



# GROVE PARK

SELLINDGE

**SELF-BUILD PLOTS**

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Quinn  
Homes





Indicative Street Scene of Self-Builds at Grove Park





# Quinn Homes



**Quinn Homes are Kent's largest provider of serviced self-build plots**

Through gaining the consent, remediating sites and servicing them with utilities and access, we are providing people with the opportunity to build their dream home.

This approach has resulted in numerous awards.



**Best Family Home**  
Winner



**Best Small Housebuilder**  
Winner



**Best Small Housebuilder**  
Winner





# MASTERPLAN

Grove Park is a new mixed-use community being delivered by Quinn Homes and consented under Y16/1122/FH and subsequently detailed under 21/0279/FH

- 1 Self-Builds
- 2 Open Market Housing
- 3 Wetland
- 4 Main Access
- 5 Pedestrian Access/Egress
- 6 Office Space
- 7 Allotments
- 8 Open Space Including Play Park







# SITE PLAN

## PLOT 1



**0.18 acres**  
**POTENTIAL SQ.FT: 2,250**  
+ garage + space above garage

## PLOT 2



**0.25 acres**  
**POTENTIAL SQ.FT: 2,750**  
+ garage + space above garage

## PLOT 3

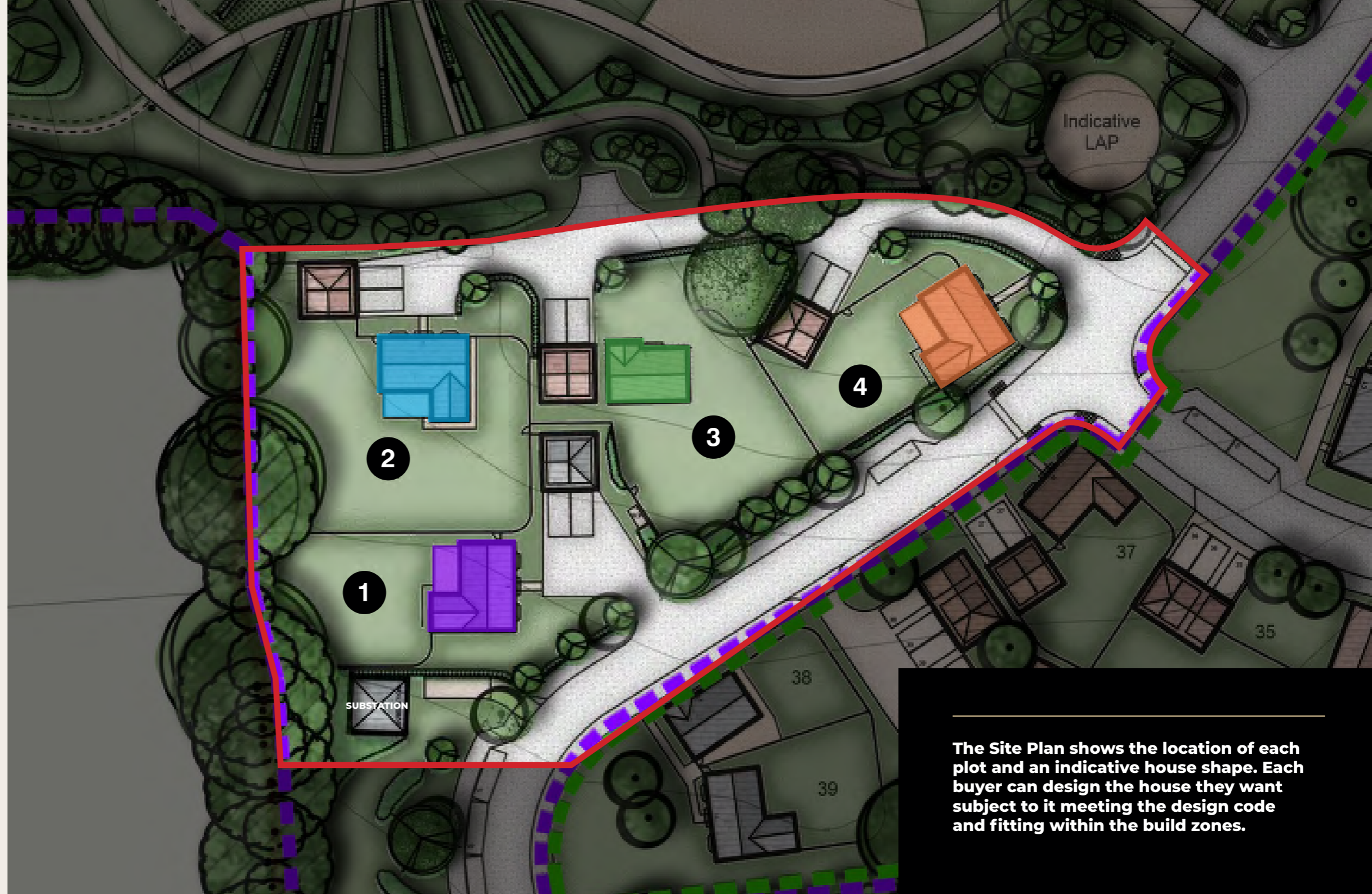


**0.16 acres**  
**POTENTIAL SQ.FT: 2,250**  
+ garage + space above garage

## PLOT 4



**0.13 acres**  
**POTENTIAL SQ.FT: 2,000**  
+ garage + space above garage



The Site Plan shows the location of each plot and an indicative house shape. Each buyer can design the house they want subject to it meeting the design code and fitting within the build zones.










# PLOT 1

**PLOT SIZE:**  
726.6 sqm / 0.18 acres

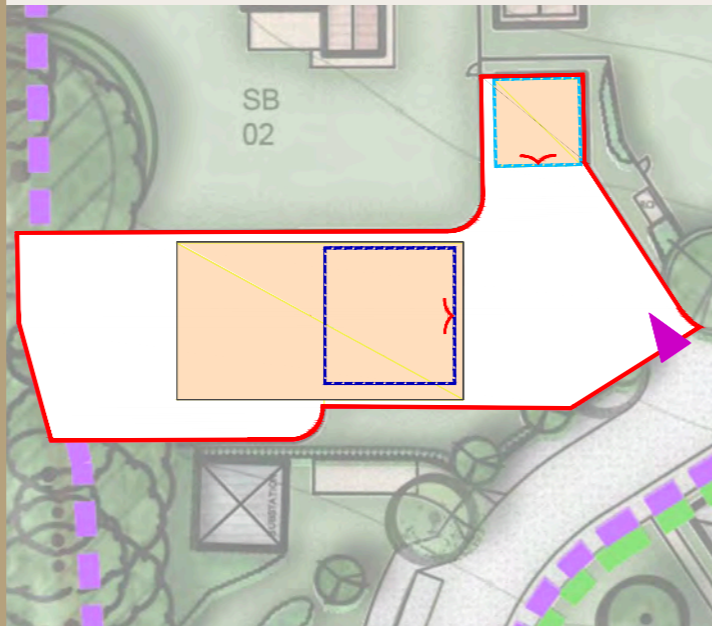
**POTENTIAL SQ.FT:**  
2,250 + garage + space above garage

-  Plot boundary
-  Build zone
-  Approved access
-  Principal elevation
-  Indicative area of a house and garage

