



WEAVERS PLACE

NORTH TAWTON

A COLLECTION OF
3 & 4 BEDROOM HOMES



ALLISON
HOMES



ALL ABOUT
MAKING A PLACE
SOMEWHERE
SPECIAL
LIFE BEGINS AT WEAVERS PLACE



Nestled in West Devon, the small town of North Tawton combines history with a rarely found quality of life for today.

Set within the picturesque countryside, Weavers Place is beautifully located, in easy walking distance to the centre of North Tawton with its ancient market town character. It has been home to path-breaking physicians and Poet Laureates, its vibrant community and cultural life as well as the convenience of local schooling and amenities.

This exclusive collection of homes is inspired by its surroundings, from the architectural design to the natural texture and warm hues of the brickwork. Whether you choose a three or four bedroom design your home will reflect our commitment to merging traditional craftsmanship with carefully thought-out contemporary interiors, in a location that combines enviable modern rural living with excellent connections.



ALL ABOUT A MORE REWARDING LIFESTYLE

From produce grown in the lush surroundings to richly diverse local life, this is quintessential Devon living at its finest.

In and around The Square is a convenience store, pharmacy, post-office, eco-refill provisions shop and more. Proud of its 'Field to Fork' ethos, the town's outdoor markets sell organic meats, creamery cheeses and milk. You'll find Jen's Café for fresh bread and with hostelries the Copper Key Inn, The White Hart, Fountain Inn and The Railway Key Inn serving up warm welcomes, fine ales, and food from Sunday roasts to fish fresh from St Ives. North Tawton Community Primary and Nursery, and Okehampton College offering wide choice of GCSE, A level and vocational courses, which are both highly regarded.

Youngsters will love the Memorial Park's skatepark, bike track, trampoline, basketball and tennis. The town is home to a Youth FC for 7-14s and dance school, while the Rugby Club has been at the heart of the community since 1885, with the Youth and Community Centre an active hub from youth club to well-loved repair shop, and activities to join in around town ranging from Pilates to Blues sessions.



SPAR CONVENIENCE STORE
0.4 MILES



YOUTH AND COMMUNITY CENTRE
0.4 MILES



NORTH TAWTON COMMUNITY
PRIMARY SCHOOL 0.5 MILES



THE WHITE HART
0.6 MILES



ALL ABOUT TOWN AND COUNTRY LIVING

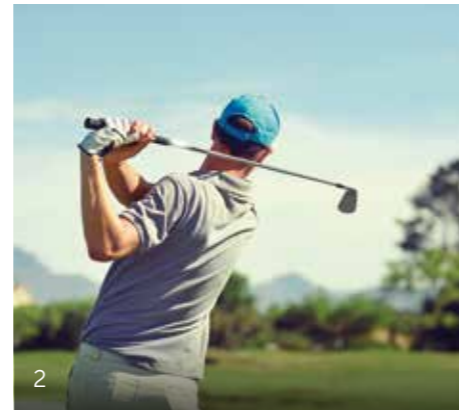
From characterful towns, to stunning inland and coastal landscapes.

At Okehampton, Norman castle ruins and celebration of local heritage at the Museum of Dartmoor life meets the latest films and live-screen National Theatre productions at the New Carlton Cinema, with Parklands Leisure Centre offering brand-new gym and pool – or swim outdoors at Chagford's summer lido. Crediton loves to fly the flag for its wealth of independent stores, the Flag Festival bringing even more colour to its high street, while Exeter's Cathedral skyline is the backdrop for premier shopping at Princesshay, great dining choice, and afternoon Jazz on the Quay.

Explore wonderful green surroundings with walks along the River Taw, follow Tarka the Otter's paw-steps on the signposted trail running through North Tawton, or play a round at Okehampton Golf Club framed by Dartmoor National Park. Wander the Granite Way, taking in the spectacular views, stroll through woodland with gentle alpacas, and meet miniature ponies. Blue space is just as impressive too. The Heritage Coastline's rugged cliffs and Bude's sandy beaches full of surfers riding the Atlantic waves, are just a 50 minute drive away.



