



SeaQuest

Mount Wise. Newquay



Sea



'hark, now hear the sailors cry
smell the sea, and feel the sky,
let your soul & spirit fly'
Van Morrison



setting

Located on Mount Wise, one of the highest points in the town, Sea Quest apartments offer stylish and contemporary living accommodation a short walk from the town and beaches with many of the apartments having elevated sea views. Newquay is a thriving cosmopolitan town, with a beautiful dramatic coastline and a wealth of destination restaurants, beaches and activities, including world class surfing from the famous beaches that surround Newquay.



property

Sea Quest is a stunning example of the exceptional design, style and quality for which AmboStrachan Homes has gained a reputation, with bright spacious interiors, high quality build specification, attention to detail and innovative design features. Sea Quest offers a range of highly sustainable, energy efficient 1 and 2 bedroom apartments in a gated development, at surprisingly affordable prices.





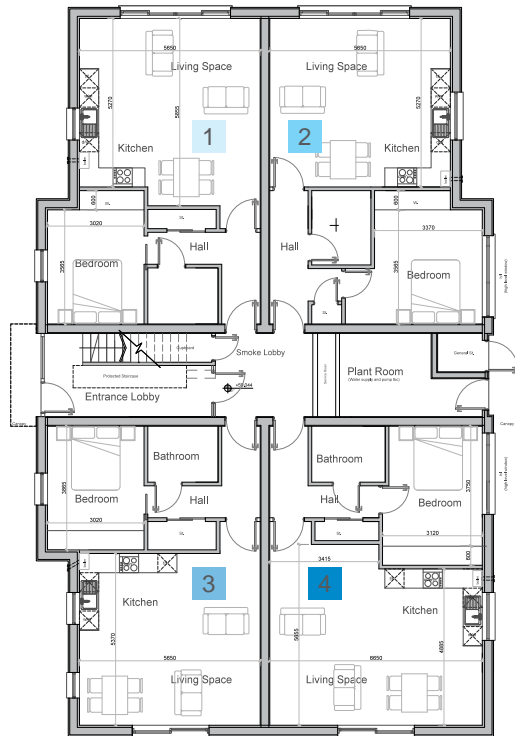




style

Each apartment is fitted with a stylish Porcelanosa kitchen with a full range of integrated appliances. Bathrooms are individually styled with high quality Porcelanosa sanitary ware and coordinated tiling. Premium Oak flooring and fitted carpets are included as standard. Each of the apartment layouts has been carefully considered to take full advantage of the light and sea views available, accessed off stylish luxurious secure communal areas.

Ground Floor



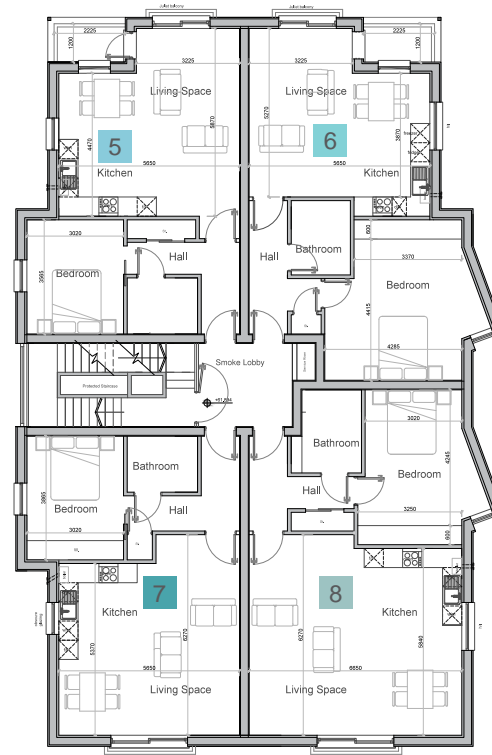
Apt 1
 Living/Kitchen/Dining 5.7m x 5.9m
 Bedroom 3.0m x 3.6m
 Bathroom 2.2m x 1.8m
 Total 57.5 sqm / 618.9 sq ft

Apt 2
 Living/Kitchen/Dining 5.7m x 5.3m
 Bedroom 3.4m x 3.6m
 Bathroom 1.9m x 2.3m
 Total 57.5 sqm / 618.9 sq ft

Apt 3
 Living/Kitchen/Dining 5.7m x 5.4m
 Bedroom 3.0m x 3.9m
 Bathroom 2.2m x 1.8m
 Total 56.6 sqm / 609.2 sq ft

Apt 4
 Living/Kitchen/Dining 6.7m x 5.7m
 Bedroom 3.1m x 3.8m
 Bathroom 2.3m x 1.8m
 Total 62.2 sqm / 669.5 sq ft

