

Haldon Reach

Alphington





Haldon Reach

Alphington

A taste of local life

bovishomes.co.uk

**Bovis
Homes** 



Welcome to Haldon Reach

This impressive new development is on the outskirts of the historic Cathedral city of Exeter in Devon and within easy reach of the popular south coast.

It's less than four miles to the city centre where its 800 year old Cathedral is rated as Exeter's number one attraction on Trip Advisor.

Exeter has a great range of eateries, pubs and restaurants and a year-round programme of music, arts and entertainment in the city's many clubs, bars, theatres and event venues.

At the award-winning Princesshay shopping centre you'll find more than 70 stores and the picturesque quay is the perfect place to watch the world go by.

For those who like to shop till they drop, Exeter city centre has something for everyone from local independent shops to the award-winning Princesshay shopping centre has more than 70 stores.

The picturesque quay is the perfect place for all the family to enjoy with a great selection of water sports and activities including cycling, climbing and play parks. For those who like the slower pace of life it's the perfect spot to watch the world go by.

At Haldon Reach our attractive range of 2, 3 and 4 bedroom homes is the perfect mix of contemporary design and classic style. With open-plan living and fitted kitchens our homes are created to meet the needs of today's busy lifestyles.

The homes include popular features such as open-plan living areas, stylish fitted kitchens, bi-fold doors, higher ceilings and spacious master bedrooms with en suites.

So if you're looking for a quality new home close to rolling green hills and countryside, your search ends here!



The perfect position

Education for everyone

Alphington Primary School and Pre-School and Exminster Community Primary are both approximately two miles from Haldon Reach and cater for children aged four to 11-years.

West Exe School and the Isca Academy both take 11 to 16 year olds and the award-winning Exeter College, rated

outstanding by Ofsted, provides higher education for students from 16 onwards.

The Exeter Mathematics School is a sixth form Academy also rated outstanding by Ofsted and is designed for 16 to 19 year old students who love maths, physics and computing.

For graduate and post-graduate study, The University of

Exeter is in the UK Top 10 in the Guardian University Guide 2020.

There is also a wide range of independent schools in Exeter for children aged from two-years-old. These include Exeter Cathedral School for 3 to 13s; Exeter School for 6 to 19s; St Wilfrid's School, for 3 to 16s and Magdalen Court School for 5 to 18s.



Exeter Cathedral
4.3 mile cycle | 14 min walk

14 mins



River Exe Country Park
2.8 mile | 9 min drive

9 mins



Princesshay Shopping centre
4.4 miles | 15 min drive

15 mins



Exeter racecourse
4.6 miles | 7 min walk

7 min



Powderham Castle
6 miles | 14 min drive


8 mins



Haldon Reach

Dawlish Warren Beach
9.4 miles | 24 min drive

24 mins



Topsham Open Air Pool
3.7 miles | 11 min drive

11 mins



Exeter Golf and Country Club
2.3 miles | 8 min drive

8 mins



Distances and timings are approximate and for reference only. Calculated using maps.google.co.uk

A community to be proud of

We know that the area surrounding your new home is just as important as the features within your new property. As well as bringing a range of new homes to the area, we also make a commitment, these commitments are chosen based on the needs of our new community and we work with the local council to deliver them. We are proud to have invested over **£4.7 million** in local schemes to support the community surrounding your new home in Exeter.

“Bovis Homes have invested more than **£4.7 million** towards community schemes”

These schemes include:

Sports and leisure



Public art



Waste management



Improved public transport services



Libraries



Public open space improvement



Primary schools



Cycle routes



Enhance and personalise your new home with upgrades and extras from our **Select** range

Customise your kitchen with stylish worktops and the latest modern appliances, and personalise your bathrooms with stunning ceramics. Using the **Select** range, there are various options allowing you to create your perfect property which is truly unique to you.

We offer a range of appliances for your kitchen with various brands to choose from. You can personalise every space in your home from kitchen electrics to bedroom additions where we have lots of choices available.

If you have a preference for flooring, you can select from our diverse range that includes luxurious carpets, stylish Karndean, ceramics and vinyl.

Pick up a **Select** brochure from your sales advisor today to find an extensive list of items available. Such as:

- Quartz kitchen worktops
- Integrated fridge freezer
- Integrated dishwasher
- Flooring
- Built-in Symphony wardrobes
- Upgraded tiling in main bathroom and en suite

Purchase assistance schemes

Wherever you are in the home-buying market - a first-time buyer, looking to step up the property ladder or a downsizer - we have a variety of great purchase assistance schemes!

Smooth Move

Are you an existing home owner? Our Smooth Move service is designed to help you sell your old property quickly so that you can make the move into a brand new Bovis Home. We'll deal with the estate agents on your behalf, and even pay the estate agents' fees when your house is sold!

Home Exchange

Are you an existing home owner? Our Home Exchange scheme is the simple way to make sure you don't lose out on your brand new Bovis Home - and saves you time and money along the way. We'll buy your property at market value, therefore there are no last minute 'drop-outs', you avoid estate agents fees, and there are no price renegotiations late in the day!