1



2



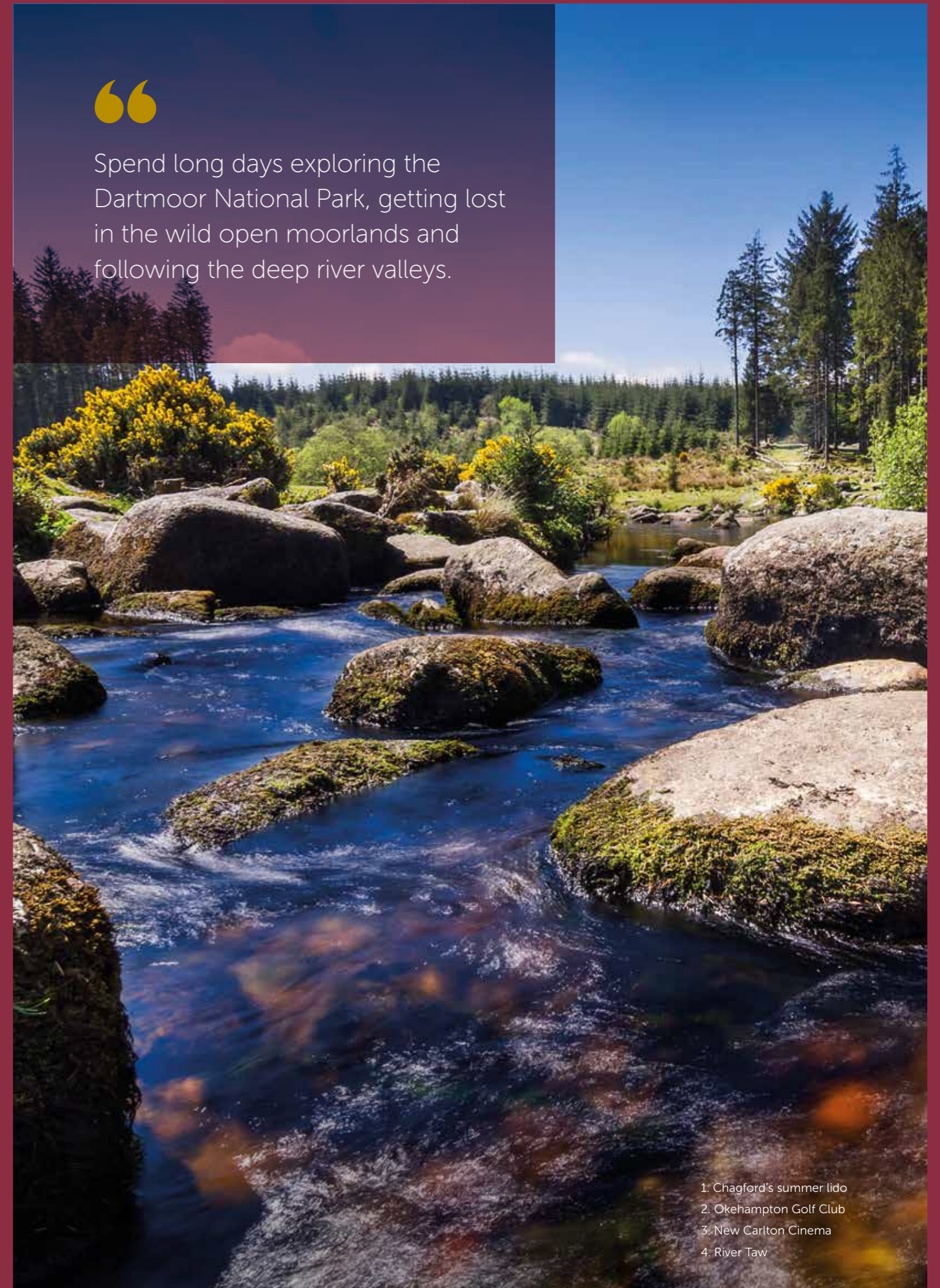
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4

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Spend long days exploring the Dartmoor National Park, getting lost in the wild open moorlands and following the deep river valleys.



1. Chagford's summer lido
2. Okehampton Golf Club
3. New Carlton Cinema
4. River Taw

SITE PLAN

The Teeswater

Three bedroom home
Homes 210, 211, 213, 215 & 216



The Romney

Three bedroom home
Homes 203, 204, 206, 207 & 208



The Swaledale

Three bedroom home
Homes 230, 231, 236 & 237



The Gotland

Three bedroom home
Homes 248 & 252



The Roussin

Four bedroom home
Homes 209, 212, 214, 217 & 218



The Southdown

Four bedroom home
Homes 200, 201, 202 & 205



The Exlana

Four bedroom home
Homes 227, 228, 249, 250, 251 & 254



The Cotswold

Four bedroom home
Homes 229, 232 & 233



The Herdwick

Four bedroom home
Homes 219, 220 & 253



The Ryeland

Four bedroom home
Homes 241 & 242



- BCP Bin Collection Point
- LAP Local area of Play
- POS Public Open Space
- SUDS Sustainable Drainage System
- LEAP Local Equipped Area for Play
- Shared
- Rented

Every care has been taken to ensure the accuracy of these particulars, but the contents shall not form part of any contract and the vendors reserve the right to alter specification and/or delay without notice. The site plan is drawn to show the relative position of individual properties. NOT TO SCALE. This is a two dimensional drawing and will not show land contours and gradients, boundary treatments or local authority street lighting. Landscaping shown is for illustration purposes only and is subject to change. Footpaths subject to change. Purchasers are advised to check with our Sales Executives on the home of their choice. The site details and individual house types are subject to planning variation.



THE TEESWATER

HOMES 210, 211, 213, 215 & 216

Three bedroom home

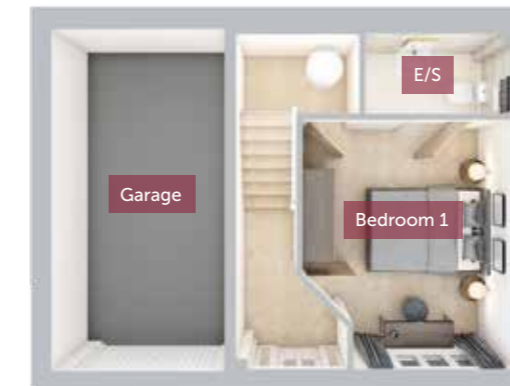
The Teeswater is a well-proportioned three bedroom, detached family home.

On the ground floor you will find the main bedroom with private en suite along with an integral garage. Upstairs and on the first floor, the landing provides access to a private front aspect lounge, and open-plan dual aspect kitchen/dining room with Juliet balcony as well as bedrooms two and three, which are both large enough to accommodate a double bed. The floor is completed by a family bathroom.



