 2	3.28 x 2.87	10' 9" x 9' 5"
Bedroom 3	3.53 x 2.16	11' 5" x 7' 1"

The Cypress | X308 (IF) 01 SSHFD |

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* Windows and utility door apply to selected plots only. Please see sales consultant for further details.

ovn	oven	ffzs	fridge freezer space
h	hob	cup'd	cupboard
ds	dishwasher space	< >	measuring points
ws	washing machine space		

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Plots 606, 608, 611, 628, 689, 708 and 710 as drawn.

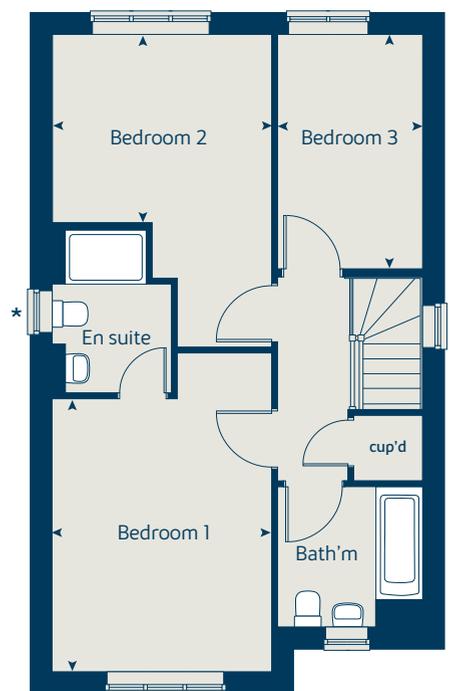
Plots 607, 609, 612, 620, 629, 677, 687, 690, 709, 711 and 717 handed.

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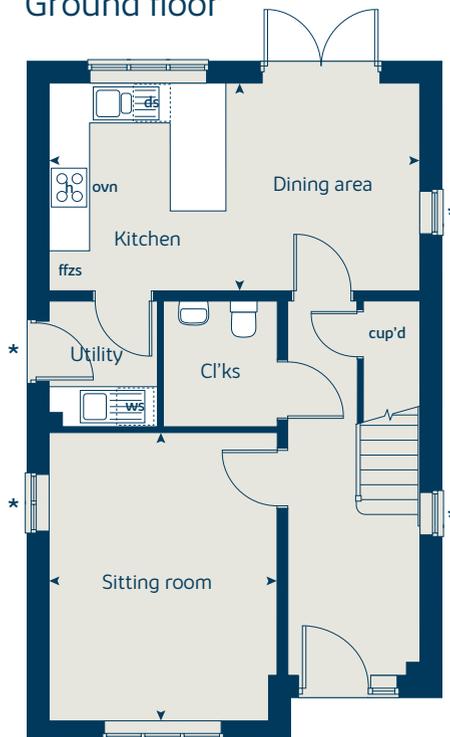
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First floor



Ground floor





The Beech

3 bedroom home

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**Bovis
Homes** 

The Beech

3 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining room	4.74 x 2.93	15' 6" x 9' 6"
Sitting room	4.00 x 3.72	13' 1" x 12' 2"

First floor	metres	feet / inches
Bedroom 2	4.74 x 3.46	15' 6" x 11' 3"
Bedroom 3	3.39 x 2.49	11' 1" x 8' 2"

Second floor	metres	feet / inches
Bedroom 1	3.63 x 3.40	11' 10" x 11' 2"

The Beech | X309 01 vt SSHFD |

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ovn	oven	ffzs	fridge freezer space
h	hob	cup'd	cupboard
ds	dishwasher space	< >	measuring points
ws	washing machine space		

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Plots 693, 695, 697 and 699 as drawn.

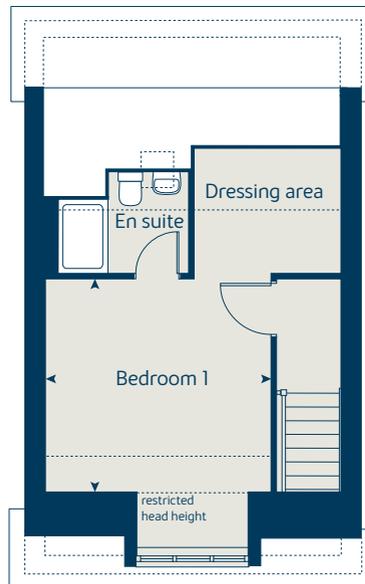
Plots 692, 694, 696 and 698 handed.

