

Bay View

Northam





Bay View

Northam

A taste of local life

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**Bovis
Homes** 

Welcome to Bay View

Bay View Road, Northam, Devon EX39 1BJ

This attractive new development is in an enviable location in the coastal town of Northam, minutes from the striking North Devon coastline.

Built on a hill looking out toward the beautiful Barnstaple bay, Bay View really is the ultimate place to call home. It's impossible not to be impressed by the sweeping views towards historic Clovelly on the left, out towards Lundy Island and all the way over the Northam Burrows to Saunton Sands on the right.

Northam is located close to the popular seaside resort of Westward Ho! famous for its long sandy beach and victorian seaside charm. From long walks on the beach to action sports, there's something for everyone in Northam.

The town centre offers a range of independent shops, pubs, restaurants and cafes, many with enviable sea views.

Tesco Express and Co-op stores are both located in the town centre and further afield in Bideford bigger supermarkets including Morrisons and Asda can be found. For some retail therapy, Affinity Devon shopping village in Bideford offers big name stores such as GAP and Nike.

A short walk from the development you can find primary education at St Margaret's C of E School and secondary education just a short drive away at Bideford College. Independent options are available at Kingsley School Bideford and Shebbear College.

For healthcare facilities, in Northam itself there is a health centre, pharmacy and dentist while Bideford and Barnstaple both have larger hospitals.

Whether it's a round of golf at England's oldest golf course The Royal North Devon Golf Course or surfing at Westward Ho! beach, Bay View is certainly the perfect location to enjoy the outdoor lifestyle. The famous Tarka Trail is only minutes away too, where you can discover miles of unspoilt coastline and countryside on foot or by bicycle. Community sports facilities including 1610 Torridge pool can be found locally, and if cold water swimming is your thing, Westward Ho! sea pool is on the doorstep!

This location really does offer everything, whether you know the area well or are making the move from further afield.

Bay View can be found just off Bay View Road that leads west to Westward Ho! or east to the A386 and beyond to the Atlantic Highway, A39. Regular buses to Bideford and Barnstaple as well as the 'North Devon Wave' which winds its way along the coast, make travel a breeze.

Each home at Bay View has been carefully designed to blend sympathetically with the local architecture and scenery. Traditionally built homes offering carefully considered living spaces mean Bovis Homes offer the best of modern family living. From home offices, to useful utilities, plenty of storage and open plan living spaces, there is a home from our stylish range to suit every lifestyle. So, if you're looking for a new home in a location that has it all, your search ends here!



The perfect position

Bay View has many amenities nearby that you can visit with friends, family or take some time out by yourself! By foot, a bus ride, cycling or by car, you are sure to enjoy living here!

Bideford College
3.3 miles | 7 mins drive



1610 Torridge Pool, Northam
1.1 miles | 22 mins walk



Westward Ho! Beach
2 miles | 8 mins drive



St Margaret's C of E Primary School
1.2 miles | 22 mins walk



Bay View

Affinity Devon Shopping Outlet
3.6 miles | 7 min drive



Royal North Devon Golf Course
1.5 miles | 5 mins drive



North Devon District Hospital
12 miles | 22 mins drive



The Tarka Trail
2.2 miles | 6 mins drive



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.

These schemes include:

Sports and leisure



Community Centre



Healthcare



Education



Infrastructure and transport



Library expansion



Bay View

Northam

- 2 bedroom home

 - The Hawthorn
- 3 bedroom home

 - The Hazel
 - The Beech
 - The Cypress
 - The Spruce
- 4 bedroom home

 - The Maple
 - The Chestnut
 - The Aspen
 - The Elm
- 5 bedroom home

 - The Birch
 - Affordable housing



The planning permission for this development requires a percentage of the dwellings to be affordable dwellings. The tenure of the non-affordable dwellings is flexible, and we reserve the right to sell these to any third party whether that be an owner-occupier or an owner-investor whether that be an individual renting out the property to an occupier or a corporate investor which may include a housing association.

This plan has been produced for home identification purposes only and is not to scale. The development layout, landscaping and tenure of all dwellings may be subject to change throughout the course of the development. Finishes and materials may vary from those shown on the plan. Please check the details of your chosen plot and house type with the sales consultant. Development layout plan correct at time of production.

Bay View

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The Hawthorn

2 bedroom home

About this home

This stylish home is designed for modern living, creating an ideal space to spend time relaxing with family and friends.

