



Blue Mountain

Binfield

A taste of local life

bovishomes.co.uk

**Bovis
Homes** 



Welcome to Blue Mountain

This exciting new development is on the edge of the historic village of Binfield in Berkshire and provides excellent motorway and rail links to London.

It's a little over a mile from Blue Mountain to the heart of this picturesque village which has a great range of local shops and services. This thriving community has a bakery, post office, village store, chemist, doctor's surgery and dentist, as well as a library, a local supermarket, cafes, shops, takeaways and pubs.

With many listed buildings, parks, ancient woodlands and the pretty All Saints' Church that dates back to the 14th Century, Binfield is a mix of rich history and modern services.

The village has as its own day nursery; pre-school and two primary schools, with nearby Bracknell providing secondary education. There are several independent schools in the area too.

Whatever your passion there's a host of sports clubs in and around Binfield offering you everything from golf, cricket, football and running, to fishing, badminton, darts and skittles.

There's also a local choir, a concert band and several guide and scout groups for children.

From Blue Mountain it's less than 4 miles to Junction 10 of M4 and Reading is just 11 miles away via the A329 (M).

If you're a commuter, Bracknell Railway Station is less than 2 miles away and runs services to London Waterloo, taking just over an hour. Trains also run to Reading, a 25-minute trip. For air travel Heathrow is only 23 miles away.

At Blue Mountain you can choose from a range of impressive homes designed for modern living. Chill out in open-plan living areas, cook up a storm in our stylish fitted kitchens, bring the outside in with bi-fold doors and relax with the privacy of master bedrooms with en-suites.

So, if you're looking for a quality new home in an historic village with great commuter links, your search ends here!

