

LOVELL
HOMES

PRESENTS

Glow
Garren
HAMILTON

WELCOME TO



Glow Garren

HAMILTON

The Glow Garren development in Hamilton provides a rare opportunity to purchase a beautiful home in one of Scotland's most elegant and well-connected towns. Glow Garren is an attractive development offering a range of contemporary, energy-efficient homes designed to suit today's modern living. Hamilton is a thriving town, situated on the confluence of the River Clyde and the River Avon. An ideal place for all ages, it has excellent road, rail, and bus links; a range of good nursery, primary and secondary schools; great local shopping to suit all pockets and tastes; a lively cultural scene centred on the iconic Town House; and a famous sporting heritage.



Bothwell Castle

PERSONALISE YOUR NEW HOME WITH A LITTLE INSPIRATION



All interior images - Morgan Glen Show Home



In Glow Garren you're not just buying somewhere to live – you are buying a home. Beautifully constructed, you can choose from a selection of three, four and five bedroom homes, all of which are designed and built to the highest standards. Each home has been thoughtfully created with modern lifestyles in mind such as open-plan kitchen/dining with French doors to the rear garden. Of course, the final touches that give a house that really personal feel are yours to choose so it feels like home as soon as you step over the threshold.

Combining carefully considered contemporary design with rigorous build quality, Lovell homes are designed with flair, character, attention to detail and to a high specification. We want your home to be interesting, inviting and individual so we understand how important it is for new homeowners to be able to choose furnishings and fittings to reflect their lifestyle and personality. Choosing from our Inspirations* range, we are able to offer a wide variety of finishing touches, expertly installed by our skilled tradesmen. You can express your personal preferences by adding upgrades and enhancements to your new home.

But remember, the earlier you reserve, the more choice you'll have.

Ask our Sales Executives for more details on our Inspirations range.



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* Subject to build stage from our selected range



STYLE
QUALITY
VALUE

IT'S WHAT MAKES
OUR HOMES UNIQUE

**At Lovell we believe your home should be more than just about the right place at the right price.
It should also reflect your personality and tastes.**

That's why every Lovell home has Style, Quality and Value (or SQV, as we call it) built-in from the start,
making your new home somewhere you'll be proud to call your own.

S

INSPIRING STYLE

A Lovell home is well-known for contemporary design and featuring the latest in stylish fixtures and fittings, but that's not all. With the Lovell Inspirations range you can add a variety of extras to make it truly your own.

Q

UNRIVALLED QUALITY

We are particularly proud of the superior specification and workmanship every one of our properties offer, with rigorous attention to detail you'll simply love.

V

EXCEPTIONAL VALUE

But most of all, you'll love how surprisingly affordable and easy to own a Lovell home can be. Talk to us about the purchase options that are available.

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HAMILTON

THE HAMILTON LEGACY

The elegance of the town's architecture, and the industry that shaped it, is reflected in many local landmarks, a legacy of the Dukes of Hamilton. Strathclyde Country Park, which sits between Hamilton and Motherwell, is not only the site of the former family seat, the now demolished Hamilton Palace, but also the 120 feet tall Hamilton family mausoleum which towers over the park. If you follow the River Avon south through the town, you'll find yourself in front of the dukes' Chatelherault hunting lodge, the gateway to the eponymous 500-acre country park, where you can also find the remains of Cadzow Castle, another Hamilton landmark.





Hamilton Park Racecourse



Hamilton Bowling Club



Chatelherault Country Park

A SPORTING LIFE



Quarry Street, Hamilton



McLaren, Hamilton



Regent Shopping Centre, Hamilton

Sport is part of the lifeblood of the town: enjoy a fabulous day out at the races at Hamilton Park Racecourse, or cheer on the town's football team, the memorably named Hamilton Academicals, who play in the Scottish Championship. For water sports enthusiasts, Strathclyde Country Park Water Sports Centre on Strathclyde Loch is a centre of excellence with an Olympic-standard rowing course and the venue for world-class triathlon events. You can enjoy windsurfing, rowing, and water skiing as well as fun water activities for all the family. And if you prefer to be active on dry land, why not play a round of golf at Strathclyde Golf Club, take up bowls at Hamilton Bowling Club, or try your hand at curling at Hamilton ice rink? There are also miles of trails for walking, running, and cycling around the whole area.

