

**LAST HOME AVAILABLE ON THE DEVELOPMENT
DON'T MISS OUT – READY TO MOVE INTO**

Current Availability 23.09.21

Home	Style	Description	Price	Estimated Completion Date
24	Hope Cove	4 bedroom detached home with a single garage and 2 parking spaces	RESERVED	RESERVED

To book your viewing please call Nikki at Luscombe Maye

Telephone: 01548 845 090

www.bakerestatesltd.co.uk

Malborough, South Hams, TQ7 3SR

Changes to brochure

- USB ports have been moved from the lounge to the kitchen.
- Removed bi-fold doors to plots 30,31,35,36,38,39,41,42,44 (Bi Fold doors from dining room/lounge into garden room).
- No wood burning stove in plots 35 & 36.

Management Company

Estimated annual management company charge per plot £180 per annum, to cover the cost of landscaping and hard surface maintenance to ensure the development is well presented. NB This cost may vary please ask for further details.

NHBC Warranty

All of our homes come with a 10 year NHBC warranty. More information can be found on the NHBC website <http://www.nhbc.co.uk/Warrantiesandcover/Homeowners/>

Consumer Code

The Consumer Code and Home Builder good practise guidelines for an improved customer journey can be found online www.consumercode.co.uk

Build Completion Dates

Autumn	-	September/October/November	Winter	-	December/January/February
Spring	-	March/April/May	Summer	-	June/July/August