

# TEIGNBROOK

TEIGNMOUTH



*Welcome to Teignbrook.  
A place to feel at home from  
the moment you arrive.*



# Welcome to Teignbrook

Set above the charming seaside town of Teignmouth, Teignbrook is a collection of thoughtfully designed homes that bring together contemporary living, exceptional surroundings and the quality you would expect from 3West.



# Life in Teignmouth





## Coastal living, beautifully considered

Positioned to make the most of South Devon's stunning coastline, Teignbrook enjoys a setting that feels both peaceful and connected. From elevated views towards the sea to easy access to beaches, countryside and local amenities, this is a place designed for modern life.

Whether you're searching for your first home, a place to grow your family, or somewhere to enjoy a more relaxed pace of life, Teignbrook offers a choice of beautifully crafted two, three and four-bedroom homes, each designed with comfort, practicality and quality in mind.

At 3West, we believe the details matter. That's why every home combines carefully considered layouts with energy-efficient technology and a specification designed to make everyday living effortless.



# Everything close to home

## Where coast meets countryside

Few places offer the lifestyle balance that Teignmouth enjoys.

Situated on Devon's spectacular south coast, this vibrant seaside town combines sandy beaches, independent cafés, waterside restaurants and a thriving local community with excellent connections across the region.

Spend your weekends exploring the South West Coast Path, enjoying a paddleboard on the estuary, taking the ferry to neighbouring Shaldon or discovering the rugged beauty of Dartmoor National Park just a short drive away.



For everyday convenience, Teignmouth offers excellent schools, supermarkets, healthcare facilities and a mainline railway station with direct services to Exeter, Plymouth and London.

Whether you're drawn by the sea, the scenery or the sense of community, Teignmouth is a place where life can be enjoyed at your own pace.



## A location designed for modern living

One of Teignbrook's greatest strengths is its exceptional location. Set above Teignmouth and surrounded by beautiful Devon countryside, residents can enjoy a peaceful setting without compromising on convenience.

For all the essentials, Teignmouth offers a wide range of independent shops, cafés, restaurants and supermarkets, all within easy reach. Families will appreciate the selection of highly regarded primary and secondary schools nearby, making Teignbrook an excellent choice for those looking to put down long-term roots.

For leisure and recreation, there is something for everyone. Teignmouth Golf Club is just moments away and offers spectacular views across the coastline, while the town's beaches, promenade and estuary provide endless opportunities for walking, cycling and watersports. The South West Coast Path passes nearby, offering miles of stunning coastal scenery to explore throughout the year.





Those seeking an active lifestyle will also enjoy easy access to local sports clubs, fitness facilities and open green spaces, while nearby Dartmoor National Park provides countless opportunities for hiking, cycling and outdoor adventure.

When it comes to connectivity, Teignmouth is perfectly placed. The town's railway station provides direct services to Exeter, Plymouth and London Paddington, while the A380 offers convenient road access across Devon and beyond. Whether commuting, travelling for business or simply exploring the South West, everything is within easy reach.



# About us

At 3West, we create beautiful homes in desirable places with a focus on attention to detail, all supported by an outstanding customer service experience.

*“It’s doubly rewarding to not only create quality homes but to know you’ve given your customers the best experience possible along the way is really satisfying – this is what drives my continued passion for house building. I look forward to helping create more exceptional property developments around the South West with James.”*  
Colin Palmer, Co-Founder, 3West

*“As a third generation property developer, my passion for property came from a young age. At 3West we want to create beautiful homes with a strong attention to detail that can be the heart of the family and community.”* James Fowler, Co-Founder, 3West.

Our purpose is built on three principles – creating great homes, in fantastic locations and delighting our customers. As a privately owned company, we ensure these are at the forefront of everything we do.



## Giving you more

We focus our time and attention on delivering an outstanding customer experience, securing a local and robust supply chain and supporting local communities.

Being an independent housebuilder also means we are able to craft each home to our exacting standards and for 3West, this means incorporating details and features you would not usually find in new build homes.

Rewriting the rule book for new home specification, 3West's aim is to delight and surprise homeowners, creating a home to feel proud of for years to come.

## Buying with us

### Creating an exemplary experience for our customers

We are committed to upholding the highest standards across every aspect of the process – from initial enquiry through to our aftercare service – our dedicated team is on hand to help make the experience of buying a 3West home as smooth as possible.

## Ways to buy

To help you purchase your new 3West home, we are pleased to be able to offer several buying schemes including:

- Deposit Unlock
- Key Worker\* & Armed Forces Discount Scheme
- Recommend a Friend Discount
- Part Exchange
- Assisted Move

## With you, even after move-in day

Your journey with 3West does not stop once you've moved in and you're enjoying your new home.

Our commitment to the whole customer experience will support you at every stage – through moving in, aftercare and we include an exclusive Butler Day, helping you make the finishing touches to your new home.

You will get peace of mind with our Pre-Occupation Quality Check, 12 month Emergency Call Out Cover and 10 Year NHBC Warranty.

3West is fully compliant with the New Homes Quality Code.

\*Key worker is defined as an essential employee working within but not limited to the NHS, teaching or are a member of the Emergency Services.

# Customer experience

Here's what to expect when purchasing a new home from 3West.

## 1. Reservation checklist

Upon reservation, our Sales Team will take you through a detailed checklist, to ensure you understand everything about your new home, from external materials to internal specification, parking, drainage and more.

## 2. Make your home your own

We will offer the opportunity to personalise your new home through your selection of colour choices or by enhancing the already extensive specification further (subject to build stage).

## 3. Exchange of contracts

We offer a range of recommended solicitors and Financial Advisors to help you move swiftly and smoothly from Reservation to Exchange.

## 4. Home demonstration

Two weeks before completion and after our 3West Quality Checks, we will invite you to look around your new home and ensure you understand the key features, the operation and maintenance.

## 5. Home sweet home

The most important stage is Completion Day, this is the moment we hand over keys and you're able to move into your new 3West home. We'll need to do things such as meter readings and complete the final pieces of paperwork before leaving you to enjoy your beautiful new home.

## 6. Check in

On move in day, we will help set you up on our Customer Service platform, Clixifix. This allows you to access information about your house and message the Customer Service Team any time of the day from your smart phone.

## 7. After care

We like to make sure you've settled in, so you'll receive a courtesy call 24 hours after moving in as well as a personal visit a week after and again at 28 days so we can make sure everything is to your satisfaction.



*“As an independent housebuilder, we continually strive to ensure that your experience is exceptional at every stage.”*



## 8. Butler day

We know there's always so much to do in addition to unpacking, so we offer a complimentary day with our Customer Care Team to help make moving in as straightforward as possible, whether that is moving boxes, hanging curtains or other DIY help.

## 9. NHBC Warranty

During construction, your new home will be independently inspected by the NHBC as part of their 10 Year Buildmark Warranty.

## 10. Additional peace of mind

For two years after completion, we provide an additional 2-year Customer Care Warranty as well as British Gas Homecare Emergency Cover for 12 months.



# Find us

Teignbrook,  
Higher Exeter Road,  
Teignmouth  
TQ14 9PA

For SatNav use TQ14 9PA

what3words

///eggplants.declares.stand



**3West Group**

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