



**Manse Field
Beith**

millerhomes

the place to be®

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A new home. The start of a whole new chapter for you and your family. And for us, the part of our job where bricks and mortar becomes a place filled with activity and dreams and fun and love. We put a huge amount of care into the houses we build, but the story's not finished until we match them up with the right people. So, once you've chosen a Miller home, we'll do everything we can to make the rest of the process easy, even enjoyable. From the moment you make your decision until you've settled happily in, we'll be there to help.





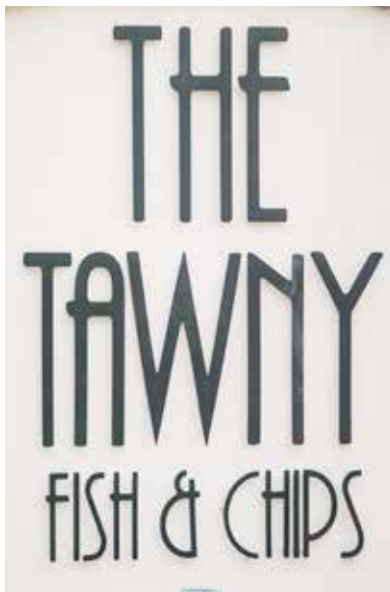
Quality of life is about the details of everyday living. From the little things, like knowing the nearest place to pick up a pint of milk, to more important matters like finding the right school or having a health centre nearby, you need to know that the community you're moving to will support you and your family, as well as being a pleasant place to live. So here's some useful information about the area around Manse Field.



Around 600 yards from the A737, the development is just 12 miles from Glasgow Airport and within 25 minutes' drive of Glasgow. Trains between Glasgow and Ayr or Largs via Ardrossan Harbour call at Glengarnock Station, two miles away. Services into Glasgow Central run roughly twice an hour and take less than half an hour. Buses to Paisley, Largs, Irvine, Ardrossan, Dalry and Glasgow pass the development, with express buses into Glasgow Buchanan Street taking approximately 50 minutes.

Within five minutes' walk, in Eglinton Street there is a Day Today supermarket, off-licence and Post Office, open from 6am to 10pm on weekdays. Eglinton Street also has an optician, a hairdresser and a pharmacy, while most of Beith's shops are found in Main Street, half a mile away. These include another pharmacy, a bakery, a hardware store, a convenience store and a florist and, a little further on, a large Co-op supermarket. There are also several pubs and food takeaways around the town.





Welcome
home

Just 25 minutes' drive from the centre of Glasgow, the small, picturesque town of Beith is set in beautiful Ayrshire countryside around a mile from Scotland's largest regional park. This prestigious development of energy efficient four and five bedroom homes brings an attractive new neighbourhood into the heart of a community where the excellent amenities and historic surroundings are combined with a real sense of local identity and character.

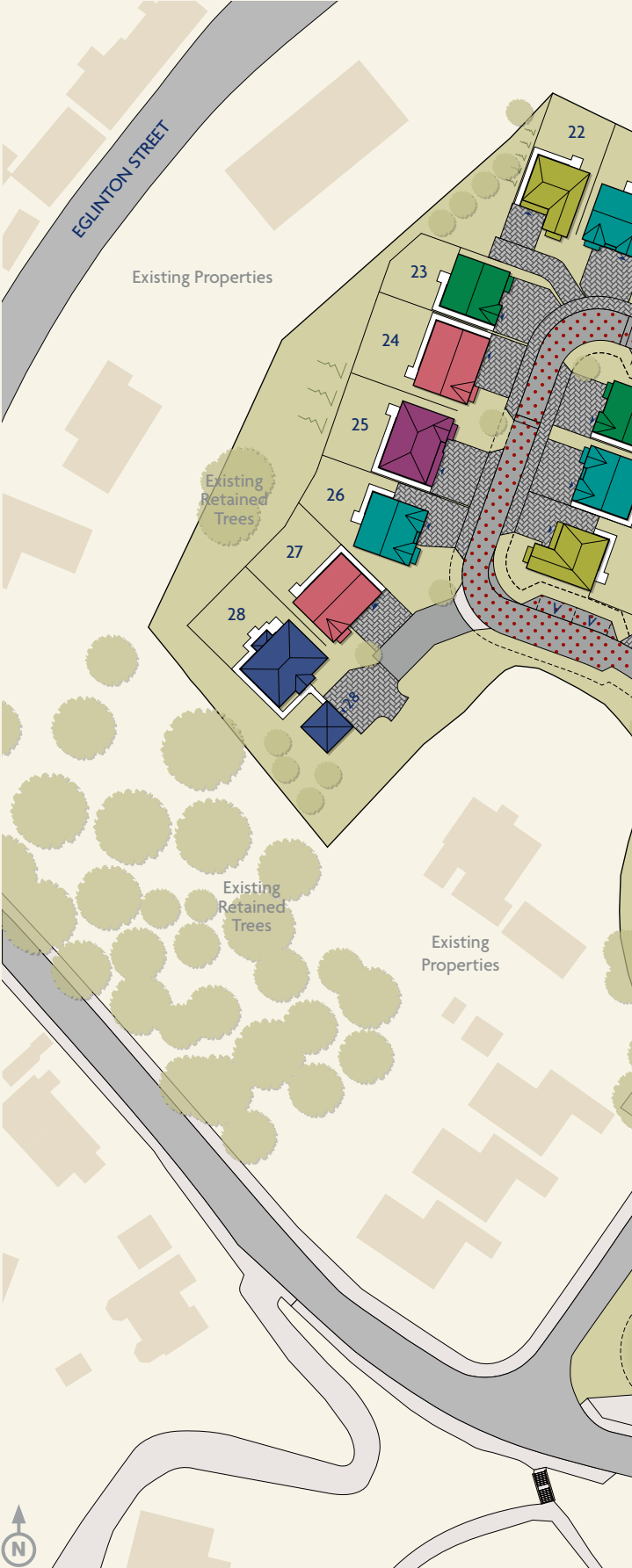
Welcome to Manse Field...