A home designed with you in mind

We are constantly reviewing our houses and ensuring they are everything that our customers want in a home. We are proud to have developed and launched a new range of homes.

These homes have been created to embrace modern design and styling, whilst retaining classic architectural traditions. An integral part of the design process for our new range of homes was to ensure they have a real wow factor and eye-catching kerb appeal. From designing external elevations to create attractive street scenes through to maximising the flow and size of the rooms, the homes include a variety of features to capture the attention.

The size, positioning and number of windows in our new housing collection have created bright and airy homes, this mixed in with the higher ceilings gives your property a spacious feel.

The flow and layout of the new homes has been a key consideration to accommodate today's lifestyles, with a focus on future living. With the kitchen at the heart of the home, impressive family spaces have been included within them to create sociable living areas, while attention on master bedrooms and en suites has given the homes added desirability.

Many of the properties include popular bi-fold doors helping to bring the outside in and enhance the gardens as an extended living area.



Firm foundations means peace of mind for you

When buying a new home, you want to be sure you can trust your builder. Choosing a Bovis Home gives you the peace of mind that comes from choosing a company that has been building some of the **best homes in the UK for more than a hundred years.**

We pride ourselves on being one of the country's leading housebuilders and have established an enviable reputation for the quality of our build and design, specification and customer service.

Each Bovis Home is carefully planned both to meet your needs and to integrate into the existing location.

We will often use local materials and reflect regional features. Trees are retained wherever possible and new landscaping added, along with footpaths and cycleways in many cases to help create a wonderful place to live.



