



# MONARCH'S VIEW

FINDON | WEST SUSSEX

A boutique collection of just 16 new homes in one of the South Coast's most sought-after locations.

EFFORTLESSLY REFINED,  
REASSURINGLY INDIVIDUAL,  
THIS BEAUTIFUL COLLECTION  
OF NEW HOMES SITS PROUDLY  
AMIDST HISTORIC DOWNLAND  
AT THE FOOT OF THE SOUTH  
DOWNS NATIONAL PARK.



Comprising just 12 luxurious three and four-bedroom houses and four beautifully appointed two-bedroom apartments, Monarch's View presents a rare opportunity to make your move into one of the most desirable locations in West Sussex.

Panoramic views, rolling hills, distinctly timeless architecture and interiors with space to breathe. All this has come together to create an unforgettable haven of peace and tranquillity.

This is Monarch's View.



## FEW LOCATIONS CAN PROMISE A BETTER WAY OF LIFE WITH THE CONFIDENCE OF THOSE SET WITHIN THE QUIET BORDERS OF THE SOUTH DOWNS NATIONAL PARK.

Fewer still offer the allure of the warm community spirit and rich history found in Findon's gentle retreat.

Renowned for its endless landscape and quintessential village charm, the appeal of this coveted setting begins on the doorstep. Protected by the slopes of Cissbury Hill and Church Hill, Monarch's View is accessed via Elm Rise and, from its position above the downland and valley, the surrounding countryside captivates and calms in equal measure.

Historic flint-fronted homes line the streets of Findon, while traditional pubs, café and local amenities –

including local store, post office, butchery, hair salon and independent shops – make village life a pleasure to be part of.

With miles upon miles of open countryside to explore, Findon offers a way of life that's shaped by fresh air, breathtaking horizons and changing seasons.

Walk, cycle or ride through the pretty South Downs trails that surround the village, discover ancient woodland and hidden bridleways or take in the views from nearby Cissbury Ring – one of the largest hill forts in Britain.

Beyond all this, the Sussex coastline is a welcome escape and so close. From Brighton and Hove to the wide beaches of Littlehampton, you'll find everything from quiet seaside walks to sailing and watersports alongside the vibrant cafés that line the shore.

When the day's adventures are done, there's just the simple pleasure of returning home to the calm and comfort of Monarch's View.

Findon Village Store



Findon Village



St. John The Baptist Church - Findon



Findon Vale Garden Centre





## RIGHT ON YOUR DOORSTEP LIES THE SOUTH DOWNS NATIONAL PARK...

628 square miles of chalk hills, heavily wooded sandstone and clay vales and hills. A haven for outdoor pursuits, it is an area of truly spectacular scenery.



St. John The Baptist Primary School



Chichester Cathedral

The Gun Inn - Findon



Arundel Castle

There's an easy sociability to life in Findon. The village hosts a lively calendar of events throughout the year, from fêtes and farmers' markets to seasonal celebrations that bring neighbours together.

Cosy inns and inviting places to eat provide the perfect setting for leisurely lunches and evenings with friends. The award-winning 17th century Gunn Inn and The Black Horse Inn are always popular with those who in the know.

When you're in the mood for something a little more cosmopolitan, nearby Worthing and Chichester offer an enticing choice of independent

boutiques, stylish restaurants, popular bars and cultural attractions.

Whether you want to commute or really get away from it all, Monarch's View is never far from where you want to be. Excellent transport links make it easy to travel across Sussex and beyond. The A24 is just minutes away and connects Findon with Worthing, Horsham and London. Nearby railway stations at Worthing and Goring-by-Sea run regular services to Brighton, Gatwick Airport and the capital. This is what dream locations are made of.

Findon is incredibly well served by superb schools for children of all

ages. Nearby primary schools include St John the Baptist CofE Primary School, Elm Grove Primary School, Orchards Junior School and The Laurels Primary School. For older children, respected secondary schools and sixth forms are available across the wider area, including The Angmering School and Davison Church of England High School for Girls.

A choice of excellent independent schools are close by and include Our Lady of Sion School, Lancing College, Sompting Abbots and Worth School. Well-regarded colleges and universities in Worthing, Brighton and Chichester are always a popular choice for older students.

