

LOVELL
HOMES

PRESENTS



foxglove
meadows
WESTON-SUPER-MARE

WELCOME TO



Located in the village of Hutton, to the south east of Weston-super-Mare, Foxglove Meadows is a carefully considered collection of 2, 3 and 4 bedroom homes. Appealing to buyers at all stages of the property ladder - from first time buyers to growing families, or those looking to downsize - the choice of house styles available ensures that everyone is well-catered for.

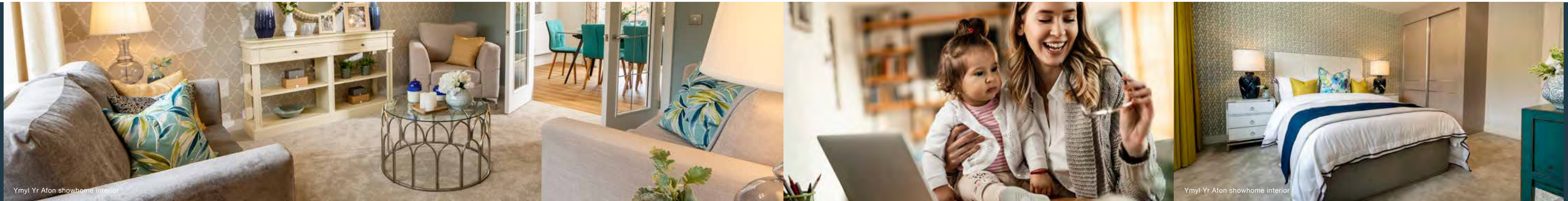




Lovell uses sustainable products wherever possible. So not only do our homes help look after the environment, but for homeowners, they also offer excellently insulated properties, minimal maintenance and they stand the test of time.

All of our homes are of extremely high quality and specification. Combining carefully considered contemporary design with rigorous build quality, Lovell homes are designed with flair, character and attention to detail. We want your home to be interesting, inviting and individual.

Most of all, once you step through the front door, we want you to know you're home.



Ymyl Yr Afon showhome interior

Ymyl Yr Afon showhome interior

Every one of the homes we build is built with one crucial extra element: pride. Lovell only builds high-quality homes and we make customer satisfaction our number one priority. This means that you enjoy extraordinary value for money, as well as a superior and distinctive home.





SQV
STYLE
QUALITY
VALUE

It's what makes
our homes unique

**At Lovell we believe your home should be more than about the right place at the right price.
It should also reflect your personality and tastes.**

That's why every Lovell home has Style, Quality and Value (or SQV, as we call it) built-in from the start,
making your new home somewhere you'll be proud to call your own.

S

INSPIRING STYLE

A Lovell home is well-known for contemporary design and featuring the latest in stylish fixtures and fittings, but that's not all. With the Lovell Inspirations range you can add all sorts of extras to make it truly your own.

Q

UNRIVALLED QUALITY

We are particularly proud of the superior specification and workmanship every one of our properties offers, with a rigorous attention to detail you'll simply love.

V

EXCEPTIONAL VALUE

But most of all, you'll love how surprisingly affordable and easy to own a Lovell home can be, especially with the range of purchase options available.

 foxglove
meadows
WESTON-SUPER-MARE



LIFE AT FOXGLOVE MEADOWS

From your new Lovell home you'll never be far from the seafront, with Royal Sands and Uphill beach less than two miles away. Head north along the coastline past Weston-super-Mare golf course and you'll soon reach the iconic Grand Pier - one of Weston's most popular attractions. With a host of rides, games and live entertainment on offer here, there are plenty of things for all to enjoy.

Venture inland into Weston-super-Mare town centre and you'll find yourself spoilt for choice when it comes to shopping or settling on somewhere to stop for a bite to eat. The Sovereign Shopping Centre features many familiar high-street names, Orchard Meadows is home to a large number of independent stores, and Grove Village is packed with boutique shops and cafes for you to enjoy.

