

Croudace
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The contents of this brochure have been produced in good faith. Architectural details and elevational treatments, including window styles and positions, may vary. All dimensions are approximate. We continually review the specification of our product and reserve the right to amend it. This brochure does not form part of any contract or constitute an offer.

Please check with our Home Buying Advisor for detailed information regarding your chosen housetype and plot.

This brochure was designed by Croudace Homes' Marketing Department and printed in September 2008 using chlorine free paper made with wood pulp obtained from sustainable forests.

THE Chase

A selection of 2, 3 and 4 bedroom homes in Huntingdon, Cambridgeshire





Images shown are of Huntingdon and nearby areas and do not reflect the specific location of The Chase:
this page Riverside Park, opposite page (left to right, top to bottom) Houghton Mill, Oliver Cromwell monument in
St Ives, Hinchingsbrooke Country Park, St Benedict's Court, Market Inn, Huntingdon High Street, Town Hall Plaque,
Sebastopol Cannon, Huntingdon High Street, Cromwell Museum.

Welcome to Huntingdon

Huntingdonshire is centred around the beautiful River Great Ouse and its historical market towns – Huntingdon being the main shire town for over 1000 years. The importance of the town grew as a result of its natural crossroads position where Roman roads from London and Colchester crossed the River Great Ouse.

During the 16th and 17th centuries the town became a coaching centre and many of the old inns still survive including one where the well known highwayman Dick Turpin is reputed to have stayed. Another famous name associated with Huntingdon's history is Oliver Cromwell, 'Lord Protector of the Commonwealth' from 1653 to 1658, who was born in the town in 1599.

The town is rich in history but also boasts a modern range of shops, bars, restaurants and pubs to suit everyone's taste and needs.

Nearby Riverside Park offers a place to escape the town's hustle and bustle and Portholme, covering over 300 acres, is said to be the biggest lowland meadow in England. Just on the edge of Huntingdon is Hinchingsbrooke Country Park with 170 acres of woodland, meadows, lakes and ponds offering the chance to see a variety of wildlife.

Ideally located for road and rail, Huntingdon offers close access to A14 towards Northampton to the west and A1(M) towards Peterborough to the north. Travelling south along the A14, Cambridge is just over 20 miles away with access to M11 towards M25 and London to the south. Located just over a mile from The Chase, Huntingdon railway station offers a service direct to London Kings Cross with a journey time of around an hour.



Home Finder

Home



Rb	The Robinias	3 and 4 bedroom homes
Ta	The Tansy	3 bedroom home
Sn	The Snowberry	3 bedroom home
Hy	The Holly Family	3 bedroom homes
Cy	The Cypress	3 bedroom home
Cf	The Cornflower	2 bedroom home
Lb	The Lobelia	2 bedroom home
Dh	The Dahlia	2 bedroom home
Vo	The Viola	2 bedroom home
	Housing Association	



The Robinias



The Tansy



The Snowberry



The Holly Family



The Cypress



The Cornflower



The Lobelia



The Dahlia



The Viola

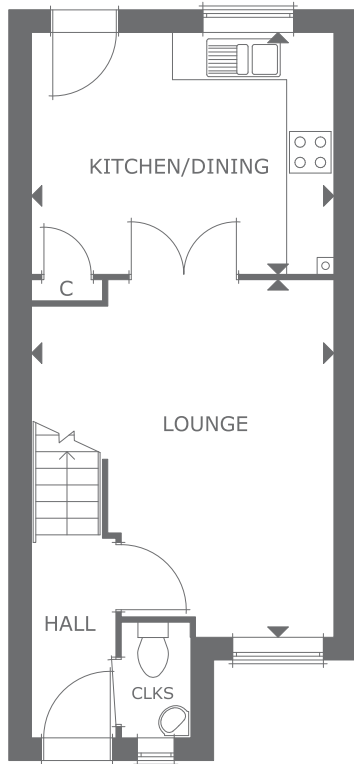




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The Robinia *3 + 4 Bedroom homes*

Ground Floor



Lounge 3.94m x 4.67m (12'11" x 15'4")
 Kitchen/Dining 3.94m x 3.14m (12'11" x 10'4")

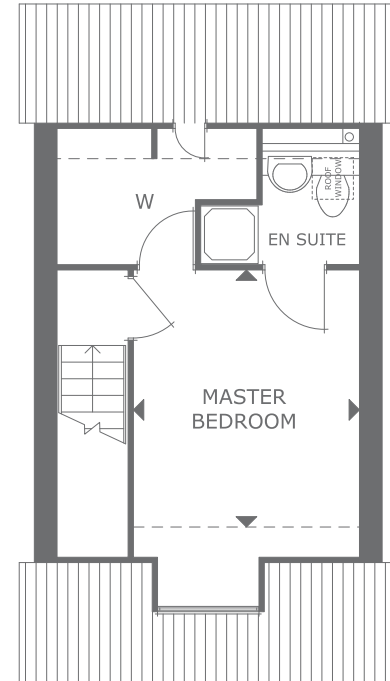
First Floor



Bedroom 2 3.94m x 2.84m (12'11" x 9'4")
 Bedroom 3 1.97m x 2.92m (6'6" x 9'7")

