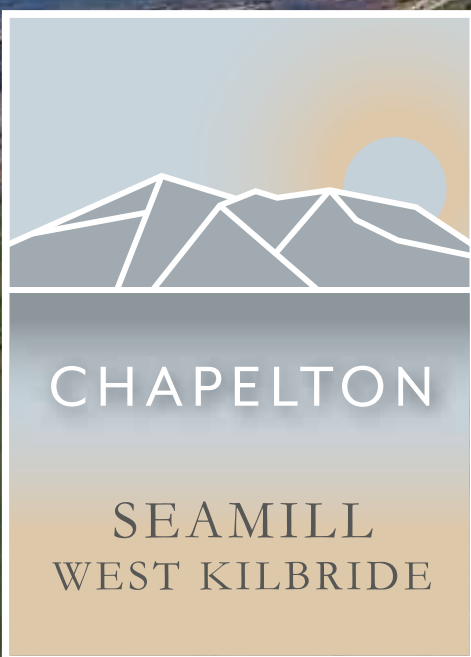


Live life beautifully

Phase 3



HOPE HOMES



BEAUTIFUL HOMES

IN A BEAUTIFUL LOCATION





LIVE LIFE BEAUTIFULLY



AT CHAPELTON SEAMILL

About Chapelton

Chapelton is so much more than a housing development. Situated in a beautiful location, close to the sea, Chapelton is a unique opportunity to live life beautifully.

Hope Homes have taken their inspiration from Scottish domestic architecture of the late 17th to the mid 19th century. By drawing on the timeless language of traditional design, Chapelton is being built to last and will continue to look beautiful for decades to come.

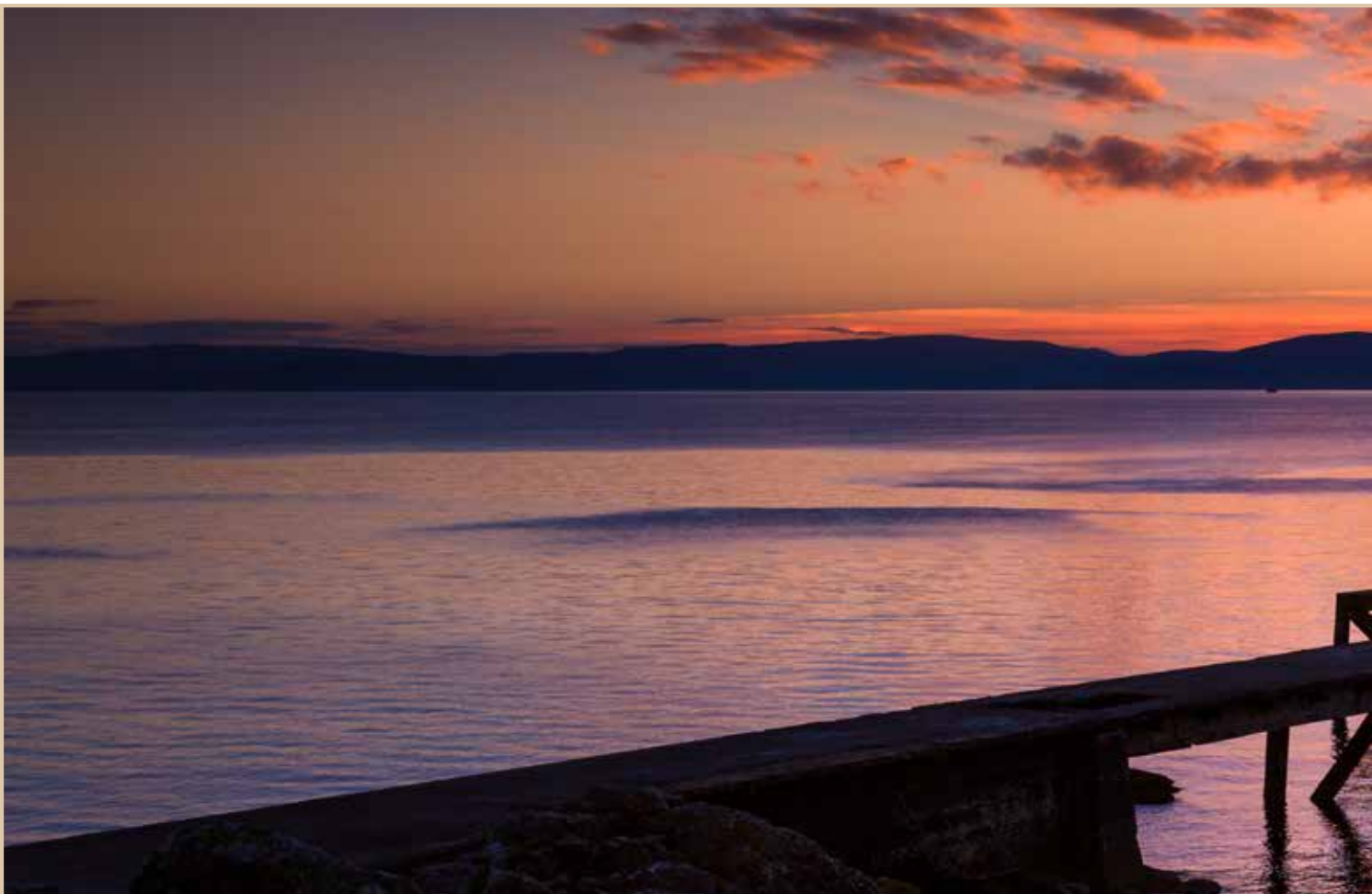
A wide range of 2,3,4 and 5 bedroom homes means there is something for everyone. Streets and homes each have their own character and encourage a sense of community. Attention to detail is paramount at Chapelton with every home being one of a kind.

