



OAKFIELD





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Welcome to an intimate development of four detached bungalows nestled into a cosy cul-de-sac off Inglewood Close, Chase Farm.

This development is approached via a private roadway and provides four detached bungalows, all built to an exceptional standard. Each home is finished in a rustic red brick and a grey roof tile to compliment the nearby surroundings.

At approximately 982 square feet each property comprises of two double sized bedrooms, family bathroom, kitchen with choice of cabinetry, large lounge with feature French doors overlooking a private rear garden, hallway cupboard and integrated garage with electric door.

Externally, the front garden is turfed with a path leading to the rear of the property and a six-foot fence around the rear garden boundary.

Each bungalow is Freehold with mains gas and electricity. A ten-year structural warranty is also provided.

Construction is due to commence in early 2020 with an expected completion date of Summer 2020.



Blyth beach

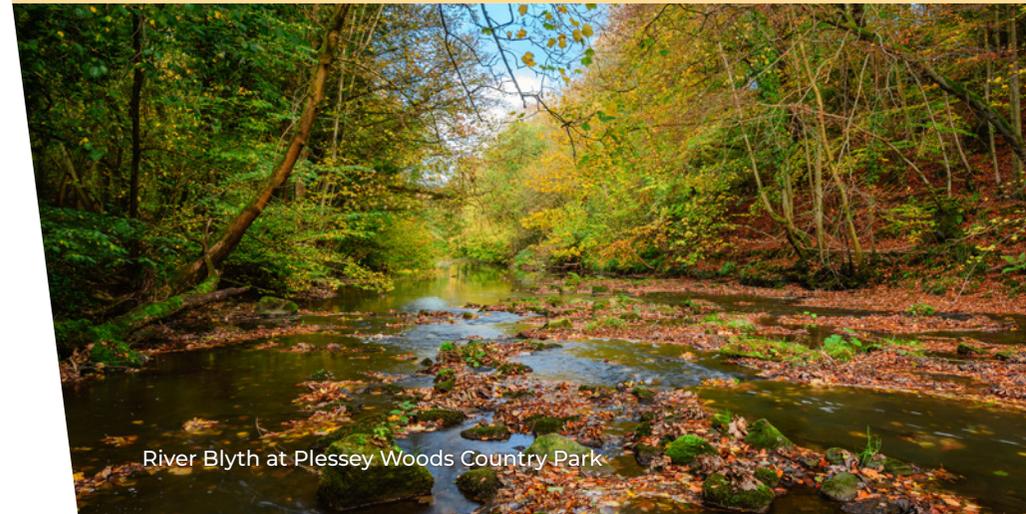
THE LOCAL AREA

Oakfield is located in the well established Chase Farm area of Blyth, Northumberland.

Local amenities in Blyth include supermarket stores, cafés, pharmacies, doctors' surgeries all within a short distance from the development. Central Blyth also offers a wide range of entertainment from a local theatre to bars and restaurants.

This area of Northumberland is also well known for its captivating five mile coastline and award-winning fish and chips.

In addition, Cramlington is only five miles from Oakfield and has a wider range of supermarkets, boutique shops, an indoor shopping mall and train station. Furthermore, Newcastle-upon-Tyne is just fifteen miles away.



River Blyth at Plessey Woods Country Park

SITE PLAN

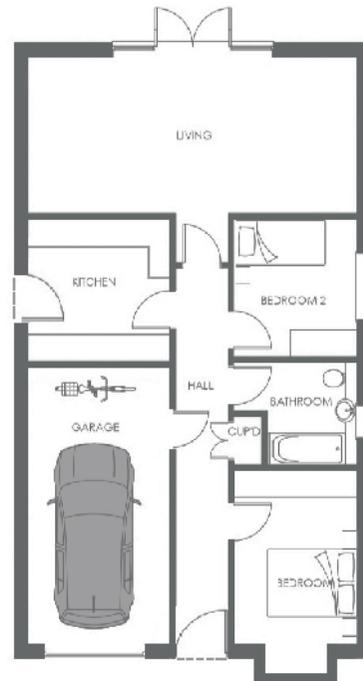


FLOOR PLAN & ROOM SIZES

Proposed floor plan shown is of Plots 2 and 3. Plots 1 and 4 are handed.

Living room:	7.3m x 3.4m
Kitchen:	3.1m x 3.1m
Bedroom 1:	3.8m x 2.7m
Bedroom 2:	3m x 2.7m
Bathroom:	2.2m x 2m
Garage:	6m x 3m

Please note: All measurements given are approximate only.

