



HIGH BANK

FOWLMERE



# HIGH BANK

High Bank is an exclusive private new development of just five beautifully designed contemporary homes, set in lovely mature surroundings on the edge of the village.

These stunning new homes have been constructed by well-known and highly regarded local developers Dean and Dean. The properties have been meticulously finished to a very high specification with fully fitted kitchens and luxuriously equipped bathrooms and shower rooms, as well as being designed with space and light in mind with generous open-plan living areas. Each property has a beautifully landscaped garden and off-road parking.

Fowlmere is a most desirable and highly sought after South Cambridgeshire village which enjoys an excellent range of local amenities including a primary school, local shops, village hall and public house as well as being the home of the RSPB reserve. Fowlmere is conveniently located just 6 miles South West of Cambridge and 8 miles North East of Royston. For the commuter, there are mainline stations close by in Foxton, Shepreth and Whittlesford and the village is also well-placed for access to major routes including the M11 motorway junction 10 at Duxford and junction 11 at Harston.





# Yew House

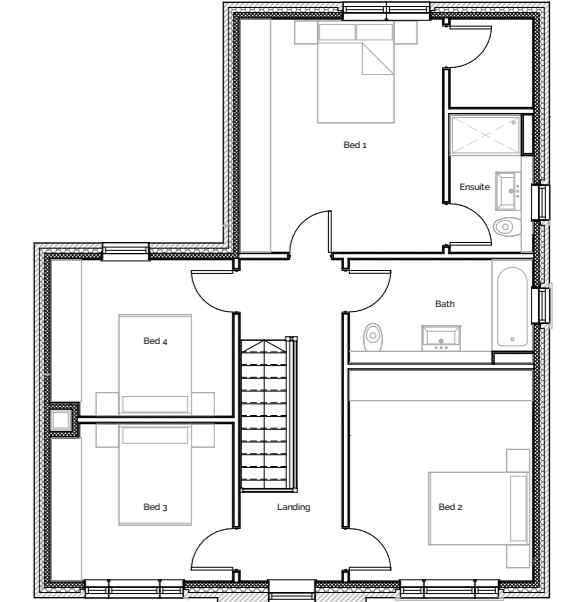
- 4 Bedrooms
- En-suite & Family Bathroom
- Landscaped Garden
- Cart lodge covered parking

A most attractive and traditionally designed double fronted home with contemporary interior.

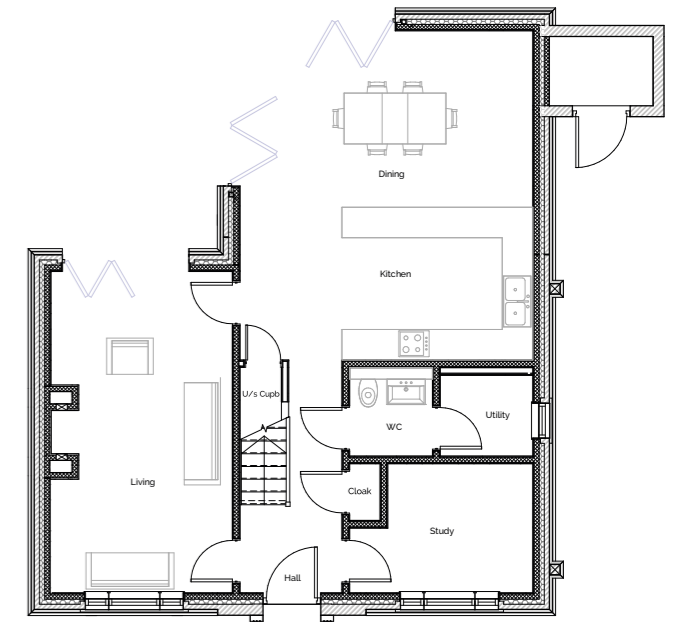
Thoughtfully designed offering a wonderfully spacious and light interior extending to approximately 1,835 sq.ft.

There is a driveway/ parking for up to 4 cars including covered parking.

Special features include a stylish open plan triple aspect kitchen/dining room, impressive living room with wood burning stove and wide opening doors leading to the fully landscaped rear garden.



