

BOWLAND MEADOW

CHIPPING LANE, LONGRIDGE, LANCASHIRE PR3 2NA



A RANGE OF ONE, TWO, THREE AND FOUR BEDROOM HOMES

THE CONSUMER CODE

The Consumer Code for Home Builders (“the Code”), which came into effect in April 2010, applies to all Home Builders registered with the UK’s main new Home Warranty Bodies; NHBC, Premier Guarantee and LABC Warranty.

The Code gives protection and rights to purchasers of new Homes. It requires all new Home Buyers to be treated fairly and ensure they are fully informed about their purchase before and after they sign the contract.

The aim of the Code is for all new Home Buyers to:

- be treated fairly,
- know what levels of service to expect,
- be given reliable information about their purchase and their consumer rights before and after they move in, and
- know how to access speedy, low-cost dispute resolution arrangements to deal with complaints about breaches of the Code

The Code reinforces best practice among Home Builders to encourage a consistently high level of information and customer service. It builds on successful efforts already made by the industry to improve consumer satisfaction in recent years.

The Code covers every stage of the home-buying purchase – pre-contract, exchange of contract and during occupation.

As a 5 star housebuilder we are committed to the Consumer Code for Home Builders. For more information on the Consumer Code for Home Builders please visit <http://www.consumercode.co.uk/>



THINGS TO DO - PLACES TO SEE...

BOWLAND MEADOW



Ribby Hall Village

A luxury 5 star Visit Britain self catering holiday village near Blackpool on Lancashire's Fylde Coast, in the North West of England. Our multi-million pound Spa Hotel provides unrivalled facilities in the North West region. Whether it's a weekend break, family holiday, couples holiday or a group holiday you are looking for...at Ribby Hall Village holiday park we have something for everyone.

www.ribbyhall.co.uk

Go Ape!

Go Ape is the UK's number one forest adventure. Days out here are all about living life a little more adventurously with friends and family and getting in touch with your inner Tarzan! You can fly down zip-wires, leap off the Tarzan Swing and tackle the crossings whilst enjoying some of Britain's most breathtaking scenery.

www.goape.co.uk



Astley Hall

Astley Hall is a museum and art gallery housed within a Grade I listed historic house. The Hall is set within the beautiful surroundings of Astley Park which include historic woodland, a lake, and a fully renovated Victorian walled garden which is clean and has modern facilities for visitors to enjoy.

www.chorley.gov.uk



Lytham St Annes

The dual seaside towns of Lytham and St Annes-on-sea bring together their coastal views, rolling sand dunes, well tended lawns, pretty parks and a beautiful boating lake to form a wonderful seaside resort, brimming with character. There is something to do for all of the family, whether you want a romantic walk along the picturesque coastline, a family day out to St Annes Promenade, a round of Golf at one of the World's most famous courses or you're drawn in by the bright lights and glitz of Blackpool

www.visitlancashire.com



Martin Mere

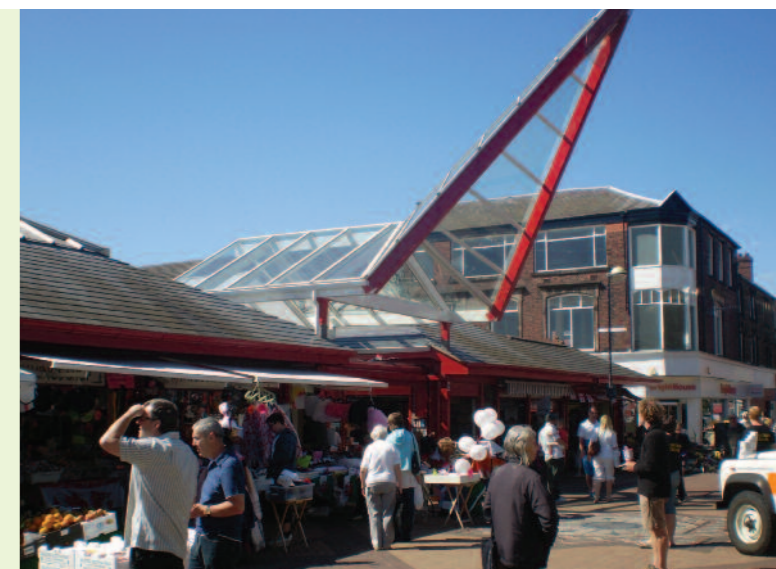
There's plenty to see and do at Martin Mere all year round, with more than 100 types of rare and endangered water-birds, a family of beavers and enchanting otters in residence, an imaginative playground for young adventurers and an inspirational eco-garden. Seasonal attractions include celebrations of local history and wildlife gardening, and a rolling programme of walks and talks.

www.wwt.org.uk

Chorley Market

Chorley is famous for its markets, which date back to 1498. The most popular market day in the Lancashire town is Tuesday and there are two main areas which make up the markets - the famous Flat Iron, sometimes known as the 'Cattle Market', and the Chorley covered market at the heart of the town.

www.chorley.gov.uk



BOWLAND MEADOW, LONGRIDGE

DEVELOPMENT LAYOUT

KEY

	Kennington	4 bedroom home
	Lincoln	4 bedroom home
	Thornbury	4 bedroom home
	Helmsley	4 bedroom home
	Somerton	4 bedroom home
	Cheadle	3 bedroom home
	Barwick	3 bedroom home
	Morpeth II	3 bedroom home
	Faringdon II	3 bedroom home
	Ashford	2 bedroom home
	Beadle	2 bedroom home
	Devon	2 bedroom home
	Foxton	1 bedroom home
	Affordable Homes	
LEAP	Play Park	



