



MEADOW

This exclusive collection of four luxury homes is located within the beautiful Epping Forest district, close to the villages of Theydon Bois and Stapleford Tawney. Surrounded by gently rolling hills and green fields as far as the eye can see, the area is both rural and well-connected, with excellent commuter links into London and local amenities close by.

Each of the unique properties is stylishly designed and finished to an exceptionally high standard. Smart, tailored interiors are easy on the eye and create a relaxed environment to live in.

EPPING LANE RM4 1ST



CONTENTS

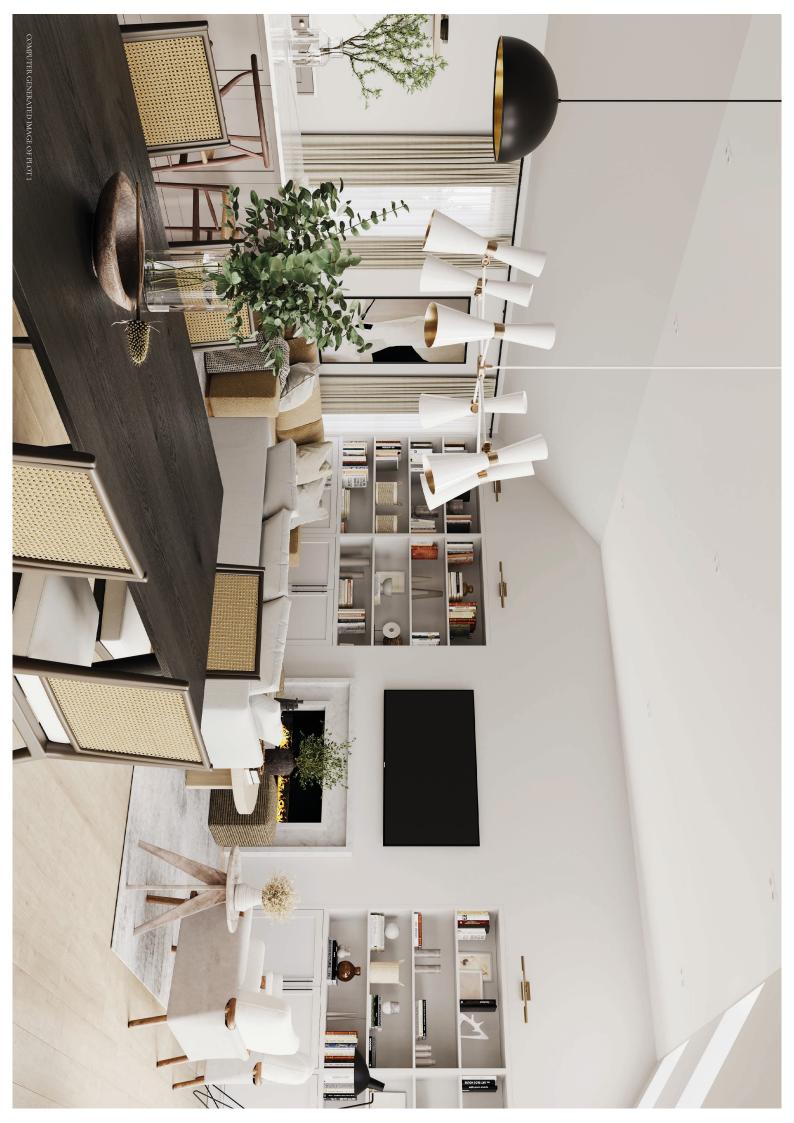
The perfect LOCATION 8-13

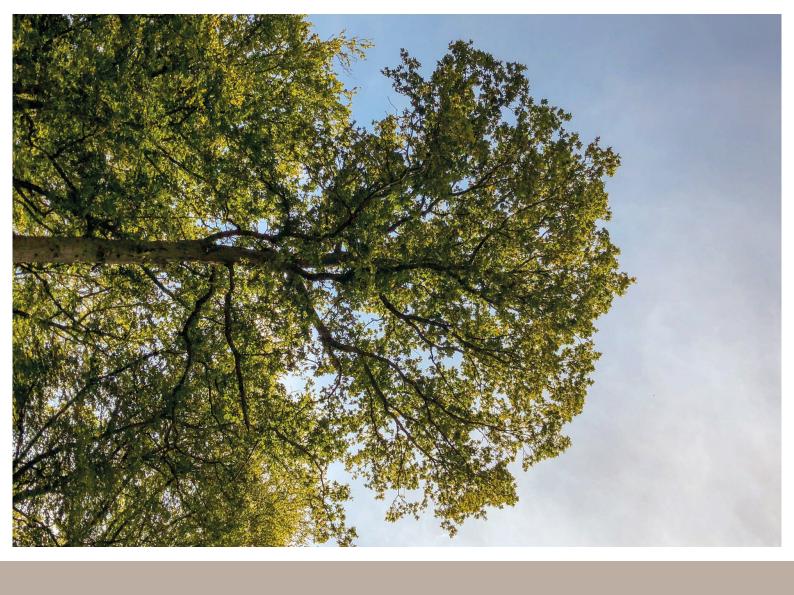
Stunning INTERIORS

Detailed FLOORPLANS

High-end SPECIFICATION

About the DEVELOPER







Accessible LOCATION