First Floor



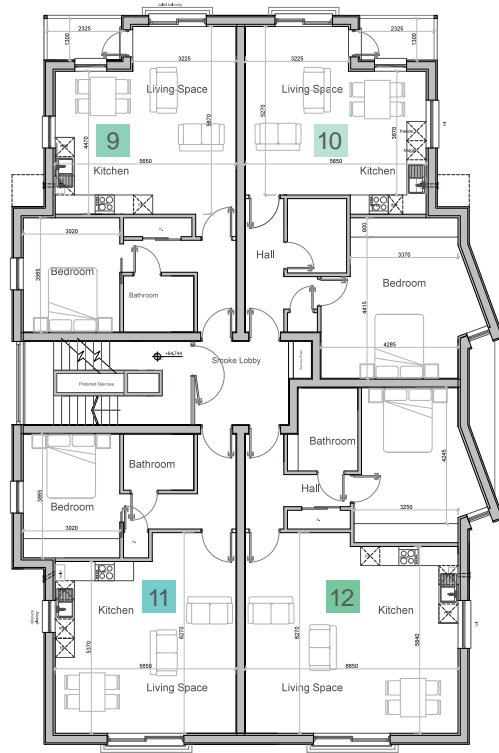
Apt 5
 Living/Kitchen/Dining 5.7m x 5.9m
 Bedroom 3.0m x 3.6m
 Bathroom 2.2m x 1.8m
 Total 54.1 sqm / 582.3 sq ft

Apt 6
 Living/Kitchen/Dining 5.7m x 5.3m
 Bedroom 4.3m x 4.4m
 Bathroom 1.9m x 2.3m
 Total 61.6 sqm / 663.1 sq ft

Apt 7
 Living/Kitchen/Dining 5.7m x 6.3m
 Bedroom 3.0m x 3.9m
 Bathroom 2.2m x 1.8m
 Total 56.6 sqm / 609.2 sq ft

Apt 8
 Living/Kitchen/Dining 6.7m x 6.3m
 Bedroom 3.3m x 4.2m
 Bathroom 1.9m x 2.6m
 Total 70.7 sqm / 761.0 sq ft

Second Floor



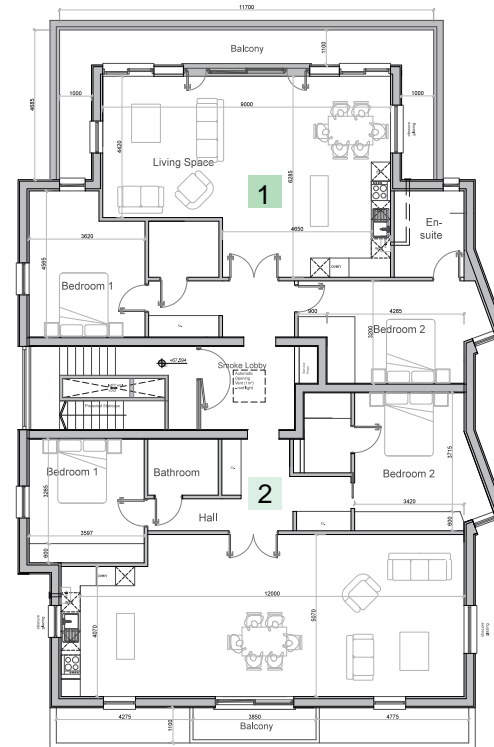
Apt 9
 Living/Kitchen/Dining 5.7m x 5.9m
 Bedroom 3.0m x 3.6m
 Bathroom 2.2m x 1.8m
 Total 54.1 sqm / 582.3 sq ft

Apt 10
 Living/Kitchen/Dining 5.7m x 5.3m
 Bedroom 4.3m x 4.4m
 Bathroom 1.9m x 2.3m
 Total 61.6 sqm / 663.1 sq ft

Apt 11
 Living/Kitchen/Dining 5.7m x 6.3m
 Bedroom 3.0m x 3.9m
 Bathroom 2.2m x 1.8m
 Total 56.6 sqm / 609.2 sq ft


Apt 12
 Living/Kitchen/Dining 6.7m x 6.3m
 Bedroom 3.3m x 4.2m
 Bathroom 1.9m x 2.6m
 Total 70.7 sqm / 761.0 sq ft

Penthouse



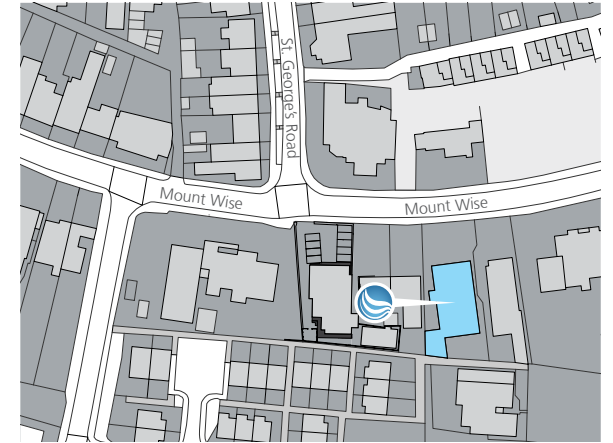
Penthouse 1
 Living/Kitchen/Dining 9.0m x 6.3m
 Bedroom 1 3.6m x 4.6m
 Bedroom 2 5.2m x 3.2m
 En-Suite 2.2m x 2.7m
 Bathroom 2.2m x 1.8m
 Total 101.8 sqm / 1095.8 sq ft

