



BOWNHAM VIEW

Rodborough, Gloucestershire

Redcliffe.
WELCOME HOME



WELCOME HOME

Bownham View is simply Unique.

Set within a truly awe inspiring setting, these very special four and five bedroom homes, designed by award winning architects, BBA of Bath, provide that rare combination of individually designed new energy efficient homes within a truly stunning environment.

Each home is unique, designed to meet individual and changing needs, with comfort and style very much to the fore.

We are very proud of our latest development, and we hope you will be too!

Redcliffe.
WELCOME HOME



TAKING IN THE SCENERY

Located within the Cotswolds in the heart of Gloucestershire



Bownham View is perched on the escarpment overlooking the Golden Valley, providing a truly spectacular setting for our latest development of bespoke homes.

With wonderful views, Bownham View is but a stones throw from nearby Minchinhampton & Rodborough Commons and the village of Minchinhampton, which as you would expect offers a wide range of local facilities, sports activities and community groups.

The village is highly regarded for its architecture, history and atmosphere, whilst having a thriving and active community.

Although set in a tranquil setting, Bownham View is strategically located to provide swift and easy access to the surrounding countryside, Cheltenham, Cirencester, Swindon, Bristol and Bath and the motorway network beyond.

Of course it is also accessible to some of the best schooling and shopping in the country and to the many diverse and wide ranging cultural and sporting activities the County has to offer.





RURAL LIFE

A bespoke development of exceptional homes in a peaceful and relaxed setting



Bownham View is a unique development of four and five bed detached homes situated in the Parish of Rodborough. The Parish lies south of the town of Stroud, north of the town of Nailsworth and north-west of the village of Minchinhampton.

The parish has a vibrant and friendly community with its local primary schools, pubs, a community hall, the renowned Bear of Rodborough Hotel adjacent to 300 acres of National Trust-owned land and is home to the historic Winstones Ice Cream Factory.

As you would expect there is a wealth of leisure activities and community groups from a play group to a line dancing club.

Rodborough is ideal for those who want to enjoy the peaceful setting of rolling hills and open spaces above the Stroud Valleys and Severn estuary and embrace the rural lifestyle and local community to the full.

Whatever your personal preference, we are sure you will be delighted to call 'Bownham View' home.





BOWNHAM VIEW

A bespoke development of exceptional homes in an awe inspiring setting.



Bownham View is an individually designed scheme by award winning BBA Architects of Bath who have created an exceptional development of just seventeen homes, many in natural materials to compliment the schemes exceptional location.

Each home is unique, many with far reaching views across the Valley; all are energy efficient with quality materials throughout.

Whilst traditional in design, each home has sought to reflect and meet today's demanding needs and the many competing priorities of a busy household.

We have sought to capture that essence of "contemporary elegance".

The internal layouts are spacious and allow for flexible and open plan living, whilst providing opportunities for peace and quiet within the home!

Finishes, as you would expect, are not compromised and exude quality throughout.



SITE PLAN

THE WOODCHESTER
5 bedroom home
(Houses 12 & 13)

THE NAILSWORTH
5 bedroom home
(Houses 6, 7, 10, 11 & 17)

THE HAMPTON
4 bedroom home
(Houses 8, 9, 14, 15 & 16)

AFFORDABLE HOMES
(1, 2, 3, 4 & 5)

