Pebble Beach

Seaton

NEW HOMES QUALITY CODE

Bovis Homes



Pebble Beach

Seaton

A taste of local life

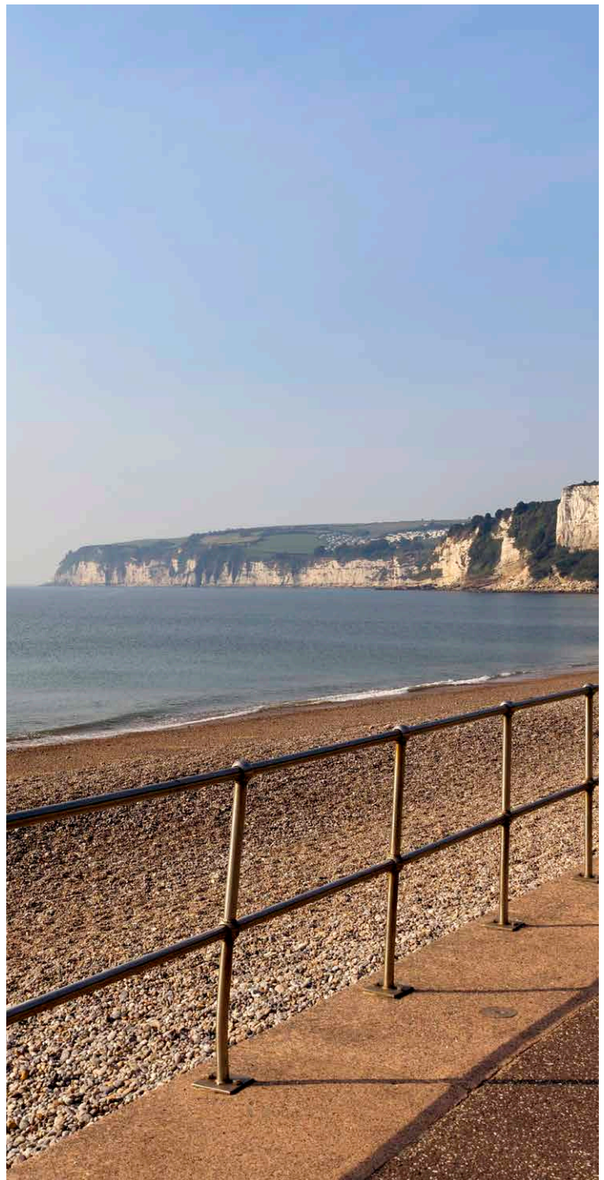
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Welcome to
Pebble Beach

This exciting new development is in the Victorian seaside town of Seaton, on the stunning Jurassic Coast. Close to the town centre with its many shops and services, the development is also just a short stroll from the delightful Esplanade and mile long pebble beach from which the development takes its name.

Seaton is a thriving seaside town with shops, restaurants and pubs. Its lively community has many clubs, sports and leisure activities for all ages and as well as schools and medical facilities. Each of the quality new 2, 3 and 4 bedroom homes at Pebble Beach has been carefully designed to meet the needs of modern living and has many features included within the price. So if you're looking for a stunning new home in an inspiring location – your search ends here!

Getting around

Seaton is on the B3172, less than two miles along the stunning River Axe estuary to Axmouth, from where the A3052 leads to Lyme Regis and Sidmouth. The busy market town of Honiton is about 16 miles via the A35, which links to the A30 and junction 29 of the M5. Exeter is less than 30 miles and has an international airport. Trains run from Axminster station to Exeter and London, Waterloo.

A trip to the shops

Pebble Beach is just a short walk from Seaton town centre which has a range of great local shops and services including a bakery, butchers, newsagents, chemists, supermarkets, florists, post office and Tesco adjacent to the site. The neighbouring towns of Axmouth and Sidmouth offer further choice and Honiton famous for its pottery and lace, is also a lively shopping centre and only 16 miles away. The cathedral city of Exeter with its Princesshay and Guildhall shopping centres.

Taking time out

Seaton sits on the Jurassic Coast, a World Heritage site with a stunning landscape. Seaton's mile-long pebble beach is great for watching water sports and activities in Lyme Bay and the small harbour is home to yachts and pleasure cruisers. Nearby Seaton Marshes Nature Reserve is a haven for birdlife which you can enjoy on a trip up the stunning Axe Valley, on the narrow gauge Seaton Tramways. The picturesque village and bay of Beer with its Light Railway, Quarry Caves and the beautiful Pecorama Gardens is close by. Colyton Leisure Centre is ideal for indoor sports and leisure, while the South West Coast Path offers some breath-taking hilltop scenes.

Education

Seaton Primary School is about a mile from Pebble Beach, while Beer Church of England Primary School is about two miles. For senior students Sidmouth College and one of the country's leading grammar schools are only 2 miles away; Colyton Grammar School has been named on four occasions as The Co-educational School of the Year by The Sunday Times and it has achieved Ofsted Outstanding status three years running.