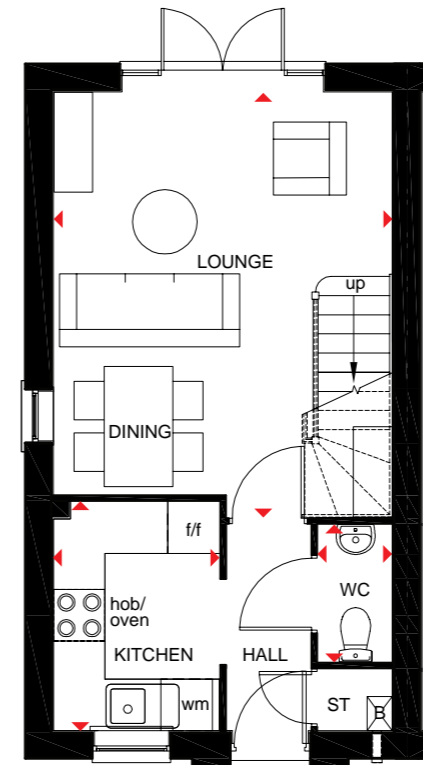
ASHFORD

THE CLASSIC
COLLECTION

2 BEDROOM HOME



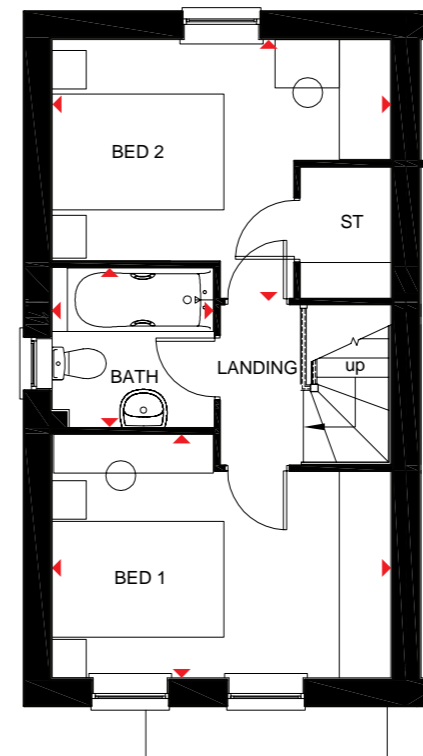
- A pleasant two bedroom home with open-plan lounge and dining room with French doors leading to the rear garden
- Modern fitted kitchen in a choice of finishes
- First floor features two double bedrooms and bathroom



Ground Floor

Lounge/Dining	3945 x 4575mm	12'11" x 15'0"
Kitchen	1932 x 2666mm	6'4" x 8'9"
WC	863 x 1599mm	2'10" x 5'3"

(Approximate dimensions)



First Floor

Bedroom 1	3945 x 2838mm	12'11" x 9'4"
Bedroom 2	3945 x 3011mm	12'11" x 9'11"
Bathroom	1881 x 1852mm	6'2" x 6'1"

(Approximate dimensions)

KEY	B	Boiler	f/f	Fridge/freezer space
	ST	Store	◀▶	Dimension location
	wm	Washing machine space		

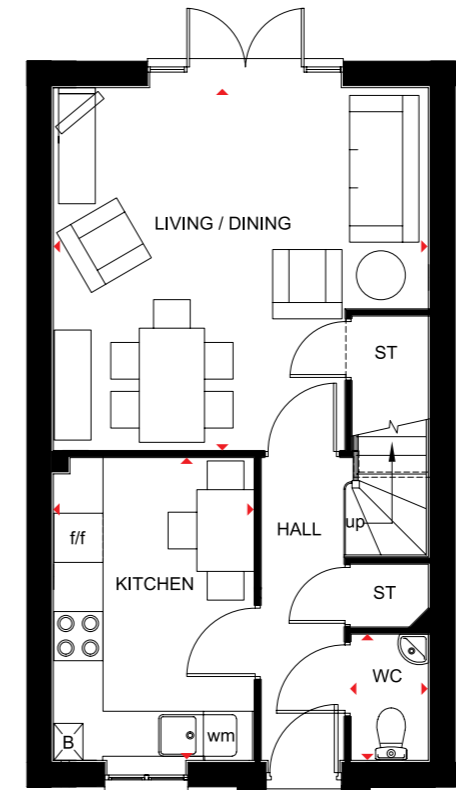
THE BARWICK

THE CLASSIC
COLLECTION

3 BEDROOM HOME



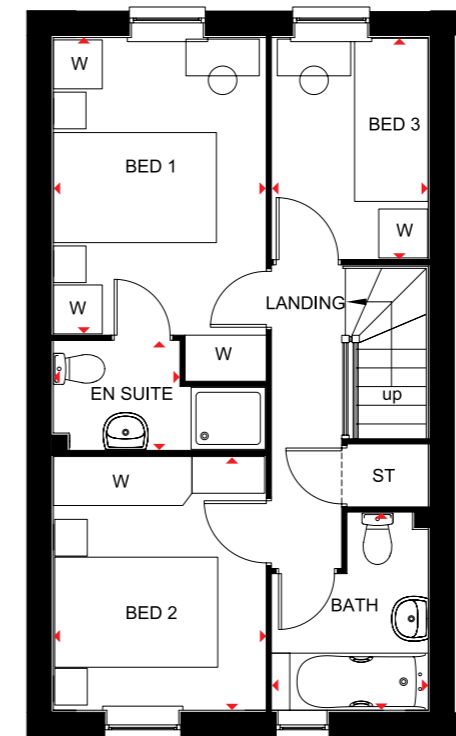
- A delightful three bedroom home offering open-plan living and dining room with French doors that open onto the rear garden
- Stylish fitted kitchen with breakfast area
- First floor has master bedroom with en suite shower room, another double bedroom, one single and the family bathroom