Plot 50 only
 Bedroom 4 2.84m x 5.18m (9'4" x 17'0")

Second Floor



Master Bedroom To a roof height of 1.5m (4'11")
 2.93m x 3.34m (9'7" x 10'11")

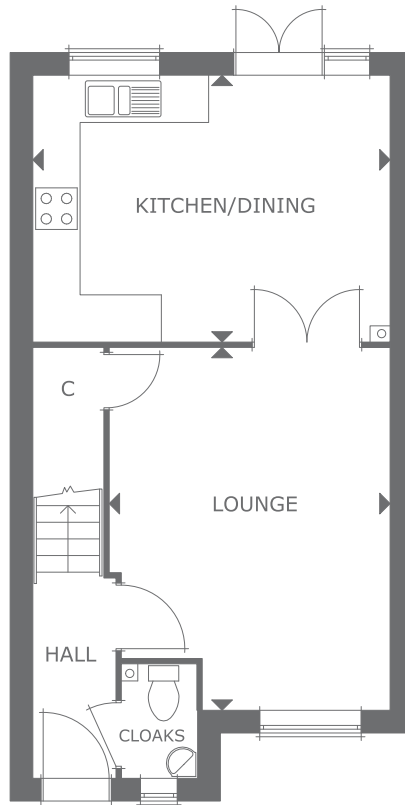
Please note that plots 21, 22, 48 and 49 vary from these plans in elevational treatments. Please speak to our Home Buying Advisor for more details.



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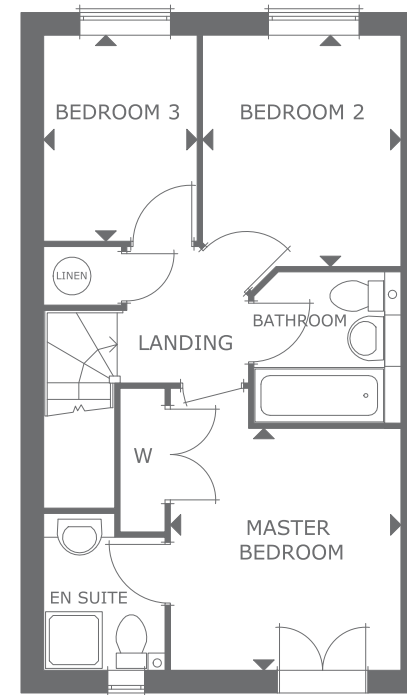
The Tansy *3 Bedroom home*

Ground Floor



Lounge 3.66m x 4.74m (12'0" x 15'7")
Kitchen/Dining 4.67m x 3.47m (15'4" x 11'5")

First Floor



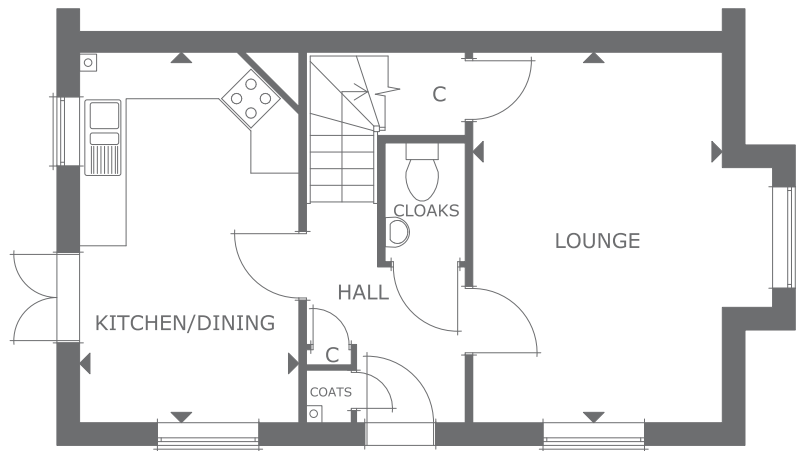
Master Bedroom 2.99m x 3.14m (9'10" x 10'4")
Bedroom 2 2.57m x 3.00m (8'5" x 9'10")
Bedroom 3 1.97m x 2.67m (6'6" x 8'9")



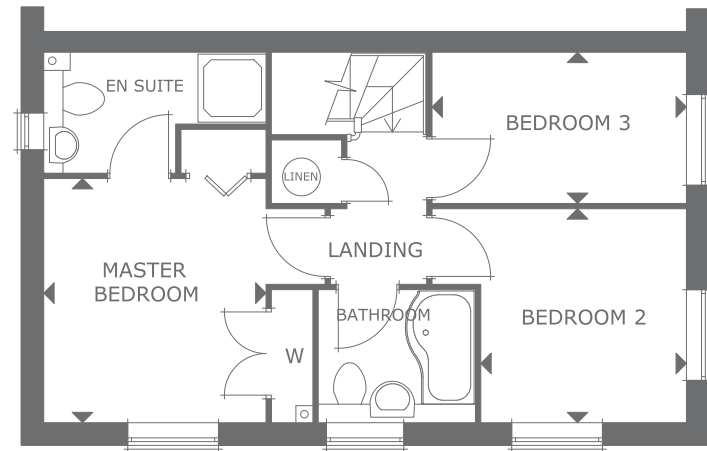
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The Snowberry *3 Bedroom home*