Just to the north of Hamilton, history buffs will love Bothwell Castle, described as Scotland's largest and finest 13th century castle, with its commanding views of the River Clyde. Further south, meandering along the River Clyde via the Clyde Walkway, you will encounter the extraordinary world heritage site of the eighteenth-century mill town, New Lanark, beyond which lie the Falls of Clyde. Further afield, cosmopolitan Glasgow is only half an hour away for that special night out, shopping extravaganza, or just to immerse yourself in one of the UK's most culturally exciting cities.



Hamilton Golf Club



The Town House, Hamilton



Cadzow Glen, Hamilton



IDEALLY LOCATED

Glow Garren is ideally placed for transport...



and attractions...



* Distances taken from Google Maps. Please note, train times shown are approximate and are intended to show an average timescale between stations.

FROM THE SOUTH

Travel north on the M74. Exit at Junction 6 and filter onto the A723 towards Hamilton town centre. At the first roundabout, take the fourth exit onto the A72. Go straight across the next two roundabouts and take the first exit at the fourth roundabout onto Almada Street staying on the A72. At the junction with the A724 Union Street, continue straight onto the B755, Wellhall Road. After approximately 1 mile, turn left at the second roundabout where you will find the Glow Garren development.

FROM THE NORTH

Travel south on the M74. Exit at Junction 5 onto the A725 and take the fifth exit onto the Bellshill bypass and then filter onto Whistleberry Road. Continue until the roundabout and turn left onto the A724 Glasgow Road. Continue on the A724 towards Hamilton and at the junction with the B755, Wellhall Road take a right. After approximately 1 mile, turn left at the second roundabout where you will find the Glow Garren development.



HOW TO PURCHASE

Buying a new Lovell home couldn't be easier. Follow our guide and you'll be home in no time!



CHOOSE AND RESERVE

Secure your new home with a reservation fee which goes towards the total purchase price. It's then reserved in your name while the legal processes are completed.



KEEPING THINGS MOVING

Pass our Sales Executive your solicitor's details so that we can send on the contract documents. Arrange your mortgage if you need one. You can do this yourself or we can put you in touch with an Independent Mortgage Advisor to help.



EXCHANGING CONTRACTS

Once you've had your formal mortgage offer, your solicitor will inform you when it's time to exchange contracts. You will now pay your deposit, which will be sent to us with your signed contract.



NEARLY THERE

Under the terms of the contract we need to allow time for financial completion. Once this has happened, we will ask your solicitor to request funds and pay the balance of the purchase price. The deeds are transferred into your name and you now own your new Lovell home!



MOVING IN

We will arrange for your meters to be read on the day of legal completion. Our Sales Executive will hand you the keys and a handover certificate.

The direction your new home faces, its exterior details and construction materials may differ from what you see in this brochure. Individual features such as kitchen and bathroom layouts, doors and windows may vary. The illustrations used throughout are indicative and may be subject to change. For detailed information on individual plots, ask our sales staff. The dimensions in the brochure are within 50mm (2") but shouldn't be used as an accurate basis for furnishings, furniture or appliance spaces. You will need to take actual measurements. Specification details are subject to change without prior notice. Should a replacement be required, this will be to an equal or higher standard. Consequently these particulars represent a general guide only and cannot be relied upon as accurately describing and of the Specified Matters prescribed by any order made under Consumer Protection from Unfair Trading Regulations 2008 (CPRs). Glow Garren is a marketing name and may not form part of the final postal address. This brochure is a purchasing guide and does not form a contract, part of a contract or a warranty. Details are correct at time of going to print.

	BOTHWELL	CARNOUSTIE	DUNDONALD	ELIMWOOD	FIDRA	GULLANE	INVERURIE	JEDBURGH
Electrics								
White Slimline Sockets and Switches	•	•	•	•	•	•	•	•
BT Point to Downstairs Store	•	•	•	•	•	•	•	•
Media Plate to Lounge	•	•	•	•	•	•	•	•
Outside Light to Front of Property	•	•	•	•	•	•	•	•
Ceiling Mounted Pendant Lights to Kitchen	•	•	•	•	•	•	•	•
Ceiling Mounted Pendant Lights to Bathroom	•	•	•	•	•	•	•	•
Ceiling Mounted Pendant Lights to En suite	•	•	•	•	•	•	•	•
Internal and Decoration								
Combination Boiler	•	•	•					
Cylinder and Boiler				•	•	•	•	•
Myson Select Radiators	•	•	•	•	•	•	•	•
Walls/Ceiling in White Emulsion	•	•	•	•	•	•	•	•
White Satinwood Finish to Internal Joinery	•	•	•	•	•	•	•	•
2 Panel Internal Doors in White Finish	•	•	•	•	•	•	•	•
Chrome Ironmongery	•	•	•	•	•	•	•	•
Symphony Wardrobes to Bedroom 1								•
External								
UPVC Windows***	•	•	•	•	•	•	•	•
White UPVC French Door	•	•	•	•	•	•	•	•
External Tap								•
Turf/Soft Landscaping to Front Garden	•	•	•	•	•	•	•	•