Prestigious, period-style properties are solidly built from

natural materials such as sandstone, larch and slate. Large sliding case and sash windows allow the light to flood in, while front entrances are individually designed and finished in heritage paint colours. Even garages, walls and fences benefit from great attention to detail.

On the inside, your new home can be contemporary or traditional in style, with a wide choice of finishes to suit your taste. So many features are included as standard- everything from a wine cooler to a double ended bath. Each home has at least one set of bi-fold doors, allowing you to connect with the outdoors. Something you'll be keen to do in such a scenic location.

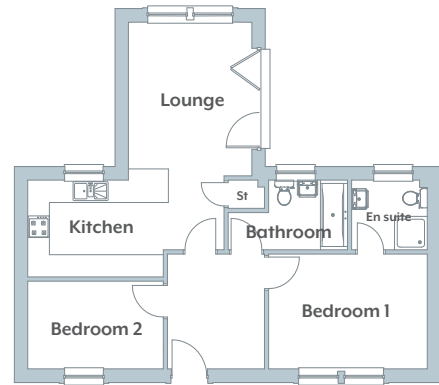
Excellent road and rail links, the stunning surrounding coastline and an area steeped in local history, all combine to ensure that you'll love being part of this thriving seaside town of Seamill, West Kilbride.





The Halyard

Plots 30, 31, 34 and 44



- Traditional Scottish 2 bedroom single storey cottage
- Spacious entrance hall
- Open plan kitchen/dining/lounge with bi-fold doors
- Master bedroom with en suite shower room
- Flexible second bedroom

2 bedroom single storey cottage

Internal floor area - 71sqm



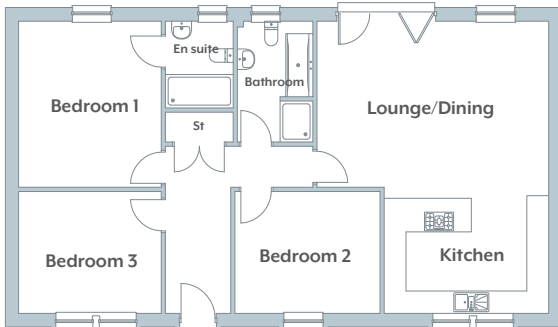
Ground floor

Lounge	3.40m x 4.13m
Kitchen / Dining	5.41m x 2.60m
Bedroom 1	4.37m x 3.08m
Bedroom 1 en suite	2.08m x 1.87m
Bedroom 2	3.73m x 2.35m
Bathroom (excluding door recess)	2.17m x 1.87m