Visitors will enjoy the seamless flow as they move through the ground floor, with its sociable living areas that have been cleverly designed to maximise on both space and light. The kitchen is a great spot for catching up with friends and family while cooking a delicious meal that you can enjoy together. The sitting/dining area also has space for the whole family to relax together, and light floods in from the French doors, which open out to the garden. Downstairs also features a convenient cloakroom for guests, along with a cupboard under the stairs, which is a perfect space for coats and shoes.

Upstairs there are two good sized bedrooms. The large windows ensure plenty of natural light and warmth is brought into the bedrooms, making them both pleasant and relaxing rooms throughout the day. Between the bedrooms is a good sized bathroom, perfect for unwinding at the end of the day in a candle-lit bubble bath.

Key features

- French doors to rear garden
- Convenient under stairs storage
- Open plan kitchen and sitting/dining area
- Two double bedrooms
- **Downstairs cloakroom**

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The Hawthorn

Ground floor



Ground floor	metres	feet / inches
Kitchen	3.78 x 2.92	12'5" x 9'7"
Sitting/Dining Area	4.07 x 4.05	13'4" x 13'3"

First floor



First floor	metres	feet / inches
Bedroom 1	4.07 x 2.69	13'4" x 8'9"
Bedroom 2	4.07 x 2.82	13'4" x 9'3"

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The Hazel

3 bedroom home

About this home

The Hazel is an attractive three bedroom home with looks to impress.

The spacious, well planned sitting room is ideal for any social gathering. It leads off to a corridor, separating the sitting room from the kitchen/dining room, which has doors leading to a handy understairs cupboard and cloakroom. It's hard not to be impressed by the brightly lit kitchen/dining area featuring French doors and sunny kitchen window. This versatile space is equally suited for entertaining your visitors or cooking the family meal while watching the television. Regardless of your plans, you can rely on a superbly planned out kitchen, with plenty of space.

Upstairs you will find three bright bedrooms, perfect for growing families or offering your guests a room for the night. Having visitors stay over is made easier by having two upstairs bathrooms, one en-suite to bedroom one and a separate bathroom. Bedroom three gives you a storage cupboard to put away your clutter and ensure a relaxing home for everyone to enjoy.

Key features

- Downstairs cloakroom
- French doors to garden
- Open plan kitchen with dining area
- En suite to Bedroom 1
- Separate sitting room



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The Hazel

Ground floor



Ground floor	metres	feet / inches
Kitchen/Dining Room	5.19 x 2.99	17'0" x 9'10"
Sitting Room	4.17 x 3.66	13'8" x 12'0"

First floor



First floor	metres	feet / inches
Bedroom 1	3.54 x 3.28	11'7" x 10'7"
Bedroom 2	2.95 x 2.73	9'8" x 8'9"
Bedroom 3	2.44 x 2.15	8'0" x 7'0"

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The Beech

3 bedroom home

About this home

Welcome to The Beech, a three storey home that creates a perfect balance between family time and quiet relaxation.

Step through the front door and the separate hallway and well-proportioned sitting room are perfect for welcoming guests. A corridor separates the sitting room and kitchen, featuring doors leading to a good-sized cloakroom as well as a handy under stairs cupboard, which helps keep your living areas clutter-free.

The open plan kitchen/dining room is perfect for social occasions, with guests flowing out into the back garden through the French doors. Upstairs the first floor has an attractive family bathroom and two spacious bedrooms – one with the perfect space for wardrobes or chest of drawers.

The top floor is your chance to close the door on the world and climb the stairs to your new, spacious sanctuary – a large double bedroom complete with en-suite and large dressing area with space for wardrobes and cupboards, this room is designed with relaxation in mind.

With its fantastic balance of space for family time, with areas for quiet relaxation, The Beech ticks so many boxes for a busy family.

Key features

- Separate sitting room
- En-suite and dressing area to Bedroom 1
- French doors to rear
- Open plan kitchen and dining room
- Guest cloakroom



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The Beech

Ground floor



First floor



Second floor



Ground floor	metres	feet / inches
Kitchen/Dining Area	4.74 x 2.93	15'6" x 9'7"
Sitting Room	4.00 x 3.72	13'1" x 12'2"

First floor	metres	feet / inches
Bedroom 2	4.74 x 2.50	15'6" x 8'2"
Bedroom 3	3.39 x 2.49	11'1" x 8'2"

Second floor	metres	feet / inches
Bedroom 1	3.61 x 3.45	11'8" x 11'3"

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The Cypress

3 bedroom home

About this home

A traditional, smart looking home, The Cypress has impressive kerbside appeal.

