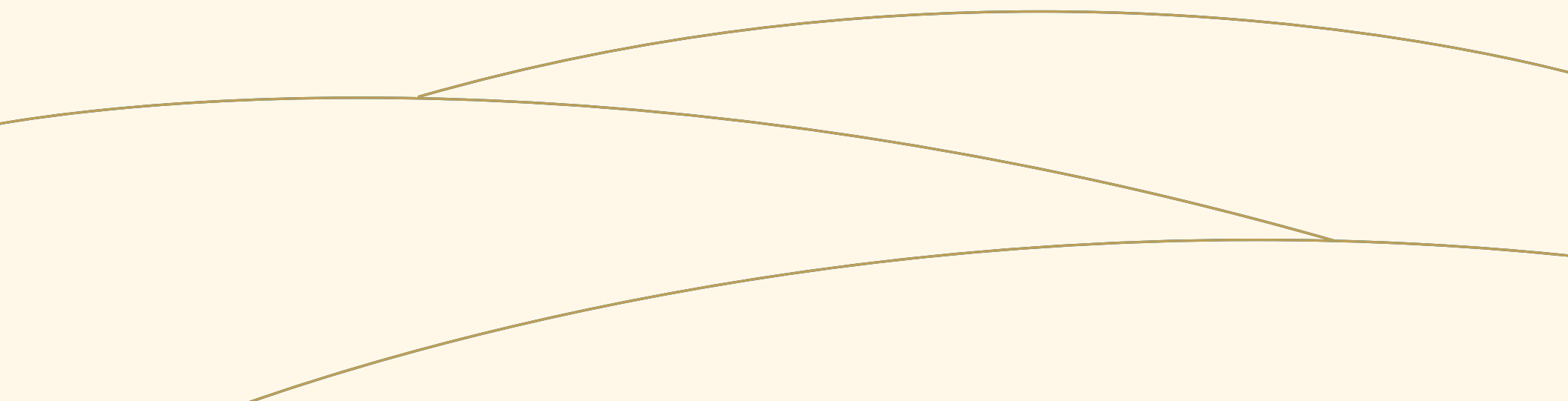


# THREE FIELDS

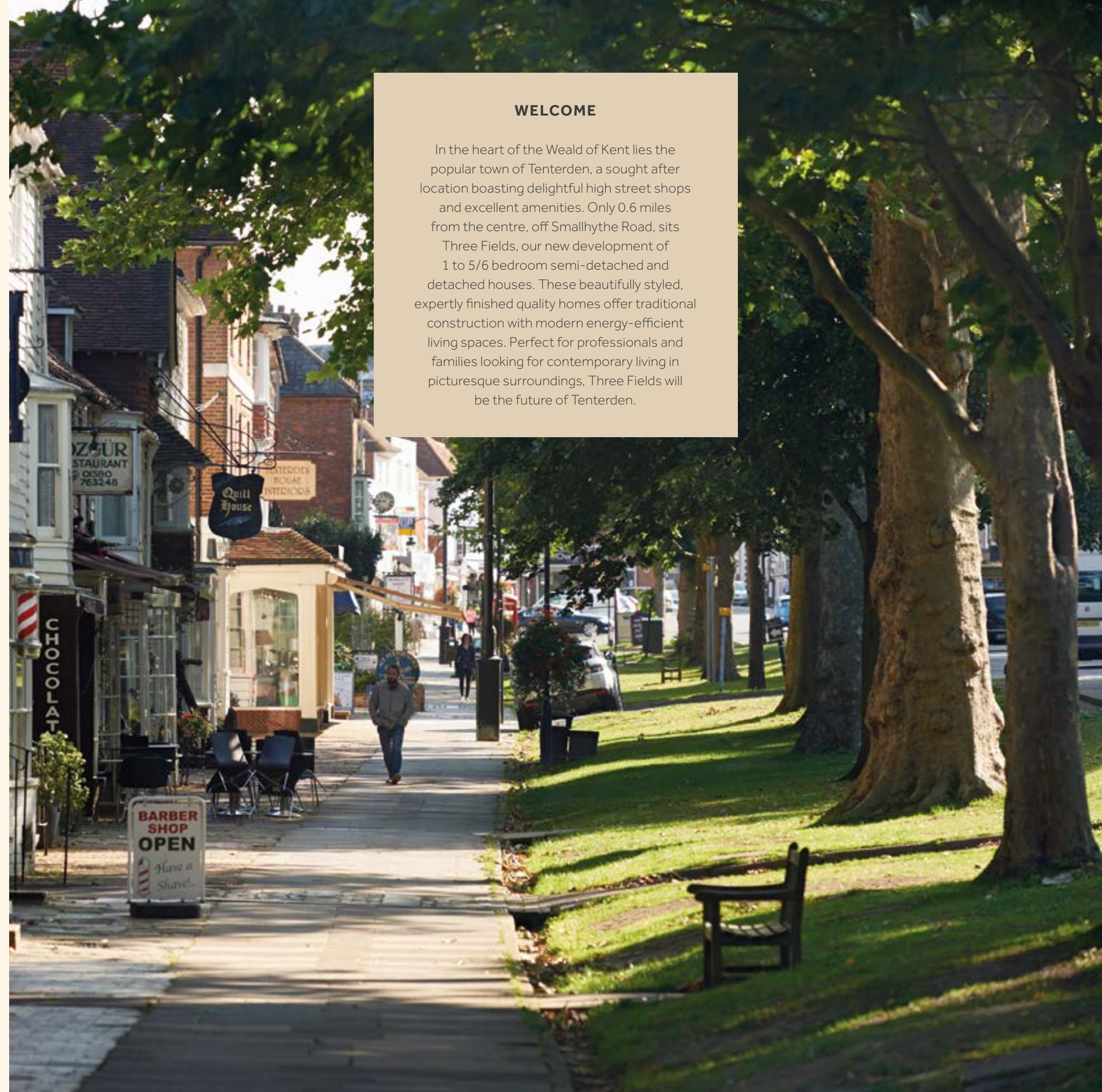
TENTERDEN





## WELCOME

In the heart of the Weald of Kent lies the popular town of Tenterden, a sought after location boasting delightful high street shops and excellent amenities. Only 0.6 miles from the centre, off Smallhythe Road, sits Three Fields, our new development of 1 to 5/6 bedroom semi-detached and detached houses. These beautifully styled, expertly finished quality homes offer traditional construction with modern energy-efficient living spaces. Perfect for professionals and families looking for contemporary living in picturesque surroundings, Three Fields will be the future of Tenterden.







2

3

An artist's impression of a Three Fields street scene





## A HIDDEN GEM

Tenterden is a captivating town with independent shops and large brands based in and around a fascinating high street studded with timbered, Georgian, and weatherboarded buildings.

You'll be able to find all you need here in a high street popular with professionals and families alike, from banking to books and cafés to couture. And you'll also be happy to see familiar names such as Waterstones, Prezzo, Laura Ashley, Cafe Rouge and Costa, plus major banks and building societies, or independent shops and stores selling local produce from the surrounding area such as vegetables, eggs or even beer from the nearby Old Dairy Brewery.

For a larger shop either the Tesco superstore, or more conveniently Waitrose, situated just off the high street, will cater for all the things you are likely to need.

Local attractions and places perfect for visiting include the southern coast of England which is only 13 miles away at Rye Harbour, or the Kent and East Sussex Railway with steam trains to Bodiam and Bodiam Castle. Multi-award-winning Chapel Down Winery with its estate and lovely restaurant overlooking the vineyards in the heart of the Weald is also a must for discerning wine lovers, while an evening out at the Sinden Theatre can be a welcome diversion from a night in.



# GIVE IN TO TEMPTATION

For your weekly food shop Tenterden is well placed providing quick access to major supermarkets. Tesco and Waitrose superstores are both a short drive away, and you can get to either in under a mile.

Tenterden also provides a fantastic source of fresh produce including cheeses, meats and wines at the Friday market and street stalls. In addition to the variety of fresh food on offer, there is also a great selection of craft stalls.

There are plenty of shopping opportunities within reach of Three Fields. If it's designer fashion that you are interested in, there is the Ashford Designer Outlet located just a 15 mile drive away, boasting a range of facilities for the discerning shopper. Here you can dive into the world of retail therapy accompanied with a bite to eat at one of the many cafés and restaurants on site. Children are well catered for with stores to suit them along with an adventure playground for them to let off some steam.







# WINE & DINE

With Tenterden high street just a convenient walk away, the opportunities to dine out and drink are plenty. Restaurants range from Turkish cuisine to Italian or big brand names to homely foods. Further opportunities to sample the area's gastronomy are a little further afield. Within driving distance of Tenterden eateries cater for many tastes and there is certainly something to satisfy your appetite.

For those of you who particularly enjoy a drop of wine, the Vineyards at Chapel Down are 2.1 miles away and Biddenden Vineyards are 3.4 miles away producing an award-winning range of wines, ciders and juices, all locally sourced and crafted to exacting standards. The Biddenden Vineyard provides tours of the estate and also the chance to meet the winemaker who can provide the expert insight into what makes their produce so good.



### HunnyBeez Bakery 0.2 miles

**Manor Row, High Street**

HunnyBeez is a family-run café in the heart of Tenterden. Run by mother and son team Tracy and Scott, HunnyBeez specialises in delicious home cooked food, fantastic drinks, and a warm friendly service.



### Ozgur Turkish Restaurant 0.2 miles

**126 High Street**

Established in 1990, Ozgur has been providing great Turkish food to the area of Tenterden for many years. Mustafa Deniz Ozel and his staff invite you to enjoy their delicious array of authentic Turkish food, complemented by a selection of wine, beers and spirits, both from Turkey and across the world.



### Montalbano Italian Restaurant 0.3 miles

**75 High Street**

Montalbano is a family-run restaurant born from the family's passion and tradition for great food served in great company. The menu is a mix of regional Italian dishes with touches of the very southern part of Italy: Sicily. They aim to bring the warmth of the south of Italy and delight you with great traditional home-made flavours.



### The Vine Inn 0.3 miles

**76 High Street**

The Vine Inn is a comfortable and welcoming pub in the heart of historic Tenterden and makes an ideal stop for delicious lunches and evening meals, or for a relaxing drink.





0.2  
miles



**DENTIST**

**The Dental Care**

138 High Street,  
Tenterden,  
TN30 6HT

0.3  
miles



**OPTICIANS**

**Vision Express**

72 High Street  
Tenterden,  
TN30 6AU

0.6  
miles



**DOCTORS**

**Ivy Court Surgery**

Recreation Ground Road,  
Tenterden,  
TN30 6RB

16  
miles



**HOSPITAL**

**William Harvey**

Kennington Road,  
Willesborough, Ashford  
TN24 0LZ

8.8  
miles



**RAILWAY STATION**

**Headcorn Railway  
Station**

Headcorn,  
TN27 9SD

# PICTURESQUE & PERFECTLY PLACED

Set amid the Weald of Kent countryside with its gently rolling hills and ribbons of lanes through sleepy villages, Tenterden, with its splendid towering church, is a popular town with professionals and families alike.

With everything on your doorstep, Tenterden is really the place to be if you crave that traditional village lifestyle. With the High Street less than half-a-mile from home, Three Fields is perfectly placed for you to do your weekly shop, go to the dentist for a check-up or have that much deserved dinner out – you'll be spoilt for choice.

With the nearest opticians and doctors surgery being less than one mile from home and William Harvey Hospital and Benenden private Hospital nearby, newly awarded with an "Outstanding" rating by the Care Quality Commission – you'll be in safe hands.

Surrounded by wonderful fields, farms and forest, and situated in the large conservation area overlooking the River Rother valley, Tenterden is an ideal place to see the picturesque countryside. With its pleasant country roads that wind through surrounding villages local routes lead via the A229 to London or Hastings, or the M20 running from London to Folkestone.





# EDUCATION

Three Fields is in close proximity to a number of high quality educational establishments. From nursery to higher education, Tenterden has it all.

Local schooling is friendly, local and convenient with infant, junior and secondary schools in the town including Homewood School and Sixth Form Centre with its latest Ofsted report of 'Good'.