## LOCATION OF PLOT AT GROVE PARK



## PLOT BOUNDARY



Indicative Design of the Plot that meets the Design Code


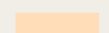







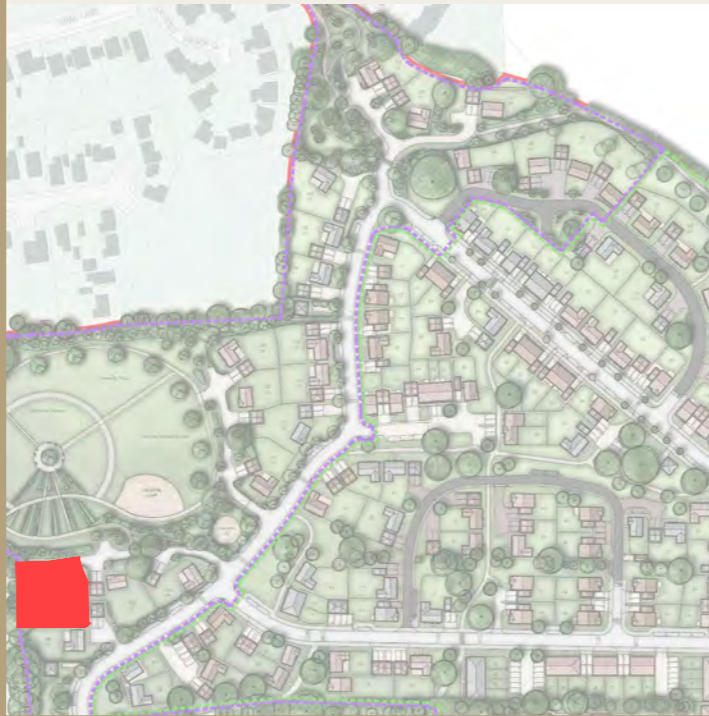
# PLOT 2

**PLOT SIZE:**  
1030.5 sqm / 0.25 acres

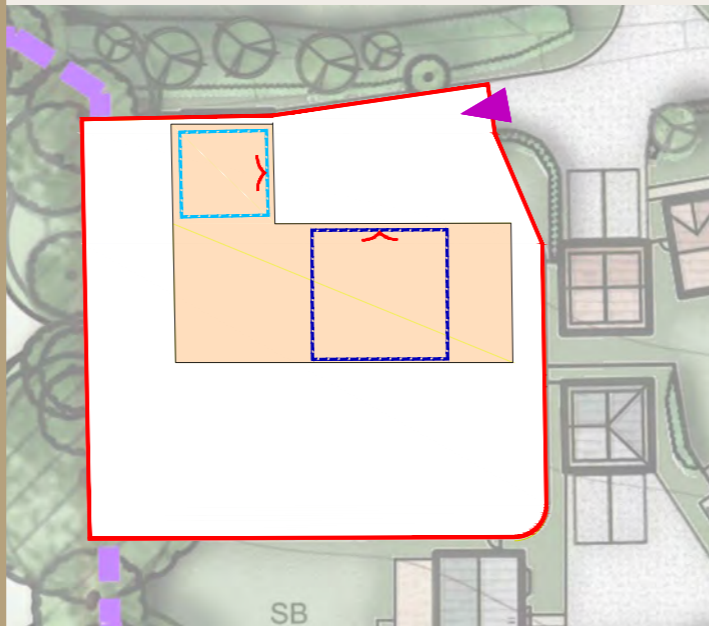
**POTENTIAL SQ.FT:**  
2,750 + garage + space above garage

-  Plot boundary
-  Build zone
-  Approved access
-  Principal elevation
-  Indicative area of a house and garage