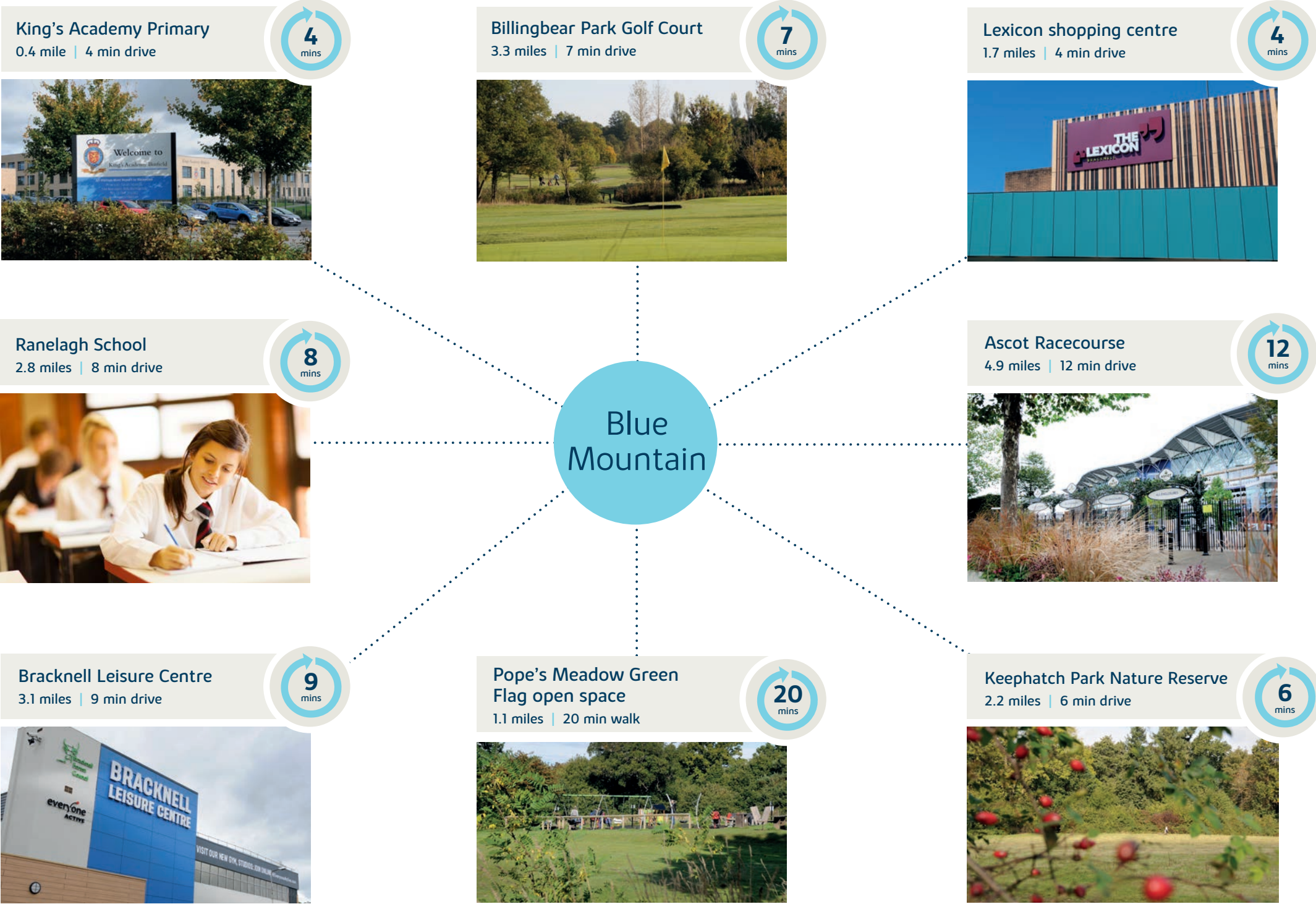


The perfect position

Education for everyone

Binfield Pre-School for 2 to 5-year-olds is rated 'good' by Ofsted, as is the Children's House Day Nursery. Close to Blue Mountain is King's Academy Binfield Primary that currently caters for nursery and reception children. About 1 mile away is Binfield Church of England Primary School, that has an Ofstead' good' rating. For senior pupils Ranelagh

School at Bracknell is an Academy Trust with a sixth form, rated 'outstanding' by Ofsted. The independent Newbold School caters for children aged from 3 to 11, and for Higher Education Newbold College offers a range of full and part time courses including under and post graduate degrees.



Distances and timings are approximate and for reference only. Calculated using maps.google.co.uk



A community to be proud of

We know that the area surrounding your new home is just as important as the features within your new property. As well as bringing a range of new homes to the area, we also make a commitment, these commitments are chosen based on the needs of our new community and we work with the local council to deliver them. We are proud to have invested over **£1 million** in local schemes to support the community surrounding your new home in Binfield.

These schemes include:

Sports and leisure



Public art



Waste management



Improved public transport services



Libraries



Public open space improvement



Primary schools



Cycle routes



“Bovis Homes have invested more than **£1 million** towards community schemes”

Enhance and personalise your new home with upgrades and extras from our **Select** range

Customise your kitchen with stylish worktops and the latest modern appliances, and personalise your bathrooms with stunning ceramics. Using the **Select** range, there are various options allowing you to create your perfect property which is truly unique to you.

We offer a range of appliances for your kitchen with various brands to choose from. You can personalise every space in your home from kitchen electrics to bedroom additions where we have lots of choices available.

If you have a preference for flooring, you can select from our diverse range that includes luxurious carpets, stylish Karndean, ceramics and vinyl.

Pick up a **Select** brochure from your sales consultant today to find an extensive list of items available. Such as:

- Quartz kitchen worktops
- Integrated fridge freezer
- Integrated dishwasher
- Flooring
- Built-in Symphony wardrobes
- Upgraded tiling in main bathroom and en suite



Purchase assistance schemes

Wherever you are in the home-buying market – a first-time buyer, looking to step up the property ladder or a downsizer – we have a variety of great purchase assistance schemes!

Help to Buy



Thousands of people have benefitted from this Government-backed equity loan scheme exclusive to brand new homes. With just a 5% deposit needed with a 75% mortgage, Help to Buy opens the door to home ownership.

