Wolds View

Driffield

A collection of 2, 3 and 4 bedroom homes.

Bellway

Bellway

A reputation built on solid foundations

Bellway has been building exceptional quality new homes throughout the UK for over 70 years, creating outstanding properties in desirable locations.

During this time, Bellway has earned a strong reputation for high standards of design, build quality and customer service. From the location of the site, to the design of the home, to the materials selected, we ensure that our impeccable attention to detail is at the forefront of our build process.

We create developments which foster strong communities and integrate seamlessly with the local area. Each year, Bellway commits to supporting education initiatives, providing transport and highways improvements, healthcare facilities and preserving - as well as creating - open spaces for everyone to enjoy.

Our high standards are reflected in our dedication to customer service and we believe that the process of buying and owning a Bellway home is a pleasurable and straightforward one. Having the knowledge, support and advice from a committed Bellway team member will ensure your home-buying experience is seamless and rewarding, at every step of the way.

CONSUMER CODE FOR HOME BUILDERS
www.consumercode.co.uk

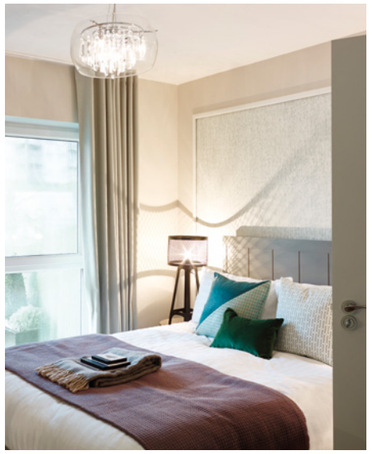
Bellway abides by The Consumer Code, which is an independent industry code developed to make the home buying process fairer and more transparent for purchasers.

Over 70 YEARS of QUALITY SINCE 1946

An alluring lifestyle

Welcome to Wolds View. An exciting development featuring a range of modern 2, 3 and 4 bedroom homes in the vibrant market town of Driffield. Each home has been crafted with passion and care, creating dream homes that boast quality layouts and high specification finishes. You'll enjoy all the benefits of village life alongside the energy efficiency of a 21st Century home.

A number of excellent amenities are just a short drive away, and the area's efficient transport links keep you in reach of neighbouring towns and villages, and many areas further afield. Wolds View has been crafted with a range of buyers in mind; growing families will enjoy the great selection of schools, whilst commuters will appreciate the local links to Hull, Scarborough and Bridlington.



Make your new home as individual as you are

Additions

Your home, your choice

Every Bellway home comes with high quality fittings as standard, but to add that personal touch you can also choose to upgrade from our range of options to make sure your new home feels distinctly different.

Most important of all, because we recognise that you want your new home to reflect your personal taste from day one, we will make sure that all your Additions choices are expertly fitted and finished by the time you move in.

Choose from our range of Additions options covering:

Kitchens:
~ Freestanding/integrated appliances
~ Silestone worksurfaces
~ Double oven
~ Upgrade hob
~ Integrated microwave
~ Upgrade kitchen doors

Flooring:
~ Choose from carpets, vinyl or ceramic

Tiling:
~ Full and half height tiling
~ Comprehensive upgrade options

Plumbing:
~ Heated towel rail
~ Upgrade showers

Security:
~ Intruder alarms
~ Security lights

Electrical:
~ Additional sockets
~ Additional switches
~ Chrome sockets
~ Chrome switches
~ Under-unit lighting
~ Shaver socket
~ Recessed lighting
~ BT and TV points

Miscellaneous:
~ Landscaped gardens
~ Wardrobes

Although we make every effort to ensure that as many Additions choices as possible are available to you, not every development offers all the range shown. Please be aware that orders can only be accepted up to certain stages of the construction process. Therefore we recommend that you consult our Sales Advisor.

Making your move easier

Buy with just 5% deposit with Help to Buy

Help to Buy is backed by the Government and aimed at helping you purchase your first home.

The scheme is open to first time buyers and there are regional price caps on the value of the property you are able to purchase with Help to Buy, please talk to one of our Sales Advisors for the regional details in your area.

To use the scheme, you will need at least a 5% deposit. You may then be eligible to receive an interest free equity loan from the Government of 20% of the value of your new home, which means that you only need to secure a 75% mortgage.

Help to Buy
Backed by HM Government

Sell your home quicker with no estate agent fees

Express Mover is a great solution if you've found an ideal Bellway home but have not yet sold your current property.

Our Intermediate Management Agent will work with a local estate agent to market your home at an agreed price, and we will pay the estate agent fees for you.

You could soon be moving into your new dream home, start your journey with us today.

EXPRESS MOVER

Help to Buy cannot be used in conjunction with other schemes. The equity loan must be repaid after 25 years, or earlier if you sell your property and is interest free for the first 5 years. From year 6 a fee of 1.75% is payable on the equity loan, which rises annually by RPI plus 1%. Help to Buy is subject to eligibility and may not be available on this development. Express Mover is available on selected developments and plots only, subject to status and availability. Cannot be used in conjunction with other offers. Reservations can only be taken on homes released for sale once you achieve a sale on your own home, plots cannot be held whilst you are on the Express Mover scheme.