The traditional theme continues inside with the large, inviting hallway acting as a central point from which doors lead off to the sitting room, kitchen/dining area and there's also a handy understairs cupboard. Light floods into the sitting room from the large window at the front of the home – a perfect place to relax with a book or spend time with family. The kitchen/dining area is open plan and good-sized allowing for a large dining table, comfy chairs and a handy breakfast bar. This is a great entertainment space, and in the summer guests will enjoy wandering outside through the French doors. To shut away those noisy appliances while you are socialising, the property benefits from an enclosed utility room complete with sink and access to the outside.

Upstairs there are three great bedrooms and a family bathroom, the generous sized bedroom one with the perfect space for allowing fitted wardrobes and an en-suite.

Key features

- Separate utility
- French doors to garden
- Open plan kitchen with dining area
- En-suite to master bedroom
- Separate sitting room



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The Cypress

Ground floor



First floor



Ground floor	metres	feet / inches
Kitchen/Dining Area	5.52 x 3.12	18'1" x 10'2"
Sitting Room	4.41 x 3.40	14'4" x 11'1"

First floor	metres	feet / inches
Bedroom 1	4.09 x 3.28	13'5" x 10'9"
Bedroom 2	3.28 x 2.84	10'9" x 9'3"
Bedroom 3	3.54 x 2.16	11'7" x 7'1"

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The Spruce

3 bedroom home

About this home

Are you ready for a home that has the wow-factor? This appealing double-fronted detached property has an inviting central hallway with a door leading to a large guest cloakroom, which has plenty of space to hang coats and bags. Also accessed from the hallway is the separate sitting room, with natural light pouring in through the large windows.

The open plan kitchen/dining area is the perfect space to relax with friends and family for pre-dinner drinks and snacks. You and your guests can enjoy a delicious meal in the dining area, which is bathed in natural light that streams in through the windows. A separate utility room allows a door to be closed on the noise from appliances, so you can relax in peace with your guests.

Upstairs the large landing leads to a bathroom and three bedrooms – two doubles and one single. Bedroom one benefits from an en suite and dedicated dressing area, while the other rooms are light and spacious – perfect for ensuring family and friends are comfortable. The Spruce is perfectly designed for anyone who enjoys family time, and entertaining.

Key features

- Separate utility room
- En suite and dressing area to master bedroom
- Separate sitting room
- Double fronted home
- Large and welcoming entrance hallway

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The Spruce

Ground floor



Ground floor	metres	feet / inches
Kitchen	3.23 x 2.69	10'7" x 8'9"
Dining Area	3.14 x 2.30	10'3" x 7'6"
Sitting Room	5.53 x 3.32	18'1" x 10'10"

First floor



First floor	metres	feet / inches
Bedroom 1	3.39 x 3.33	11'1" x 10'11"
Bedroom 2	3.61 x 3.18	11'10" x 10'5"
Bedroom 3	3.61 x 2.25	11'10" x 7'4"

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The Maple

4 bedroom home

About this home

The Maple is a charming four bedroom home that offers spacious living areas throughout, perfect for families and those that love to entertain.

Visitors can't help but be impressed by this double-fronted property with its superior styling, which includes a large bay window stretching almost the entire width of the sitting room at the front of the home. Light flows through the whole of this home, bringing sunny warmth into each room.

Off the large, inviting hallway is a door to a room that can be used as a study, playroom or even mini-gym. However, the most outstanding aspect of the ground floor has to be the open plan kitchen with family/dining area. As well as the spacious kitchen area there is plenty of room for a large table and a comfortable seating area – perfect for getting family and friends together for a party. The bi-fold doors create a seamless flow into the back garden, ideal for guests to mingle both indoors or outside. There is also a separate utility room, which is great for shutting out the noise from appliances while you relax with family and friends.

Upstairs are four spacious bedrooms as well as a family bathroom with separate bath and shower cubicle. Bedrooms one and two have en suites and space designed for wardrobes, ensuring luxurious living for your family, and guests.

Key features

- Bi-fold doors to the rear garden
- Separate utility
- Large open plan kitchen/dining area and family room
- Study
- En suites to two bedrooms



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The Maple

Ground floor



Ground floor	metres	feet / inches
Kitchen	3.70 x 3.50	12'1" x 11'5"
Family/Dining Area	7.29 x 3.14	23'11" x 10'3"
Sitting Room	4.50 x 3.50	14'9" x 11'5"
Study	2.50 x 2.29	8'2" x 7'6"

First floor



First floor	metres	feet / inches
Bedroom 1	6.58 x 3.50	21'6" x 11'5"
Bedroom 2	3.68 x 3.57	12'0" x 11'9"
Bedroom 3	4.13 x 2.89	13'7" x 9'5"
Bedroom 4/Study	2.95 x 2.89	9'8" x 9'5"

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The Chestnut

4 bedroom home

About this home

The Chestnut is an attractive double-fronted property offering the luxury of several downstairs living spaces.