If a named product is unavailable an alternative product to the same standard will be used.

*Subject to build stage. **Refer to drawings for sizing. ***For colour refer to Sales Advisor. Ref: Sep 22.

THE
DEVELOPMENT

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PLEASE NOTE: CGIs are indicative, external finishes and features may vary.

THE DEVELOPMENT

This development layout plan depicts the intended layout and development mix at the time of going to press, however those intentions may change and a purchaser cannot rely on the details shown on this plan. Landscaping shown is only indicative. Any queries should be raised through the conveyancing process in the usual way. Sep 22.

Glow Garren

HAMILTON

- BOTHWELL
3 bedroom home
- CARNOUSTIE
3 bedroom home
- DUNDONALD
3 bedroom home
- ELMWOOD
4 bedroom home
- FIDRA
4 bedroom home
- GULLANE
4 bedroom home
- INVERURIE
4 bedroom home
- JEDBURGH
5 bedroom home
- SOCIAL HOUSING





BOTHWELL
3 bedroom home

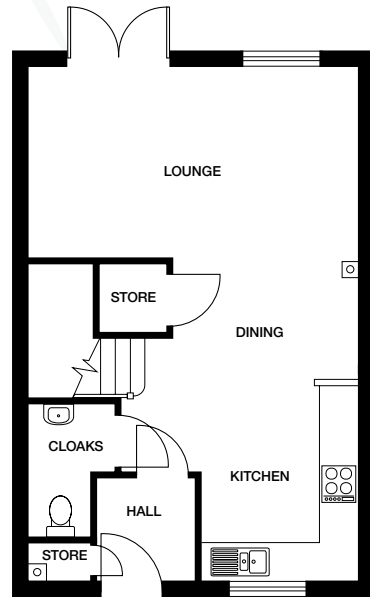
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BOTHWELL

3 bedroom home

Plots 1, 2, 9, 10, 62, 63, 115, 116,
117, 118, 146, 147, 154, 155

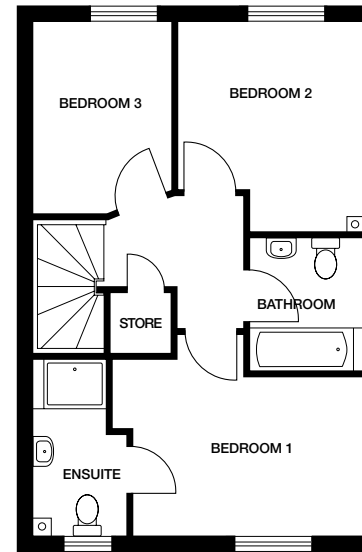


Ground floor

Kitchen / Dining 5235mm x 2995mm 17' 2" x 9' 9"

Lounge 5320mm x 3100mm 17' 1" x 10' 2"

Cloaks 2125mm x 925mm 6' 11" x 3'



First floor

Bedroom 1 3715mm x 2575mm 12' 2" x 8' 5"

En suite 2845mm x 1505mm 9' 4" x 4' 11"

Bedroom 2 3400mm x 2975mm 11' 1" x 9' 9"

Bedroom 3 3100mm x 2245mm 10' 2" x 7' 4"

Bathroom 2185mm x 1785mm 7' 2" x 5' 10"