Penthouse 2
 Living/Kitchen/Dining 12.0m x 5.1m
 Bedroom 1 3.6m x 3.3m
 Bedroom 2 3.4m x 3.7m
 En-Suite 1.5m x 2.5m
 Bathroom 2.2m x 1.8m
 Total 113.8 sqm / 1224.9 sq ft

Location map  SeaQuest



Site map  SeaQuest





features

- Spacious living accommodation
- Gated development with remote access
- Video entrance system and security lighting
- Gas central heating
- Oak veneered internal doors
- Satin and polished chrome door furniture
- Premium Oak flooring with luxurious carpeted bedrooms
- Luxury individual Porcelanosa Kitchen with full range of built in appliances
- Porcelanosa bathroom fittings and coordinated tiling
- Highly insulated and efficient living - EPC rating B
- Built in wardrobes
- Quality styled communal areas
- TV points to living room and bedrooms with satellite wiring
- Fully double glazed
- Designated parking to apartments 1,2,5,6,8,9,10,11,12,13,14
- The SeaQuest development will come with 10 Years Premier Guarantee

premier
guarantee



summary

Sea Quest is an opportunity to own a property of distinction and taste that reflects the very same values as its creator, award winning developers Ambostrachan Homes.

A landmark design, Sea Quest proudly blends in with the skyline at the very top of Newquay. Particular attention was paid at the design stage to ensure that the building took best advantage of the sea views this beautiful and conveniently central location has to offer.

Sea Quest is constructed to the highest standards, the contemporary design ensures that these 12 large luxury one bedroom apartments and the 2, stunning two bedroom penthouses include highly sustainable features and special design throughout to provide all the necessary requirements of modern day living.

Ambostrachan Homes are constantly extending boundaries in order to provide groundbreaking housing schemes in this beautiful part of the world. To join us on our journey, call us and take a look at what Sea Quest has to offer, you won't be disappointed...



AMBOSTRACHAN
HOMES

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Maps are not to scale and show approximate locations only. All images of flats contained in this brochure are for illustrative purposes only. The information in this document is indicative and is intended to act as a guide only as to the finished product. These particulars should not be relied upon as accurately describing any of the specific matters described by any order under the Property Misdescriptions Act 1991. No responsibility is accepted by the developer for any errors or omissions and the above information and marketing material does not constitute or form part of any contract, or warranty. The dimensions given on plans are subject to variations and are not intended to be used for carpet sizes, appliance sizes or items of furniture. Brochure design and CGI's by Urban 3D Tel 02871 279 700

SeaQuest, Mount Wise, Newquay, Cornwall, TR7 2BT

2015 Release – 02/06/2015

Apartment No.	Floor	Beds	Aspect	Balcony	Apartment size m ²	Apartment size ft ²	Balcony size ft ²	Total size ft ²	Allocated Parking	Price
1	Ground	1	North	Patio	57.50	618.90	73.20	692.10	Parking (1)	£145,000
2	Ground	1	North	Patio	57.50	618.90	73.20	692.10	Parking (1)	£145,000
3	Ground	1	South	Garden	56.60	609.20	430.56	1039.76		£130,000
4	Ground	1	South	Garden	62.20	669.50	635.08	1304.58		£135,000
5	First	1	North	Balcony	54.10	582.30	29.06	611.36	Parking (1)	£145,000
6	First	1	North	Balcony	61.60	663.10	29.06	692.16	Parking (1)	£150,000
7	First	1	South	Juliet	56.60	609.20	0.00	609.20		£135,000
8	First	1	South	Juliet	70.70	761.00	0.00	761.00	Parking (1)	£140,000
9	Second	1	North	Balcony	54.10	582.30	30.14	612.44	Parking (1)	£150,000
10	Second	1	North	Balcony	61.60	663.10	30.14	693.24	Parking (1)	£155,000
11	Second	1	South	Juliet	56.60	609.20	0.00	609.20	Parking (1)	£145,000
12	Second	1	South	Juliet	70.70	761.00	0.00	761.00	Parking (1)	£150,000
Penthouse (1)	Third	2	North	Balcony	101.80	1095.80	215.28	1311.08	Parking (1)	TBC
Penthouse (2)	Third	2	South	Balcony	113.80	1224.90	136.70	1361.60	Parking (1)	RESERVED



For viewing and reservation procedure, please contact Start & Co.

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Email: bradley@starts.co.uk

Start & co
THE NEWQUAY ESTATE AGENT
www.starts.co.uk

Date as postmarked

Full residential occupancy – Lease length: 999 years – Service charge estimate: TBC

Ground rents: 1 bed £150 p.a / 2 beds £200 p.a

One additional parking space available for £10,000 subject to contract

Prices correct at time of going to print and are subject to change without prior notification