Customer Care

From the first day you visit one of our sales centres to the day you move in, we aim to provide a level of service and after-sales care that is second to none.

Each home is quality checked by our site managers and sales advisors, after which we invite our customers to a pre-occupation visit. These personalised visits provide 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 high levels of customer care and building quality homes is our main priority. However, we are aware that errors do sometimes occur and where this happens 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 support that is specifically tasked to respond to all customer enquiries.

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.

Over 70 YEARS of QUALITY SINCE 1946

Please note that while every effort has been taken to ensure the accuracy of the information provided within this brochure, particulars regarding local amenities and their proximity should be considered as general guidance only. Computer generated images are shown for illustrative purposes only. The identification of schools and other educational establishments is intended to demonstrate the relationship to the development only and does not represent a guarantee of eligibility or admission. Journey times are representative of journeys made by car unless stated otherwise and may vary according to travel conditions and time of day. Sources: Google, The AA, National Rail and, where relevant, Transport for London.

The particulars in this brochure are for illustration only. 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 do not constitute a contract, part of a contract or a warranty.

2 Bedroom Homes

- The Milton
  Plots 9, 10, 11, 12, 17, 18, 19 & 20

3 Bedroom Homes

- The Beswick
  Plots 4, 5, 7, 8, 270 & 271
- The Wickham
  Plots 25, 26 & 281
- The Willow
  Plot 30
- The Chestnut Plus
  Plot 37
- The Hawthorne
  Plots 38 & 198

4 Bedroom Homes

- The Alder
  Plots 1 & 195
- The Hambleton
  Plots 2 & 3
- The Addingham
  Plots 6, 28, 32, 34 & 273
- The Middleham
  Plots 13, 29, 31, 33, 196 & 197
- The Shipley Special
  Plots 14, 15, 27, 194, 272, 274 & 284
- The Acacia
  Plots 35 & 36
- The Mulberry
  Plots 16 & 269
- The Rawdon
  Plots 267, 268, 282 & 283

- Affordable Homes

Key to plan: VP Visitor parking g/g Gas Governor

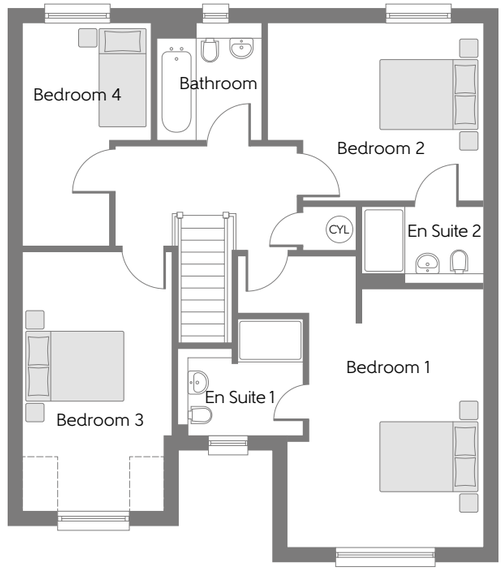
The site plan is drawn to show the relative position of individual properties. NOT TO SCALE. This is a two dimensional drawing and will not show land contours and gradients, boundary treatments, landscaping or local authority street lighting. Footpaths subject to change. For details of individual properties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

The Acacia

Four bedroom home

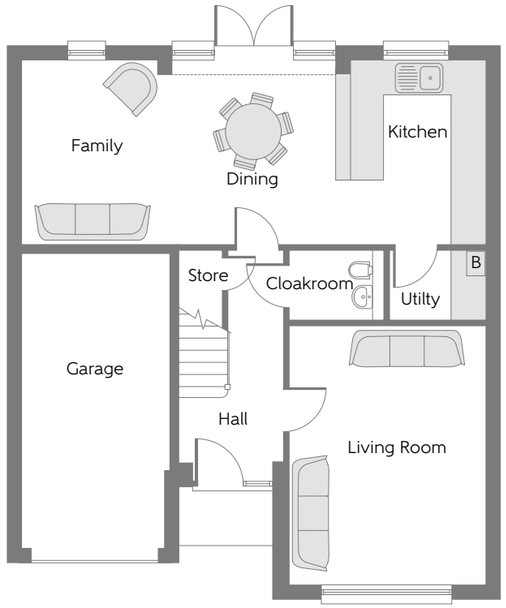
Bellway Homes Ltd, (Yorkshire Division)
First Floor Unit 2150, Century Way,
Leeds LS15 8ZB

Telephone: 0113 3900 800
www.bellway.co.uk



First Floor

Bedroom 1	4.650m x 3.503m	15'3" x 11'5"
En Suite 1	2.245m x 2.100m	7'4" x 6'10"
Bedroom 2	3.872m x 3.190m	12'8" x 10'5"
En Suite 2	2.165m x 1.350m	7'1" x 4'5"
Bedroom 3	4.680m x 2.690m	15'4" x 8'9"
Bedroom 4	3.985m x 2.287m	13'0" x 7'6"
Bathroom	1.980m x 1.880m	6'5" x 6'2"



Ground Floor

Living Room	4.650m x 3.503m	15'3" x 11'5"
Kitchen/Dining/ Family	8.340m x 3.275m	27'4" x 10'8"
Utility	1.675m x 1.240m	5'5" x 4'0"
Cloakroom	1.703m x 1.240m	5'7" x 4'0"

