

Vicarage Fields

HASLINGTON



A stunning collection of 3 & 4 bedroom homes

élan
HOMES

Homes you'll love inside out

Everything in one location

Haslington is a delightful village with a strong sense of community, which is reflected in the numerous local sports and social clubs available. This is a place where people give great care and attention to their surroundings, claiming numerous accolades in the North West in Bloom competition.

GOING OUT

Village entertainment is provided by Yoxall Village Hall, which is home to the Red Grape Cinema Club and plays host to an interesting and varied programme of shows, plays and pantomimes. Further afield, Crewe offers the Lyceum Theatre, the Axis Arts Centre and Phoenix Leisure Park, complete with Lakeside Superbowl and an Odeon multi-screen cinema.



SOMETHING DIFFERENT

One of the biggest draws of Haslington is the delightful Cheshire countryside that surrounds the village. Take a walk along the Wheelock Rail Trail or the Crewe and Nantwich Circular Walk, or unwind with an evening stroll along the Cheshire Ring Canal, and enjoy a drink at a friendly canalside pub as you watch the narrow boats drift effortlessly by. If you prefer life a little faster, head for the race circuit at Oulton Park, or even reach for the stars at the famous Jodrell Bank Observatory, as featured on BBC's Stargazing Live with Prof Brian Cox.

SHOPPING

Haslington has a good selection of local independent shops in the village centre, along with a supermarket. Nearby Crewe has a choice of major supermarkets, along with the popular Market Square Shopping Centre and Heritage Retail Park. Stoke and Newcastle-under-Lyme both have busy modern shopping centres featuring all the major high street names, while the quaint independent shops and quality department stores of Chester are just a short train ride away.

TRANSPORT

Haslington has excellent road and rail connections, lying just off the main A534 Crewe to Sandbach road. Crewe is less than two miles to the South West and Sandbach around four miles to the North East. The M6 is also within easy reach, with both junction 16 for southbound and 17 for northbound just a short drive away. Crewe Station lies at the heart of the UK rail network, with regular connections to London in around an hour and a half, and links to Manchester and Liverpool in around 40 minutes. Chester is even closer at just 20 minutes by rail and 24 miles by road.



SPORT & LEISURE

Haslington has a strong sporting tradition, with Haslington Cricket Club and Haslington Villa FC both based in the village. There's also easy access to Crewe and Malkins Bank golf courses, as well as excellent fishing available at Winterey Pool. Sandbach Leisure Centre and Crewe Swimming Pool both offer a wide selection of sports and leisure facilities.



Open space Living space Green space



A home by Elan Homes is built for living.
A place you can call your own, where your individual style blends seamlessly with our innovative designs to deliver the quality you deserve at a price you never dreamed possible.
A new home, a new life, a new way of living - it all starts here at Vicarage Fields, Haslington.



Vicarage Fields, Haslington



- Oakham
4 bedroom detached home
with integral double garage
- Southwold
4 bedroom detached home
with integral single garage
- Rochester
4 bedroom detached home
with integral single garage
- Belvoir
4 bedroom detached home
with detached single garage
- Alston
4 bedroom detached home
with integral single garage
- Highgate
3 bedroom detached home
with integral single garage

Oakham

4 bedroom detached home with integral double garage



GROUND FLOOR

	Metres	Feet/inches
Lounge	5.03m* x 3.65m*	16'6" x 12'0"*
Dining	3.52m* x 3.09m*	11'7" x 10'2"*
Kitchen/Breakfast/Family	6.81m* x 3.54m*	22'4" x 11'7"*
Utility	1.81m x 1.75m	5'11" x 5'9"
Cloakroom	1.75m x 1.08m	5'9" x 3'6"

FIRST FLOOR

	Metres	Feet/inches
Master Bedroom	2.90m x 3.43m*	9'6" x 11'3"*
En-suite	2.60m* x 1.62m*	8'6" x 5'4"*
Bedroom 2	3.57m x 3.18m	11'8" x 10'5"
Bedroom 3	3.18m x 3.15m	10'5" x 10'4"
Bedroom 4/Study	3.43m x 2.08m	11'3" x 6'10"
Bathroom	2.12m* x 1.70m*	7'0" x 5'7"*

Total area 1355sq ft.