Lounge	4185mm x 4175mm	13'7" x 13'7"
Kitchen/Dining	6211mm x 2659mm	20'4" x 8'7"
Bedroom 2	3417mm x 2536mm	11'2" x 8'3"
Bedroom 3	3417mm x 2536mm	11'2" x 8'3"
Bathroom	1933mm x 1860mm	6'3" x 6'1"

FIRST FLOOR



Bedroom 1	3788mm x 3271mm	12'4" x 10'7"
En suite	2274mm x 1275mm	7'5" x 4'2"

GROUND FLOOR

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THE ROMNEY

HOMES 203, 204, 206, 207 & 208

Three bedroom home

The Romney offers contemporary living space set across three floors. The ground floor features a kitchen/dining space that opens to the garden, the third bedroom – which can be used as a home office – and a cloakroom. The first floor features a large lounge benefiting from a Juliet balcony, the second bedroom and a family bathroom, while a private bedroom suite occupies the entire second floor.



SECOND FLOOR

Bedroom 1	4250mm x 4245mm	13'9" x 13'9"
En suite	2597mm x 1013mm	8'5" x 3'3"



GROUND FLOOR

Kitchen/Dining	5350mm x 4210mm	17'5" x 13'8"
Bedroom 3	4250mm x 3140mm	13'9" x 10'3"
WC	1960mm x 860mm	6'4" x 2'8"



FIRST FLOOR

Lounge	5350mm x 4250mm	17'5" x 13'9"
Bedroom 2	4250mm x 3190mm	13'9" x 10'5"
Bathroom	2010mm x 2010mm	6'6" x 6'6"

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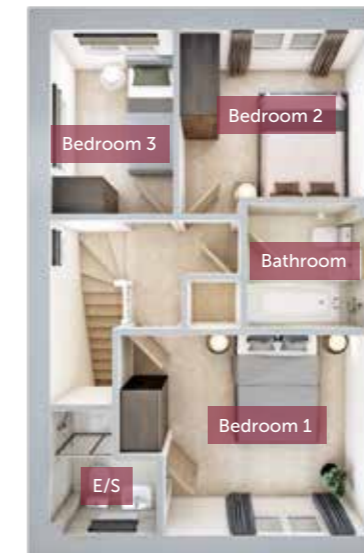


THE SWALEDALE

HOMES 230, 231, 236 & 237

Three bedroom home

Offering modern open-plan living spaces, The Swaledale meets the needs of the whole family. Off the hallway you'll find a spacious lounge, with plenty of room to relax after a busy day. The open-plan kitchen/dining room is a brilliant space for the family to spend time together and provides access to the garden via French doors. The ground floor also features a cloakroom. On the first floor, you'll find three bedrooms – Bedroom 1 benefits from an en suite – and a family bathroom.



Bedroom 1	3798mm x 3010mm	12'5" x 9'9"
En suite	1969mm x 1613mm	6'5" x 5'3"
Bedroom 2	2865mm x 2527mm	9'4" x 8'3"
Bedroom 3	2777mm x 1852mm	9'1" x 6'1"
Bathroom	1882mm x 1879mm	6'2" x 6'2"

FIRST FLOOR



Lounge	4535mm x 3808mm	14'9" x 12'5"
Kitchen/Dining	4810mm x 2995mm	15'8" x 9'8"
WC	2000mm x 1058mm	6'6" x 3'5"

GROUND FLOOR

*Window to Home 237 only. All images used are for illustrative purpose only. Dimensions given are illustrative for this house type and individual properties may differ. Please check with your Sales Executives in respect of individual properties. We give maximum dimensions within each room and these may include areas of fixtures and fittings including fitted furniture. These dimensions should not be used for carpet or flooring sizes, appliance spaces or items of furniture. All images, photographs and dimensions are not intended to be relied upon for, nor to form part of any contract unless specifically incorporated in writing into the contract.

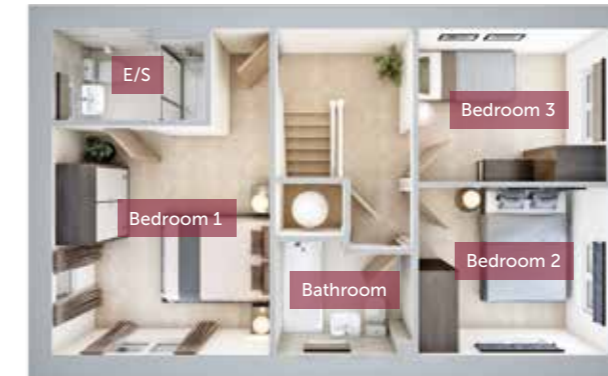


THE GOTLAND

HOMES 248 & 252

Three bedroom home

The Gotland is an attractive double fronted three bedroom home offering carefully balanced living space with both the lounge and open-plan kitchen/dining area, both benefiting from a dual-aspect design. The ground floor also features a cloakroom. The first floor is home to an impressive main bedroom, which comes with a private en suite shower room. A family bathroom and two further bedrooms complete the first floor.