B Boiler CYL Hot Water Cylinder ---- Reduced Head Height

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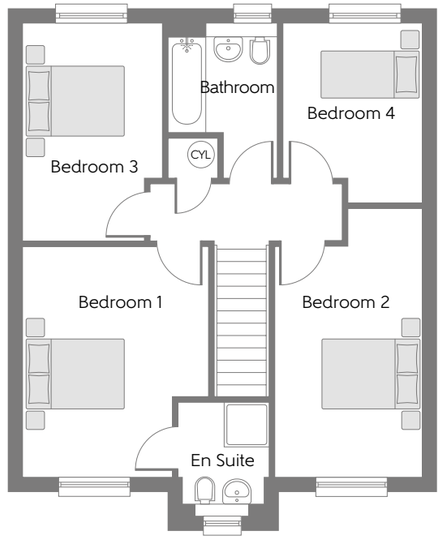
The Addingham

Four bedroom home

Bellway Homes Ltd, (Yorkshire Division)
First Floor Unit 2150, Century Way,
Leeds LS15 8ZB

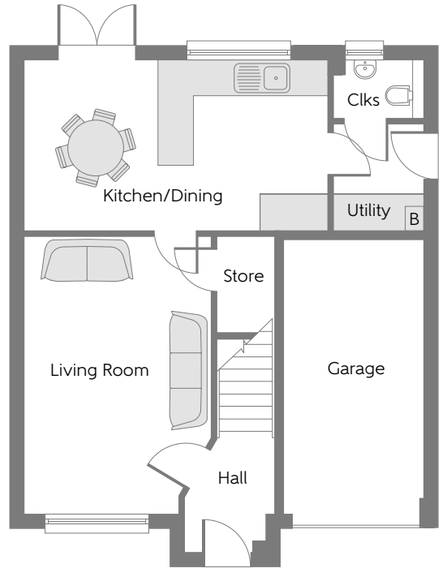
Telephone: 0113 3900 800
www.bellway.co.uk

Bellway



First Floor

Bedroom 1	4.010m x 3.249m	13'1" x 10'7"
En Suite	1.961m x 1.586m	6'5" x 5'3"
Bedroom 2	4.010m x 2.531m	13'1" x 8'3"
Bedroom 3	3.766m x 2.430m	12'4" x 7'11"
Bedroom 4	3.106m x 2.395m	9'10" x 7'10"
Bathroom	1.900m x 1.900m	6'2" x 6'2"



Ground Floor

Living Room	4.822m x 3.219m	15'9" x 10'6"
Kitchen/Dining	5.300m x 2.929m	17'4" x 9'7"
Utility	1.854m x 1.550m	6'1" x 5'1"
Cloakroom	1.550m x 0.950m	5'1" x 3'1"

B Boiler CYL Hot Water Cylinder Clks Cloakroom

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The Alder

Four bedroom home

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First Floor Unit 2150, Century Way,
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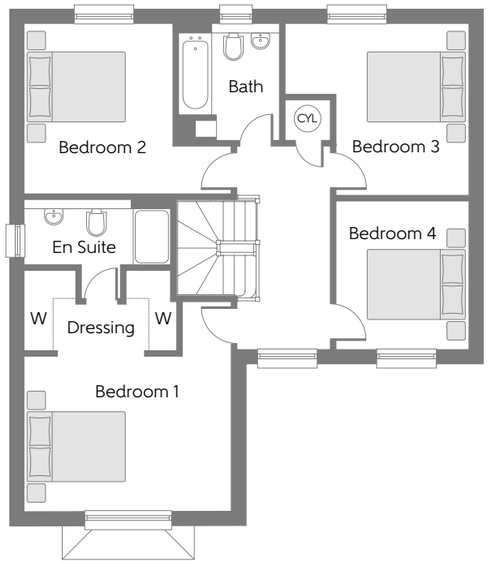
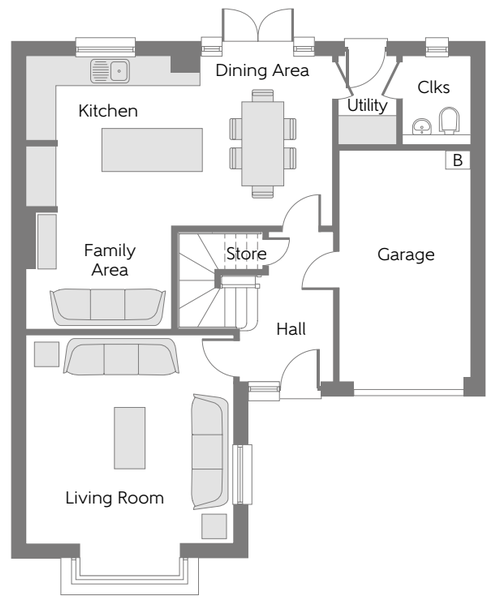


First Floor

Bedroom 1	4.290m x 3.200m	14'1" x 10'6"
Dressing Area	3.150m x 1.650m	10'4" x 5'6"
En Suite	3.025m x 1.370m	9'11" x 4'5"
Bedroom 2	3.520m x 3.065m	11'6" x 10'1"
Bedroom 3	3.795m x 3.570m	12'5" x 11'8"
Bedroom 4	3.070m x 2.750m	10'1" x 9'0"
Bathroom	2.430m x 2.080m	8'0" x 6'9"