Smooth Move

Are you an existing home owner? Our Smooth Move service is designed to help you sell your old property quickly so that you can make the move into a brand new Bovis Home. We'll deal with the estate agents on your behalf, and even pay the estate agents' fees when your house is sold!

Home Exchange

Are you an existing home owner? Our Home Exchange scheme is the simple way to make sure you don't lose out on your brand new Bovis Home – and saves you time and money along the way. We'll buy your property at market value, therefore there are no last minute 'drop-outs', you avoid estate agents fees, and there are no price renegotiations late in the day!

Key Worker

Helping essential key workers get on the housing ladder with assistance from Bovis Homes and access to purchase assistance schemes requiring as little as a 5% deposit.

A home designed with you in mind

We are constantly reviewing our houses and ensuring they are everything that our customers want in a home. We are proud to have developed and launched a new range of homes.

These homes have been created to embrace modern design and styling, whilst retaining classic architectural traditions. An integral part of the design process for our new range of homes was to ensure they have a real wow factor and eye-catching kerb appeal. From designing external elevations to create attractive street scenes through to maximising the flow and size of the rooms, the homes include a variety of features to capture the attention.

The size, positioning and number of windows in our new housing collection have created bright and airy homes, this mixed in with the higher ceilings gives your property a spacious feel.

The flow and layout of the new homes has been a key consideration to accommodate today's lifestyles, with a focus on future living. With the kitchen at the heart of the home, impressive family spaces have been included within them to create sociable living areas, while attention on master bedrooms and en suites has given the homes added desirability.

Many of the properties include popular bi-fold doors helping to bring the outside in and enhance the gardens as an extended living area.



Firm foundations means peace of mind for you

When buying a new home, you want to be sure you can trust your builder. Choosing a Bovis Home gives you the peace of mind that comes from choosing a company that has been building some of the **best homes in the UK for more than a hundred years.**

We pride ourselves on being one of the country's leading housebuilders and have established an enviable reputation for the quality of our build and design, specification and customer service.

Each Bovis Home is carefully planned both to meet your needs and to integrate into the existing location.

We will often use local materials and reflect regional features. Trees are retained wherever possible and new landscaping added, along with footpaths and cycleways in many cases to help create a wonderful place to live.

Blue Mountain

Binfield, Berkshire RG42 4JY

From M4 Junction 10

- Leave at Junction 10 and take the 2nd exit onto the A329(M) slip road to M4 / Wokingham / Bracknell
- Merge onto A329(M)
- Take the A329 / B3408 exit towards Wokingham / Binfield
- At the Coppid Beech roundabout, take the 1st exit onto London Road
- At Popeswood roundabout, take the 2nd exit onto Temple way
- The Sales Centre will be on your left



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Cover photograph of South Hill Park, Bracknell. Not view from the development. The streetscene has been produced for illustrative purposes only, please check the details of the homes you are interested in with the sales consultant.

Bovis Homes Limited, Thames Valley region
Central 40, Lime Tree Way, Chineham Park, Basingstoke RG24 8GU Telephone: 01474 876 200

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**Bovis
Homes** 

Blue Mountain

Binfield





The Hazel

3 bedroom home

bovishomes.co.uk

**Bovis
Homes** 

The Hazel

3 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining room	5.19 x 2.99	17' 0" x 9' 9"
Sitting room	4.17 x 3.66	13' 8" x 12' 0"

First floor

Bedroom 1	3.54 x 3.29	11' 7" x 10' 9"
Bedroom 2	2.95 x 2.73	9' 8" x 8' 11"
Bedroom 3	2.44 x 2.15	8' 0" x 7' 0"

The Hazel | X305 01 SZZZ |

This floorplan has been produced for illustrative purposes only. Room sizes shown are between arrow points as indicated on plan. The dimensions have tolerances of + or - 50mm and should not be used other than for general guidance. If specific dimensions are required, enquiries should be made to the sales consultant.

ovn	oven	ffzs	fridge freezer space
h	hob	w	wardrobe
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	◀ ▶	measuring points

Please refer to the sales consultant for specific plot details as the illustrations shown are computer generated impressions of how the property may look so are indicative only. External details or finishes may vary on individual plots and homes may be built in either detached or attached styles depending on the development layout. Exact specifications, window styles and whether a property is left or right handed may differ from plot to plot.