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Asterwood Semi

Overview

The inviting lounge is complemented by a bright kitchen, where french doors opening to the garden add an airy, open ambience and a separate laundry area leaves the social space free for dining and conversation. The principal bedroom includes a superb en-suite.

Ground Floor

Lounge
3.00m x 4.62m
9'10" x 15'2"

Kitchen/Family/Dining
5.51m x 3.72m
18'1" x 12'3"

Laundry
1.26m x 1.92m
4'2" x 6'4"

WC
1.09m x 2.04m
3'7" x 6'8"

First Floor

Principal Bedroom
2.80m x 3.85m
9'2" x 12'8"

En-Suite
2.51m x 1.20m
8'3" x 4'0"

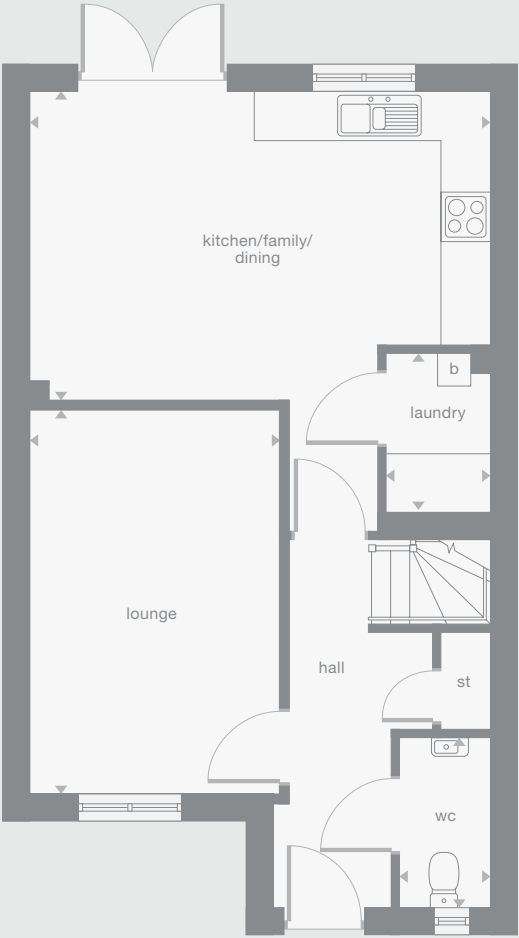
Bedroom 2
2.61m x 3.27m
8'7" x 10'9"

Bedroom 3
2.48m x 3.20m
8'2" x 10'6"

Study/Bedroom 4
2.94m x 2.06m
9'8" x 6'9"

Bathroom
1.70m x 2.20m
5'7" x 7'3"

Ground Floor



Floor Space
1,087 sq ft

Some plots may have window variations. Please refer to Development Sales Manager for plot specific arrangements

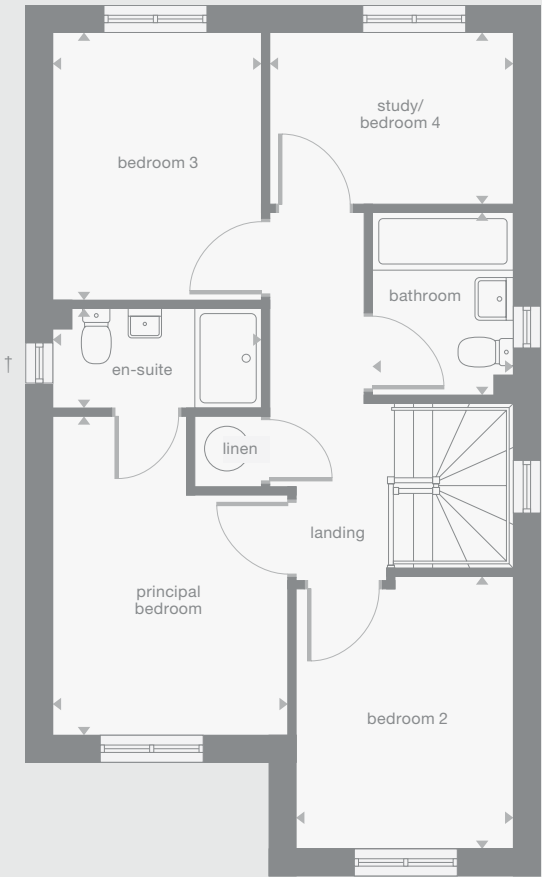
† Window not applicable to all plots. Please see Development Sales Manager for details

b Boiler

Plots may be a mirror image of the floor plans. Please see Development Sales Manager for details



First Floor



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Burlwood

Overview

With twin windows and central french doors, the kitchen and dining room maximises the benefits of the garden to present an adaptable, comfortable setting for family life. The lounge features a stylish bay window, and the delightful principal bedroom includes an en-suite shower and a sumptuous dressing area.

Ground Floor

Lounge

3.01m x 4.72m
9'11" x 15'6"

Family/Dining/Kitchen

8.14m x 2.80m
26'8" x 9'2"

Laundry

1.78m x 1.29m
5'10" x 4'3"

WC

1.52m x 1.77m
5'0" x 5'10"

First Floor

Principal Bedroom

5.00m x 2.80m
16'5" x 9'2"

En-Suite

2.63m x 1.23m
8'8" x 4'0"

Dressing

2.63m x 1.39m
8'8" x 4'7"

Bedroom 2

3.04m x 3.97m
10'0" x 13'0"

Bedroom 3

2.43m x 3.00m
8'0" x 9'10"

Bedroom 4

3.06m x 3.00m
10'0" x 9'10"

Bathroom

2.45m x 3.00m
8'0" x 9'10"