For those looking for a day in the countryside, Hutton itself is situated on the western tip of the Mendip Hills, a designated Area of Outstanding Natural Beauty (AONB). This large range of limestone hills is famed for its stunning landscape of steep slopes, spectacular gorges and breath-taking views. The hilltops themselves features hundreds of ancient monuments, whilst the grasslands and woodlands are home to a vast array of wildlife.



Weston-super-Mare Beach



Grand Pier



Uphill Beacon



Sovereign Shopping Centre

PLACES TO SEE,
LOCATIONS TO EXPLORE

Just as memorable are the landscapes, with a whole host of unique and picture-perfect destinations worthy of a visit.

Featuring four AONB's and a National Park, there are many natural wonders to admire throughout the region.

When thinking about work, Foxglove Meadows is in the ideal spot for commuting throughout the south west of the country and beyond. The town's rail service means that you're only ever 30 minutes from Bristol by train, and the M5 motorway is less than five miles away meaning Taunton and Exeter are within reach too.

It's a location that ticks all of the boxes.



Cheddar Gorge



Roman Baths, Bath



Wells Cathedral



Glastonbury

As one of the larger counties in England, you'll find that there's lots to do in Somerset. With glorious beaches close to home, and famous landmarks such as Cheddar Gorge and Glastonbury only slightly further afield, you'll never be short of locations to spend your free time.

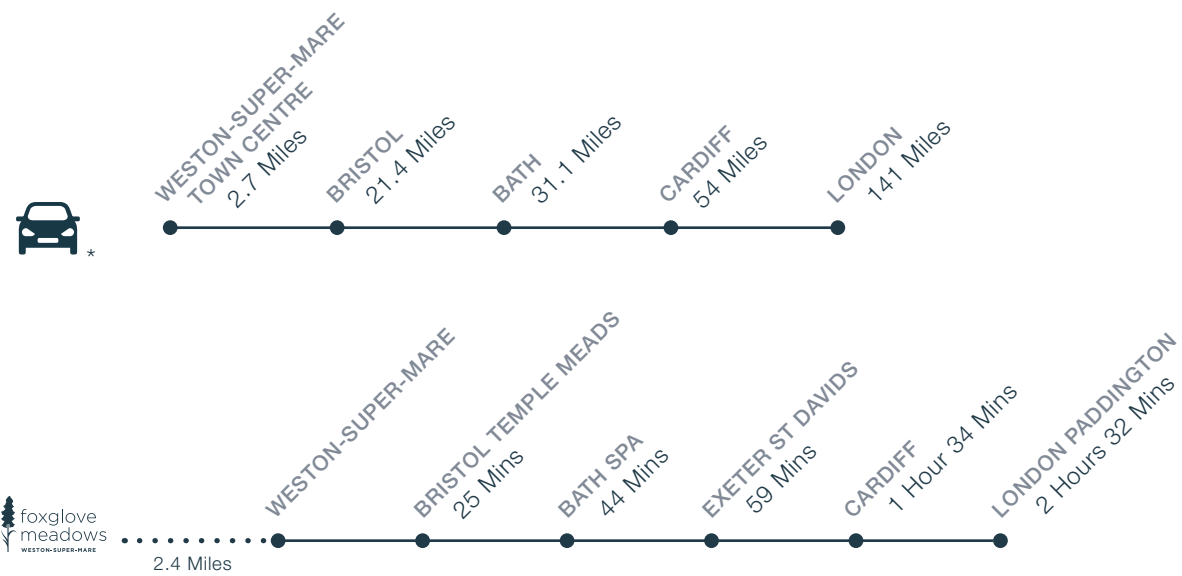
Rich in history and heritage, there are an endless number of reminders of the county's past for you to discover, from the ancient Roman Baths to Wells Cathedral - and the second highest number of listed buildings outside of London.



IDEALLY LOCATED



Foxglove Meadows is easily accessible by road and rail, with Weston-super-Mare railway station a little over 2 miles away. There are regular services southwards towards Exeter, and north to Bristol and beyond. Bristol airport, located just over 13 miles away, can also transport you to 130 destinations across 30 countries.



*Distances taken from Google Maps. **Average times taken from thetrainline.com.