## LOCATION OF PLOT AT GROVE PARK



## PLOT BOUNDARY



Indicative Design of the Plot that meets the Design Code










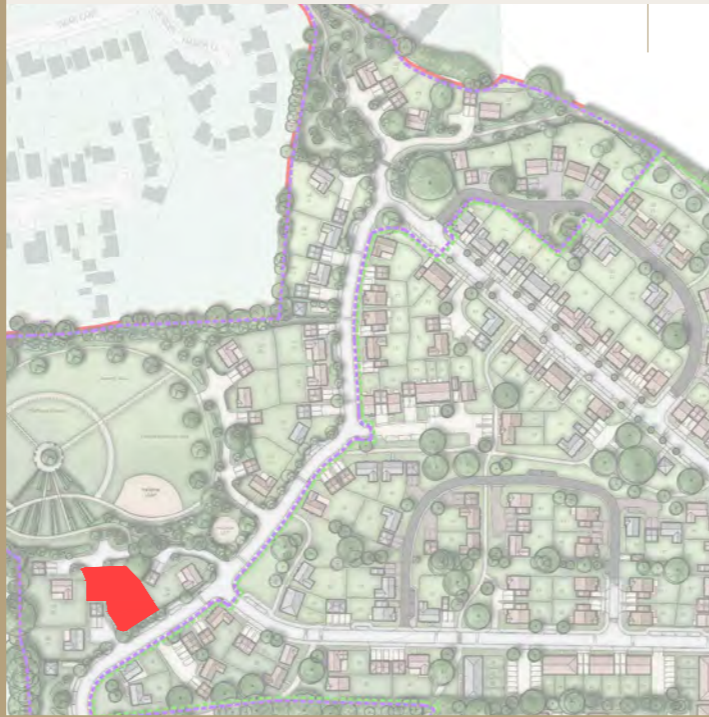
# PLOT 3

**PLOT SIZE:**  
631.7 sqm / 0.16 acres

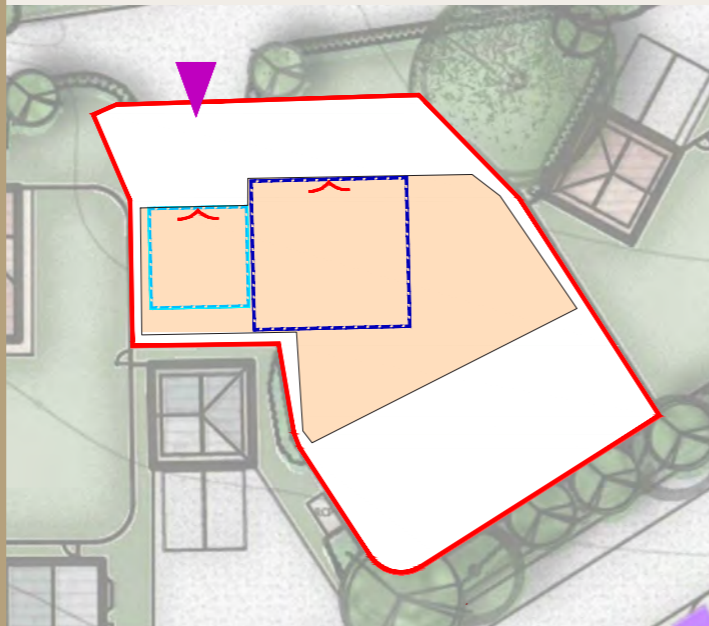
**POTENTIAL SQ.FT.:**  
2,250 + garage + space above garage

-  Plot boundary
-  Build zone
-  Approved access
-  Principal elevation
-  Indicative area of a house and garage