First Floor



Ground Floor

# Beech House

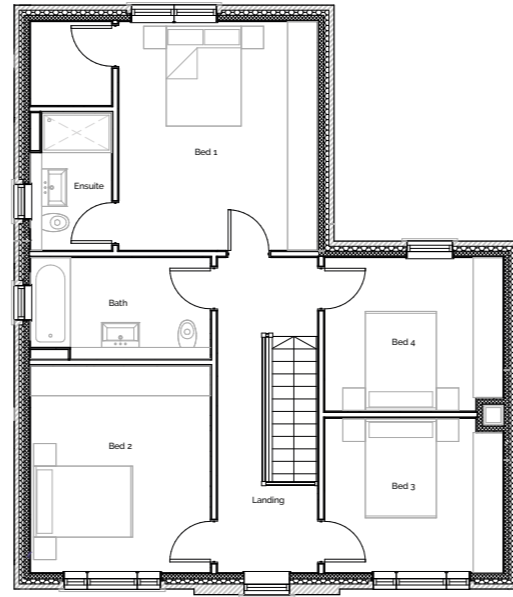
- 4 Bedrooms
- En-suite & Family Bathroom
- Utility Room
- Cart lodge covered parking

A most attractive and traditionally designed double fronted home with contemporary interior.

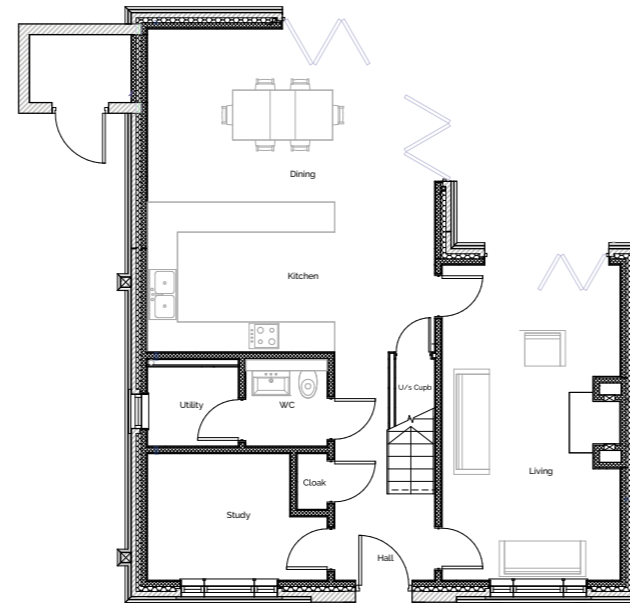
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First Floor



Ground Floor



Garden



Kitchen



Bedroom 1 & En Suite



Bedroom 2



Living Room & Hall



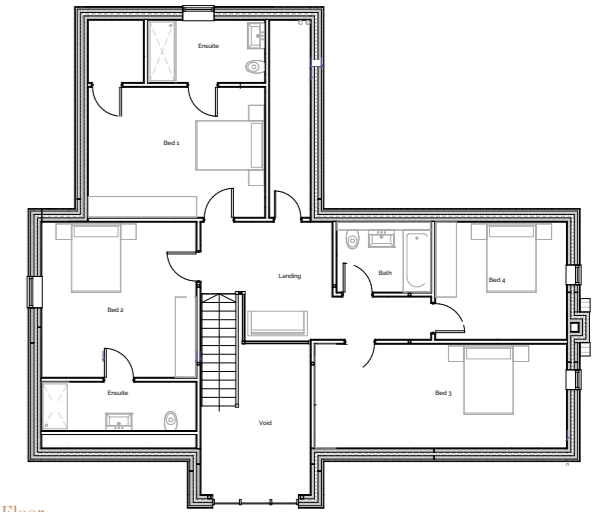
# Waney Lodge

- 4 Bedrooms
- 2 En-suites & Family Bathroom
- Open plan kitchen/living space
- Open fronted detached double garage

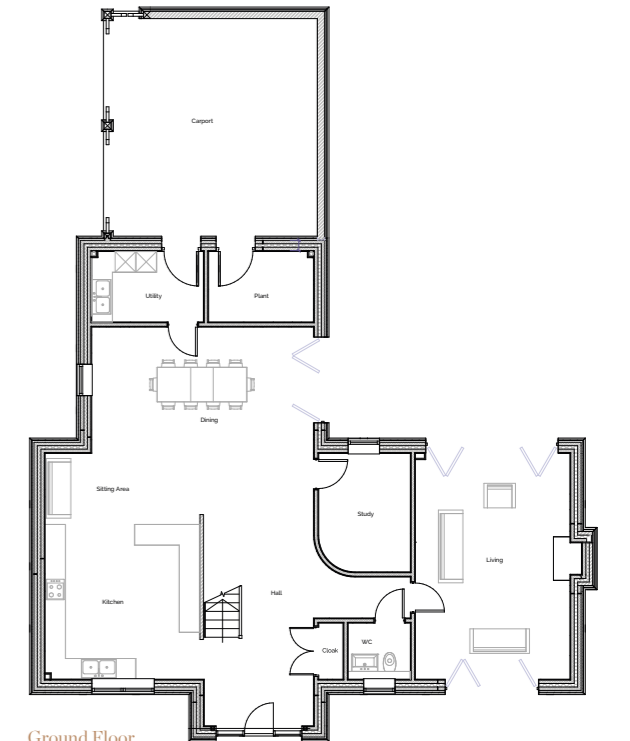
A barn style detached home of around 2,736 sq.ft set in part-walled gardens.