Ground Floor

Kitchen/ Dining Area	6.365m x 3.520m	20'11" x 11'6"
Family Area	3.000m x 2.100m	9'10" x 6'11"
Living Room	4.320m x 4.290m	14'2" x 14'1"
Utility	1.800m x 1.200m	5'10" x 3'11"
Cloakroom	1.800m x 1.400m	5'10" x 4'7"

B Boiler CYL Hot Water Cylinder Clks Cloakroom ---- Reduced Head Height W Suggested Wardrobe Position

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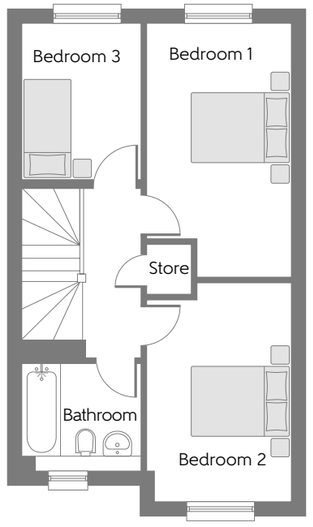
The Beswick

Three bedroom home

Bellway Homes Ltd, (Yorkshire Division)
First Floor Unit 2150, Century Way,
Leeds LS15 8ZB

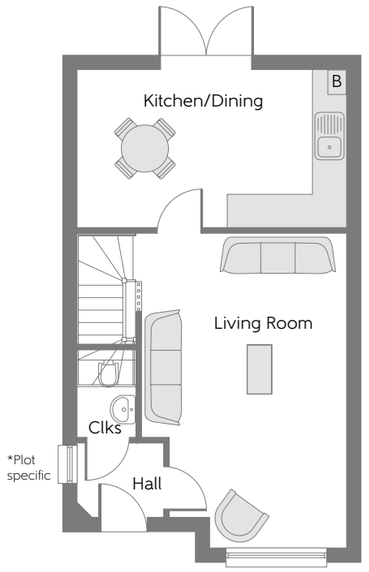
Telephone: 0113 3900 800
www.bellway.co.uk

Bellway



First Floor

Bedroom 1	4.590m x 2.525m	15'0" x 8'3"
Bedroom 2	3.850m x 2.525m	12'7" x 8'3"
Bedroom 3	2.800m x 2.090m	9'2" x 6'10"
Bathroom	2.090m x 1.900m	6'10" x 6'2"



Ground Floor

Living Room	5.615m x 3.618m	18'5" x 11'10"
Kitchen/Dining	4.740m x 2.800m	15'6" x 9'2"
Cloakroom	1.550m x 0.997m	5'1" x 3'3"

B Boiler Clks Cloakroom

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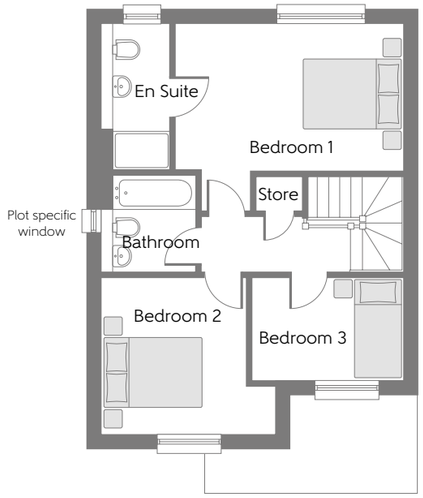
The Chestnut Plus

Three bedroom home

Bellway Homes, (Yorkshire Division)
First Floor, 2150 Century Way,
Leeds LS15 8ZB

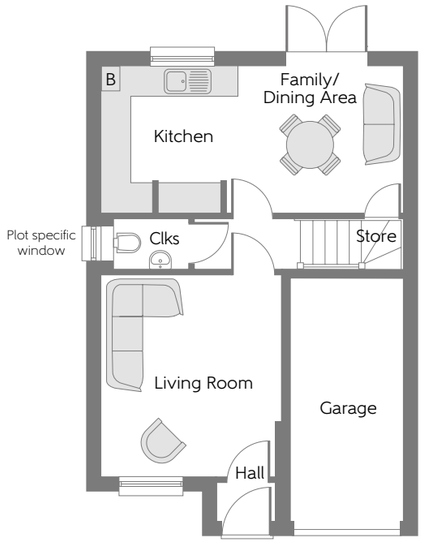
Telephone 0113 3900 800
www.bellway.co.uk

Bellway



First Floor

Bedroom 1	4.644m x 2.960m	15'3" x 9'8"
En Suite	2.960m x 1.370m	9'8" x 4'6"
Bedroom 2	3.489m x 3.175m	11'5" x 10'5"
Bedroom 3	3.100m x 2.050m	10'2" x 6'8"
Bathroom	1.930m x 1.900m	6'4" x 6'2"



Ground Floor

Living Room	4.080m x 3.649m	13'4" x 11'11"
Kitchen/Family/ Dining	6.139m x 2.960m	20'1" x 9'8"
Cloakroom	1.750m x 1.000m	5'8" x 3'3"