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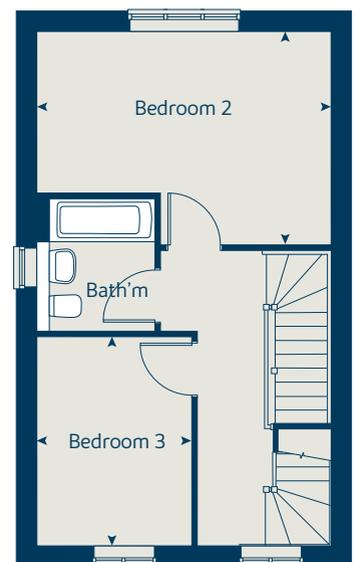
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SSHFD DS02546 / 05.22

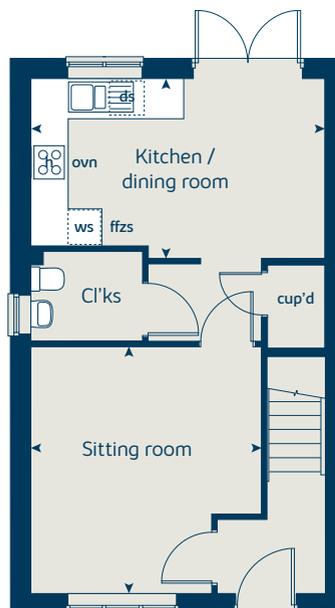
Second floor



First floor



Ground floor





The Willow

4 bedroom home

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**Bovis
Homes** 

The Willow

4 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining room	5.97 x 3.78	19' 6" x 12' 5"
Sitting room	4.43 x 3.22	14' 6" x 10' 6"

First floor	metres	feet / inches
Bedroom 2	4.20 x 3.32	13' 7" x 10' 9"
Bedroom 3	3.36 x 3.32	11' 0" x 10' 9"
Bedroom 4	2.92 x 2.56	9' 6" x 8' 4"

Second floor	metres	feet / inches
Bedroom 1	4.34 x 4.04	14' 2" x 13' 3"

The Willow | X411 01 vt SSHFD |

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ovn	oven	ldr	larder
h	hob	ffzr	fridge freezer
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	◀ ▶	measuring points

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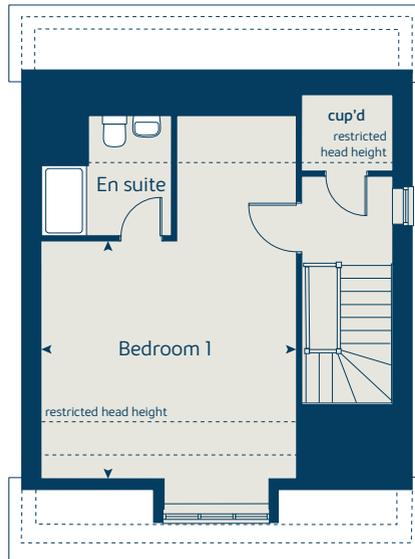
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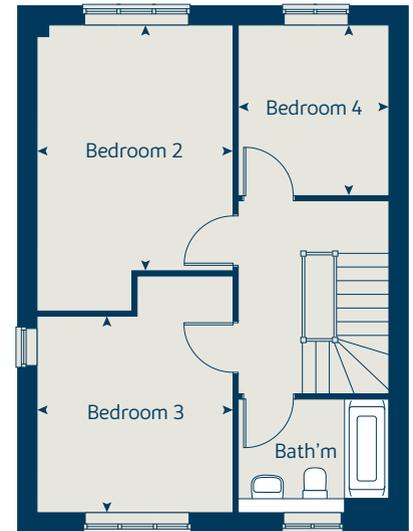
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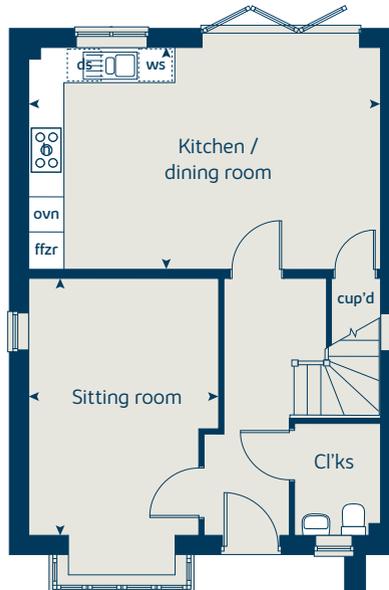
Second floor