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CARNOUSTIE
3 bedroom home

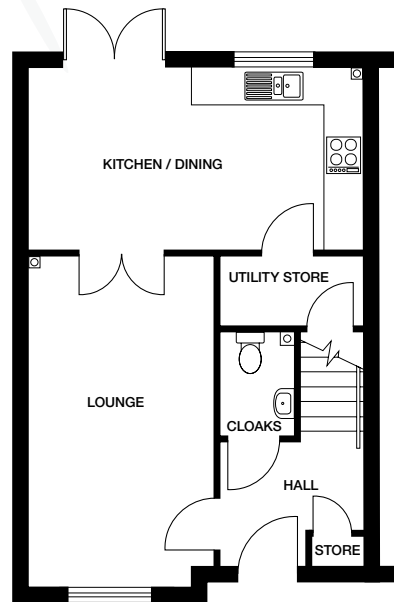


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CARNOUSTIE

3 bedroom home

Plots 3, 4, 7, 8, 44, 45, 46, 47, 67, 68, 71, 72,
122, 123, 133, 134, 139, 140, 159, 160

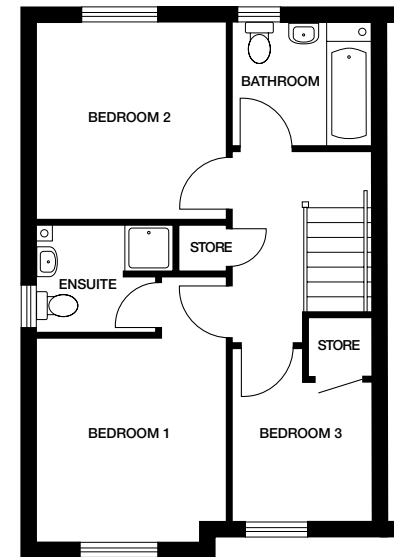


Ground floor

Kitchen / Dining 5385mm x 2965mm 17' 8" x 9' 8"

Lounge 5390mm x 3000mm 17' 8" x 9' 10"

Cloaks 1745mm x 1185mm 5' 8" x 3' 10"



First floor

Bedroom 1 3310mm x 3075mm 10' 10" x 10' 1"

En suite 1910mm x 1795mm 6' 3" x 5' 10"

Bedroom 2 3160mm x 3075mm 10' 4" x 10' 1"

Bedroom 3 2805mm x 2260mm 9' 2" x 7' 5"

Bathroom 2260mm x 1970mm 7' 5" x 6' 5"

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DUNDONALD

3 bedroom home

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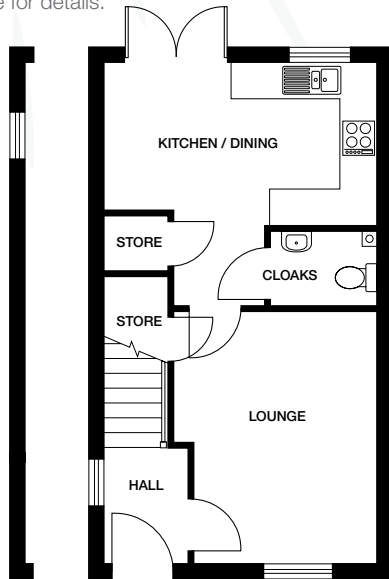
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DUNDONALD

3 bedroom home

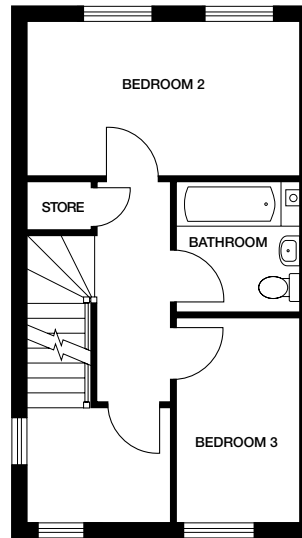
Plots 5, 6, 24, 25, 32, 33, 69, 70,
113, 114, 131, 132, 135, 136

Side window
optional. See Sales
Executive for details.



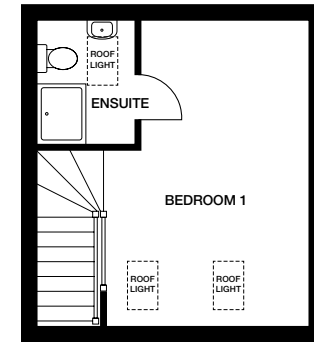
Ground floor

Kitchen / Dining 4420mm x 2605mm 14' 6" x 8' 6"
Lounge 4075mm x 3320mm 13' 4" x 10' 10"
Cloaks 1795mm x 1195mm 5' 10" x 3' 11"