## SCHOOLS

<b>0.3</b> miles	<b>BUSY BEES PRE-SCHOOL</b>	<b>2.8</b> miles	<b>ST MICHAELS CofE PRIMARY SCHOOL</b>
<b>0.6</b> miles	<b>TENTERDEN CofE JUNIOR SCHOOL</b>	<b>2.8</b> miles	<b>ROLVENDEN PRIMARY SCHOOL</b>
<b>0.7</b> miles	<b>TENTERDEN INFANT SCHOOL</b>	<b>3.9</b> miles	<b>HIGH HALDEN CofE PRIMARY SCHOOL</b>
<b>1.1</b> miles	<b>HOMEWOOD SCHOOL &amp; SIXTH FORM</b>	<b>6.3</b> miles	<b>BENENDEN BOARDING SCHOOL</b>



# Golf Courses

## Tenterden Golf Club

Wood Church Road, Tenterden, Kent, TN30 7DR

**DISTANCE: 1.4 Miles**

Tenterden Golf Club is a club for all, welcoming all levels and categories of golfer. Being a members' club allows the club to re-invest all monies into the running and development. The club itself is renowned throughout the south east as a friendly club and recognised as an ideal venue for company events and visiting societies.

## Chart Hills Golf Club

Weeks Lane, Biddenden, Kent, TN27 8JX

**DISTANCE: 6.3 Miles**

Nick Faldo's first European design in 1993 is set amid old oak trees in the heart of Kent with huge lakes and sand to trap the unwary. There is a similarity with an American country club complex in a rural location in this classic parkland course. The fairways follow natural contours to large, undulating greens, surrounded by extravagant bunkers – more than 130 in all.

## Cranbrook Golf Club

Golford Road, Cranbrook, Kent, TN17 4AL

**DISTANCE: 6.8 Miles**

Cranbrook Golf Club (formerly Hemsted Forest Golf Club) is located in the heart of Kent. The course lies in a beautiful natural setting and offers a haven of peace and tranquillity far removed from the hustle and bustle of everyday life. Cranbrook has an established reputation of being one of the finest courses in Kent.

## Weald of Kent

Maidstone Road, Headcorn, Kent, TN27 9PT

**DISTANCE: 10.6 Miles**

A beautifully-maintained 18-hole parkland golf course set in rolling Kent countryside with far-reaching views. With many elevations, lakes and hazards, the course is designed to challenge the most confident of players, whilst the well-maintained and wide fairways are forgiving to beginners. The course suits all levels of play and is open all year round.

# Spa & Beauty

## Beautellies

65 High Street, Tenterden, Kent, TN30 6BD

**DISTANCE: 0.3 Miles**

Beautellies is a family-run beauty salon situated in the heart of Tenterden offering a warm and friendly welcome as well as a professional beauty service to all of our clients. Our team of experienced beauty therapists will ensure that your visit to our salon will be of the highest standard, providing a tangible feeling of indulgence and relaxation throughout your salon experience.

## London Beach Country Hotel & Spa

Ashford Road, Tenterden, Ashford, Kent, TN30 6HX

**DISTANCE: 2.1 Miles**

The London Beach Spa offers an array of beauty treatments and therapies using Clarins, Espa and Jessana products. The large hydrotherapy pool with built-in loungers below the water line offers a perfect place to relax. Enjoy a healthy snack or light meal at the Juice Bar. The special ladies-only area offers its own hot tub, steam room and sauna.

## Marriott Tudor Park Hotel & Country Club

Ashford Road, Bearsted, Maidstone, Kent, ME14 4NQ

**DISTANCE: 17 Miles**

This is a haven set in the beautiful Kent countryside. Enjoy a relaxing treatment or pamper yourself with a luxurious aromatherapy facial or a therapeutic reflexology session. Whatever the occasion, there is a range of treatments available to leave you with a total sense of well-being.

## Brandshatch Place Hotel & Spa

Brandshatch Road, Fawkham, Kent, DA3 8NQ

**DISTANCE: 36.1 Miles**

The slick spa is in stark contrast to the charm of the Georgian country house setting. There are 7 cocooning treatment rooms, an indoor pool and hydrotherapy pool, a pretty crystal steam room and a studio offering yoga and pilates. Therapies include Reiki, Indian head massage, massage, algae wraps, body scrubs and tanning treatments.



# AT YOUR FINGERTIPS

If you need to escape the busyness of life and unwind, Tenterden is surrounded by picturesque golf courses and relaxing spa resorts. Whether you wish for a spa treatment or a competitive game of golf there are many options to choose from.

Within the area of Tenterden there is a leisure centre where you can swim, work out and play sports all under one roof. The wide range of activities available ensures there is something for you – whatever your age or ability.

If you would like to explore beyond Tenterden, nearby Sissinghurst Castle is steeped in history with stunning gardens which are perfect for long walks in this National Trust site. Sissinghurst also hosts exhibitions including guided walks and camping experiences.

Tunbridge Wells is rich in theatrical offerings with no less than three theatres in the borough. The biggest is the Assembly Hall Theatre, housed in the town centre's civic complex of Art Deco buildings, which celebrated its 75th anniversary in 2014.





# EXPLORE TENTERDEN'S TREASURES

Tenterden is surrounded by the High Weald Area, an area of Outstanding Natural Beauty. The quiet country lanes are a cycling haven with cycle route 18 linking Tenterden to both Ashford and Tunbridge Wells. Horse riding is available locally and anglers can try their luck in the well-stocked lakes, rivers and trout waters.

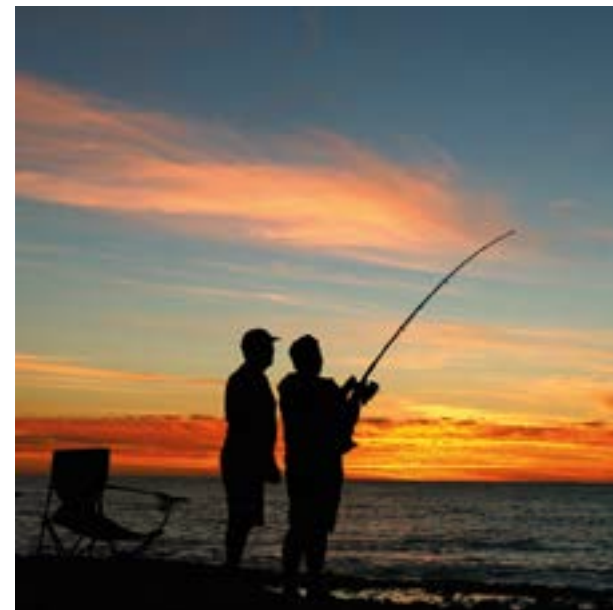
Walkers can easily explore the country trails. Why not attempt the circular walks in and around the town, or if that is too energetic, try the 'park, walk and ride' – by steam train. Tenterden is famed for being home to one of the Kent & East Sussex Railway stations, stretching over 10½ miles between Tenterden and Bodiam, all riders will love the excitement of being on one of the country's finest rural light railways.



# AT THE BEACH IN 30 MINUTES

Winchelsea Beach is 13.9 miles from Three Fields and is a welcome retreat from the hustle and bustle of busier beaches. Calm and peaceful, this beach is good for long walks. Make sure to visit The Ship, only moments from the beach but also surrounded by rolling countryside, the perfect combination.

Unique in its structure and unlike most beaches lined with pebbles and shingle, Camber Sands is layered in fine golden sand and is the only beach with sand dunes in East Sussex. With the beach stretching over 5 miles, the area is incredibly popular for windsurfers, kite surfers and especially for families packing a picnic ready to spend the day building sandcastles, eating ice creams and making the most of the beautiful English weather.





# WITHIN EASY REACH

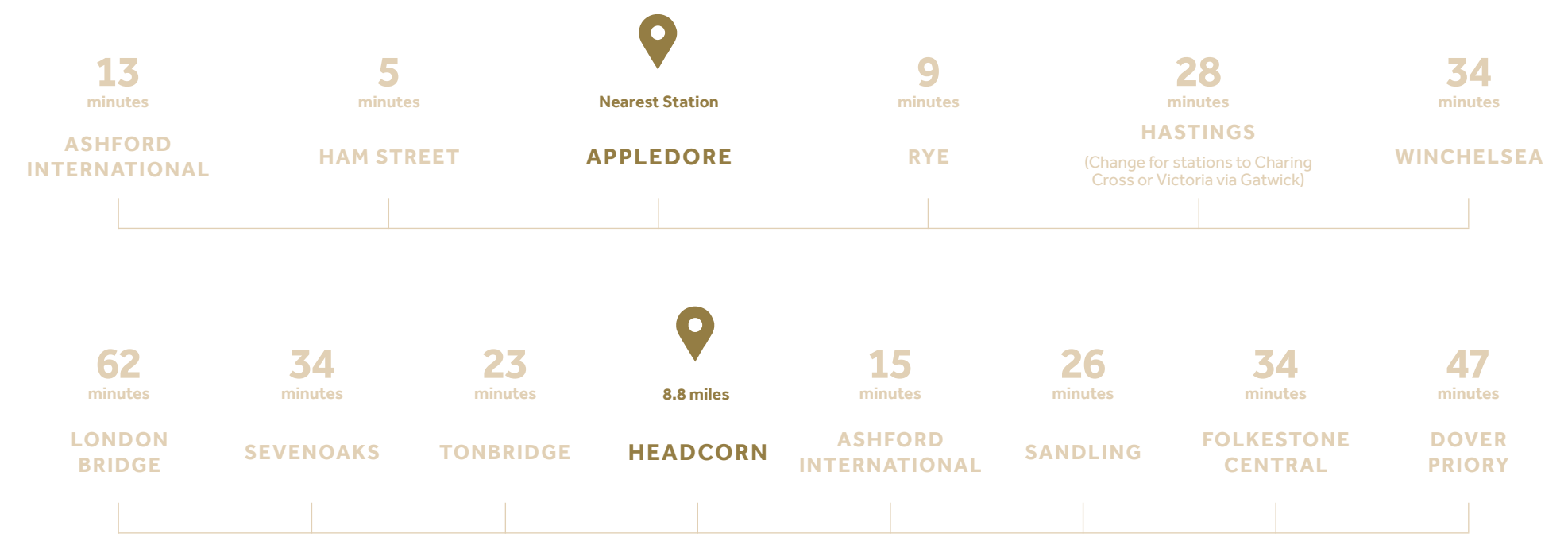
Three Fields is ideally positioned in beautiful Tenterden, with easy connections to the M20 providing access to the M25 and the Port of Dover.

With your nearest rail station situated in Appledore, only 7.9 miles from home – you are just moments from stunning railway connections – Ashford International is only two stops away, and easily allows you to travel to Kings Cross St Pancras in 38 minutes. Also, once you reach Ashford International you are perfectly placed to travel across the pond to Paris and Brussels for a welcome weekend away.

Headcorn train station is conveniently only 8.8 miles away and again provides regular services to enviable locations. London Bridge is a direct service and takes only 62 minutes, seamlessly linking you for commuting in and out of the City. If the hustle and bustle isn't your style, travel to Folkestone in 34 minutes and enjoy a walk down the promenade with an ice cream.



## TRAIN LINE



**12.8** miles | **ASHFORD INTERNATIONAL RAIL STATION**



**13.1** miles | **ASHFORD**



**14.1** miles | **CAMBER SANDS**



**20.9** miles | **M20**



**27.5** miles | **EUROTUNNEL**



**35.6** miles | **DOVER**





An artist's impression of a Three Fields street scene

Three Fields • Tenterden



# EXQUISITE STYLE, LUXURIOUS LIVING

Welcome to a home where all the fixtures and fittings are brand new and unused. Where you won't need to worry about DIY and home improvements, so you can spend more time with your family and friends doing all the things you really enjoy.

From the day you move in, you'll love the fact that everything in your new home is clean and untouched. Your new home will be decorated in neutral colours, so you'll get a blank canvas to stamp your own style and personality on from day one. If you've reserved early enough in the build process, you'll get to choose from a range of fixtures, fittings and floor coverings from the options range that will be installed in your new home before you move in. Which means as soon as you unpack you can start using your dream kitchen or bathroom. And while it's these finishing touches that make a house a home, you can also be sure that we've constructed your home to energy-efficient, modern building standards, so you can enjoy living in a safe and secure environment.

We use traditional construction techniques incorporating modern materials in our homes. Environmentally friendly features like efficient heating systems, double glazed windows, high levels of wall and loft insulation and well-designed ventilation systems will keep your home cosy and warm and effortlessly help you save energy and money. Just before you move in, we'll explain how your new home works from top to bottom. And once you've moved in, our team will visit you a couple more times to check how you're settling in and help out with any issues you may have. And all our new homes come with a 2-year Taylor Wimpey warranty and a 10-year NHBC warranty, giving you absolute peace of mind right from day one.

The moment you enter a Taylor Wimpey home you'll see that we design and build our homes and communities around you. But we build more than just new homes – in 2016 we donated and fundraised £875k for registered Charities, directly employed on average 4,697 people and provided opportunities for a further 12,390 jobs in the UK across our developments. Taylor Wimpey also contributed £363 million to communities across the UK via our planning agreements in 2016. This included providing new roads and improved public transport, schools, nurseries, health centres and shops. Which means you can trust us to not only build stylish homes but to invest in the things that make you and your family happy.