First floor



Ground floor





The Chestnut

4 bedroom home

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**Bovis
Homes** 

The Chestnut

4 bedroom home

Ground floor	metres	feet / inches
Kitchen	4.03 x 3.04	13' 2" x 9' 10"
Dining / family area	4.59 x 2.83	15' 0" x 9' 3"
Sitting room	4.98 x 3.40	16' 4" x 11' 1"
Study	3.40 x 1.81	11' 1" x 5' 9"

First floor

Bedroom 1	4.47 x 3.24	14' 8" x 10' 6"
Bedroom 2	3.48 x 3.36	11' 4" x 11' 0"
Bedroom 3	3.21 x 2.34	10' 5" x 7' 7"
Bedroom 4	3.42 x 2.31	11' 2" x 7' 7"

The Chestnut | X413 P5 vt SSHFD |

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ovn	oven	ldr	larder
h	hob	ffzr	fridge freezer
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	<>	measuring points

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Plot 631 handed. Please refer to sales consultant for further details.

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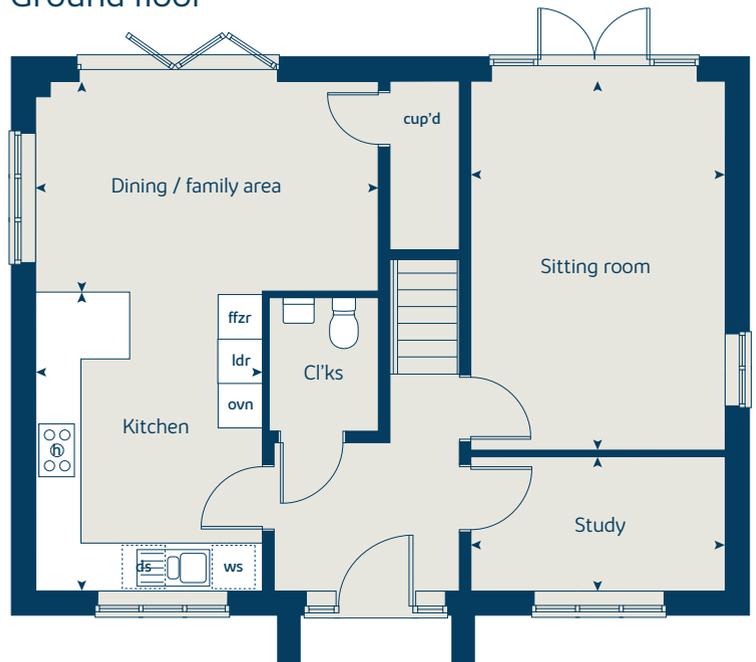
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First floor



Ground floor





The Aspen

4 bedroom home

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**Bovis
Homes** 

The Aspen

4 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	7.77 x 3.37	25' 5" x 11' 0"
Sitting room	5.04 x 3.39	16' 5" x 11' 1"
Study	2.01 x 2.01	6' 6" x 6' 6"

First floor

Bedroom 1	4.52 x 3.94	14' 10" x 12' 11"
Bedroom 2	3.74 x 3.10	12' 3" x 10' 2"
Bedroom 3	4.07 x 2.45	13' 4" x 8' 0"
Bedroom 4	3.61 x 2.45	11' 8" x 8' 0"

The Aspen | X414 (IF) 01 vt SSHFD |

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* Windows omitted to selected plots only. Please see sales consultant for further details.

ovn	oven	ffzr	fridge freezer
h	hob	ldr	larder
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	◀ ▶	measuring points

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Plots 597, 610, 676, 688, 700, 712, 713 and 720 as drawn.