Ground Floor

Living/Dining	4600 x 4450mm	15'1" x 14'7"
Kitchen	3713 x 2462mm	12'2" x 8'1"
WC	1547 x 948mm	5'1" x 3'1"

(Approximate dimensions)



First Floor

Bed 1	3638 x 2599mm	11'11" x 8'6"
En suite	1325 x 2599mm	4'5" x 8'6"
Bed 2	3111 x 2599mm	10'2" x 8'6"
Bed 3	2713 x 1913mm	8'11" x 6'3"
Bath	2418 x 1913mm	7'11" x 6'3"

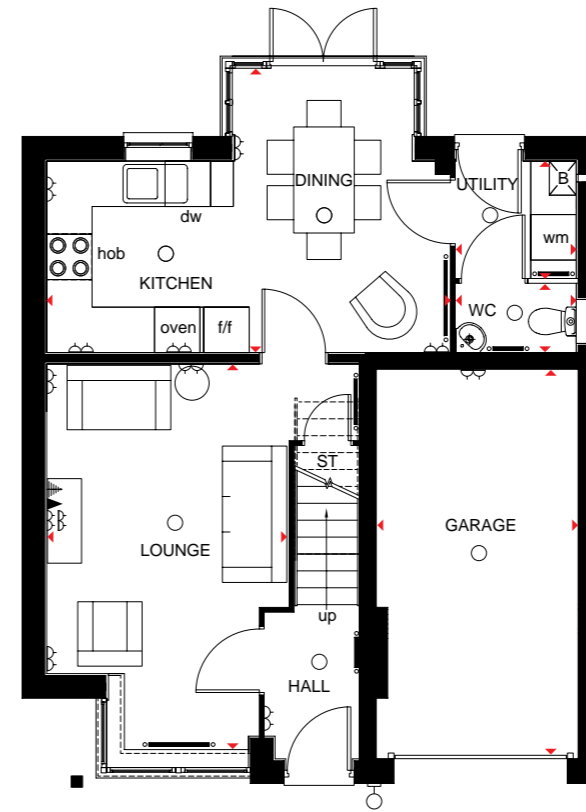
(Approximate dimensions)

KEY	B	Boiler	f/f	Fridge/freezer space
	ST	Store	◀▶	Dimension location
	wm	Washing machine space		

3 BEDROOM DETACHED HOME



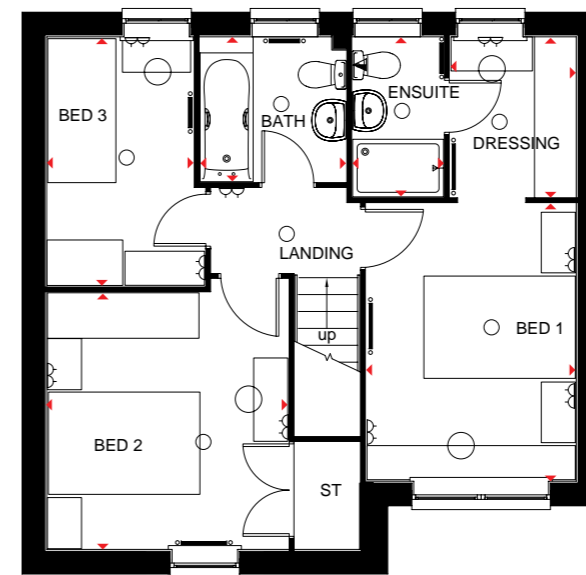
- A flexible three bedroom home featuring beautiful open-plan kitchen/dining area with glazed bay leading to the rear garden
- Family lounge and utility room are also located on the ground floor
- First floor has master bedroom with dressing area and en suite shower room, a further double bedroom, a single bedroom and family bathroom
- This delightful home also comes with an integral garage



Ground Floor

Lounge	5115 x 3189mm	16'9" x 10'6"
Kitchen/Dining	5317 x 3753mm	17'5" x 12'4"
Utility	1584 x 1537mm	5'2" x 5'1"
WC	1584 x 904mm	5'2" x 3'0"
Garage	5140 x 2663mm	16'10" x 8'9"

[Approximate dimensions]



First Floor

Bedroom 1	3664 x 2270mm	12'0" x 7'5"
En Suite	2112 x 1200mm	6'11" x 3'11"
Dressing Area	2112 x 1663mm	6'11" x 5'5"
Bedroom 2	3387 x 3189mm	11'1" x 10'6"
Bedroom 3	3290 x 1938mm	10'10" x 6'4"
Bathroom	1925 x 1913mm	6'4" x 6'3"

[Approximate dimensions]

KEY	○ Light fitting	◀ Shaver socket	ST Store	dw Dishwasher space
	◁ Electric socket	— Radiator	wm Washing machine space	◄ Dimension location
	▣ Media plate	B Boiler	f/f Fridge/freezer space	