The images displayed within this brochure depict typical Taylor Wimpey homes and are not the confirmed specification for this development.







### SHORNCLIFFE HEIGHTS

Shorncliffe Heights is a wonderful collection of 2, 3, 4 and 5 bedroom homes located in Shorncliffe, Kent. The first two phases will be St Martin's Plain and The Stadium which will form part of a wider development of 1,200 new properties, along with a primary school, improved recreation facilities, enhanced natural habitats and fantastic travel links to Seabrook Valley.



### HALDEN FIELD

A wonderful collection of 2, 3, 4, 5 and 6 bedroom homes, built and finished to a high specification located in the peaceful village of Rolvenden on the outskirts of Tenterden. Halden Field enjoys a well-connected, yet peaceful location in Rolvenden, which lies within the High Weald Area of Outstanding Natural Beauty.



### LANGLEY PARK

Langley Park is a fantastic collection of 2, 3 & 4 bedroom homes located on the south-eastern fringes of the thriving town of Maidstone, Kent. The development will boast a number of local amenities, including a new primary school, a country park, a local centre and community allotments, making this the ideal place to set up home.



# THE TAYLOR WIMPEY STORY

We are one of the largest residential developers in the UK. We have a history of successful house building and construction dating back as far as the 1880's. Our company is the product of these decades of experience and expertise and draws together the best practice gained throughout our history.

The involvement and support of the local community is crucial to the success of this development and we are committed to working with local people, community groups and parish and local authorities.

We pride ourselves on the in-depth knowledge that our employees within our regional office have of this local area. We aim to inform, consult and work with local people to plan and design developments that balance the needs of our business with those of our residents and local communities.

We make a positive contribution to the wider communities in which we build by developing everything that is needed to support the homes and their residents, to create a thriving community.

Through our planning obligations last year we contributed over £227 million to our local communities. This took many forms from providing infrastructure including roads, sewers and utilities (gas and electricity) to improved public transport and providing community buildings, such as schools, nurseries, health centres and shops.










# WELCOME

In the heart of the Weald of Kent lies the popular town of Tenterden, a sought-after location boasting delightful high street shops and excellent amenities. Only 0.6 mile<sup>1</sup> from the centre, off Smallhythe Road, sits Three Fields, our new development of 1 to 5/6 bedroom semi-detached and detached houses. These beautifully styled, expertly finished quality homes offer traditional construction with modern energy-efficient living spaces. Perfect for professionals and families looking for contemporary living in picturesque surroundings, Three Fields will be the future of Tenterden.







## 1 bedroom homes

-  **The Belgar**  
1 bedroom home  
Plots: 26, 42, 53 & 92
-  1 bedroom home\*  
Plots: 17, 32 & 33

## 2 bedroom homes

-  **The Parton**  
2 bedroom home  
Plots: 22 & 23
-  **The Brunger**  
2 bedroom home  
Plots: 58 & 59
-  2 bedroom home\*  
Plots: 28-31, 36, 37, 54-57 & 70-75



## 3 bedroom homes

-  **The Hopes**  
3 bedroom home  
Plots: 24 & 25
-  **The Haynes**  
3 bedroom home  
Plots: 5, 6, 21, 109 & 110
-  **The Maynard**  
3 bedroom home  
Plot: 52
-  **The Eastwell**  
3 bedroom home  
Plots: 18-20, 35, 38-41 & 67
-  **The Huson**  
3 bedroom home  
Plots: 1, 2, 43, 44 & 93
-  3 bedroom home\*  
Plots: 27 & 34

## 3/4 bedroom homes

-  **The Forstal**  
3/4 bedroom home  
Plots: 46-49, 61, 62, 64, 65, 68, 69, 97, 98, 101, 102, 105 & 106

## 4 bedroom homes

-  **The Craythorne**  
4 bedroom home  
Plots: 7, 66, 87, 88, 99, 100, 111 & 112
-  **The Finchden**  
4 bedroom home  
Plots: 3, 4, 89, 90 & 108


## 4/5 bedroom homes

-  **The Leigh**  
4 bedroom home  
Plots: 45, 50, 51, 60, 63, 76, 91, 94-96, 103 & 104

## 5/6 bedroom homes

-  **The Grove**  
5/6 bedroom home  
Plots: 77 & 107

## Apartments

-  1 & 2 bedroom apartments\*  
Plots: 8-16 & 78-86

Hello!  
You'll find our Three Fields  
Sales Information Centre &  
Show Homes right here!



- BS = Bin Store
- = Bollard
- ▢ = Car Barn
- ▷ = Drive Through
- SS = Sub Station
- V = Visitor Parking
- \* = Affordable Homes

<sup>1</sup>Distance taken from google.co.uk/maps

The development layout does not show details of gradients of land, boundary treatments, local authority street lighting or landscaping. It is our intention to build in accordance with this layout. However, there may be occasions when the house designs, boundaries, landscaping and positions of roads and footpaths change as the development proceeds. Please check the details of your chosen property with your Sales Executive prior to reservation. 28983/October 2018.





# THE BELGAR

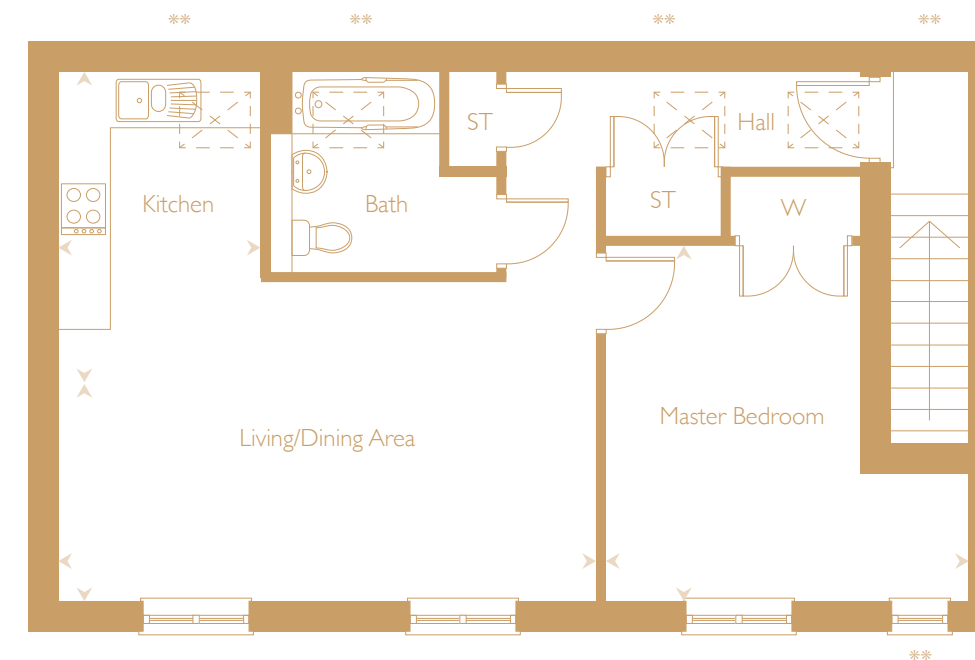
The carefully planned layout of the Belgar coach house apartment makes it perfect for first-time buyers and downsizers.

A private front door opens through to an internal entrance hallway that leads upstairs to the first floor accommodation. An open plan kitchen/living/dining area is the home's focal point, and provides the ideal space for unwinding in or entertaining guests. A splendid master bedroom and a main bathroom are also provided, while the property also features a carport below for instant access.

# THREE FIELDS

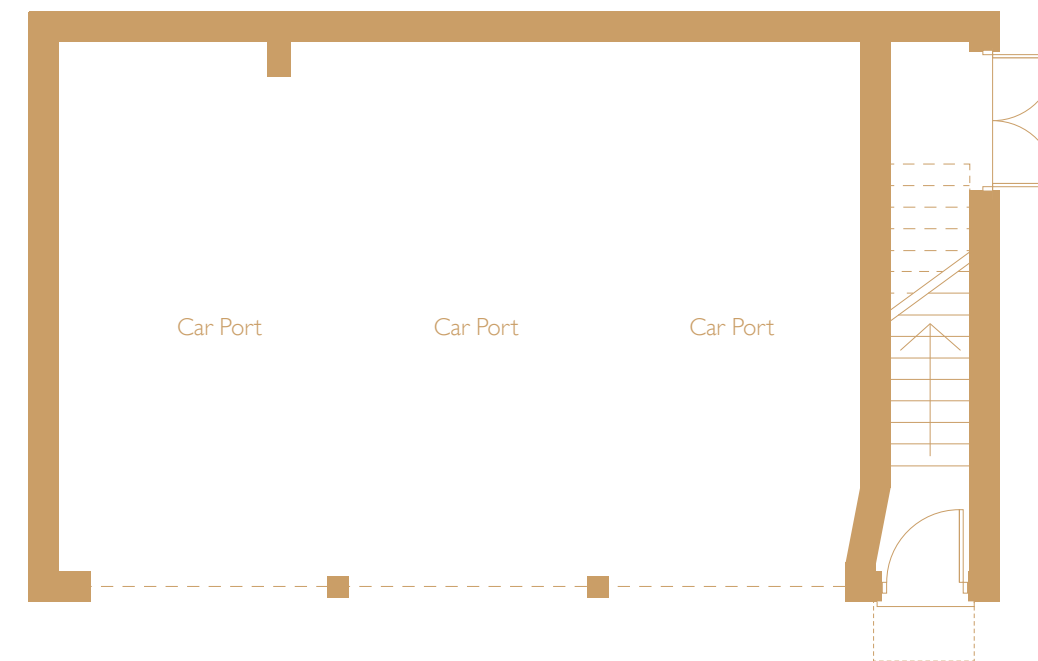
## FIRST FLOOR

- Kitchen**  
3.54m x 2.32m  
11'8" x 7'8"
- Living/Dining Area**  
6.15m x 2.49m  
20'2" x 8'2"
- Master Bedroom**  
4.15m x 4.06m  
13'8" x 13'4"



PLOTS 26\*, 42\*,  
53 & 92\*

## GROUND FLOOR



### Total Net Area

- 62.6 sq m | 673 sq ft - Plot 92
- 64.4 sq m | 693 sq ft - Plots 42 & 53
- 68.7 sq m | 739 sq ft - Plot 26

### Key

- ST – Storage
- W – Wardrobe

\*Indicates plot is handed \*\*Plot specific window variations, please refer to working drawings.

The artist's impression is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however variances from site to site. External materials, finishes, landscaping and the position of garages, (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Please enquire for further details. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your Sales Executive. All dimensions are + or - 50mm and floor plans are not shown to scale. 28983/January 2018.







# THE BRUNGER

With accessible living in mind, this practical 2 bedroom home is ideal for downsizers or couples alike.

An open plan kitchen/living/dining area with excellent work surfaces and double doors to the garden forms the heart of the home. A convenient double bedroom – which could also be used as a separate living area – a downstairs cloakroom and an under stairs cupboard complete the ground floor layout.

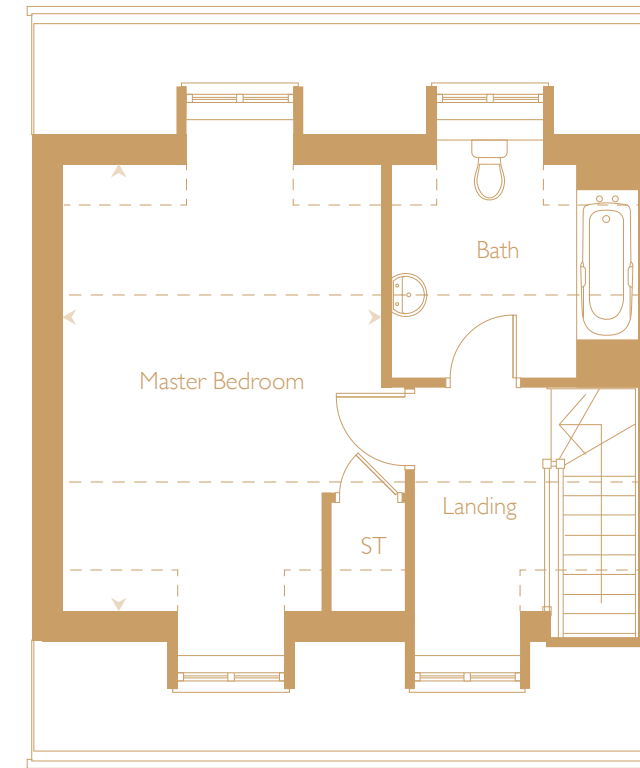
Upstairs is the dormer-windowed master bedroom with handy storage, spacious landing and a separate bathroom.