Pebble Beach

Seaton



2 bedroom home

- The Arnold
- The Amberley

3 bedroom home

- The Southwold
- The Epsom
- The Beer

- The Sheringham
- The Salisbury II

4 bedroom home

- The Buxton
- The Canterbury

● bollard
bcp bin collection point
v visitor space

The site plan shown on this page 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. Homes shown as "pre sold" and other properties sold on the general market may not be sold to individual owner occupiers and may instead be transferred to other purchasers, including private investors or affordable housing providers. As partner arrangements are agreed, the mix of tenures across a development can change significantly and rapidly. Finishes and materials may vary from those shown. Please check the details of your chosen plot and house type with the sales consultant. Development layout plan correct at time of production.

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The Arnold

2 bedroom home

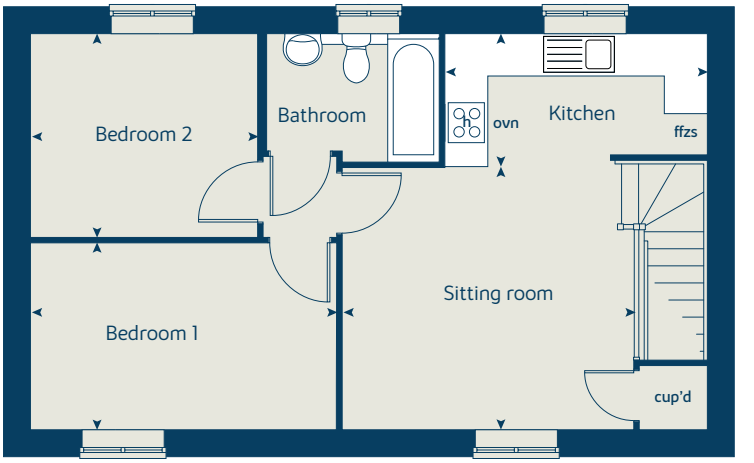
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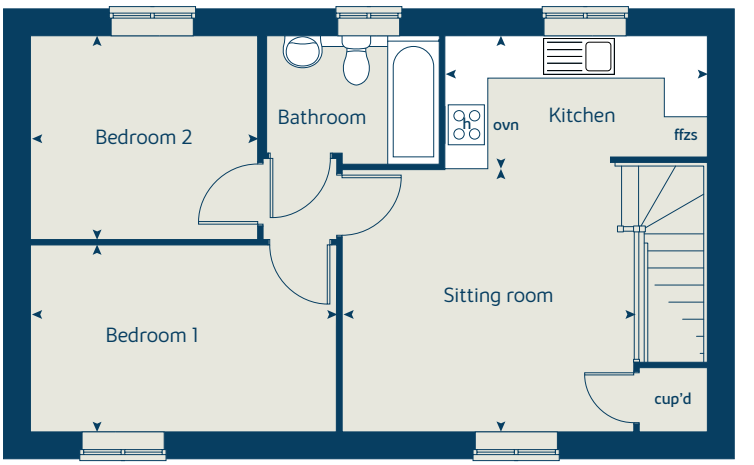
Bovis Homes

The Arnold

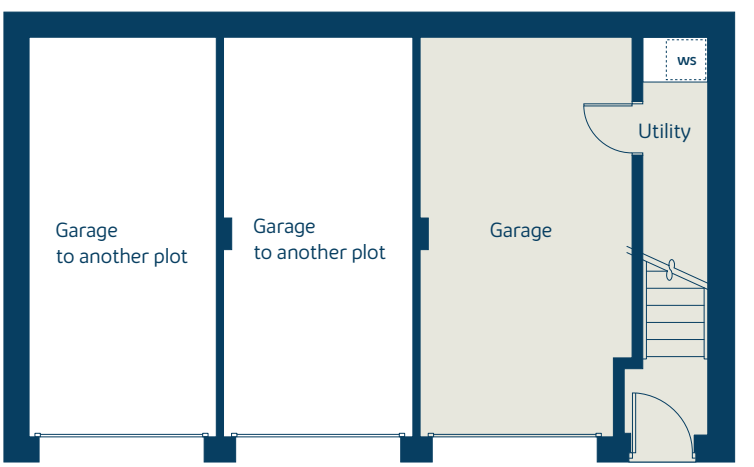
2 bedroom home

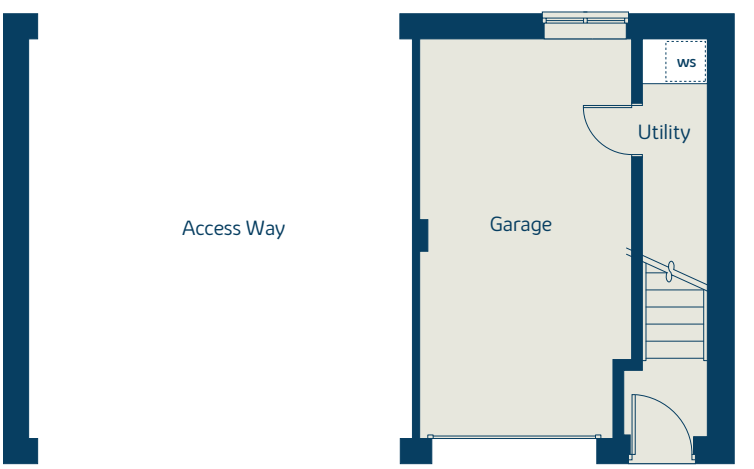
First floor





Ground floor



① 

First floor	metres	feet / inches
Kitchen	3.64 x 1.83	11' 11" x 6' 0"
Sitting / dining room	4.05 x 3.67	13' 3" x 12' 0"
Bedroom 1	4.22 x 2.57	13' 10" x 8' 5"
Bedroom 2	3.16 x 2.82	10' 4" x 9' 3"

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

The Arnold | AF05A2 DSEAT |

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

② Position of wardrobe is plot dependent. Please see sales consultant for further details.