*Indicates maximum dimension.

This stunning four bedroom home offers luxury accommodation throughout.

The ground floor consists of a large kitchen, breakfast, family room with French doors leading to the garden. A lounge also with French doors to the garden, a separate dining room, utility room and downstairs cloaks.

The first floor houses the master bedroom with en-suite, a further two double bedrooms, a smaller fourth bedroom which would make an ideal study and the family bathroom.

Customers please note that the illustration shown is a typical elevation and not necessarily specific. Specification will vary from site to site and plot to plot, please consult our Sales Executive for detailed plans.

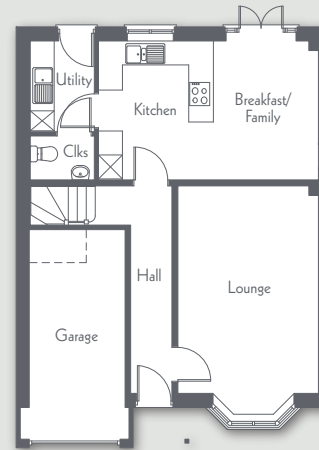
Southwold

4 bedroom detached home with integral single garage



This beautiful four bedroom home offers well planned accommodation over two floors.

The ground floor consists of a kitchen/breakfast/family room with French doors leading out to the garden, utility room, cloakroom and a separate lounge to the front. To the first floor there is an en-suite to the master bedroom and a family bathroom to accommodate the remaining three bedrooms.



GROUND FLOOR

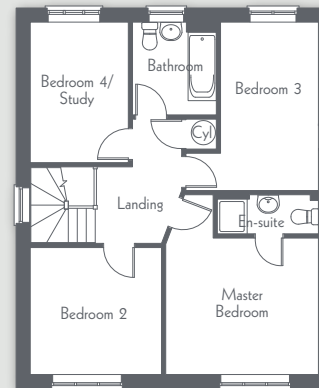
	Metres	Feet/inches
Lounge	5.70m* x 3.52m*	18'8"* x 11'7"*
Kitchen/Breakfast/Family	5.51m* x 3.48m*	18'1"* x 11'5"*
Utility	2.27m x 1.61m	7'6" x 5'3"
Cloakroom	1.58m x 1.10m	5'2" x 3'7"

FIRST FLOOR

	Metres	Feet/inches
Master Bedroom	3.82m* x 3.42m	12'7"* x 11'3"
En-suite	2.53m* x 0.98m*	8'4"* x 3'3"*
Bedroom 2	3.29m x 3.18m	10'9" x 10'5"
Bedroom 3	4.22m* x 2.45m	13'10"* x 8'1"
Bedroom 4/Study	3.52m x 2.38m	11'7" x 7'10"
Bathroom	2.32m* x 2.17m*	7'8"* x 7'2"*

Total area 1283sq ft.

*Indicates maximum dimension.



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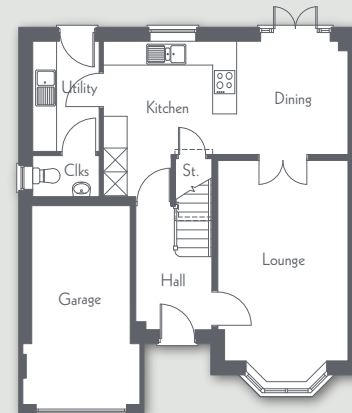
Rochester

4 bedroom detached home with integral single garage



This well planned four bedroom family home offers spacious accommodation over two floors.

The ground floor consists of a kitchen/dining room with a separate utility, cloakroom and a lounge to the front of the house. Upstairs is the master bedroom with a stylish en-suite, three further bedrooms and a family bathroom.