# THREE FIELDS

PLOTS 58 & 59\*

## FIRST FLOOR

**Master Bedroom**  
5.10m x 3.65m  
16'9" x 12'0"



## GROUND FLOOR

**Kitchen/Dining Area**  
4.06m x 2.53m  
13'4" x 8'4"

**Living Area**  
4.06m x 4.02m  
13'4" x 13'3"

**Bedroom 2**  
3.42m x 2.92m  
11'3" x 9'7"



**Total Net Area**  
81.7 sqm | 879 sq ft

**Key**  
ST – Storage  
WC – Cloakroom

\*Indicates plot is handed.

The artist's impression is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however variances from site to site. External materials, finishes, landscaping and the position of garages, (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Please enquire for further details. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your Sales Executive. All dimensions are + or - 50mm and floor plans are not shown to scale. 28983/January 2018.







# THE CRAYTHORNE

The 4 bedroom Craythorne features a traditional double-fronted design, with a practical interior layout that makes it an ideal family home.

An entrance lobby leads to the dual aspect living room with double doors to the garden at the rear, and an open plan kitchen/dining area, that opens through the utility room to the garden. A guest cloakroom is also located on the ground floor.

Upstairs are the four bedrooms, a master bedroom with en suite shower facilities, and three double bedrooms, as well as a main family bathroom central to the landing.

# THREE FIELDS

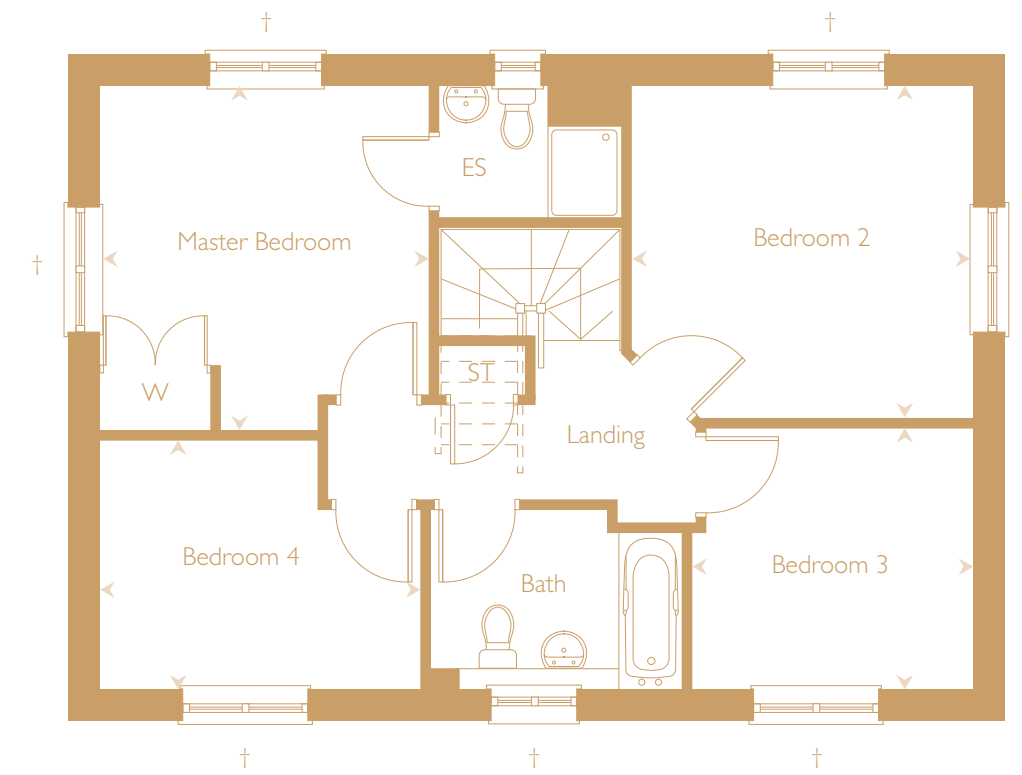
## FIRST FLOOR

**Master Bedroom**  
3.73m x 3.57m  
12'3" x 11'9"

**Bedroom 2**  
3.70m x 3.60m  
12'2" x 11'10"

**Bedroom 3**  
3.05m x 2.83m  
10'0" x 9'4"

**Bedroom 4**  
3.44m x 2.70m  
11'4" x 8'10"



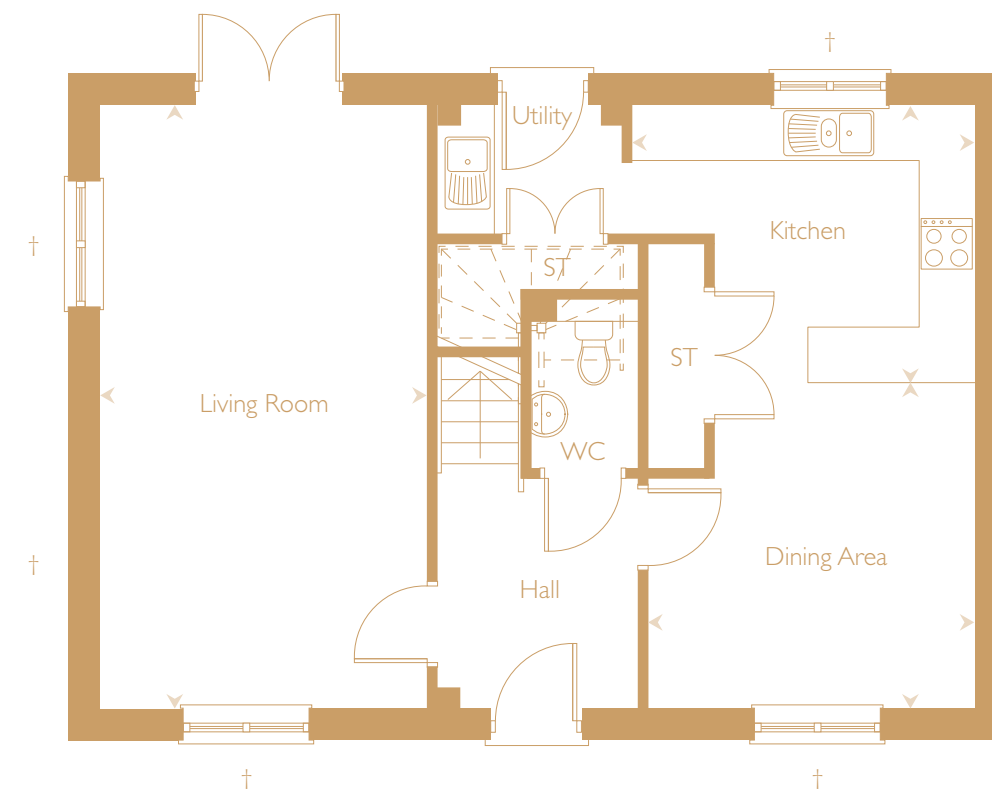
PLOTS 7\*, 87, 88\*, 99\*,  
100, 111 & 112\*

## GROUND FLOOR

**Kitchen**  
3.70m x 3.00m  
12'2" x 9'10"

**Dining Area**  
3.52m x 3.51m  
11'7" x 11'6"

**Living Room**  
6.52m x 3.51m  
21'5" x 11'6"



**Total Net Area**  
122.4 sq m | 1,318 sq ft

### Key

ES – En Suite      ST – Storage  
W – Wardrobe      WC – Cloakroom

\*Indicates plot is handed †Plot specific window variations, please refer to working drawings.

The artist's impression is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however variances from site to site. External materials, finishes, landscaping and the position of garages, (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Please enquire for further details. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your Sales Executive. All dimensions are + or - 50mm and floor plans are not shown to scale. 28983/March 2018.



**Taylor Wimpey**





# THE EASTWELL

With a layout which would suit couples and families alike, the Eastwell is a well-proportioned 3 bedroom property.

The living room is perfect for relaxing in or entertaining, with double doors opening out to the rear garden, while the kitchen/dining area has plenty of space for family mealtimes. A handy storage closet and a guest cloakroom are also located off the entrance hallway.

Upstairs, the master bedroom includes an en suite shower room. Also on the first floor are two further bedrooms, and a main bathroom perfect for the family.

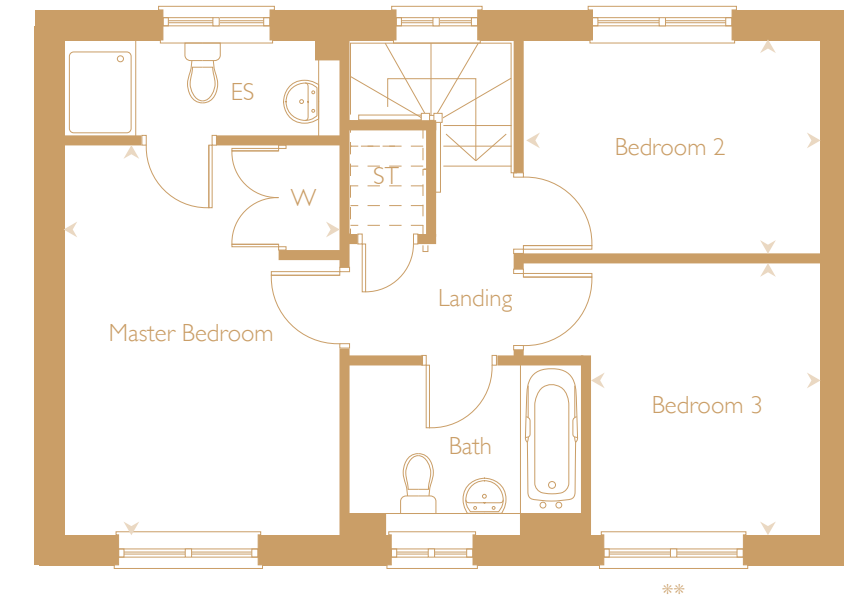
# THREE FIELDS

## FIRST FLOOR

**Master Bedroom**  
4.45m x 3.13m  
14'8" x 10'4"

**Bedroom 2**  
3.40m x 2.45m  
11'2" x 8'1"

**Bedroom 3**  
3.10m x 2.63m  
10'2" x 8'8"



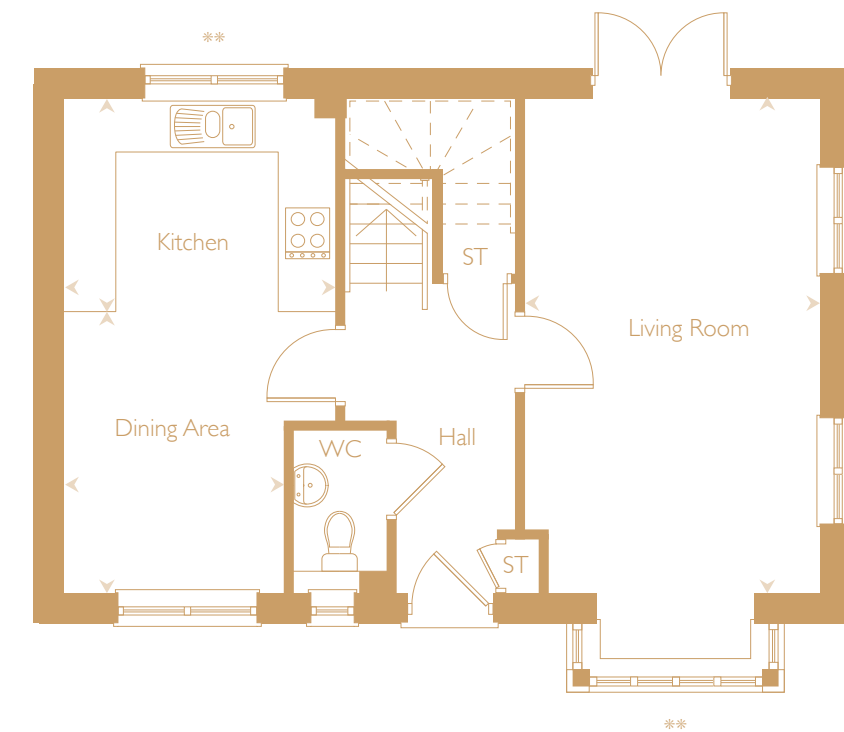
PLOTS 18\*, 19\*,  
20\*, 35\*, 38\*,  
39, 40\*, 41

## GROUND FLOOR

**Kitchen**  
3.07m x 2.40m  
10'1" x 7'11"

**Dining Area**  
3.24m x 2.48m  
10'8" x 8'2"

**Living Room**  
5.64m x 3.34m  
18'6" x 11'0"



### Total Net Area

96.7 sq m | 1,040 sq ft - Plots 18 & 35  
98.1 sq m | 1,056 sq ft - Plots 20, 38 & 39  
99.6 sq m | 1,072 sq ft - Plots 19, 40 & 41

### Key

ES – En Suite      W – Wardrobe  
ST – Storage      WC – Cloakroom

\*Indicates plot is handed \*\*Plot specific window variations, please refer to working drawings.