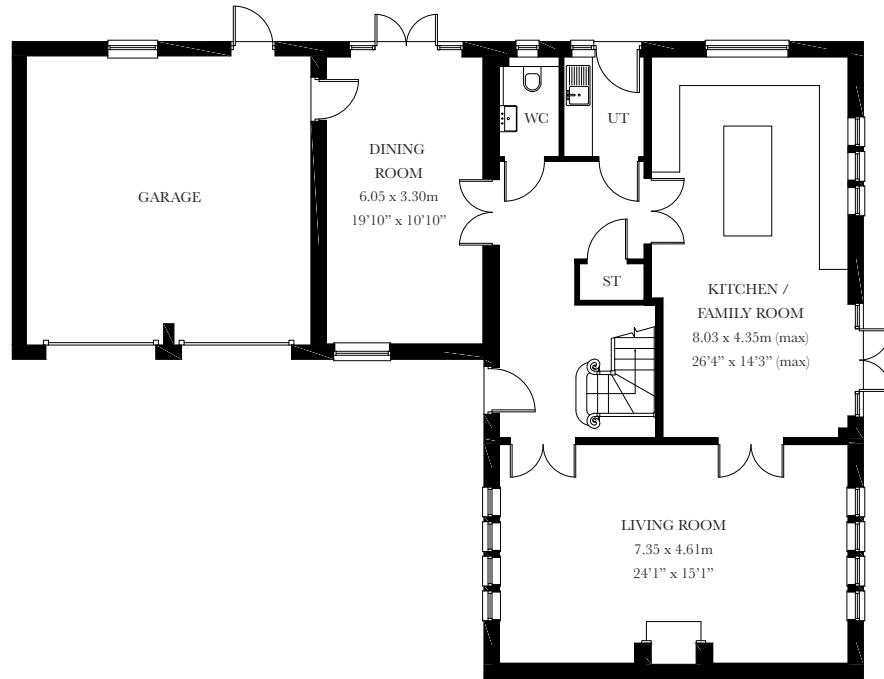


This site plan is for orientation purposes only. All external finishes, colours, landscaping, layouts, boundaries should be checked with the Sales Advisor at the time of reservation.