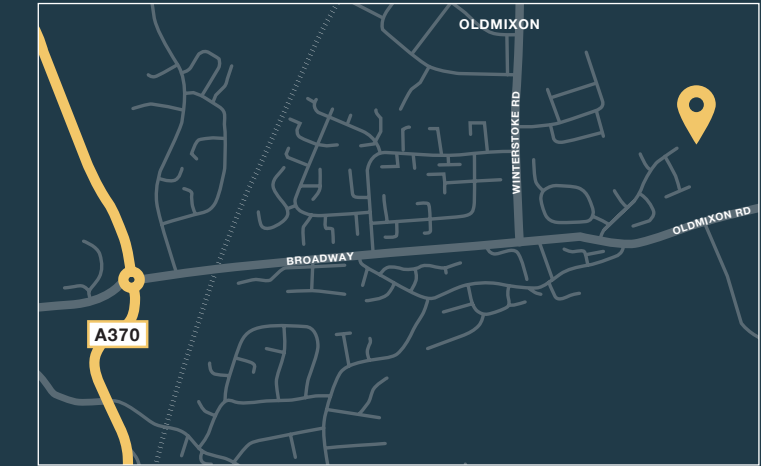
FROM THE NORTH

Head south along the M5, before leaving at Junction 21. Keep right and take the third exit from the roundabout onto the A370 (signposted Weston-super-Mare). Take the second exit from each of the next three roundabouts, continuing along the A370, and then at the Winterstoke Roundabout take the first exit onto Winterstoke Road. Continue for one mile, before turning left onto Broadway. Woodside Avenue is the first turn on the left, with Foxglove Meadows located at the end of the road.



FROM THE SOUTH

Head north along the M5, before leaving at Junction 22. Take the third exit at the roundabout onto the A38 Bristol Road. Continue to the East Brent Roundabout, then take the first exit onto the A370. After five miles, upon reaching Weston General Hospital, take the third exit from the roundabout onto Broadway. Head straight on at the mini-roundabout, then take the next left onto Woodside Avenue. Foxglove Meadows is located at the end of the road.



FROM WESTON-SUPER-MARE

Head south along the A370 following signs for Weston General Hospital. Upon reaching the hospital, take the first exit from the roundabout onto Broadway. Head straight on at the mini-roundabout, then take the next left onto Woodside Avenue. Foxglove Meadows is located at the end of the road.

HOW TO PURCHASE

Buying a new Lovell home couldn't be easier. Follow our guide and you'll be home in no time!



REGISTER

Register your interest with Lovell and we will put you in touch with an Independent Financial Advisor for free advice. You can seek your own advice but you will also need to be qualified by Lovell.



CHOOSE AND RESERVE

Secure your new home with a reservation fee which goes towards the total purchase price. It's then reserved in your name while the legal processes are completed.



KEEPING THINGS MOVING

Pass our Sales Executive your solicitor's details so that we can send on the contract documents. Arrange your mortgage if you need one. You can do this yourself or we can put you in touch with an Independent Financial Advisor to help.



EXCHANGING CONTRACTS

Once you've had your formal mortgage offer, your solicitor will inform you when it's time to exchange contracts. You will now pay your deposit, which will be sent to us with your signed contract.



NEARLY THERE

Under the terms of the contract we need to allow time for financial completion. Once this has happened, we will ask your solicitor to request funds and pay the balance of the purchase price. The deeds are transferred into your name and you now own your new Lovell home!



MOVING IN

We will arrange for your meters to be read on the day of legal completion. Our Sales Executive will hand you the keys and a handover certificate.

The direction your new home faces, its exterior details and construction materials may differ from what you see in this brochure. Individual features such as kitchen and bathroom layouts, doors and windows may vary. The illustrations used throughout are indicative and may be subject to change. For detailed information on individual plots, ask our sales staff. The dimensions in the brochure are within 50mm (2") but shouldn't be used as an accurate basis for furnishings, furniture or appliance spaces. You will need to take actual measurements. Specification details are subject to change without prior notice. Should a replacement be required, this will be to an equal or higher standard. Consequently these particulars represent a general guide only and cannot be relied upon as accurately describing and of the Specified Matters prescribed by any order made under Consumer Protection from Unfair Trading Regulations 2008 (CPRs). Foxglove Meadows is a marketing name and may not form part of the final postal address. This brochure is a purchasing guide and does not form a contract, part of a contract or a warranty. Details are correct at time of going to print.