The artist's impression is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however variances from site to site. External materials, finishes, landscaping and the position of garages, (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Please enquire for further details. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your Sales Executive. All dimensions are + or - 50mm and floor plans are not shown to scale. 28983/March 2018.







# THE FINCHDEN

The Finchden is a 4 bedroom home with versatile accommodation across three storeys.

Day-to-day life is centred around the contemporary kitchen, while the living/dining area with double doors to the garden outside is perfect for relaxing. A guest cloakroom and a useful storage closet complete the ground floor layout.

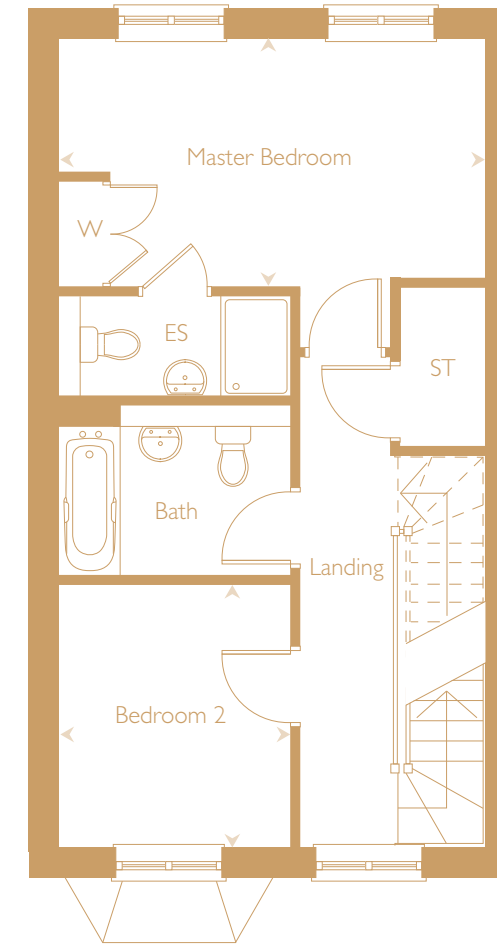
A double bedroom and the master bedroom with en suite shower room occupy the first floor, along with a main bathroom and further storage space off the landing. A further staircase leads up to two double bedrooms on the top floor, both of which have a vaulted ceiling and dormer windows.

# THREE FIELDS

## FIRST FLOOR

**Master Bedroom**  
4.86m x 2.80m  
16'0" x 9'2"

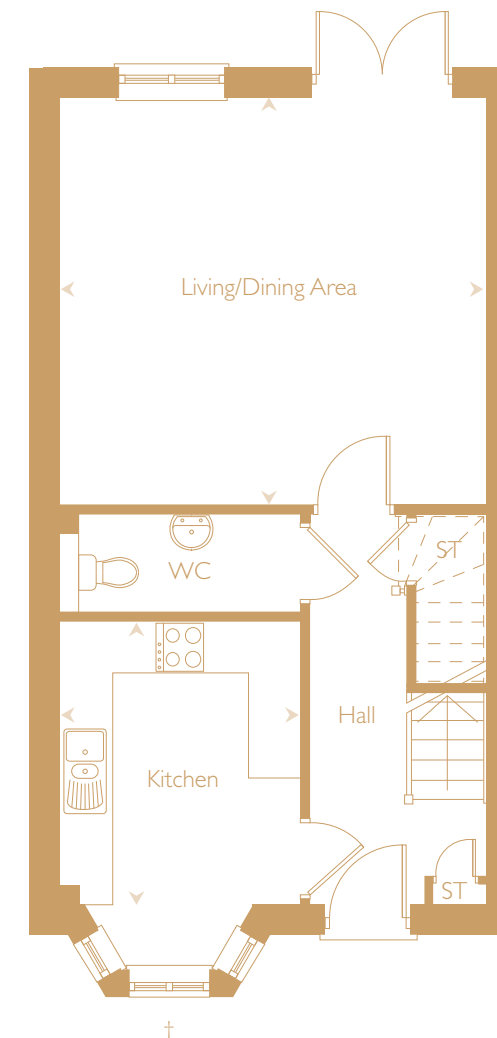
**Bedroom 2**  
3.00m x 2.64m  
9'10" x 8'8"



## GROUND FLOOR

**Kitchen**  
3.25m x 2.76m  
10'8" x 9'1"

**Living/Dining Area**  
4.86m x 4.65m  
16'0" x 15'4"

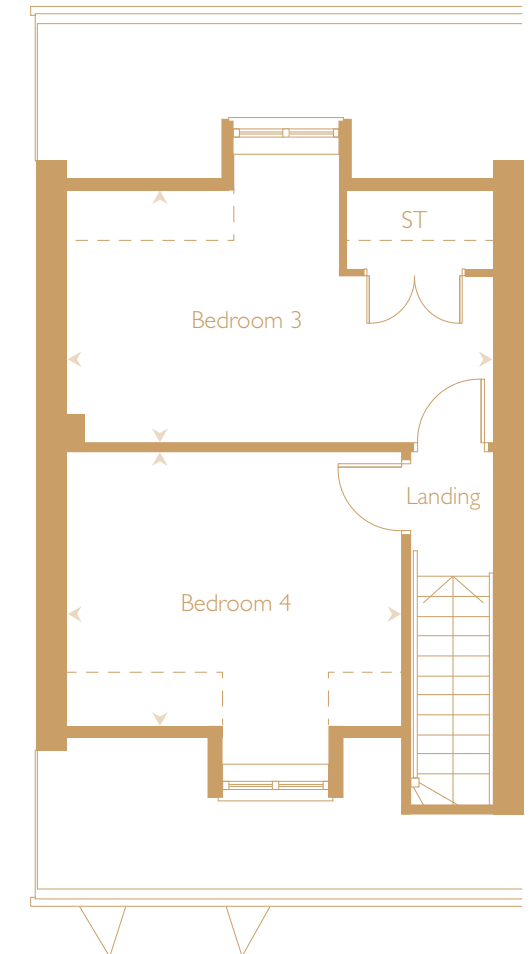


## PLOTS 3, 4\*, 89, 90\* & 108\*

## SECOND FLOOR

**Bedroom 3**  
4.86m x 2.89m  
16'0" x 9'6"

**Bedroom 4**  
3.84m x 3.09m  
12'8" x 10'2"



### Total Net Area

115.7 sq m | 1,245 sq ft - Plot 108

116.7 sq m | 1,256 sq ft - Plots 3, 4, 89 & 90

### Key

- ES – En Suite
- W – Wardrobe
- — Restricted headroom
- WC – Cloakroom
- ST – Storage

\*Indicates plot is handed. †Bay window to plots 3, 4, 89 & 90.

The artist's impression is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however, variances from site to site. External materials, finishes, landscaping and the position of garages, (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Please enquire for further details. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your Sales Executive. All dimensions are + or - 50mm and floor plans are not shown to scale. 28983/March 2018.







PLOTS 46, 47, 48, 49,  
61, 62, 64, 65, 68 & 69

# THE FORSTAL

The Forstal is a 3/4 bedroom home ideally suited to growing families or professional couples.

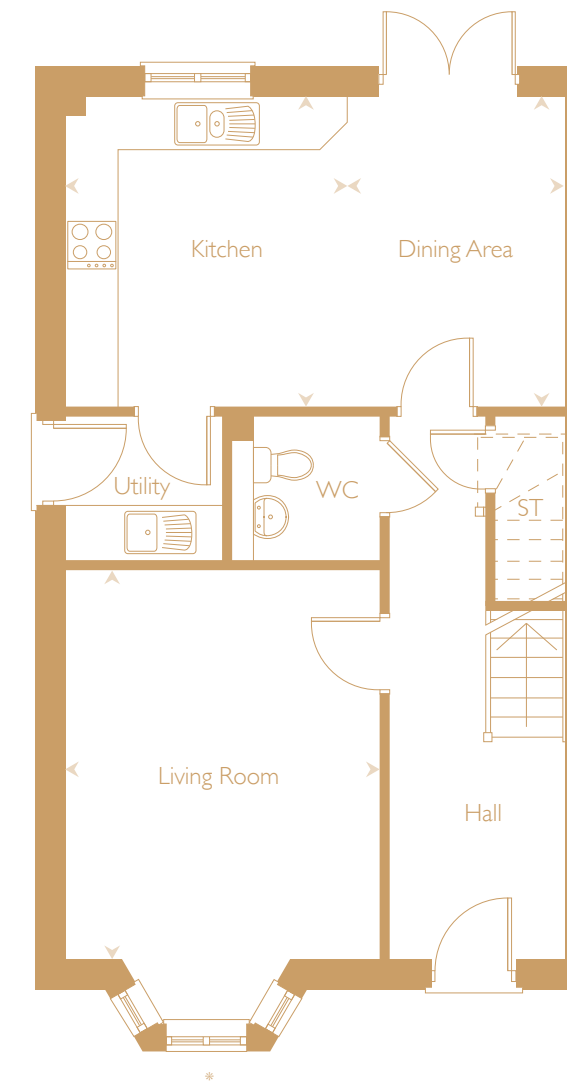
An excellent kitchen/dining area with open access through double doors to the garden forms the heart of the home for day-to-day living, while a living room with bay window to the front of the home offers a place of retreat for peace and quiet. There is also a guest cloakroom downstairs, a utility room with sink, and useful understairs storage.

Two further bedrooms, and a study which could also be a bedroom or nursery and a family bathroom, plus the master bedroom with its en suite shower room are located on the first floor.

# THREE FIELDS

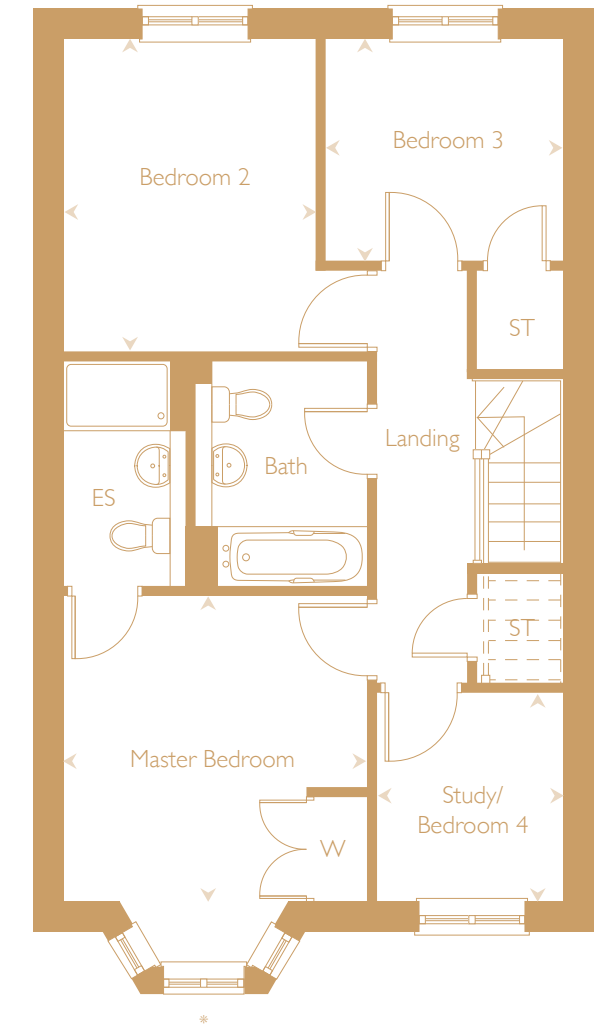
## GROUND FLOOR

- Kitchen**  
3.51m x 3.20m  
11'7" x 10'6"
- Dining Area**  
3.51m x 2.49m  
11'7" x 8'2"
- Living Room**  
4.45m x 3.55m  
14'7" x 11'8"



## FIRST FLOOR

- Master Bedroom**  
3.50m x 3.47m  
11'6" x 11'5"
- Bedroom 2**  
3.58m x 2.88m  
11'9" x 9'6"
- Bedroom 3**  
2.72m x 2.54m  
8'11" x 8'4"
- Study/Bedroom 4**  
2.40m x 2.13m  
7'11" x 7'0"



**Total Net Area**  
113.8 sq m | 1,225 sq ft

- Key**
- ES – En Suite
  - ST – Storage
  - W – Wardrobe
  - WC – Cloakroom

\*Square bay window on some plots.