The Lanyard

Plots 29, 32 and 33



- Attractive single storey cottage
- Open plan kitchen/dining/lounge with bi-fold doors
- 3 double bedrooms
- Master en suite with large walk-in shower
- Feature double windows to front of cottage

3 bedroom single storey cottage

Internal floor area - 114sqm

Ground floor

Lounge	6.38m x 4.46m
Kitchen	4.52m x 3.38m
Bedroom 1	3.92m x 4.45m
Ensuite	1.86m x 2.33m
Bedroom 2	3.99m x 3.27m
Bedroom 3	3.92m x 3.27m
Bathroom	2.07m x 3.24m



The Gimbals

Plots 45, 46, 47, 48 and 49



- Characterful single storey cottage
- Open plan kitchen/dining/lounge with 3 feature double windows
- 3 double bedrooms with shower room en suite
- Family bathroom with large walk-in shower
- Bi-fold doors leading to the garden

3 bedroom single storey cottage

Internal floor area - 124sqm



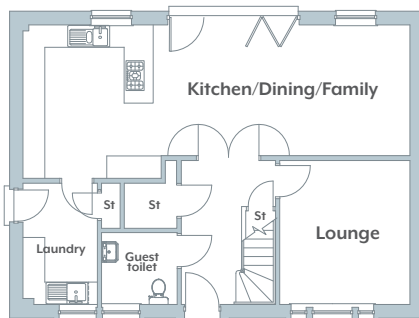
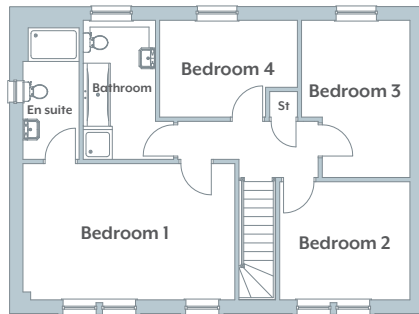
Ground floor

Lounge	4.27m x 5.89m
Kitchen / Dining	5.84m x 6.96m
Laundry cupboard	1.20m x 1.32m
Bedroom 1	4.20m x 3.68m
Bedroom 1 en suite	1.45m x 2.48m
Bedroom 2 (excluding door recess)	2.98m x 3.68m
Bedroom 3	2.98m x 3.17m
Bathroom	3.60m x 1.86m



The Caravel

Plot 28



- A 4 bedroom villa in the traditional Scottish vernacular
- Character triple window to the lounge
- Large kitchen/dining/family room with bi-fold doors opening to the garden
- Master bedroom with 3 windows and en suite shower room
- Excellent cupboard space

4 bedroom home

Internal floor area - 160sqm

Ground floor

Lounge	3.59m x 3.87m
Kitchen / Dining / Family	10.66m x 3.51m
Laundry room	2.05m x 3.26m
Guest toilet	2.08m x 1.93m

First floor

Bedroom 1	5.84m x 3.66m
Bedroom 1 en suite	1.55m x 3.74m
Bedroom 2	3.59m x 3.17m
Bedroom 3	2.98m x 4.22m
Bedroom 4	3.79m x 2.60m
Bathroom (excluding door recess)	1.99m x 3.74m











Location

Chapelton is in an unrivalled location a couple of minutes' walk from the sea. Sandy beaches, walking and cycling paths and a championship links golf course are all on the doorstep.