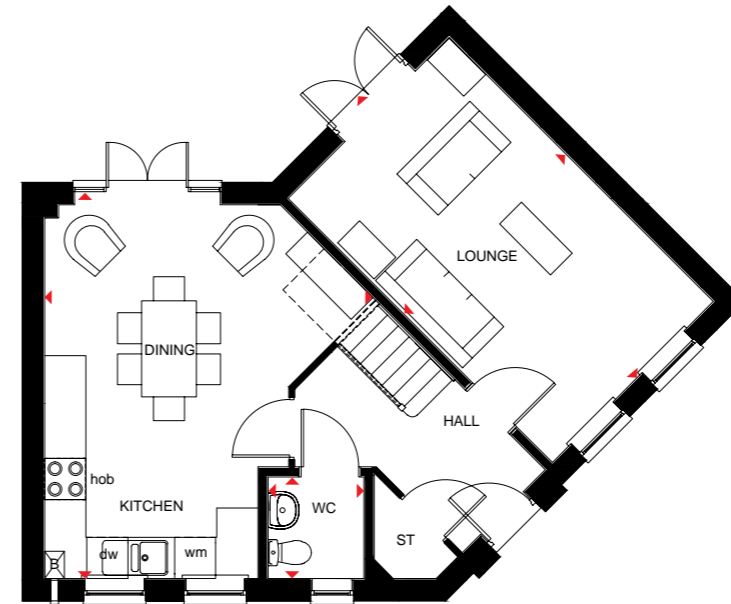
FARINGDON II

THE CLASSIC
COLLECTION

3 BEDROOM HOME



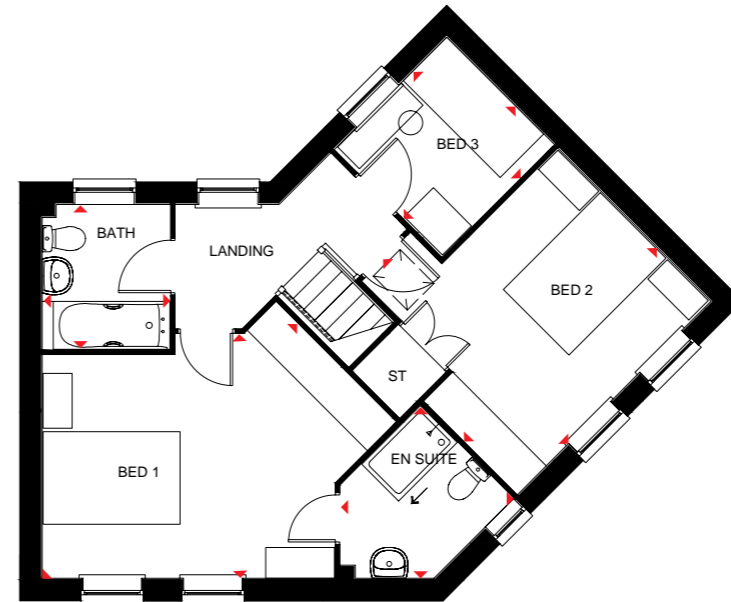
- A delightful three bedroom home offering dual-aspect lounge with French doors leading onto rear garden
- Ground floor also features an open-plan kitchen/dining area with the latest appliances and units in a choice of finishes
- First floor has two double bedrooms with an en suite shower room to master bedroom, a single bedroom and family bathroom



Ground Floor

Lounge	5450 x 3322mm	17'11" x 10'11"
Kitchen/Dining	4824 x 5641mm	15'10" x 18'6"
WC	1480 x 1398mm	4'10" x 4'7"

[Approximate dimensions]



First Floor

Bedroom 1	5159 x 3250mm	16'11" x 10'8"
En Suite	2471 x 1922mm	8'1" x 6'4"
Bedroom 2	3985 x 3800mm	13'1" x 12'6"
Bedroom 3	2313 x 2213mm	7'7" x 7'3"
Bathroom	2112 x 1863mm	6'11" x 6'1"

[Approximate dimensions]

KEY	B	Boiler	dw	Dishwasher space
	ST	Store	◀▶	Dimension location
	wm	Washing machine space		

