

voque  
LOUGHTON E S S E X

Bellway



vogue  
LOUGHTON E S S E X



homes designed for **style** without compromise

An exclusive collection of spacious 1 and 2 bedroom apartments, finished to an exceptional level of specification, Vogue combines stylish living in the covetable Essex 'Golden Triangle' and a location within the M25. With its conservation areas and listed buildings, Loughton fuses characterful good looks with contemporary chic from its bijoux boutiques to café culture. It is a quality of life far removed from the hectic pace of the capital, yet beautifully positioned for a fast commute.



# shop dine relax

From M&S Simply Food to Morrisons and a Sainsbury's Superstore all convenient to home, Vogue is well-equipped for busy lifestyles – or linger at Loughton's monthly Farmers' Markets selling food fresh from the farm, a highly popular spot to buy organic fruit and handmade cheese, browse amongst the books and chat to friends. Loughton is also ideally placed for nearby Epping, Theydon Bois, Chingford and Chigwell, as well as Buckhurst Hill. Loughton has its own wealth of places to dine out or chill out from Caffè Fratelli for coffee and al fresco lunches on the High Road to Zizzis on Church Hill, both a

stroll from home. The High Road offers a superb choice from tastes of the Mediterranean to specialist restaurants for seafood and fish lovers or stone-baked pizza, and watering holes from traditional real-ale pubs to the chicest bars with jazz and music nights. Loughton Leisure Centre is under half a mile away with its swimming pool complex and fitness suite, with David Lloyd and Virgin Active Clubs in Buckhurst Hill and Chigwell - or head to the new Westfield Stratford City just eight miles away for the largest European shopping and entertainment par excellence.



# walk watch play



Local sports clubs range from Fencing to Lawn Tennis and Taekwondo - or simply relax and watch the play on long summer afternoons at Loughton Cricket Ground with its rural style thatch outbuilding, just minutes from home. Golf fans will find the Loughton Golf Club 9-hole parkland course with its tree-lined fairways and spectacular views over London and Essex under a mile from home - with many golf courses easily reached from Vogue including Chingford and Chigwell, West Essex and Royal Epping Forest Clubs. Loughton's history is closely linked with Epping Forest, and its vast acres close to town mean a real feel of open space - always in walking distance from home.





Tower Bridge  
45 mins

Kings Cross  
48 mins

50

Greenwich  
52 mins

60

From horse-riding in the Forest to mountain bikers taking to its slopes to relaxing strolls along pathways as well as longer routes - the Forest Way and London Outer Orbital Path pass through Loughton - at Vogue it is easy to enjoy stunning greenery throughout the changing seasons. Just five miles away the Lee Valley White Water Canoe Centre puts you ahead of the game with adventurous fast-rafting in its state-of-the-art rapids. With Loughton station on the

Central Line just 0.8 miles from home, moving fast at Vogue is easy - just seven stops from Stratford, for the DLR to Docklands, and London Liverpool Street and the City as well as Bond St and Oxford Circus all reached in one direct journey. Road links are excellent with the M11 and M25 close by, with Stansted Airport 25 miles and Heathrow 44 miles away.





# enjoy a superb specification



Images shown are of a typical Bellway development.

## General

- Contemporary sanitaryware with Hansgrohe fittings
- Spacia flooring to hall, living area and kitchen
- Carpets to bedrooms
- Wood veneer doors with chrome ironmongery
- Gas central heating
- Contemporary kitchen with granite worktops
- AEG stainless steel oven, hob and hood
- Washer/dryer, fridge/freezer, microwave and integrated dishwasher included
- Wall and floor tiling to bathroom and en suite\*
- Mirrored sliding wardrobe to master bedroom
- Chrome sockets throughout
- iPod dock and ceiling speakers to living area and kitchen - penthouses only
- Wiring for Sky HD to living area
- Communal satellite dish
- Chrome downlighters to hall, kitchen, bathroom and en suite
- Lift\*\*

