

# Shoreview

BLYTH, NORTHUMBERLAND

Situated on the south-western edge of the picturesque market town of Blyth, Shoreview provides an exciting collection of three, four and five-bedroom homes.

**Taylor**  
**Wimpey**

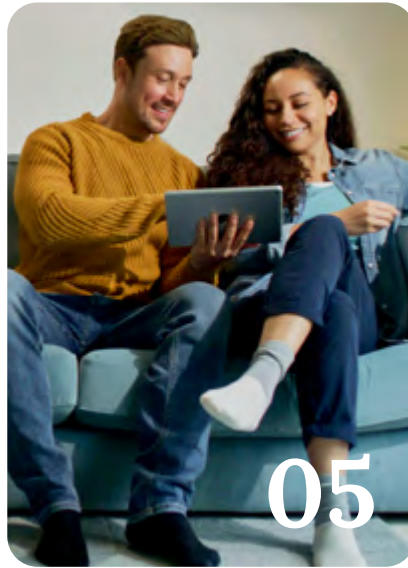
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# Welcome to Shoreview

Here you'll find a stunning collection of three, four and five-bedroom homes in South Newsham, just a stone's throw from the beautiful Northumberland coastline. Each home has been carefully designed to complement the character of the area and is ready to be enjoyed by your family for many years to come.



[→ View the site plan](#)

# Love life in South Newsham

Located just a stone's throw from the beautiful coastline, South Newsham has everything you might need close by. From brightly coloured beach huts, a buzzing quayside and historic port, the nearby town of Blyth has an irresistible charm.

Blyth also boasts an abundance of high street shops, supermarkets, restaurants and bars for everyone to enjoy, as well as bustling weekly markets with independent stalls and local food outlets.



Northumberland coastline



Newcastle



Morpeth market town



[Watch development video](#)



# Personalise your home

A new Taylor Wimpey home is a blank canvas, ready for you to put your stamp on even before you move in. You can choose from a range of high quality options for your kitchen, bedroom and bathroom to suit your taste – and all from the comfort of your sofa. We offer dark and light kitchen units and patterned or plain tiles for your bathroom, so whatever your preferred style we've got you covered.

Using our innovative Options Online tool, you can visualise your new home room-by-room and customise each as you go. You can also choose your options with the help of your Sales Executive if you'd prefer.

Our customers have created some fantastic spaces in their homes and you can get inspiration from their choices by following us on Instagram. You can also check out a host of interior design tips on our website.

[→ Find out more](#)



Options availability is subject to build stage of plots and options won't be available if plots have reached a certain build stage. Please contact the Sales Executive for further information.

# Included as standard

From the external features to the finishing touches, every detail of our homes is designed with our customers in mind.

While you'll have the choice to upgrade some of our standard offerings, all of our houses are fitted with a range of high quality features at no extra cost to you.

You'll find a complete list of all items that come as standard in your house below.



## Kitchens

All of our kitchens are fitted with beautiful units and worktops and you can choose your preferred style and colour to create your perfect cooking and entertaining space.

A range of accessories including stylish splashbacks, a stainless steel sink and Zeno Taps, and lighting gives your kitchen a clean, contemporary finish. You'll get a modern, energy efficient Zanussi oven with built-in gas hob and integrated hood and extractor fan too.

## Utility rooms<sup>†</sup>

Units will be fitted to match your chosen kitchen style, complete with a stainless steel sink and Zeno Taps. If your home has a toilet in the utility room, we'll fit a contemporary white basin and toilet for a sleek finish.



## Bathrooms, en suites and shower rooms

Modern white sanitaryware, including toilet, basin and bath with chrome Ideal Standard taps give your main bathroom a clean look. The same sanitaryware is fitted in en suites and shower rooms which also benefit from an Aqualisa shower and glass enclosure. For a distinct look, we offer a varied range of Porcelanosa ceramic wall tiles for you to choose from to make your bathroom and en suite stand out from the crowd.



## Garden<sup>†</sup>

The outside of your home is just as carefully considered as the inside. You'll get a fully turfed and landscaped front garden – including plants. The back garden includes a slabbed area and your privacy is protected by a garden fence.



All of the specification listed is included in our houses as standard. For the specification included in our apartments, please see the separate apartment specification list. Standard specifications are correct at time of going to print, but are subject to change without notice. Please contact the Sales Executive for further information. † = Where applicable.