Meadow Views is well positioned for easy access to the M25 and M11 offering fast routes by road to London, Cambridge and international airports at Stansted and London City.

London Underground stations for the Central Line can also be found at both Theydon Bois (2.5 miles) and Epping (4 miles) with direct links into Stratford (25 mins) for Westfield Shopping Centre and Liverpool Street (35 mins) for the City.







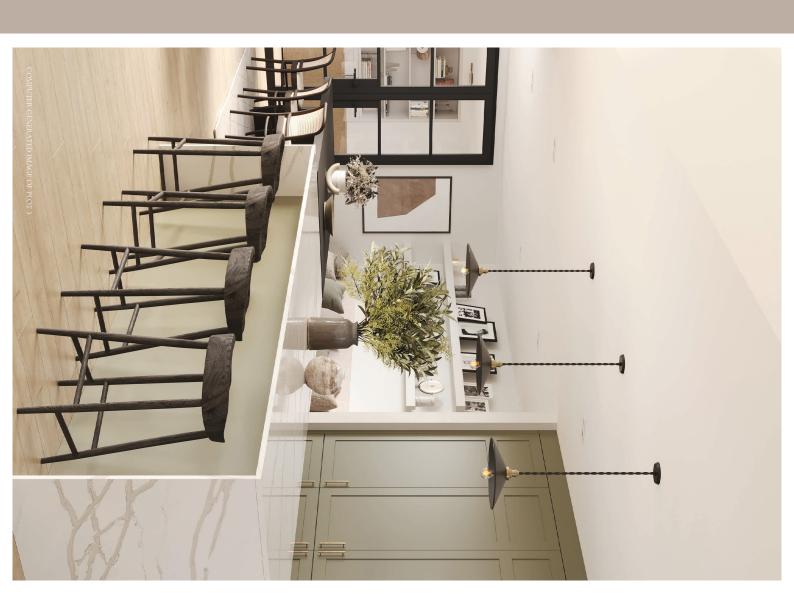








Stunning INTERIORS

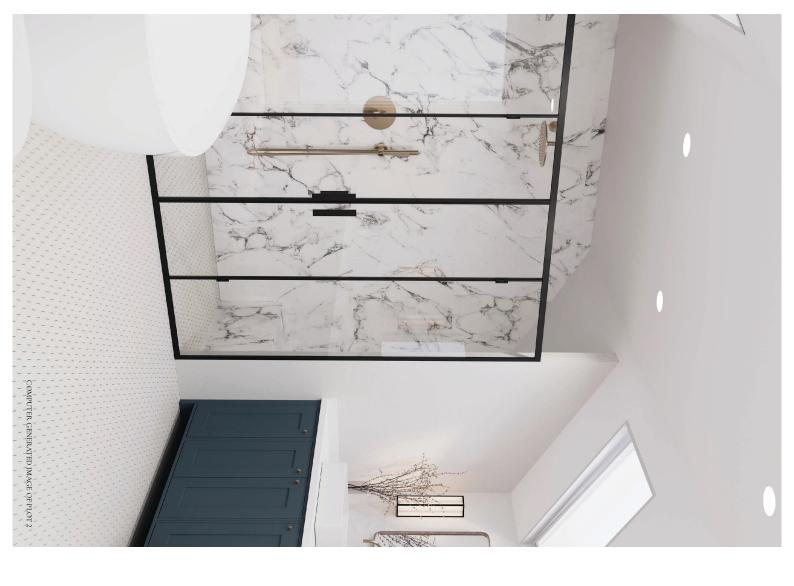




ving Room

Light and spacious living areas feature chic timeless fireplaces, creating a sociable place for relaxing and entertaining. Bespoke built-in cabinetry and shelving add space for storage and display while eye-catching central pendant lights make a contemporary design statement. A neutral colour scheme in earthy hues adds a warm backdrop alongside natural oak flooring and stylish Crittall-inspired windows.