**1**  
miles to  
Cissbury Ring  
Hill Fort

**5**  
miles to  
Worthing  
seafront

**10**  
miles to  
Arundel  
Castle

**15**  
miles to  
Brighton  
City

**15**  
miles to  
Devil's  
Dyke

**20**  
miles to  
Chichester  
City

The Royal Arcade at Worthing



Worthing College



High Salvington Mill





# HOMES OF REAL DISTINCTION, NATURALLY

Set within beautifully landscaped surroundings, Monarch's View feels established and considered from the moment you arrive. Leafy plots and delicate hedgerows create a lush green and refreshingly peaceful setting, while distinctive architecture gives each home its own distinct identity. Swathes of wildflowers and gentle grasses weave through new open spaces, enhancing the development's natural charm and encouraging local wildlife to thrive.

Rich in character and crafted with timeless appeal, Monarch's View sits quietly within its surroundings. Without street lighting, the designated South Downs' Dark Night Skies are preserved, allowing the tranquillity of this remarkable setting to be enjoyed long after the sun goes down.

Discover if you're eligible for an exclusive discount on a new home at Monarch's View.

30%  
DISCOUNT





# PLOT 1

## 3 Bedroom Detached Home

Gross Internal: xxxxm<sup>2</sup> (xxxx sqft)

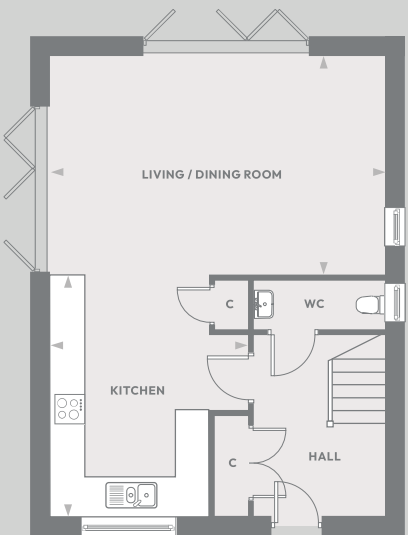
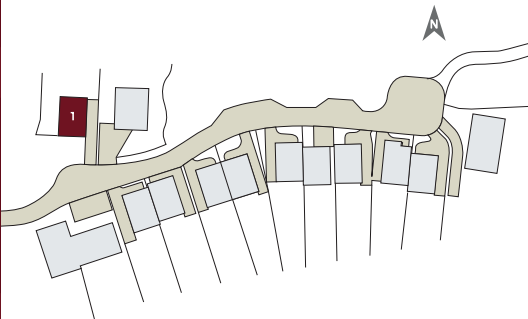


### Ground Floor

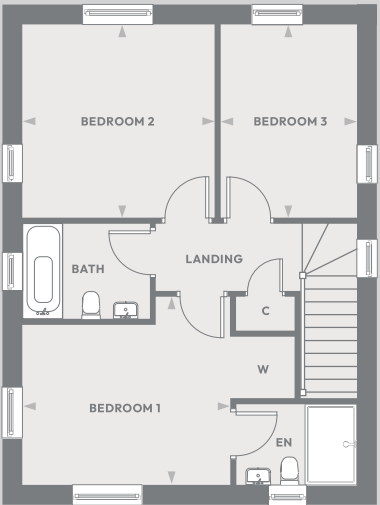
Living Room 5.95m x 3.90m (19'6" x 12'9")  
Kitchen / Dining Room 4.30m x 3.53m (14'1" x 11'6")

### First Floor

Bedroom 1 3.70m x 3.35m (12'1" x 10'11")  
Bedroom 2 3.45m x 3.43m (11'3" x 11'3")  
Bedroom 3 3.45m x 2.42m (11'3" x 7'11")



GROUND FLOOR



FIRST FLOOR

All measurements have been taken from plans, and whilst every effort has been made to ensure their accuracy, these cannot be guaranteed.  
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# PLOT 2

## 3 Bedroom Detached Home

Gross Internal: xxxxm² (xxxx sqft)

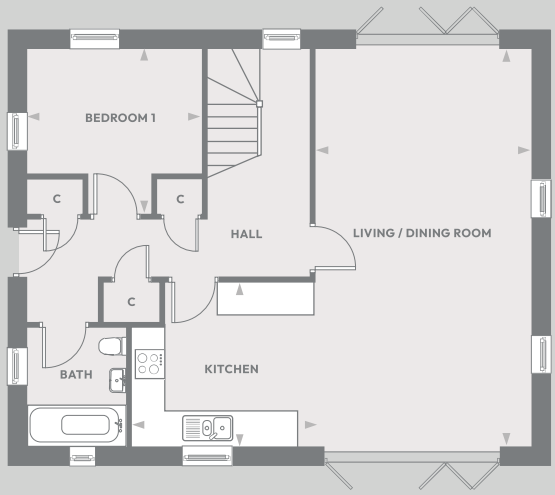
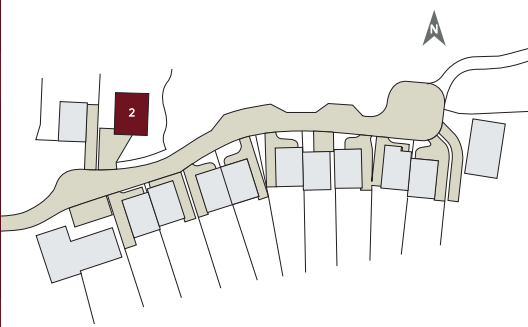