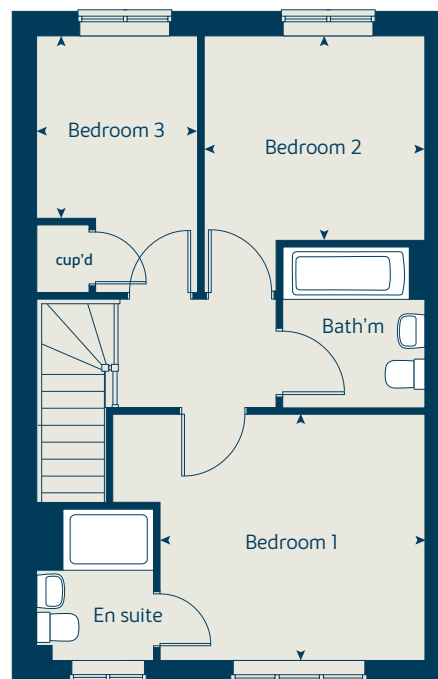
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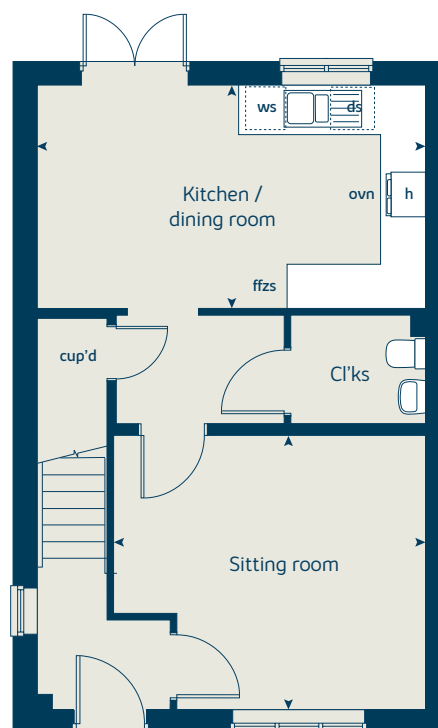
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First floor



Ground floor





The Spruce

3 bedroom home

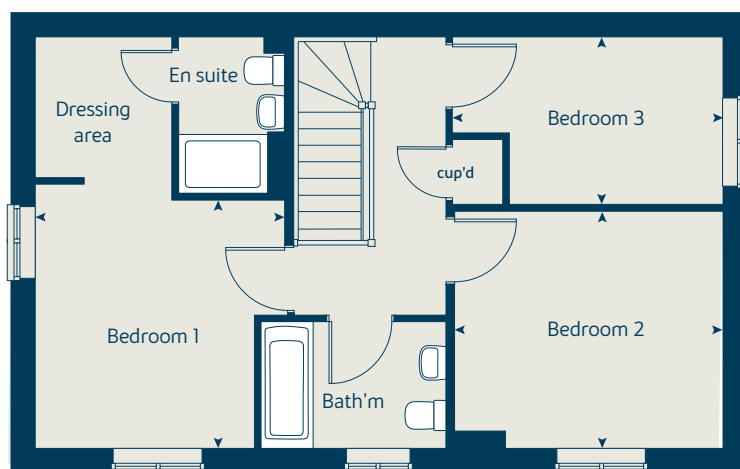
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**Bovis
Homes** 

The Spruce

3 bedroom home

First floor



Ground floor	metres	feet / inches
Kitchen	3.16 x 2.69	10' 4" x 8' 9"
Dining area	3.14 x 2.37	10' 3" x 7' 9"
Sitting room	5.53 x 3.32	18' 1" x 10' 10"

