



SILVERLAKE
DORSET

BAXTER'S RISE PLOT 3

£520k

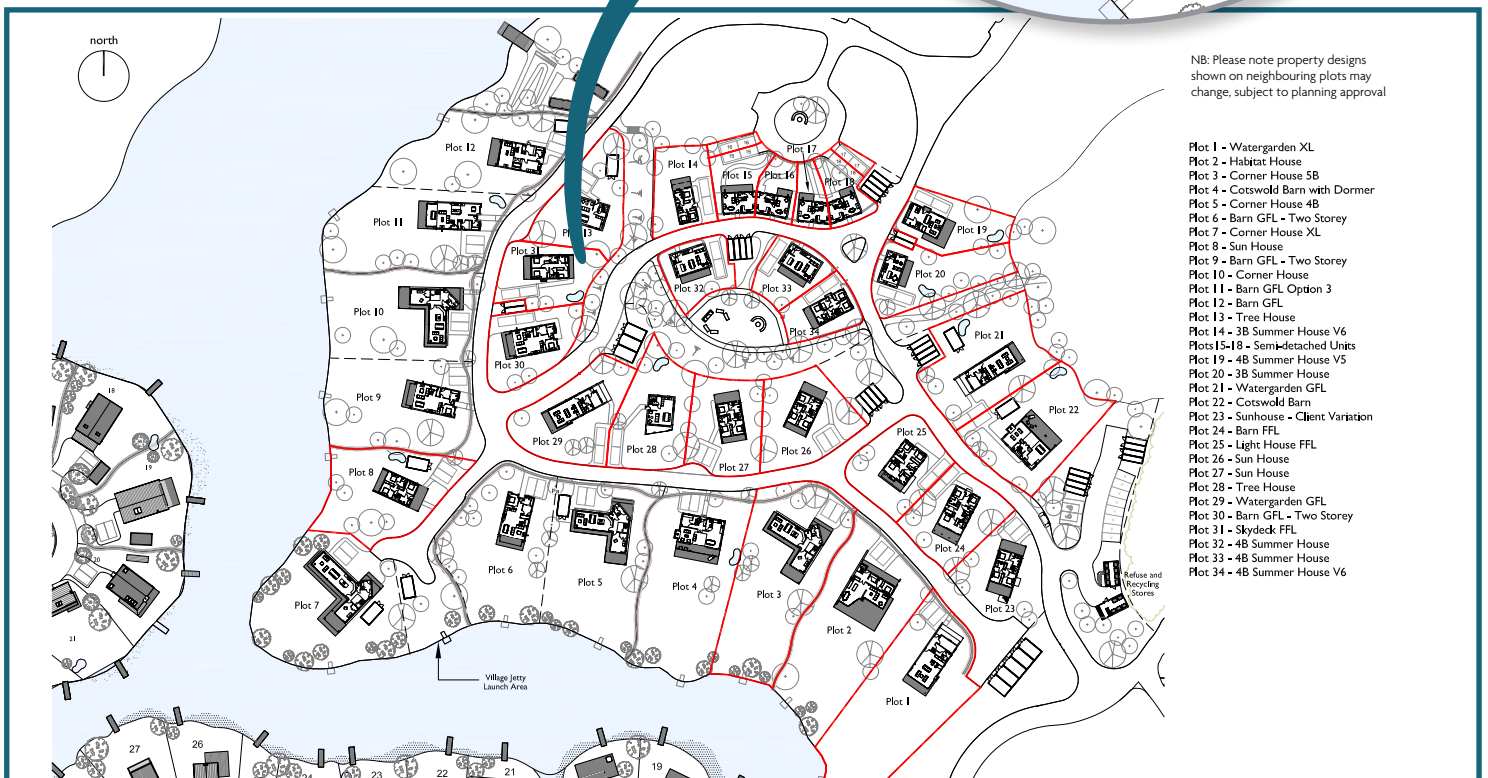
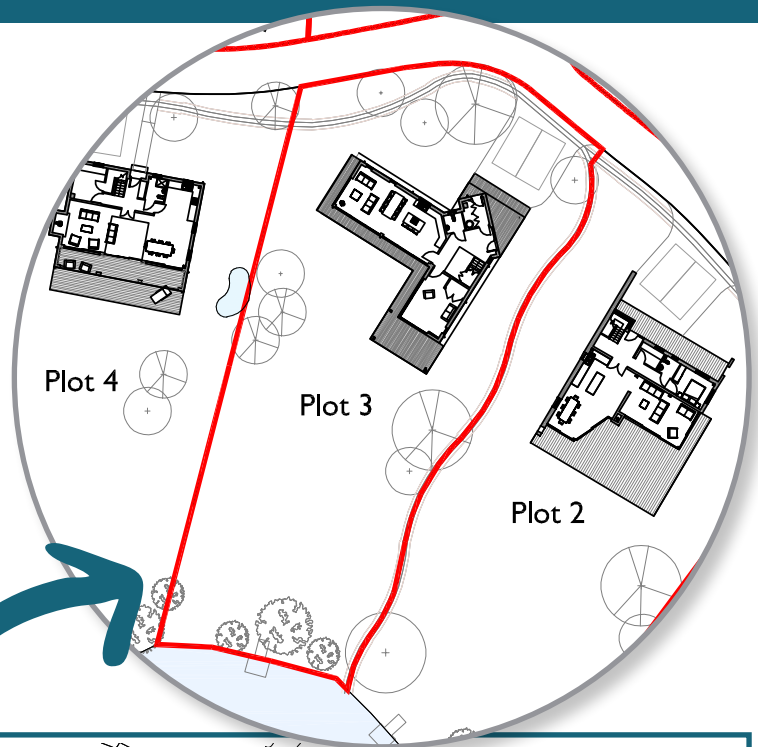
PLOT PRICE