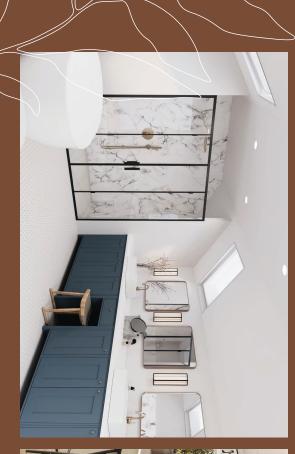


Bathroon

Sophisticated and serene in style, each bathroom in Meadow Views has been uniquely designed with neutral tones making it a perfect space to retreat and relax after a busy day. Individual plots benefit from large walk-in showers and modern freestanding baths for the ultimate indulgent luxury. Brushed brass fittings with matte black accents add a dash of contemporary chic, with beautiful bespoke vanity units custom-built for each home.









FLOORPLAN

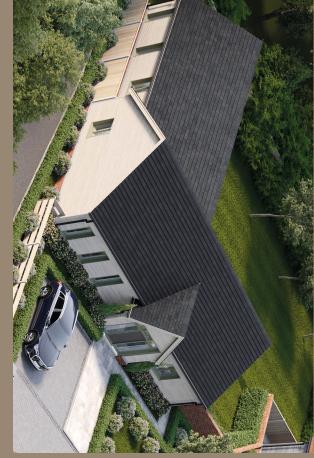




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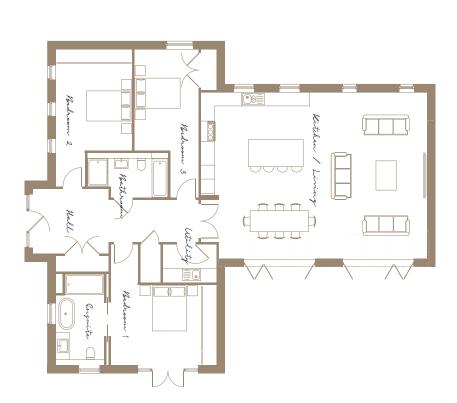
Apperon Internal Floor Area
171.9 sam / 1850 saft