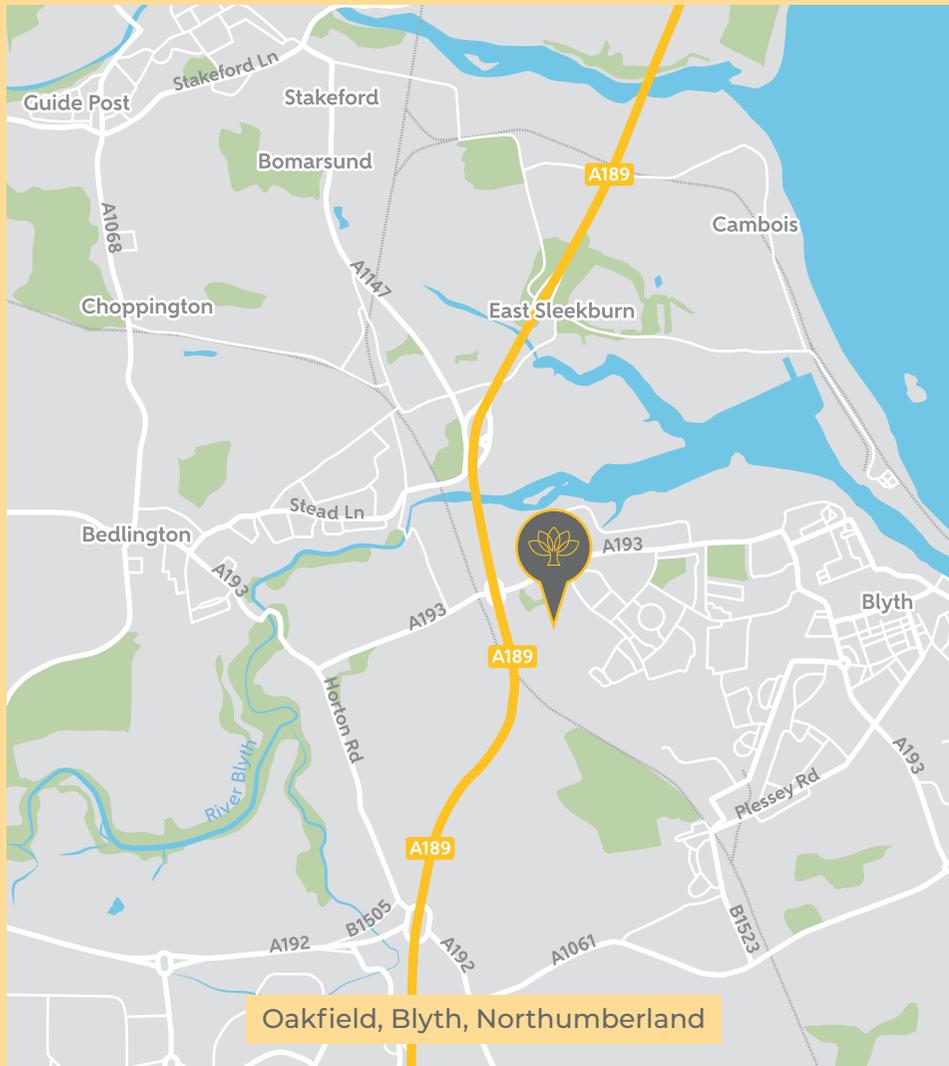


SPECIFICATION

Each property comprises of the following:

- Two bedrooms
- Range of laminate worktops and co-ordinated cabinetry
- Integrated tallboy fridge and freezer
- Integrated hob, oven and extractor
- Bathroom: WC/basin/bath with shower over and glass screen
- Choice of white internal door and door handle
- Flooring included throughout
- French doors leading to large rear garden
- Integrated single garage with electric door
- Modern combination boiler with radiator system
- Turfed front garden
- Ten-year structural warranty.





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HOW TO RESERVE:

Guide price: £215,000 per plot.

To reserve a plot at Oakfield a £1,000 reservation fee is required; of which £750 would be returned should you wish to discontinue with the purchase, or we do not exchange contracts.

At exchange of contracts a 10% deposit is required and held by solicitors. On completion the remaining balance becomes due.

To reserve a plot today or to discuss this development further please call Abbie on **01670 432 602** or alternatively email: **info@altoriadevelopment.co.uk**



Every care has been taken with the preparation of these property particulars but complete accuracy cannot be guaranteed. If there is any point which is of particular importance to you, please obtain professional confirmation. Alternatively, we will be pleased to check and confirm the information for you. The seller reserves the right to employ or use alternative or substitute materials in carrying out of the works and to vary the works in such a manner as it reasonably thinks fit or to deviate as the circumstances may require from the planning permission or building regulation approval (subject always to obtaining any further requisite approval from the local authority). Measurements have been taken from the architect's plans. Nothing concerning the type of construction, the condition of the structure or its surroundings is to be implied from computer generated images shown as these are indicative of how a mature site may appear. Styling details may be subject to variation during the course of construction. All properties are offered subject to being unsold. Development names are for marketing purposes only and may not be adopted by the local authority.