First floor

Bedroom 1	3.55 x 3.36	11' 7" x 11' 0"
Bedroom 2	3.61 x 3.18	11' 10" x 10' 5"
Bedroom 3	3.63 x 2.25	11' 11" x 7' 4"

The Spruce | X307 (IF) 01 SZZZZ |

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ws	washing machine space		

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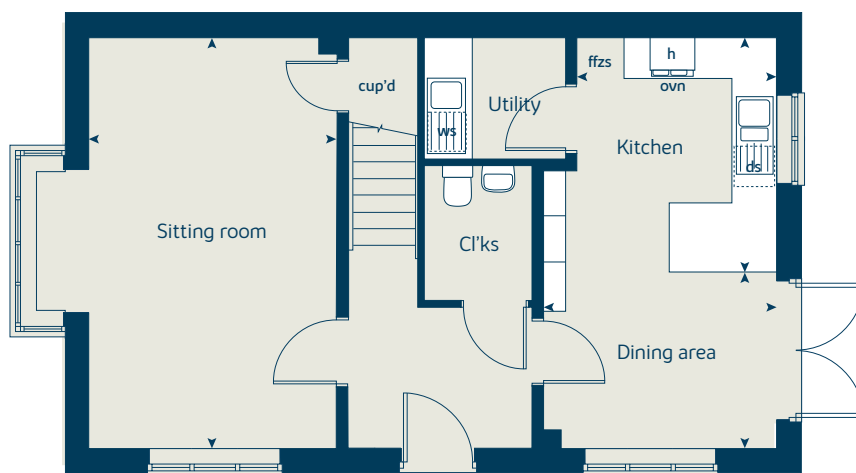
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Ground floor





The Aspen

4 bedroom home

bovishomes.co.uk

**Bovis
Homes** 

The Aspen

4 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	7.77 x 3.37	25' 6" x 11' 0"
Sitting room	5.04 x 3.39	16' 6" x 11' 1"
Study	2.01 x 2.01	6' 7" x 6' 7"

First floor

Bedroom 1	4.52 x 4.09	14' 9" x 13' 5"
Bedroom 2	3.60 x 3.11	11' 10" x 10' 2"
Bedroom 3	4.07 x 2.45	13' 4" x 8' 0"
Bedroom 4	3.61 x 2.45	11' 10" x 8' 0"

The Aspen | X414 (IF) 01 SZZZZ |

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ovn	oven	ldr	larder
h	hob	w	wardrobe
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	◀ ▶	measuring points
ffzr	fridge freezer		

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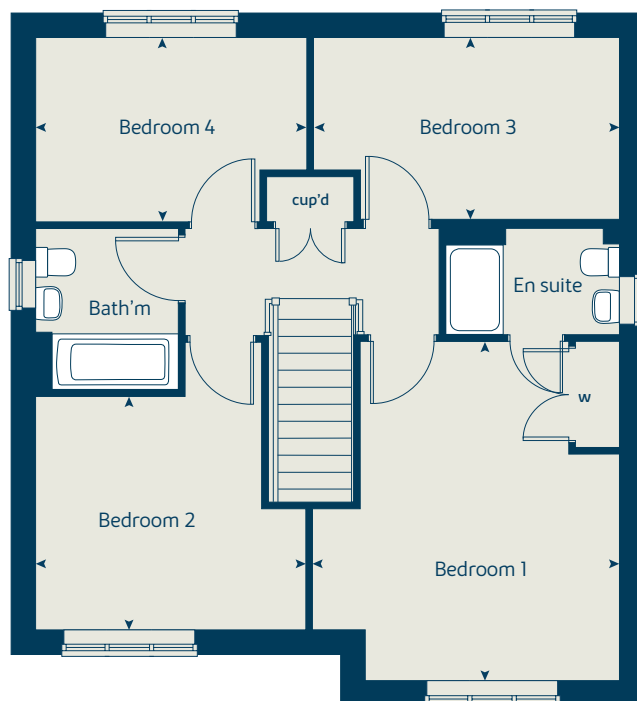
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First floor