# Specification of our houses

<b>Kitchen &amp; Utility</b>	
A choice of kitchens from our Standard range	✓
Units and worktops and upstand in accordance with drawings	✓
Onda 1.5 bowl stainless steel inset sink with Zeno tap	✓
Zanussi stainless steel integrated 4 burner gas hob	✓
Electrolux Integrated cooker hood	✓
Zanussi stainless steel integrated electric eye level built in double oven (except Ashenford and Canford to have built under single stainless steel oven)	✓
Utility room units and worktops in accordance with drawings	✓
Lights under wall mounted kitchen units	✓
1 electric double socket to incorporate USB charge point with standard sockets and switches as indicated on working drawings - white	✓
<b>Living room</b>	
Single TV socket - white	✓
Deta Optical smoke detector	✓
Double telecom socket - white	✓
Standard sockets and switches as indicated on working drawings - white	✓
<b>Bathroom</b>	
Free standing sanitary ware - white	✓
Chrome basin tap single mixer and pair of chrome bath taps	✓
Ceramic wall tiles as indicated on drawings	✓
<b>En-suite (where applicable)</b>	
Free standing sanitary ware - white	✓
White shower tray to en suite (as per drawings)	✓
Chrome with clear glass shower door to en suite	✓
Thermostatic chrome shower	✓
Ceramic wall tile splash back to sink	✓
Ceramic wall tiles - full height to cubicle walls	✓
<b>Central heating/hot water system</b>	
Fully programmable gas central heating providing hot water	✓
White thermostatic controlled radiators	✓
Mains pressure hot water system providing plumbing free roof space	✓
Cavity wall insulation	✓
Loft insulation in line with building regulations	✓

✓ = Standard features. \* = Only apply for the following plots; **Plots 13-23, 45-46, 52.**

† = Electric Car Charging point will be wall or post mounted depending on plot.

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# Specification of our houses

Electrical features	
Power points in line with NHBC requirements	✓
TV socket to lounge and bedroom one (if indicated on service layout)	✓
Master telephone socket to lounge	✓
High-Speed Broadband	✓
One double socket in kitchen to incorporate USB charging points	✓
Light and power socket to garages within curtilage area (site layout dictates)	✓
Smoke detector to ceiling (mains operated)	✓
BT socket to hallway	✓
Finishing touches	
White emulsion to walls	✓
White pre-finished internal doors with chrome handles	✓
PVCu double glazed windows	✓
PVCu French doors to rear	✓
Black pre-finished GRP front entrance door, c/w UPVC frame insulated, with three point locking system and chrome handles, chrome effect letter plate, door viewer and security chain in high performance door set with various glazing options	✓
White pre-finished GRP back / side door c/w UPVC frame - insulated, with three point locking system and chrome handles with various glazing options	✓
External Features	
Block paved driveway/parking bay (when within the plot curtilage)	✓
Landscaped front garden (to approved landscape drawing)	✓
Turf to rear (excluding affordable housing plots)	✓
Door bell hard wired & fitted to front door	✓
Paving slabs to rear garden as indicated on drawings	✓
Close board fencing to rear garden	✓
Outdoor tap to the rear garden	✓
Cycle rack in garage/shed	✓
External front light and wiring for rear	✓
PV Solar panels on selected plots*	✓
Electric Car Charging 7kw wall/post mounted point on selected plots**	✓
Triple glazed windows on selected plots*	✓
Garage (where applicable)	
Double electrical socket (where in plot curtilage)	✓
Batten light point to ceiling (where in plot curtilage) (2no. in double garage)	✓
Lighting switch - pull cord (where in plot curtilage)	✓
Other Features	
NHBC warranty against structural defects for a ten year period following the date of build completion	✓
A range of optional upgrades are available, subject to build stage	✓

 [Find out more](#)

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# Our homes

→ 5 bedroom homes



→ 4 bedroom homes



→ 3 bedroom homes



→ [View the site plan](#)



# The Lavenham

5 BEDROOM HOME, TOTAL 1,646 sq ft



## GROUND FLOOR

**Lounge** min.

3.90m x 5.26m      12' 10" x 17' 3"

**Kitchen** max.

5.69m x 3.30m      18' 8" x 10' 10"

**Dining room**

3.06m x 3.20m      10' 1" x 10' 6"



## FIRST FLOOR

**Bedroom 1** max./min.

4.53m x 3.81m      14' 0" x 12' 6"

**Bedroom 2**

3.81m x 3.52m      12' 6" x 11' 7"

**Bedroom 3**

3.40m x 2.69m      11' 2" x 8' 10"

**Bedroom 4**

3.28m x 2.69m      10' 9" x 8' 10"

**Bedroom 5** min.

2.85m x 3.00m      9' 4" x 9' 10"

[→ Discover more about this home](#)

[→ View our current availability](#)

\*Plot specific windows. 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. The kitchen layout and furniture positions are for indicative purposes only. The computer generated image is for illustrative purposes only and it 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). Images may include optional upgrades at an additional cost. Please ask for further details. 74039\_TWNE/February 2023



# The Wortham

4 BEDROOM HOME, TOTAL 1,525 sq ft



## GROUND FLOOR

### Lounge

3.57m x 5.75m      11' 9" x 18' 10"

### Kitchen/ Dining

6.48m x 3.34m      21' 3" x 10' 11"



## FIRST FLOOR

### Bedroom 1 max.

3.60m x 4.78m      11' 10" x 15' 9"

### Bedroom 2

4.13m x 3.10m      13' 7" x 10' 2"