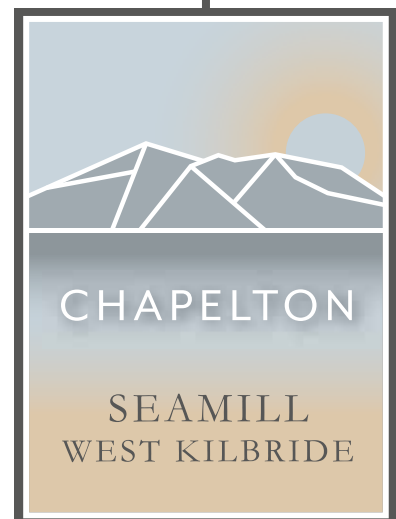
West Kilbride Rail Station is a 4 minute drive and, from there, the journey to Glasgow Central Station takes as little as 47 minutes. Kilwinning Rail Station is only a 12 minute drive and there are around 95 trains a day to Glasgow Central.

Buses stop a minute's walk away, the A78 is a fast connection to Scotland's road network and has breathtaking views to boot.

The excellent facilities of Seamill Hydro Hotel are within easy strolling distance, as is the popular Waterside Restaurant. West Kilbride, of which Seamill forms part, has many independent shops, cafes and restaurants. Sports enthusiasts are well served with sailing and diving nearby, as well as bowling, tennis, football, table tennis, running, cycling and walking. The Ayrshire Coastal path skirts Chapelton and affords 100 miles of walking. Those walking to Largs can enjoy a delicious ice cream at Nardini's.

The area is steeped in history, dating back to Neolithic times, and there are 4 local castles still standing. Craft studios, many local clubs and societies, and a throng of festivals and events, mean that those living at Chapelton will never be short of things to do.





Specification

Kitchens and laundry rooms

Quality fitted kitchen with a wide range of traditional and contemporary finishes.

Stainless steel and integrated appliances include a wine cooler, dishwasher, fridge freezer and cooker hood. The Admiral, Anchorage, Caravel, Ensign, Gimbals and the Lanyard have a built in microwave, 5 burner gas hob and a double oven. The Jacob, Flinders and the Halyard have a 4 burner gas hob and a fan oven.

All homes have contemporary feature lighting, premium worktop with upstand and a one and a half bowl sink with a choice of designer tap.

Each housetype, except the Ensign, Lanyard and the Halyard have a separate laundry area with space for both washing machine and tumble dryer. Some have stainless steel sink and taps and all have premium worktop and upstand.

Bathrooms, en suite shower rooms and guest toilets

Choice of quality, traditional or contemporary style sanitaryware and taps.

The Admiral boasts a freestanding bath with floorstanding taps and twin washbasins. Low level shower trays with tiling to ceiling height and semi-frameless door. Rainshower in bathrooms where appropriate. Double ended bath with choice of taps to centre.

Choice of chrome or white towel warmer in bathroom and en suite shower room. The latter also has a shaver point.

Half height tongue and groove style panelling or choice of tiling.

Heating, hot water and photovoltaic solar panels

A highly efficient condensing gas boiler provides heat and hot water. A high level of control is achieved with dual zoning, energy use monitor, thermostatic controllers to ground and first floor, and thermostatic valves to radiators. Each home has a number of photovoltaic solar panels fitted to the roof. All homes are well insulated to help reduce energy use.

The finishing touches

Cornicing to all rooms except upstairs in the Anchorage and the Ensign.

A choice of extra deep traditional or contemporary style skirtings and facings finished in white.

A choice of traditional or contemporary style painted doors. All homes feature at least one internal glazed door.

Quality feature staircases with contrasting handrail.

A selection of door ironmongery.

Choice of paint finish to walls. Ceilings are white.

Electrical and IT

Chapelton benefits from an Ultrafast Fibre-to-the-Premises (FTTP) network meaning faster speeds to support on-line activities.

Low energy lighting and plenty of sockets throughout. Downlighters to ceilings in kitchens, dining and family areas, bathrooms, en suite shower rooms and guest toilets.

External lights to all entrances.



Outside

All homes are traditionally built and have natural slate roofs with decorative chimneys.

The Admiral and the Flinders plots 8 and 9, have a natural sandstone frontage with traditional brick to the sides and rear.

All other homes have a painted cast stone basecourse with some having painted cast stone window surrounds. Side and rear windows have painted cast stone sills and ingoes.

The Jacob and the Flinders have attractive painted larch features with traditional corrugated roof.