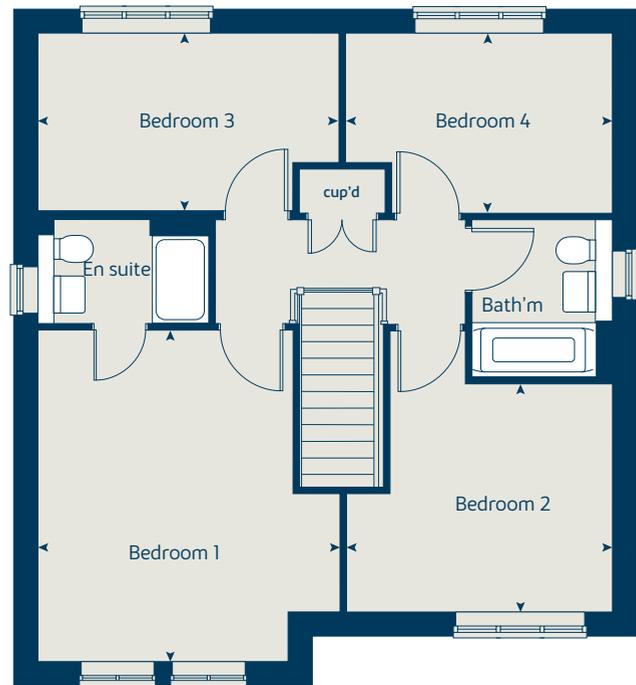
Plots 602, 605, 635 and 650 handed.

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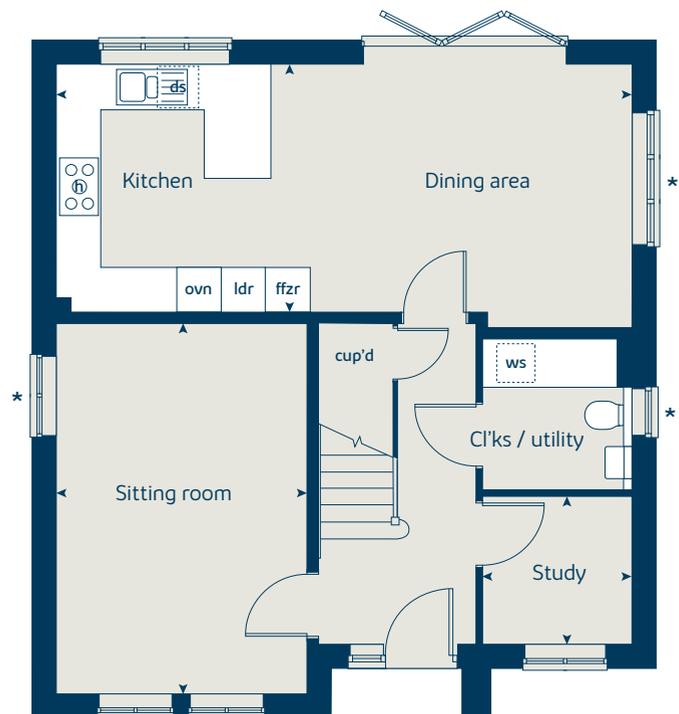
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First floor



Ground floor





The Alder

4 bedroom home

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The Alder

4 bedroom home

Ground floor	metres	feet / inches
Kitchen	3.43 x 3.24	11' 3" x 10' 6"
Dining / family area	5.35 x 3.24	17' 6" x 10' 6"
Sitting room	4.28 x 3.38	13' 5" x 11' 1"

First floor

Bedroom 1	3.88 x 3.38	12' 7" x 11' 1"
Bedroom 2	4.44 x 3.03	14' 6" x 9' 9"
Bedroom 3	3.66 x 3.03	12' 0" x 9' 9"
Bedroom 4	3.33 x 3.09	10' 11" x 10' 2"

The Alder | X415 01 vt SSHFD |

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ovn	oven	ffzr	fridge freezer
h	hob	ldr	larder
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	◀ ▶	measuring points

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Plots 658, 659, 701 and 702 as drawn.