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lovell.co.uk

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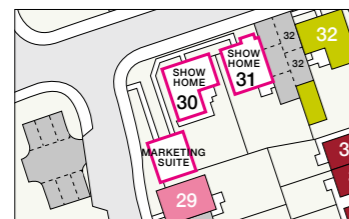
A MORGAN SINDALL GROUP COMPANY

THE
DEVELOPMENT

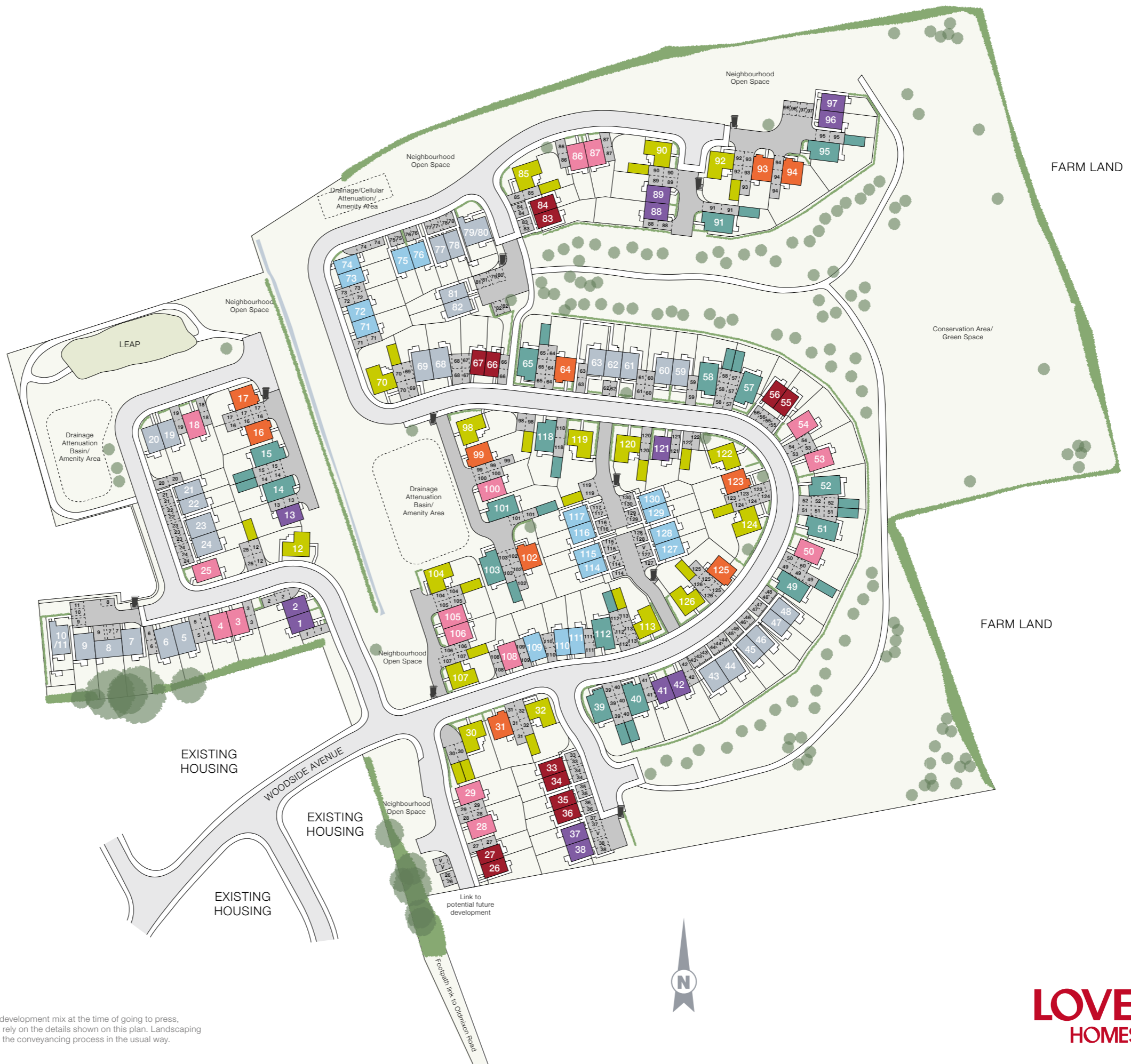


- ASHBERRY
2 bedroom home
- MILTON
3 bedroom home
- BYRON
3 bedroom home
- BRONTE
3 bedroom home
- TENNYSON
4 bedroom home
- KIPLING
4 bedroom home
- AFFORDABLE HOMES
FOR SHARED OWNERSHIP
- AFFORDABLE HOMES
FOR RENT

BIN COLLECTION POINT



MARKETING SUITE & SHOW HOMES



This development layout plan depicts the intended layout and development mix at the time of going to press, however those intentions may change and a purchaser cannot rely on the details shown on this plan. Landscaping shown is only indicative. Any queries should be raised through the conveyancing process in the usual way.

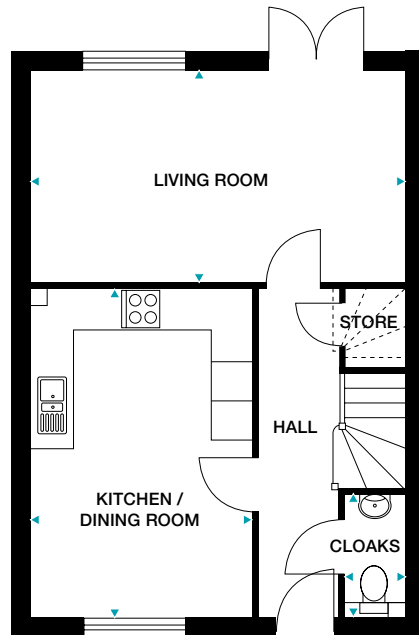
BYRON