First floor

Bedroom 2 4520mm x 2490mm 14' 9" x 8' 2"
Bathroom 2145mm x 2060mm 7' x 6' 9"
Bedroom 3 3295mm x 2060mm 10' 9" x 6' 9"



Second floor

Bedroom 1 5070mm x 3320mm 16' 7" x 10' 10"
En suite 2050mm x 1610mm 6' 8" x 5' 3"

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ELMWOOD
4 bedroom home



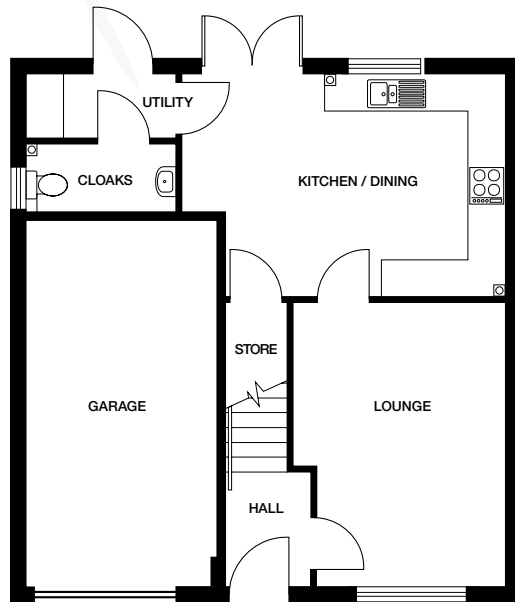
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ELMWOOD

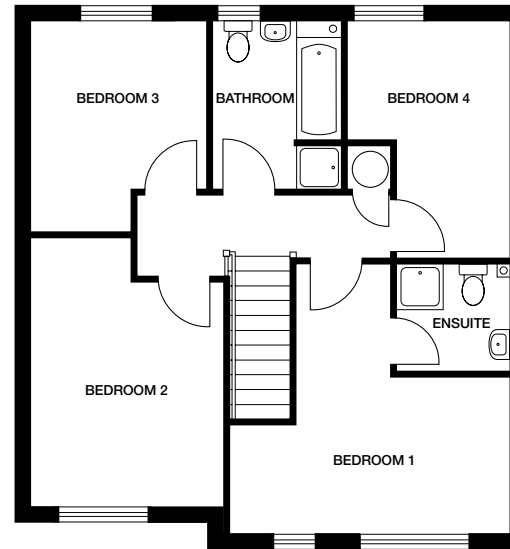
4 bedroom home

Plots 12, 13, 14, 15, 19, 26, 31, 35,
40, 64, 65, 126, 127, 156, 161



Ground floor

Kitchen / Dining	5275mm x 3610mm	17' 3" x 11' 10"
Lounge	4625mm x 3445mm	15' 2" x 11' 3"
Cloaks	2385mm x 1070mm	7' 9" x 3' 6"
Utility	2385mm x 1000mm	7' 9" x 3' 3"



First floor

Bedroom 1	4405mm x 3465mm	14' 5" x 11' 4"
En suite	1805mm x 1770mm	5' 11" x 5' 9"
Bedroom 2	3645mm x 3130mm	11' 11" x 10' 3"
Bedroom 3	2850mm x 2760mm	9' 4" x 9'
Bedroom 4	3855mm x 2610mm	12' 7" x 8' 6"
Bathroom	2760mm x 2135mm	9' x 7'

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FIDRA

4 bedroom home

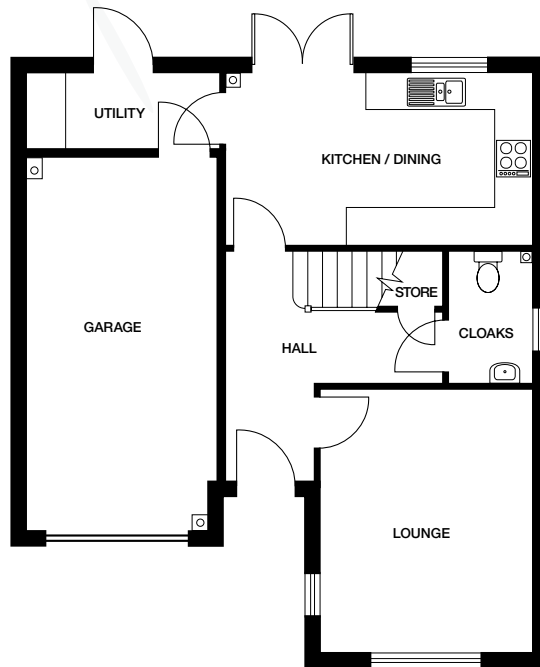
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PLEASE NOTE: CGI's are indicative, external finishes and features may vary.