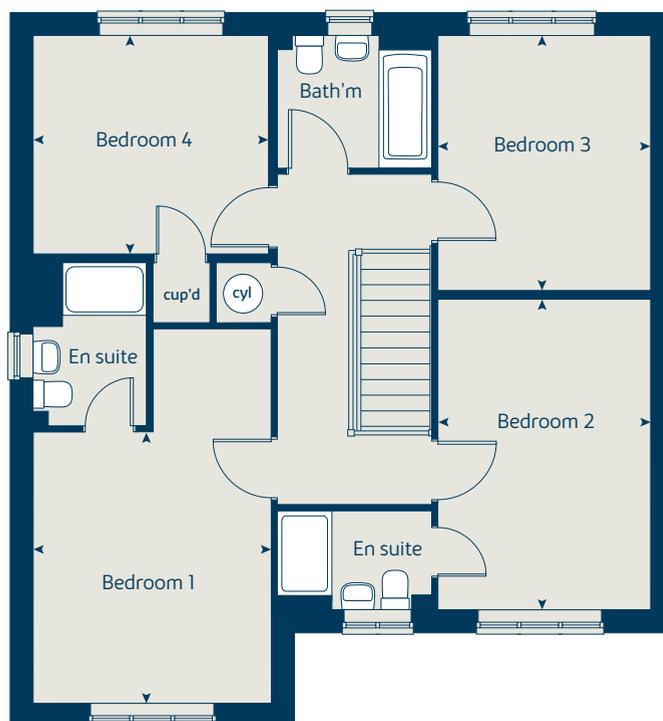
Plots 639 and 640 handed.

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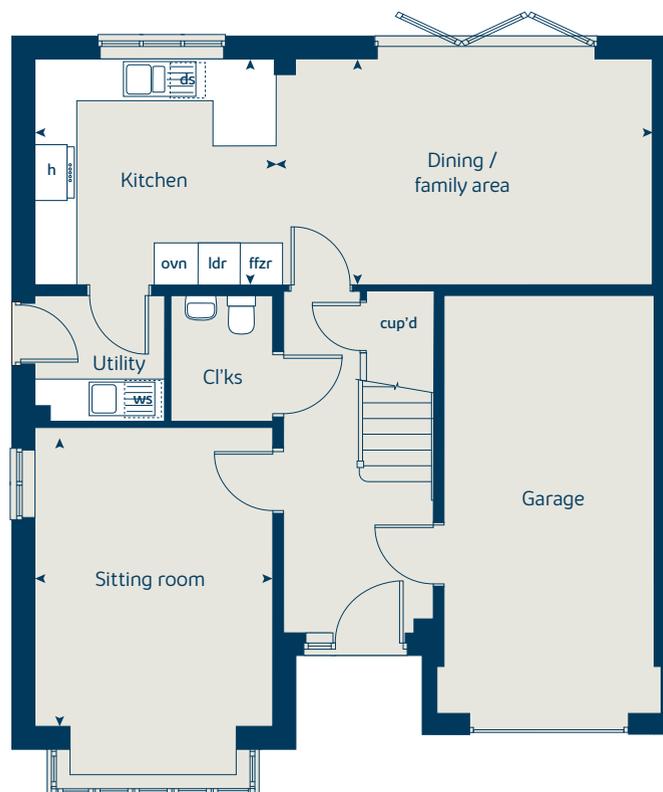
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First floor



Ground floor





The Birch

5 bedroom home

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The Birch

5 bedroom home

Ground floor	metres	feet / inches
Kitchen	4.54 x 3.65	14' 8" x 11' 9"
Family / dining area	5.47 x 3.51	17' 9" x 11' 5"
Sitting room	4.30 x 3.61	14' 1" x 11' 8"
Study / dining room	3.41 x 3.00	11' 2" x 9' 8"

First floor

Bedroom 1	3.62 x 3.51	11' 9" x 11' 5"
Bedroom 2	3.92 x 2.90	12' 9" x 9' 6"
Bedroom 3	3.06 x 2.82	10' 0" x 9' 3"
Bedroom 4	3.31 x 2.80	10' 10" x 9' 3"
Bedroom 5	2.69 x 2.80	8' 9" x 9' 3"

The Birch | X518 (IF) P5 vt SSHFD |

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ovn	oven	ldr	larder
h	hob	cyl	hot water cylinder
dw	dishwasher	cup'd	cupboard
ws	washing machine space	<>	measuring points
ffzr	fridge freezer		

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Plots 649 and 721 as drawn.