## Security

- Video door entry system to apartments
- Alarm spur
- 10 year **NHBC** warranty

\* Please ask Sales Advisor for further details

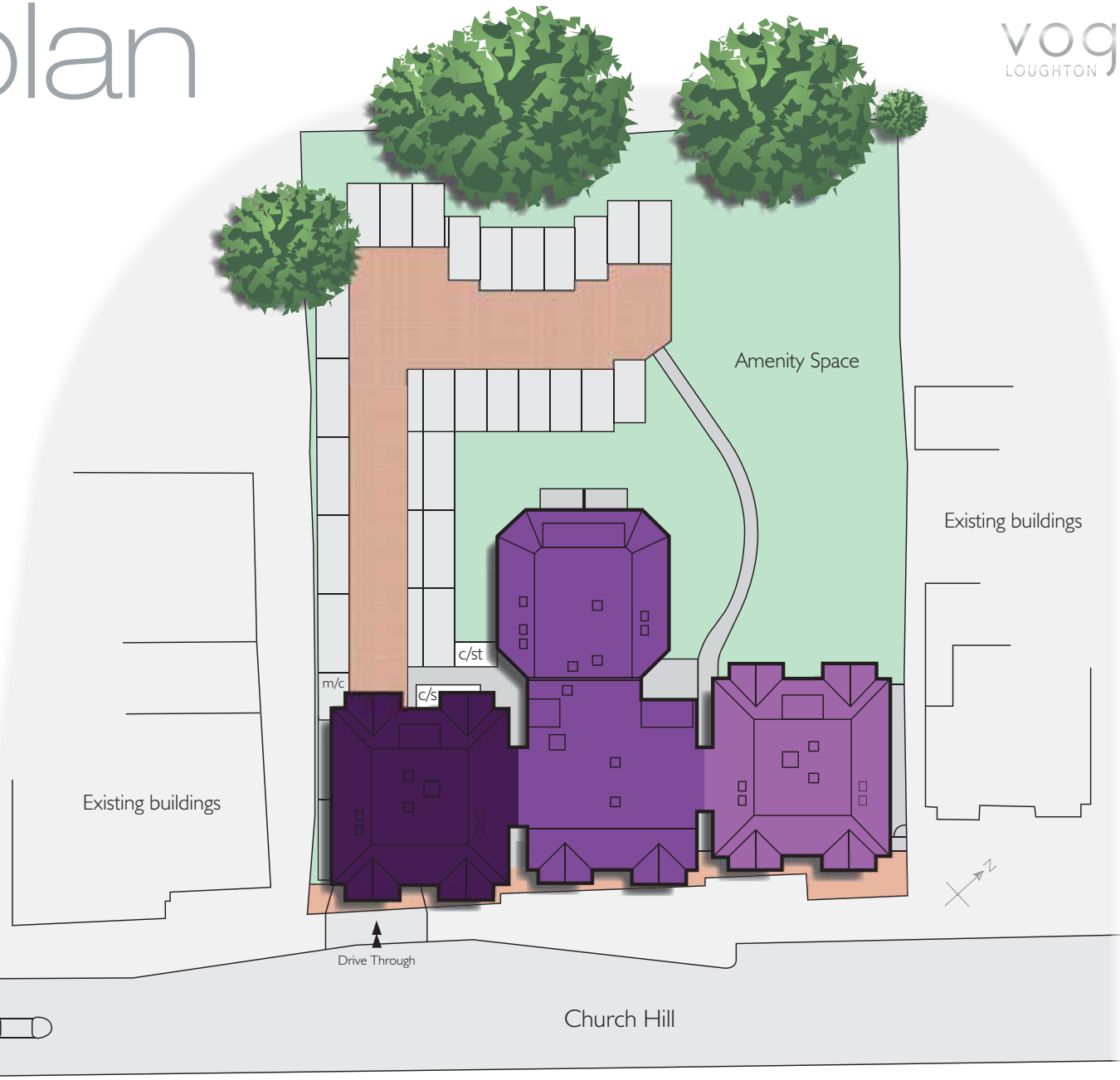
\*\*To Villa 2 only



# development plan

vogue  
LOUGHTON ESSEX

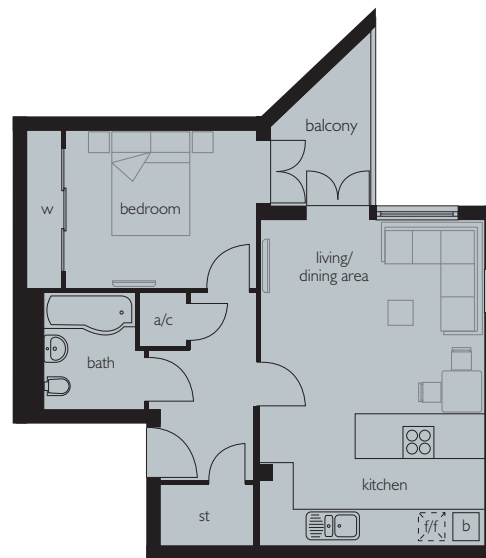
- Villa 1**  
 2 bedroom apartment  
 plot 24
  
- Villa 2**  
 1 & 2 bedroom apartments  
 plots 2, 3, 5, 6, 7, 8, 13,  
 14, 15, 16, 21 & 22
  
- Villa 3**  
 2 bedroom apartments  
 plots 4, 9, 10, 17, 18 & 23



The site plan is drawn to show the relative position of individual properties. NOT TO SCALE. This is a two dimensional drawing and will not show land contours and gradients, boundary treatments, landscaping or local authority street lighting. For details of individual properties and availability please refer to our Sales Advisor.