3 bedroom home



BYRON

3 bedroom home

Plots 3, 4, 18, 25, 28, 29, 50, 53, 54, 86, 87, 100, 105, 106 and 108

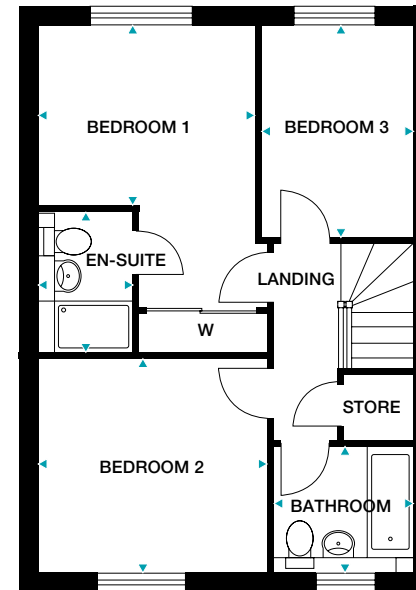


GROUND FLOOR

Kitchen/Dining Room 3385mm x 5085mm (max) 11'1" x 16'8" (max)

Living Room 5747mm x 3262mm 18'10" x 10'8"

Cloaks 888mm x 1900mm (max) 2'11" x 6'2" (max)



FIRST FLOOR

Bedroom 1 3347mm x 2779mm 10'11" x 9'1"

En-suite 1463mm x 2205mm (max) 4'9" x 7'2" (max)

Bedroom 2 3538mm x 3338mm 11'7" x 10'11"

Bedroom 3 2351mm x 3312mm 7'8" x 10'10"

Bathroom 2160mm x 1963mm (max) 7'1" x 6'5" (max)

Dimensions stated are within 50mm (2") but should not be used as a basis for furnishings, furniture or appliance spaces etc. Dimensions for such purposes must be verified against actual site measurements. Please note the handing of plots may vary from the floor plans shown. Please check individual plot details with our sales team.