Haldon Reach

Exeter

Development plan

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**Bovis
Homes** 

Haldon Reach

Exeter

1 & 2 bedroom home

Trood House

4 bedroom home

The Willow

2 bedroom home

The Hawthorn

The Buckthorn

Matford House

Haldon Reach

Pre-sold homes

2 bedroom homes

2 & 3 bedroom homes

3 bedroom homes

4 bedroom homes

3 bedroom home

The Hazel

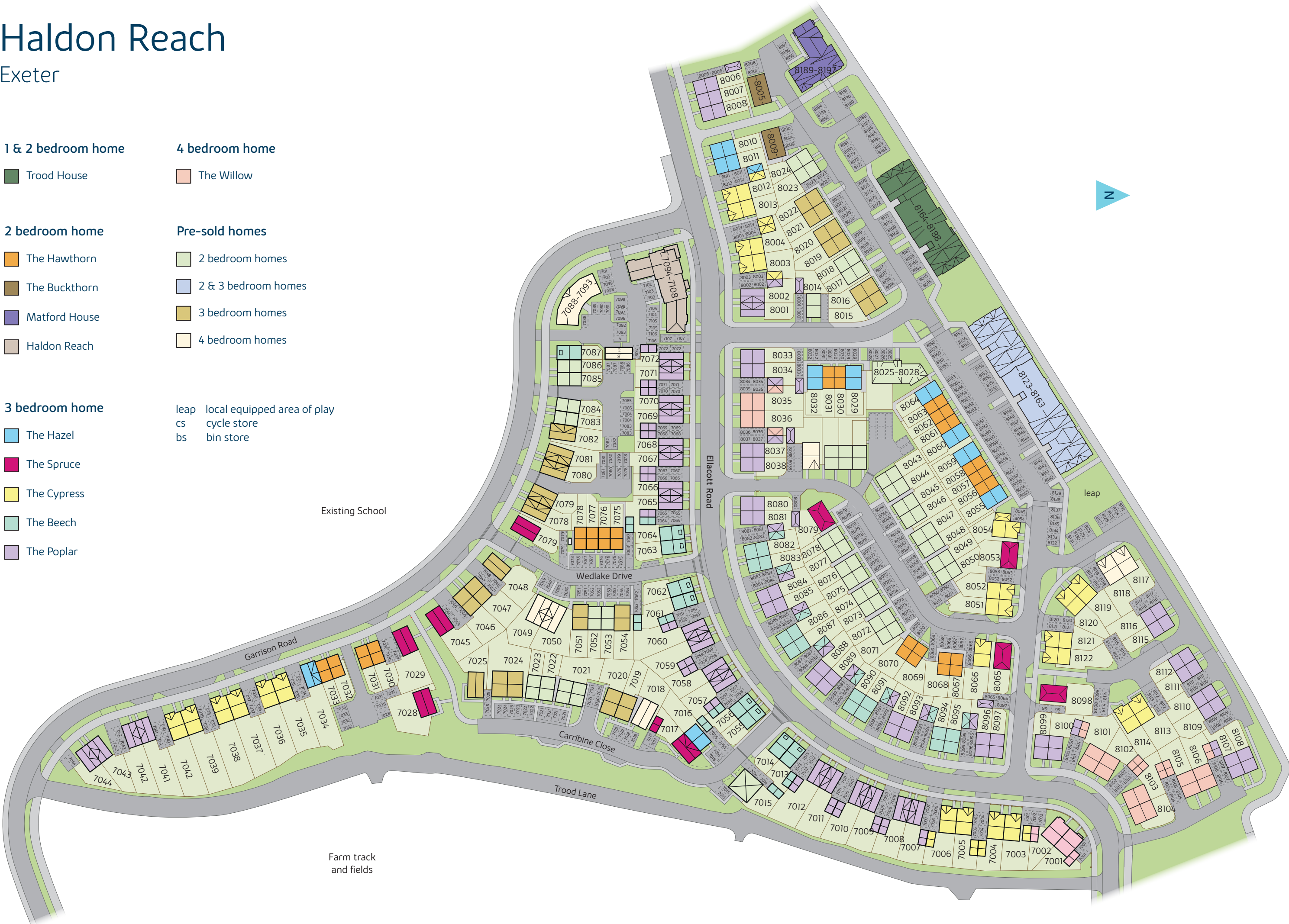
The Spruce

The Cypress

The Beech

The Poplar

leap local equipped area of play
 cs cycle store
 bs bin store



Haldon Reach

Trood Lane, Matford,
Exeter EX2 8YP

From M5 South

- Take the A379/A376 exit towards Dawlish / Exeter / Sidmouth / Exmouth
- At the roundabout, take the 3rd exit onto A379 Dawlish, Exeter Topsham
- Keep left at the fork, follow signs for City Centre / Dawlish / A379 / Marsh Barton / Topsham and merge onto A379 Rydon Lane
- At the roundabout, take the 2nd exit onto Bridge Road /A379 Dawlish, Torquay, Plymouth
- Slight right at A379 Sannerville Way
- Slight left onto A379 Bridge Road and continue to follow A379
- At the Devon Hotel roundabout, take the 2nd exit and stay on A379
- Take the next left and you will turn into the development after Trood Lane



This plan has been produced for home identification purposes only and is not to scale. The development layout, landscaping and tenure of all dwellings may be subject to change throughout the course of the development. Finishes and materials may vary from those shown on the plan. Please check the details of your chosen plot and house type with the sales consultant. Development layout plan correct at time of production.

Vistry Cornwall South West region
Exeter Business Park, Camberwell House, Grenadier Rd, Exeter EX1 3QF. Telephone: 01392 344 700

Produced by the Vistry Group Design Studio.

OALWC DS08918 / 02.24

**Bovis
Homes** 

The Hawthorn

2 bedroom home

About this home

This stylish home is designed for modern living, creating an ideal space to spend time relaxing with family and friends.

Visitors will enjoy the seamless flow as they move through the ground floor, with its sociable living areas that have been cleverly designed to maximise on both space and light. The kitchen is a great spot for catching up with friends and family while cooking a delicious meal that you can enjoy together. The sitting/dining area also has space for the whole family to relax together, and light floods in from the French doors, which open out to the garden. Downstairs also features a convenient cloakroom for guests, along with a cupboard under the stairs, which is a perfect space for coats and shoes.

Upstairs there are two good sized bedrooms. The large windows ensure plenty of natural light and warmth is brought into the bedrooms, making them both pleasant and relaxing rooms throughout the day. Between the bedrooms is a good sized bathroom, perfect for unwinding at the end of the day in a candle-lit bubble bath.

Key features

- French doors to rear garden
- Convenient under stairs storage
- Open plan kitchen and sitting/dining area
- Two double bedrooms
- Downstairs cloakroom



The Hawthorn

Ground floor



First floor



Ground floor

metres

feet / inches

Sitting/Dining Area

4.07m x 4.05m

13'4" x 13'3"

Kitchen

3.78m x 2.91m

12'5" x 9'7"

First floor

metres

feet / inches

Bedroom 1

4.07m x 2.67m

13'4" x 8'9"

Bedroom 2

4.07m x 2.81m

13'4" x 9'3"

Haldon House

2 bedroom home

Key features

- Open plan kitchen / sitting / dining room
- Balcony
- Handy storage
- 2 well proportioned bedrooms
- Modern family bathroom

About this home

Haldon House boasts a stunning collection of 2-bedroom apartments benefiting from beautiful views across the city. Featuring open plan sociable living spaces, generously sized bedrooms and a modern family bathroom, these apartments are perfect for modern life.

Entering through the central hallway you will find a handy storage cupboard, modern family bathroom and two well proportioned bedrooms. Moving through the apartment you will find the combined kitchen/ sitting /dining room with access to the balcony – the perfect spot to unwind or entertain guests.