The home has a sunny and welcoming central hallway. At the front there is a study, or alternatively why not use it as a child's playroom. At the other side of the hall is a large kitchen which opens out to a family/dining room. This is a lovely, spacious room looking out to the rear garden – ideal for dining with family and friends in front of the superb bi-fold doors, with the sun streaming through. There is a separate good-sized sitting room, which looks out to the back garden through a set of delightful French doors. A spacious cloakroom and under stairs cupboard are both great for storing those essential family belongings.

One delightful feature of this home is the sunny staircase, where light pours in from the landing window. Upstairs are four bedrooms, ideal for a growing family or accommodating overnight guests. Bedroom one is particularly spacious, with the added appeal of an en-suite and space for a wardrobe. The remaining rooms benefit from the family bathroom set off the gallery landing.

Key features

- Bi-fold patio doors and French doors to rear garden
- Open plan kitchen/dining area and family room
- Separate sitting room
- Ground floor study
- En-suite to Bedroom 1



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The Chestnut

Ground floor



First floor



Ground floor	metres	feet / inches
Kitchen	4.03 x 3.04	13'2" x 9'11"
Dining/Family Area	4.59 x 2.85	15'0" x 9'4"
Sitting Room	4.98 x 3.40	16'4" x 11'1"
Study	3.40 x 1.81	11'1" x 5'11"

First floor	metres	feet / inches
Bedroom 1	4.48 x 3.24	14'6" x 10'7"
Bedroom 2	3.48 x 3.36	11'5" x 11'0"
Bedroom 3	3.25 x 2.35	10'7" x 7'8"
Bedroom 4	3.42 x 2.34	11'2" x 7'8"

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The Aspen

4 bedroom home

About this home

The Aspen is an attractive property with a number of traditional touches that give this home its unique and instant appeal.

Once inside the welcoming hallway there is a door which leads off to a sunny sitting room, with light flooding in through two windows. Also, in the hallway are doors leading to a guest cloakroom/utility room and handy under-stairs cupboard. Another door off the hallway takes you to a study, which is the ideal place for some peace and quiet while you work.

Stretching across the whole of the back of the property is a stunning open plan kitchen with dining room, which also has space for family seating. This impressive space has light flooding in through the large kitchen window and stylish bi-fold doors, which are perfect for opening up the room and taking drinks out to the back garden.

Upstairs the four bedrooms and bathroom are perfect for any guests that want to stay over, or a private space for the whole family. Along with a double bedroom and two singles is the unique bedroom one with en-suite shower room and plenty of space for a wardrobe. This is a beautiful home, with enough versatility to suit a variety of lifestyles.

Key features

- Ground floor study
- Large cloakroom with utility area
- Bi-fold doors to the rear garden
- En-suite to Bedroom 1
- Separate sitting room
- Open plan kitchen with dining area



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The Aspen

Ground floor



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



First floor	metres	feet / inches
Bedroom 1	4.52 x 4.05	14'8" x 13'3"
Bedroom 2	3.63 x 3.11	11'11" 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"

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The Elm

4 bedroom home

About this home

The Elm is an attractive property spread over three floors, offering the luxury of several living spaces.

This home features a large kitchen/dining room with French doors leading out to a large Balcony area. This lovely, spacious room is the perfect place for family time or entertaining and dining with family and friends. There is a separate good-sized sitting room, which looks out to the back garden through a set of delightful French doors. A spacious cloakroom and under stairs cupboard are both great for storing those essential family belongings.

Another great feature of this home is the integral garage, complete with a sink unit for convenience. Upstairs are four bedrooms, ideal for a growing family or accommodating overnight guests. Bedroom one is particularly spacious, with the added appeal of an en-suite. The remaining rooms benefit from the family bathroom.