Traditionally designed in the style of a timber clad barn and incorporating a wealth of special features including a magnificent full height glazed oak screen to the main reception hall which leads to an impressive kitchen/living space and dining room off which is a separate utility room.

The property also features a generous living room with wood burning stove and bi-folding doors leading to the rear garden. There is also a separate study on the ground floor as well as the 4 bedrooms, 2 en-suites and further family bathroom to the first floor.



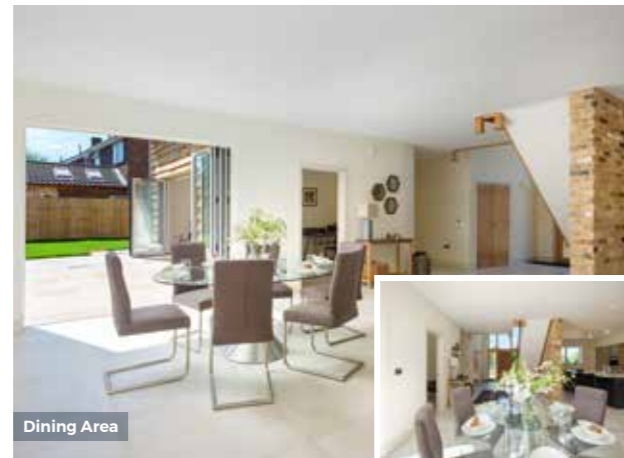
First Floor



Ground Floor



Kitchen



Dining Area



Living Room

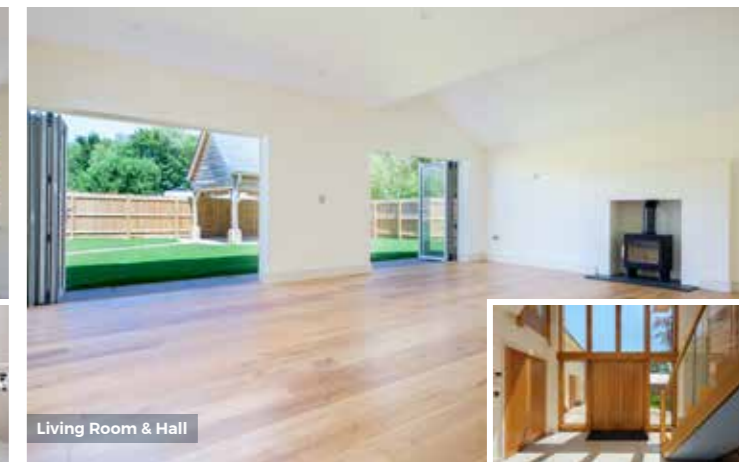
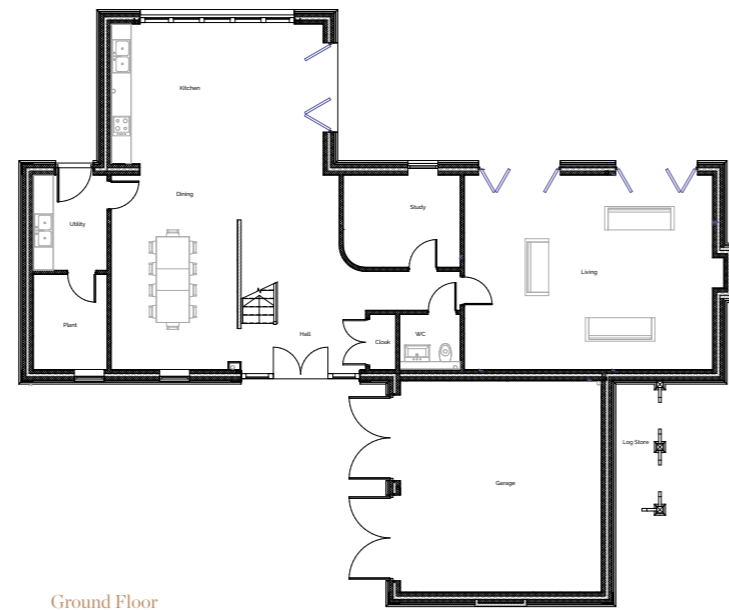
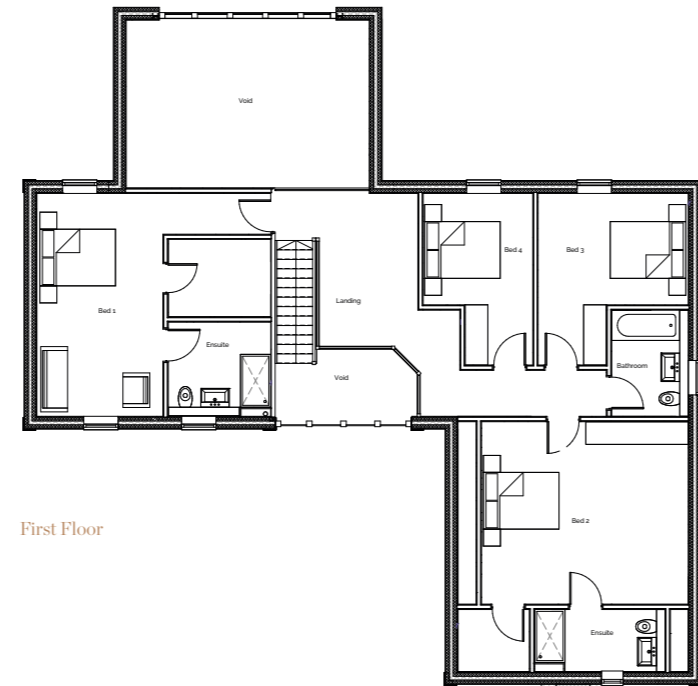
# Copper Lodge