Haldon House

Apartments 7094, 7098, 7102 & 7106



Apartments 7095, 7099, 7103 & 7107



Ground floor	metres	feet / inches
Kitchen/Sitting/Dining Room	6.42m x 3.45m	21'1" x 11'4"
Bedroom 1	3.90m x 3.02m	12'10" x 9'11"
Bedroom 2	3.90m x 2.41m	12'10" x 7'11"

Ground floor	metres	feet / inches
Kitchen/Sitting/Dining Room	6.42m x 3.45m	21'1" x 11'4"
Bedroom 1	3.90m x 3.02m	12'10" x 9'11"
Bedroom 2	3.90m x 2.41m	12'10" x 7'11"

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Haldon House

Apartments 7096, 7100, 7104 & 7108



Apartments 7097, 7101 & 7105



Ground floor	metres	feet / inches
Kitchen/Sitting/Dining Room	6.42m x 3.45m	21'1" x 11'4"
Bedroom 1	3.90m x 3.02m	12'10" x 9'11"
Bedroom 2	3.90m x 2.41m	12'10" x 7'11"

Ground floor	metres	feet / inches
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The Hazel

3 bedroom home

About this home

The Hazel is an attractive three bedroom property with looks to impress.

The spacious, well planned sitting room is ideal for any social gathering. It leads off to a corridor, separating the sitting room from the kitchen/dining room, which has doors leading to a handy under stairs cupboard and cloakroom. It's hard not to be impressed by the kitchen/dining area featuring French doors and kitchen window. This versatile space is equally suited for entertaining your visitors or cooking the family meal while watching the television. Regardless of your plans, you can rely on a superbly planned out kitchen, with plenty of space.

Upstairs you will find three bright bedrooms, perfect for growing families or offering your guests a room for the night. Having visitors stay over is made easier by having two upstairs bathrooms, one en suite to the master bedroom and a separate bathroom. Bedroom three gives you a storage cupboard to put away your clutter and ensure a relaxing home for everyone to enjoy.

Key features

- Downstairs cloakroom
- French doors to garden
- Open plan kitchen with dining area
- En suite to bedroom one
- Separate sitting room



The Hazel

Ground floor



First floor



Ground floor	metres	feet / inches
Kitchen/Dining Area	5.19m x 2.98m	17'0" x 9'9"
Sitting Room	4.16m x 3.66m	13'8" x 12'0"

First floor	metres	feet / inches
Bedroom 1	3.53m x 2.96m	11'7" x 9'8"
Bedroom 2	3.03m x 2.94m	9'11" x 9'8"
Bedroom 3	2.43m x 2.14m	8'0" x 7'0"

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The Poplar

3 bedroom home

About this home

Welcome to The Poplar, a home that provides comfortable, modern living across three floors.

Step through the front door and find a hallway, from which all downstairs rooms can be accessed. This is a home for work and play and you will find a separate study alongside a conveniently placed cloakroom. At the end of the working day, you can then move into the separate kitchen/dining area for some relaxation. This is a lovely open space and benefits from a window overlooking the garden along with a set of French doors leading to outside. The kitchen has plenty of space for a dining table and is perfect for social occasions, with guests being able to flow out into the back garden.

For the times when you just want to read a book or spend time watching television with the family, why not move upstairs to the first floor sitting room. Moving across the landing, passed the family bathroom, you enter bedroom three. You will then find the master bedroom, with en suite, and a further bedroom upstairs on the second floor.

Key features

- Ground floor study
- Separate sitting room with Juliette balcony
- French doors leading to the garden
- Modern living across three floors
- En suite to bedroom 1



The Poplar

Ground floor



First floor



Second floor



Ground floor	metres	feet / inches
Kitchen/Dining Area	4.74m x 4.46m	15'6" x 14'7"
Study	2.57m x 2.13m	8'5" x 6'11"

First floor	metres	feet / inches
Sitting Room	4.74m x 3.43m	15'6" x 11'3"
Bedroom 3	4.74m x 2.57m	15'6" x 8'5"

Second floor	metres	feet / inches
Bedroom 1	4.74m x 3.46m	15'6" x 11'4"
Bedroom 2	4.74m x 2.55m	15'6" x 8'4"

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The Cypress

3 bedroom home

About this home

A traditional, smart looking home, The Cypress has impressive kerbside appeal.

The traditional theme continues inside with the large, inviting hallway acting as a central point from which doors lead off to the sitting room, kitchen/dining area and there's also a handy understairs cupboard. Light floods into the sitting room from the large window at the front of the home – a perfect place to relax with a book or spend time with family. The kitchen/dining area is open plan and good-sized allowing for a large dining table, comfy chairs and a handy breakfast bar. This is a great entertainment space, and in the summer guests will enjoy wandering outside through the French doors.

To shut away those noisy appliances while you are socialising, the property benefits from an enclosed utility room complete with sink and access to the outside.

Upstairs there are three great bedrooms and a family bathroom, the generous sized bedroom one with the perfect space for allowing fitted wardrobes and an en-suite.