## LOCATION OF PLOT AT GROVE PARK



## PLOT BOUNDARY



Indicative Design of the Plot that meets the Design Code










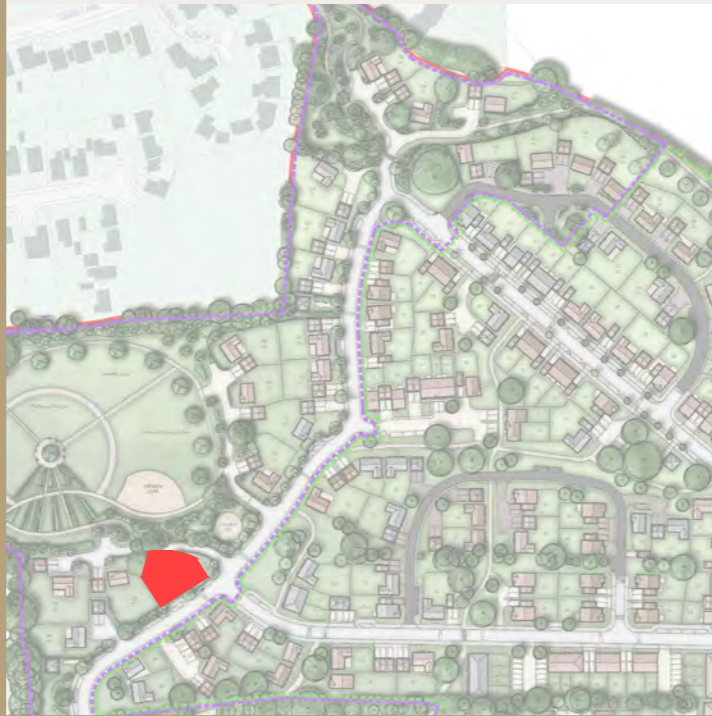
# PLOT 4

**PLOT SIZE:**  
513.7 sqm / 0.13 acres

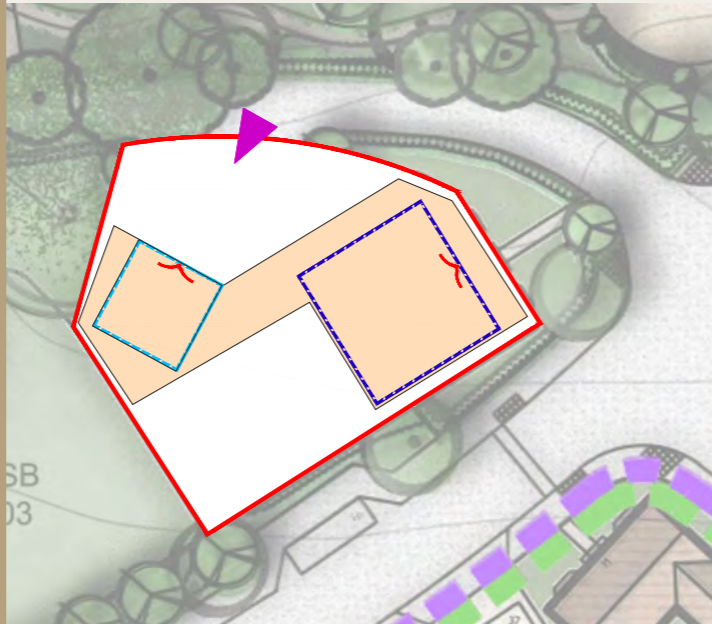
**POTENTIAL SQ.FT.:**  
2,000 + garage + space above garage

-  Plot boundary
-  Build zone
-  Approved access
-  Principal elevation
-  Indicative area of a house and garage