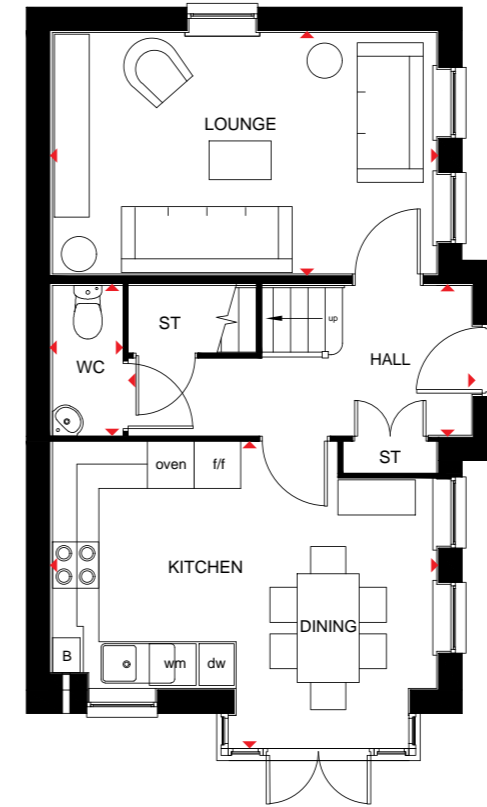
MORPETH II

THE CLASSIC
COLLECTION

3 BEDROOM HOME



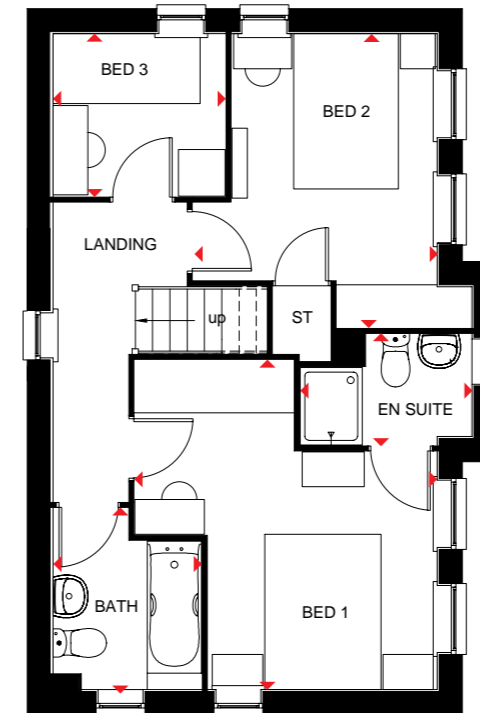
- A delightful three bedroom family home with open-plan kitchen and dining area with glazed bay opening onto the garden
- The ground floor also features dual-aspect lounge
- First floor offers master bedroom with en suite shower room, a further double bedroom, a single bedroom and family bathroom



Ground Floor

Lounge	4955 x 3112mm	16'3" x 10'3"
Kitchen/Dining	4955 x 3950mm	16'3" x 13'0"
WC	910 x 1928mm	3'0" x 6'4"

(Approximate dimensions)



First Floor

Bedroom 1	3901 x 4243mm	12'10" x 13'11"
En Suite	2218 x 1427mm	7'3" x 4'8"
Bedroom 2	3148 x 3787mm	10'4" x 12'5"
Bedroom 3	2230 x 2092mm	7'4" x 6'10"
Bathroom	1927 x 2335mm	6'4" x 7'8"

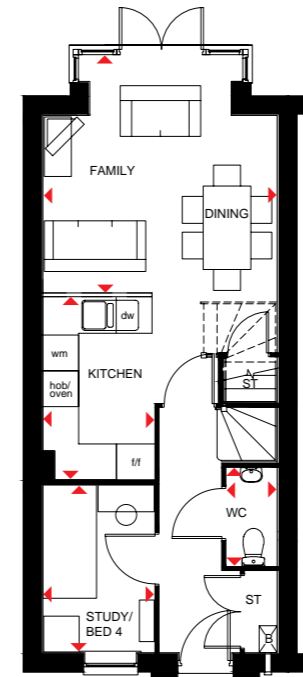
(Approximate dimensions)

KEY	B	Boiler	f/f	Fridge/freezer space
	ST	Store	dw	Dishwasher space
	wm	Washing machine space	◀▶	Dimension location

4 BEDROOM HOME



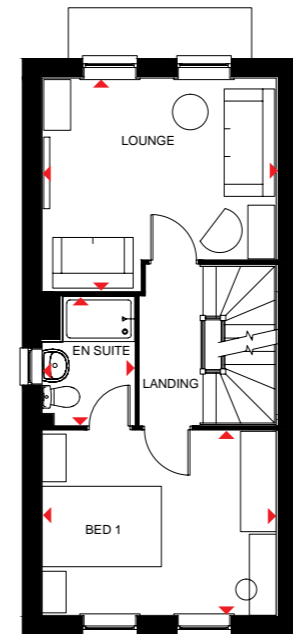
- A spacious four bedroom home with open-plan kitchen/family/dining area with French doors to the rear garden
- Study/bedroom 4 to the ground floor
- To the first floor there is a lounge and double bedroom with en suite shower room
- The second floor has a double bedroom, one single bedroom and the family bathroom



Ground Floor

Family/Dining	4994 x 3928mm	16'5" x 12'11"
Kitchen	3061 x 1868mm	10'1" x 6'2"
Bed 4/Study	2812 x 1867mm	9'3" x 6'2"
WC	1649 x 861mm	5'5" x 2'10"

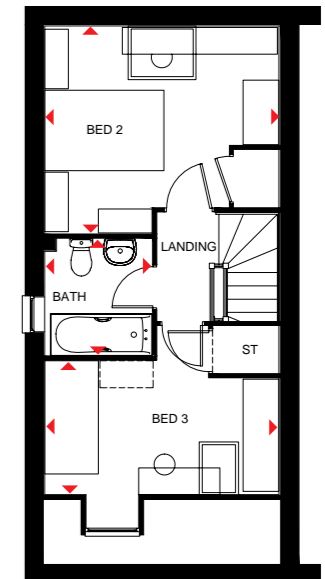
[Approximate dimensions]



First Floor

Lounge	3928 x 3576mm	12'11" x 11'9"
Bedroom 1	3928 x 3102mm	12'11" x 10'2"
En Suite	2163 x 1551mm	7'1" x 5'1"

[Approximate dimensions]



Second Floor

Bedroom 2	3928 x 3483mm	12'11" x 11'5"
Bedroom 3	3928 x 2831mm	12'11" x 9'3"
Bathroom	1962 x 1800mm	6'5" x 5'11"

[Approximate dimensions]

KEY

B	Boiler	f/f	Fridge/freezer space
ST	Store	dw	Dishwasher space
wm	Washing machine space	◀▶	Dimension location