B Boiler Clks Cloakroom

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The Hambleton

Four bedroom home

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First Floor Unit 2150, Century Way,
Leeds LS15 8ZB

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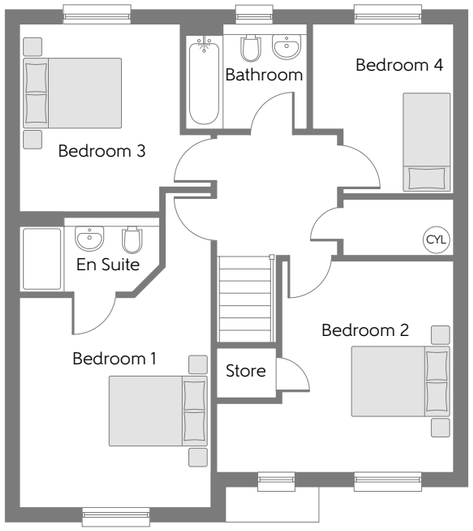
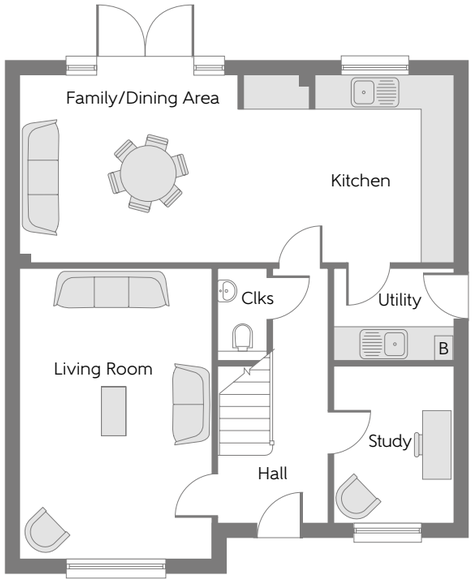
Bellway



First Floor

Bedroom 1	3.770m x 3.450m	12'4" x 11'3"
En Suite	2.500m x 1.370m	8'2" x 4'5"
Bedroom 2	3.805m x 3.105m	12'5 x 10'2"
Bedroom 3	3.375m x 2.895m	11'0" x 9'5"
Bedroom 4	3.060m x 2.555m	10'0" x 8'4"
Bathroom	2.190m x 1.900m	7'2" x 6'2"



Ground Floor

Living Room	5.265m x 3.450m	17'3" x 11'3"
Kitchen/Dining	7.890m x 3.375m	25'10" x 11'0"
Study	2.840m x 2.140m	9'3" x 7'0"
Utility	2.140m x 1.600m	7'0" x 5'3"
Cloakroom	1.650m x 0.875m	5'4" x 2'10"

B Boiler CYL Hot Water Cylinder Clks Cloakroom

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The Hawthorne

Three bedroom home

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Leeds LS15 8ZB

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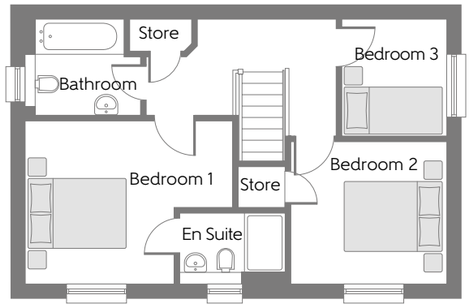
Bellway



First Floor

Bedroom 1	4.130m x 3.185m	13'6" x 10'5"
En Suite	2.100m x 1.385m	6'11" x 4'7"
Bedroom 2	3.055m x 2.765m	10'0" x 9'0"
Bedroom 3	2.300m x 2.050m	7'6" x 6'8"
Bathroom	2.275m x 1.880m	7'5" x 6'2"

Ground Floor

Living Room	5.190m x 3.055m	17'0" x 10'0"
Kitchen/Dining	5.190m x 3.000m	17'0" x 9'10"
Utility	1.985m x 1.650m	6'6" x 5'4"
Cloakroom	1.600m x 0.980m	5'4" x 3'2"

B Boiler Clks Cloakroom

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The Middleham

Four bedroom home

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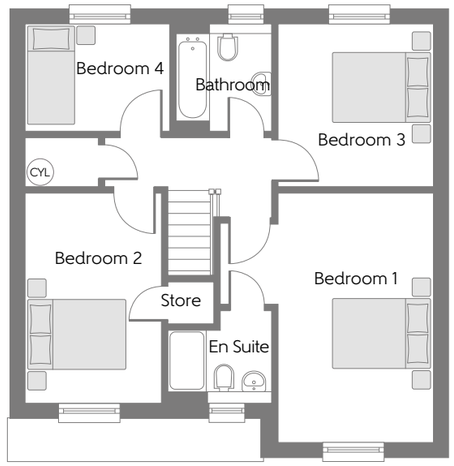
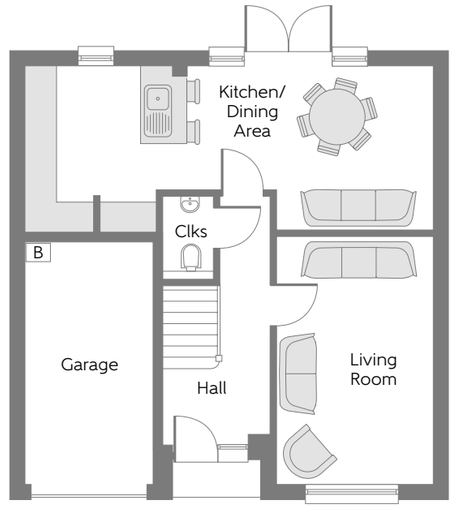