Traditional double glazed white pvc sliding case and sash windows enhance all housetypes.

Front doors and surrounds are individually designed and have a painted finish. Door knockers and letterplates have been carefully selected.

Each home benefits from white powder coated bi-fold aluminium doorsets to connect with the outdoors.

Rear or side entrances have high performance doorsets with clear glazing.

Every home has an outside tap.

Black pvc guttering and downpipes.

Old-style grey paving to drives with grey slabbed paths.

More information

Much thought has been given to design and specification at Chapelton with the features of individual homes adding to the development as a whole and ensuring that it will be an asset to the Ayrshire coast.

More information can be obtained from our marketing team on 01292 590442 or by speaking to a sales adviser at our sales office where a warm welcome awaits.

See hopehomes.co.uk for opening times, prices and availability or call 01292 590442.



Some plots have optional double or large single garages, whilst others have an allocated parking space or driveway parking.

Low energy lighting, sockets and a cycle rack are included. Materials and finishes vary.

Gates, walls and fencing are an attractive feature and have been carefully chosen to enhance Chapelton as a place to live.

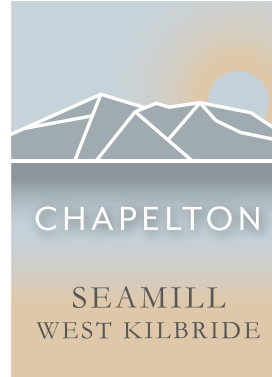
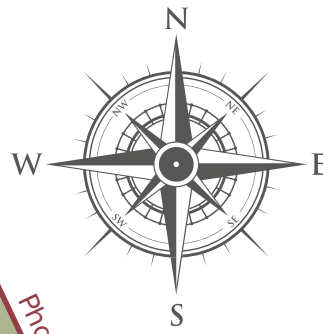
A house number or name will be handpainted on a specific location to complement the overall development. Details can be obtained from our sales adviser.