Key features

- Separate utility
- French doors to garden
- Open plan kitchen with dining area
- En-suite to master bedroom
- Separate sitting room



The Cypress

Ground floor



First floor



Ground floor	metres	feet / inches
Kitchen/Dining Area	5.52m x 3.12m	18'1" x 10'2"
Sitting Room	4.33m x 3.40m	14'2" x 11'1"

First floor	metres	feet / inches
Bedroom 1	4.09m x 3.28m	13'5" x 10'9"
Bedroom 2	3.28m x 2.75m	10'9" x 9'0"
Bedroom 3	3.54m x 2.15m	11'7" x 7'1"

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The Spruce

3 bedroom home

About this home

Are you ready for a home that has the wow-factor? This appealing double-fronted detached property has an inviting central hallway with a door leading to a large guest cloakroom, which has plenty of space to hang coats and bags. Also accessed from the hallway is the separate sitting room, with natural light pouring in through the large windows.

The open plan kitchen/dining area is the perfect space to relax with friends and family for pre-dinner drinks and snacks. You and your guests can enjoy a delicious meal in the dining area, which is bathed in natural light that streams in through the windows. A separate utility room allows a door to be closed on the noise from appliances, so you can relax in peace with your guests.

Upstairs the large landing leads to a bathroom and three bedrooms – two doubles and one single. Bedroom one benefits from an en suite and dedicated dressing area, while the other rooms are light and spacious – perfect for ensuring family and friends are comfortable. The Spruce is perfectly designed for anyone who enjoys family time, and entertaining.

Key features

- Separate utility room
- En suite and dressing area to master bedroom
- Separate sitting room
- Double fronted home
- Large and welcoming entrance hallway



The Spruce

Ground floor



First floor



Ground floor	metres	feet / inches
Kitchen/Dining Area	5.52m x 2.69m	18'7" x 8'9"
Sitting Room	5.53m x 3.32m	18'1" x 10'10"

First floor	metres	feet / inches
Bedroom 1	3.38m x 3.33m	11'1" x 10'11"
Bedroom 2	3.60m x 3.18m	11'10" x 10'5"
Bedroom 3	2.73m x 2.24m	8'9" x 7'4"

The Beech

3 bedroom home

About this home

Welcome to The Beech, a three storey home that creates a perfect balance between family time and quiet relaxation.

Step through the front door and the separate hallway and well-proportioned sitting room are perfect for welcoming guests. A corridor separates the sitting room and kitchen, featuring doors leading to a good-sized cloakroom as well as a handy under stairs cupboard, which helps keep your living areas clutter-free.

The open plan kitchen/dining room is perfect for social occasions, with guests flowing out into the back garden through the French doors. Upstairs the first floor has an attractive family bathroom and two spacious bedrooms – one with the perfect space for wardrobes or chest of drawers.

The top floor is your chance to close the door on the world and climb the stairs to your new, spacious sanctuary - a large double bedroom complete with en-suite and large dressing area with space for wardrobes and cupboards, this room is designed with relaxation in mind.

With its fantastic balance of space for family time, with areas for quiet relaxation, The Beech ticks so many boxes for a busy family.

Key features

- Separate sitting room
- En-suite and dressing area to bedroom 1
- French doors to rear
- Open plan kitchen and dining room
- Guest cloakroom



The Beech

Ground floor



First floor



Second floor



Ground floor

metres

feet / inches

Kitchen/Dining Area

4.74m x 2.93m

15'6" x 9'7"

Sitting Room

4.00m x 3.72m

13'1" x 12'2"

First floor

metres

feet / inches

Bedroom 2

4.74m x 2.50m

15'6" x 8'2"

Bedroom 3

3.39m x 2.49m

11'1" x 8'2"

Second floor

metres

feet / inches

Bedroom 1

4.04m x 3.71m

13'2" x 12'1"

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The Willow

4 bedroom home

About this home

The Willow is a three storey, four bedroom detached house with instant kerbside appeal.

Once inside you step into a central hallway with a good-sized cloakroom to one side, and further doors leading off to a separate sitting room and open plan kitchen/dining room. That front bay window really gives the sitting room an elegant touch, a great place for relaxing and watching the world go by. The kitchen/dining room is impressive and straight away you notice the feeling of space, with light streaming in through the superb bi-fold doors and additional kitchen window. This is a great area to enjoy a few drinks with your guests or simply have an evening meal with your family.

At the top of the stairs are three well-proportioned bedrooms, each one able to fit a variety of furniture styles and layouts. On this floor there is also a family bathroom and convenient storage cupboard. Moving up a second flight of stairs you will find bedroom one, featuring en suite and built-in fitted wardrobes. With the choice of four bedrooms this home suits many different lifestyles.

Key features

- Downstairs cloakroom
- Four generous bedrooms
- Open plan kitchen/dining area with bi-fold doors
- En suite to bedroom one and fitted wardrobes
- Separate sitting room with



The Willow

Ground floor



First floor



Second floor



Ground floor	metres	feet / inches
Sitting Room	4.11m x 3.20m	13'6" x 10'7"
Kitchen/Dining Room	5.97m x 4.06m	19'7" x 13'4"

First floor	metres	feet / inches
Bedroom 2	4.89m x 3.32m	16'0" x 10'11"
Bedroom 3	4.04m x 3.32m	13'3" x 10'11"
Bedroom 4	3.04m x 2.55m	10'0" x 8'4"

Second floor	metres	feet / inches
Bedroom 1	4.32m x 4.02m	14'2" x 13'3"

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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.