FIRST FLOOR

Bedroom 1	4900mm x 3260mm	16'1" x 10'7"
En suite	2298mm x 1373mm	7'5" x 4'5"
Bedroom 2	2884mm x 2513mm	9'5" x 8'2"
Bedroom 3	2874mm x 2295mm	9'4" x 7'5"
Bathroom	2027mm x 1700mm	6'6" x 5'6"



GROUND FLOOR

Lounge	4900mm x 4304mm	16'1" x 14'1"
Kitchen/Dining	4900mm x 3946mm	16'1" x 12'9"
WC	1441mm x 1090mm	4'7" x 3'6"

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THE ROUSSIN

HOMES 209, 212, 214, 217 & 218

Four bedroom home

Set over two floors, the Roussin is a four bedroom detached family home benefitting from a double integral garage. On the ground floor you will find the second of your four bedrooms which comes complete with a private en suite shower room. Upstairs on the first floor, a spacious landing leads to a private lounge with two sets of French doors opening out onto a balcony, an open-plan kitchen/dining room again with French doors, providing access to the rear garden, three further bedrooms – Bedroom 1 features an en suite – and the family bathroom with both a shower and bath.



FIRST FLOOR

Lounge	5790mm x 3351mm	19'0" x 11'0"
Kitchen/Dining	5604mm x 3650mm	18'4" x 12'0"
Bedroom 1	3850mm x 3732mm	12'6" x 12'2"
En suite	2254mm x 1688mm	7'4" x 5'5"
Bedroom 3	3630mm x 2422mm	11'9" x 7'9"
Bedroom 4	2750mm x 2250mm	7'7" x 7'4"
Bathroom	2213mm x 1688mm	7'3" x 5'5"



GROUND FLOOR

Bedroom 2	4968mm x 2652mm	16'3" x 8'7"
En suite	1873mm x 1799mm	6'1" x 5'9"

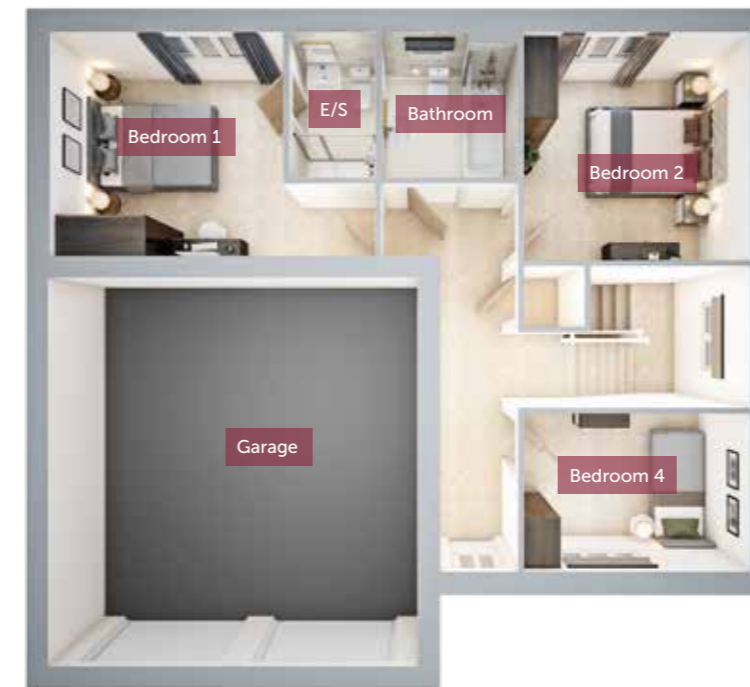
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THE SOUTHDOWN HOMES 200, 201, 202 & 205

Four bedroom home

Offering modern open-plan living spaces, The Southdown meets the needs of the whole family. Entering on the ground floor, you are greeted with three of the four bedrooms, all a good size – bedroom 1 is complete with a private en suite – and a family bathroom. This floor also houses the double integral garage. Downstairs double doors lead to an open-plan living space filled with natural light from the two sets of French doors which open out to the garden. The third bedroom also occupies the ground floor.



Bedroom 1	4913mm x 3420mm	16'1" x 11'2"
En suite	2190mm x 1300mm	7'2" x 4'3"
Bedroom 2	3440mm x 3410mm	11'3" x 11'2"
Bedroom 4	3410mm x 2390mm	11'2" x 7'8"
Bathroom	2190mm x 2025mm	7'2" x 6'6"

GROUND FLOOR



Lounge/Dining/		
Kitchen	7025mm x 5655mm	23'0" x 18'5"
Bedroom 3	3375mm x 3370mm	11'2" x 11'1"

LOWER GROUND FLOOR

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THE HERDWICK

HOMES 219, 220 & 253

Four bedroom home

With practicality built into the design of this home, the Herdwick offers spacious family living with a modern feel. A superb, detached four bedroom home, The Herdwick features a large dual aspect lounge with French doors into the rear garden and an open-plan kitchen/dining room, with separate utility on the ground floor. The first floor includes Bedroom 1 with en-suite, three further bedrooms and a family bathroom.