### Ground Floor

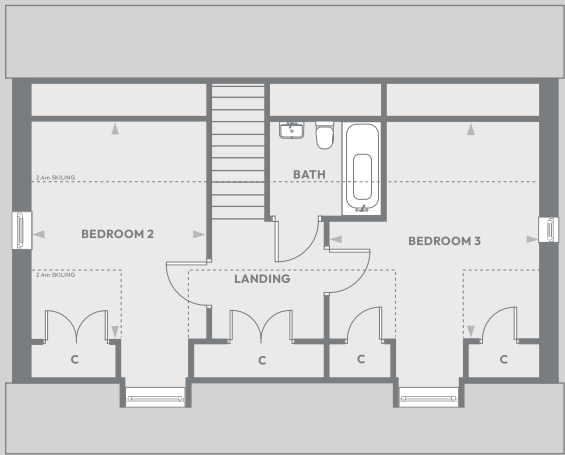
|                      |                               |
|----------------------|-------------------------------|
| Living / Dining Room | 7.20m x 3.91m (23'7" x 12'9") |
| Kitchen              | 2.97m x 2.71m (9'8" x 8'10")  |
| Bedroom 1            | 3.16m x 2.97m (10'4" x 9'8")  |

### First Floor

|           |                                |
|-----------|--------------------------------|
| Bedroom 2 | 3.92m x 3.16m (12'10" x 10'4") |
| Bedroom 3 | 3.92m x 3.79m (12'10" x 12'5") |



GROUND FLOOR



FIRST FLOOR

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# PLOT 3

## 4 Bedroom Detached Home

Gross Internal: xxxxm<sup>2</sup> (xxxx sqft)

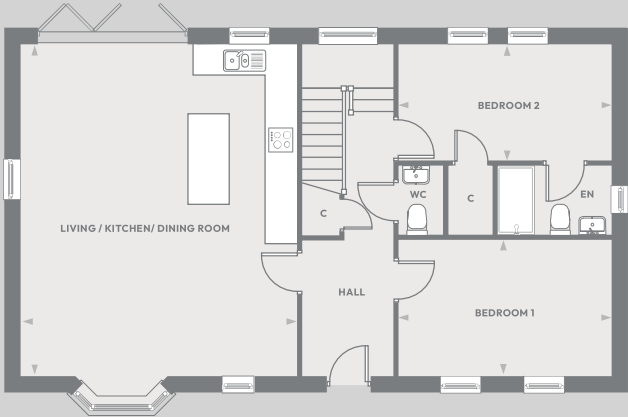


### Ground Floor

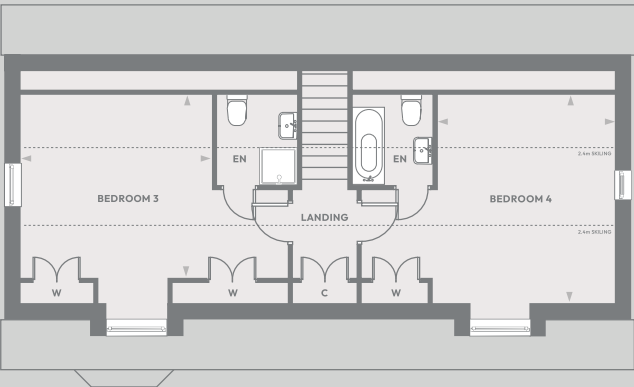
Living / Kitchen / Dining 7.20m x 5.93m (23'7" x 19'5")  
Bedroom 1 4.61m x 2.90m (15'1" x 9'6")  
Bedroom 2 4.61m x 2.65m (15'1" x 8'8")

### First Floor

Bedroom 3 4.13m x 3.92m (13'6" x 12'10")  
Bedroom 4 3.92m x 3.78m (12'10" x 12'4")



GROUND FLOOR



FIRST FLOOR

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# PLOTS 4 & 5

## 3 Bedroom Semi-Detached Home

Gross Internal: xxxxm<sup>2</sup> (xxxx sqft)