Ground floor



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The Aspen II

4 bedroom home

bovishomes.co.uk

**Bovis
Homes** 

The Aspen II

4 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	7.77 x 3.37	25' 6" x 11' 0"
Sitting room	5.04 x 3.39	16' 6" x 11' 1"
Study	2.01 x 2.01	6' 7" x 6' 7"

First floor

Bedroom 1	4.52 x 4.09	14' 9" x 13' 5"
Bedroom 2	3.60 x 3.11	11' 10" x 10' 2"
Bedroom 3	4.07 x 2.45	13' 4" x 8' 0"
Bedroom 4	3.61 x 2.45	11' 10" x 8' 0"

The Aspen II | X414 (IF) 01 SZZZZ |

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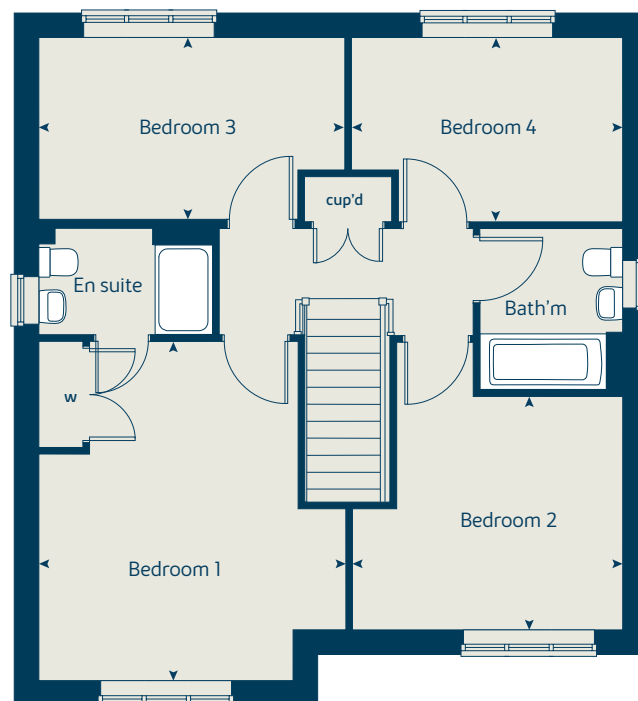
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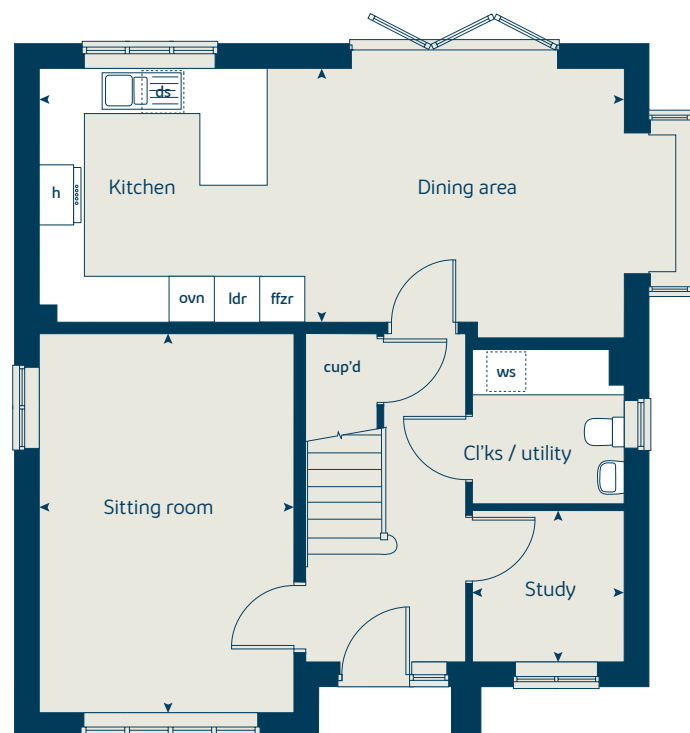
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First floor