GROUND FLOOR

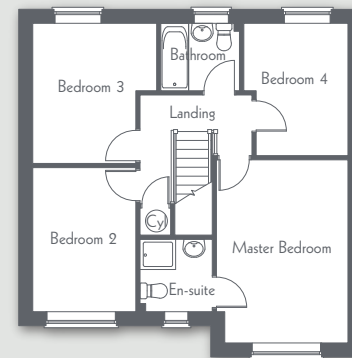
	Metres	Feet/inches
Lounge	5.57m* x 3.28m*	18'3"* x 10'9"*
Kitchen/Dining	6.16m* x 3.92m*	20'3"* x 12'10"*
Utility	2.78m x 1.68m	9'1" x 5'6"
Cloakroom	1.67m x 1.04m	5'6" x 3'5"

FIRST FLOOR

	Metres	Feet/inches
Master Bedroom	4.61m* x 3.31m*	15'2"* x 10'10"*
En-suite	1.82m* x 1.82m*	6'0"* x 6'0"*
Bedroom 2	3.53m* x 3.12m*	11'7"* x 10'3"*
Bedroom 3	3.63m x 2.60m	11'11" x 8'6"
Bedroom 4/Study	3.34m* x 2.62m*	10'11"* x 8'7"*
Bathroom	1.99m* x 1.70m*	6'6"* x 5'7"*

Total area 1226 sq ft.

*Indicates maximum dimension.



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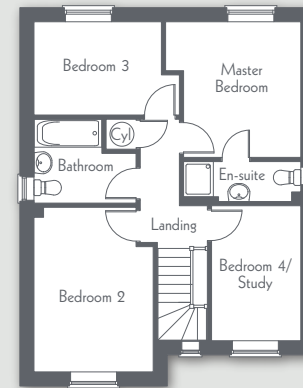
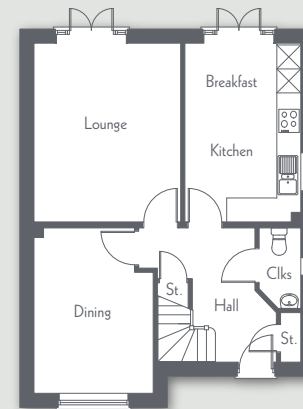
Belvoir

4 bedroom detached home with detached single garage



This stylish four bedroom home offers well planned accommodation over two floors.

The ground floor consists of a spacious kitchen/breakfast room, separate lounge both with French style doors leading out to the garden; separate dining room and downstairs cloakroom. Upstairs there are four bedrooms, one with an en-suite, plus a family bathroom for the additional bedrooms.



GROUND FLOOR

	Metres	Feet/inches
Lounge	4.47m x 3.67m	14'8" x 12'1"
Dining	4.14m* x 2.98m*	13'7"* x 9'9"*
Kitchen/Breakfast	4.47m* x 2.90m*	14'8"* x 9'6"*
Cloakroom	2.02m* x 1.04m*	6'7"* x 3'5"*

FIRST FLOOR

	Metres	Feet/inches
Master Bedroom	3.39m* x 2.93m*	11'2"* x 9'8"*
En-suite	2.93m* x 1.00m*	9'8"* x 3'3"*
Bedroom 2	4.12m* x 2.98m*	13'6"* x 9'9"*
Bedroom 3	3.19m x 2.33m*	10'6" x 7'8"*
Bedroom 4/Study	3.38m x 2.23m	11'1" x 7'4"
Bathroom	2.56m* x 2.10m*	8'5"* x 6'11"*

Total area 1214sq ft.

*Indicates maximum dimension.

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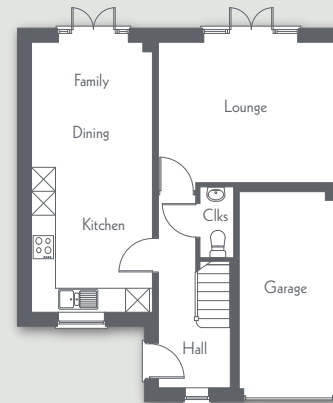
Alston

4 bedroom detached home with integral single garage



A stylish four bedroom detached home ideal for a growing family.

This attractive home features an entrance hall, a spacious open plan kitchen/dining/family area with French doors opening out into the garden, a lounge to the rear also with French doors and a handy cloakroom. Upstairs boasts a master bedroom with en-suite bathroom, three further bedrooms and a family bathroom complete this floor.