Key to plan. c/s Cycle store, c/st Cycle stands, m/c Motor cycle parking, ► Semi undercroft parking

# one bedroom apartments

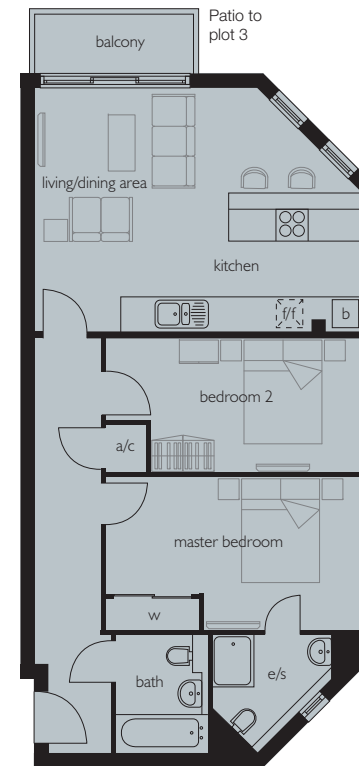
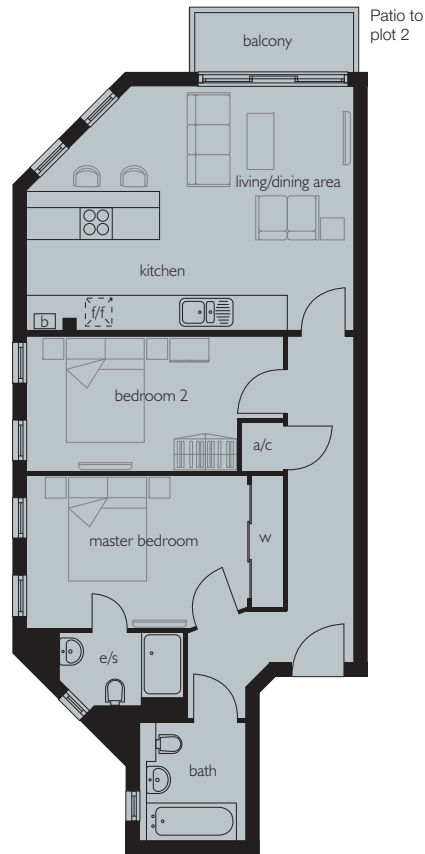


## Plots 6 & 14 - Villa 2

Kitchen	4.200m x 2.200m	13'9" x 7'3"
Living/Dining Area	4.200m x 3.870m	13'9" x 12'9"
Bedroom	3.590m x 2.950m	11'10" x 9'8"

These particulars are for illustration only. All dimensions are approximate. We operate a policy of continuous improvement and individual features such as kitchen and bathroom layouts, doors, windows, garages and elevational treatments may vary from time to time. Consequently these particulars should be treated as general guidance only and cannot be relied upon as accurately describing any of the Specified Matters prescribed by any order made under the Property Misdescriptions Act 1991. Nor do they constitute a contract, part of a contract or a warranty. Furniture not to scale and all positions are indicative.

# two bedroom apartments



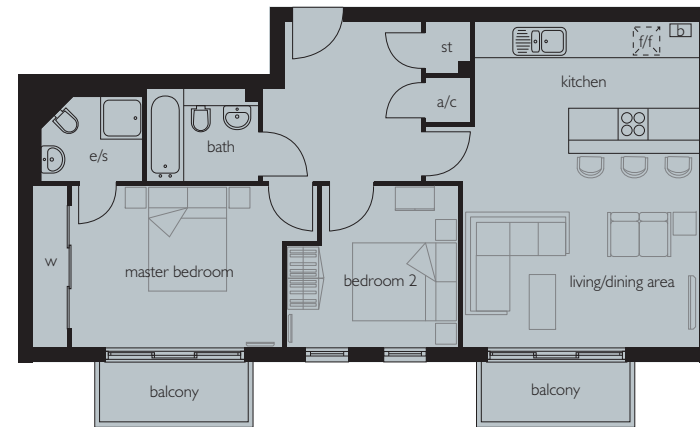
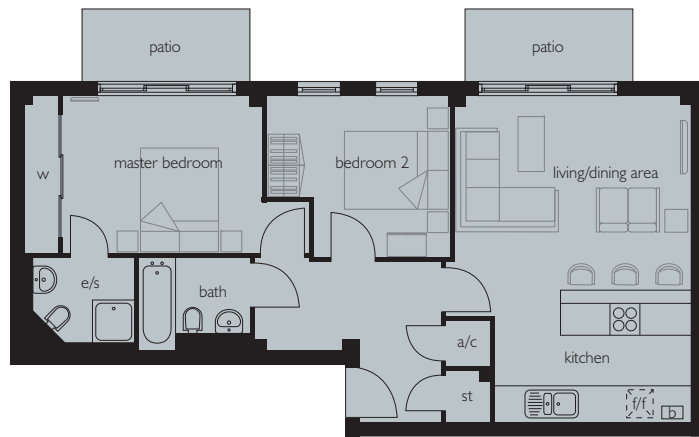
## Plots 2, 7 & 15 - Villa 2

