



# Persimmon

Together, we make your home



## Bluebell Grange

Brompton on Swale • Richmond • North Yorkshire



**Persimmon**

Together, we make your home

# Together, we make your home

When it comes to designing a new development, we apply the same philosophy every time – make it unique, make it personal. That's because we understand your new home is more than simply bricks and mortar. It's a private place of sanctuary where we hope you'll laugh, entertain and escape for many years to come.

**"With over 50 years of building excellence, find out more about us on page 4"**



**5 stars!**

We're proud of our 5 star builder status awarded by the national Home Builders Federation (HBF). It's a reflection of our commitment to delivering excellence always and putting our customers at the heart of all we do.



Bluebell Grange

## Find out more

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Who we are

## A little bit about us

You're about to make one of the most exciting investments of your life! A beautiful place to call home for years to come. Here are some reasons to invest in a Persimmon home...

### Over 50 years of expertise

We've been building homes and communities since the early seventies, and just as fashions have moved on, so too has construction. Over half a century we've perfected processes, fine-tuned materials and honed skills to make us one of today's most modern and progressive home builders.

### Sustainability mission

We're committed to reducing our impact on the planet and building for a better tomorrow, with a dedicated in-house team focused on this. [Read more on page 26](#)

## Persimmon in numbers

It's not all about numbers we know, but to give you sense of scale here are a few:

**9,922**

homes  
delivered in  
2023

**200+**

locations  
across  
the UK

**4800+**

employees  
make it all  
happen

**452**

acres of  
public space  
created

**£2.3bn**

invested in  
local communities  
over the last  
5 years



### Real Living Wage

We're proud to be accredited to the Real Living Wage. We value our employees and want to pay them fairly for the good work they do.

**Like to know more? Just scan the QR code below.**



### Happy hour

We run Customer Construction Clinics from our on-site sales offices each Monday from 5-6pm. Pop in to see the team both during and after you've moved in to your new home.

## "Building sustainable homes and community hubs"

### Save money on your energy bills

The increased thermal retention from our insulation and double glazing, along with reduced water use thanks to efficient appliances, mean you'll automatically save money on your energy and water bills – and with the rising cost of living, this can make a real difference.



Take a look at the recently published HBF Watt a Save report to find out how much you could save.

### Giving back

We do everything we can to give back to our communities and proudly contribute towards community hubs, children's play areas, schools and sports facilities.

Our 'Community Champions' and 'Building Futures' programmes help to raise funds for projects and charities across Great Britain. If you'd like to get involved visit [persimmonhomes.com/community-champions](https://persimmonhomes.com/community-champions) to see if you could apply to support your local community.



### 10-year warranty

When you buy a Persimmon home it comes complete with a 'peace of mind' 10-year insurance-backed warranty and our own two-year Persimmon warranty.



### Help when you need it

You'll have a dedicated customer care helpline, plus cover for emergencies like complete loss of electricity, gas, water or drainage.

### Finishing Touches

We know you'll want to make your home your own, so we created 'Finishing Touches', our home personalisation service. **Read more on page 28**





With you all the way

# Your journey with us

From finding your perfect new home to moving in,  
we're here to help every step of the way.

1. .....➔ 2. .....➔ 3. ....

## Reservation

So you've seen a home you love? Speak to one of our friendly sales advisors who will help you secure your dream home.

## Solicitor

You'll need to instruct a solicitor or conveyancer at the point of reservation. Your sales advisor can recommend a local independent company.

## Mortgage application

Most people will need to apply for a mortgage. We can recommend independent financial advisors to give you the best impartial advice.

4. .....➔ 5. .....➔ 6. ....

## Personalise!

The bit you've been waiting for! Making the final choices for your new home. Depending on build stage you can also choose from a range of Finishing Touches.

## Exchange contracts

One step closer to moving in – this is where we exchange contracts and your solicitor will transfer your deposit.

## Quality assurance

Your home will be thoroughly inspected by site teams and will also have an Independent Quality Inspection to make sure it's ready for you to move into.

7. .....➔ 8. .....➔ 9. ....

## Home demo

Another exciting milestone! Here's where you get to see your new home before completion. You'll be shown how everything works and any questions can be answered.