FIDRA

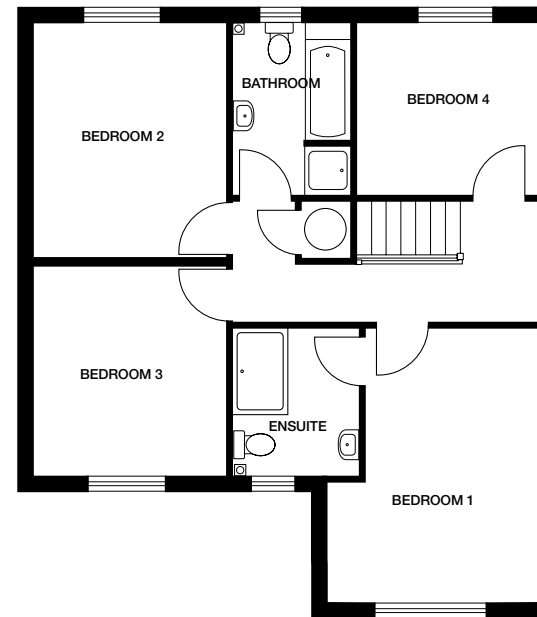
4 bedroom home

Plots 16, 20, 23, 28, 29, 56, 61, 66,
121, 124, 125, 128, 145, 153



Ground floor

Kitchen / Dining	5000mm x 2770mm	16' 4" x 9' 1"
Lounge	4310mm x 3420mm	14' 1" x 11' 2"
Cloaks	2110mm x 1285mm	6' 11" x 4' 2"
Utility	3130mm x 1195mm	10' 3" x 3' 11"



First floor

Bedroom 1	4470mm x 3410mm	14' 8" x 11' 2"
En suite	2445mm x 2070mm	8' 10" x 6' 9"
Bedroom 2	3845mm x 3160mm	12' 7" x 10' 4"
Bedroom 3	3510mm x 3160mm	11' 6" x 10' 4"
Bedroom 4	2925mm x 2795mm	9' 7" x 9' 2"
Bathroom	2795mm x 1960mm	9' 2" x 6' 5"

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GULLANE
4 bedroom home

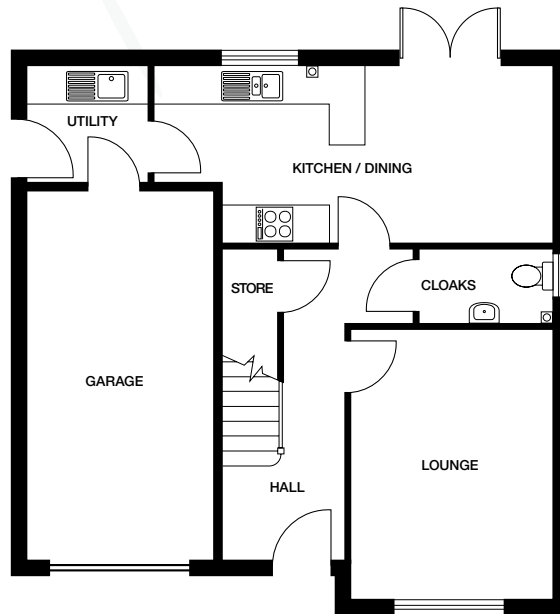
Glow
Garren
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GULLANE