FIRST FLOOR

Bedroom 1	4020mm x 3460mm	13'2" x 11'3"
En suite	2940mm x 1685mm	9'6" x 5'5"
Bedroom 2	3610mm x 3460mm	11'8" x 11'3"
Bedroom 3	2951mm x 2698mm	9'7" x 8'8"
Bedroom 4	2698mm x 2572mm	8'8" x 8'4"
Bathroom	2830mm x 1687mm	9'3" x 5'5"



GROUND FLOOR

Lounge	6250mm x 3550mm	20'5" x 11'6"
Kitchen/Dining	6250mm x 3978mm	20'5" x 13'0"
Utility	2555mm x 1769mm	8'4" x 5'8"
WC	1620mm x 1200mm	5'3" x 3'9"

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THE EXLANA

HOMES 227, 228, 249, 250, 251 & 254

Four bedroom home

The detached, four bedroom Exlana benefits from an integral garage, providing plenty of practical storage space. The spacious lounge can be found at the front of your home, boasting a large bay window. The open-plan kitchen/dining room can be found at the rear and benefits from French doors leading out to the garden. The ground floor is completed with a separate utility room and a WC. Step upstairs and on the first floor you will be greeted by a large landing, which leads to the four bedrooms. Bedroom 1 comes with en suite shower room while the rest of the family have a bathroom with separate shower and bath.



Bedroom 1	4247mm x 3572mm	13'9" x 11'7"
En suite	2083mm x 1521mm	6'8" x 5'0"
Bedroom 2	3700mm x 2957mm	12'1" x 9'7"
Bedroom 3	3152mm x 2945mm	10'3" x 9'7"
Bedroom 4	3718mm x 2098mm	12'2" x 6'9"
Bathroom	2220mm x 1848mm	7'3" x 6'1"

FIRST FLOOR



Lounge	4247mm x 3984mm	13'9" x 13'1"
Kitchen/Dining	6500mm x 2910mm	21'3" x 9'5"
Utility	2088mm x 1521mm	6'8" x 5'0"
WC	2088mm x 853mm	6'8" x 2'8"

GROUND FLOOR

*Window to Home 254 only. All images used are for illustrative purpose only. Dimensions given are illustrative for this house type and individual properties may differ. Please check with your Sales Executives in respect of individual properties. We give maximum dimensions within each room and these may include areas of fixtures and fittings including fitted furniture. These dimensions should not be used for carpet or flooring sizes, appliance spaces or items of furniture. All images, photographs and dimensions are not intended to be relied upon for, nor to form part of any contract unless specifically incorporated in writing into the contract.



THE COTSWOLD

HOMES 229, 232 & 233

Four bedroom home

The Cotswold is a four bedroom three storey detached home, providing plenty of space for flexible family living. On the ground floor, you'll find an open-plan kitchen/dining room, with plenty of space for a sociable seating area. A set of French doors lead to the garden, providing a light and bright home. The separate dual aspect lounge is a great space for when you need some relaxing quiet time too. A cloakroom completes the ground floor. The first floor is home to the large main bedroom, which comes with a private en suite shower room. On the first floor, you will also find the spacious fourth bedroom as well as a bathroom with separate shower. On the second floor, is two generously sized double bedrooms, as well as a further shower room.



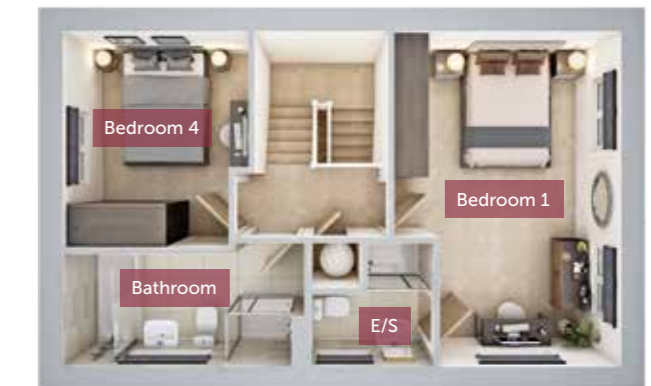
SECOND FLOOR

Bedroom 2	5050mm x 3410mm	16'6" x 11'2"
Bedroom 3	5050mm x 2794mm	16'6" x 9'2"
Shower room	2010mm x 1470mm	6'6" x 4'8"



GROUND FLOOR

Lounge	5050mm x 3363mm	16'6" x 11'0"
Kitchen/Dining	5050mm x 2794mm	16'6" x 9'2"
WC	1395mm x 1082mm	4'6" x 3'5"



FIRST FLOOR

Bedroom 1	5050mm x 3410mm	16'6" x 11'2"
En suite	1860mm x 1860mm	6'1" x 6'1"
Bedroom 4	3277mm x 2794mm	10'7" x 9'2"
Bathroom	3600mm x 1690mm	11'8" x 5'5"

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THE RYELAND

HOMES 241 & 242

Four bedroom home

The Ryeland, a four bedroom home provides plenty of practical storage, thanks to an integral garage. Through the front door and on the ground floor the spacious kitchen leads through to a rear aspect open-plan lounge/dining room via double doors and provides access through French doors to the rear garden. The ground floor also features a cloakroom. The first floor is home to four bedrooms. Bedroom 1 comes with a private en suite shower room whilst the rest of the family have a bathroom to share.



FIRST FLOOR

Bedroom 1	3440mm x 3297mm	11'3" x 10'8"
En suite	2236mm x 995mm	7'3" x 3'3"
Bedroom 2	3436mm x 2545mm	11'3" x 8'3"
Bedroom 3	2920mm x 2668mm	9'6" x 8'7"
Bedroom 4	3740mm x 2740mm	12'3" x 9'0"
Bathroom	1922mm x 1794mm	6'3" x 5'9"



GROUND FLOOR

Lounge/Dining	5935mm x 3440mm	19'5" x 11'3"
Kitchen	3710mm x 3300mm	12'2" x 10'8"
WC	1445mm x 1090mm	4'7" x 3'6"

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ALL ABOUT THE QUALITY

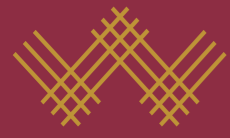
Synonymous with the quality of design and craftsmanship associated with all Allison Homes developments, all the houses at Weavers Place benefit from a high standard specification.