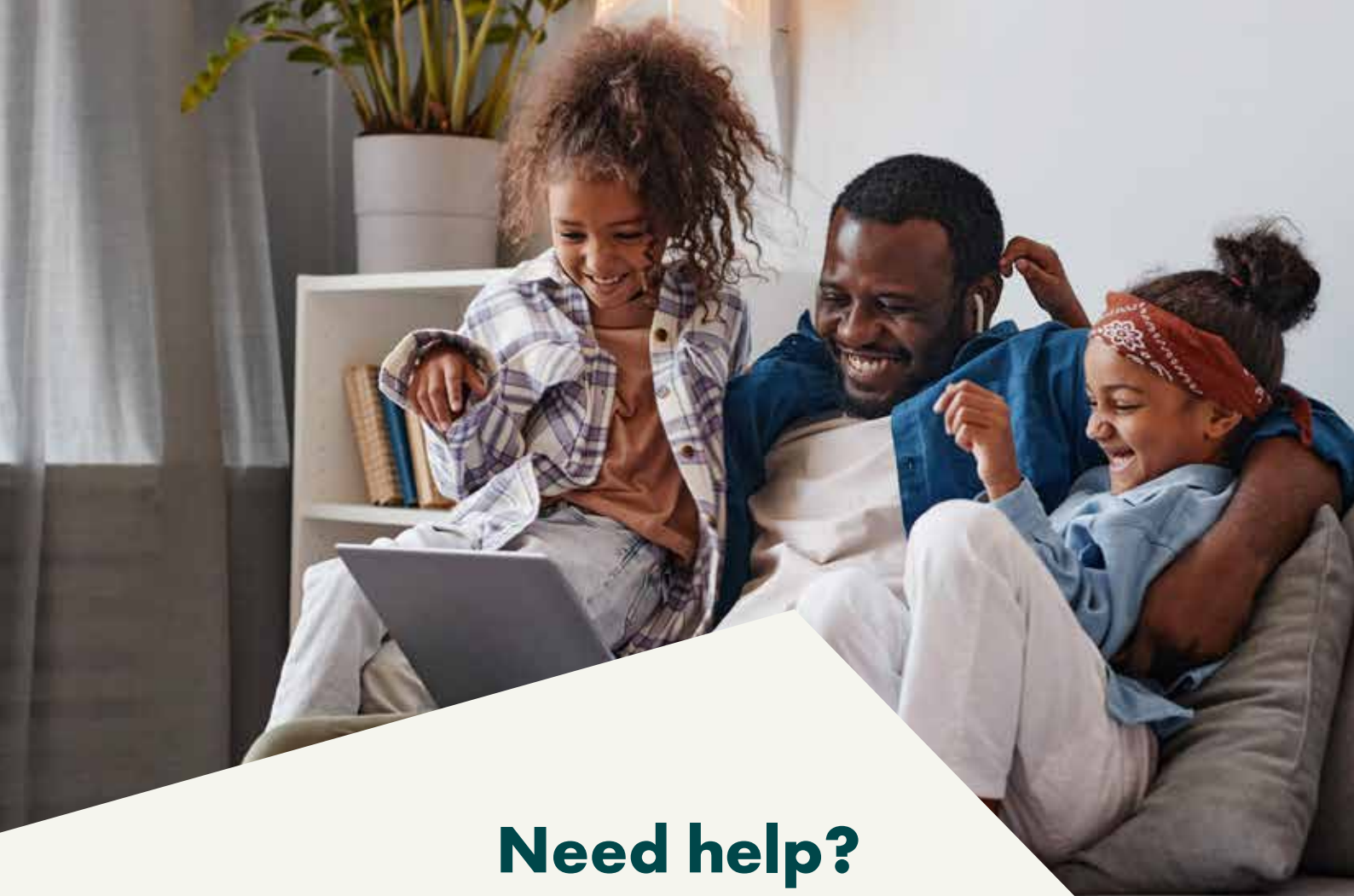
## Handover

The moment you've been waiting for! The paperwork has been completed, the money transferred and now it's time to move in and start unpacking...

## After-care

Our site and customer care teams will support you every step of the way. You'll receive a dedicated customer care line number to deal with any issues.

[persimmonhomes.com](https://www.persimmonhomes.com)



# Need help?

One of the best things about buying a new-build home is the amazing offers and schemes you could benefit from. T&Cs apply.



**PART  
EXCHANGE**



**HOME  
CHANGE**



**OWN NEW  
RATE REDUCER**



**DEPOSIT UNLOCK**

Deposit Unlock



**BANK OF MUM AND DAD**

Bank of Mum and Dad



**DEPOSIT BOOST**

Deposit Boost



**ARMED FORCES/KEY  
WORKERS DISCOUNT**

Armed Forces/Key  
Workers Discount



- Choice of 2, 3 and 4-bedroom homes
- Picturesque village location
- Close to Yorkshire Dales National Park
- Excellent transport links
- Good range of local amenities



### Scan me!

For availability and pricing on our beautiful new homes at Bluebell Grange.



Brompton on Swale • Richmond

# Bluebell Grange

Bluebell Grange is a collection of modern two, three and four-bedroom homes set in the charming village of Brompton on Swale, just 4 miles east of Richmond.