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The Amberley

2 bedroom home

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Bovis Homes

The Amberley

2 bedroom home

Ground floor	metres	feet / inches
Kitchen	3.30 x 1.83	10' 10" x 6' 0"
Sitting room / dining area	4.57 x 4.05	15' 0" x 13' 3"

First floor		
Bedroom 1	4.05 x 2.77	13' 3" x 9' 1"
Bedroom 2	4.05 x 3.39	13' 3" x 11' 1"

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

The Amberley | P202 DSEAT |

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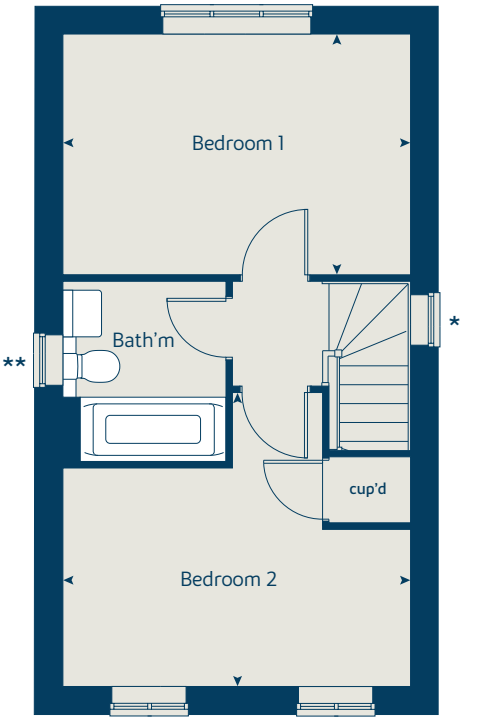
* Windows apply to plots 27 and 28 only. Please see sales consultant for further details.

** Window applies to plot 45 only. Please see sales consultant for further details.

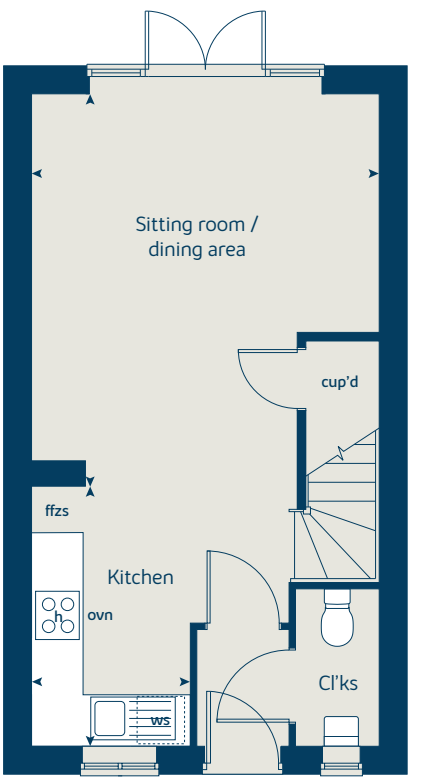
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Bovis Homes

First floor



Ground floor





The Southwold

3 bedroom home

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Bovis Homes

The Southwold

3 bedroom home

Ground floor	metres	feet / inches
Kitchen	2.83 x 2.44	9' 3" x 8' 0"
Sitting room / dining area	5.37 x 4.75	17' 7" x 15' 7"

First floor		
Bedroom 1	3.87 x 3.10	12' 8" x 10' 2"
Bedroom 2	3.15 x 2.69	10' 4" x 8' 10"
Bedroom 3	3.15 x 1.95	10' 4" x 6' 5"

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

The Southwold | P302 DSEAT |

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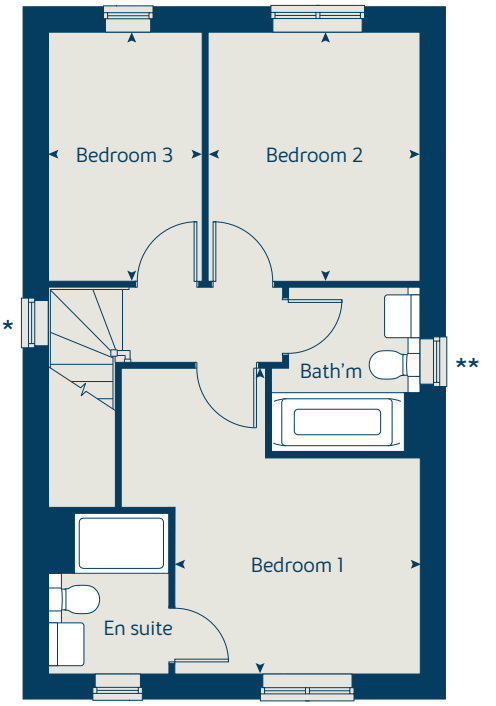
* Window applies to plot 31 only. Please see sales consultant for further details.