Kitchen	4.450m	2.310m	14'8"	7'7"
	(max)	x (max)	(max)	x (max)
Living/Dining Area	2.460m	1.710m	8'1"	5'7"
	(min)	(min)	(min)	(min)
Master Bedroom	4.130m x 2.900m		13'7" x 9'6"	
Bedroom 2	3.920m x 2.550m		12'11" x 8'4"	

## Plots 3, 8 & 16 - Villa 2

Kitchen	4.450m	2.310m	14'8"	7'7"
	(max)	x (max)	(max)	x (max)
Living/Dining Area	2.460m	1.710m	8'1"	5'7"
	(min)	(min)	(min)	(min)
Master Bedroom	4.810m x 2.900m		15'10" x 9'6"	
Bedroom 2	3.920m x 2.550m		12'11" x 8'4"	

# two bedroom apartments



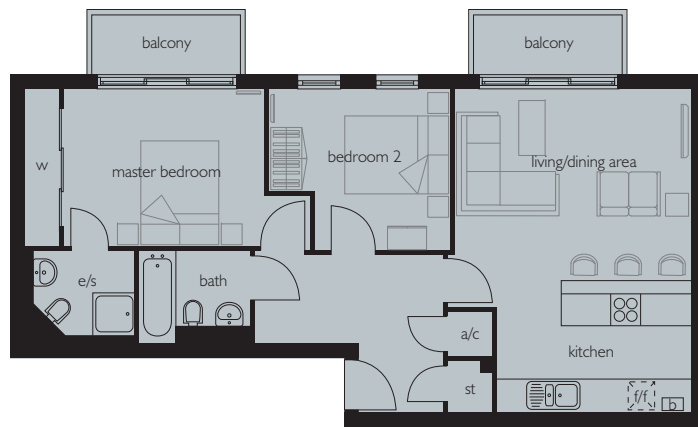
## Plot 4 - Villa 3

Kitchen	3.650m x 2.200m	12'0" x 7'3"
Living/Dining Area	4.410m x 3.870m	14'6" x 12'9"
Master Bedroom	3.790m x 2.950m	12'5" x 9'8"
Bedroom 2	3.460m x 3.030m	11'4" x 9'11"

## Plots 5 & 13 - Villa 2

Kitchen	4.180m x 2.200m	13'9" x 7'3"
Living/Dining Area	4.410m x 3.870m	14'6" x 12'9"
Master Bedroom	3.990m x 3.000m	13'1" x 9'10"
Bedroom 2	3.250m x 3.030m	10'8" x 9'11"

# two bedroom apartments



## Plots 9 & 17 - Villa 3

Kitchen	3.650m x 2.200m	12'0" x 7'3"
Living/Dining Area	4.410m x 3.870m	14'6" x 12'9"
Master Bedroom	3.790m x 2.950m	12'5" x 9'8"
Bedroom 2	3.460m x 3.030m	11'4" x 9'11"

## Plots 10 & 18 - Villa 3

Kitchen	3.650m x 2.200m	12'0" x 7'3"
Living/Dining Area	4.410m x 3.870m	14'6" x 12'9"
Master Bedroom	3.790m x 2.950m	12'5" x 9'8"
Bedroom 2	3.460m x 3.030m	11'4" x 9'11"