Floorplans HOUSE 1





HOUSE 2



Spaperon Internal Floor Area



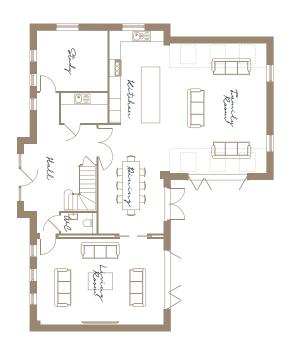








FIRST FLOOR



GROUND FLOOR

HOUSE 4

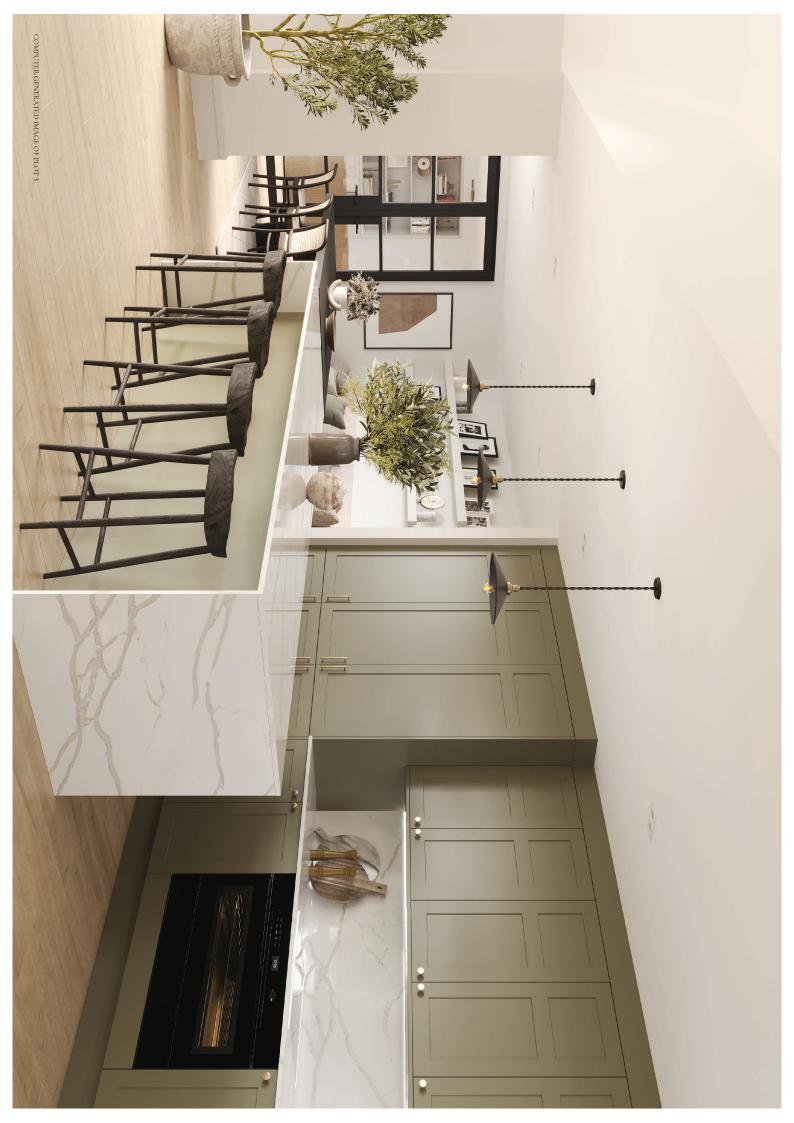


Apaparan Interenal Floor Area 195 sgm / 2099 sgft





GROUND FLOOR



KITCHEN

INTERIOR FINISHES

Internal Crittal-inspired double doors to living areas Bespoke panelling to the home entrance and Shaker white primed single-panel internal doors MDF mouldings for skirtings, architraves and Engineered oak wood floors comices*

Satin brass ironmongery primary bedroom JOINERY

Extensive utility rooms with shaker-style built-in units Built-in wardrobes in all primary bedrooms Built-in joinery units in living rooms

British made shaker style kitchens, in stone, olive, blue and slate

 Integrated microwave Induction hob - Oven

Integrated LED cabinet lighting Integrated extractor hood

Private driveway and access road Individual allocated parking Landscaped gardens

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The specification of the units is the anticipated specification as at the date this sheet was prepared, but may be subject to change in accordance with permitted variances under the house sale contracts. The information contained in it does not form part of any contract, and while reasonable effort has been made to ensure accuracy, this cannot be guaranteed and no representation or warranty is made in that regard.

Unit designs and luyouts are indicatrice only and may change.

Calacatta Gold quartz with full-height splashbacks Large islands with bar seating Miele Appliances include:

Liebherr fridge freezer Dishwasher

EXTERNAL

BATHROOMS & ENSUITES

Matte white sanitaryware Mirrored vanity unit* Hansgrohe brassware Heated towel rail Bespoke cabinetry Tiled bathrooms

Freestanding egg bath*

LIGHTING & ELECTRICAL

LED Downlights in all areas Pendant feature lighting in: - Hallways *

 Kitchen island and dining areas - Lighting in the living room Primary bedrooms

Wall lights primary bedrooms and secondary USB Sockets finished in matte white ** bedrooms

Data and TV points in the living room and bedrooms Energy Efficient Air Source Heat Pump heating and