1327m²

PLOT AREA

FEATURES:

- Expansive plot
- South facing
- Direct water access
- Elevated position
- Planning permission for The Corner House



NB: Please note property designs shown on neighbouring plots may change, subject to planning approval

- Plot 1 - Watergarden XL
- Plot 2 - Habitat House
- Plot 3 - Corner House 5B
- Plot 4 - Cotswold Barn with Dormer
- Plot 5 - Corner House 4B
- Plot 6 - Barn GFL - Two Storey
- Plot 7 - Corner House XL
- Plot 8 - Sun House
- Plot 9 - Barn GFL - Two Storey
- Plot 10 - Corner House
- Plot 11 - Barn GFL Option 3
- Plot 12 - Barn GFL
- Plot 13 - Tree House
- Plot 14 - 3B Summer House V6
- Plots 15-18 - Semi-detached Units
- Plot 19 - 4B Summer House V5
- Plot 20 - 3B Summer House
- Plot 21 - Watergarden GFL
- Plot 22 - Cotswold Barn
- Plot 23 - Sunhouse - Client Variation
- Plot 24 - Barn FFL
- Plot 25 - Light House FFL
- Plot 26 - Sun House
- Plot 27 - Sun House
- Plot 28 - Tree House
- Plot 29 - Watergarden GFL
- Plot 30 - Barn GFL - Two Storey
- Plot 31 - Skydeck FFL
- Plot 32 - 4B Summer House
- Plot 33 - 4B Summer House
- Plot 34 - 4B Summer House V6

FIVE BEDROOM CORNER HOUSE



£555k

BUILD CONTRACT FROM CONSERVATION BUILDERS

5 BEDROOMS 3 BATHROOMS

220m²

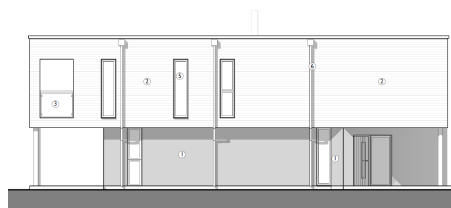
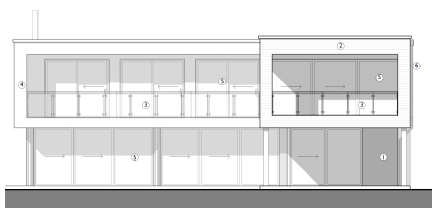
APPROXIMATE INTERNAL AREA

82m²

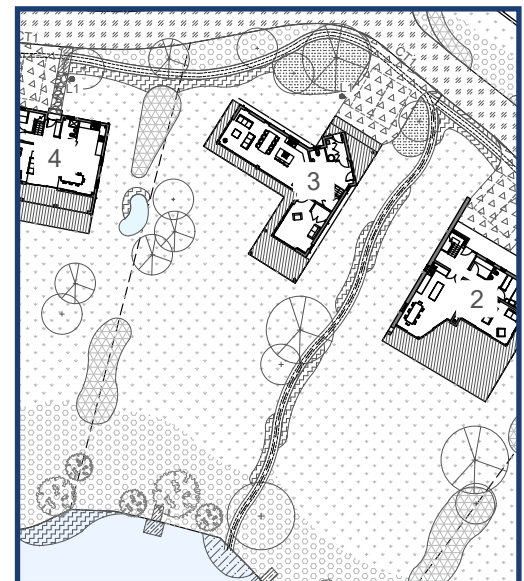
APPROXIMATE EXTERNAL AREA

MATERIALS:

- ① Grey Render
- ② Horizontal Cedar Cladding
- ③ Glass Balustrade
- ④ White Render
- ⑤ Aluminium Powdercoated Windows (Grey)
- ⑥ RWP



PROPOSED SOFT WORKS <small>Refer to architect's drawing 2025_L_SW_V4_01</small>	PROPOSED HARD WORKS <small>Refer to hardware drawing 2025_L_HW_V4_01</small>
New native specimen trees	Coloured macadam build up for vehicular traffic
New native trees	Macadam surface build up for pedestrian traffic
New broadleaved woodland	Natural shingle surface build up for vehicular traffic
New native shrubby hedgerow	Natural shingle surface build up for pedestrian traffic
Mix 1 - New native shrub mix	New stone flush kerb to edge of roadway
Mix 2 - New native shrub planted bank mix	New granite set flush edge at boundary with roadway To village centre only
Mix 3 - Village centre shrub mix	New timber deck (Bad Bush) Refer to Architect's drawing
New native understorey	New timber bridge (crossing ditch)
Mix 1 - New native medium height / groundcover	New timber jetty
Mix 2 - New native medium height / groundcover - village centre sunny mix	W1 New freestanding random rubble wall Height: 1.8m
Mix 3 - New native medium height / groundcover - village centre shady mix	W2 New freestanding random rubble wall Height: 1.2m
New native climber - located on some boot stores and walls within village centre	W3 New freestanding random rubble wall with hazel hurdle panels Total height: 1.5m
New species-rich acid grassland seed mix (Lawn)	F1 New cliff chestnut post and rail fence Height: 1.2m
New species-rich acid grassland seed mix (Meadow)	F2 New hazel hurdle fence Height: 1.2m
New aquatic and marginal planting	F3 New hazel hurdle fence (around bin stores) Height: 1.8m
New reed bed planting	G1 Timber pedestrian hold gate
New green roof To architects specification	EP New timber finger post sign
	STPS New steps
	L1 New low level lighting



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