Kitchen

- Choice of Standard fitted kitchen (doors and worktops)*
- Integrated oven, hob and hood

Bathroom

- Ideal standard WC with Aquablade technology and soft closing toilet seat
- Shower over bath
- Choice of Porcelanosa wall tiling (splashback, half-height over bath, and full-height to shower cubicle)*
- Shaver socket / toothbrush charger to em suite

Doors and Windows

- Front door with multi-point security locking system and security chain
- PVCu double glazing to windows
- White painted cottage style doors with chrome lever handles

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 bedroom 1 and family room (where applicable)
- Master telephone socket
- Gas central heating with wall mounted boiler, programme selector and room thermostat(s)
- Thermostatic valves to all radiators (with the exception of rooms with separate thermostat control)
- Mains wired smoke detectors with battery back-up
- NHBC Buildmark cover
- First two years' customer service support from Bovis Homes

* Subject to stage of construction



Haldon House

Haldon Reach



When you have finished with this leaflet please recycle it.

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. For full details regarding current specification and finishes, for the plots you are interested in, please refer to our sales consultant.

This leaflet has been produced for illustrative purposes only. The apartment building shown (including its position) is a computer generated artists impression. Any surrounding areas, landscaping, roads, footpaths, driveways, walls, fences, trees, bushes and other details shown in this illustration are merely to create an impression. Please refer to the sales consultant for details of individual apartments. Please see the development layout plan for details of the apartment location and proximity to other houses.

Produced by the Vistry Group Design Studio.

