

## Have you considered Home Exchange?

With Home Exchange, we'll buy your current home so you can focus on what really matters: falling in love with your next one.

**100%**  
**HOME EXCHANGE**  
**AVAILABLE**  
ON SELECTED PLOTS

Current Availability 02.02.2026					
Home	Style	Description	Price	Estimated Completion Date	Estimated EPC Rating
15	The Holly	3 Bedroom Detached Chalet Bungalow with a Single Garage and 1 parking space <b>Ready Now - Home Exchange Available</b>	£399,995	Ready Now	B
99	The Daisy	2 Bedroom Detached Bungalow with a Single Garage and 2 parking spaces <b>Includes Flooring Throughout and Blinds</b>	RESERVED	RESERVED	A
172	The Primrose	3 Bedroom Detached Bungalow with a Double Garage and 2 parking spaces <b>Ready Now - Home Exchange Available</b>	£499,995	Ready Now	A
191	The Holly	3 Bedroom Detached Chalet Bungalow with a Single Garage and 2 parking spaces	RESERVED	RESERVED	A
194	The Primrose	3 Bedroom Detached Bungalow with a Enclosed Carport and 4+ parking spaces <b>Ready Now - Home Exchange Available</b>	£474,995	Ready Now	A

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

**Call our sales team on 07398983841 | Email [beemeadow@bakerestatesltd.co.uk](mailto:beemeadow@bakerestatesltd.co.uk)**



If we are closed, please call our estate agents  
Webbers in South Molton on 01769573181



Bee Meadow, South Molton, Devon, EX36 3AZ

# 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!

## DEPOSIT UNLOCK

Deposit Unlock is a scheme that enables you to buy a new build home with just a 5% deposit, and is available on new build properties up to £833,250.\* The scheme is available to both first-time buyers and home movers and there is no upper limit on your household income.

## 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

Please check with our Sales Executive as these vary depending on the plot.

### NHBC Warranty

All 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 practice guidelines for an improved customer journey can be found online [www.consumercode.co.uk](http://www.consumercode.co.uk)

## BUILD COMPLETION DATES

**Spring** March | April | May

**Summer** June | July | August

**Autumn** September | October | November

**Winter** December | January | February