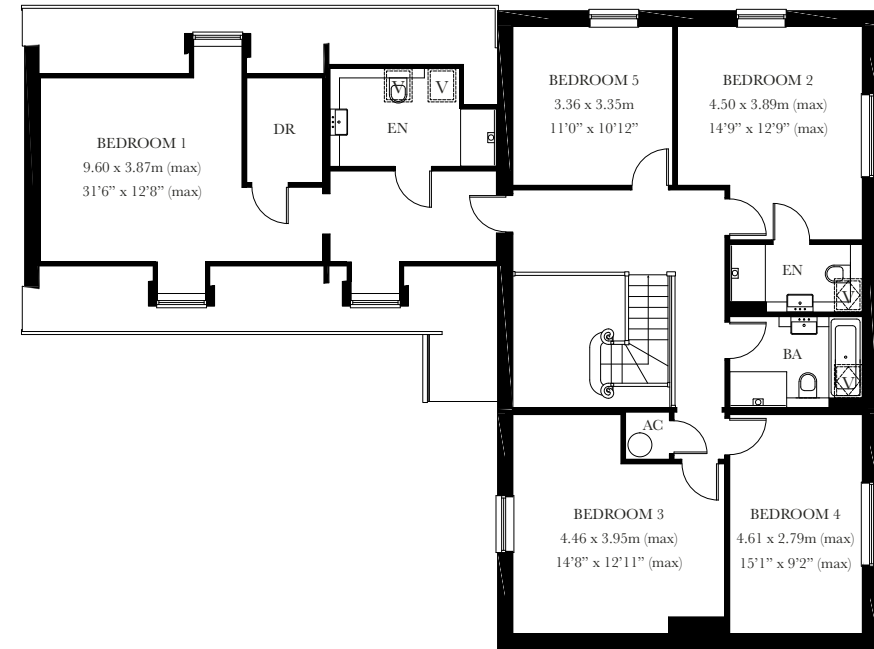


THE WOODCHESTER

Houses 12 & 13 – Five bedroom homes



Ground Floor



First Floor

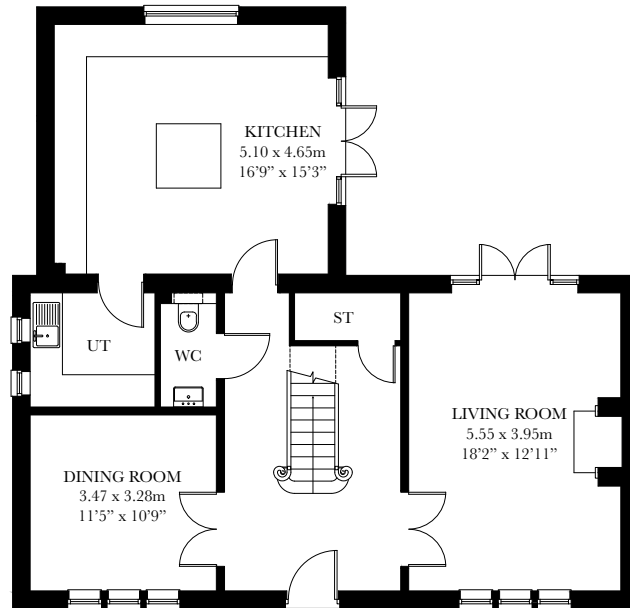


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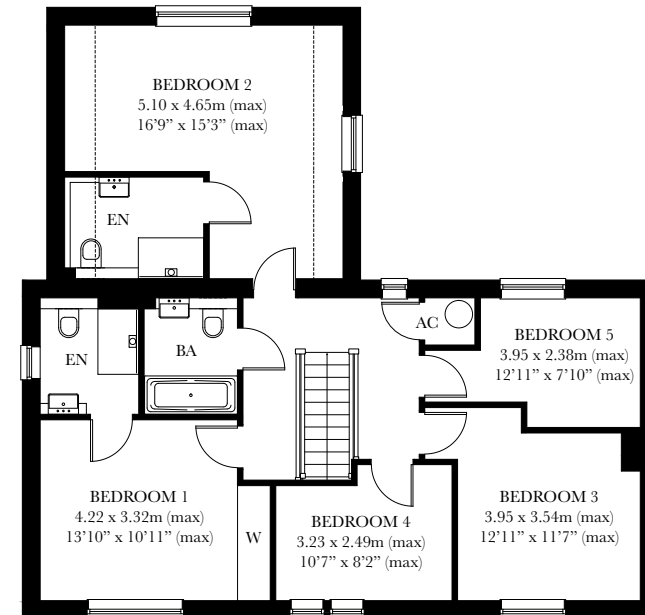


THE NAILSWORTH

Houses 6, 7, 10, 11 & 17 – Five bedroom homes



Ground Floor



First Floor

The Nailsworth is 1,863 sq ft (gross) / 173.1 sq m (gross) UT = Utility EN = En-suite BA = Bathroom AC = Airing Cupboard ST = Storage W = Wardrobe WC = Cloakroom

Plots 6, 10, 11 (As Above) 7 & 17 (Opposite Hand)