OALWC DS04401 / 12.22



2 bedroom apartments

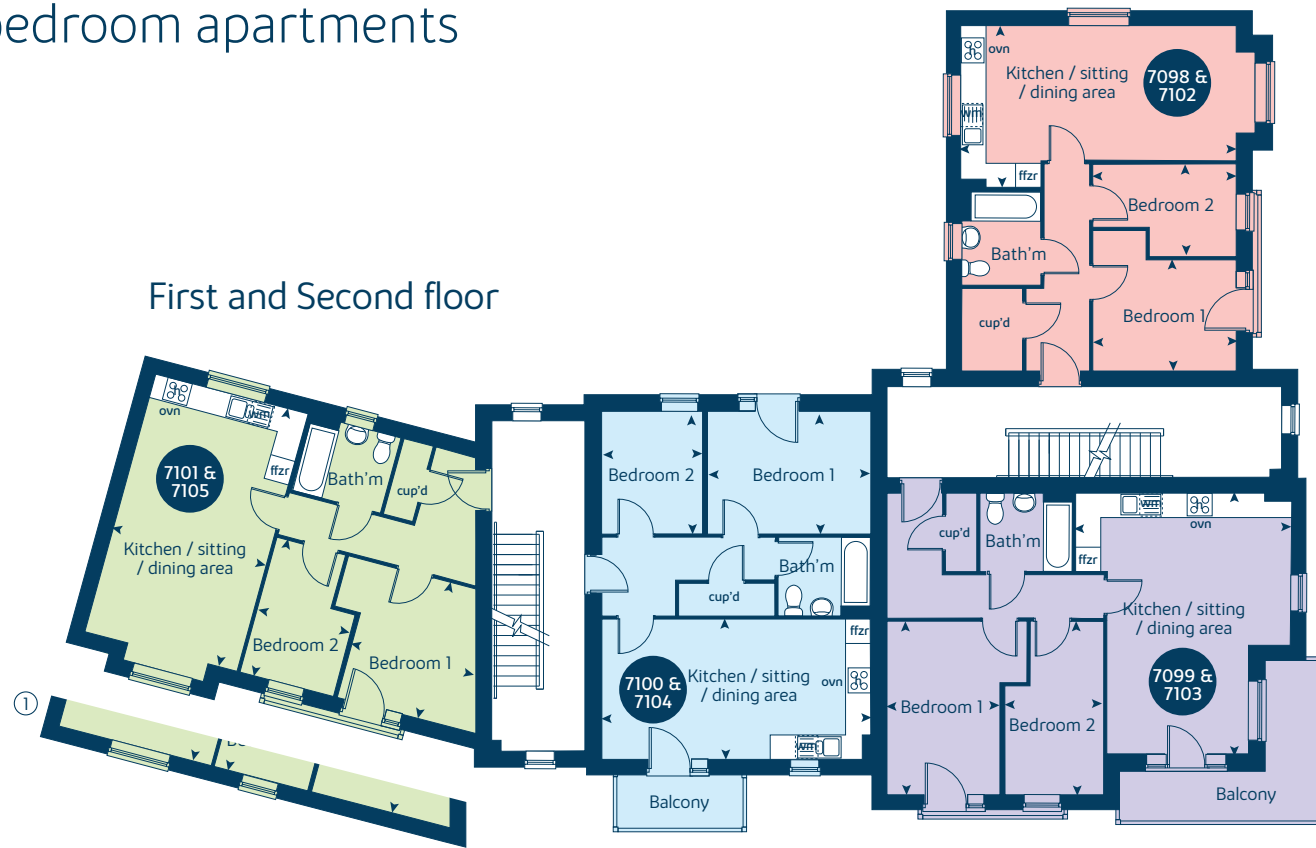
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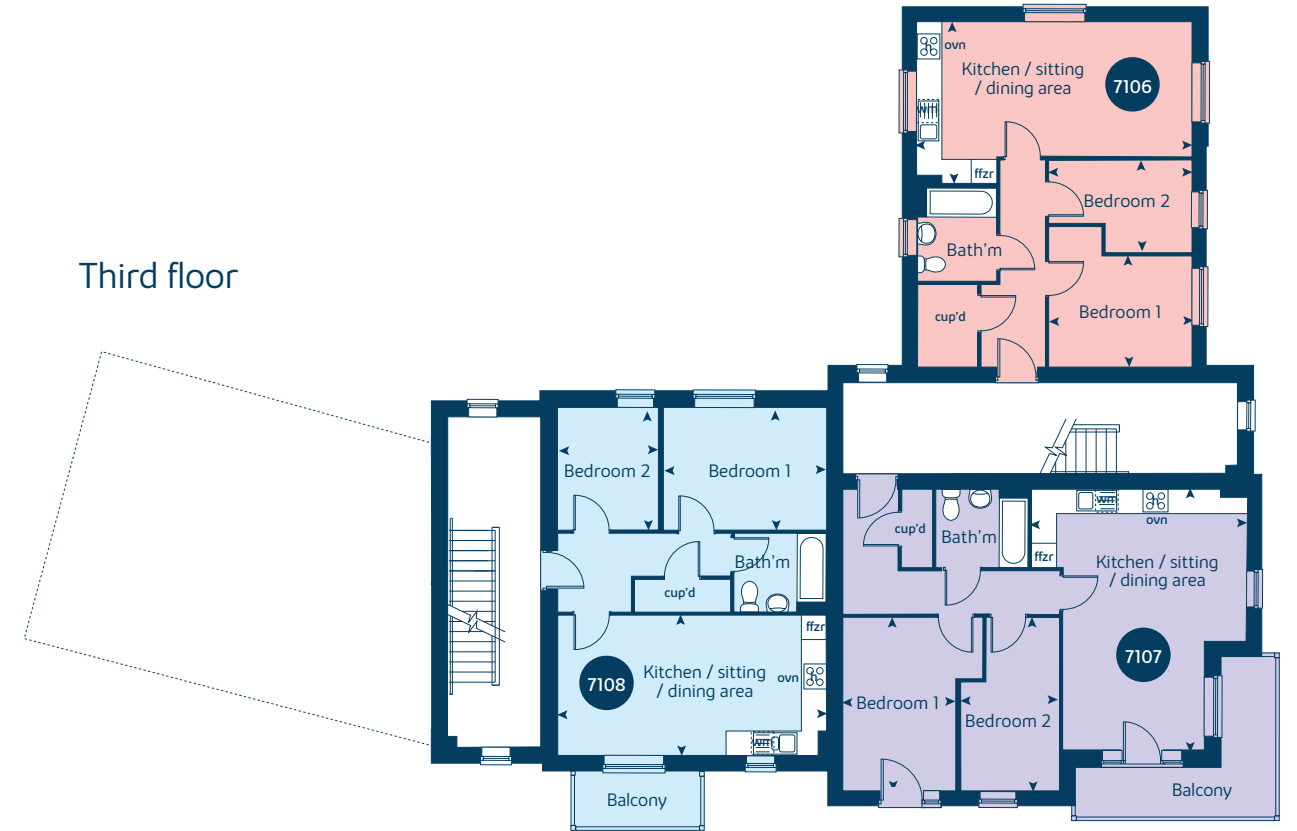
Haldon House

2 bedroom apartments

First and Second floor



Third floor



Ground floor



● Apartments 7101, 7105 and 7097

	metres	feet / inches
Kitchen / sitting / dining area	5.90 x 3.74	19' 4" x 12' 3"
Kitchen / sitting / dining area*	5.98 x 3.77	19' 7" x 12' 4"
Bedroom 1	3.41 x 3.39	11' 2" x 11' 1"
Bedroom 2	3.39 x 2.28	11' 1" x 7' 6"

* Applies to plot 7105 only

● Apartments 7094, 7098, 7102 and 7106

	metres	feet / inches
Kitchen / sitting / dining area	6.01 x 3.39	19' 9" x 11' 1"
Bedroom 1	3.40 x 3.39	11' 2" x 11' 1"
Bedroom 2	3.39 x 2.24	11' 1" x 7' 4"