** Window applies to plot 13 only. Please see sales consultant for further details.

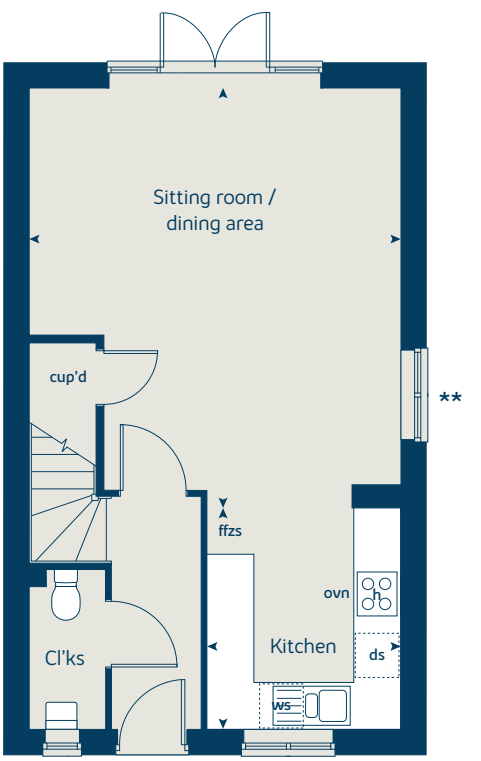
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Bovis Homes

First floor



Ground floor





The Epsom

3 bedroom home

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Bovis Homes

The Epsom

3 bedroom home

Ground floor	metres	feet / inches
Kitchen	3.06 x 2.94	10' 0" x 9' 6"
Dining room	3.01 x 2.40	9' 8" x 7' 8"
Sitting room	4.98 x 3.44	16' 3" x 11' 2"

First floor		
Bedroom 1	4.55 x 3.25	14' 9" x 10' 6"
Bedroom 2	3.46 x 2.73	11' 3" x 9' 0"
Bedroom 3	2.93 x 2.07	9' 6" x 6' 7"

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

The Epsom | P306 DSEAT |

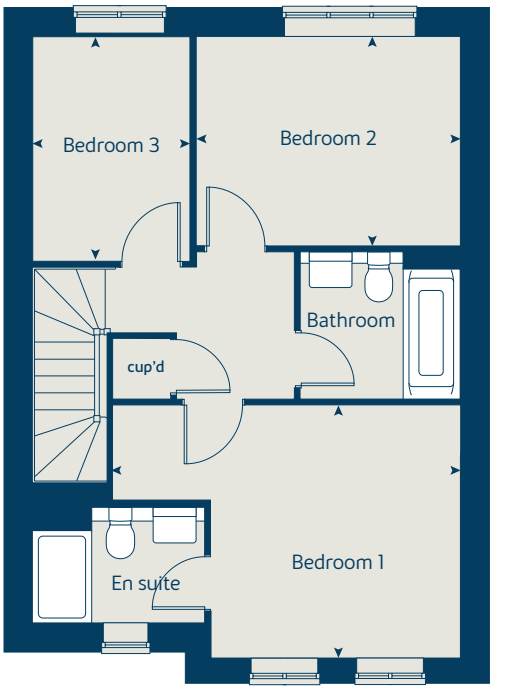
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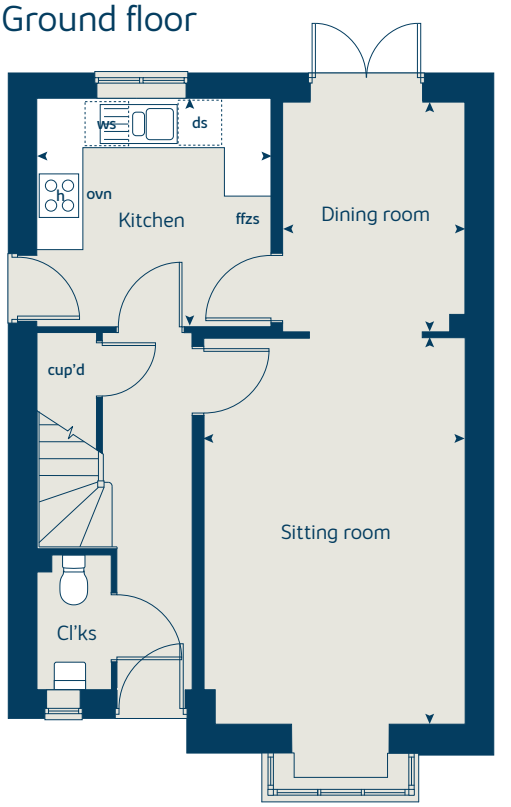
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Bovis Homes

First floor



Ground floor





The Sheringham

3 bedroom home

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Bovis Homes

The Sheringham

3 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	4.75 x 3.29	15' 7" x 10' 10"
Sitting room	4.75 x 3.33	15' 7" x 10' 11"