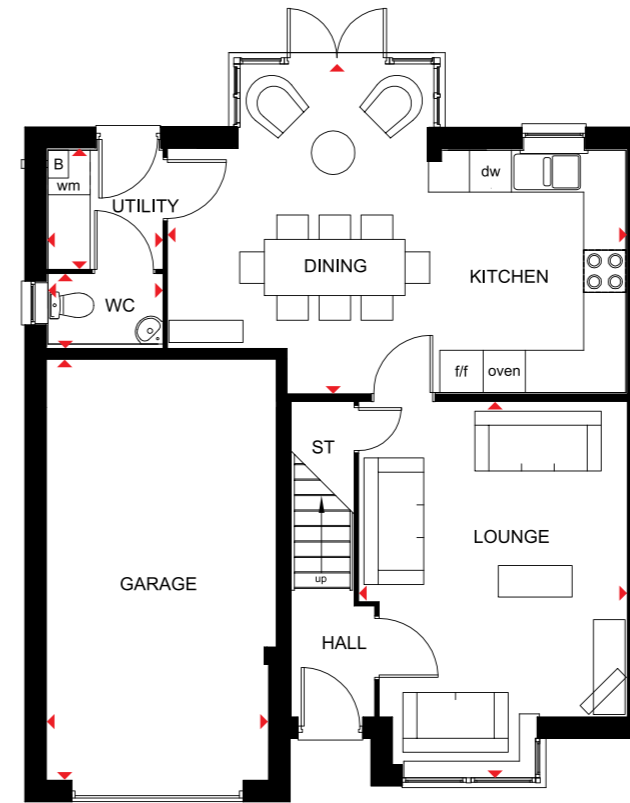
KENNINGTON

THE CLASSIC
COLLECTION

4 BEDROOM HOME



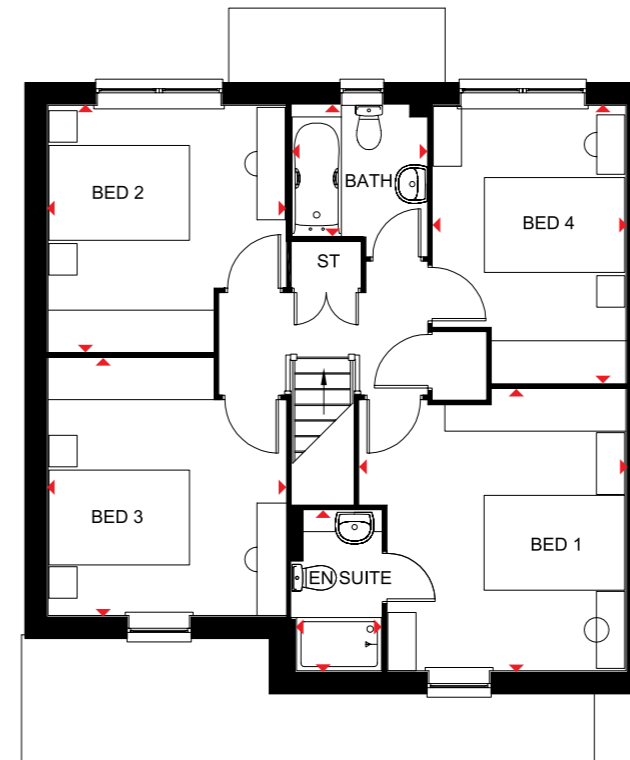
- A superior four bedroom home offering stylish kitchen and dining room with full-height glazed bay and French doors leading onto the rear garden
- Bay-fronted lounge and a utility room are also located on the ground floor
- First floor has four double bedrooms with en suite to master bedroom, and family bathroom
- This delightful home also comes with an integral garage



Ground Floor

Lounge	4450 x 3794mm	14'7" x 12'5"
Kitchen/Dining	6512 x 4675mm	21'4" x 15'4"
Utility	1685 x 1628mm	5'6" x 5'4"
WC	1628 x 988mm	5'4" x 3'3"
Garage	5998 x 3280mm	19'8" x 10'9"

[Approximate dimensions]



First Floor

Bedroom 1	4013 x 3794mm	13'2" x 12'5"
En Suite	2285 x 1275mm	7'6" x 4'2"
Bedroom 2	3513 x 3389mm	11'6" x 11'1"
Bedroom 3	3664 x 3389mm	12'0" x 11'1"
Bedroom 4	3949 x 2746mm	12'11" x 9'0"
Bathroom	1910 x 1859mm	6'3" x 6'1"

[Approximate dimensions]

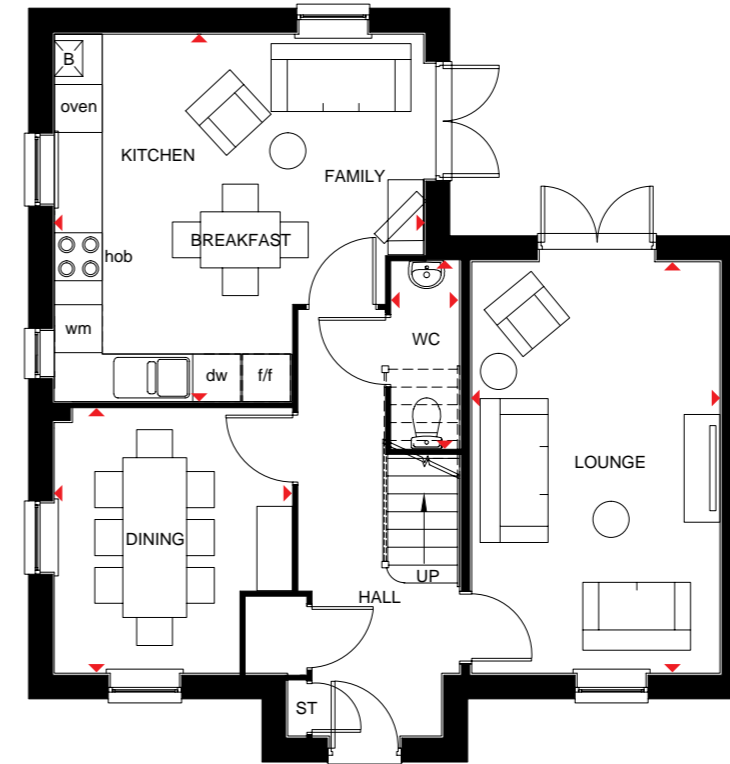
KEY B Boiler
ST Store
wm Washing machine space