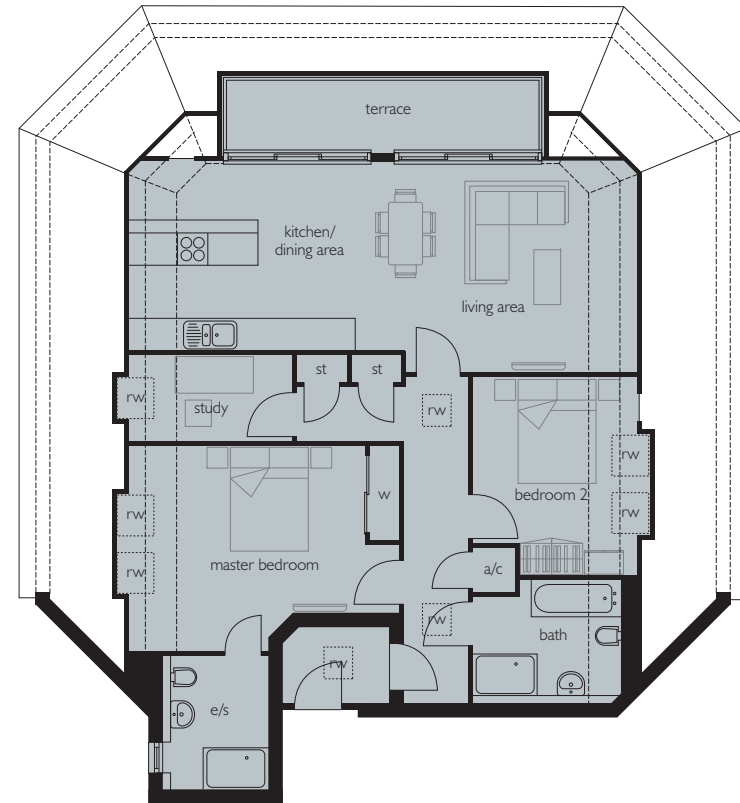
# two bedroom apartments



## Plot 21 - Villa 2

Kitchen	5.120m x 3.000m	16'10" x 9'10"
Living/Dining Area	4.290m x 5.290m	14'1" x 17'4"
Master Bedroom	4.010m x 3.580m	13'2" x 11'9"
Bedroom 2	5.060m x 3.330m	16'8" x 10'11"
Study	2.570m x 2.040m	8'5" x 6'8"

--- reduced head height



## Plot 22 - Villa 2

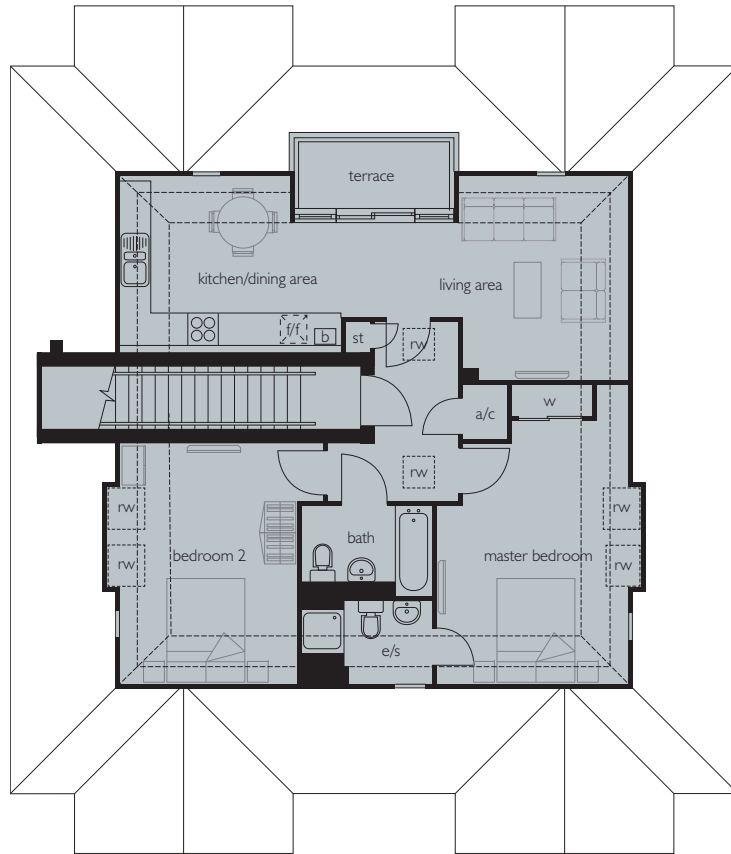
Kitchen/Dining Area	5.210m x 3.570m	17'1" x 11'9"
Living Area	4.360m x 3.980m	14'4" x 13'1"
Master Bedroom	5.130m x 3.110m	16'10" x 10'3"
Bedroom 2	3.080m x 3.750m	10'2" x 12'4"
Study	3.080m x 1.650m	10'1" x 5'5"

--- reduced head height rw roof window

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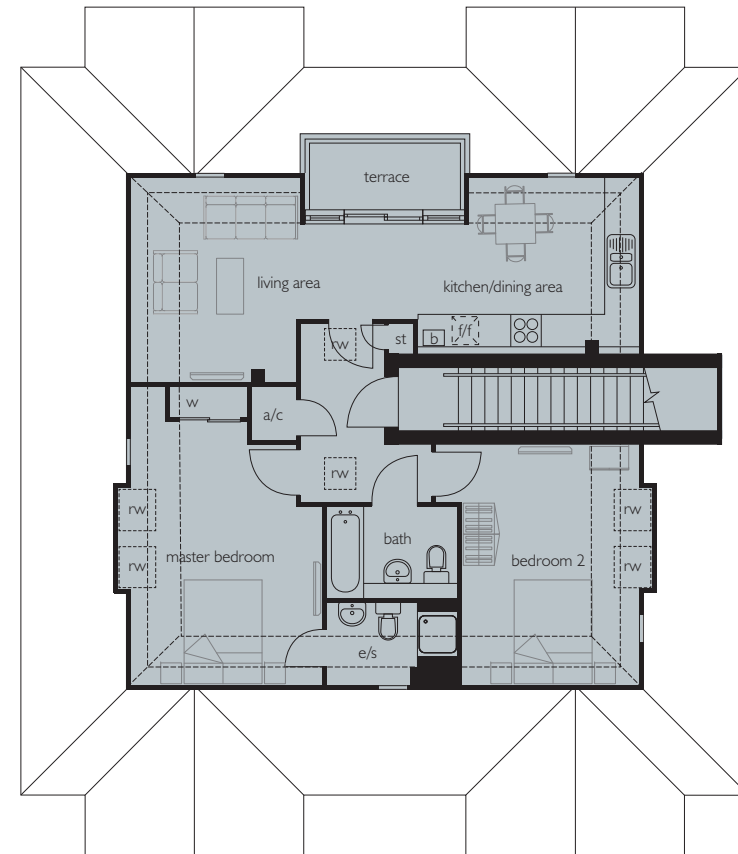
# two bedroom apartments