### Plot 4 Ground Floor

Living / Dining Room 5.90m x 3.90m (19'4" x 12'9")  
Kitchen 4.30m x 3.53m (14'1" x 11'6")

### Plot 4 First Floor

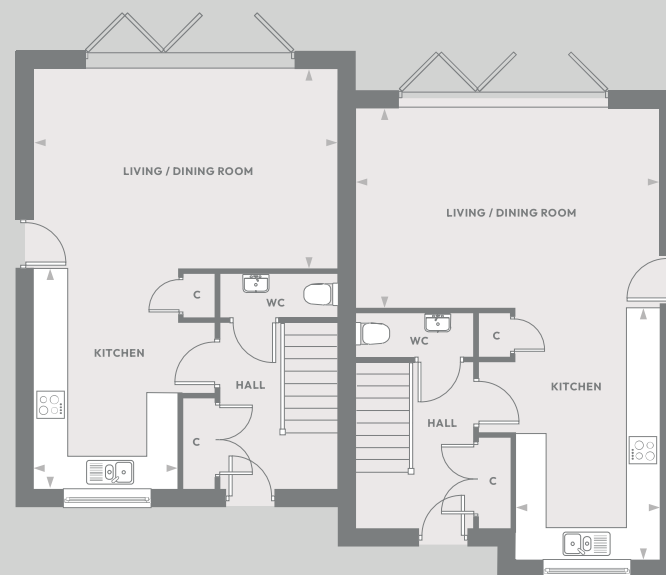
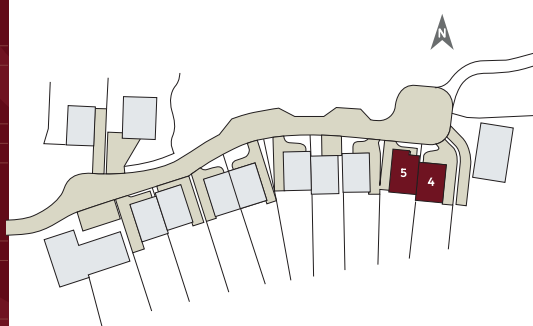
Bedroom 1 3.65m x 2.85m (11'11" x 9'4")  
Bedroom 2 3.45m x 3.43m (11'3" x 11'3")  
Bedroom 3 3.45m x 2.37m (11'3" x 7'9")

### Plot 5 Ground Floor

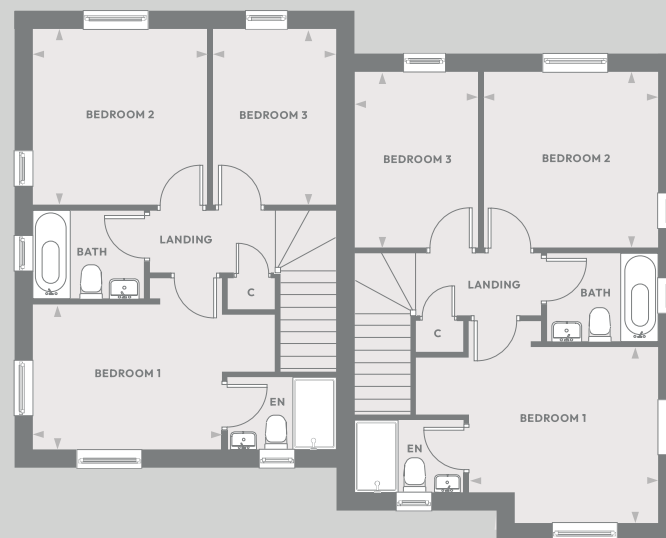
Living / Dining Room 5.90m x 3.90m (19'4" x 12'9")  
Kitchen 4.91m x 3.53m (16'1" x 11'6")

### Plot 5 First Floor

Bedroom 1 3.70m x 3.46m (12'1" x 11'4")  
Bedroom 2 3.45m x 3.43m (11'3" x 11'3")  
Bedroom 3 3.45m x 2.37m (11'3" x 7'9")



GROUND FLOOR



FIRST FLOOR

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# PLOT 6

## 3 Bedroom Detached Home

Gross Internal: xxxxm<sup>2</sup> (xxxx sqft)