This includes contemporary kitchens with glass splashbacks and integrated stainless steel electric ovens (single or double according to individual homes), gas hobs and chimney-style extractors.

In all houses, the bathrooms and en suites feature white sanitaryware and heated towel rails, with en suites benefiting from full height tiling to the shower area. To help reduce energy bills, all homes feature an energy efficient boiler and thermostatic radiator valves to all habitable rooms, with white low energy LEDs to the kitchen, bathroom, en suite and cloakroom (where applicable).



Each home at Weavers Place has been designed to maximise light and space and, according to plot, comes equipped with a full range of integrated appliances in the kitchen and sleek bathrooms and en suites, ensuring these are homes for contemporary living in every way.



ALL ABOUT MAKING THE CUSTOMER OUR PRIORITY

We aim to make choosing, buying, and moving to your Allison home as stress-free as possible, to deliver exemplary customer service, and keep you fully informed right through your home buying experience.



RESERVING YOUR NEW HOME

After completing a pre-reservation form you sign a reservation agreement. Depending on stage of construction you can choose to enhance your home from our 'JUST FOR YOU' range.

MEET THE TEAM

An appointment is made to meet your dedicated site manager who can answer questions on progress along the way. We also provide you with a main point of contact within our team.

IT'S ON ITS WAY

You'll receive an estimated completion date as well as regular updates, and while factors like weather can affect the build progress of your new Allison home, we'll always make every effort to meet our deadlines.

GET TO KNOW YOUR HOME INSIDE OUT

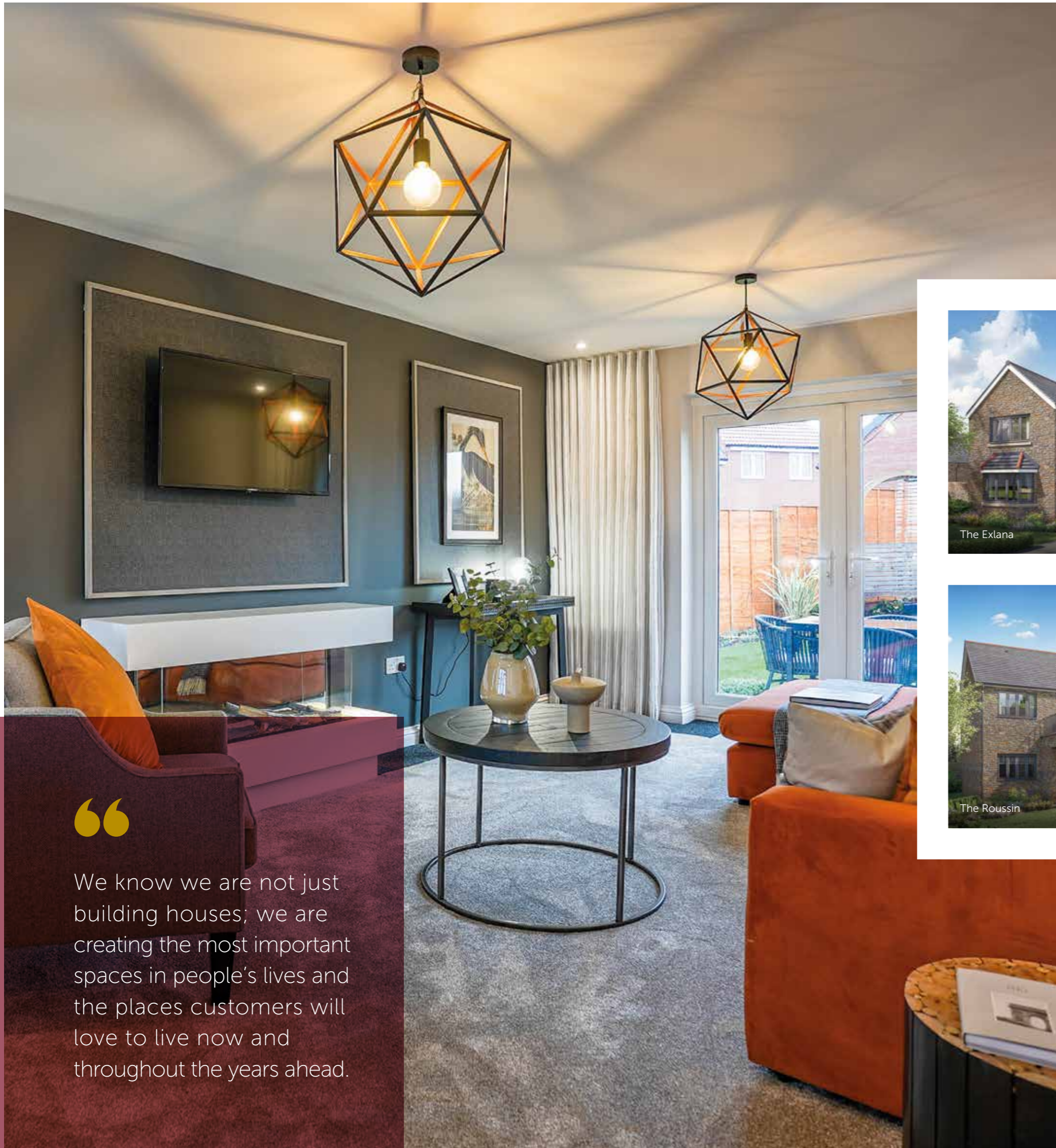
Before moving in you'll be invited to attend your new home demonstration. Don't miss this invaluable opportunity to familiarise yourself, from where everything is located to how it works!