## Plot 23 - Villa 3

Kitchen	4.160m x 3.180m	13'8" x 10'5"
Living/Dining Area	3.170m x 3.850m	10'5" x 12'8"
Master Bedroom	3.610m x 4.960m	11'10" x 16'4"
Bedroom 2	3.335m x 4.485m	10'11" x 14'9"

--- reduced head height    roof window



## Plot 24 - Villa 1

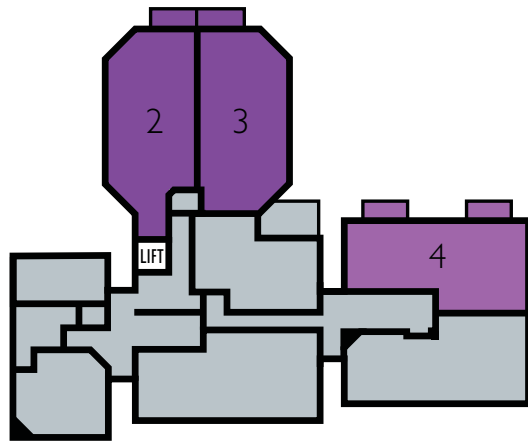
Kitchen	4.160m x 3.180m	13'8" x 10'5"
Living/Dining Area	3.170m x 3.850m	10'5" x 12'8"
Master Bedroom	3.610m x 4.960m	11'10" x 16'4"
Bedroom 2	3.335m x 4.485m	10'11" x 14'9"

--- reduced head height    roof window

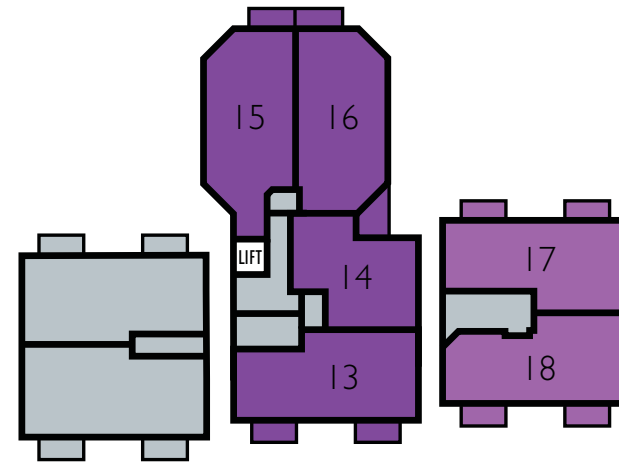


Computer generated images. Front view of Vogue.