First Floor

Bedroom 1	4.795m x 4.113m	15'8" x 13'5"
En Suite	1.998m x 1.685m	6'6" x 5'6"
Bedroom 2	4.107m x 2.600m	13'5" x 8'6"
Bedroom 3	3.175m x 3.017m	10'5" x 9'10"
Bedroom 4	2.855m x 2.075m	9'4" x 6'9"
Bathroom	2.075m x 1.880m	6'9" x 6'2"



Ground Floor

Kitchen/ Dining Area	8.003m x 3.175m	26'3" x 10'5"
Living Room	4.795m x 3.165m	15'9" x 10'4"
Cloakroom	1.600m x 0.860m	5'3" x 2'9"

B Boiler (CYL) Hot Water Cylinder Clks Cloakroom

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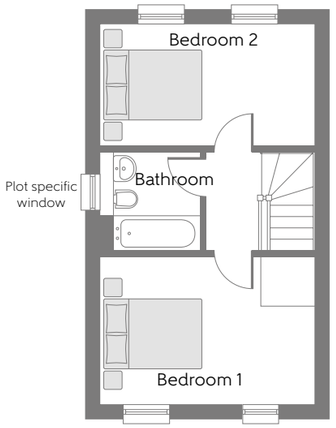
The Milton

Two bedroom home

Bellway Homes Ltd, (Yorkshire Division)
First Floor Unit 2150, Century Way,
Leeds LS15 8ZB

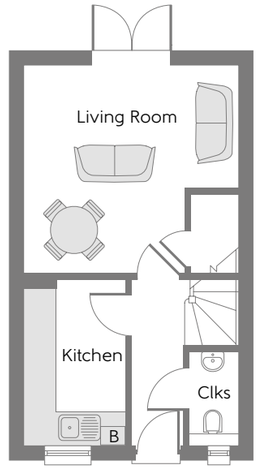
Telephone: 0113 3900 800
www.bellway.co.uk

Bellway



First Floor

Bedroom 1	4.043m x 2.800m	13'3" x 9'2"
Bedroom 2	4.043m x 2.317m	13'3" x 7'7"
Bathroom	1.900m x 1.883m	6'2" x 6'2"



Ground Floor

Living Room	4.043m x 3.975m	13'3" x 13'0"
Kitchen	3.150m x 1.900m	10'4" x 6'2"
Cloakroom	1.775m x 0.923m	5'9" x 3'0"

B Boiler CYL Hot Water Cylinder

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The Mulberry

Four bedroom home

Bellway Homes Ltd, (Yorkshire Division)
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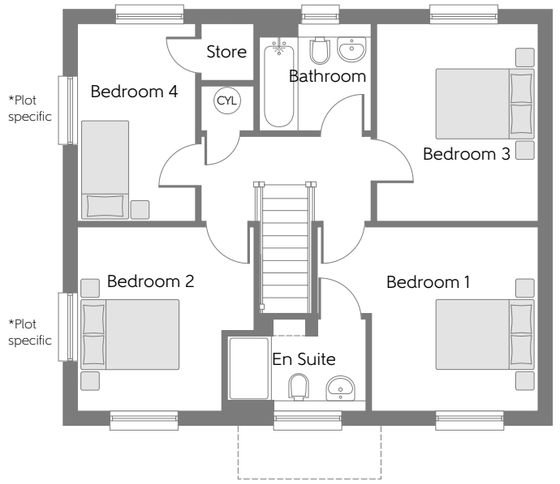
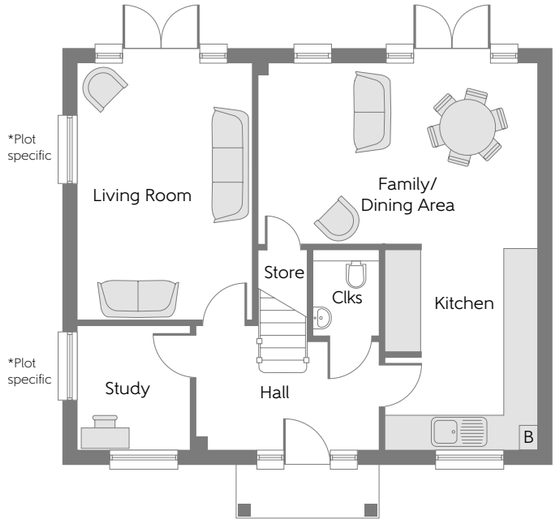
Bellway



First Floor

Bedroom 1	3.360m x 2.985m	11'0" x 9'9"
En Suite	2.520m x 1.645m	8'3" x 5'4"
Bedroom 2	3.360m x 3.175m	11'0" x 10'5"
Bedroom 3	3.515m x 2.890m	11'6" x 9'5"
Bedroom 4	3.515m x 2.100m	11'6" x 6'10"
Bathroom	2.025m x 1.900m	6'7" x 6'2"



