Kimbolton Road
Tilbrook
PE28 0LH

£795,000

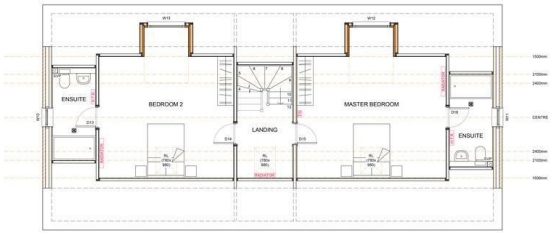




OSCAR JAMES

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FLOOR PLANS



HOUSE TYPE C
1st FLOOR LAYOUT



HOUSE TYPE C
GROUND FLOOR LAYOUT

E	VARIOUS GF LAYOUT AMENDS	23/08/28
D	DORMERS RELOCATED + OTHER AMENDS	24/02/26
C	FLOOR AREA ADDED TO BORDER	09/01/26
B	No. PW & SVP UPDATED	25/11/25
A	ORIGINAL ISSUE	27/10/25
Rev	Description	Date

FOR INFORMATION

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Sedgmoor Developments Ltd.
Unit C, Higham Rd Trading Estate, Higham Road, Burton Latimer, Northants, NN15 5PU Tel: 01933 231900

Precast No: TILBROOK
Client:
Site: TILBROOK
Title: HOUSE TYPE C (UNIT 5) GROUND & FIRST FLOOR LAYOUTS
Drawn: MM | Date: 27/10/25 | Checked: | Date:
Dimensions in mm | Scale: 1:50 @ A1
Size: A1 | Drawing No.: TB-2025-U5-CONS-3.1 | Rev: E



AT A GLANCE...

- custom text 1
- custom text 2
- custom text 3
- custom text 4
- custom text 5
- custom text 6



WHAT'S GREAT?

A fantastic opportunity to acquire this newly constructed four-bedroom home, occupying a generous plot with breathtaking countryside views on the edge of the sought-after village of Tilbrook.

Plot 5 is the largest home within this exclusive gated development boasting 2051 sq. ft. of internal space.

The development is of five luxury properties, currently under construction with anticipated completion in Autumn/Winter 2026.

Built by award-winning, locally renowned developers Seagrave Developments, this exceptional scheme is set to deliver the outstanding craftsmanship, attention to detail and high-quality finish for which they have become renowned.

The spacious and versatile accommodation will comprise a welcoming entrance hall, separate lounge, and a stunning open-plan kitchen, dining and family room complete with a range of integrated appliances and designed to form the true heart of the home. There are also two ground-floor bedrooms, a stylish family bathroom and a useful utility room.

To the first floor are two further generous double bedrooms, both benefiting from beautifully appointed en-suite facilities.

Externally, the property enjoys an exceptionally large rear garden with far-reaching views across the surrounding countryside, providing the perfect setting for outdoor entertaining and family life. To the front there will be ample parking together with a carport.

With demand for high-quality new homes in village locations remaining exceptionally strong, early enquiries are strongly encouraged. For further information or to arrange a site visit, contact sole selling agents Oscar James today.

Agents Note: Some images used within the marketing material have been created using AI and are for illustrative purposes only.

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SELLER'S SECRET

Why we like it....

To buy or not to buy....

OSCAR JAMES

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