Ground Floor



Floor Space
1,298 sq ft

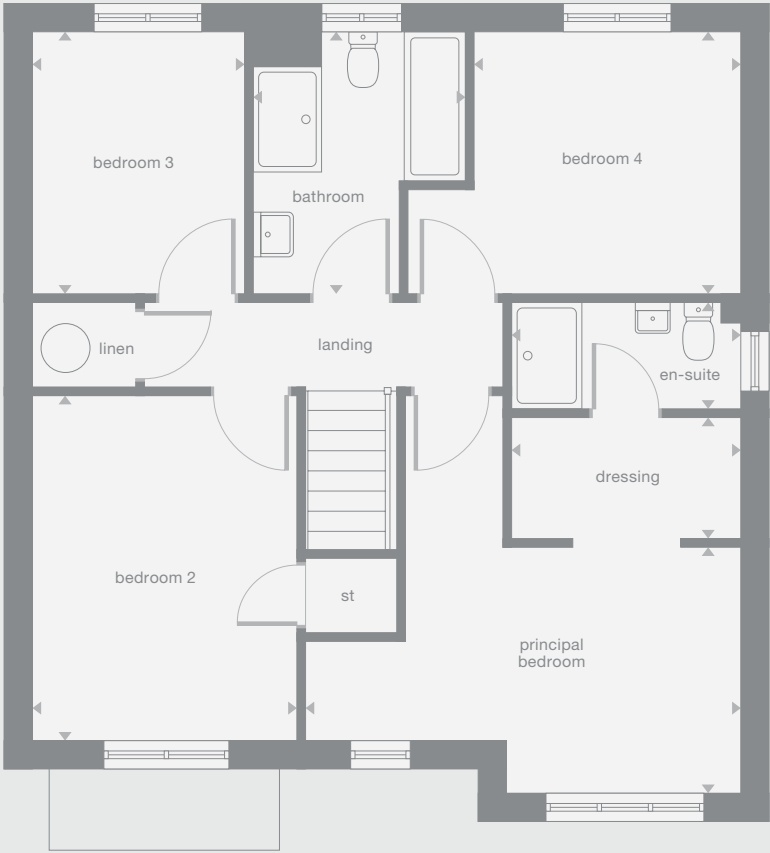
Some plots may have window variations. Please refer to Development Sales Manager for plot specific arrangements

b Boiler

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First Floor



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Cherrywood

Overview

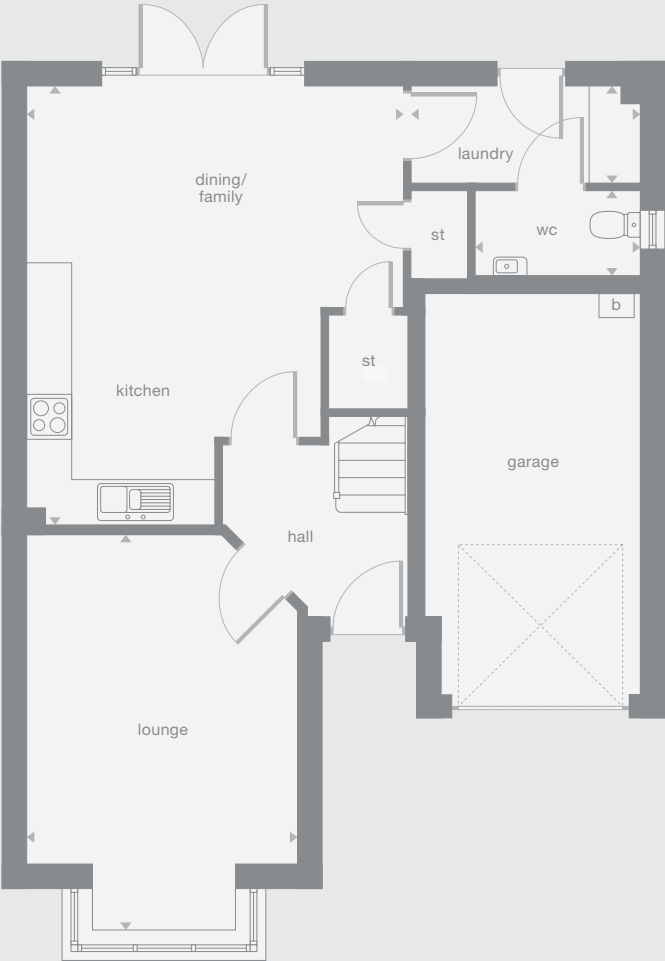
Beautifully combining convenience with flexibility, the family kitchen features a laundry and a dining area with french doors, complementing a stylish lounge. Upstairs, a bright gallery landing leads to four bedrooms, one of them en-suite with a dressing area, and a bathroom with separate shower.

Ground Floor

Lounge	3.57m x 5.24m 11'9" x 17'2"
Kitchen/Dining/Family	4.97m x 5.80m 16'4" x 19'0"
Laundry	3.01m x 1.27m 9'10" x 4'2"
WC	2.17m x 1.14m 7'1" x 3'9"
Principal Bedroom	2.94m x 3.98m 9'8" x 13'1"
En-Suite	2.52m x 1.49m 8'3" x 4'11"
Dressing	2.51m x 1.33m 8'3" x 4'4"
Bedroom 2	3.57m x 3.80m 11'9" x 12'6"

Bedroom 3	2.57m x 4.05m 8'5" x 13'3"
Bedroom 4	2.80m x 2.92m 9'2" x 9'7"
Bathroom	2.57m x 2.22m 8'5" x 7'3"