**LOVELL
HOMES**

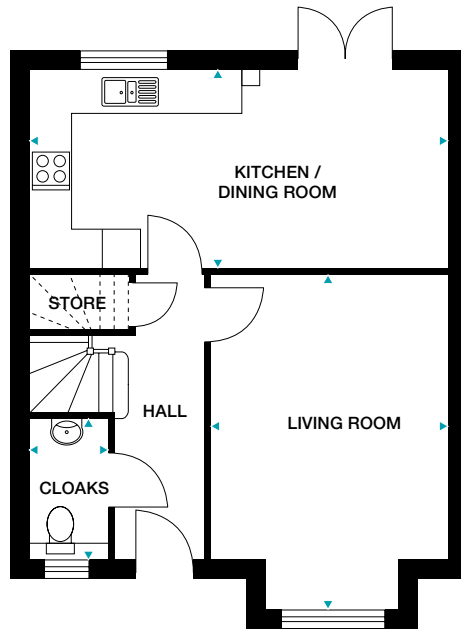
BRONTE
3 bedroom home



BRONTE

3 bedroom home

Plots 16, 17, 31, 64, 93, 94,
99, 102, 123 and 125

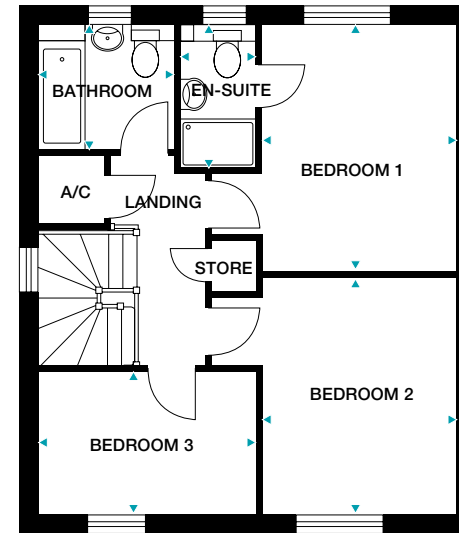


GROUND FLOOR

Kitchen/Dining Room 6534mm x 3100mm (max) 21'5" x 10'2" (max)

Living Room 3718mm x 5247mm 12'2" x 17'2"

Cloaks 1238mm x 2190mm (max) 4'0" x 7'2" (max)



FIRST FLOOR

Bedroom 1 3046mm x 3868mm 9'11" x 12'8"

En-suite 1225mm x 2239mm (max) 4'0" x 7'4" (max)

Bedroom 2 3028mm x 3729mm 9'11" x 12'2"

Bedroom 3 3457mm x 2253mm 11'4" x 7'4"

Bathroom 2151mm x 1963mm (max) 7'0" x 6'5" (max)

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HOMES**

THE SPECIFICATION





SPECIFICATION

All housetypes include:

- 10 year NHBC Warranty • 2 Year emergency cover • Gas central heating
- Symphony fitted kitchen with soft closers to cupboards & drawers • Worktop with upstands • Fan assisted oven in brushed steel
Brushed steel gas hob with cooker hood • Stainless steel splashback • 1 ½ bowl stainless steel sink with mixer tap • Fridge freezer
 - Plumbing for washing machine
- White Kohler sanitaryware • Porcelanosa wall tiles* to bathrooms, cloakrooms and en-suites**
 - Birtley high performance, low maintenance front door** • White satin internal doors
- Grey UPVC double-glazed windows, rear door and French doors (where specified on plans) • Chrome internal ironmongery
- White sockets and switches • TV, BT sockets & Chrome downlighters (please ask sales executive for details of positioning)
 - Pendant light fitting to all other rooms • Chrome door bell
- White emulsion walls and ceilings • White satin finish to woodwork
 - Mains-operated smoke detectors to all floors
- Timber 1800mm close board fence on timber posts*** • Paving slabs to patio area*** • PIR light to front door

* Choice of tiles subject to build stage ** Please check with Sales Executive for details of specific housetype *** Refer to landscaping and boundary treatment plan