Ground Floor



First Floor



Lounge 3.24m x 4.84m (10'7" x 15'10")
Kitchen/Dining 2.84m x 4.84m (9'3" x 15'10")

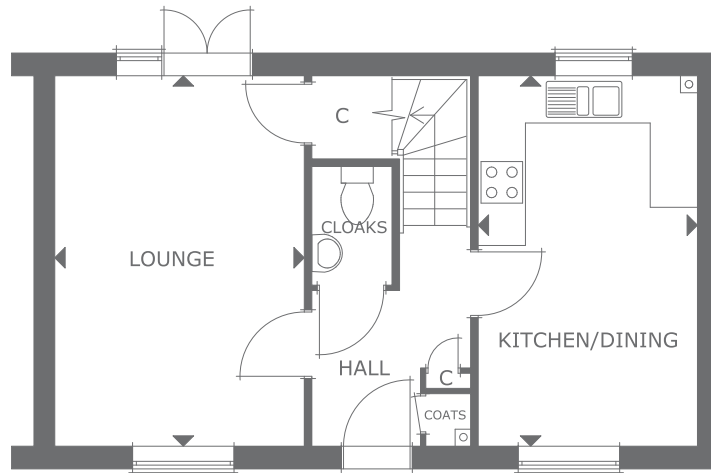
Master Bedroom 2.88m x 3.17m (9'6" x 10'4")
Bedroom 2 2.66m x 2.77m (8'8" x 9'1")
Bedroom 3 3.31m x 1.94m (10'10" x 6'4")



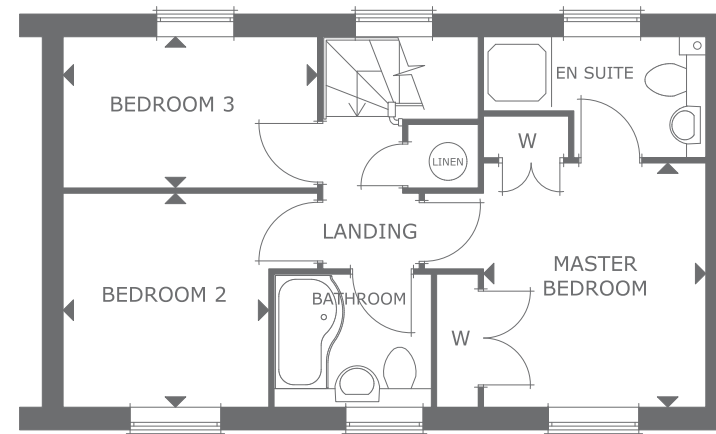
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The Winterberry Holly *3 Bedroom home* (Plots 45 and 46)

Ground Floor



First Floor

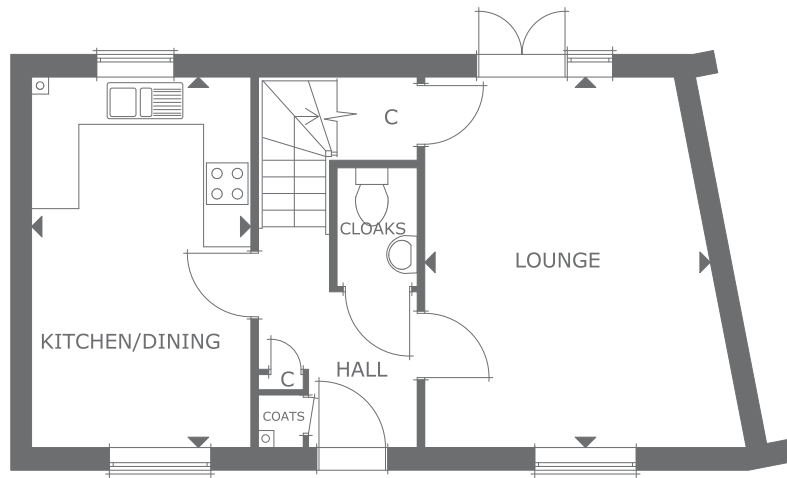


Lounge 3.24m x 4.84m (10'7" x 15'10")
Kitchen/Dining 2.84m x 4.84m (9'3" x 15'10")

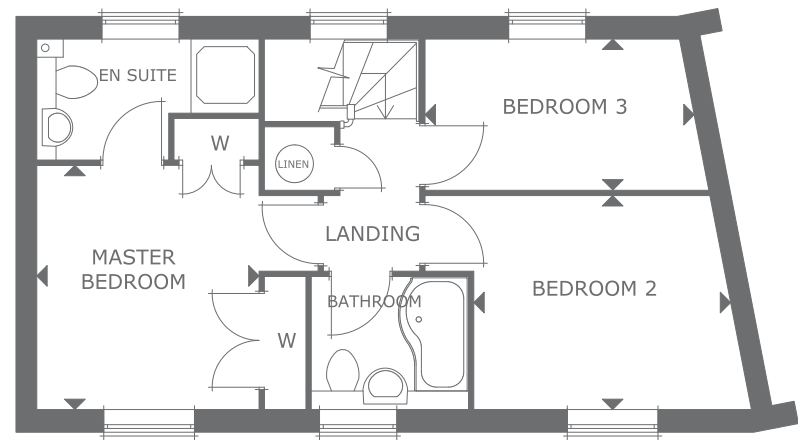
Master Bedroom 2.88m x 3.17m (9'6" x 10'4")
Bedroom 2 2.66m x 2.77m (8'8" x 9'1")
Bedroom 3 3.31m x 1.94m (10'10" x 6'4")