First floor		
Bedroom 1	3.68 x 2.74	12' 1" x 8' 11"
Bedroom 2	3.32 x 2.54	10' 11" x 8' 4"
Bedroom 3	3.32 x 2.09	10' 11" x 6' 10"

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

The Sheringham | P303 DSEAT |

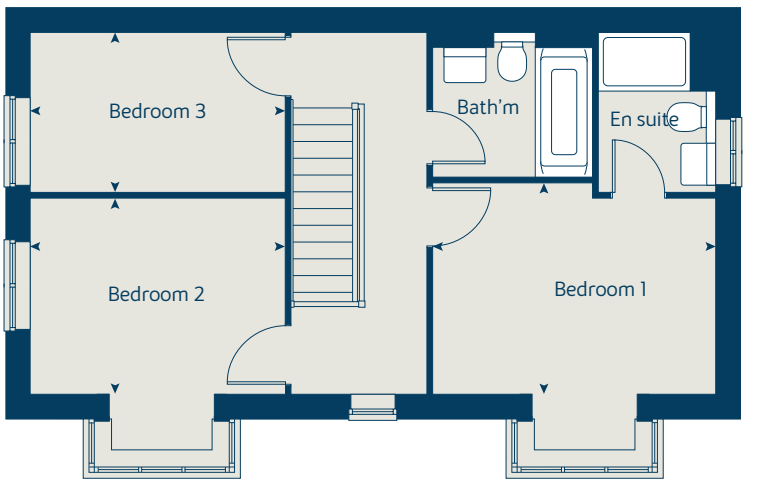
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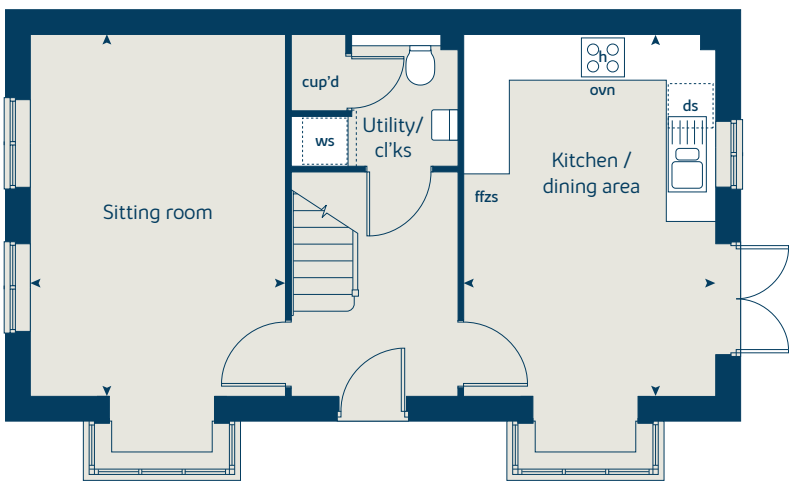
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Bovis Homes

First floor



Ground floor





The Beer

3 bedroom home

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Bovis Homes

The Beer

3 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	4.75 x 2.86	15' 7" x 9' 5"
Sitting room	5.48 x 3.86	18' 0" x 12' 8"

First floor		
Bedroom 1	4.07 x 3.15	13' 4" x 10' 4"
Bedroom 2	3.44 x 2.63	11' 3" x 8' 8"
Bedroom 3	2.49 x 2.04	8' 2" x 6' 8"

ovn	oven	ffzs	fridge freeze space
h	hob	cup'd	cupboard
ds	dishwasher space	◄ ►	measuring points
ws	washing machine space		

The Beer | SW3055 DSEAT |

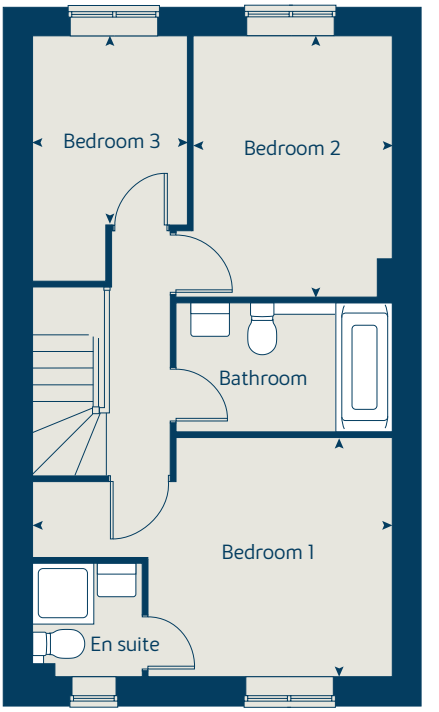
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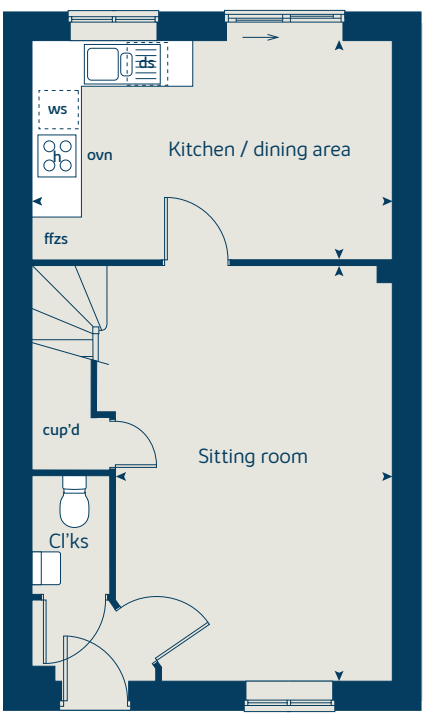
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Bovis Homes

