The Pastures, Hovingham, North Yorkshire

Specification

THE HOVINGHAM COLLECTION

A distinctive collection of individually architect designed 4, 5 & 6 bedroom stone built village houses of undeniable character. Set on the edge of the Howardian Hills, an area of outstanding natural beauty.

Each imposing home brings the very best of time honoured traditions to enhance modern living.

ENTRANCE HALL
- Handcrafted staircase with oak handrail
- Cloakroom with white classically styled sanitary ware and tongue & groove wall panelling

SITTING ROOM
- Open fireplace

KITCHEN
- Choice of traditional high quality quality units
- Wood block worktops
- A range of built in appliances including range cooker, extractor hood, dishwasher
- Belfast Sink

UTILITY ROOM
- Base units with wood block worktops
- Space and plumbing for 2 appliances

MASTER BATHROOM AND EN-SUITE
- Tongue & Groove wall panelling
- White classically styled sanitary ware
- Walk in shower
- Chrome heated towel rail

HOUSE BATHROOM
- Tongue & groove wall panelling
- Classic white sanitary ware
- Bath
- Walk-in large shower where applicable
- Chrome heated towel rail

EXTERNAL
- Stone patio
- Traditional timber clad and natural clay pantile roof garage
- Permeable paving to drive way
- Landscaped gardens to front & rear

DOORS & WOODWORK
- Oak internal doors
- Hardwood double glazed windows and doors

HEATING & WATER
- Mains pressure hot water
- Central heating system

ELECTRICAL
- Ample power points
- Telecom points
- Preparation for BT/Broadband
- TV points to Sitting Room, Kitchen and Master Bedroom
- External lighting to front
- Smoke detectors

FINISHES
- Internal walls with matt emulsion paint finish
- Kitchen, bathroom and utility rooms finished in vinyl silk
- Plain ceilings finished in matt emulsion
- Internal woodwork finished in white

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Site Plan

THE PASTURES

PHASE 1

PLOT 1	The Oaks
PLOT 2	The Hollies
PLOT 3	The Lilacs
PLOT 4	Meadow Cottage
PLOT 5	Dairy Cottage
PLOT 6	Barn View Cottage
PLOT 23	The Cedars
PLOT 24	The Laburnums

LAUNCH SPRING 2012

PHASE 2

PLOT 7	Field Cottage
PLOT 8	Ivy Cottage
PLOT 9	Honeysuckle Cottage
PLOT 10	The Poplars
PLOT 11	The Elms
PLOT 12	The Grange
PLOT 13	Buttercup Cottage
PLOT 14	Blossom Cottage

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