The Evergreen Holly *3 Bedroom home* (Plots 17, 19 and 20)

Ground Floor



First Floor



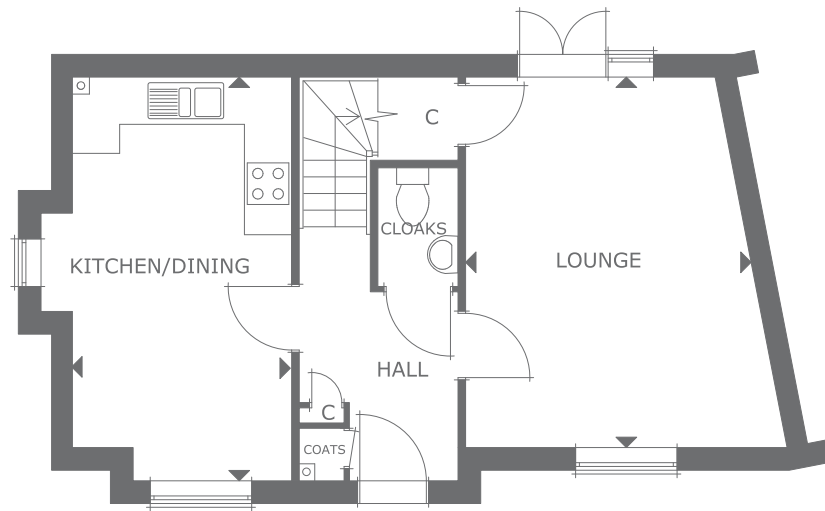
Note: Plot 17 differs slightly with front projection

Lounge Average 3.72m x 4.84m (12'2" x 15'10")
 Kitchen/Dining 2.84m x 4.84m (9'3" x 15'10")

Master Bedroom 2.88m x 3.17m (9'6" x 10'4")
 Bedroom 2 Average 3.34m x Max. 2.77m (10'11" x 9'1")
 Bedroom 3 Average 3.50m x 1.94m (11'6" x 6'4")

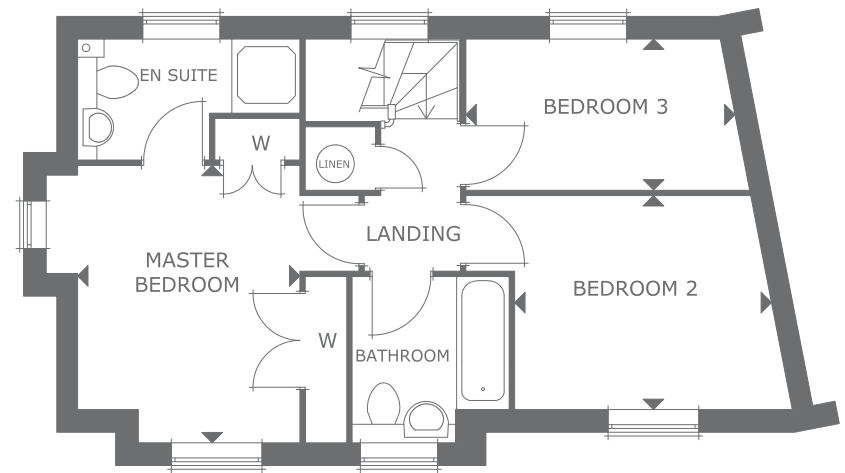
The Meadow Holly *3 Bedroom home* (Plot 18)

Ground Floor



Lounge Average 3.72m x 4.84m (12'2" x 15'10")
Kitchen/Dining 2.84m x Max. 5.28m (9'3" x 17'4")

First Floor



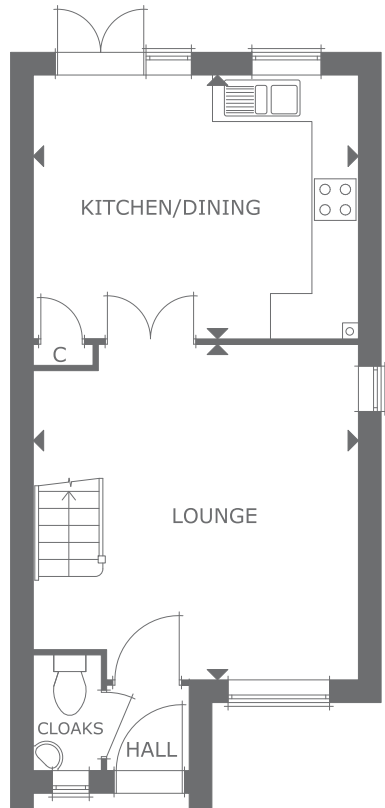
Master Bedroom 2.88m x Max. 3.61m (9'6" x 11'10")
Bedroom 2 Average 3.34m x Max. 2.77m (10'11" x 9'1")
Bedroom 3 Average 3.50m x 1.94m (11'6" x 6'4")