- 4 Bedrooms
- 2 En-suites & Family Bathroom
- Landscaped Garden
- Double Garage

A most impressive detached house of around 2,960 sq.ft set in beautiful wraparound landscaped gardens.

Traditionally designed with imposing front and rear elevations and incorporating many stylish features with full height oak screens to the front and rear aspects. 4 double bedrooms, 2 en-suites and further family bathroom to the first floor.

Double garage, additional parking and a delightful triple aspect landscaped garden with oak framed bat house and covered barbecue area.





Bedroom 1



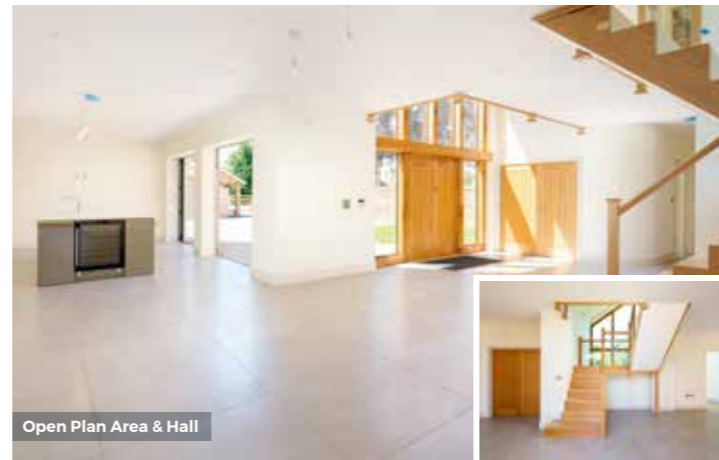
Bathroom



Kitchen



Dining Room & Snug



Open Plan Area & Hall

# High Bank

- 5 Bedrooms master with balcony
- 3 En-suites & Family Bathroom
- Large secluded gardens
- Detached Double Garage