● Apartments 7096, 7100, 7104 and 7108

	metres	feet / inches
Kitchen / sitting / dining area	5.77 x 3.41	18' 11" x 11' 2"
Bedroom 1	3.88 x 2.98	12' 9" x 9' 9"
Bedroom 2	2.98 x 2.38	9' 9" x 7' 10"

● Apartments 7095, 7099, 7103 and 7107

	metres	feet / inches
Kitchen / sitting / dining area	5.76 x 4.49	18' 11" x 14' 9"
Bedroom 1	4.23 x 3.33	13' 11" x 10' 11"
Bedroom 2	4.23 x 2.31	13' 11" x 7' 7"

Haldon House | OALWC |

This floorplan has been produced for illustrative purposes only. Room sizes shown are between arrow points as indicated on plan. The dimensions have tolerances of + or - 50mm and should not be used other than for general guidance. If specific dimensions are required, enquiries should be made to the sales consultant.

① Alternative layout applies to selected plots only. Please see sales consultant for further details.

ovn	oven	ffzr	fridge freezer
h	hob	cup'd	cupboard
wm	washing machine	◀▶	measuring points

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.



Haldon Reach

Exeter



When you have finished with this leaflet please recycle it.

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 house types and therefore reserves the right to change specification details. Photographs depict a typical Bovis Homes interior and may include optional upgrades. For full details regarding current specification and finishes, for the plots you are interested in, please refer to our sales consultant.

Produced by the Vistry Group Design Studio.

OALWC DS03757 / 10.22



Specification

bovishomes.co.uk



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.

Kitchen

	2 bedroom The Hawthorn The Buckthorn The Holly	3 bedroom The Hazel The Cypress The Spruce The Beech The Poplar	4 bedroom The Juniper The Chestnut The Aspen The Willow The Alder	5 bedroom The Birch The Yew The Lime
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 underoven, with stainless steel splashback and curved glass chimney hood	■	■	■	■
Hotpoint hob (75 cm) with built-in double high level oven, with glass splashback and curved glass chimney hood			■	■
Bosch (75cm) hob with built-in double high level oven, with glass splashback and stainless steel pyramid chimney hood				■
Bosch (75cm) hob with two built-in single ovens at high level, with glass splashback and stainless steel chimney hood				■
Pendant light fitting	■	■	■	■
Pre-wired for under-unit lighting option	■	■	■	■
LED under-unit flexible strip lighting				■
Fridge / freezer space	■	■	■	■
Integrated (Indesit) 50 / 50 fridge freezer			■	■
Space for integrated dishwasher with plumbing and electrics	■	■	■	■
Indesit integrated dishwasher				■
Space for washing machine with plumbing and electrics in kitchen	■	■	■	■
Space for washing machine with plumbing and electrics in utility		■	■	■

Bathrooms and en suite(s)

Ideal Standard contemporary white Concept Air sanitaryware	■	■	■	■
Ideal Standard close coupled WC to cloakroom	■	■	■	■
Handheld hair wash attachment		■	■	■
Shower over the bath (full height tiling to length and side of bath)	■	■	■	■
Ideal Standard low profile shower tray with glass enclosure to bedroom 1 en suite		■	■	■
Bath in bedroom 1 en suite				■
Second shower en suite to selected bedrooms				■
Choice of standard Porcelanosa wall tiling (splashback, 450mm 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 to bathroom and en suite(s)	■	■	■	■
Chrome towel warmer in bathroom and en suite(s)			■	■



Doors and Windows

	2 bedroom The Hawthorn The Buckthorn The Holly	3 bedroom The Hazel The Cypress The Spruce The Beech The Poplar	4 bedroom The Juniper The Chestnut The Aspen The Willow The Alder	5 bedroom The Birch The Yew The Lime
Front door with multi-point security locking system and security chain	■	■	■	■
Chrome plated front door numerals	■	■	■	■
PVCu double glazing to windows	■	■	■	■
Double glazed PVCu French doors	■	■	■	■
Powder coated aluminium double glazed bi-fold doors			■	■
Internal cottage style pre-primed doors with brass satin finish handles	■	■	■	■
Paving outside French / bi-fold door and path to garage personnel door (where applicable)	■	■	■	■

General

White painted walls and smooth white ceilings	■	■	■	■
Combined usb / double sockets in kitchen and bedroom 1	■	■	■	■
Multi-media point in living room	■	■	■	■
TV point to bedroom 1 and 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)	■	■	■	■
Fitted external tap	■	■	■	■
External light fitted to front porch and wiring for external light to rear door	■	■	■	■
Mains wired smoke detectors with battery back-up	■	■	■	■
Battery powered Carbon Monoxide detector (wall mounted) to be provided for each floor	■	■	■	■
Power and lighting to 'on plot' garage (where applicable)	■	■	■	■
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