## LOCATION OF PLOT AT GROVE PARK



## PLOT BOUNDARY



Indicative Design of the Plot that meets the Design Code





Indicative Street Scene of Self-Builds at Grove Park

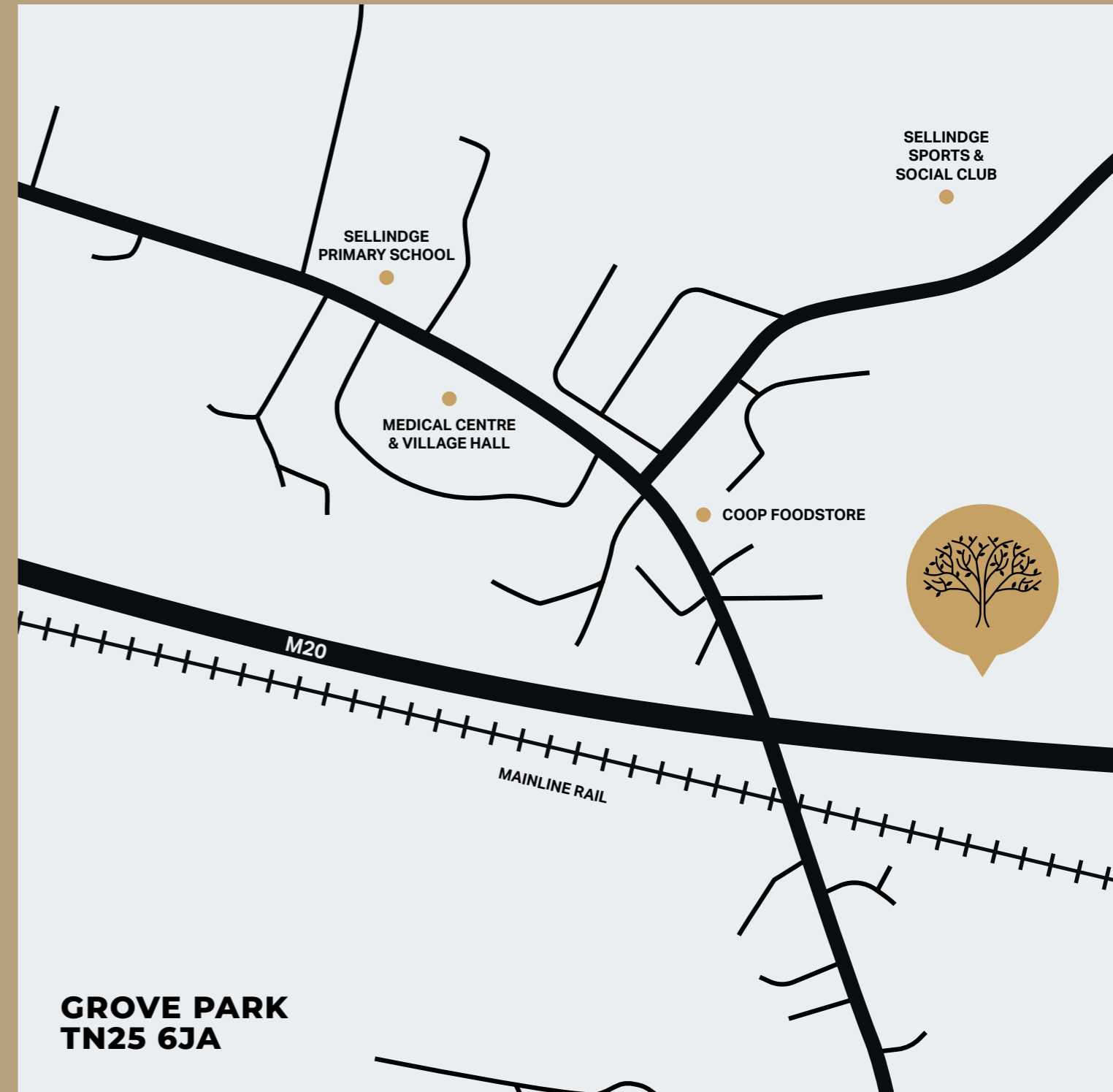


# EXCEPTIONAL INTERIORS DESIGNED BY YOU

**YOUR SELF-BUILD GIVES  
YOU THE OPPORTUNITY  
TO TAILOR YOUR  
INTERNAL LAYOUT AND  
STYLINGS TO SUIT YOUR  
WAY OF LIFE AND TASTE.**









A modern living room with large windows, a glass coffee table, and a fireplace. The room is illuminated by warm recessed ceiling lights. The view outside the windows shows a green lawn and trees under a twilight sky. The text 'Quinn Homes' is overlaid on the left side of the image.

Quinn  
Homes

YOUR OWN  
GRAND DESIGN





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SELLINDGE

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Quinn  
Homes

[www.quinn-homes.com](http://www.quinn-homes.com)

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