The artist's impression is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however, variances from site to site. External materials, finishes, landscaping and the position of garages, (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Please enquire for further details. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your Sales Executive. All dimensions are + or - 50mm and floor plans are not shown to scale. 35783/October 2018.







# THE GROVE

The traditional Grove 5/6 bedroom home is characterised by a wealth of generous accommodation across three floors.

The kitchen at the rear of the home has double doors to the garden, while the bay windowed living room leads through double doors to a dining room featuring double doors to the rear garden. A separate bay windowed family room provides the perfect place away from the hustle and bustle of family life, while there's also a downstairs cloakroom and understairs storage.

The first floor landing leads to a master bedroom with en suite shower room, three double bedrooms and a family bathroom. Two additional double bedrooms are located on the top floor. One boasts an en suite shower room while the other could be used as a study or games room.

# THREE FIELDS

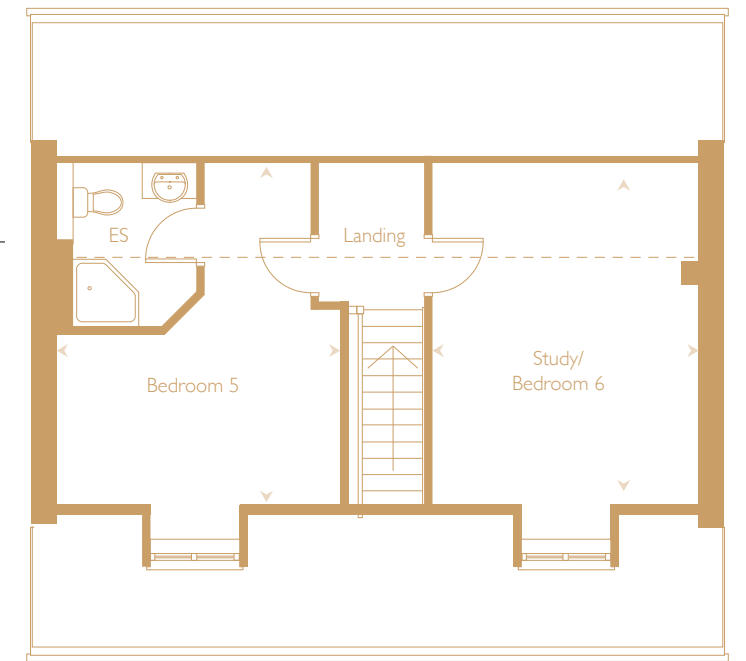
## FIRST FLOOR

- Master Bedroom**  
3.60m x 3.56m  
11'10" x 11'9"
- Bedroom 2**  
4.33m x 3.00m  
14'3" x 9'10"
- Bedroom 3**  
3.46m x 2.75m  
11'5" x 9'0"
- Bedroom 4**  
3.01m x 2.96m  
9'11" x 9'9"



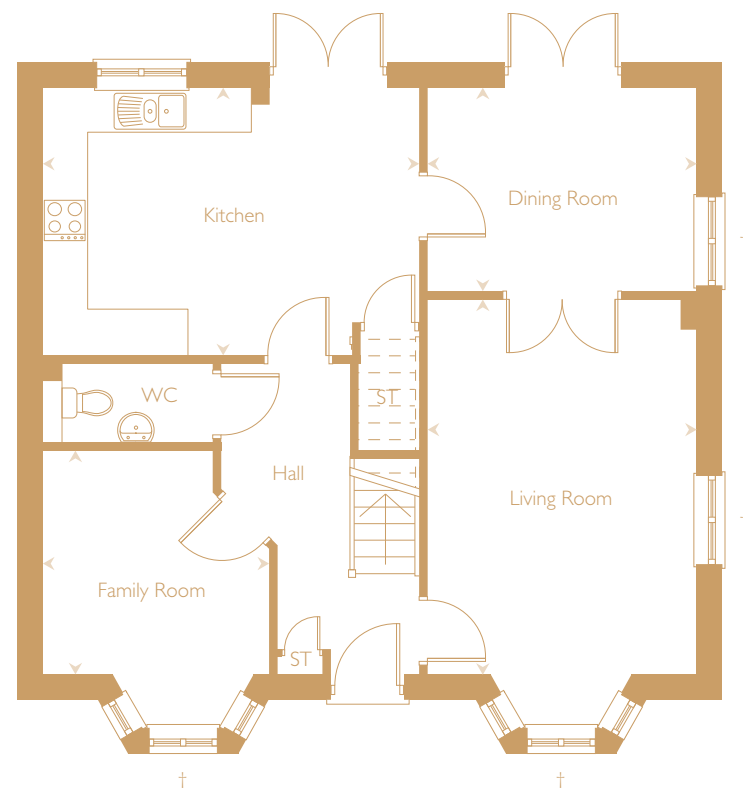
## SECOND FLOOR

- Bedroom 5**  
4.69m x 3.89m  
15'5" x 12'9"
- Study/Bedroom 6**  
4.69m x 3.66m  
15'5" x 12'0"



## GROUND FLOOR

- Kitchen**  
5.03m x 3.58m  
16'6" x 11'9"
- Dining Room**  
3.60m x 2.74m  
11'10" x 9'0"
- Living Room**  
5.05m x 3.60m  
16'7" x 11'10"
- Family Room**  
3.05m x 3.01m  
10'0" x 9'11"



**Total Net Area**  
182.3 sq m | 1,962 sq ft - Plot 77  
177.0 sq m | 1,905 sq ft - Plot 107

**Key**  
ES – En Suite      ST – Storage  
W – Wardrobe      WC – Cloakroom

\*Indicates plot is handed †Plot specific window variations, please refer to working drawings.

The artist's impression is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however variances from site to site. External materials, finishes, landscaping and the position of garages, (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Please enquire for further details. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your Sales Executive. All dimensions are + or - 50mm and floor plans are not shown to scale. 28983/March 2018.



**Taylor Wimpey**





# THE HAYNES

The 3 bedroom Haynes will appeal to first-time buyers, couples and families looking for a little extra space.

Leading off from the hall is a kitchen with good surface areas to the front of the home, a wc and storage, and a well proportioned living/dining area that opens through double doors to the rear garden, making it perfect for entertaining and al fresco dining.

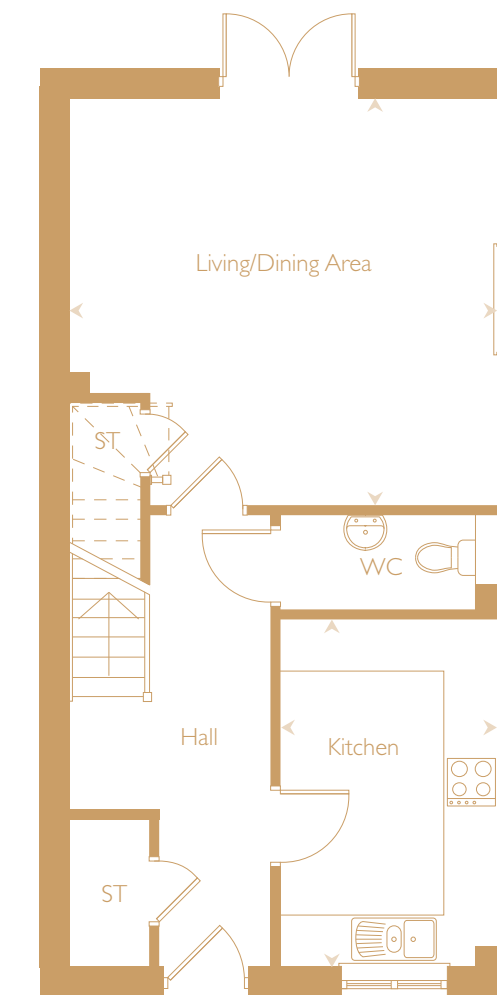
The first floor comprises the master bedroom with en suite shower room, a main bathroom, a further double bedroom and a bedroom which could provide a dedicated work space or playroom.

# THREE FIELDS

## GROUND FLOOR

**Kitchen**  
3.97m x 2.48m  
13'1" x 8'2"

**Living/Dining Area**  
4.86m x 4.65m  
16'0" x 15'4"

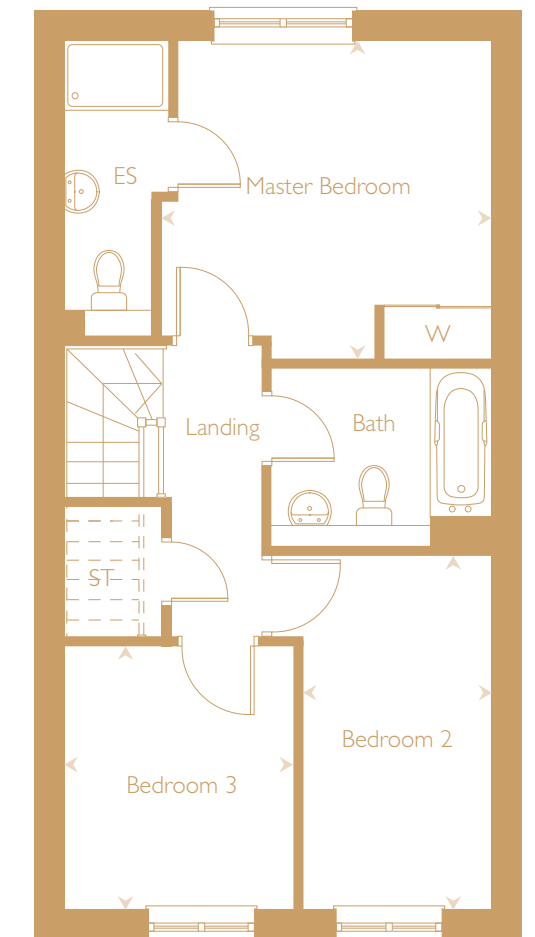


## FIRST FLOOR

**Master Bedroom**  
3.78m x 3.64m  
12'5" x 12'0"

**Bedroom 2**  
4.04m x 2.15m  
13'3" x 7'1"

**Bedroom 3**  
3.01m x 2.62m  
9'11" x 8'7"



**Total Net Area**  
95.9 sq m | 1,032 sq ft

**Key**  
ES – En Suite      ST – Storage  
W – Wardrobe      WC – Cloakroom

\*Indicates plot is handed.

The artist's impression is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however variances from site to site. External materials, finishes, landscaping and the position of garages, (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Please enquire for further details. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your Sales Executive. All dimensions are + or - 50mm and floor plans are not shown to scale. 28983/March 2018.







# THE HOPES

With 3 bedrooms the Hopes is ideally suited to modern family life.

The entrance hallway leads to a kitchen and a guest cloakroom before it reaches an open plan living/dining area which draws in natural light through double doors. These provide access to the garden to create an appealing environment for socialising.

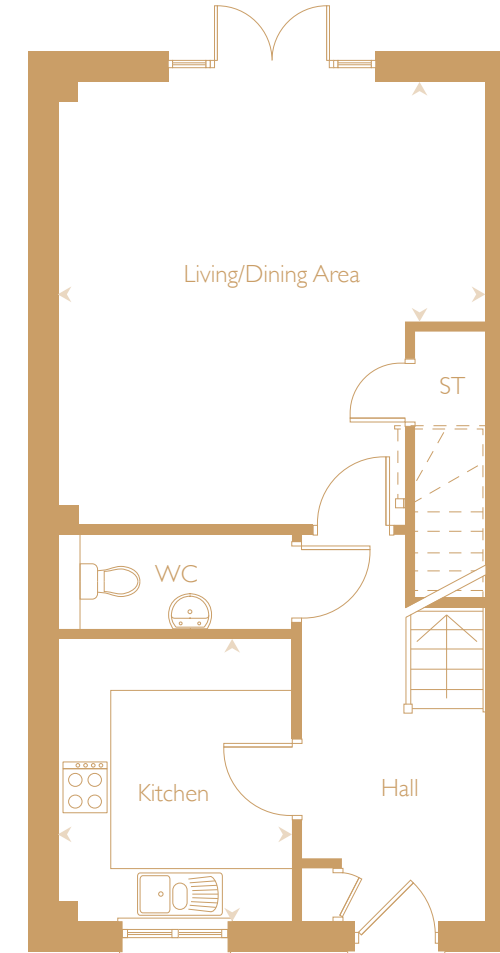
A master bedroom with en suite shower room is located off the upstairs landing, along with a main bathroom, a second double bedroom, and a further bedroom which could alternatively be used as a playroom or a study.