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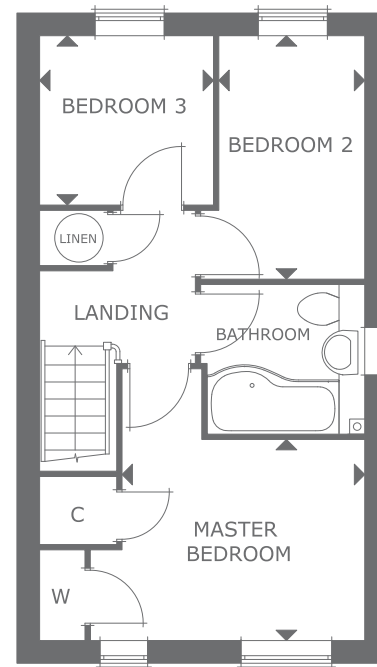
The Cypress *3 Bedroom home*

Ground Floor



Lounge 4.24m x 4.38m (13'11" x 14'4")
Kitchen/Dining 4.24m x 3.43m (13'11" x 11'3")

First Floor



Master Bedroom 3.15m x 2.60m (10'4" x 8'6")
Bedroom 2 1.87m x 3.16m (6'2" x 10'4")
Bedroom 3 2.24m x 2.18m (7'4" x 7'2")

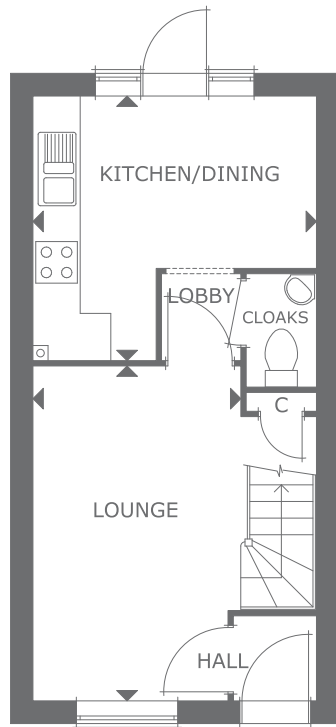
Note: Lounge side window and bathroom window to plot 56 only



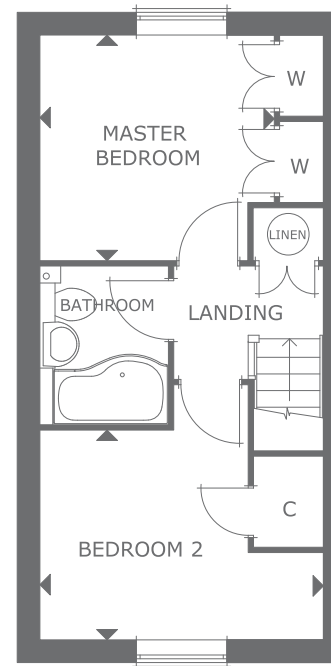
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The Cornflower *2 Bedroom home*

Ground Floor



First Floor



Lounge 2.69m x 4.37m (8'9" x 14'4")
Kitchen/Dining 3.69m x 3.44m (12'1" x 11'3")

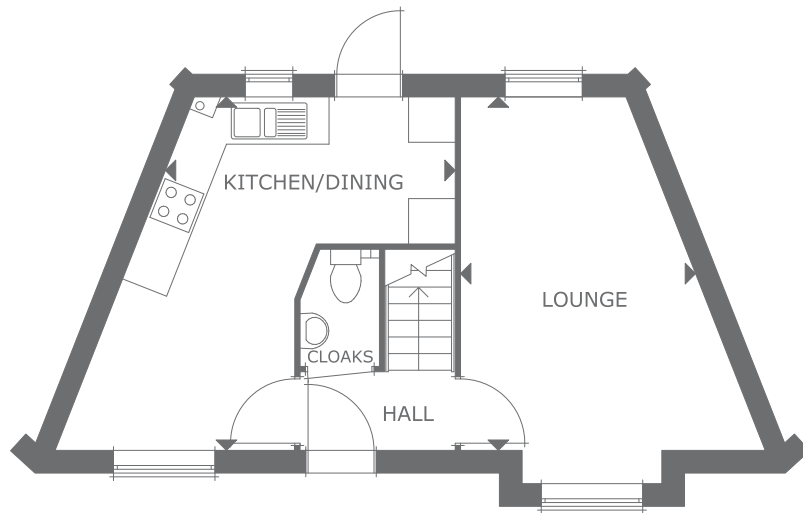
Master Bedroom 3.04m x 2.93m (10'0" x 9'7")
Bedroom 2 3.69m x 2.72m (12'1" x 8'11")