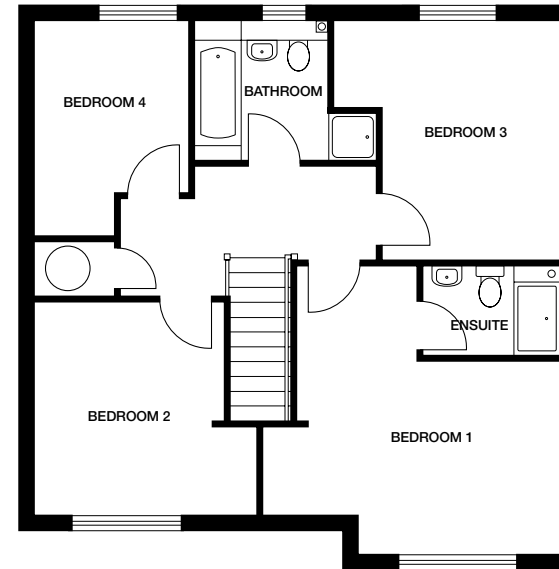
4 bedroom home

Plots 11, 18, 21, 22, 27, 30, 36,
39, 51, 54, 60, 150, 151, 152



Ground floor

Kitchen / Dining	6550mm x 2830mm	21' 5" x 9' 3"
Lounge	4395mm x 3295mm	14' 5" x 10' 9"
Cloaks	2155mm x 1185mm	7' x 3' 10"
Utility	1935mm x 1845mm	6' 4" x 6'



First floor

Bedroom 1	4720mm x 4305mm	15' 5" x 14' 1"
En suite	2220mm x 1480mm	7' 3" x 4' 10"
Bedroom 2	3445mm x 3080mm	11' 3" x 10' 1"
Bedroom 3	3875mm x 2870mm	12' 8" x 9' 5"
Bedroom 4	2775mm x 2485mm	9' 1" x 8' 1"
Bathroom	2235mm x 2205mm	7' 4" x 7' 2"

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INVERURIE
4 bedroom home

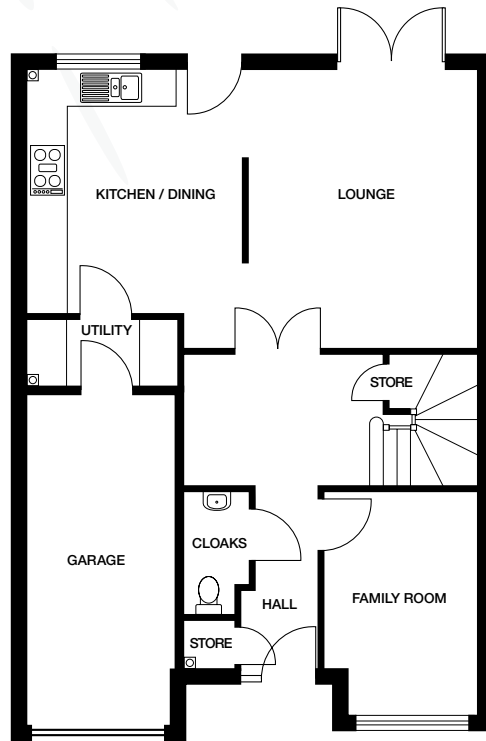
Glow
Garren
HAMILTON

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INVERURIE

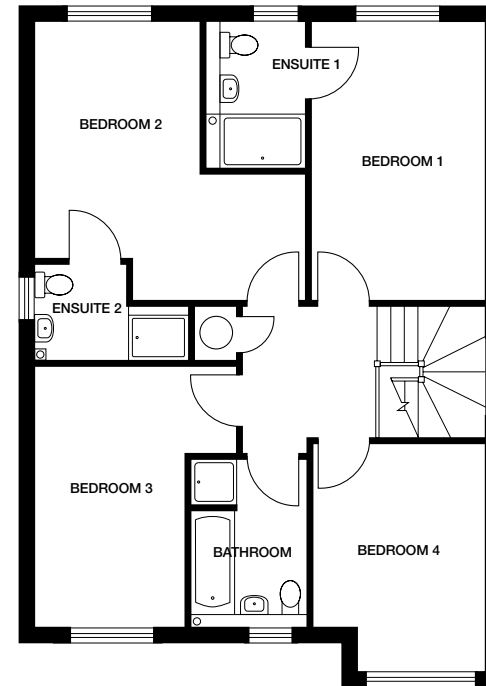
4 bedroom home

Plots 17, 37, 38, 42, 49, 50, 53, 57, 120,
129, 137, 138, 144, 149, 157, 162



Ground floor

Kitchen / Dining	3980mm x 3525mm	13' x 11' 6"
Lounge	4540mm x 3720mm	14' 10" x 12' 2"
Family Room	3785mm x 2485mm	12' 5" x 8' 1"
Cloaks	2100mm x 1100mm	6' 10" x 3' 7"
Utility	2415mm x 1105mm	7' 11" x 3' 7"