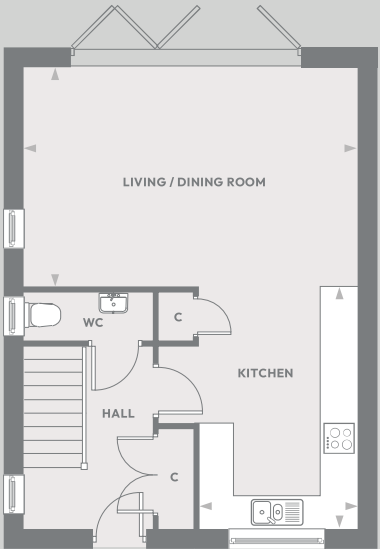
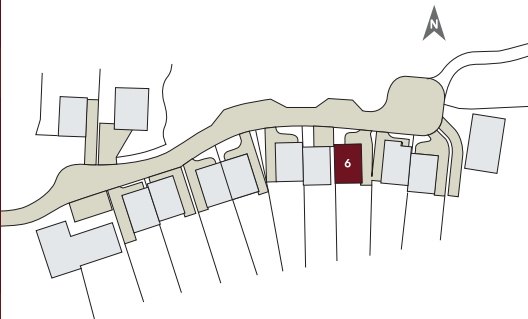


### Ground Floor

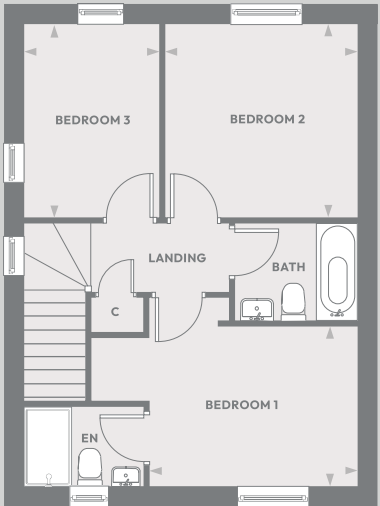
|                       |                               |
|-----------------------|-------------------------------|
| Living Room           | 5.95m x 3.90m (19'6" x 12'9") |
| Kitchen / Dining Room | 4.30m x 3.53m (14'1" x 11'6") |

### First Floor

|           |                               |
|-----------|-------------------------------|
| Bedroom 1 | 3.70m x 2.85m (12'1" x 9'4")  |
| Bedroom 2 | 3.45m x 3.43m (11'3" x 11'3") |
| Bedroom 3 | 3.45m x 2.38m (11'3" x 7'9")  |



GROUND FLOOR



FIRST FLOOR

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# PLOTS 7 & 8

## 3 Bedroom Semi-Detached Home

Gross Internal: xxxxm<sup>2</sup> (xxxx sqft)

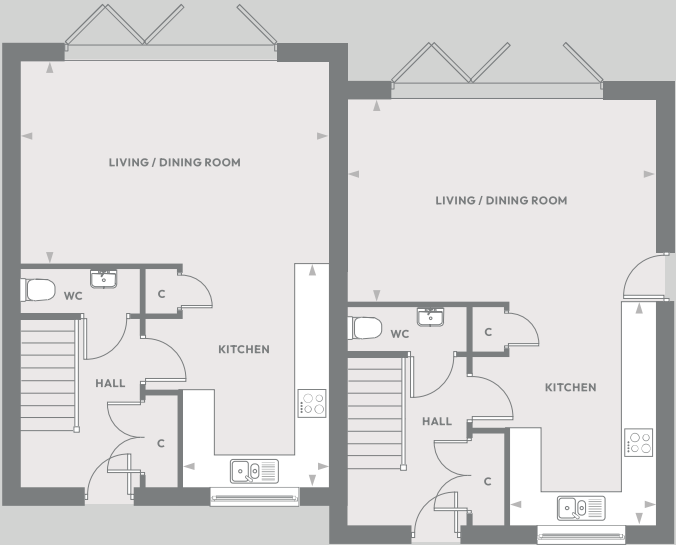


### Ground Floor

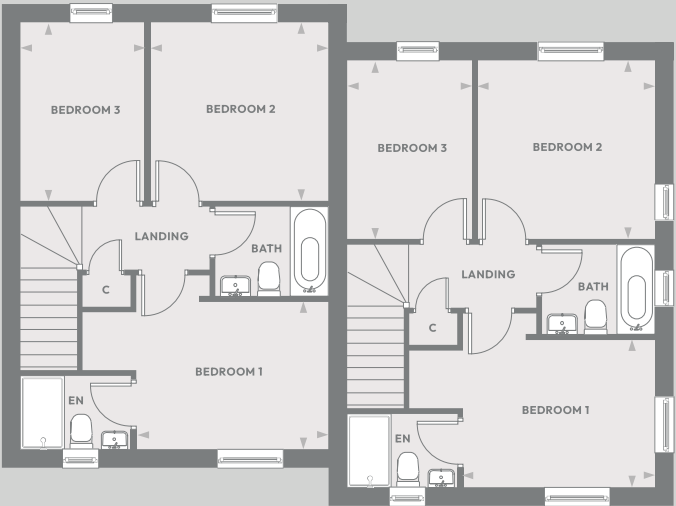
Living Room 5.90m x 3.90m (19'4" x 12'9")  
Kitchen / Dining Room 4.30m x 3.53m (14'1" x 11'6")