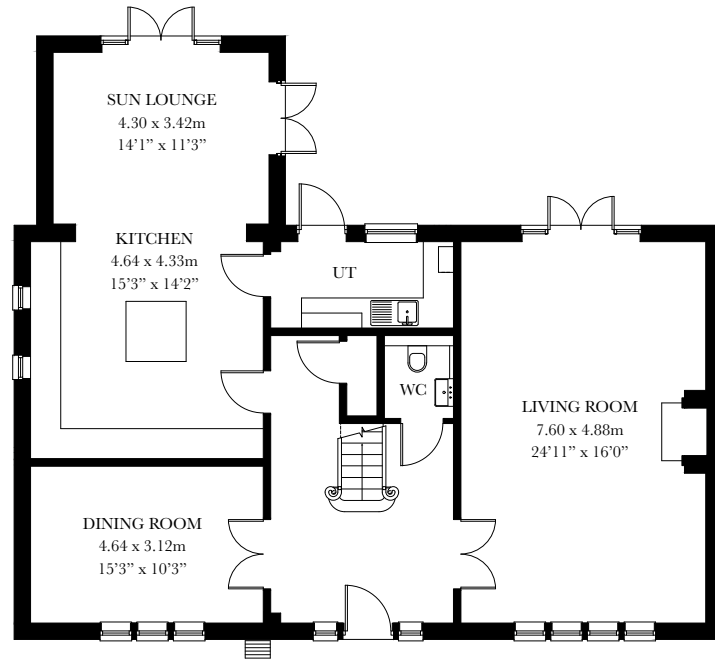


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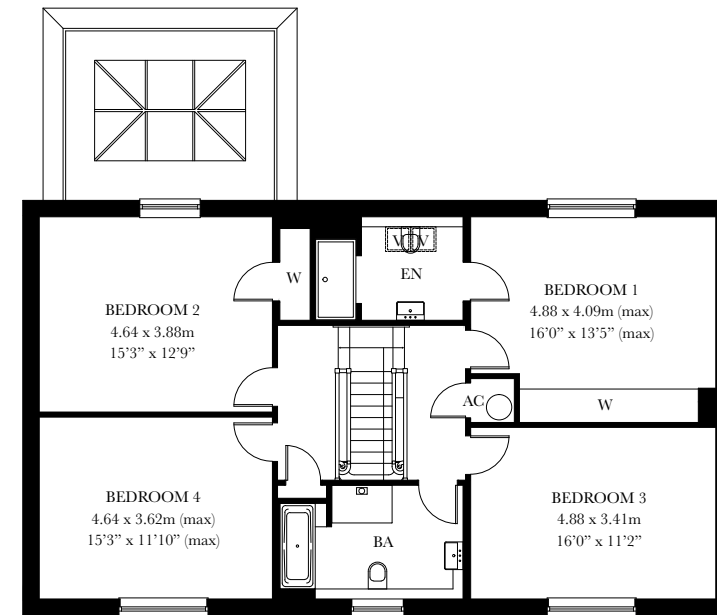


THE HAMPTON

Houses 8, 9, 14, 15, 16 – Four bedroom homes



Ground Floor



First Floor

The Hampton is 2,372 sq ft (gross) / 220.4 sq m (gross) UT = Utility EN = En-suite BA = Bathroom AC = Airing Cupboard W = Wardrobe V = Velux Window WC = Cloakroom

Plots 14 (As Above) 8, 9, 15, & 16 (Opposite Hand)



This is a computer generated image, details may vary.



IT'S ALL ABOUT THE FINISHES

An impressive specification



KITCHEN

- Superb choice of kitchens with soft close doors and drawers
- Granite or Silestone worktops with matching upstands
- Bosch induction hob and cooker hood
- Wine cooler
- Two built-in Bosch single ovens
- Integrated Bosch microwave, fridge/freezer and dishwasher
- Ceramic floor tiling to kitchen, sun room* and utility*

BATHROOM & EN-SUITE

- Villeroy & Boch Sanitary ware
- Half height tiling on all walls to

bathrooms and en-suites with full height tiling to enclosure or bath

- Wall tiled panel behind WC, floor to ceiling behind basin to cloakroom
- Hansgrohe taps and showers

LIGHTING

- Low energy LED chrome downlights to kitchen, utility, cloakroom, bathroom and en-suites
- External mounted light fittings to front and rear
- Power and lighting to double garages within immediate curtilage of the property
- Under cupboard lighting to the kitchen

ELECTRICS

- Sky+ outlet to living room
- TV points to kitchen, dining/family room and all bedrooms
- Wiring for future satellite dish installation
- Telephone points to hallway, study, living room, kitchen and master bedroom
- Chrome shaver point to bathroom and en-suites
- Polished chrome switch and socket plates, with black insert switch, to living room, hallway, landing, study, dining/family room, kitchen and utility.
- Outside socket to rear of property

- Mains smoke alarm with battery back up in hall and on landing
- Wired security alarm
- Electrically operated garage door

GENERAL

- Built in wardrobe to master bedroom
- Oak veneered inlay internal doors with chrome plated ironmongery
- Timber front door with chrome ironmongery
- Outside tap to rear and side of property
- Timber garage doors

- Worcester Bosch heating and hot water system
- 10 year Premier Warranty

*Where applicable

Please ask our Sales Advisor for full specification of individual homes. Photographs are used for illustrative purposes only and depict typical interiors from previous Redcliffe Homes developments.



INDULGE YOURSELF

The choice is yours



Every home at Bownham View is individually designed by award-winning architects BBA and created by our team of experienced builders and skilled craftsmen all with a passion for quality.