f/f Fridge/freezer space
dw Dishwasher space
◀▶ Dimension location

4 BEDROOM HOME



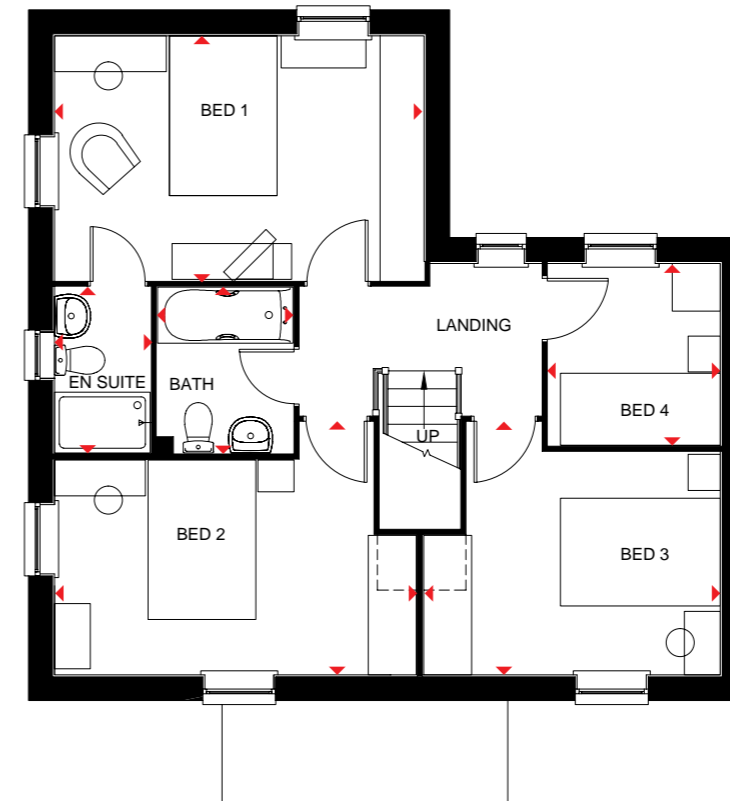
- A beautifully presented four bedroom home featuring open-plan kitchen with breakfast and family areas and French doors leading to the garden
- Separate dual-aspect dining room and lounge with French doors leading to the garden
- The first floor offers master bedroom with en suite shower room, two further double bedrooms, one single bedroom and family bathroom



Ground Floor

Lounge	5153 x 3113mm	16'11" x 10'3"
Kitchen/Family	4628 x 4605mm	15'2" x 15'1"
Dining	3310 x 2974mm	10'10" x 9'9"
WC	2338 x 853mm	7'8" x 2'10"

(Approximate dimensions)



First Floor

Bedroom 1	4628 x 3062mm	15'2" x 10'1"
En Suite	2075 x 1201mm	6'10" x 3'11"
Bedroom 2	4532 x 3163mm	14'10" x 10'5"
Bedroom 3	3715 x 3163mm	12'2" x 10'5"
Bedroom 4	2178 x 2155mm	7'2" x 7'1"
Bathroom	2075 x 1701mm	6'10" x 5'7"

(Approximate dimensions)

KEY B Boiler
ST Store
wm Washing machine space

f/f Fridge/freezer space
dw Dishwasher space
◀▶ Dimension location

4 BEDROOM DETACHED HOME



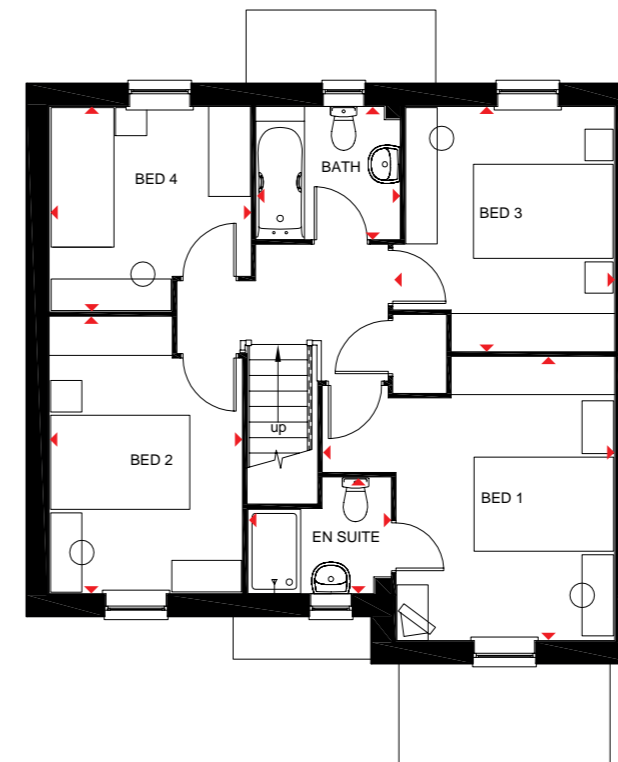
- An exceptional four bedroom detached home offering a family kitchen and dining area with full-height glazed bay leading onto the rear garden
- Ground floor also has a comfortable lounge with bay window, and a utility room
- First floor features three double bedrooms with en suite to master bedroom, a single bedroom and family bathroom
- This home also comes with integral garage