# THREE FIELDS

## GROUND FLOOR

**Kitchen**  
3.23m x 2.68m  
10'7" x 8'10"

**Living/Dining Area**  
4.87m x 2.75m  
16'0" x 9'0"

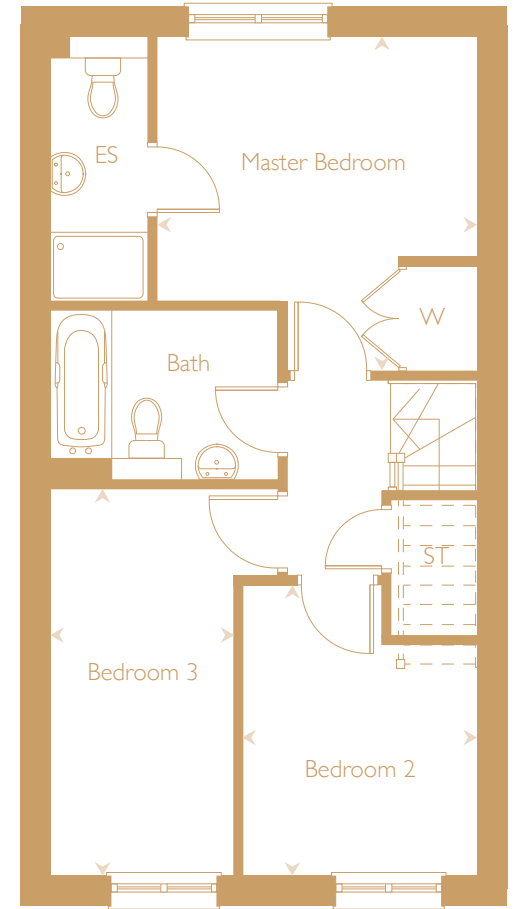


## FIRST FLOOR

**Master Bedroom**  
3.83m x 3.58m  
12'7" x 11'9"

**Bedroom 2**  
3.33m x 2.68m  
10'11" x 8'10"

**Bedroom 3**  
4.41m x 2.10m  
14'6" x 6'11"



**Total Net Area**  
92.7 sq m | 998 sq ft

**Key**  
ES – En Suite      W – Wardrobe  
ST – Storage      WC – Cloakroom

\*Indicates plot is handed.

The artist's impression is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however variances from site to site. External materials, finishes, landscaping and the position of garages, (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Please enquire for further details. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your Sales Executive. All dimensions are + or - 50mm and floor plans are not shown to scale. 28983/January 2018.







# THE HUSON

There's plenty of flexible space for growing families in the Huson 3 bedroom home.

The ground floor features a dual aspect living room having double doors to the garden, while the kitchen/dining area is ideal for family and mealtimes. There's also a handy guest cloakroom and store cupboard off the entrance hallway.

The first floor landing leads to two double bedrooms, a main bathroom and a master bedroom with en suite shower room with WC and sink.

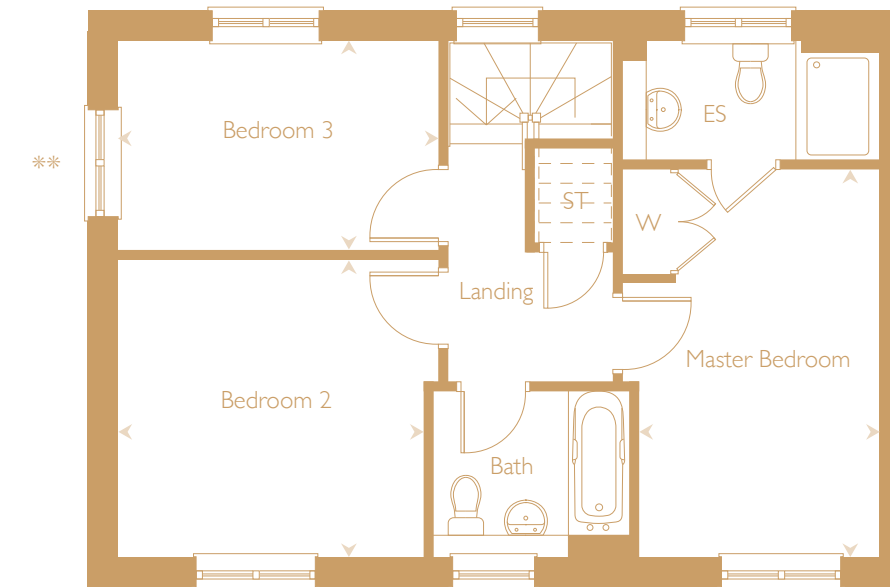
# THREE FIELDS

## FIRST FLOOR

**Master Bedroom**  
4.45m x 2.82m  
14'8" x 9'3"

**Bedroom 2**  
3.52m x 3.43m  
11'7" x 11'3"

**Bedroom 3**  
3.67m x 2.37m  
12'1" x 7'9"



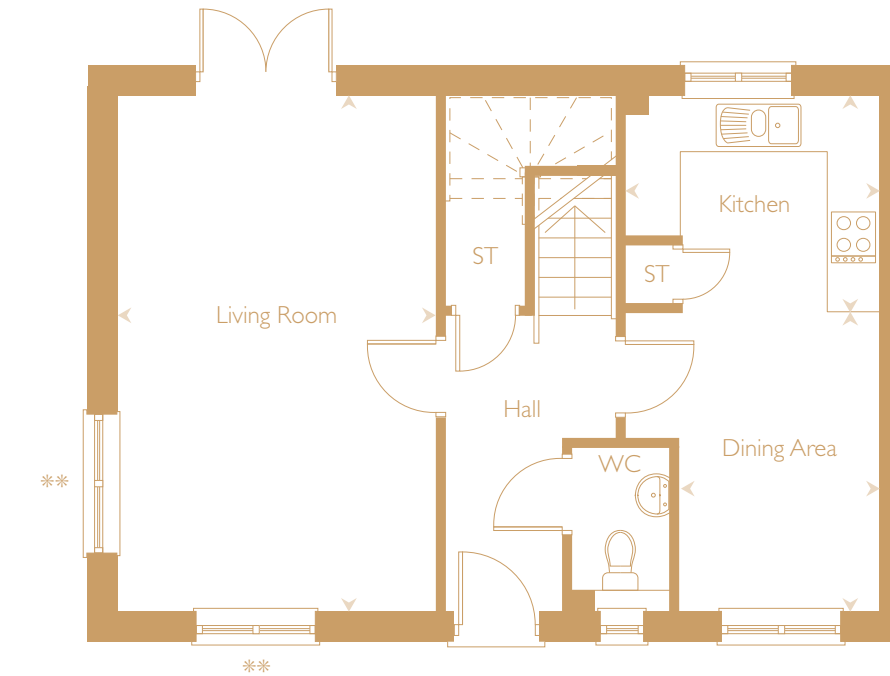
PLOTS 1, 2\*, 43,  
44 & 93\*

## GROUND FLOOR

**Kitchen**  
2.89m x 2.47m  
9'6" x 8'2"

**Dining Area**  
3.42m x 2.28m  
11'3" x 7'6"

**Living Room**  
5.89m x 3.61m  
19'4" x 11'10"



### Total Net Area

101.5 sq m | 1,092 sq ft - Plots 1 & 2  
101.9 sq m | 1,094 sq ft - Plots 43 & 44  
101.6 sq m | 1,097 sq ft - Plot 93

### Key

ES – En Suite      W – Wardrobe  
ST – Storage      WC – Cloakroom

\*Indicates plot is handed. \*\*Plot specific window variations, please refer to working drawings.

The artist's impression is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however, variances from site to site. External materials, finishes, landscaping and the position of garages, (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Please enquire for further details. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your Sales Executive. All dimensions are + or - 50mm and floor plans are not shown to scale. 28983/March 2018.



**Taylor Wimpey**





# THE LEIGH

The Leigh 4/5 bedroom home is characterised by a wealth of generous accommodation across three floors with plenty of space for growing families.

The entrance hall opens variously to the living room with bay window, and a separate study to the front of the home, with an open plan kitchen with adjacent dining area having double doors opening to the garden at the rear. There is also a downstairs cloakroom and understairs storage.

The first floor landing leads to the master bedroom with en suite shower room and good storage, a bathroom for the family, and two additional bedrooms, one of which could be used as a living room for older children. A further double bedroom with en suite shower room and a study across the landing occupy the top floor.

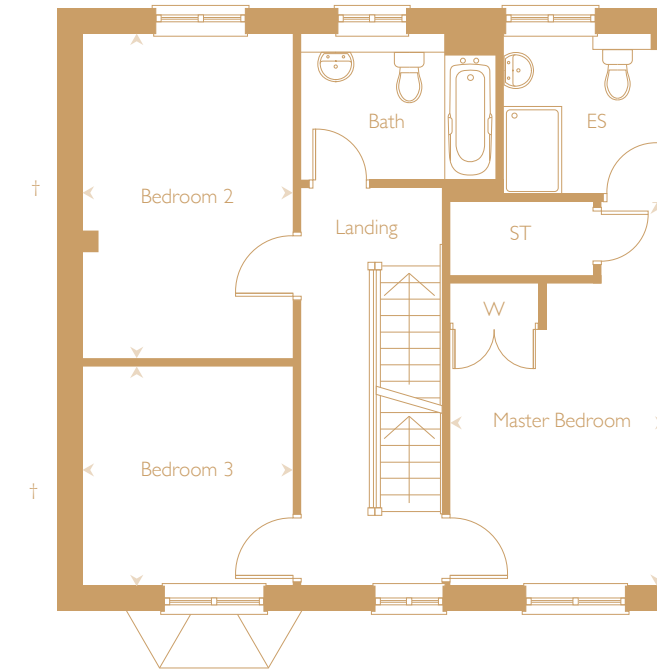
# THREE FIELDS

## FIRST FLOOR

**Master Bedroom**  
5.22m x 2.95m  
17'2" x 9'8"

**Bedroom 2**  
4.42m x 2.91m  
14'6" x 9'7"

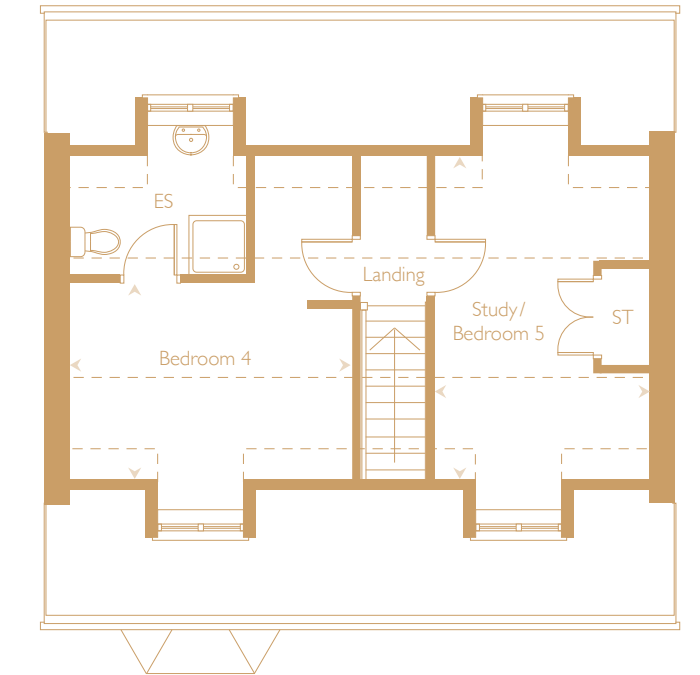
**Bedroom 3**  
3.00m x 2.91m  
9'10" x 9'7"



## SECOND FLOOR

**Bedroom 4**  
3.88m x 2.69m  
12'9" x 8'10"

**Study/Bedroom 5**  
4.42m x 2.95m  
14'6" x 9'8"



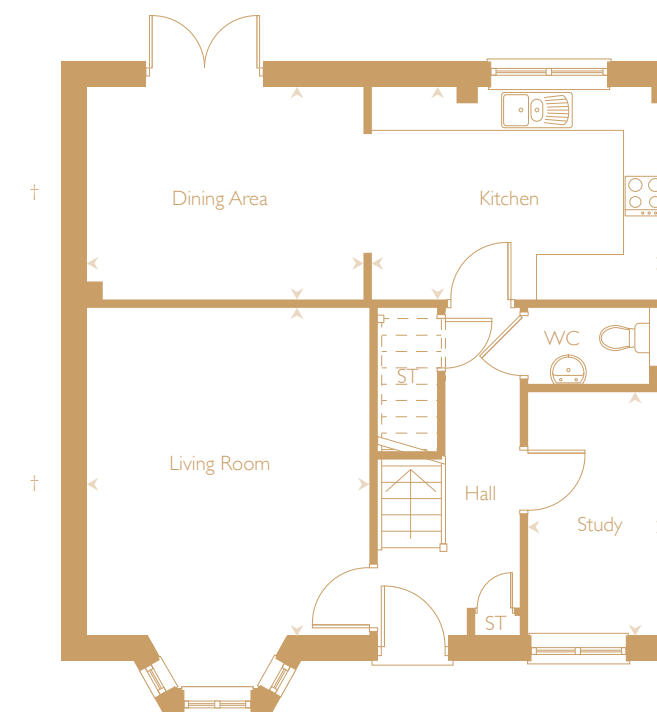
## GROUND FLOOR

**Kitchen**  
4.08m x 2.91m  
13'5" x 9'7"

**Dining Area**  
3.80m x 2.91m  
12'6" x 9'7"

**Living Room**  
4.45m x 3.85m  
14'8" x 12'8"

**Study**  
3.34m x 1.91m  
11'0" x 6'3"



**Total Net Area**  
152.3 sqm | 1,640 sq ft

**Key**  
ES – En Suite      - - - Restricted headroom      WC – Cloakroom  
ST – Storage      W – Wardrobe

\*Indicates plot is handed. †Plot specific window variations, please refer to working drawings.