We finish our homes to the highest standards then assist you in creating your new home which reflects your individuality and taste. Because we want you to have the home of your dreams, we can help you personalise it, selecting the kitchen, tiling and other finishes that perfectly reflect your desires.*

We understand that buying a new home is one of the most important decisions you will make, so you can be confident that when purchasing a Redcliffe home you are buying a timeless classic where innovation and tradition combine to create a sustainable, stylish yet practical home.

Redcliffe Homes is a long established independent housebuilding company where every individual is involved to ensure that our homes are of the highest quality.

*Subject to the build progress/stage.



REDCLIFFE CUSTOMER CARE

Making your move to a Redcliffe Home as smooth as possible



Redcliffe Homes has been synonymous with creating desirable homes for over thirty years and we take great pride in providing you with your dream home. From the first time you visit us to the day you move in, we aim to provide you with a first class service dedicated towards helping you settle into your new home.

We involve our customers at every possible opportunity. You will be invited to a Home Demonstration which provides a valuable opportunity for you to understand the functional aspects of your new home and to ask any questions or resolve any queries you may have.

On your move-in day your dedicated Sales Advisor will be there to ensure that the move-in is as smooth as possible. Once you have settled in, our customer care team will contact you to ensure you are delighted with your new home, and that any 'niggles' are dealt with quickly and without fuss.

A comprehensive information pack is provided with details of all the working instructions of your new home and we are always at the end of the phone to help. The 10 year Premier warranty provides further peace of mind, part of which Redcliffe offers a 2 year warranty after legal completion.





CREATING DESIRABLE HOMES IN SOUGHT AFTER LOCATIONS

Welcome Home



We have been building desirable homes in the most sought after locations for over thirty years, and yet our passion remains the same; to build well designed homes of which we can all be proud.

We search out the best locations, engage the most talented architects and employ only experienced and dedicated contractors, who all share our commitment to create unique homes and communities.

From stone built homes in rural villages to Regency style town houses in Bath, we

only use the best of materials and quality fittings all combining to create that elusive uniqueness; homes that are distinctive, desirable and truly individual.

Using tried and tested methods of construction yet with innovative design, we ensure our homes incorporate contemporary features, making the most of energy efficient systems, whilst not compromising on your comfort and enjoyment in your new home.

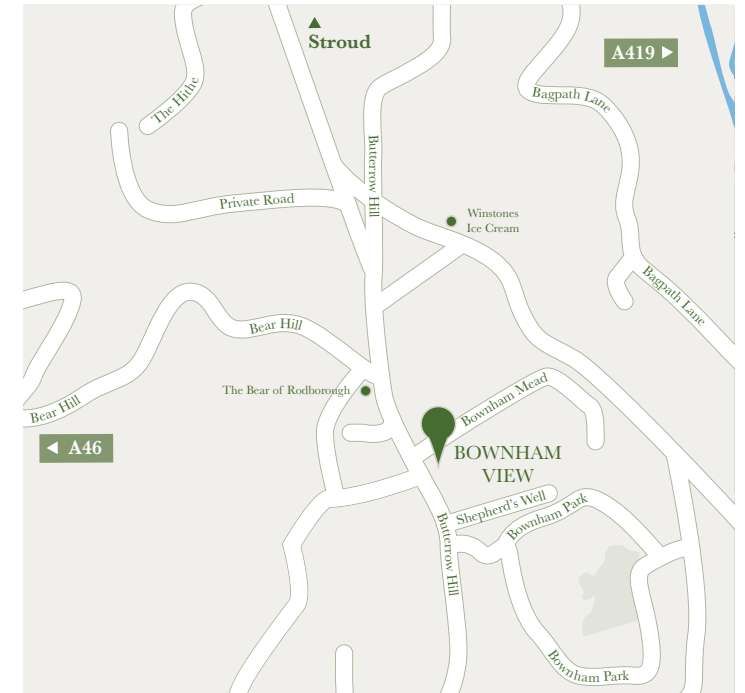
We hope you will share our passion and truly enjoy your Redcliffe home.





SAT NAV
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BOWNHAM VIEW
Bownham Mead
Rodborough
Gloucestershire



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