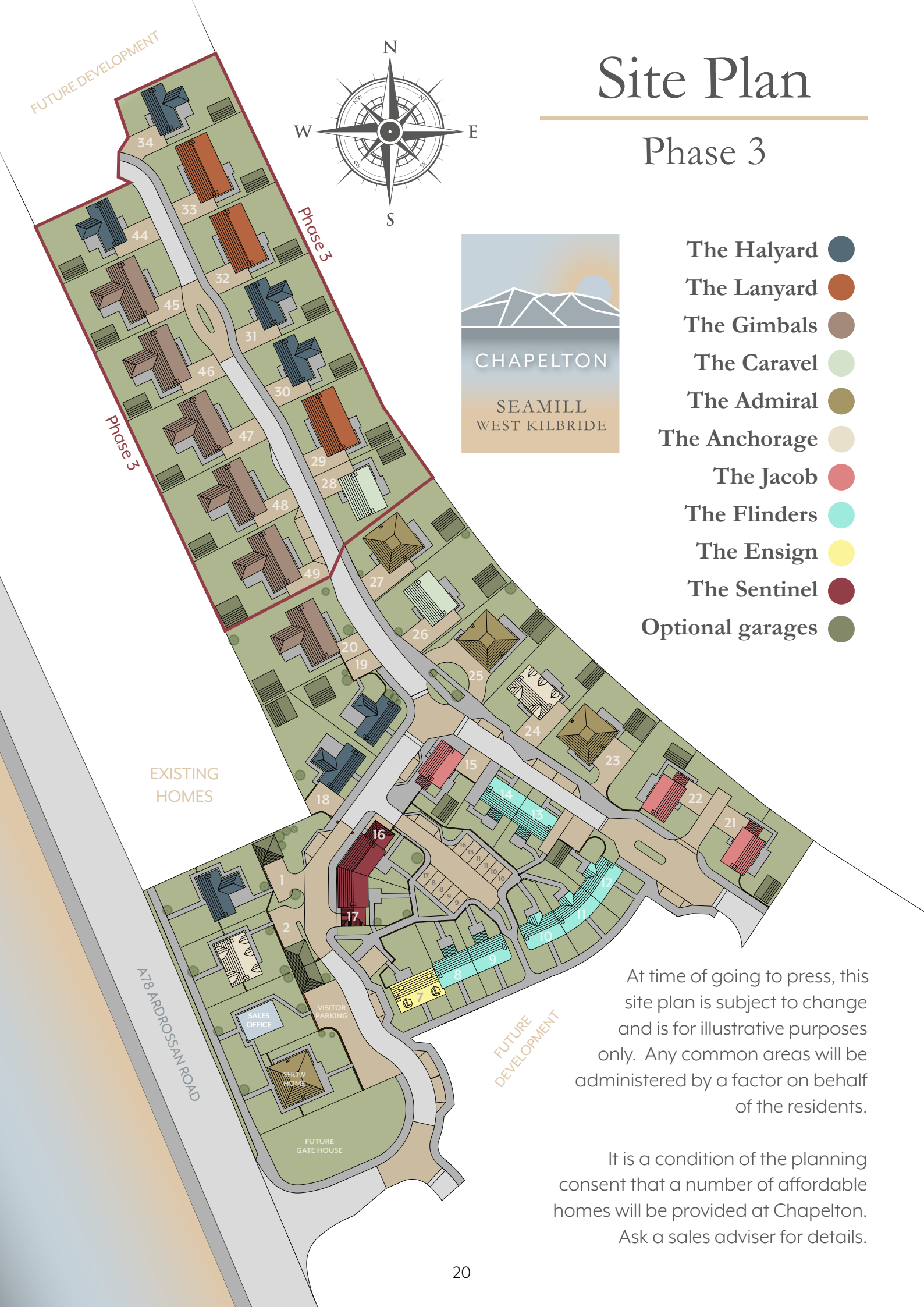
The Gimbal 3 bedroom cottage

Site Plan

Phase 3



- The Halyard ●
- The Lanyard ●
- The Gimbals ●
- The Caravel ●
- The Admiral ●
- The Anchorage ●
- The Jacob ●
- The Flinders ●
- The Ensign ●
- The Sentinel ●
- Optional garages ●



At time of going to press, this site plan is subject to change and is for illustrative purposes only. Any common areas will be administered by a factor on behalf of the residents.

It is a condition of the planning consent that a number of affordable homes will be provided at Chapelton. Ask a sales adviser for details.





HOPE HOMES

Hope Homes have been building new homes for 28 years and have constructed well over 1,200 homes. As a family business, we have built up a reputation for quality and customer service. Hope Homes take great care in building homes that are thoughtfully designed, solidly

built and well finished by craftsmen who take pride in their work. To see previous examples of our work, please see hopehomes.co.uk/gallery. Hope Homes is a trading style of Hope Homes (Chapelton) Ltd, a member of the Hope Homes group of companies.



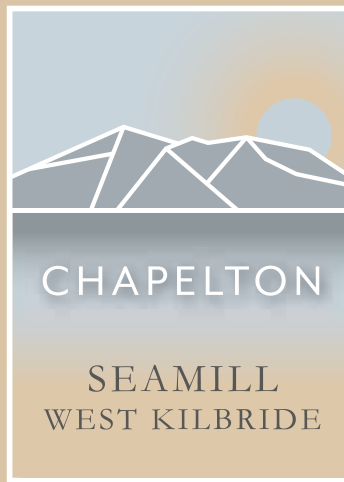
Images are for illustration only and sizes are indicative. Although every care has been taken to ensure the accuracy of all the information given, the contents do not form part of any contract and should be treated as a guide only. Interested parties should check with a sales

adviser and confirm details with their solicitor, acting on their behalf. Hope Homes reserve the right to amend the specification as necessary, without prior notice.

The homes at Chapelton are protected by a 10 year new home

structural warranty from Premier Guarantee. Premier Guarantee is recognised by the Council of Mortgage Lenders.

premier
guarantee



5 bedroom show home now open



HOPE HOMES



hopehomes.co.uk
01292 590442