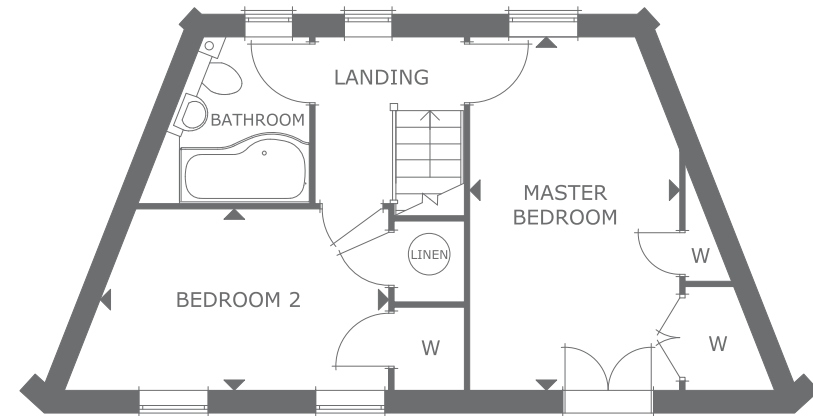
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The Lobelia *2 Bedroom home*

Ground Floor



First Floor



Lounge Average. 3.05m x Max. 4.62m (10'10" x 15'2")
Kitchen/Dining 3.77m x Max. 4.62m (12'4" x 15'2")

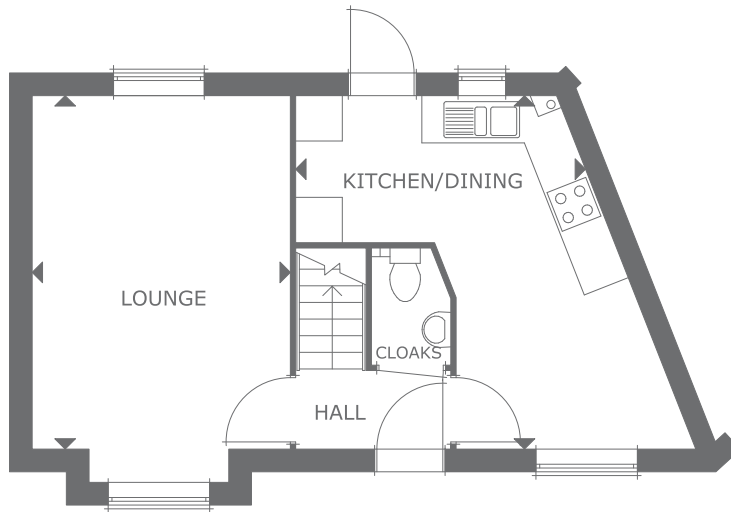
Master Bedroom Max. 2.72m x Max. 4.62m (8'11" x 15'2")
Bedroom 2 Average. 3.76m x Max. 2.34m (12'4" x 7'8")



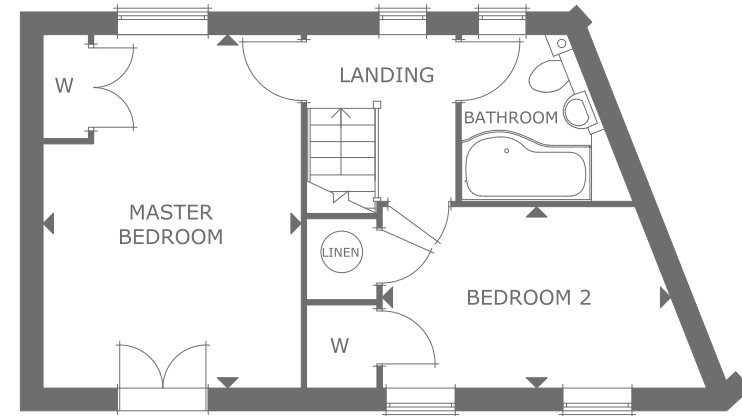
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The Dahlia *2 Bedroom home*

Ground Floor



First Floor



Lounge 3.36m x 4.62m (11'00" x 15'2")
Kitchen/Dining 3.77m x Max. 4.62m (12'4" x 15'2")

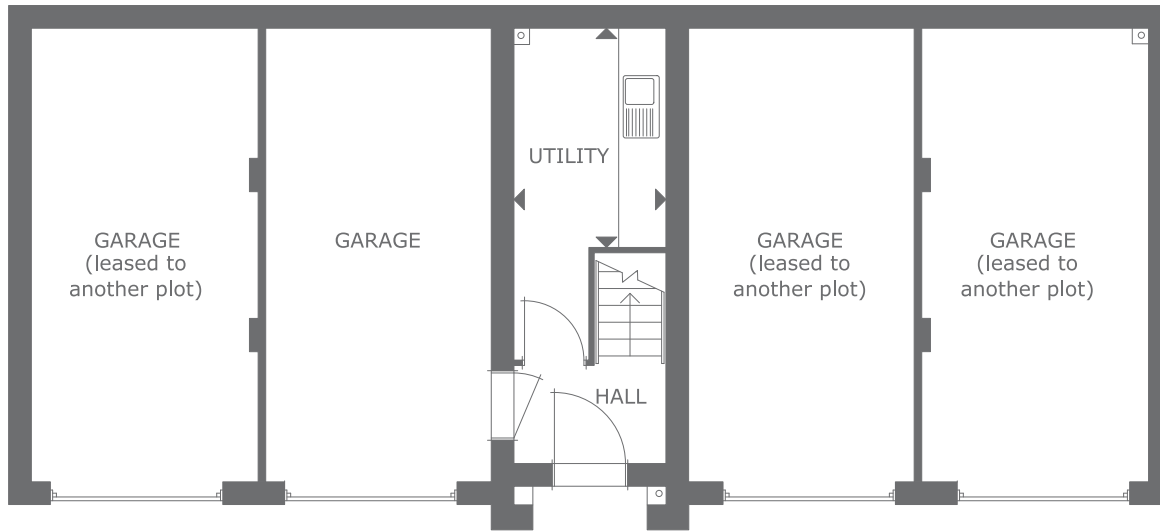
Master Bedroom 3.36m x 4.62m (11'00" x 15'2")
Bedroom 2 Average. 3.76m x Max. 2.34m (12'4" x 7'8")