Key features

- Open plan kitchen/dining area with French doors to Balcony
- Separate sitting room
- Integral garage
- En-suite to Bedroom 1



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The Elm

Ground floor



First floor



Second floor



Ground floor	metres	feet / inches
Sitting Room	8.08 x 3.95	26'6" x 13'0"

First floor	metres	feet / inches
Kitchen/Dining Area	8.78 x 6.40	28'10" x 21'0"

Second floor	metres	feet / inches
Bedroom 1	4.05 x 2.70	13'3" x 8'10"
Bedroom 2	3.95 x 3.16	13'0" x 10'4"
Bedroom 3	3.95 x 3.16	13'0" x 10'4"
Bedroom 4	3.08 x 2.50	10'1" x 8'2"

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The Birch

5 bedroom home

About this home

The Birch is a wonderful five bedroom detached home with a generous amount of living space.

The home has a central hallway through which all the main rooms can be accessed. The sitting room has the benefit of a lovely bay window overlooking the front, plus an additional window to the side. This casts a warm glow of light throughout the room making it ideal for relaxing. On the opposite side of the hall is a versatile room, which could be used for either a dining room, study or possibly a snug. Again, natural light is a feature in this room with windows to two sides.

At the rear of the home you'll find the impressive kitchen and family/dining area, a large open plan space boasting a central island with breakfast bar, and enough space for a large dining table and comfy sofa in the corner. This makes a great social space for your friends and family whether for dining, relaxing in front of the TV or entertaining guests. The icing on the cake is a fantastic set of bi-fold doors, which only adds to the versatility of this space.

Upstairs there are five great bedrooms set around an inviting gallery landing. Bedroom 1 has an intriguing design with scope for personalisation and comes with an en-suite. Bedroom two also has its own en-suite and the remaining bedrooms benefit from the large family bathroom with bath and separate shower.

This is a fantastic, modern family home but with a traditional outside appearance you will want to call home.

Key features

- Ground floor Study or Snug
- Utility room
- En-suites to bedrooms one and two
- Bi-fold patio doors to garden in family area
- Separate sitting room with bay window
- Detached garage
- Breakfast bar in kitchen



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The Birch

Ground floor



Ground floor	metres	feet / inches
Kitchen	4.55 x 3.06	14'9" x 10'0"
Family/Dining Area	6.07 x 3.51	19'9" x 11'6"
Sitting Room	4.30 x 3.61	14'1" x 11'10"
Study/Dining Room	3.41 x 3.00	11'2" x 9'10"

First floor



First floor	metres	feet / inches
Bedroom 1	3.62 x 3.51	11'10" x 11'6"
Bedroom 2	3.92 x 2.90	12'9" x 9'6"
Bedroom 3	3.06 x 2.75	10'0" x 9'0"
Bedroom 4	3.32 x 2.83	10'8" x 9'3"
Bedroom 5	2.70 x 2.83	8'8" x 9'3"

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Bay View

Northam

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.



		2 bedroom	The Hawthorn	3 bedroom	The Hazel	The Cypress	The Spruce	The Beech	4 bedroom	The Elm	The Chestnut	The Aspen	The Maple	5 bedroom	The Birch
Kitchen															
Choice of Standard fitted kitchen (doors and worktops)	■	■	■	■	■	■	■	■	■	■	■	■	■		
Choice of Premium fitted kitchen (doors and worktops)														■	
Stainless steel sink and drainer (single bowl) with chrome mixer tap	■														
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 underoven, 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											■	■	■		
Bosch (75cm) hob with built-in double oven at high level, with glass splashback and stainless steel pyramid chimney hood														■	
Pre-wired for under-unit lighting option	■		■	■	■	■	■			■	■	■	■		
LED under-unit flexible strip lighting														■	
Fridge / freezer space	■		■	■	■	■	■								
Integrated under counter fridge and freezer										■					
Integrated (Indesit) 50 / 50 fridge freezer											■	■	■	■	
Space for integrated dishwasher with plumbing and electrics	■		■	■	■	■	■			■	■	■	■		
Integrated (Indesit) dishwasher														■	
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 sanitaryware suite with Aqua blade WC technology	■	■	■	■	■	■	■			■	■	■	■	■	
Ideal Standard close coupled WC to cloakroom	■	■	■	■	■	■	■			■	■	■	■	■	
Handheld hair wash attachment		■	■	■	■	■	■			■	■	■	■	■	
Shower over the bath	■														
Ideal Standard low profile shower tray with glass enclosure to en suite		■	■	■	■	■	■			■	■	■	■	■	
Choice of standard Porcelanosa wall tiling (splashback, half-height over bath, and full-height to shower cubicle)*	■	■	■	■	■	■	■			■	■	■	■		
Choice of standard Porcelanosa wall tiling (half-height to walls with fitted sanitary ware, half-height over bath, and full-height to shower cubicle)*														■	
Chrome towel warmer in bathroom and en suite(s)										■	■	■	■	■	