### Bedroom 3

3.03m x 3.41m      10' 0" x 11' 3"

### Bedroom 4

3.41m x 3.02m      11' 2" x 9' 11"

[→ View this development](#)

[→ View our current availability](#)

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# The Kingham

4 BEDROOM HOME, TOTAL 1,415 sq ft



## GROUND FLOOR

### Lounge

3.47m x 4.94m      11' 5" x 16' 3"

### Kitchen/ Dining

5.61m x 3.36m      18' 5" x 11' 0"



## FIRST FLOOR

### Bedroom 1

4.49m x 3.37m      14' 9" x 11' 1"

### Bedroom 2

4.17m x 3.37m      13' 8" x 11' 1"

### Bedroom 3 max.

3.37m x 3.32m      11' 1" x 10' 11"

### Bedroom 4

3.09m x 2.71m      10' 2" x 8' 11"

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# The Coltham

4 BEDROOM HOME, TOTAL 1,259 sq ft



## GROUND FLOOR

**Lounge max.**

3.84m × 4.53m      12' 7" × 14' 11"

**Kitchen/ Dining**

5.39m × 2.86m      17' 8" × 9' 5"



## FIRST FLOOR

**Bedroom 1 max.**

3.84m × 3.10m      12' 7" × 10' 2"

**Bedroom 2**

3.66m × 3.15m      12' 0" × 10' 4"

**Bedroom 3**

3.33m × 2.79m      10' 11" × 9' 2"

**Bedroom 4**

2.58m × 2.88m      8' 6" × 9' 6"

[→ Discover more about this home](#)

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# The Amersham

3 BEDROOM HOME, TOTAL 990 sq. ft.



## GROUND FLOOR

### Lounge max.

3.50m × 4.03m      11' 6" × 13' 3"

### Kitchen

4.37m × 2.88m      14' 4" × 9' 5"



## FIRST FLOOR

### Bedroom 1

3.21m × 4.21m      10' 6" × 13' 10"

### Bedroom 2

4.37m × 3.08m      14' 4" × 9' 11"

### Bedroom 3 max.

2.90m × 2.89m      9' 6" × 9' 6"

[→ Discover more about this home](#)

[→ View our current availability](#)

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# The Easedale

3 BEDROOM HOME, TOTAL 931 sq. ft.



## GROUND FLOOR

### Lounge

3.02m x 5.10m      9' 11" x 16' 9"

### Kitchen/Dining

2.95m x 5.10m      9' 8" x 16' 9"



## FIRST FLOOR

### Bedroom 1

3.08m x 3.78m      10' 1" x 12' 5"

### Bedroom 2

2.95m x 2.86m      9' 8" x 9' 5"

### Bedroom 3

2.95m x 2.15m      9' 8" x 7' 1"

[→ Discover more about this home](#)

[→ View our current availability](#)

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# The Gosford

3 BEDROOM HOME, TOTAL 866 sq. ft.



## GROUND FLOOR

Lounge max.

3.69m × 4.26m      12' 1" × 14' 0"

Kitchen/Dining

4.72m × 2.87m      15' 6" × 9' 5"



## FIRST FLOOR

Bedroom 1 min.

2.96m × 2.83m      9' 9" × 9' 4"

Bedroom 2

2.63m × 3.30m      8' 8" × 10' 10"

Bedroom 3 max.

2.00m × 3.55m      6' 7" × 11' 8"

[→ Discover more about this home](#)

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# The Flatford

3 BEDROOM HOME, TOTAL 866 sq. ft.



## GROUND FLOOR

### Lounge/Dining

4.72m × 3.70m      15' 6" × 12' 2"

### Kitchen max.

3.08m × 3.43m      10' 1" × 11' 3"



## FIRST FLOOR

### Bedroom 1 min.

2.96m × 2.83m      9' 9" × 9' 4"

### Bedroom 2

2.63m × 3.30m      8' 8" × 10' 10"

### Bedroom 3 max.

2.00m × 3.70m      6' 7" × 12' 2"

[→ Discover more about this home](#)

[→ View our current availability](#)

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# Ways to buy

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Everyone knows buying a new home is an exciting time. But it can be a stressful one too, which is why our sales executives and customer relations managers are there to help every step of the way, from your initial enquiry right through to opening the front door of your new home for the first time.



## First time buyer?

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[→ Here's how we can help](#)

## Existing home owner?

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[→ Here's how we can help](#)



# Take your next step



Find your dream home on our website.



Book an appointment to view our show homes.



Take a virtual tour of our homes from the comfort of your sofa.



Have your questions answered by calling our sales executives on **01670 330 691**.



Find out how we can get you moving with our buying schemes.



[Book an appointment](#)



[How to buy a home](#)



**SHOREVIEW** Land South West of Park Farm,  
South Newsham Road, Blyth, Northumberland, NE24 4HA  
**CONTACT US ON 01670 330 691**

# Taylor Wimpey