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The Viola *2 Bedroom home*

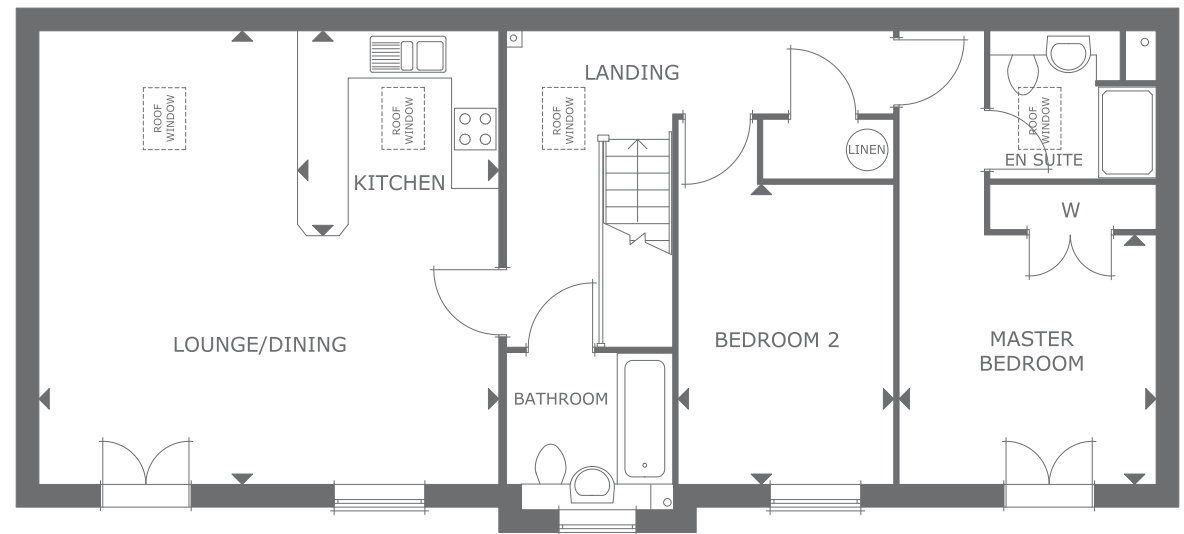
Ground Floor



First Floor

- Store/Utility 1.95m x 2.84m (6'5" x 9'4")
- Lounge/Dining 6.02m x 5.94m (19'9" x 19'6") max
- Kitchen 2.60m x 2.65m (8'6" x 8'8")
- Bedroom 2 2.79m x 3.91m (9'2" x 12'10")
- Master Bedroom 3.34m x 3.24m (10'11" x 10'8")

Lounge and kitchen roof windows to plot 36 only



Features and Fittings





AQUALISA

*Ideal
Standard*



Photographs are representative of features incorporated on other developments and are similar to those being fitted at The Chase. Layouts and units may vary.

Security & Comfort

- Brick & block construction
- NHBC Buildmark 10 year warranty
- Gas central heating
- Solar water heating (Plot 36 Viola only)
- Steel faced front doors with a multi-point locking system
- Smoke detectors
- Double glazed white PVCu windows and French casement doors
- Recessed downlighting to hall, landing, kitchen, bathroom and en suite

Decoration & Joinery

- Smooth ceilings
- Coving to all rooms where practicable, except kitchen, kitchen/diner, cloakroom, bathroom and en suite
- Ash finish flush internal doors
- Pencil rounded white painted skirtings and architraves

Kitchen

- High quality furniture, provides good levels of storage space and work surfaces. Please ask our Home Buying Advisor for details of your chosen plot.
- Single stainless steel electric oven
- Stainless steel 4 burner gas hob with stainless steel splashback
- Stainless steel chimney extractor hood
- Laminated upstand to worktop
- 1 1/2 bowl stainless steel sink with chrome mixer tap to kitchen



Features and Fittings





Photographs are representative of features incorporated on other developments and are similar to those being fitted at The Chase. Layouts and units may vary.

Bathroom, En suite and Cloakroom

- Contemporary sanitaryware in white
- Chrome fittings
- Ceramic wall tiles

Bathroom layouts vary across the Holly family as shown in the table below; please ask our Home Buying Advisor for further information.