OUR COMMITMENT CONTINUES

- After moving in there is a '14 Day Settling In' review where any issues that need sorting out are agreed
- Our dedicated Aftercare service team deal with any warranty aspects for two-years – in an emergency there's a dedicated telephone number in your handover pack
- On the 1st anniversary of owning your home, we contact with you to ensure that you are enjoying your new home in every way

GOOD TO KNOW...

Your home is covered by a 10-year warranty from the NHBC, just one of the many benefits of a brand-new home.



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We know we are not just building houses; we are creating the most important spaces in people's lives and the places customers will love to live now and throughout the years ahead.



ALL ABOUT HOMES BUILT ON SOLID VALUES



We have never expected more from our home than we do today, from its energy-efficiency and environmental impact, to the different roles it is asked to play in our life. What has remained constant however is the central importance of our home, a place where we re-energise and unwind, increasingly work in - and where families grow. So, at Allison Homes we know we are not just building houses; we are creating the most important spaces in people's lives and the places customers will love to live now and throughout the years ahead.

That's why we ensure an Allison home is something exceptional. Our breadth of experience meets a forward-thinking outlook, and we listen to customer feedback and benefit from the insight and passion for homes of our 200 strong team. Then we design and build the best homes we can for modern, evolving lifestyles. We look at the familiar in a new light too, from redrawing kitchen designs for flexibility to work from home, to transforming underused space like garages for multi-use whether it's for storage, an office or a gym. And we always ensure living areas are a balance between that all-important family space and private space for everyone.

Once you have chosen your home, we understand delivering it on time and to the highest quality matters. Which is why, from site managers to suppliers, we work only with those who share our values of commitment and pride in the job. These relationships with everyone involved in your home are the most important things we build - and the foundations of a home that, inside and out, you can be as proud of as we are.



ALL ABOUT THE SPECIFICATION

The Teeswater
The Romney
The Swaledale
The Gotland
The Roussin
The Southdown
The Herdwick
The Exlana
The Cotswold
The Ryeland

INTERNAL FIXTURES & FITTINGS										
GENERAL										
Traditional construction	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
NHBC 10 year warranty	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
KITCHEN										
Choice of kitchen unit door fronts from selected range*	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Choice of laminate worktops with matching upstands from selected range*	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Soft close hinges to all cupboard doors	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Choice of glass splashback from selected range*	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Low energy lighting	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Integrated stainless steel finish single oven	✓	✓	✓	✓	x	x	x	x	x	x
Integrated stainless steel finish gas hob	✓	✓	✓	✓	x	x	x	x	x	x
Stainless steel chimney hood	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Integrated stainless steel finish eye level double oven	x	x	x	x	✓	✓	✓	✓	✓	✓
Integrated stainless steel finish 5 burner gas hob	x	x	x	x	✓	✓	✓	✓	✓	✓
Integrated dishwasher	x	x	x	x	✓	✓	✓	✓	✓	✓
Integrated fridge freezer	x	x	x	x	✓	✓	✓	✓	✓	✓
Space and plumbing for washing machine	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Plumbing and removable unit for future installation of dishwasher	✓	✓	✓	✓	x	x	x	x	x	x
1.5 bowl sink with monoblock mixer tap	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Kitchen upgrade options available*	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
BATHROOM AND EN SUITE (Where applicable)										
White sanitaryware	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Contemporary mixer taps	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Shaver point to bathroom and en suite (where applicable)	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Low energy lighting	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
White heated towel rail to bathroom and en suite (where applicable)	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Shower enclosure with rainfall head and screen to en suite (where applicable)	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Half height tiling behind bath - choice from standard range	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Half height tiling behind basin & WC in en suite - choice from standard range	x	✓	✓	✓	x	x	✓	✓	✓	✓
Half height tiling behind basin in bathroom - choice from standard range	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Tiled splashback to basin in cloakroom - choice from standard range	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Wall tiling upgrade options available (half height/full height)	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

The Teeswater
The Romney
The Swaledale
The Gotland
The Roussin
The Southdown
The Herdwick
The Exlana
The Cotswold
The Ryeland