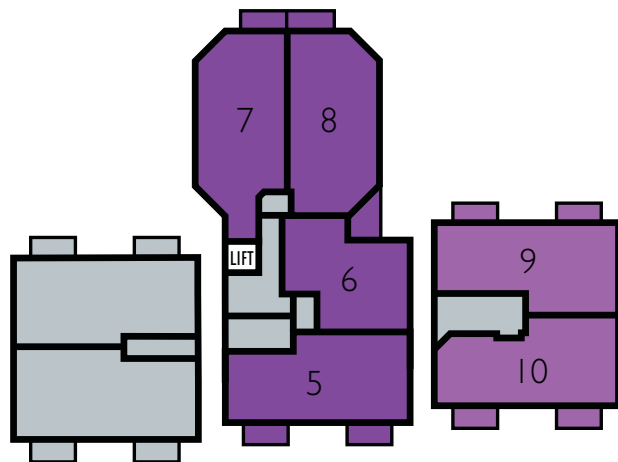
# block plans



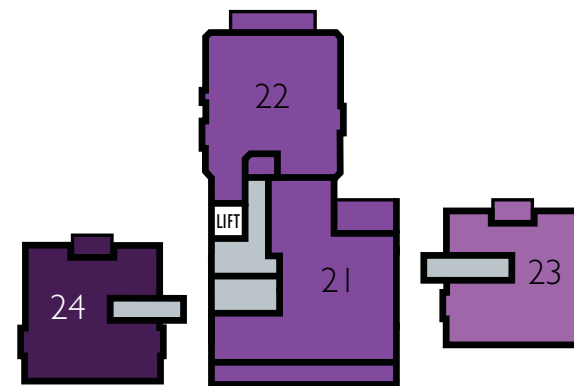
Ground Floor



Second Floor




First Floor



Third Floor

 Villa 1  
2 bedroom apartment  
plot 24

 Villa 2  
1 & 2 bedroom apartments  
plots 2, 3, 5, 6, 7, 8, 13,  
14, 15, 16, 21 & 22

 Villa 3  
2 bedroom apartments  
plots 4, 9, 10, 17, 18 & 23



# CUSTOMER CARE

**Our dedicated Customer Care department will ensure your move to a new Bellway home is as smooth as possible.**

For sixty years the name Bellway has been synonymous with quality craftsmanship and quality homes, we are justifiably proud of this reputation and work hard to provide you with a home that meets with your dreams.

From the day a customer visits our sales centre to the move-in day we aim to provide a level of service and after-sales care that is second to none.

In recognising the close involvement our customers seek in purchasing their new homes we deliberately gear our sales hand-over process to involve our customers at every possible opportunity. Firstly all our homes are quality checked by our site managers and sales advisors. Customers are then invited to pre-occupation visits; this provides a valuable opportunity for homeowners to understand the various running aspects of their new home. On the move-in day our site and sales personnel will be there to ensure that the move-in is achieved as smoothly as possible.

Providing customer care and building quality homes is good business sense. However, we are aware that errors do occur and it has always been our intention to minimise inconvenience and resolve any outstanding issues at the earliest opportunity. In managing this process we have after sales teams and a Customer Care centre that is specifically tasked to respond to all customer complaints.

We have a 24 hour emergency helpline and provide a comprehensive information pack that details the working aspects of a new home; a 10 year NHBC warranty provides further peace of mind.

We are confident that our approach to building and selling new homes coupled with our Customer Care programme will provide you with many years of enjoyment in your new home.

# BESPOKE ADDITIONS

A unique package that offers you the freedom to personalise your new Bellway home, before you even move in.

Our extensive range of options help you to decide whether you want to upgrade the quality fittings we offer as standard or even choose to include additional items so that you can make your new home as individual as you are.

And, most importantly of all, because we recognise that you want to move in to the perfect home from day one, we will ensure that all your chosen features are expertly fitted and finished by the time you move in.

Choose from our range of Bespoke Additions options covering the following areas:

**Kitchens:** Granite worktops • Integrated or freestanding washer/dryer

- Integrated or freestanding tumble dryer • Built-under double oven • Ceramic hob
- Stainless steel appliances • Fridge/freezer • Dishwasher • Microwave • Washing machine

**Flooring:** Choose from carpets, vinyl or ceramic

**Tiling:** Full and half height tiling • Comprehensive upgrade options

**Plumbing:** Water filter tap • Heated towel rail

**Security:** Intruder alarms • Security lights

**Electrical:** Additional sockets • Additional switches • Chrome sockets • Chrome switches

- Under-unit lighting • Shaver socket and light • Electric powered garage door controls
- Tumble dryer vent • Dimmer switches • Recessed lighting • Light fittings • BT and TV points

• **E-LIFE** packages allow potential home owners the opportunity to customise their new homes with distributed audio systems, home cinema and surround sound packages as well as an option which will allow you to set up a home network

**Miscellaneous:** Landscaped gardens • Fencing to rear garden • Wardrobes • Furniture package

- Fire and surround • Curtain package • Bathroom and en suite accessories
- Full height mirror over bath • Glazed internal doors (houses only)

Although we make every effort to ensure that as many Bespoke Additions choices as possible are available to you, not every development offers all the range shown above. Therefore we recommend that you talk to our Sales Advisor now.

All Bespoke Additions options are subject to normal Bellway terms and conditions and are limited to our standard variation list. You are advised that Bespoke Additions is subject to build stage. Please consult our Sales Advisor for further details.





two great  
ways to help  
you move

# EXPRESS MOVER



## The fast and free way to sell your home

To make the whole process of selling and buying easier, Bellway has put together a range of services to make your move as hassle free as possible. Express Mover is the solution if you want to buy a Bellway home but haven't sold your own house.