Independent multi-zone underfloor heating to all

downstair rooms

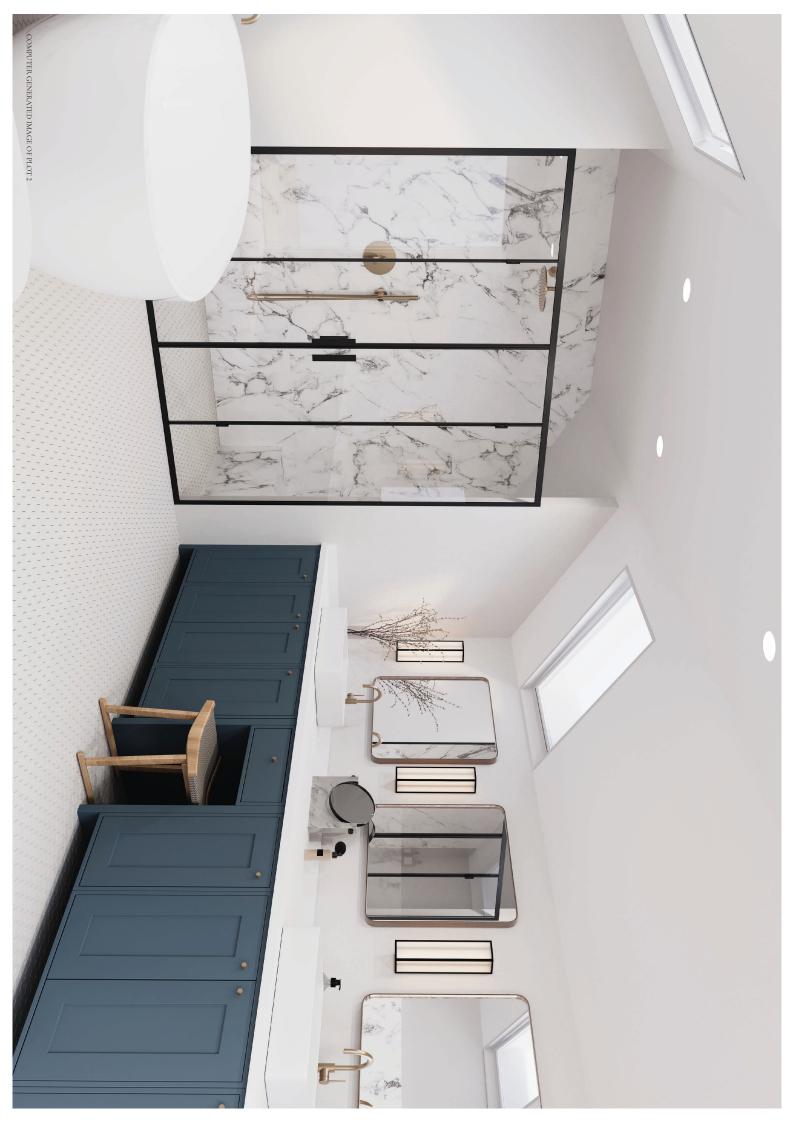
SECURITY & PEACE OF MIND

Smart home security intercom system Low carbon energy efficient homes 10-year warranty

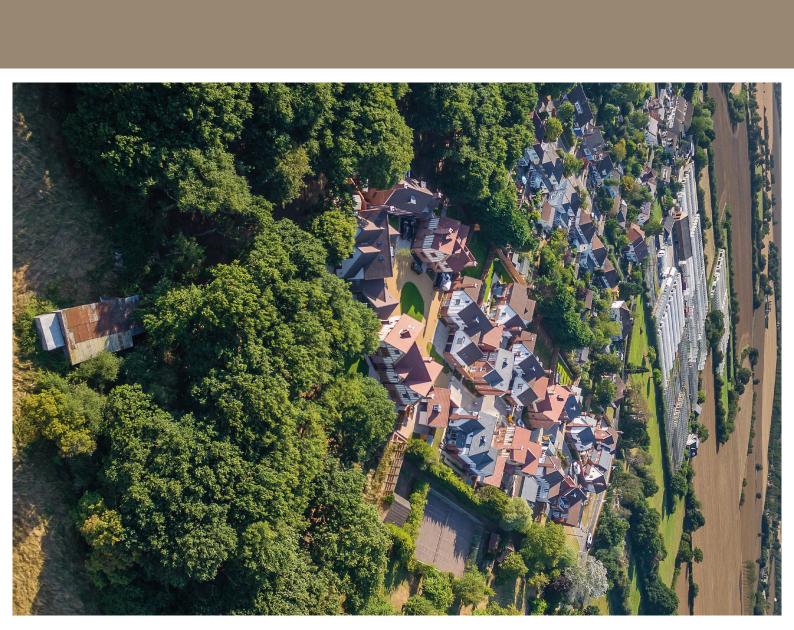
*To selected units

**To bedroom and kitchen areas





The developer WILLIAM THOMPSON HOMES



The information in this brechure is indicative and is intended to act as a guide only as so the finished product. These particulars should not be relied upon as statements of fiet or representations and applicants must satisfy themselves by inspection or otherwise as to their overcentses. This information does not constitute a contract or warranty. Travel different coursesy of Google Maps and TFL and represent fastest journey times. Computer generated images are conceptual only and subject to change. Final materials and finished may differ from those shown. William Thompson Homes operates a policy of continuous product development and reserves the right to alter any part of development specification at any time. For the latest information please consult one of our sales representatives.

For sale enquiries
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NEW HOMES

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