First floor



Ground floor





The Salisbury II

3 bedroom home

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Bovis Homes

The Salisbury II

3 bedroom home

Ground floor	metres	feet / inches
Kitchen	3.57 x 2.86	11' 9" x 9' 4"
Sitting room / dining area	5.30 x 5.08	17' 5" x 16' 8"

First floor		
Bedroom 1	5.08 x 2.95	16' 8" x 9' 8"
Bedroom 2	2.99 x 2.50	9' 10" x 8' 2"
Bedroom 3	2.64 x 2.00	8' 8" x 6' 7"

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

The Salisbury II | P401 DSEAT |

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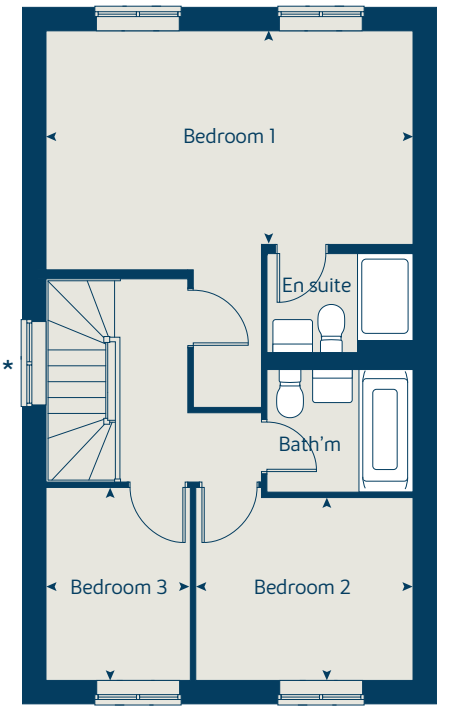
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* Windows apply to end of terrace plots only. Please see sales consultant for further details.

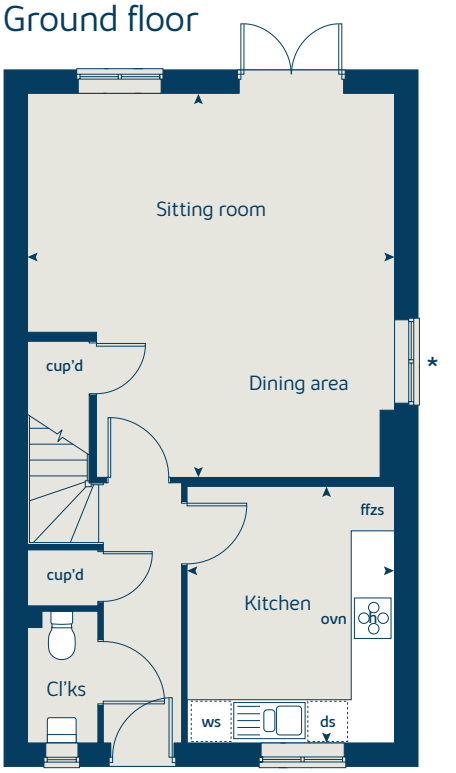
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Bovis Homes

First floor



Ground floor





The Canterbury

4 bedroom home

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Bovis Homes

The Canterbury

4 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	7.70 x 3.15	25' 3" x 10' 4"
Sitting room	4.50 x 3.52	14' 8" x 11' 6"
Study	2.49 x 2.07	8' 2" x 6' 9"

First floor		
Bedroom 1	3.52 x 3.25	11' 7" x 10' 8"
Bedroom 2	4.40 x 2.79	14' 5" x 9' 2"
Bedroom 3	3.33 x 3.02	11' 0" x 9' 11"
Bedroom 4	3.18 x 2.46	10' 5" x 8' 1"

ovn	oven	ffzr	fridge freezer
h	hob	cup'd	cupboard
ds	dishwasher space	◄ ►	measuring points
ws	washing machine space		