## Designed with community in mind

Brompton on Swale has expanded in recent years but still retains its traditional centre and character. The village is home to a pub, busy general store and Post Office, as well as an excellent sports hall and field. Set on the outskirts of the village, Bluebell Grange is within easy reach of amenities and also just a stone's throw from riverside and lakeside walks, with opportunities for golf, fishing and picnics. For a superb range of independent shops, supermarkets, restaurants, pubs and cafes, nearby Richmond has everything you'll need.

## Easily within reach

Not only is Bluebell Grange just 4 minutes from the A1 (M) for road links, there's also a great choice of rail stations to choose

from; Darlington is just over 12 miles away, and Northallerton is under 12 miles from the development. For travel further afield, Teesside International Airport is approximately 20 miles from Bluebell Grange and offers a good choice of domestic and international flights.

## Excellent local schooling

The nearest school to Bluebell Grange is Brompton on Swale Church of England Primary school. Voted 'Outstanding' by Ofsted, this school offers education from children aged 4 to 11. For secondary education, Risedale School is less than 4 miles from the development.

If you're looking for a beautiful energy-efficient new home in a village setting but just minutes from commuter links, Bluebell Grange could be ideal for you.

## EXPLORE

Start exploring...

Richmond  
**4 miles**

Darlington  
**11.9 miles**

Northallerton  
**12.2 miles**

Barnard Castle  
**16.7 miles**

Harrogate  
**33.4 miles**



Bluebell Grange

## Our homes

### 2 bedroom

 The Wentwood

 The Danbury

### 3 bedroom

 The Galloway

 The Kingley

 The Sherwood

 The Charnwood

 The Barnwood

 The Saunton

### 4 bedroom

 The Burnham

 The Greenwood

 The Marston

 The Brampton

 The Hyde

 Rent

 Intermediate

 First Homes





This site layout is intended for illustrative purposes only, and may be subject to change, for example, in response to market demand, ground conditions or technical and planning reasons. Trees, planting and public open space shown are indicative, actual numbers and positions may vary. This site plan does not form any part of a warranty or contract. Further information is available from a site sales advisor. The location of the affordable housing on this plan is indicative only and both the location and number of affordable housing plots may be subject to change.



2 bedroom home

# The Wentwood



The Wentwood's open plan kitchen/dining/living room has double doors leading into the garden - perfect for the way we live today. There are two nicely-proportioned bedrooms and a family-sized bathroom.



Ground Floor	Metres	Feet/inches
Living/dining room	4.60 x 3.77	15'1" x 12'4"
Kitchen	2.90 x 2.71	9'5" x 8'10"
Bedroom 1	3.22 x 4.26	10'6" x 13'11"
Bedroom 2	2.62 x 3.07	8'7" x 10'0"

## GROUND FLOOR

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# The Danbury

2 bedroom home + study



Perfect for the way we live today, the two-bedroom Danbury has a modern open plan kitchen/dining room with garden access and a spacious front-aspect living room that's ideal for entertaining. Upstairs there are the two bedrooms - bedroom one has an en suite - a study and a family-sized bathroom.



**GROUND FLOOR**



**1ST FLOOR**

Ground Floor	Metres	Feet/inches
Kitchen/dining room	4.95 x 3.08	16'3" x 10'11"
Living room	4.01 x 3.38	13'1" x 11'10"

First Floor	Metres	Feet/inches
Bedroom 1	4.00 x 2.75	13'1" x 9'1"
Bedroom 2	2.94 x 2.54	9'7" x 8'4"
Study	1.93 x 2.54	6'3" x 8'4"

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3 bedroom home

# The Galloway



The popular Galloway is a three-bedroom home with bright and modern open plan kitchen/dining room with French doors leading into the garden. The downstairs WC, two handy storage cupboards and en suite to bedroom one mean it ticks all the boxes for practical family living.



**GROUND FLOOR**



**1ST FLOOR**

Ground Floor	Metres	Feet/inches
Dining area	2.33 x 2.59	7'7" x 8'5"
Kitchen	2.79 x 2.59	9'1" x 8'5"
Living room	4.16 x 3.95	13'7" x 12'11"

First Floor	Metres	Feet/inches
Bedroom 1	3.00 x 2.85	9'10" x 9'4"
Bedroom 2	2.34 x 3.10	7'8" x 10'2"
Bedroom 3	2.69 x 3.01	8'9" x 10'2"

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# The Kingley

3 bedroom home



An attractive three-bedroom family home, the Kingley is ideal for modern living. The bright open plan kitchen/dining room has French doors leading into the garden - perfect for entertaining and family meals. The downstairs WC and storage cupboards take care of everyday storage. Plus there's an en suite and dressing room to bedroom one, modern family bathroom and integral garage.