Ground floor





The Willow

4 bedroom home

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**Bovis
Homes** 

The Willow

4 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining room	5.97 x 3.77	19' 7" x 12' 4"
Sitting room	4.42 x 3.22	14' 6" x 10' 7"

First floor	metres	feet / inches
Bedroom 2	4.89 x 3.32	16' 0" x 10' 11"
Bedroom 3	4.04 x 3.32	13' 3" x 10' 11"
Bedroom 4	2.93 x 2.56	9' 7" x 8' 4"

Second floor	metres	feet / inches
Bedroom 1	4.34 x 3.51	14' 2" x 11' 6"

The Willow | X411 01 SZZZZ |

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ovn	oven	ffzr	fridge freezer
h	hob	w	wardrobe
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	◀ ▶	measuring points

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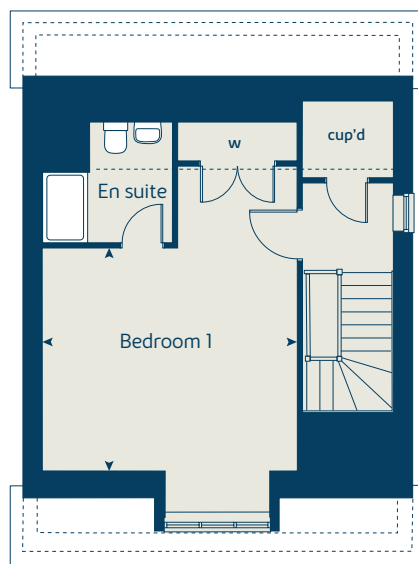
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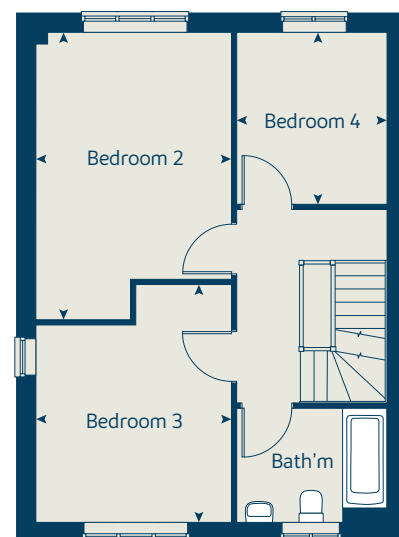
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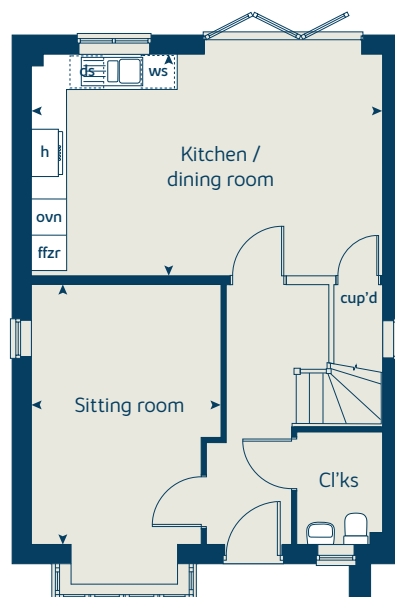
Second floor



First floor



Ground floor



So much choice...

Part of the excitement of buying a new home is the thrill of being the first person to live in the property and having a brand new contemporary kitchen and modern bathroom. Our premium brand partners ensure that all of our fixtures and fittings comply with the latest Government building regulations and only branded appliances are installed in your new home.

Once you know what specification comes included, you'll have a choice from our specially selected tiles for your kitchen and bathrooms, as well as kitchen worktops and cupboard doors. You can then use the Bovis Homes **Select** brochure to add the finishing touches to your home to make it extra special for you!