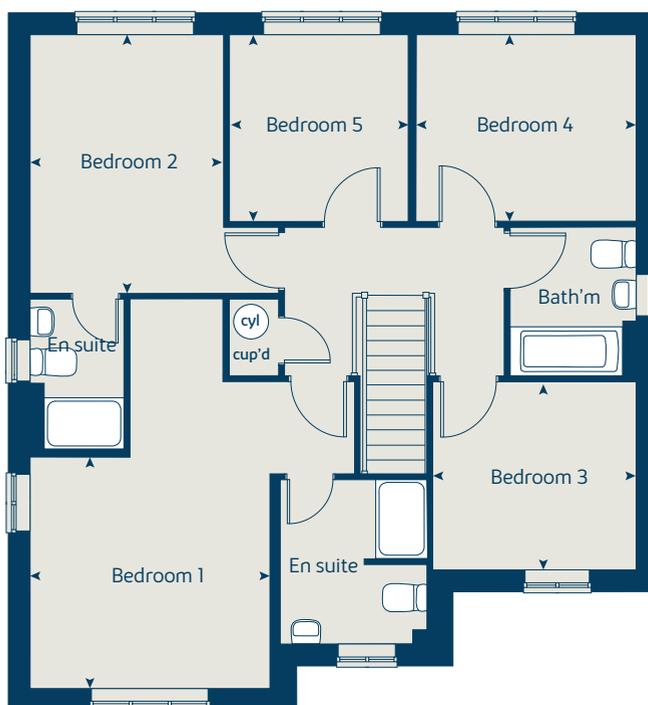
Plots 637 and 719 handed.

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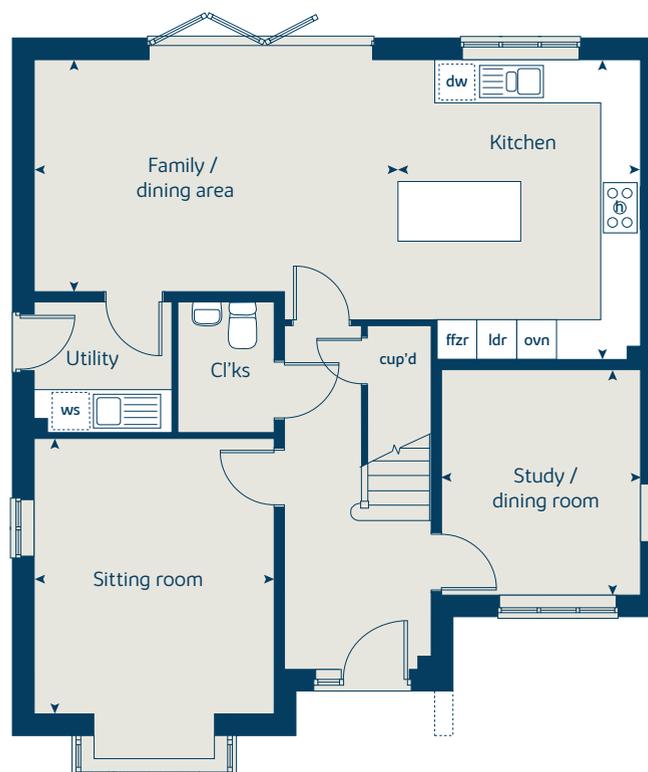
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First floor



Ground floor





The Yew

5 bedroom home

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**Bovis
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The Yew

5 bedroom home

Ground floor	metres	feet / inches
Kitchen	3.71 x 3.17	12' 2" x 10' 4"
Family / dining area	4.74 x 3.17	15' 6" x 10' 4"
Sitting room	4.69 x 3.17	15' 4" x 10' 4"
Study	3.17 x 1.76	10' 4" x 5' 8"

First floor

Bedroom 1	4.18 x 3.73	13' 7" x 12' 2"
Bedroom 3	4.20 x 3.23	13' 8" x 10' 6"
Bedroom 5	2.89 x 2.27	9' 5" x 7' 4"

Second floor

Bedroom 2	5.04 x 3.23	19' 1" x 10' 6"
Bedroom 4	3.73 x 2.87	12' 2" x 9' 5"

The Yew | XS19 (IF) 01 vt SSHFD |

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* Window applies to selected plots only. Please see sales consultant for further details.

ovn	oven	ldr	larder
h	hob	cup'd	cupboard
dw	dishwasher	cyl	hot water cylinder
ws	washing machine space	< >	measuring points
ffzr	fridge freezer		

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Selected plots handed. Please refer to sales consultant for details.