First floor

Bedroom 1	2690mm x 3875mm	8' 9" x 12' 8"
En suite 1	1575mm x 1480mm	5' 2" x 4' 10"
Bedroom 2	4565mm x 2805mm	14' 11" x 9' 2"
En suite 2	2365mm x 1650mm	7' 9" x 5' 4"
Bedroom 3	4280mm x 2435mm	14' x 8' 3"
Bedroom 4	3805mm x 2785mm	12' 5" x 9' 1"
Bathroom	2365mm x 1385mm	7' 9" x 4' 6"

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JEDBURGH
5 bedroom home

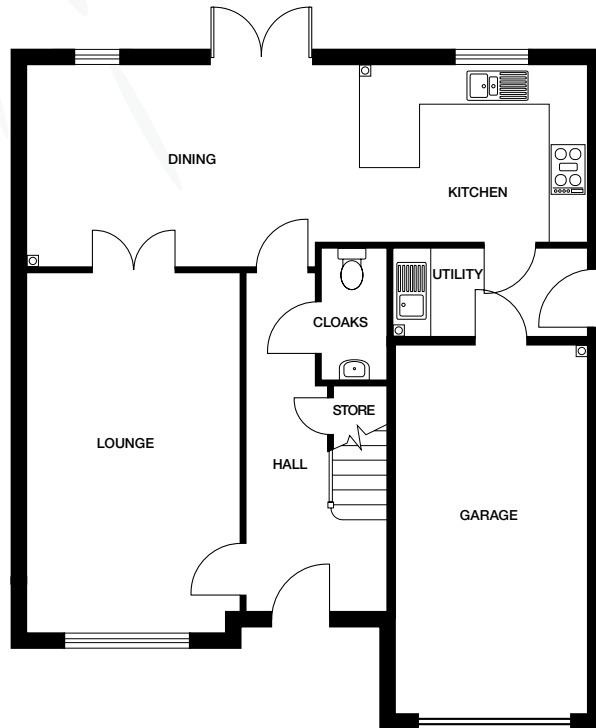
Glow
Garren
HAMILTON

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JEDBURGH

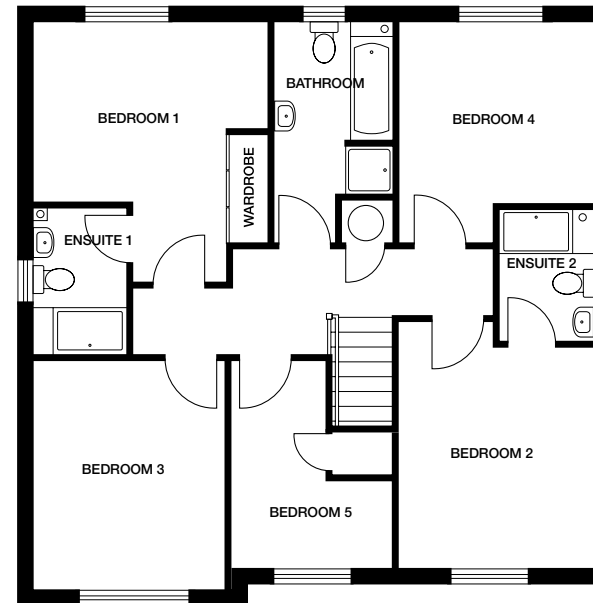
5 bedroom home

Plots 34, 41, 43, 48, 52, 55, 58, 59, 119,
130, 141, 142, 143, 148, 158, 163



Ground floor

Kitchen	4485mm x 2835mm	14' 8" x 9' 3"
Dining	4660mm x 3260mm	15' 3" x 10' 8"
Lounge	5875mm x 3455mm	18' 7" x 11' 4"
Cloaks	2140mm x 1085mm	7' x 3' 6"
Utility	3125mm x 1435mm	10' 3" x 4' 8"



First floor

Bedroom 1	3825mm x 3585mm	12' 6" x 11' 9"
En suite 1	2385mm x 1485mm	7' 9" x 4' 10"
Bedroom 2	4035mm x 3145mm	13' 2" x 10' 3"
En suite 2	2185mm x 1485mm	7' 2" x 4' 10"
Bedroom 3	3730mm x 3125mm	12' 2" x 10' 3"
Bedroom 4	3155mm x 2935mm	10' 4" x 9' 7"
Bedroom 5	3390mm x 2675mm	11' 1" x 8' 9"
Bathroom	2795mm x 1960mm	9' 2" x 6' 5"

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Glow Garren

HAMILTON

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LOVELL
HOMES

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