Ground Floor

Living Room	4.650m x 3.150m	15'3" x 10'4"
Kitchen	3.710m x 2.700m	12'2" x 8'10"
Family/Dining	5.040m x 3.250m	16'6" x 10'7"
Study	2.225m x 2.025m	7'3" x 6'7"
Cloakroom	1.550m x 1.135m	5'1" x 3'8"

B Boiler CYL Hot Water Cylinder Clks Cloakroom

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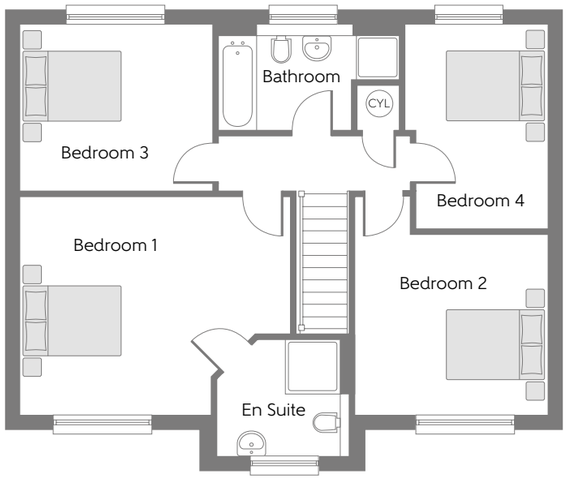
The Rawdon

Four bedroom home

Bellway Homes Ltd, (Yorkshire Division)
First Floor Unit 2150, Century Way,
Leeds LS15 8ZB

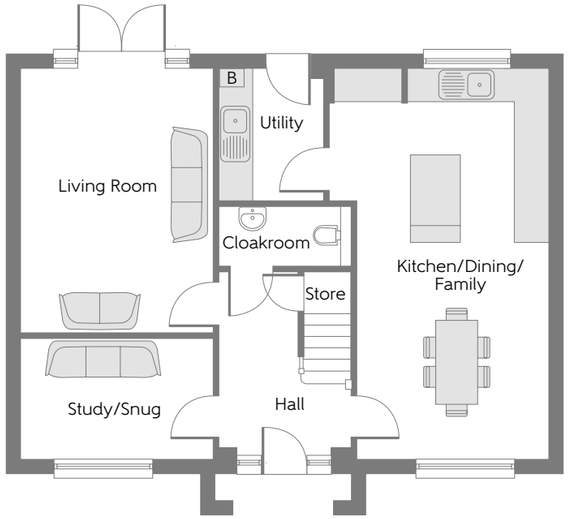
Telephone: 0113 3900 800
www.bellway.co.uk

Bellway



First Floor

Bedroom 1	4.878m x 3.983m	16'0" x 13'0"
En Suite	2.378m x 1.975m	7'9" x 6'2"
Bedroom 2	3.450m x 3.278m	11'3" x 10'9"
Bedroom 3	3.450m x 2.995m	11'3" x 9'9"
Bedroom 4	3.700m x 2.575m	12'1" x 8'5"
Bathroom	3.277m x 1.900m	10'9" x 6'2"



Ground Floor

Living Room	4.803m x 3.450m	15'9" x 11'3"
Kitchen/Dining/ Family	7.103m x 3.450m	23'3" x 11'3"
Study	3.450m x 2.150m	11'3" x 7'0"
Cloakroom	2.378m x 1.050m	7'9" x 3'5"
Utility	2.390m x 1.877m	7'10" x 6'1"

B Boiler CYL Hot Water Cylinder

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The Shipley Special

Four bedroom home

Bellway Homes Ltd, (Yorkshire Division)
First Floor Unit 2150, Century Way,
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Telephone: 0113 3900 800
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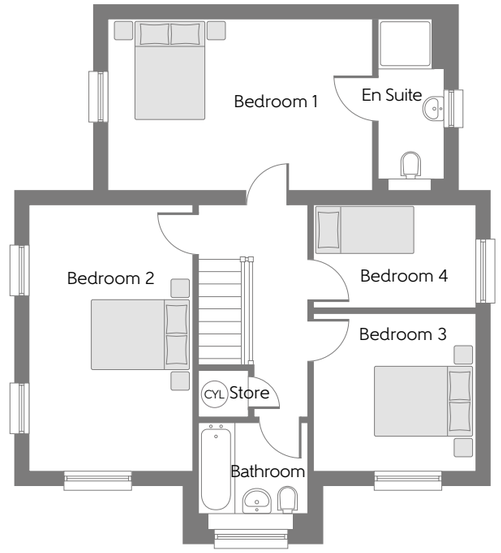
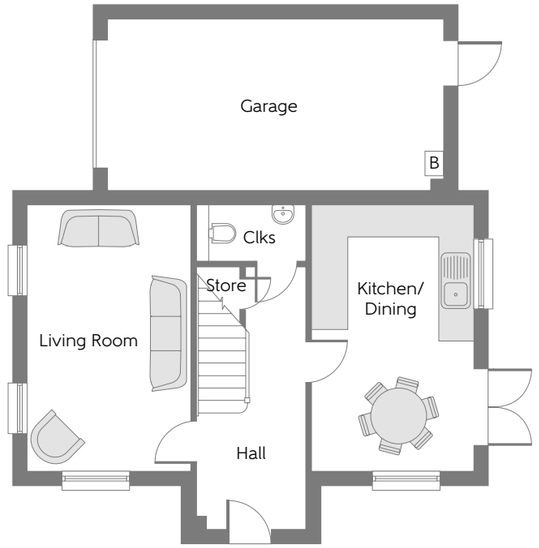
Bellway