**GROUND FLOOR**



**1ST FLOOR**

Ground Floor	Metres	Feet/inches
Dining area	2.33 x 3.29	7'7" x 10'9"
Kitchen	2.44 x 2.48	7'11" x 8'1"
Living room	3.06 x 4.22	10'0" x 13'10"

First Floor	Metres	Feet/inches
Bedroom 1	3.06 x 3.55	10'0" x 11'7"
Bedroom 2	3.61 x 3.55	11'10" x 11'7"
Bedroom 3	3.06 x 3.55	10'0" x 11'7"

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# The Sherwood

3 bedroom home



The Sherwood is a modern home ideal for family life. This three-bedroom home features an open plan kitchen/dining room with French doors leading into the garden, a handy utility room, a front-aspect living room, plus under-stairs storage and a WC. The first floor has three good-sized bedrooms, one with an en suite, the main family bathroom and further storage. There's also a detached garage.



**GROUND FLOOR**

**1ST FLOOR**

Ground Floor	Metres	Feet/inches
Dining area	2.42 x 2.85	7'11" x 9'4"
Kitchen	3.10 x 2.85	10'2" x 9'4"
Living room	3.95 x 3.56	12'11" x 11'8"

First Floor	Metres	Feet/inches
Bedroom 1	3.95 x 3.26	12'11" x 10'8"
Bedroom 2	2.84 x 2.90	9'3" x 9'5"
Bedroom 3	2.59 x 2.89	8'6" x 9'5"

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# The Charnwood

3 bedroom home



Enjoy the best of modern living in this popular three-bedroom home which features a stylish open plan kitchen/dining room and utility room. The Charnwood features a bright dual-aspect living room with French doors leading into the garden, handy storage cupboards and downstairs WC. Upstairs there are three good-sized bedrooms - bedroom one with an en suite, and a good-sized family bathroom.



## GROUND FLOOR

Ground Floor	Metres	Feet/inches
Dining area	3.01 x 2.63	9'10" x 8'7"
Kitchen	2.89 x 3.09	9'5" x 10'2"
Living room	3.12 x 5.63	10'2" x 18'5"



## 1ST FLOOR

First Floor	Metres	Feet/inches
Bedroom 1	3.16 x 3.68	10'4" x 12'1"
Bedroom 2	4.01 x 2.91	13'1" x 9'6"
Bedroom 3	2.97 x 2.63	9'8" x 8'7"

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3 bedroom home

# The Barnwood



A thoughtfully-designed three-bedroom family home with much to offer, the Barnwood has a bright and modern open plan kitchen/dining room leading to a handy utility room. The spacious living room has French doors leading into the garden. The inner hallway, downstairs WC and cupboards take care of everyday storage. Plus there's an en suite to bedroom one and a family bathroom. There's also a detached garage.



**GROUND FLOOR**

Ground Floor	Metres	Feet/inches
Dining area	2.86 x 2.50	9'4" x 8'2"
Kitchen	2.89 x 3.15	9'6" x 10'4"
Living room	3.12 x 5.64	10'4" x 18'6"



**1ST FLOOR**

First Floor	Metres	Feet/inches
Bedroom 1	3.17 x 3.69	10'5" x 12'1"
Bedroom 2	3.96 x 2.93	12'11" x 9'7"
Bedroom 3	2.92 x 2.60	9'6" x 8'6"

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# The Saunton

3 bedroom home



An attractive three-storey, three-bedroom home, the Saunton has a modern open plan kitchen/dining room, well-proportioned living room and three good-sized bedrooms. The top floor bedroom one also has a spacious en suite. The enclosed porch, downstairs WC, three storage cupboards and off-road parking mean it's practical as well as stylish.



**GROUND FLOOR**



**1ST FLOOR**



**2ND FLOOR**

Ground Floor	Metres	Feet/inches
Dining area	1.70 x 2.28	5'6" x 7'5"
Kitchen	2.19 x 3.34	7'2" x 10'11"
Living room	3.88 x 3.54	12'8" x 11'7"

First Floor	Metres	Feet/inches
Bedroom 2	3.88 x 3.36	12'8" x 11'0"
Bedroom 3	3.88 x 2.88	12'8" x 9'5"

Second Floor	Metres	Feet/inches
Bedroom 1	2.83 x 4.09	9'3" x 13'5"

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4 bedroom home

# The Burnham



The Burnham is a superb detached home with an integral garage, and a good-sized living room with double doors leading into a bright open plan kitchen/dining room - perfect for family life and entertaining. It's practical too, with a downstairs WC and three storage cupboards. The large bedroom one has an en suite with the spacious landing leading on to three further bedrooms and the main family bathroom.