The artist's impression is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however variances from site to site. External materials, finishes, landscaping and the position of garages, (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Please enquire for further details. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your Sales Executive. All dimensions are + or - 50mm and floor plans are not shown to scale. 28983/November 2018.







# THE MAYNARD

The Maynard is a 3 bedroom property which would ideally suit a couple or a young family.

The entrance hallway leads to a kitchen/dining area and a light and airy living room with double doors to the garden. There's also a guest cloakroom downstairs as well as understairs storage.

Upstairs, the landing leads to the master bedroom with en suite shower room, a further two double bedrooms and a main bathroom.

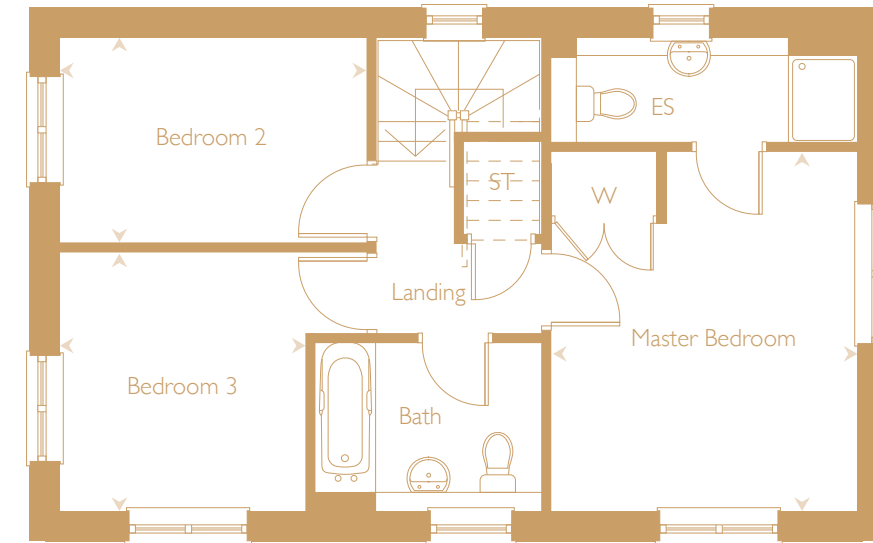
## THREE FIELDS

### FIRST FLOOR

**Master Bedroom**  
3.90m x 3.50m  
12'10" x 11'6"

**Bedroom 2**  
3.51m x 2.34m  
11'6" x 7'8"

**Bedroom 3**  
2.96m x 2.81m  
9'9" x 9'3"

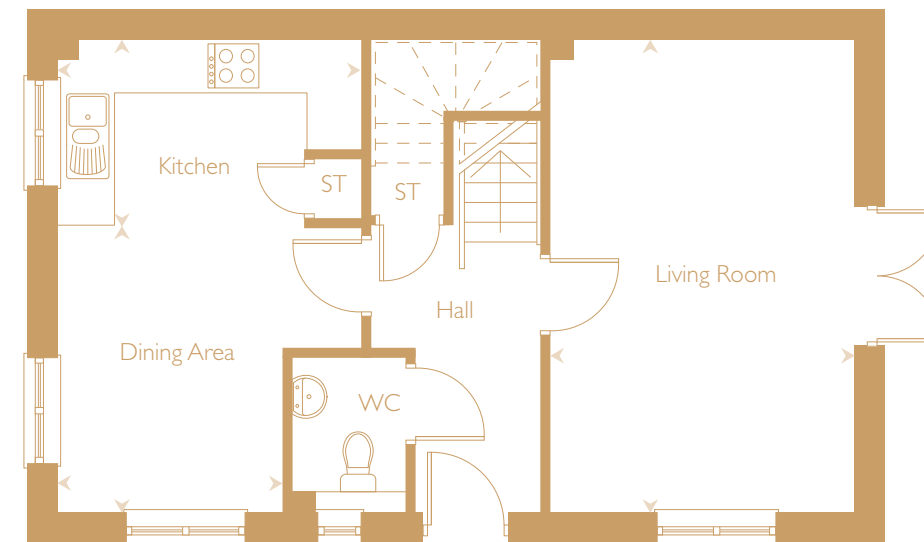


### GROUND FLOOR

**Kitchen**  
3.45m x 2.12m  
11'4" x 7'0"

**Dining Area**  
3.27m x 2.55m  
10'9" x 8'4"

**Living Room**  
5.39m x 3.44m  
17'9" x 11'4"



**Total Net Area**  
97.5 sq m | 1,049 sq ft

**Key**  
ES – En Suite      W – Wardrobe  
ST – Storage      WC – Cloakroom

The artist's impression is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however variances from site to site. External materials, finishes, landscaping and the position of garages, (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Please enquire for further details. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your Sales Executive. All dimensions are + or - 50mm and floor plans are not shown to scale. 28983/March 2018.



**Taylor Wimpey**





# THE PARTON

The Parton is a 2 bedroom home with a layout offering singles or couples accommodation across two floors.

Downstairs, there's a living/dining area which opens through double doors to the rear garden, plus a kitchen with enviable counter-space, a guest cloakroom and an under stairs cupboard for convenient storage.

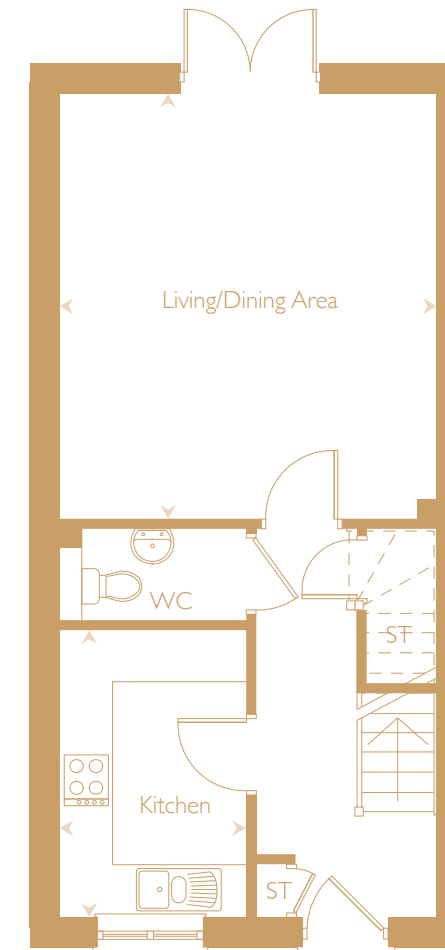
The first floor landing leads to a master bedroom with its own en suite shower room, a main bathroom and a second bedroom which could alternatively be used as a study or nursery.

# THREE FIELDS

## GROUND FLOOR

**Kitchen**  
3.19m x 2.13m  
10'6" x 7'0"

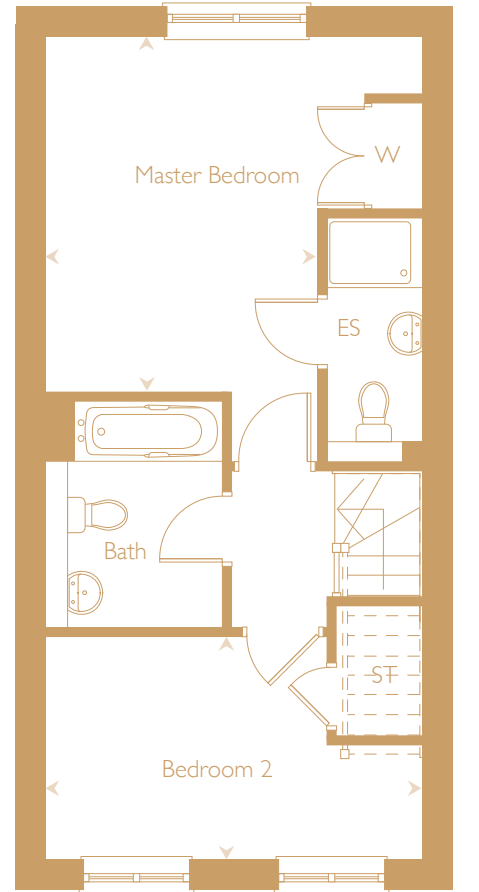
**Living/Dining Area**  
4.86m x 4.29m  
16'0" x 14'1"



## FIRST FLOOR

**Master Bedroom**  
4.06m x 3.11m  
13'4" x 10'3"

**Bedroom 2**  
4.29m x 2.55m  
14'1" x 8'5"



**Total Net Area**  
80.1 sq m | 862 sq ft

**Key**  
ES – En Suite      W – Wardrobe  
ST – Storage      WC – Cloakroom

\*Indicates plot is handed.

The artist's impression is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however variances from site to site. External materials, finishes, landscaping and the position of garages, (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Please enquire for further details. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your Sales Executive. All dimensions are + or - 50mm and floor plans are not shown to scale. 28983/January 2018.







# HOW TO FIND US

## From Ashford International

Head south east on to Newton Road, keep left to stay on route. At the roundabout take the second exit and stay on Newton Road. At the next roundabout take the first exit onto Ave Jacques Faucheu/A2042. At the next two roundabouts take the second exit to stay on Ave Jacques Faucheu/A2042. At the roundabout take the second exit to continue onto Ashford Road, then take a right onto Maggie Hall Road.

Turn left onto Tally Ho Road. The road turns right and becomes Woodchurch Road. Continue onto Shadoxhurst Road, then onto Place Lane and Lower Road. Turn left onto Front Road, then a right onto Brook Street/B2067. Take the next right into Beacon Oak Road, then the following left into Golden Square. Take a slight right onto Oakes Road, follow the road onto the High Street and then take the left-hand turning onto Smallythe Road, keep going and you will find us located on the left hand side.

## From the M20

Head north west onto Ashford Road/A20. At the roundabout take the first exit onto Penfold Hill/B2163. Turn left onto Maidstone Road and continue onto Tenterden Road. Take the right onto Benenden Road. Take the next left to take you back onto Tenterden Road and continue onto Cranbrook Road. Right turn at the traffic lights onto Smallythe Road keep going and you will find us located on the left hand side.



Taylor Wimpey has a policy of continuous improvement and reserves the right to change specifications, designs, floorplans and siteplans at any time. Computer generated images depict typical views within the Three Fields development. Features, internal and external, may vary from time to time and may differ from those shown within the brochure. All lifestyle and location imagery used within this brochure is indicative only and may not be taken in the local area itself. Please ask the Sales Executive for up-to-date information when reserving your new home. As part of Taylor Wimpey UK Limited's general development policy, it reserves the right to sell individual units or blocks of units to Housing Associations or other bodies. Accordingly some units may already or at some time in the future be the subject of tenancy agreements. Such disposals may be over and above any planning requirements. Information is correct at the time of going to print. 28983/June 2018.



# THREE FIELDS

Smallhythe Road, Tenterden, Kent, TN30 7LZ

T: 01580 230 559

Taylor Wimpey South East  
Weald Court, 103 Tonbridge Road  
Hildenborough  
Tonbridge  
Kent  
TN11 9HL

**Taylor**  
**Wimpey**