From personalising your bathrooms with stunning ceramics, or adding smooth sliding wardrobes to your master bedroom, there are a wide range of additional options and upgrades available.

The availability of items is subject to the stage of build, and can vary by development and house type. Our sales consultants will be happy to provide guidance.



Blue Mountain Binfield



When you have finished with this leaflet please recycle it.

The specification shown in this leaflet is correct at the time of going to press. Bovis Homes is continually reviewing and updating the specification on all housetypes and therefore reserves the right to change specification details. Photographs depict a typical Bovis Homes interior and may include optional upgrades. For full details regarding current specification and finishes, for the plots you are interested in, please refer to our sales consultant.

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Specification

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Blue Mountain

Binfield

Use this guide to see what features are included in your new home. Your sales consultant will be happy to discuss the **Select** range of extras available.

	3 bedroom The Hazel The Spruce	4 bedroom The Aspen The Aspen II The Willow
Kitchen		
Choice of Standard fitted kitchen (doors and worktops)*	■	■
Stainless steel sink and drainer (single and a half bowl) with chrome mixer tap	■	■
Stainless steel sink and drainer (single bowl) with chrome mixer tap in utility		■
Indesit hob (60cm) with built-in single under oven, with stainless steel splashback and curved glass chimney hood	■	■
Hotpoint hob (75cm) with built-in double high level oven, with glass splashback and curved glass chimney hood		
Downlighting	■	■
Fridge / freezer space	■	■
Integrated fridge freezer		
Space for integrated dishwasher with plumbing and electrics (with removable base unit)	■	■
Space for washing machine with plumbing and electrics in utility		■
Space for washing machine with plumbing and electrics in kitchen	■	
Bathrooms and en suite(s)		
Ideal standard contemporary white sanitary ware suite	■	■
Ideal Standard low profile shower tray with glass enclosure	■	■
Handheld hair wash attachment	■	■
En suite to bedroom 1	■	■
Choice of standard Porcelanosa wall tiling (splashback, half-height over bath, and full-height to shower cubicle)*	■	■
Shaver socket / toothbrush charger to main bedroom en suite	■	■
Chrome bezel LED bulkhead to bathroom and en suite	■	■
White radiator in bathroom / en suite	■	■
Chrome towel warmer in bathroom and en suite(s)		
Bedrooms		
Built-in wardrobe(s) to bedroom 1 (with shelf and rail)		

	3 bedroom The Hazel The Spruce	4 bedroom The Aspen The Aspen II The Willow
Doors and Windows		
Front door with multi-point security locking system and security chain	■	■
PVCu double glazing to windows	■	■
Double glazed PVCu French doors	■	■
Powder coated aluminium double glazed bi-fold doors		
Internal doors to be Cottage style with chrome lever handles	■	■
Paving outside French / bifold door and path to garage personnel door (where applicable)	■	■
General		
White painted walls and smooth white ceilings	■	■
Combined usb / double sockets in kitchen and bedroom 1	■	■
Multi-media point in living room	■	■
TV point to bedroom 1 and family room (where applicable)	■	■
Master telephone socket (plus to study where shown)	■	■
Gas central heating with wall mounted combi-boiler, programme selector and room thermostat(s)	■	■
Thermostatic valves to all radiators (with the exception of rooms with separate thermostat control)	■	■
Fitted external tap	■	■
External light fitted to front porch and wiring for external light to rear door	■	■
Mains operated doorbell	■	■
Mains wired smoke detectors with battery back-up	■	■
Battery powered Carbon Monoxide detector (wall mounted) to be provided for each floor	■	■
Power and lighting to 'on plot' garage (where applicable)	■	■
Enclosed fenced rear garden, and garden gate (where applicable)	■	■
Landscaped front gardens	■	■
Premier Buildmark cover	■	■
First two years' customer service support from Bovis Homes	■	■

■ Fitted as standard - included in the property
* Subject to stage of construction