Ground Floor



Floor Space
1,342 sq ft

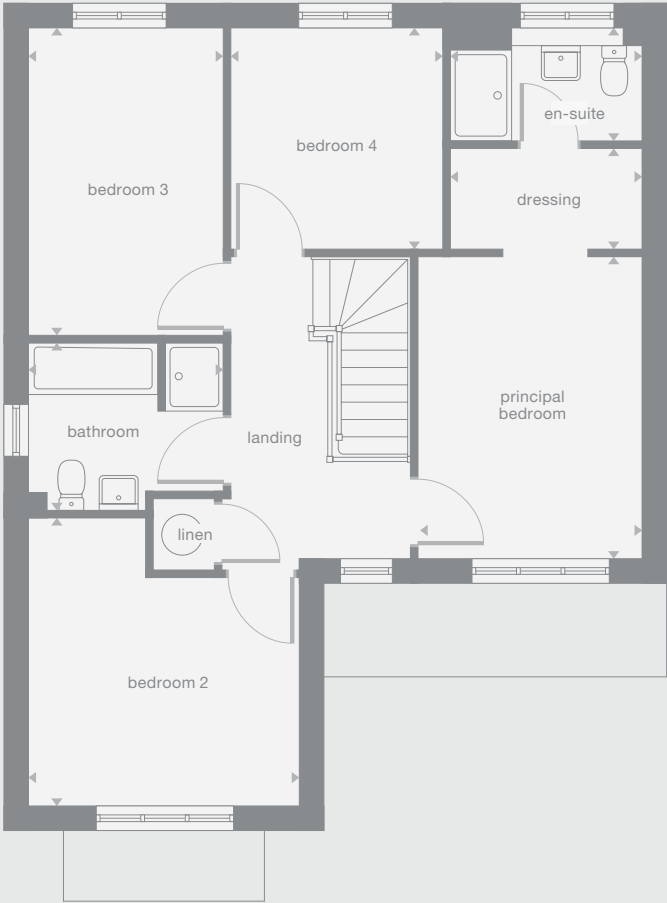
Some plots may have window variations. Please refer to Development Sales Manager for plot specific arrangements

b Boiler

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First Floor



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Denwood

Overview

The bright bay window in the lounge and the light, stimulating kitchen and dining room reflect the unmistakable quality found throughout this impressive home. The bathroom features a separate shower, two of the four bedrooms are en-suite and one includes a walk-through dressing room.

Ground Floor

Lounge
3.28m x 4.98m
10'9" x 16'4"

Kitchen/Dining/Family
8.57m x 3.15m
28'1" x 10'4"

Laundry
1.93m x 1.25m
6'4" x 4'1"

WC
1.82m x 1.14m
6'0" x 3'9"

First Floor

Principal Bedroom
4.79m x 2.99m
15'9" x 9'10"

Dressing
2.54m x 1.59m
8'4" x 5'3"

En-Suite 1
2.54m x 1.31m
8'4" x 4'4"

Bedroom 2
3.68m x 3.02m
12'1" x 9'11"

En-Suite 2
2.13m x 2.02m
7'0" x 6'8"

Bedroom 3
2.66m x 3.49m
8'9" x 11'5"

Bedroom 4
2.89m x 2.55m
9'6" x 8'4"

Bathroom
2.82m x 2.55m
9'3" x 8'4"

Ground Floor



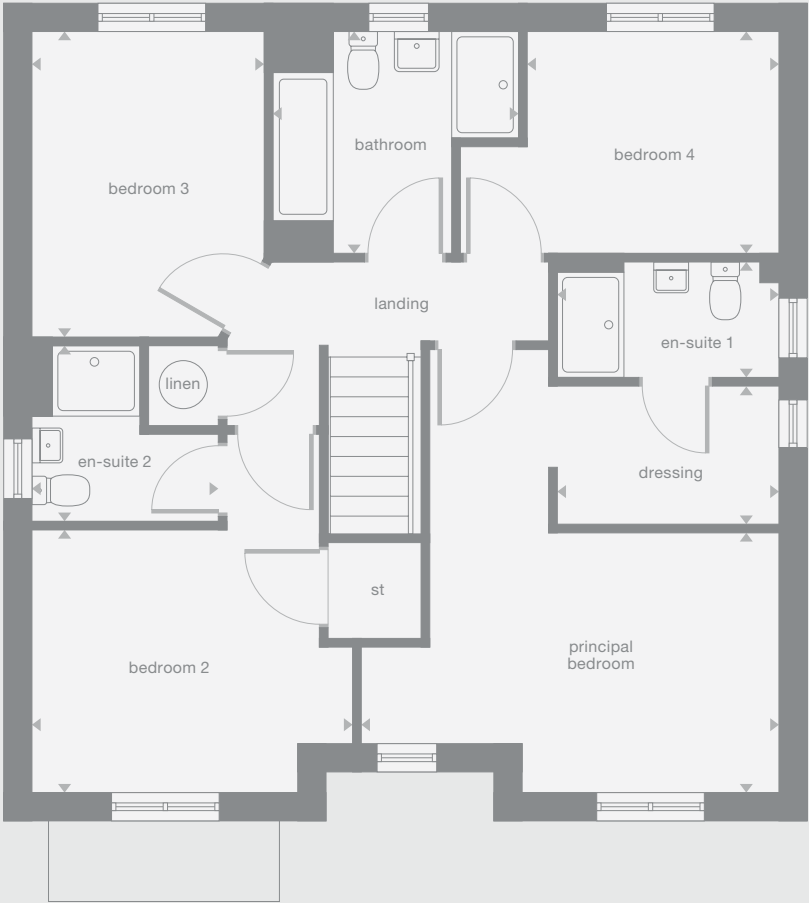
Floor Space
1,400 sq ft

b Boiler

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First Floor



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Alford

Overview

Double doors open to combine the lounge, dining room and kitchen into a single space from bay window to french doors, an unforgettable setting for relaxed social gatherings. With five bedrooms, two of which have en-suite showers, this is a home capable of accommodating the largest family in comfort and privacy.