First Floor

Bedroom 1	4.683m x 3.025m	15'4" x 9'11"
En Suite	3.025m x 1.170m	9'11" x 3'10"
Bedroom 2	4.740m x 2.888m	15'6" x 9'5"
Bedroom 3	2.913m x 2.765m	9'6" x 9'0"
Bedroom 4	2.888m x 1.850m	9'5" x 6'0"
Bathroom	1.928m x 1.875m	6'3" x 6'1"



Ground Floor

Living Room	4.740m x 2.888m	15'6" x 9'5"
Kitchen/Dining	4.740m x 2.888m	15'6" x 9'5"
Cloakroom	1.928m x 0.950m	6'3" x 3'1"

B Boiler CYL Hot Water Cylinder Clks Cloakroom

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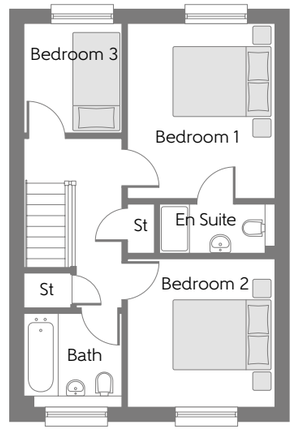
The Wickham

Three bedroom home

Bellway Homes Ltd, (Yorkshire Division)
First Floor Unit 2150, Century Way,
Leeds LS15 8ZB

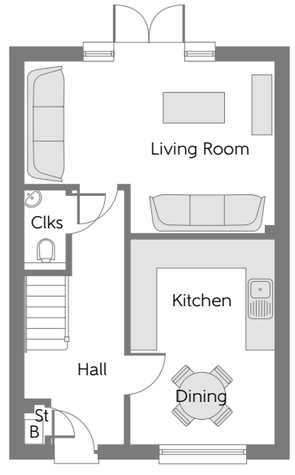
Telephone: 0113 3900 800
www.bellway.co.uk

Bellway



First Floor

Bedroom 1	3.680m x 3.030m	12'0" x 9'11"
En Suite	2.355m x 0.965m	7'8" x 3'1"
Bedroom 2	3.030m x 2.995m	9'11" x 9'9"
Bedroom 3	2.250m x 2.000m	7'4" x 6'6"
Bathroom	2.000m x 1.905m	6'6" x 6'2"



Ground Floor

Living Room	5.155m x 3.555m	16'10" x 11'7"
Kitchen/Dining	4.185m x 3.000m	14'8" x 9'10"
Cloakroom	1.650m x 0.850m	5'4" x 2'9"

B Boiler Clks Cloakroom St Store

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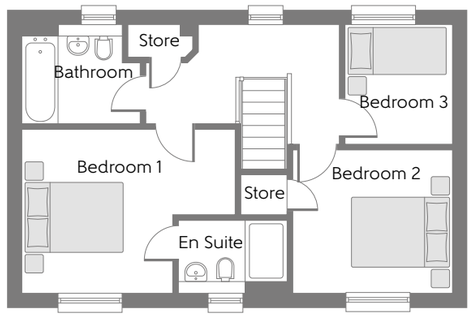
The Willow

Three bedroom home

Bellway Homes Ltd, (Yorkshire Division)
First Floor Unit 2150, Century Way,
Leeds LS15 8ZB

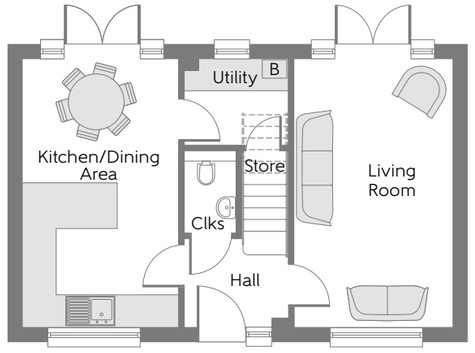
Telephone: 0113 3900 800
www.bellway.co.uk

Bellway



First Floor

Bedroom 1	4.130m x 3.165m	13'6" x 10'4"
En Suite	2.100m x 1.385m	6'10" x 4'6"
Bedroom 2	3.055m x 2.765m	10'0" x 9'0"
Bedroom 3	2.300m x 2.050m	7'6" x 6'8"
Bathroom	2.275m x 1.900m	7'5" x 6'2"



Ground Floor

Living Room	5.190m x 3.055m	17'0" x 10'0"
Kitchen/ Dining Area	5.190m x 3.000m	17'0" x 9'10"
Utility	1.985m x 1.650m	6'6" x 5'4"
Cloakroom	1.600m x 0.980m	5'3" x 3'2"

B Boiler Clks Cloakroom ---- Reduced Head Height

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