**GROUND FLOOR**



**1ST FLOOR**

Ground Floor	Metres	Feet/inches
Dining area	2.83 x 2.17	9'3" x 7'1"
Kitchen	3.12 x 3.27	10'2" x 10'8"
Living room	3.33 x 4.92	10'11" x 16'1"

First Floor	Metres	Feet/inches
Bedroom 1	4.40 x 4.42	14'5" x 14'6"
Bedroom 2	3.11 x 3.07	10'2" x 10'0"
Bedroom 3	2.67 x 2.94	8'9" x 9'7"
Bedroom 4	2.61 x 3.14	8'6" x 10'3"

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# The Greenwood

4 bedroom home



Enjoy the best of modern living in this popular four-bedroom home. The Greenwood's bright front-aspect living room, spacious kitchen/dining room, separate utility room, handy storage cupboard and downstairs WC complete the ground floor. The first floor consists of three bedrooms - bedroom two with an en suite - and a family bathroom. On the second floor, bedroom one has an en suite and further storage. There's also a detached garage.



GROUND FLOOR



1ST FLOOR



2ND FLOOR

Ground Floor	Metres	Feet/inches
Kitchen/dining room	5.52 x 2.87	18'1" x 9'4"
Living room	3.95 x 3.56	12'11" x 11'8"

First Floor	Metres	Feet/inches
Bedroom 2	3.95 x 3.28	12'11" x 10'9"
Bedroom 3	2.97 x 2.87	9'8" x 9'4"
Bedroom 4	2.47 x 2.87	8'1" x 9'4"

Second Floor	Metres	Feet/inches
Bedroom 1	3.22 x 4.23	10'6" x 13'10"

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4 bedroom home

# The Marston



A popular family home, the Marston ticks all the boxes. The modern and stylish open plan kitchen/dining room is perfect for spending time as a family and entertaining. There's also a well-proportioned living room, downstairs WC and handy utility. Upstairs there are four bedrooms - bedroom one has an en suite - a large family-sized bathroom, a study and further storage.



**GROUND FLOOR**



**1ST FLOOR**

Ground Floor	Metres	Feet/inches
Dining area	4.16 x 3.08	13'7" x 10'1"
Kitchen	2.47 x 3.08	8'1" x 10'1"
Living room	3.29 x 4.54	10'9" x 14'10"

First Floor	Metres	Feet/inches
Bedroom 1	3.29 x 4.18	10'9" x 13'8"
Bedroom 2	3.11 x 3.02	10'2" x 9'10"
Bedroom 3	2.79 x 3.50	9'1" x 11'5"
Bedroom 4	2.89 x 2.93	9'5" x 9'7"
Study	2.37 x 1.91	7'9" x 6'3"

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# The Brampton

4 bedroom home



A beautifully-designed four-bedroom detached home, the Brampton has everything you need for modern living. Downstairs there's a front-aspect living room, a spacious kitchen/dining/family room with French doors leading into the rear garden, and a separate study. The first floor is home to a generous bedroom one with an en suite, plus plenty of storage cupboards and the family bathroom. There's also a detached garage.



GROUND FLOOR



1ST FLOOR

Ground Floor	Metres	Feet/inches
Dining area	3.55 x 2.07	11'7" x 6'9"
Kitchen	2.75 x 3.39	9'0" x 11'1"
Living room	3.15 x 3.94	10'3" x 12'1"
Family area	3.0 x 3.23	9'10" x 10'7"
Study	2.36 x 1.77	7'8" x 5'9"

First Floor	Metres	Feet/inches
Bedroom 1	2.80 x 4.08	9'2" x 13'4"
Bedroom 2	2.70 x 4.25	8'10" x 13'11"
Bedroom 3	2.11 x 2.99	6'10" x 9'9"
Bedroom 4	2.78 x 3.16	9'1" x 10'4"

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4 bedroom home

# The Hyde



A popular family home, the four-bedroom detached Hyde is perfectly designed for modern living. Its features include an open plan kitchen/breakfast room - ideal for entertaining friends and family - plus a spacious living room with French doors leading to the garden, handy utility room and downstairs WC and an en suite to the bedroom one. The first floor is home to three of the bedrooms and the family bathroom whilst the top floor has a spacious bedroom with an en suite and generously-sized cupboard. There's also a detached garage.



Ground Floor	Metres	Feet/inches
Kitchen/breakfast room	5.62 x 2.99	18'5" x 9'10"
Living room	5.64 x 3.11	18'6" x 10'2"



First Floor	Metres	Feet/inches
Bedroom 2	2.88 x 2.91	9'5" x 9'7"
Bedroom 3	2.65 x 2.91	8'9" x 9'7"
Bedroom 4	3.69 x 3.18	12'1" x 10'5"



Second Floor	Metres	Feet/inches
Bedroom 1	4.06 x 5.21	13'4" x 17'1"

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**PART**  
EXCHANGE

# Buy a new home the smarter way

Part Exchange really is the easiest way to sell your home,  
but did you know it can make the most financial sense too?

It's true - long-term you may be better off than if you use an equity loan scheme to help you buy. Talk to one of our expert independent financial advisors who will explain the options open to you. Our sales advisors can help put you in touch.