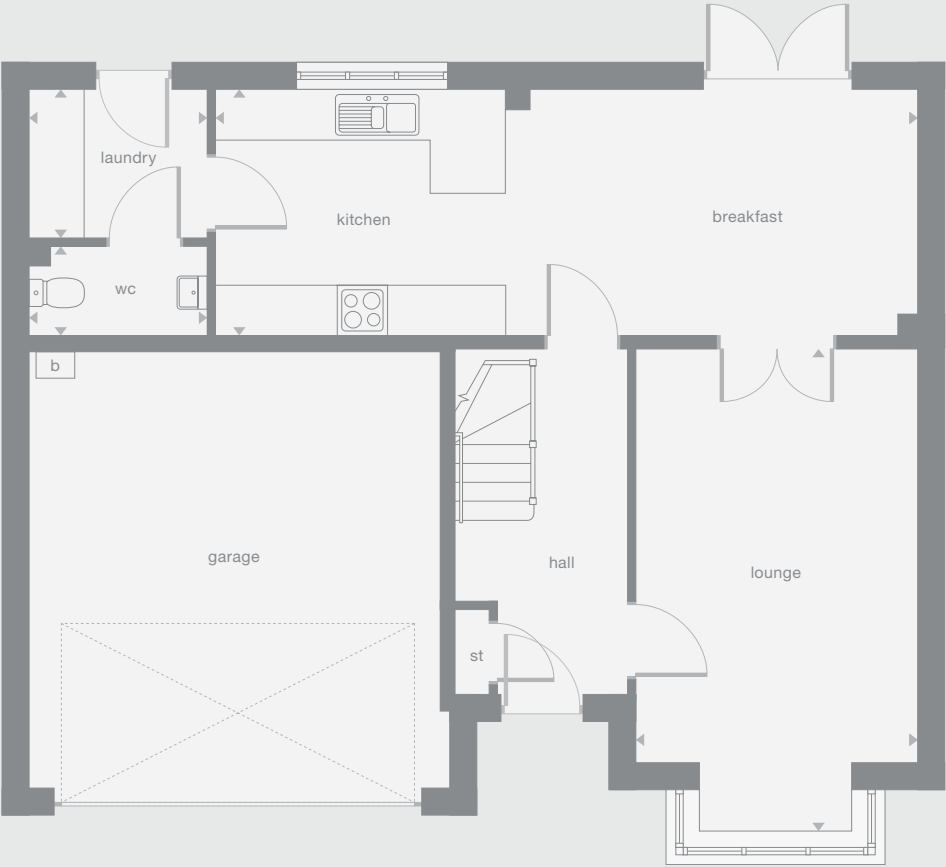
Ground Floor

- Lounge
3.38m x 5.91m
11'1" x 19'5"
- Kitchen/Breakfast
8.45m x 2.94m
27'9" x 9'8"
- Laundry
2.12m x 1.80m
6'11" x 5'11"
- WC
2.12m x 1.05m
6'11" x 3'5"

First Floor

- Principal Bedroom
3.38m x 3.54m
11'1" x 11'7"
- Dressing
1.65m x 2.01m
5'5" x 6'7"
- En-Suite 1
2.32m x 1.21m
7'7" x 4'0"
- Bedroom 2
2.53m x 4.94m
8'4" x 16'2"
- En-Suite 2
1.84m x 2.23m
6'0" x 7'4"
- Bedroom 3
3.38m x 3.13m
11'1" x 10'3"
- Bedroom 4
2.81m x 2.95m
9'3" x 9'8"
- Bedroom 5
3.11m x 1.99m
10'2" x 6'6"
- Bathroom
2.04m x 1.99m
6'8" x 6'6"

Ground Floor



Floor Space
1,510 sq ft

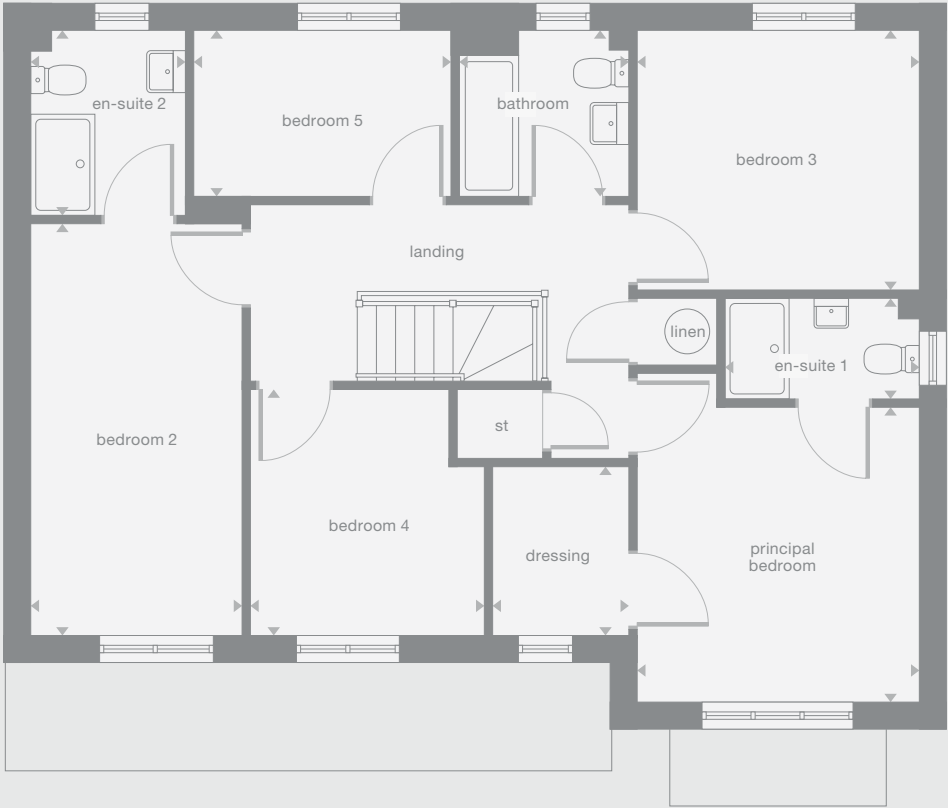
Some plots may have window variations. Please refer to Development Sales Manager for plot specific arrangements

b Boiler

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First Floor



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Hazelford

Overview

Featuring a bay-windowed lounge, an inspiring kitchen and family room incorporating french doors, a separate laundry room and two superb en-suite bedrooms, this is a prestigious and impressive home.