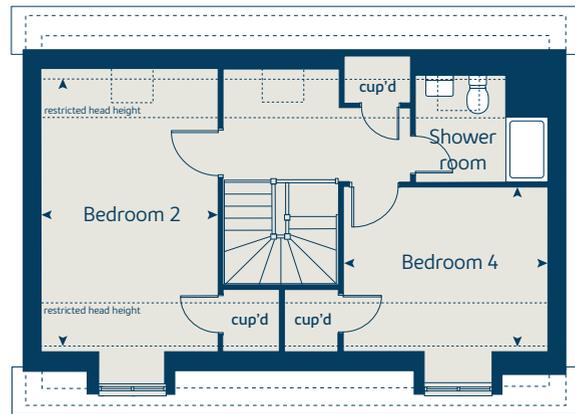
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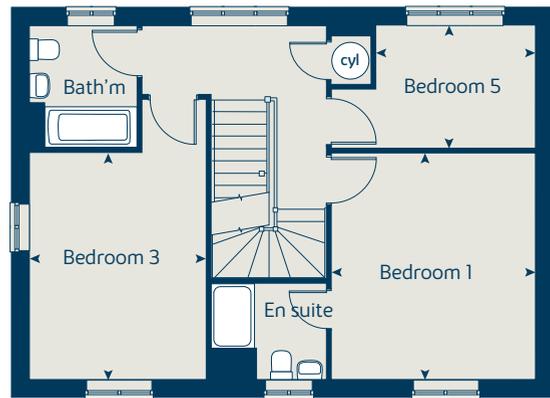
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Second floor



First floor



Ground floor



So much choice...

Part of the excitement of buying a new home is the thrill of being the first person to live in the property and having a brand new contemporary kitchen and modern bathroom. Our premium brand partners ensure that all of our fixtures and fittings comply with the latest Government building regulations and only branded appliances are installed in your new home.

Once you know what specification comes included, you'll have a choice from our specially selected tiles for your kitchen and bathrooms, as well as kitchen worktops and cupboard doors. You can then use the Bovis Homes **Select** brochure to add the finishing touches to your home to make it extra special for you!

From personalising your bathrooms with stunning ceramics, or adding smooth sliding wardrobes to your master bedroom, there are a wide range of additional options and upgrades available.

The availability of items is subject to the stage of build, and can vary by development and house type. Our sales consultants will be happy to provide guidance.



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The specification shown in this leaflet is correct at the time of going to press. Bovis Homes is continually reviewing and updating the specification on all housetypes and therefore reserves the right to change specification details. Photographs depict a typical Bovis Homes interior and may include optional upgrades. External details, finishes and electrical layouts may vary on individual plots. The illustrations are computer generated impressions of how the property may look so are indicative only. For full details regarding current specification and finishes, for the plots you are interested in, please refer to our sales consultant.

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SSHFD DS05095 / 02.23

Customer use only

Signed..... Date.....



Shinfield Meadows

Shinfield

Specification

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Shinfield Meadows

Shinfield



Use this guide to see what features are included in your new home. Your sales consultant will be happy to discuss the **Select** range of extras available.