		2 bedroom	The Hawthorn	3 bedroom	The Hazel	The Cypress	The Spruce	The Beech	4 bedroom	The Elm	The Chestnut	The Aspen	The Maple	5 bedroom	The Birch
Doors and Windows															
Front door with multi-point security locking system and security chain	■	■	■	■	■	■	■	■		■	■	■	■		■
Chrome front door numbers	■	■	■	■	■	■	■	■		■	■	■	■		■
PVCu double glazing to windows	■	■	■	■	■	■	■	■		■	■	■	■		■
Double glazed PVCu French doors	■	■	■	■	■	■	■	■		■	■				
Powder coated aluminium double glazed bi-fold doors											■	■	■		■
Internal doors to be cottage style pre-primed with Brass Satin finish handles	■	■	■	■	■	■	■	■		■	■	■	■		■
Paving outside French / bi-fold 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)	■	■	■	■	■	■	■	■		■	■	■			
Gas central heating with wall mounted boiler and separate hot water cylinder, 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 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	■	■	■	■	■	■	■	■		■	■	■	■		■
NHBC Buildmark cover	■	■	■	■	■	■	■	■		■	■	■	■		■
First two years' customer service support from Bovis Homes	■	■	■	■	■	■	■	■		■	■	■	■		■

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

A home designed with you in mind

We are constantly reviewing our designs 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 apartments 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 apartments include a variety of features to capture the attention.

The size, positioning and number of windows in our new collection have created bright and airy homes, giving your property a spacious feel.

The flow and layout of the new apartments has been a key consideration to accommodate today's lifestyles, with a focus on future living. Kitchen and open plan living areas have been included to create a flexible and social space, while attention on master bedrooms and en suites has given the apartments added desirability.

Many of the apartments include balconies creating the perfect al fresco spot for a morning coffee.



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.

Bay View

Bay View Road, Northam,
Devon EX39 1BJ

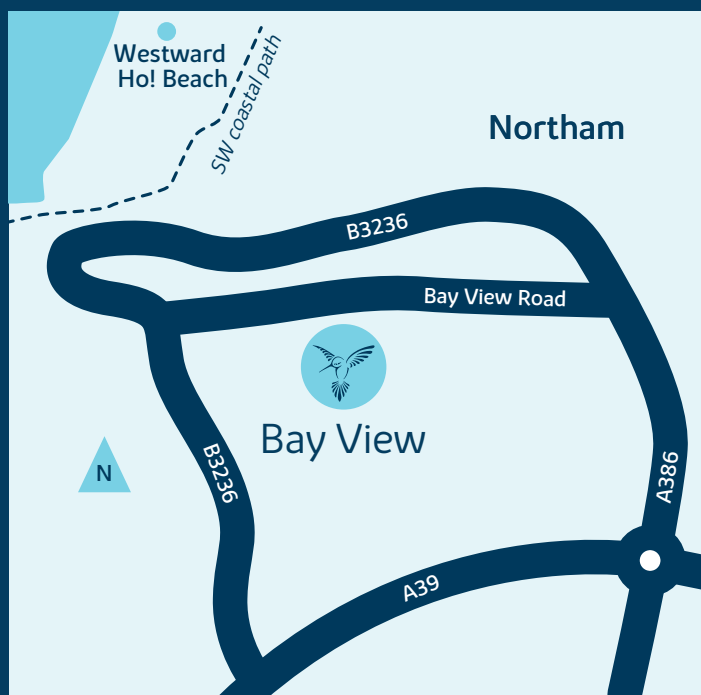
01237 706125

From Bideford

- From the town centre head south on Buttgarden Street towards Lower Meddon Street
- Turn left onto Torridge Hill, follow for 0.1 miles
- At the roundabout, take the 1st exit onto New Road / A386 and continue for 1.4 miles
- At the roundabout, take the 2nd exit onto Heywood Road A386 follow for 0.5 miles
- Turn left onto Bay View Road, follow for 0.5 miles and Bay View will be on your left hand side

From Barnstaple

- Take the A39 towards Bideford for 6.5 miles
- At the roundabout take the third exit onto Heywood Road A386, continue for 0.5 miles
- Turn left onto Bay View Road, follow for 0.5 miles
- Bay View will be on your left hand side



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The streetscene shown has been produced for illustrative purposes only, please check the details of the homes you are interested in with the sales consultant.

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