	Robinia	Tansy	Snowberry	Winterberry Holly Plots 45 and 46	Evergreen Holly Plots 19+20	Evergreen Holly Plot 17	Meadow Holly Plot 18	Cypress	Cornflower	Lobelia	Dahlia	Viola
Bathroom, En suite and Cloakroom												
Conventional bath with hand held spray attachment		●				●	●					●
Offset corner bath	●		●	●	●							
Offset corner shower bath with glass screen and thermostatic shower								●	●	●	●	
Shower enclosure with thermostatic shower	●	●	●	●	●	●	●					●
Fitted furniture to bathroom	●		●	●	●	●	●	●	●	●	●	●
Fitted furniture to en suite	●	●	●	●	●	●	●					●

Gardens and Garage

Where applicable:-

- Turf and/or planting to front garden
- Turf to rear garden
- External water tap and rainwater butt
- Power to garages

Please ask our Home Buying Advisor for details of your chosen plot

Customer Choice

To allow you to personalise your new home a choice is offered from the selection on display in our sales centre of the following items:*

- Wall colour throughout
- Ceramic wall tiles to the cloakroom, bathroom and en suite
- Stain to staircase handrail

* The availability of choice is dependent on the stage of construction at the time of purchase. Please check with our Home Buying Advisor.

About Croudace

About Croudace



Living styles change as new generations grow up and the world around us advances. We listen to our customers and design our homes for 21st Century living. When you purchase a new home from Croudace you can be sure that every care and attention has been given to the internal and external design, and to the selection of fixtures and fittings.

We recognise that the quality of the new homes we build is of vital importance to our customers. We have an uncompromising commitment to quality which has been recognised by the thousands of purchasers who have bought new homes from the Company during our 60 years in the house building business.

A handwritten signature in black ink that reads "Andy Yallop". The signature is written in a cursive, flowing style.

Andy Yallop, Chairman

When it comes to service, we pride ourselves in facilitating the process of purchasing a new home, endeavouring to make it as simple as possible. Our commitment to our customers once they have moved in is equally important and our customer care service is testament to that.

Reputations for design, quality of build and service are not won overnight and we look forward to the opportunity of helping you to discover for yourself why we've earned ours.

How to find us

By Train

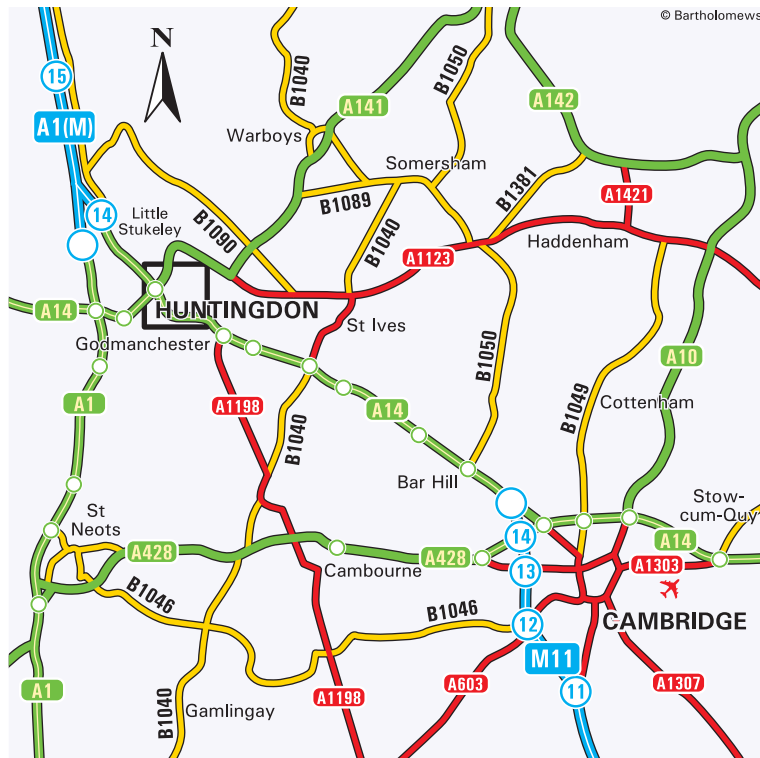
Huntingdon is the nearest railway station, which is a short taxi ride from our location. For further information on train times and fares, please call the National Rail Enquiry Line on 08457 48 49 50, or check the railtrack website on www.railtrack.co.uk.

From the A1, (Northbound)

Exit A1 onto A14 and junction signposted Huntingdon (A14).

From the A1(M), (Southbound)

Exit A1(M) at junction 14, signposted A14 and follow signs to Huntingdon.



From the A14

Exit A14 at junction 23, signposted March, and take the exit for A141. At the next roundabout turn right into Stukeley Road (B1044). Continue ahead at the next roundabout and turn left into St. Peter's Road immediately after passing under the railway bridge at the traffic lights. Travel north up St Peter's Road past the school on the right and take the next right onto Redwongs Way (by Kwik Fit). Turn left onto Sallowbush Road, continue past the school on the right and turn right onto Coneygear Road. Continue to the first bend where you will find us situated on the right hand side.