There are many other reasons why Part Exchange is one of the most popular schemes we offer:

- No awkward negotiations with potential buyers - we'll handle all of that for you
- No nerve-wracking chains that could break-down at any time
- No estate agent fees because we pay them for you
- You'll get a fair price for your property based on independent valuations
- You can stay in your existing property until your new home has legally completed
- The whole process is quicker, easier, less stressful

[persimmonhomes.com/part-exchange](https://persimmonhomes.com/part-exchange)



**Persimmon**  
Together, we make your home

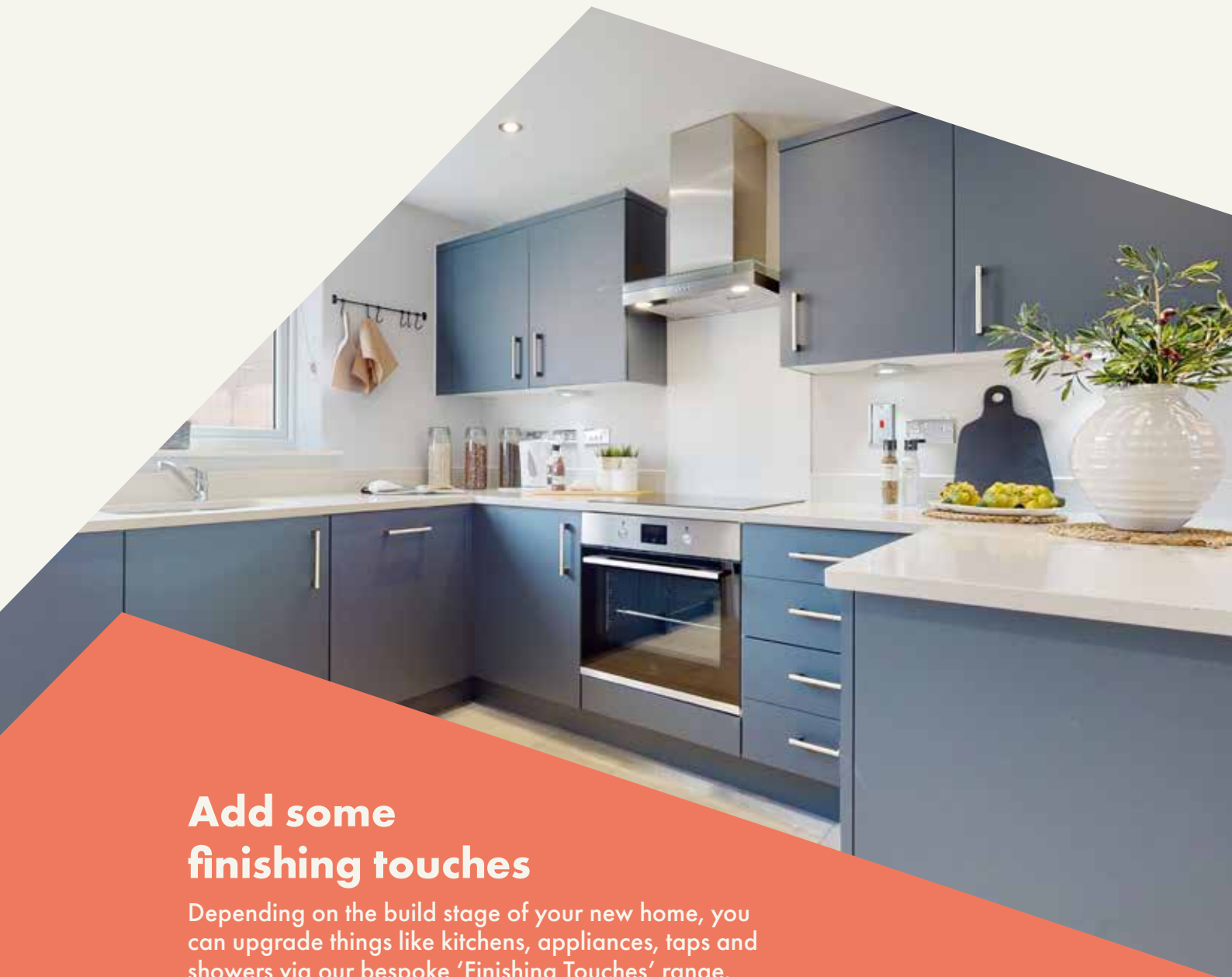
\*Terms & conditions apply. Please visit our website or speak to a sales advisor for further information.



Bluebell Grange

# Specifications

Our homes include these items as standard to ensure you have everything you need to be comfortable from the day you move in. Built for today's modern lifestyles with sustainability in mind.