### First Floor

Bedroom 1 3.65m x 2.85m (11'11" x 9'4")  
Bedroom 2 3.45m x 2.42m (11'3" x 7'11")  
Bedroom 3 3.45m x 3.38m (11'3" x 11'1")



GROUND FLOOR



FIRST FLOOR

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# PLOTS 9 & 10

## 3 Bedroom Semi-Detached Home

Gross Internal: xxxxm² (xxxx sqft)

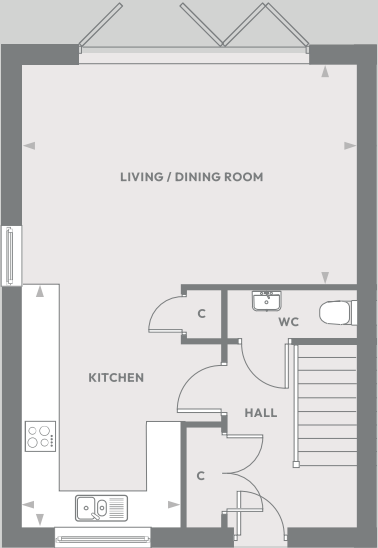
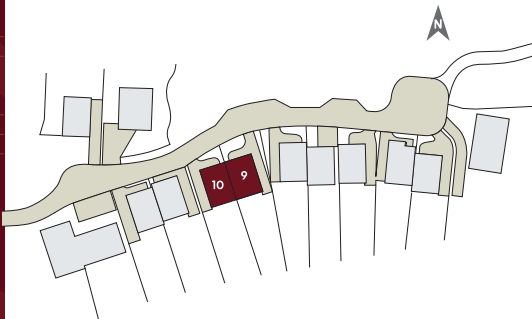


### Ground Floor

|                       |                               |
|-----------------------|-------------------------------|
| Living Room           | 5.90m x 3.90m (19'4" x 12'9") |
| Kitchen / Dining Room | 4.30m x 3.53m (14'1" x 11'6") |

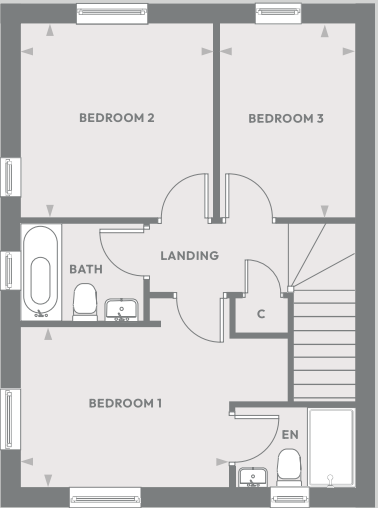
### First Floor

|           |                               |
|-----------|-------------------------------|
| Bedroom 1 | 3.70m x 2.85m (12'1" x 9'4")  |
| Bedroom 2 | 3.45m x 3.43m (11'3" x 11'3") |
| Bedroom 3 | 3.45m x 2.37m (11'3" x 7'9")  |



### GROUND FLOOR

Plot 9 is shown, plot 10 is handed



### FIRST FLOOR

Plot 9 is shown, plot 10 is handed

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# PLOTS 11 & 12

## 3 Bedroom Semi-Detached Home

Gross Internal: xxxxm² (xxxx sqft)

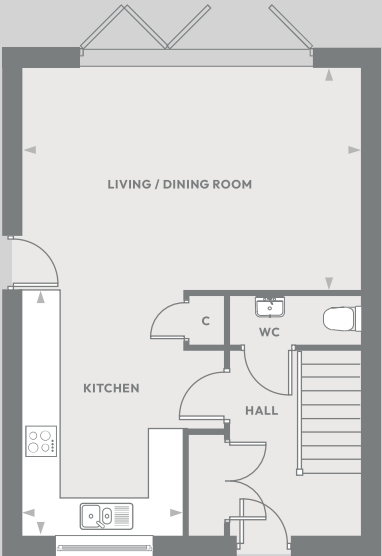
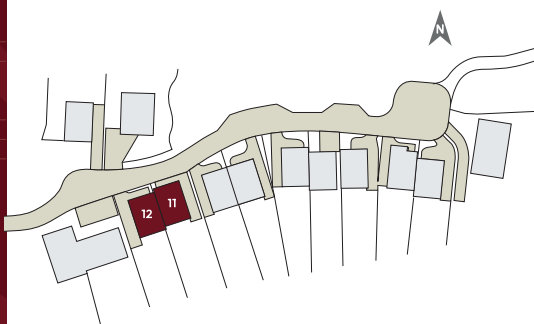