Ground Floor

Lounge
3.20m x 6.01m
10'6" x 19'9"

Kitchen/Family/Dining
8.40m x 3.19m
27'7" x 10'6"

Laundry
1.90m x 3.25m
6'3" x 10'8"

WC
1.49m x 1.84m
4'11" x 6'0"

First Floor

Principal Bedroom
3.97m x 3.10m
13'0" x 10'2"

En-Suite 1
2.15m x 1.85m
7'1" x 6'1"

Bedroom 2
3.90m x 3.32m
12'10" x 10'11"

En-Suite 2
2.09m x 2.00m
6'10" x 6'7"

Bedroom 3
3.25m x 3.29m
10'8" x 10'10"

Bedroom 4
3.20m x 2.90m
10'6" x 9'6"

Bedroom 5
3.05m x 2.18m
10'0" x 7'2"

Bathroom
3.02m x 1.84m
9'11" x 6'0"

Ground Floor



Floor Space
1,609 sq ft

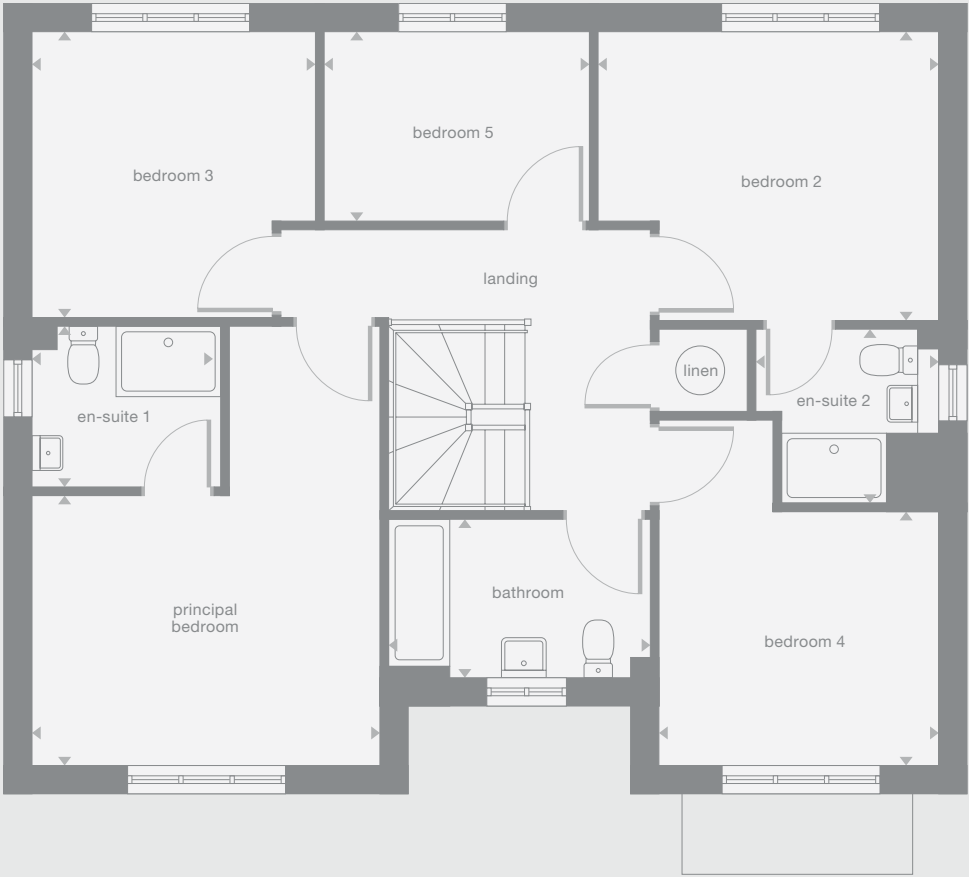
Some plots may have window variations. Please refer to Development Sales Manager for plot specific arrangements

b Boiler

Plots may be a mirror image of the floor plans. Please see Development Sales Manager for details



First Floor



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Langford

Overview

From the feature staircase and gallery landing to the french doors in both the dining and family rooms, from the private study to the five bedrooms, two of them en-suite and one incorporating a luxurious dressing area, this exceptional home will provide comfort and privacy to even the largest families and their guests.

Ground Floor

Lounge
3.58m x 5.21m
11'9" x 17'1"

Kitchen
3.97m x 3.50m
13'0" x 11'6"

Breakfast/Family
2.75m x 5.11m
9'0" x 16'9"

Dining
3.58m x 2.79m
11'9" x 9'2"

Laundry
2.29m x 2.13m
7'6" x 7'0"

Study
3.50m x 2.25m
11'6" x 7'5"

WC
1.11m x 2.13m
3'8" x 7'0"

Ground Floor



First Floor

Principal Bedroom
3.40m x 4.03m
11'2" x 13'3"

Dressing
2.50m x 1.92m
8'2" x 6'4"

En-Suite 1
2.50m x 1.95m
8'2" x 6'5"

Bedroom 2
3.53m x 2.74m
11'7" x 9'0"

En-Suite 2
1.45m x 2.74m
4'9" x 9'0"

Bedroom 3
3.59m x 3.01m
11'9" x 9'11"

Bedroom 4
3.24m x 2.91m
10'8" x 9'7"

Bedroom 5
2.65m x 2.74m
8'8" x 9'0"

Bathroom
2.56m x 2.15m
8'5" x 7'1"

Floor Space
1,883 sq ft

b Boiler

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First Floor



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The Miller Difference

The Miller Difference

Every home we build is the start of an adventure. For more than 90 years we've watched people stamp their individual personalities on the homes we build. What we create is your starting point. Our job is to make sure it's the best one possible.

Shaped around you

For more than three generations, we've been listening to our customers. We know what you expect: the highest quality materials, the most skilled workmanship, ready to be shaped around your lifestyle.

Built on trust

Figures and statistics matter. We have, for example, a five star rating for Customer Satisfaction, the best possible, from the Home Builders Federation.

Even more important, though, is the feedback we get from our customers. After we've been with them on the journey from their first enquiry to settling into their new home, well over 90% say they would recommend us. That's the real measure of the trust they place in us.

Helping where we can

You might already have a clear picture of life in your new home. Or it might be a blank canvas. Either way, getting there is an exciting journey of discovery. And we're here to help.

From the first time you contact us, whether by phone, video call or a tour of a show home, we'll be listening carefully. Only you know what you want, but we'll be working with you to achieve it.

And we'll still be on hand, ready to help, long after you move in, quietly sharing your pride and satisfaction.

your home
your way...



Pushing up standards

From beautiful locations and superb architectural design to meticulous construction work and exceptional finishes, our expertise is widely acknowledged. Our award-winning developments embrace state-of-the-art technologies and green thinking, but we never lose sight of the importance of craftsmanship. Every step is subject to rigorous Quality Assurance checks, and we reward our highly trained teams for safe and careful practice.