## Add some finishing touches

Depending on the build stage of your new home, you can upgrade things like kitchens, appliances, taps and showers via our bespoke 'Finishing Touches' range.



## External

### Walls

Traditional cavity walls.  
Inner: timber frame or block.  
Outer: Style suited to planned architecture.

### Roof

Tile or slate-effect with PVCu rainwater goods.

### Windows

Double glazed E-glass windows in PVCu frames.

### Doors

GRP-skinned external doors with PVCu frames.  
French doors to garden or balcony  
(where applicable).

### EV Charging Point

Plot specific - please ask Sales Advisor



## Internal

### Ceilings

Painted white.

### Lighting

Pendant or batten fittings with low-energy bulbs.

### Stairs

Staircase painted white.

### Walls

Painted in white emulsion.

### Doors

White pre-finished doors with white hinges.

### Heating

Gas fired combi boiler with radiators in all main rooms, with thermostatically-controlled valves to bedrooms.

### Insulation

Insulated loft and hatch to meet current building regulations.

### Electrics

Individual circuit breakers to consumer unit and double electric sockets to all main rooms.

### General

TV and telephone point to living room.



## Kitchen

### General

Fully-fitted kitchen with a choice of doors and laminate worktop with upstands to match (depending on build stage).

### Appliances

Single electric stainless steel oven and gas hob in stainless steel with integrated stainless steel cooker hood.



## Bathroom

### Suites

White bathroom suites.

### Extractor fan

Extractor fan to bathroom and en suite (where applicable).

### Shower

Mira showers with chrome fittings to en suite.

### Splashbacks

Full height tiling to shower enclosure and splashback behind sink and bath.

### General

En suite to bedroom(s) where applicable.



## Security

### Locks

Three-point locking to front and rear doors, locks to all windows (except escape windows).

### Fire

Smoke detectors wired to the mains with battery back-up.



## Garage & Gardens

### Garage

Garage or parking space.

### Garden

Front lawn turfed or landscaped (where applicable).

### Fencing

1.8 metre fence to rear garden, plus gate.

### General

EV charging point and solar panels (on selected plots).





Energy efficiency built in

# Sustainability

**Our homes are typically 30% more efficient than traditional UK housing, helping you to save money and reduce your impact on the environment.**

We're proud that we already build our homes to high levels of energy efficiency, but there's still a way to go. Our in-house sustainability team is dedicated to our mission to have net zero carbon homes in use by 2030, and for our own operations to be net zero carbon by 2040.

To achieve this, we're working to science-based carbon reduction targets in line with the Paris Agreement's 1.5°C warming pledge, investing in low-carbon solutions and technology that will further reduce the carbon footprints of our homes and our impact on the planet.

## Energy efficiency built in:

- ✓ **Predicted Energy Assessment – B**  
Our typical B rating makes our homes much more efficient than traditional D-rated homes.
- ✓ **Up to 400mm roof space insulation**  
Warmer in winter, cooler in summer, reducing energy bills.
- ✓ **Argon gas filled double glazing**  
Greater insulation and reduced heat loss.
- ✓ **Energy efficient lighting**  
We use energy-saving LED lightbulbs in all our homes.
- ✓ **A-rated appliances**  
Many of our kitchen appliances have a highly efficient A rating.
- ✓ **A-rated boilers**  
Our condenser boilers far outperform non-condensing ones.
- ✓ **Local links**  
We're located close to amenities and public transport to help reduce your travel footprint.
- ✓ **Ultra-fast broadband**  
FibreNest fibre-to-the-home connectivity helps you live and work at home more flexibly.
- ✓ **Lower-carbon bricks**  
Our concrete bricks typically use 28% less carbon in manufacture than clay, giving total lifetime carbon savings of 2.4 tonnes of CO<sub>2</sub> per house built.



## Share & win!

Share your love for your new Persimmon home and you could win a £100 IKEA voucher. There is one up for grabs every month. For inspiration, check out past winners' homes on our Instagram page @persimmon\_homes

**#lovemypersimmonhome**

## The earlier you reserve, the greater the choice

We'll always try and accommodate the Finishing Touches you want, but they are build-stage dependent, so the earlier you reserve the better.

**[persimmonhomes.com/finishingtouches](https://persimmonhomes.com/finishingtouches)**

Finishing Touches are subject to availability and stage of construction. Prices for your specific home type will be in our price list. For a full list of Finishing Touches available for your home, please contact the sales advisor on site.



Your home, your way

# Finishing Touches to make it yours

Our goal is to make your house feel like your home before  
you've even collected the keys.

Key to achieving this is giving you the creative freedom to add your own style and personality to every room through our fabulous Finishing Touches collection.

Featuring the very latest designs from a host of leading brands, Finishing Touches lets you personalise your home inside and out. And rest assured, every upgrade and item available has been carefully chosen to complement the style

and finish of your new home. Of course, the real beauty is that all these extras will be ready for the day you move in.