### Ground Floor

|                       |                               |
|-----------------------|-------------------------------|
| Living Room           | 5.90m x 3.90m (19'4" x 12'9") |
| Kitchen / Dining Room | 4.30m x 3.53m (14'1" x 11'6") |

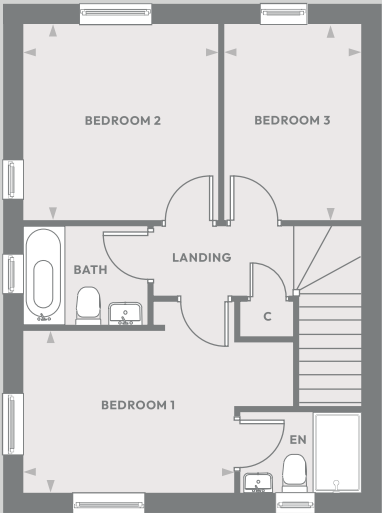
### First Floor

|           |                               |
|-----------|-------------------------------|
| Bedroom 1 | 3.70m x 2.85m (12'1" x 9'4")  |
| Bedroom 2 | 3.45m x 3.43m (11'3" x 11'3") |
| Bedroom 3 | 3.45m x 2.37m (11'3" x 7'9")  |



### GROUND FLOOR

Plot 11 is shown, plot 12 is handed



### FIRST FLOOR

Plot 11 is shown, plot 12 is handed

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# THE APARTMENTS

## 2 Bedroom Apartment

1 & 3 Gross Internal: xxxxm<sup>2</sup> (xxxx sqft)

2 & 4 Gross Internal: xxxxm<sup>2</sup> (xxxx sqft)



## Apartments 1 & 3

Living / Kitchen / Dining 6.76m x 4.77m (22'2" x 15'7")

Bedroom 1 3.59m x 3.51m (11'9" x 11'6")

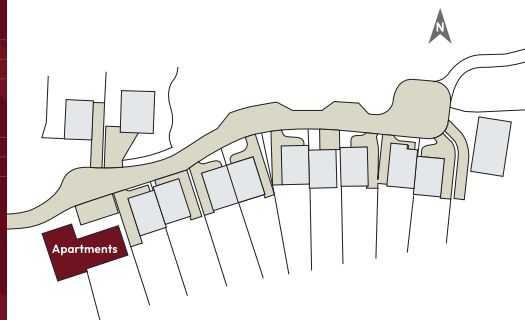
Bedroom 2 3.56m x 2.15m (11'8" x 7'0")

## Apartments 2 & 4

Living / Kitchen / Dining 6.77m x 4.77m (22'2" x 15'7")

Bedroom 1 4.10m x 3.10m (13'5" x 10'2")

Bedroom 2 4.10m x 3.55m (13'5" x 11'7")



GROUND FLOOR



FIRST FLOOR

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## DETAILS THAT ELEVATE

Warm, welcoming and unmistakably refined, every home at Monarch's View is designed to make everyday life feel just that little more special.

Morning light pours through windows, filling stunning spaces and bringing every considered finish and detail to life. From elegantly designed kitchens at the heart of each home to generous bedrooms and luxurious bathrooms, these are the sanctuaries that encourage you to slow down and unwind.

The reality though, is that these are homes built not simply to be admired from afar, but to be lived in, loved and made your own.



This image is from a previous Future Homes development, specifications may vary to Monarch's View.



# SPECIFICATION

## Kitchen Features

- Shaker-style kitchens featuring a range of wall and base units with white quartz worktops and matching upstands.
- Butler sink with brass feature tap.
- Fully integrated Bosch appliances, including 4-ring induction hob, single electric oven, extractor fan, microwave, fridge/freezer, dishwasher, and washing machine.