A smooth customer journey

Our award-winning service reflects the same high standards. As we guide you through your choices, decades of experience inform every step. So you can relax and enjoy the journey, knowing you have all the information you need.

With you every step of the way

After meeting your Development Sales Manager, who will help you choose and buy your new home, you'll be introduced to your Site Manager, who will be responsible for every aspect of the building work. They'll both be happy to answer any questions you have.

Fully involved

Your new home will quickly be moulded to your personal choices. So will our service. Once you tell us how you want to keep in touch, whether by phone, text, email, our custom designed app or via our website, that's how we'll keep you regularly updated and informed. You'll be able to access all the records of meetings, and see what happens next.

Make it your own

Even before you move in, there's the excitement of planning your interior. Choosing tiles and worktops, making decisions about appliances. We'll help wherever we can. Our Visualiser, for example, can help you make selections online then see them for real in the Sales Centre. Already, it's becoming your own, personal, space.

At a safe time during building, we'll invite you to visit your new home for a Progress Meeting where you can see the craftsmanship and attention to detail for yourself before it's covered up by fittings and finishes.

A place to grow

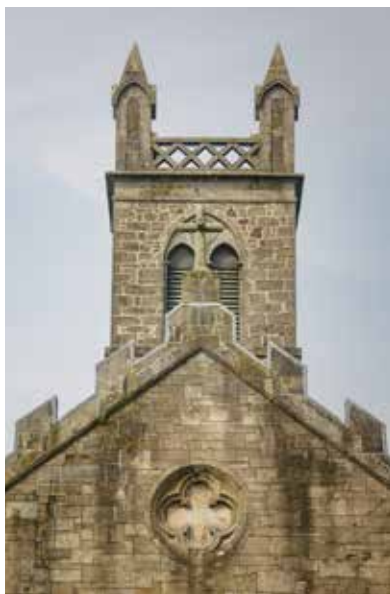
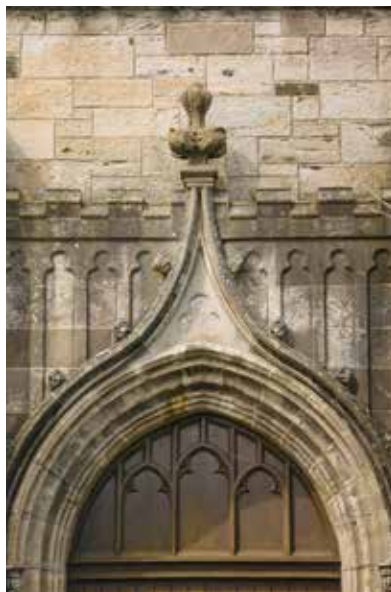
For us, the mark of success is seeing every home become unique, an individual reflection of the people who live there, and watching it become part of a thriving community.

By creating sustainable homes, in sustainable communities, we're helping to build a sustainable future for everyone. Including ourselves.



Beith's lively community maintains a trust promoting voluntary activities, from music groups to environmental projects in the countryside. There is an active amateur dramatics group, and an independent local youth organisation. The Community Centre hosts a range of classes and interest groups, and has a café, a shop and a bar, and the town comes together in the annual St Inan's Fete, with a parade, festivities and gala dance. There are football and rugby teams, a bowling club and a skate park, and Beith Golf Club's undulating course, two miles away, offers spectacular views. Just outside the town, the superb Garnock Community Campus not only houses an exciting new high school but also includes public swimming pools, a fitness suite, indoor and outdoor sports facilities and a café.

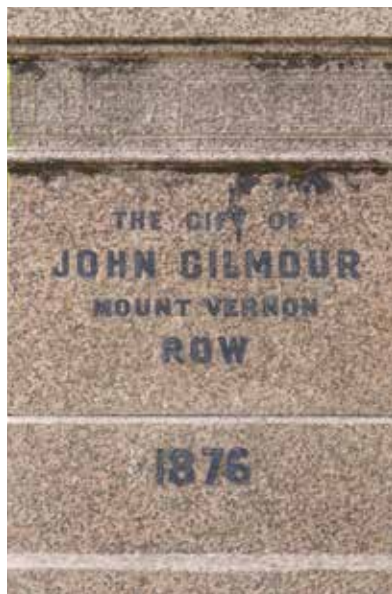




The many parks and gardens around the town include a delightful community garden, and Beith is just a mile from Clyde Muirshiel Regional Park, with its vast diversity of landscapes and activities from walking and cycling to paddle sports and powerboating.