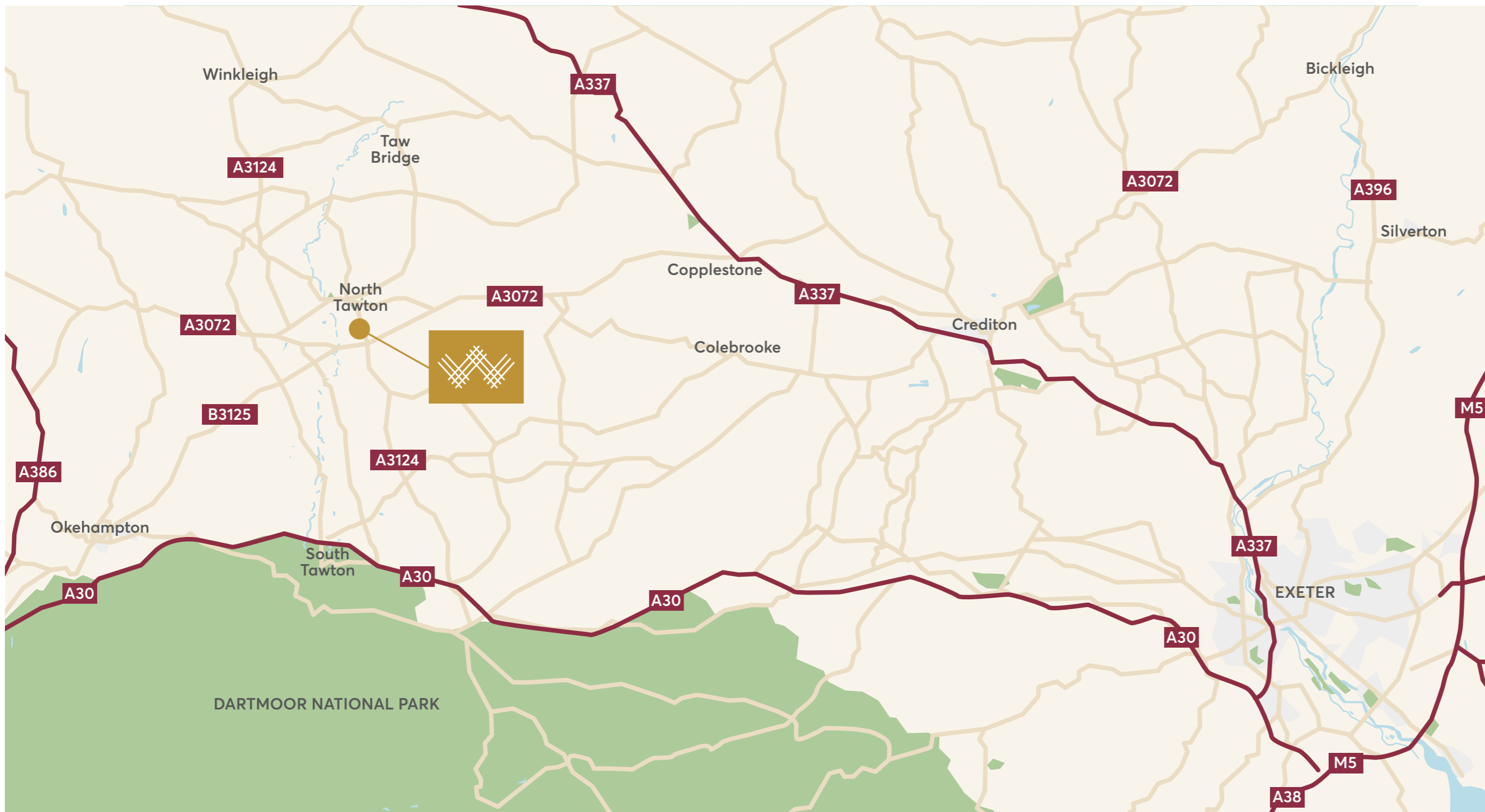
HEATING AND INSULATION										
Gas fired radiator central heating system	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Energy efficient condensing boiler	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Thermostatic radiator valves to most radiators	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Smart meters as standard	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
400mm mineral wool insulation to roof space	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
ELECTRICAL INSTALLATION										
TV & telephone points to living room and bedroom 1	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Mains wired smoke detectors fitted to Building Regulation standards	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Mains wired carbon monoxide detector fitted	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Fibre internet for high speed connectivity	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Electrical installation upgrade options available*	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
DECORATIVE FINISHES										
Single colour (white) matt emulsion wall colour throughout	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Smooth ceilings throughout	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Internal joinery painted gloss white	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
JOINERY										
Double glazed uPVC windows throughout, white handles	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
GRP external doors with chrome lever furniture	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Chrome contemporary lever on rose door furniture	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Smooth white 5 vertical panel internal doors	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
FLOOR FINISHES										
Range of carpets and flooring available as upgrade option*	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
EXTERNAL FIXTURES & FITTINGS										
Front exterior PIR light fitting provided	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Wiring & bell push to front door	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Front garden turfing and planting to approved landscape scheme	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Paths, patios and fencing to approved layout	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Power & lighting to garage where within curtilage (where applicable)	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
External tap	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Turfing to rear garden	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

*Subject to build stage. These particulars shall not form any contract and Allison Homes reserve the right to alter specification and/or design without notice. Purchasers are advised to check with our Sales Executives on the plot of their choice.



ALL ABOUT BEING WELL-PLACED FOR WORK AND FOR LEISURE

North Tawton offers excellent road links for travel across and beyond the region, with the major A30 route easily accessed, and M5 interchange to the east, while local bus services run into Okehampton, Hatherleigh, and Exeter. Okehampton station, with car park and bicycle stands, runs hourly Dartmoor Line trains including at peak commuter times, to Exeter St David's in 35 minutes, most services also calling at Exeter Central - or change at Crediton for Tarka Line services to Barnstaple and North Devon. When it comes to international travel Exeter airport is around half an hour's drive, with destinations from Corfu to Zante and new seamless connections for US destinations including New York and Boston via Dublin.



Distances represent quickest routes by road. Information from Google Maps. Information correct at time of print.



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