## Bathrooms, En-suites & Cloakrooms

- Contemporary white sanitaryware with chrome fittings.
- Concealed cisterns with wall-hung toilets in selected rooms.
- Heated chrome ladder-style towel rails to bathrooms and en-suites.
- Mirrors and shaver sockets provided to bathrooms and en-suites.
- Ceramic tiling to floors and walls in bathrooms and en-suites, incorporating feature tiles.

## Electrical & Multimedia

- Chrome electrical faceplates with white inserts throughout.
- Recessed LED downlights or pendant lighting to all rooms.
- TV and BT points to selected rooms.
- CAT6 cabling from master BT point (located in store/under-stairs cupboard) to living room TV position, supporting wireless internet connectivity (subscription required).
- 7kW electric vehicle charging point.
- Solar PV system with user-friendly inverter located in ground-floor mains cupboard (battery storage available to selected plots).
- Mains-fed smoke alarms to ground-floor hall and all landings with battery backup; mains-fed heat detector to kitchen.
- External LED lighting to front and rear doors.
- External power outlet provided.

## Central Heating & Hot Water

- Houses (Plots 1-12): Gas-fired combination boiler system providing heating via radiators with thermostatic controls.
- Apartments: Hot water cylinder, wall-mounted electric panel heaters, and MVHR (Mechanical Ventilation with Heat Recovery) system.

## Peace of mind

- Solid composite front entrance doors.
- Double-glazed, timber-effect white uPVC flush casement windows and doors with feature mullions and multi-point locking systems.
- Aluminium bi-fold doors providing enhanced natural light and garden access.

## Finishing Touches

- Vertical solid Dordogne-style internal doors with chrome ironmongery, finished in white.
- White-painted walls, brilliant white ceilings, and woodwork throughout.
- Softwood staircase with profiled handrails and chamfered spindles.
- Contemporary Burford-style skirting boards and architraves, finished in white.
- Natural wood-effect luxury vinyl flooring laid in a herringbone pattern to ground-floor kitchen/dining areas, hallway, and cloakroom.
- Ivory wool-mix carpets with high-quality underlay to remaining areas.

## External Features

- Front gardens: Sandstone paved pathways, permeable block-paved driveways, timber post-and-rail fencing (to selected plots), turfed lawns, and locally sourced soft landscaping.
- Rear gardens: Sandstone patios and pathways, close-board timber fencing to boundaries, bike sheds with concrete base, and soft landscaping.
- External tap provided.

## Services

- Mains electricity, gas, and water.
- Fibre broadband available (connection speed subject to provider and subscription).

## Guarantees

- 10-year structural warranty provided by ICW Group.
- Full handover pack supplied, including certifications, O&M manuals, and CDM documentation.

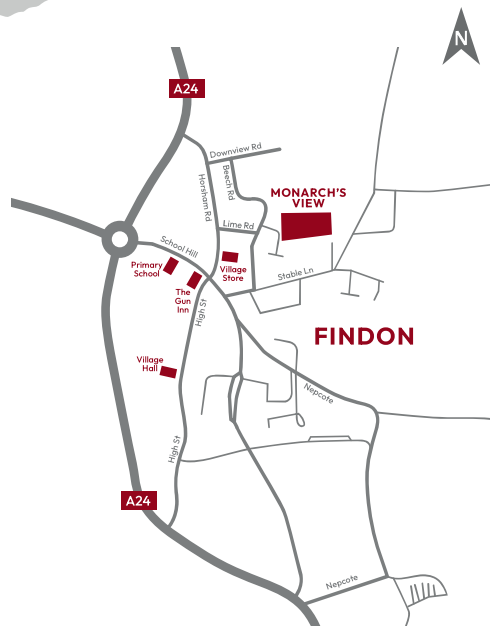


These images are from previous Future Homes developments, specifications may vary to Monarch's View.



## FINDING MONARCH'S VIEW IS EASY

SAT NAV REFERENCE:  
**BN14 0FE**



Future Designer Homes have a policy of continuous improvement and certain details may have changed since the printing of this brochure. All measurements have been taken from plans, and whilst every effort has been made to ensure their accuracy, these cannot be guaranteed. This brochure does not constitute an offer or contract and Future Designer Homes reserves the right to change any specification of the homes at any time during the course of construction without notice.



Future Designer homes is a West Sussex residential property developer renowned for building homes of distinction and unrivalled character.

Every collection we create is underpinned by the highest standards of construction and an architectural integrity that ensures each home connects perfectly with its surroundings.

These are homes built with vision, a commitment to sustainability and a deep appreciation of place and legacy development – homes designed to stand the test of time.

For more information on our latest developments, please view:

**FUTUREDESIGNERHOMES.UK**



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