The Canterbury | P404 DSEAT |

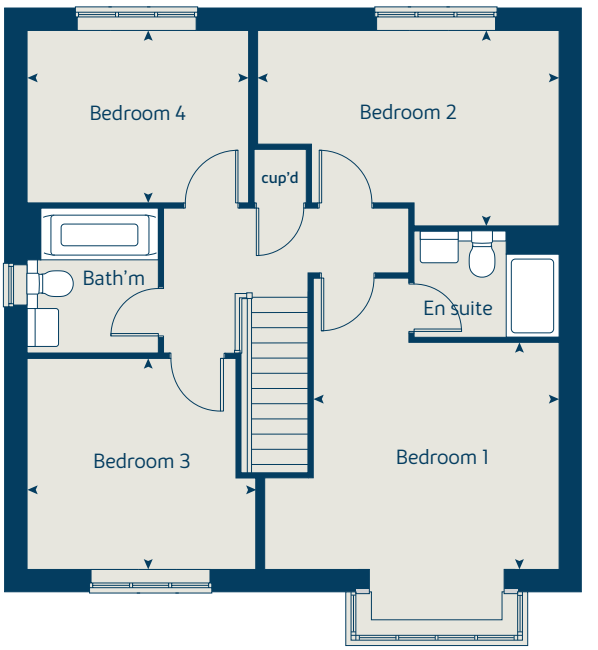
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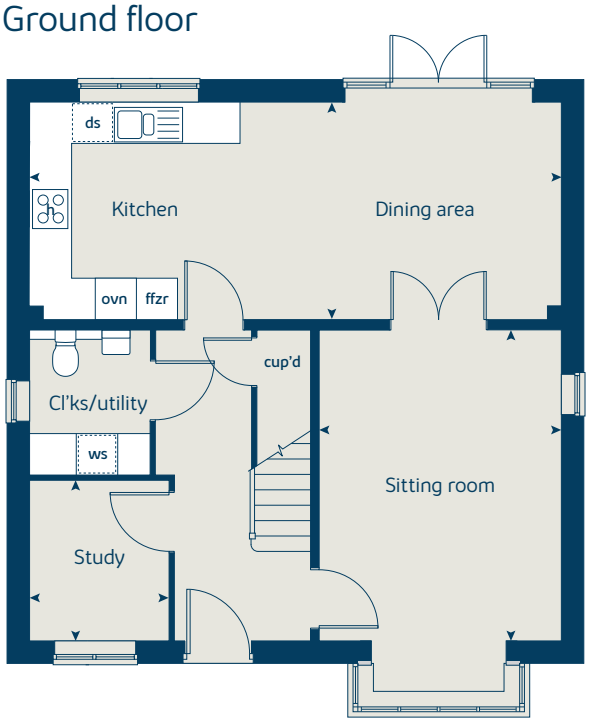
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Bovis Homes

First floor



Ground floor





The Buxton

4 bedroom home

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Bovis Homes

The Buxton

4 bedroom home

Ground floor	metres	feet / inches
Kitchen	4.06 x 2.91	13' 4" x 9' 7"
Sitting / dining area	7.10 x 4.38	23' 3" x 14' 4"
Study	2.07 x 2.01	6' 9" x 6' 7"

First floor		
Bedroom 1	4.08 x 3.08	13' 4" x 10' 1"
Bedroom 2	4.08 x 2.92	13' 4" x 9' 7"
Bedroom 3	2.90 x 2.78	9' 6" x 9' 1"
Bedroom 4	2.90 x 2.65	9' 6" x 8' 8"

ovn	oven	ffzr	fridge freezer
h	hob	cup'd	cupboard
ws	washing machine space	◄ ►	measuring points
ds	dishwasher space		

The Buxton | P402 DSEAT |

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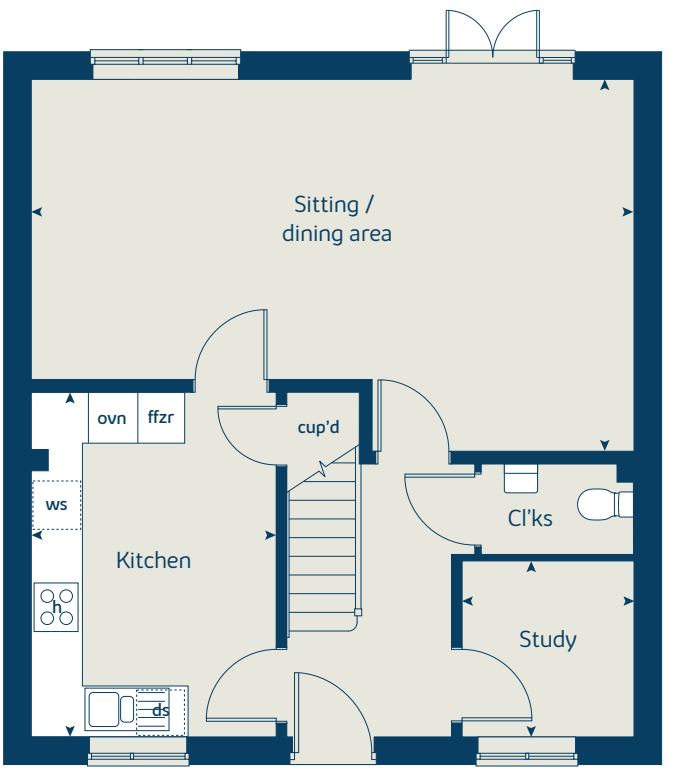
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Bovis Homes

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.

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.









Pebble Beach

Seaton

The specification shown is correct at the time of production. Bovis Homes is continually reviewing and updating the specification on all house/apartment types and therefore reserves the right to change specification details. Photographs depict typical Bovis Homes interiors and may include optional upgrades. For full details regarding the current specification and finishes, please speak to our sales consultant

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Bovis Homes

Specification

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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.