GROUND FLOOR

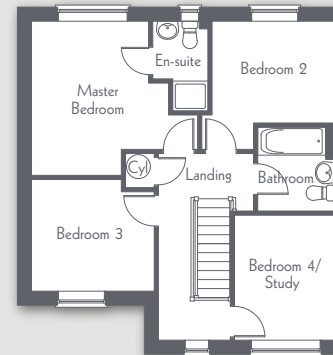
	Metres	Feet/inches
Lounge	4.39m x 3.52m	14'5" x 11'6"
Kitchen/Dining/Family	6.76m* x 3.03m*	22'2"* x 9'11"*
Cloakroom	1.78m x 0.85m	5'10" x 2'9"

FIRST FLOOR

	Metres	Feet/inches
Master Bedroom	3.24m x 2.93m	10'7" x 9'7"
En-suite	2.25m* x 1.38m*	7'4"* x 4'6"*
Bedroom 2	3.21m* x 3.04m*	10'6"* x 10'0"*
Bedroom 3	3.07m* x 2.80m*	10'1"* x 9'2"*
Bedroom 4/Study	3.13m x 2.48m	10'3" x 8'2"
Bathroom	2.10m* x 1.90m*	6'11"* x 6'3"*

Total area 1125sq ft.

*Indicates maximum dimension.



Customers please note that the illustration shown is a typical elevation and not necessarily specific. Specification will vary from site to site and plot to plot, please consult our Sales Executive for detailed plans. Please note plots 11 & 25 are handed.

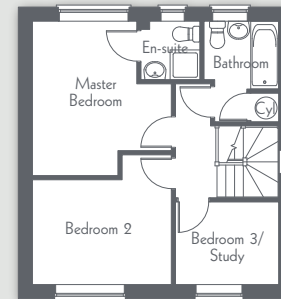
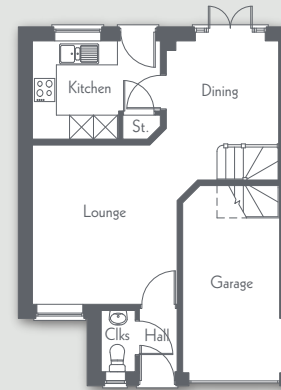
Highgate

3 bedroom detached home with integral single garage



This attractive three bedroom home offers light and airy accommodation.

The ground floor consists of a spacious open plan lounge which leads into the dining area with French doors, a separate kitchen and a handy cloakroom. Upstairs on the first floor is a spacious master bedroom with en-suite, two further bedrooms and a family bathroom.



GROUND FLOOR

	Metres	Feet/inches
Lounge	3.99m x 3.62m	13'1" x 11'11"
Dining	3.49m* x 2.82m	11'5"* x 9'3"
Kitchen	3.20m* x 2.46m*	10'6"* x 8'1"*
Cloakroom	1.54m x 0.85m	5'0" x 2'9"

FIRST FLOOR

	Metres	Feet/inches
Master Bedroom	3.48m* x 3.24m	11'5"* x 10'8"
En-suite	1.48m* x 1.46m*	4'10"* x 4'10"*
Bedroom 2	3.48m* x 3.25m*	11'5"* x 10'8"*
Bedroom 3/Study	2.58m x 2.08m	8'6" x 6'10"
Bathroom	2.52m* x 1.87m*	8'3"* x 6'2"*

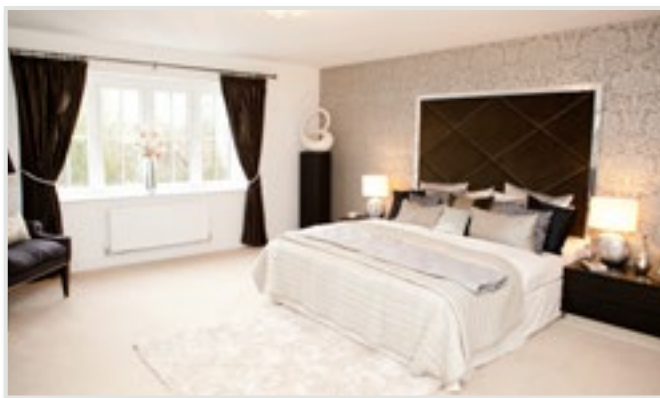
Total area 842sq ft.