Thanks to our impressive buying power we can offer almost any upgrade you can imagine at a highly competitive price. It can all be arranged from the comfort and convenience of one of our marketing suites, in a personal design appointment.

## You can choose:



Kitchens



Appliances



Bathrooms



Flooring



Wardrobes

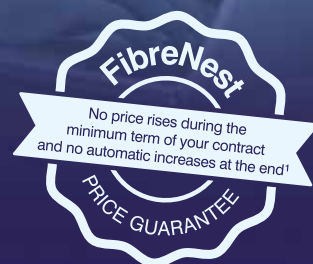


Fixtures & fittings

"One of the most exciting things about buying a brand new home is putting your own stamp on a blank canvas."



Your home, better connected  
for a brighter future



Ultrafast 500Mb broadband is available  
on this development.

FibreNest provides you with high-speed, totally unlimited  
full-fibre broadband to your home, at great prices.



## Choose the best package for you

We know every household is different, that's why we've put together six amazing packages to suit everyone's needs. From surfing the net on the sofa to binge-watching the latest box set, streaming music with friends to ruling the galaxy in the latest must-have game - we've got the service for you.



Scan me!  
For packages & pricing.



0333 234 2220



support@fibrenew.com

Get connected today!

To sign up you will need your Unique Customer Reference.  
Please ask your sales advisor for this:

C:

D:

P:

## Eco Range homes

New build homes are changing, and together, we're embracing the future. Recent updates to the Government's Part L building regulations mean from June 2023 our new Persimmon Eco Range homes will have a reduction of 31% in carbon emissions. This means a warmer, more energy-efficient home for you and the really cosy feeling of knowing it's better for the environment.

This means... **a saving of up to £6,730\*** over the lifetime of a 25 year mortgage.



## 31 % reduction in carbon emissions

**Solar panels** help boost your existing energy-efficient boiler using sustainable green energy. For full details of the number of solar panels (where applicable) and the location; please refer your sales advisor for details.

**EV charging** is a handy addition if you have an electric car, as you can charge it from the comfort of your own home. NB: Not all homes will have EV chargers as they're site and plot dependent. They can be added from our Finishing Touches range.

**Enhanced loft insulation** is a huge cosy blanket that slows down the transfer of heat between your home and the outside world. It not only warms your home in the winter but keeps it cooler in the summer.

**Waste water heat recovery** ensures the waste water from the shower heats the incoming cold water as it goes up the pipe so that the boiler doesn't have to work as hard to heat it.

**More thermally-efficient walls** mean less heat escaping, so you aren't as dependent on central heating, and whatever heat is generated is kept in your home.

**Our panelised offsite-manufactured timber** frame technology uses a unique, sustainable panel system which adds to the thermal efficiency of your home. \*NB: not all homes will be built using timber frame technology.

**Energy-efficient boilers** use the latest technology to warm your already well-insulated home. The controls allow you to optimise your energy saving whilst keeping you comfortable.

**A more thermally-efficient ground floor** will mean you'll benefit from the additional insulation we're incorporating in the floor construction.

\*When compared to a Victorian-built equivalent, savings could be up to £31,640. The £6,730 saving is in comparison to a Persimmon home built to current building regulations (2013).\*NB: not all homes will be built using timber frame technology.

^NB: Not all homes will have EV Chargers, but they can be added from our Finishing Touches range.



6 reasons why it pays to buy new

## Did you know?

Most of the benefits of buying new are obvious, but some are not. Here's a quick summary of the key reasons why it's such a smart move:

1.

### No chain

Few things are more annoying in the home buying process than a time-consuming chain you can't control. Buying new limits the chance of getting involved in one.

2.

### Energy efficient

Our homes include cost-effective combi boilers, first-rate loft insulation and draught-free double glazed windows to meet stringent energy-efficient standards, keeping your energy bills as low as possible.

3.

### Brand new

Absolutely everything in your new home is brand new. You get all the latest designs and tech, complete with manufacturers' warranties. Win-win.

4.

### More ways to buy

We offer a range of schemes to help get you on the property ladder, including Home Change and Part Exchange.

5.

### 10 year warranty

All our new homes come with a ten-year, insurance-backed warranty, as well as our own two-year Persimmon warranty. In the unlikely event you ever need to claim, our Customer Care Team are there to help you.

6.

### Safe & secure

All our homes are built from fire-retardant materials and come with fitted smoke alarms and fire escape windows. They're also far more secure than older buildings thanks to the security locks and lighting we use.

[persimmonhomes.com](https://www.persimmonhomes.com)



**And did we mention you'll have  
more time for dancing?**

Buying new means you'll spend far less time on repairs and maintenance, after all, life's too short to spend every weekend doing DIY.



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