	2 bedroom	The Arnold	The Amberley	3 bedroom	The Southwold	The Sheringham	The Beer	The Epsom	The Salisbury II	4 bedroom	The Canterbury	The Buxton
Kitchen												
Choice of Standard 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					■	■	■	■	■		■	■
Indesit hob (60cm) with built-in single under oven, with stainless steel splashback and curved glass chimney hood		■	■		■	■	■	■	■			
Hotpoint hob (75cm) with built-in double high level oven, with glass splashback and curved glass chimney hood											■	■
Integrated (Indesit) 50 / 50 fridge freezer											■	■
Fridge / freezer space		■	■		■	■	■	■	■			
Space for integrated dishwasher with plumbing and electrics (inc. removable base unit)		■	■		■	■	■	■	■		■	■
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 sanitary ware suite		■	■		■	■	■	■	■		■	■
Ideal Standard close coupled WC to cloakroom			■		■	■	■	■	■		■	■
Ideal Standard low profile shower tray with glass enclosure to bedroom 1 en suite					■	■	■	■	■		■	■
Bath with handheld hair wash attachment					■	■	■	■	■		■	■
Shower over the bath (full height tiling to length and side of bath)		■	■									
Choice of standard Porcelanosa wall tiling (splashback, 450mm 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												
Front door with multi-point security locking system and security chain		■	■		■	■	■	■	■		■	■
PVCu double glazing to windows		■	■		■	■	■	■	■		■	■
Internal cottage style pre-primed doors with Brass Satin finish handles		■	■		■	■	■	■	■		■	■

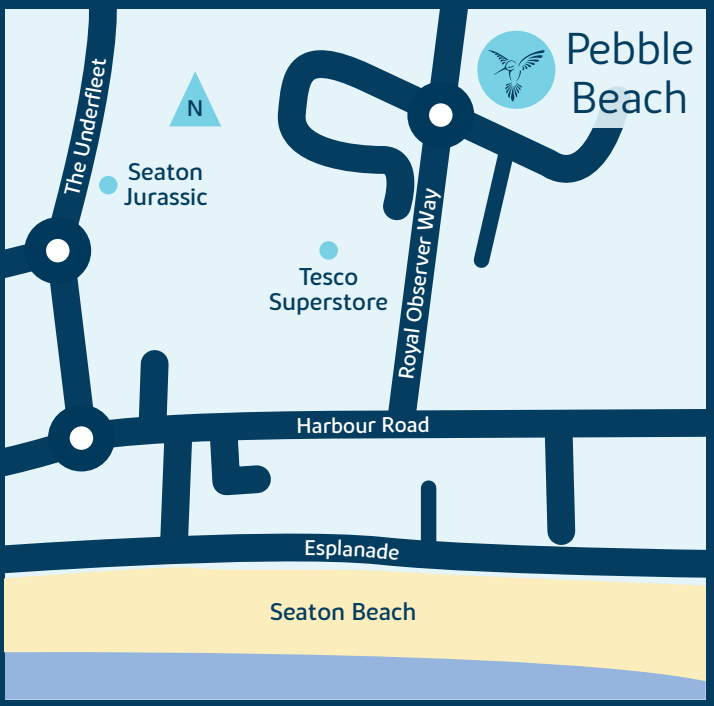
	2 bedroom	The Arnold	The Amberley	3 bedroom	The Southwold	The Sheringham	The Beer	The Epsom	The Salisbury II	4 bedroom	The Canterbury	The Buxton
Non-glazed casement doors between sitting / dining room (where applicable)											■	
Double glazed PVCu French doors (house type dependent)			■		■	■	■	■	■		■	■
Paving outside French / bi-fold doors and path to garage personnel (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 bedroom 1 and family room (where applicable)		■	■		■	■	■	■	■		■	■
Master telephone socket to sitting room and study (where applicable)		■	■		■	■	■	■	■		■	■
Gas central heating with wall mounted combi-boiler, programme selector and room thermostat(s)		■	■		■	■	■	■	■		■	■
Thermostatic valves to all radiators		■	■		■	■	■	■	■		■	■
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

This specification indicates, by means of a dot (■), the items that are included within the home. If there is no dot in a column, the item is not included. Any item not expressly listed or indicated within this specification is excluded from the standard build. For information on the Select upgrade options available depending on build stage, please speak with a sales consultant.

Pebble Beach

Harbour Road, Seaton
Devon EX12 2PB



From Axminster

- From Axminster, take the A358 towards Seaton
- At Boshill Cross, turn right onto the A3052, then immediately turn left onto the B3172
- Continue along the B3172 for a further two miles crossing the River Axe into Harbour Road
- Continue along Harbour Road and Pebble Beach can be found on the right hand side

From M5 Junction 30

- From Junction 30, follow the A3052 for approximately seven miles
- At mini roundabout, bear left onto the A3052
- Continue for approximately eleven miles
- At Seaton Tower Junction, turn right onto Seaton Down Hill on the B3172
- Continue onto Seaton Down Road. Turn right onto Harepath Road and take the first left onto Manor Road
- At the roundabout take the second exit onto The Underfleet
- Go straight over the roundabout
- At the next roundabout take the first exit into Harbour Road
- Pebble Beach can be found on the right hand side

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Cover photograph of Seaton Beach. Not view from the development. The streetscene has been produced for illustrative purposes only, please check the details of the homes you are interested in with the sales consultant.

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