NORDEN MEADOWS
KINGSBRIDGE

Huckleberry Show Home Launch January 2027

Current Availability 07.09.2026					
Home	**Style**	**Description**	**Price**	**Estimated Completion Date**	**Estimated EPC Rating**
1	The Huckleberry	4 Bedroom Detached House with a Single Garage and 4 parking spaces	RESERVED	RESERVED	A
2	The Huckleberry	4 Bedroom Detached House with a Single Garage and 3 parking spaces **Receive £22,499 towards stamp duty**	£649,995	Early Winter 2027	A
3	The Huckleberry	4 Bedroom Detached House with a Single Garage and 3 parking spaces **Receive an additional £10,000 towards stamp duty**	£649,995	Early Winter 2027	A
6	The Elderberry	4 Bedroom Detached House with a Single Garage and 2 parking spaces	£669,995	Early Winter 2027	A
7	The Elderberry	4 Bedroom Detached House with a Single Garage and 2 parking spaces	£669,995	Spring 2027	A
23	The Elderberry	4 Bedroom Detached House with a Single Garage and 2 parking spaces	£674,995	Spring 2027	A
24	The Ivy	3 Bedroom Semi Detached House with a Single Garage and 2 parking spaces	£414,995	Spring 2027	A
25	The Ivy	3 Bedroom Semi Detached House with 2 parking spaces	£399,995	Spring 2027	A

Our Sales & Marketing Suite is open Thursday - Monday 10am - 5pm. For all enquiries please contact Karin

Call our sales team on 07947492779 | **Email** nordenmeadows@bakerestatesltd.co.uk

NHBC Registered

CONSUMER CODE FOR HOME BUILDERS
www.consumercode.co.uk

If we are closed, please call our estate agents Luscombe Maye in Kingsbridge on 01548 857474

BAKER ESTATES

Norden Lane, Kingsbridge, Devon, TQ7 1HD

Helping You Move

HOME EXCHANGE AVAILABLE

We will buy your home so you can reserve a Baker Estates home, eliminating the worry that your chain may fall through, as you know that you have a guaranteed buyer.

LIFETIME MORTGAGE

If you are aged 55 or over, you could be eligible for a Lifetime Mortgage (also known as Equity Release), which is a mortgage secured against your home. The interest rate you take out is fixed for the lifetime of the loan and the interest is added to the mortgage each month, meaning no monthly payments are required!

ASSISTED MOVE AVAILABLE

Assisted Move will make your next move, easier and less stressful by letting us do all the hard work for you. We have experienced sales teams and connections throughout the UK, who are on hand to help you sell your existing home as efficiently as possible. We will manage the entire process for you from arranging the valuations to managing the sale once we have found you a buyer.

KEY WORKER DISCOUNT AVAILABLE

Baker Estates is pleased to offer employees of the NHS a selection of extras to help personalise their new home. Offering flooring throughout, wardrobe to master bedroom, and dishwasher. Speak to our team to find out more.

Buying With Us

MANAGEMENT COMPANY

The estimated annual management company charge for each plot per annum is £324.68. This will 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

Spring March | April | May

Summer June | July | August

Autumn September | October | November

Winter December | January | February

Baker Estates Ltd, Green Tree House, Silverhills Road, Decoy Industrial Estate, Newton Abbot TQ12 5LZ

Call on 01626 241 404