*Indicates maximum dimension.

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Homes you'll love inside out



Specification

A carefully selected specification for Vicarage Fields by Elan Homes

Kitchen

- Choice of modern quality fitted kitchen and worktop*
- Soft close kitchen cupboards and drawers
- Built-in single electric oven
- Gas hob and canopy style cooker hood in stainless steel
- Integrated fridge freezer
- Stainless steel 1½ bowl sink with chrome tap
- Plumbing for washing machine
- Built in microwave
- Pelmet lights to kitchen

Bathroom and En-suite

- Contemporary white bathroom suites with chrome taps
- Thermostatically controlled shower to en-suite and over bath in bathroom
- Low profile shower tray to en-suite
- Choice of wall tiling to bathroom and en-suite*
- En-suite to master bedroom

General

- White painted interior doors with chrome furniture
- Downstairs cloakroom
- Magnolia finish to all walls
- Smooth finish to all ceilings

Electrical

- TV point to lounge
- TV point to family area/room†
- TV point to master bedroom, bedroom 2 and study
- Recessed spotlights to kitchen, bathroom and en-suite
- Telephone point to lounge/hall† and study
- Shaver socket to en-suite†
- External lighting to front

Energy Saving Features

- PVCu high performance windows with adjustable ventilators to windows
- High efficiency gas central heating (Natural Gas)

Safety and Security

- High security French doors with lockable handles to windows†
- Interconnected smoke detectors†
- 24 hour customer care (2 years)
- Peace of mind with 10 year NHBC Warranty

†Where design allows
*Subject to build stage



Homes you'll love inside out

A lot of love goes into the building of an Elan home - and it shows. We lavish attention on the beautifully crafted, traditionally styled exterior so that you don't just end up with any new home, but one of outstanding style and real character.

Then, inside, we spread the love a little bit more, by creating highly contemporary living spaces that are simply a pleasure to live in. Offering light, airy, high specification, luxury accommodation that has the flexibility to be tailored to the individual wants and needs of you and your family.

What's more, each intimate Elan Homes development is lovingly designed to stand the test of time, so that as it matures and blossoms, it becomes the heart of a close-knit local community.

Which, when you put everything together, all adds up to a fabulous new home that you'll love inside out.



Our promise to you

The aim of Elan Homes is to provide you with a quality home and excellent customer service by helping you throughout your purchase and long after you have moved in.

Our Charter sets out our commitment to you so you can have complete confidence in purchasing an Elan home.



1. **We will provide** you with detailed information about the home you have chosen and all necessary contractual information so you can make an informed purchasing decision. Including details about any management service charges.
2. **We will tell** you how your deposit is protected and how we deal with any other pre-payments you make.
3. **We will assist** you in respect of questions, choices and options throughout the purchase of your new home and provide confirmation of specification and layout.
4. **We will advise** you about the necessary health and safety precautions when visiting our developments.
5. **We will give** you regular and realistic information about the timing of the construction and anticipated completion of your new home.
6. **We will provide** you with an information pack about your new home and the opportunity for a comprehensive customer demonstration to display and explain all of the functions and features.
7. **We will ensure** you are aware of the benefits of your initial Developers warranty, manufacturer's warranties and the industry regulated NHBC Buildmark cover.
8. **We will provide** you with customer service via our Customer Care Team, their contact details and our out of hour's emergency helpline, to ensure that you have support 24 hours a day, 365 days a year.
9. **We will listen** to you in order to improve and maintain the quality of our customer service and remain professional, efficient and helpful at all times.
10. **We will provide** you with a copy of our Complaints Handling Policy, which will provide you with details of who to contact, should we fail to meet expectations as set out in this Charter.



Vicarage Fields

HASLINGTON



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 HOMES
 Homes you'll love inside out