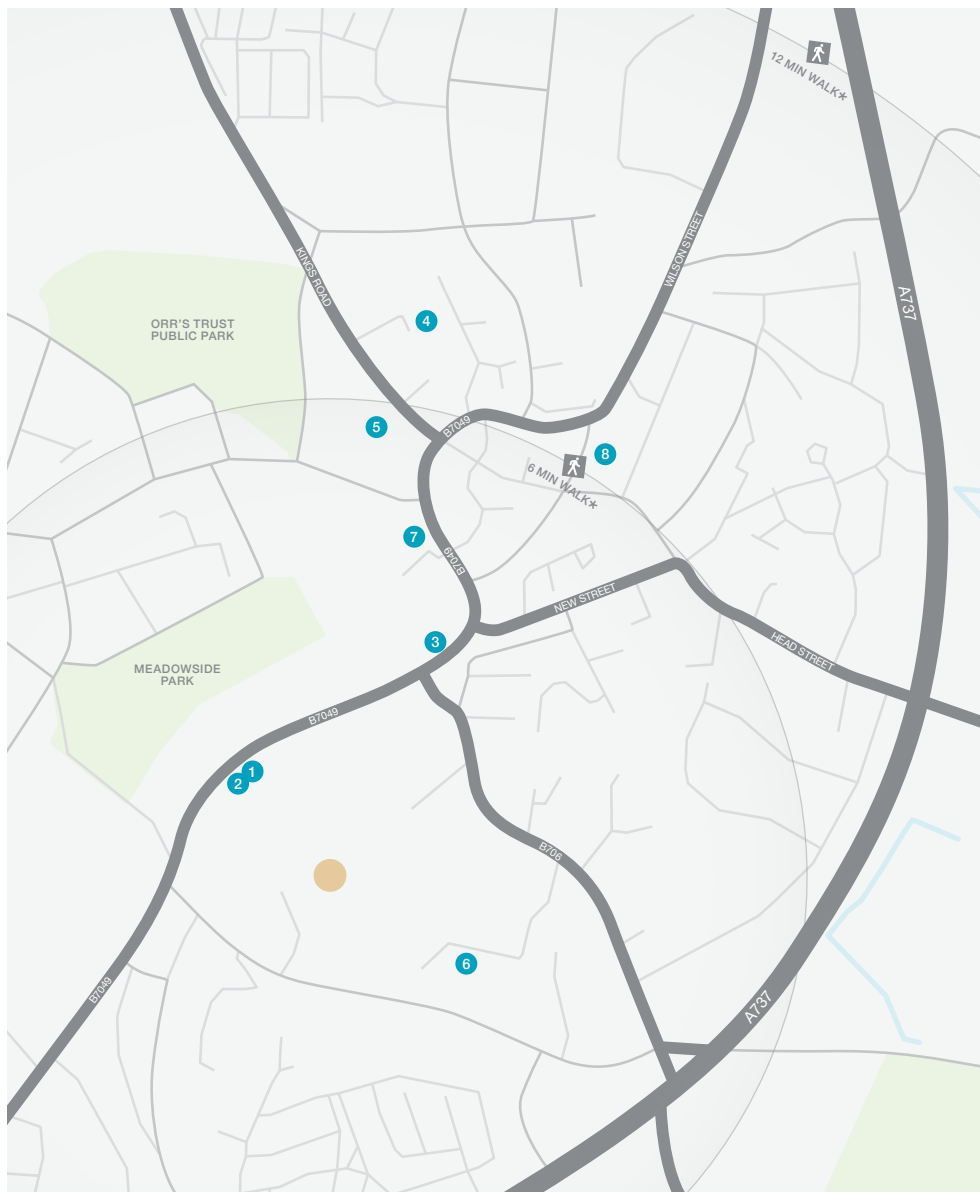
Beith Primary School, a bright, modern building separated from the development by a line of trees, was assessed by Education Scotland in 2023 as very good across all areas of nursery and primary provision, and the development is in the catchment area for Garnock Community Campus. Beith Health Centre, one of the town's two GP practices, and a One Dental surgery are both within around ten minutes' walk of the development.





Useful Contacts

When you leave the car at home and explore the local area by foot or bicycle, you get to know it so much better. And by using local shops and services, you'll help to keep the neighbourhood vibrant and prosperous. Every place has its own personality, and once you move in you'll soon find your favourite walks, and the shops you like best. As a starting point this map shows some of the most useful features and services within a short stroll or bike ride.



- 1 Day Today Supermarket
83 Eglinton Street
01505 229 123
 - 2 Beith Post Office
83 Eglinton Street
0345 611 2970
 - 3 Penman's Pharmacy
2 Eglinton Street
01505 502 506
 - 4 Beith's Co-op
Medine Avenue
01505 504 101
 - 5 Beith Community Centre
Kings Road
01505 503 187
 - 6 Beith Primary School
Glebe Road
01505 502 363
 - 7 Beith Health Centre
Reform Street
01505 502 888
 - 8 One Dental Care
16 Wilson Street
01505 502 632
- Beith Golf Club
Threepwood Road
01505 503 166
- Garnock Community Campus
Beith Road
01505 682 685

* Times stated are averages based on approximate distances and would be dependent on the route taken.

Based on:
0.5km = 5 to 7 mins walk
1.0km = 10 to 14 mins walk





Important Notice:
Although every care has been taken to ensure the accuracy of all the information given, the contents do not form part of any contract, or constitute a representation or warranty, and, as such, should be treated as a guide only. Interested parties should check with the Development Sales Manager and confirm all details with their solicitor. The developer reserves the right to amend the specification, as necessary, without prior notice, but to an equal or higher standard. Please note that items specified in literature and showhomes may depict appliances, fittings and decorative finishes that do not form part of the standard specification. The project is a new development which is currently under construction. Measurements provided have not been surveyed on-site. The measurements have been taken from architect's plans, and, as such, may be subject to variation during the course of construction. Not all the units described have been completed at the time of going to print and measurements and dimensions should be checked with the Development Sales Manager and confirmed with solicitors. The location of affordable housing is indicative and the tenure of homes may be subject to change.

From Glasgow

Leave Glasgow by the M8 for Glasgow Airport. Pass the Airport, then at junction 28A join the A737 for Irvine. Eleven and a half miles on, after entering Beith stay on the A737 for another mile, passing two right turns signposted for Beith and taking the third, meeting a T-junction. Go straight on, crossing the main road, and after quarter of a mile the development is on the right

From Kilmarnock

Follow the A735 to Kilmaurs, then at the mini-roundabout by the clock tower turn left, joining the B769 for Irvine for two miles. In Cunninghamhead, at the T-junction turn right then immediately left into Altonhead Terrace. After two miles, at Torranyard Tandoori turn right, joining the A736. Four miles on, in Burnhouse turn left, joining the B706 for three miles. In Beith turn right then immediately left and left again. After quarter of a mile the development is on the right.

Sat Nav

KA15 1EX



Registered Developer

the place to be®

Why Miller Homes?

We've been building homes since 1934, that's three generations of experience. We've learned a lot about people and that's made a big difference to what we do and how we do it.

We're enormously proud of the homes we build, combining traditional craftsmanship with new ideas like low carbon technologies. The big difference is that we don't stop caring once we've finished the building, or when we've sold the house, or even once you've moved in. We're there when you need us, until you're settled, satisfied and inviting your friends round.



5 stars for customer satisfaction

Development Opening Times

Please see millerhomes.co.uk
for development opening
times or call 0141 846 5370

Sat Nav: KA15 1EX

millerhomes.co.uk

millerhomes

the place to be®