Ground Floor

Lounge	3314 x 5930mm	10'10" x 19'5"
Kitchen	2675 x 2564mm	8'9" x 8'5"
Dining Area	4527 x 2695mm	14'10" x 8'10"
Utility	1695 x 1593mm	5'7" x 5'3"
WC	1593 x 975mm	5'3" x 3'2"
Garage	5175 x 2662mm	17'0" x 8'9"

[Approximate dimensions]



First Floor

Bedroom 1	4187 x 4071mm	13'9" x 13'4"
En Suite	2051 x 1663mm	6'9" x 5'5"
Bedroom 2	3967 x 2762mm	13'0" x 9'1"
Bedroom 3	3508 x 3001mm	11'6" x 9'10"
Bedroom 4	2936 x 2888mm	9'8" x 9'6"
Bathroom	2051 x 1901mm	6'9" x 6'3"

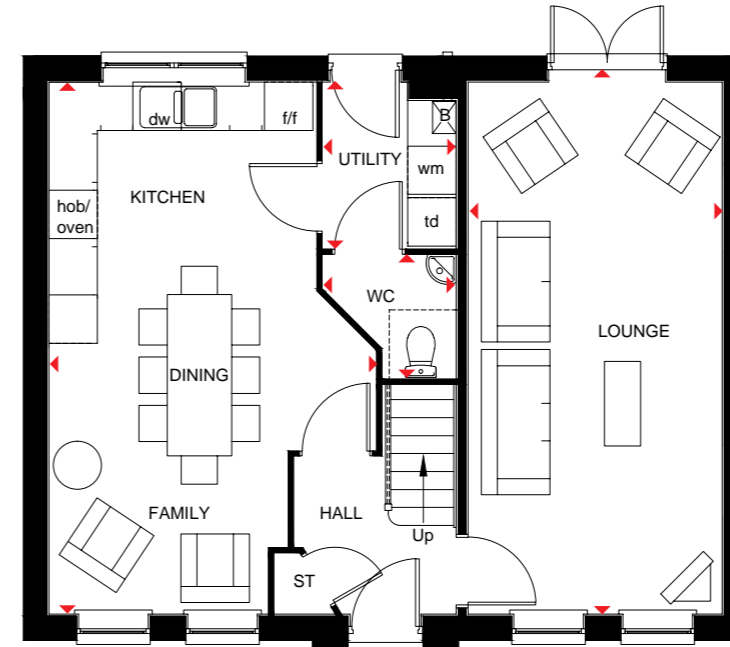
[Approximate dimensions]

KEY	B	Boiler	f/f	Fridge/freezer space
	ST	Store	dw	Dishwasher space
	wm	Washing machine space	◄►	Dimension location

4 BEDROOM DETACHED HOME



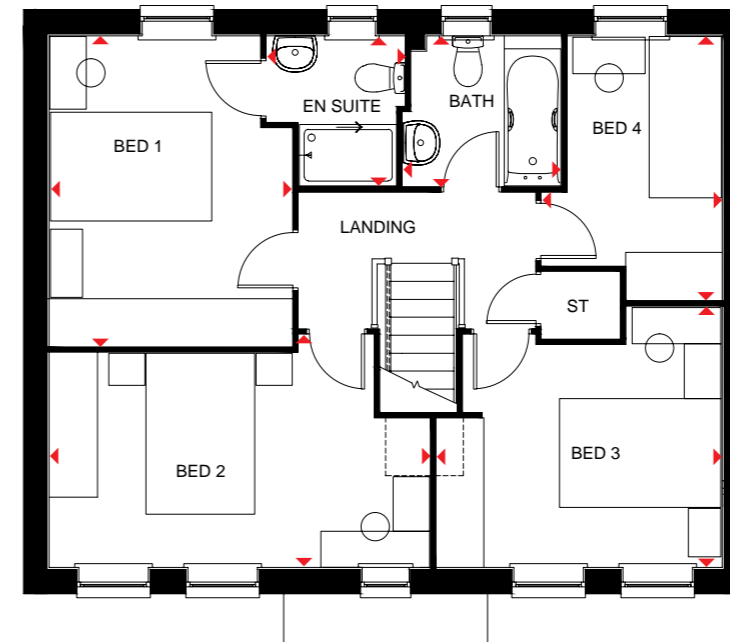
- A beautifully presented four bedroom home featuring dual-aspect lounge with French doors opening onto the rear garden
- Ground floor also offers an open-plan kitchen/dining and breakfast area
- It also has a separate utility space
- First floor offers three double bedrooms with an en suite shower room to the master bedroom, a single bedroom and family bathroom



Ground Floor

Lounge	6600 x 3150mm	21'8" x 10'4"
Kitchen/Dining	4054 x 6598mm	13'4" x 21'8"
Utility	1650 x 2060mm	5'5" x 6'9"
WC	1524 x 1251mm	5'0" x 4'1"

[Approximate dimensions]



First Floor

Bedroom 1	3850 x 3013mm	12'8" x 9'11"
En Suite	1707 x 1864mm	5'7" x 6'1"
Bedroom 2	4720 x 2886mm	15'6" x 9'6"
Bedroom 3	3542 x 2886mm	11'7" x 9'6"
Bedroom 4	2263 x 3275mm	7'5" x 10'9"
Bathroom	1863 x 1855mm	6'1" x 6'1"

[Approximate dimensions]

KEY	B	Boiler	f/f	Fridge/freezer space	◀▶	Dimension location
	ST	Store	dw	Dishwasher space		
	wm	Washing machine space	td	Tumble dryer space		

www.barratthomes.co.uk/bowlandmeadow
Contact the development on 0844 811 7799