2 bedroom
The Rosewood (coach house)
The Holly

3 bedroom
The Beech
The Cypress

4 bedroom
The Chestnut
The Aspen
The Willow
The Alder

5 bedroom
The Birch
The Yew

Kitchen

Choice of Standard fitted kitchen (doors and worktops)*	■	■	■	■	■	■	■	■
Choice of Premium fitted kitchen (doors and worktops)*								■
Stainless steel sink and drainer (single bowl) with chrome mixer tap	■	■						
Stainless steel sink and drainer (single and a half bowl) with chrome mixer tap			■	■				
Stainless steel sink and drainer (single bowl) with chrome mixer tap in utility				■				■
Indesit hob (60cm) with built-in single oven (high level or under) with stainless steel splashback and curved glass chimney hood	■	■	■	■				
Hotpoint hob (75cm) with built-in double oven (high level or under), with glass splashback and curved glass chimney hood					■	■	■	■
Bosch (75cm) hob with built-in double oven at high level, with glass splashback and stainless steel pyramid chimney hood								■
White pendant lamp	■	■	■	■	■	■	■	■
LED under unit flexible strip lighting								■
Fridge / freezer space	■	■	■	■				
Integrated (Indesit) 50 / 50 fridge freezer					■	■	■	■
Space for dishwasher with plumbing and electrics	■	■	■	■	■	■	■	
Integrated (Indesit) dishwasher								■
Space for washing machine with plumbing and electrics in utility					■	■	■	■
Space for washing machine with plumbing and electrics in kitchen	■	■	■					

Bathrooms and en suite(s)

Ideal Standard contemporary white sanitary ware suite (pedestal sink and floor standing toilet)	■	■	■	■	■	■	■	■
Ideal Standard close coupled WC to cloakroom		■	■	■	■	■	■	■
Ideal Standard low profile shower tray with glass enclosure		■	■	■	■	■	■	■
Handheld hair wash attachment	■	■	■	■	■	■	■	■
En suite to bedroom 1		■	■	■	■	■	■	■
Choice of Standard Porcelanosa wall tiling (splashback, half-height over bath, and full-height to shower cubicle)*^	■	■	■	■	■	■	■	■
Choice of standard Porcelanosa wall tiling (half-height to walls with fitted sanitary ware, half-height over bath, and full-height to shower cubicle)*								■
Chrome bezel LED bulkhead in bathroom / en suite / cloakroom (where applicable)	■	■	■	■	■	■	■	■
Radiator in bathroom / en suite (where applicable)	■	■						
Chrome towel warmer in bathroom and en suite(s)					■	■	■	■

Doors and Windows

Front door with multi-point security locking system and security chain	■	■	■	■	■	■	■
PVCu double glazing to windows	■	■	■	■	■	■	■
Double glazed PVCu French doors	■	■					■
Powder coated aluminium double glazed bi-fold doors			■	■	■	■	■
White painted four-panel internal doors with chrome lever handles	■	■	■	■	■	■	■
Paving outside French / bi-fold door (where applicable)	■	■	■	■	■	■	■

General

White painted walls and smooth white ceilings	■	■	■	■	■	■	■
Combined usb / double sockets in kitchen and bedroom 1	■	■	■	■	■	■	■
Multi-media point in sitting room	■	■	■	■	■	■	■
TV point to family room (where applicable)	■	■	■	■	■	■	■
Master telephone socket (plus to study where shown)	■	■	■	■	■	■	■
Gas central heating with wall mounted combi-boiler, programme selector and room thermostat(s)	■	■	■	■	■	■	■
Gas central heating with wall mounted boiler and separate hot water cylinder, programme selector and room thermostat(s)							■
Thermostatic valves to all radiators (with the exception of rooms with separate thermostat control)	■	■	■	■	■	■	■
Light to front porch and wiring to the rear of house (where applicable)	■	■	■	■	■	■	■
Mains wired smoke detectors with battery back-up	■	■	■	■	■	■	■
Power and lighting to garage (where applicable and when in curtilage with house)	■	■	■	■	■	■	■
Enclosed fenced rear garden, and garden gate (where applicable)	■	■	■	■	■	■	■
Landscaped front gardens	■	■	■	■	■	■	■
NHBC Buildmark cover	■	■	■	■	■	■	■
First two years' customer service support from Bovis Homes	■	■	■	■	■	■	■

■ Fitted as standard - included in the property
* Subject to stage of construction
^ No shower cubicle to The Rosewood

2 bedroom
The Rosewood (coach house)
The Holly

3 bedroom
The Beech
The Cypress

4 bedroom
The Chestnut
The Aspen
The Willow
The Alder

5 bedroom
The Birch
The Yew