### The Advantages:

- A recommended local agent will be used to market your present home
- You agree the selling price on your present home
- The Estate Agent works harder making your present home a higher priority to sell
- Details of your present home will also be marketed in our sales offices
- Bellway will do all the chasing with the Estate Agent to secure a sale for you
- You get a market price for your present home
- You can trade 'up', 'down' or 'sideways'
- Properties outside our region can be registered on the scheme
- Most importantly - it's free of charge! Bellway pay your Estate Agent fees
- Prospective buyers are properly qualified before being given an appointment to view your present home

# PART EXCHANGE



## Buy and sell in one easy move with Bellway

Buy and sell in one easy move with Bellway Part Exchange. Bellway has always built attractive and desirable new homes. That's why we've become one of the top ten builders in Britain. But now there's even more reason to choose a Bellway home. To make the whole process of selling and buying easier, we've put together a range of services to make your move as hassle free as possible.

### The benefits of this amazing deal include:

- A fair offer for your old home based on an independent valuation
- A decision made usually within seven days
- No Estate Agents' fees to pay
- No advertising fees to pay
- A stress free move for you
- A guaranteed price for your old home
- The option to stay in your existing home until your new house is ready

### Part Exchange the simplest and quickest way to move house!

# A REPUTATION YOU CAN RELY ON

## Over 60 years of great homes and great service

When it comes to buying your new home it is reassuring to know that you are dealing with one of the most successful companies in the country, with a reputation built on designing and creating fine houses and apartments nationwide backed up with one of the industry's best after-care services.

In 1946 John and Russell Bell, newly demobbed, joined their father John T. Bell in a small family owned housebuilding business in Newcastle upon Tyne. From the very beginning John T. Bell & Sons, as the new company was called, were determined to break the mould. In the early 1950s Kenneth Bell joined his brothers in the company and new approaches to design layout and finishes were developed. In 1963 John T. Bell & Sons became part of the public corporate scene and the name Bellway evolved.

### Continuing growth

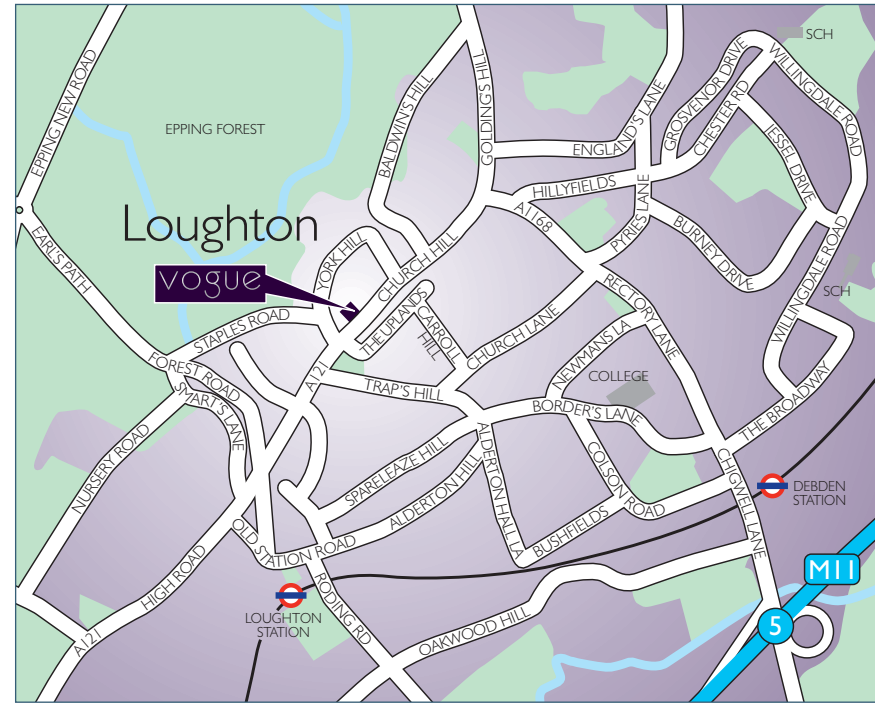
Today Bellway is one of Britain's largest house building companies and is continuing to grow throughout the country. Since its formation, Bellway has built and sold over 100,000 homes catering for first time buyers to more seasoned home buyers and their families. The Group's rapid growth has turned Bellway into a multi-million pound company, employing over 2,000 people directly and many more sub-contractors. From its original base in Newcastle upon Tyne the Group has expanded in to all regions of the country and is now poised for further growth.

Our homes are designed, built and marketed by local teams operating from regional offices managed and staffed by local people. This allows the company to stay close to its customers and take key decisions about design, build, materials, planning and marketing in response to local and not national demands. A simple point, but one which we believe distinguishes Bellway.





Area Map



Local Map

Maps not to scale

Bellway Homes Ltd, (Essex Division)  
 Bellway House, 1 Rainsford Road,  
 Chelmsford, Essex CM1 2PZ

Telephone 01245 259989  
 Fax 01245 352633

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[www.bellway.co.uk](http://www.bellway.co.uk)

**Bellway**