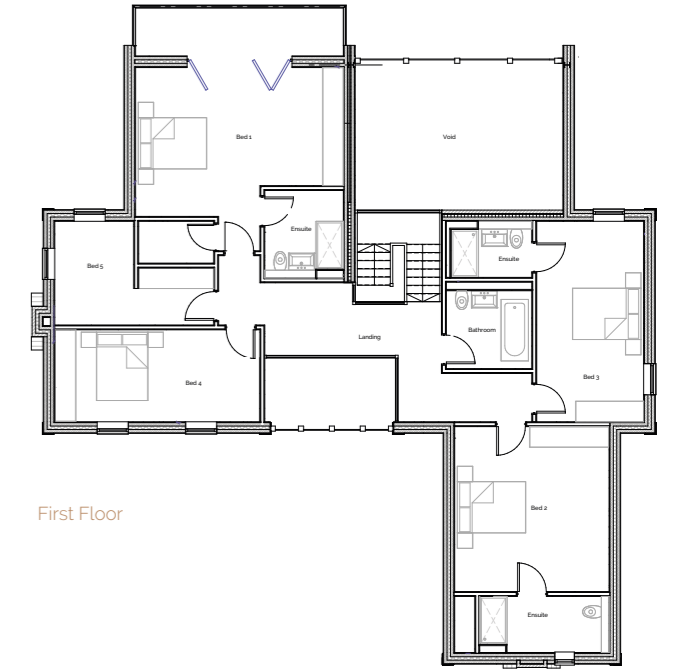
A magnificent and palatial detached residence providing exceptional living space of generous proportions extending to 3,574 sq.ft.

The largest home on the scheme offering flexible accommodation of impressive proportions.

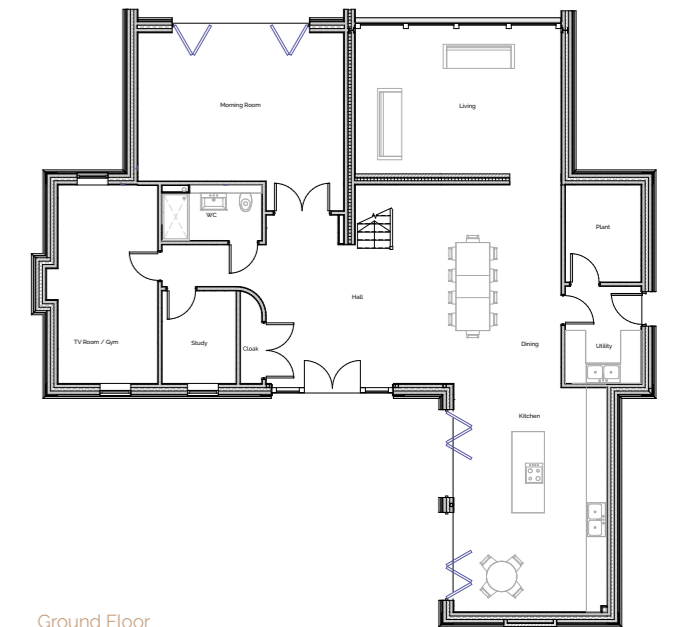
A full height oak glazed screen provides access to the main reception/dining hall off which is a superb, open-plan L shaped kitchen/dining room and separate utility room. The principal reception rooms overlook the landscaped garden and there is a morning room/snug, study and a further family room.

On the first floor there are 5 double bedrooms, 3 with en-suite and a separate family bathroom.

Driveway parking for up to 4 cars and detached double garage.



First Floor



Ground Floor

# Specification

## Individually Designed Kitchens by Nicholas Antony

- Fully fitted kitchens with Siemens integrated appliances
- Induction hobs in all plots
- Build in microwave or oven with microwave feature in all plots
- Plots 3-5 include a Caple wine cooler, built in coffee machine and warming drawers
- Quartz worktops and upstands

## Stylish and Contemporary Bathrooms by Nicholas Anthony

- Duravit sanitaryware
- Hansgrohe taps
- Duravit vanity units Villeroy and Boch tiling throughout
- Heated towel rails
- Fixed shaver sockets in all bathrooms/en-suite

## Internal finishes of the highest quality

- Oak flooring to living rooms
- LED downlighting, wall lights and pendants throughout
- Solid oak staircase with glazed balustrading (plots 3-5)

- Glass balustrading to balcony (plot 5)
- Living rooms include a wood burning stove (plots 1-4)
- High quality fitted wardrobes throughout

## Gardens

- Beautifully landscaped and planted
- Walled gardens to plots 1&2
- Turfing to all gardens
- Sandstone patio areas
- Block paved private road and block paved parking areas to each plot
- Outside lighting

## External finishes

- Solid oak front doors within full height oak glazed screens (plots 3-5)
- Painted timber front doors (plots 1-2)
- VELFAC windows and doors (plots 3-5)
- Timber sash windows (plots 1-2)
- Bi-fold doors to patio areas
- Cedar electronically operated garage doors to plots 4 and 5
- Gated access to plots 4-5

## Heating

- All heating through air source heat pumps
- Wet underfloor heating system throughout

## Miscellaneous

- All properties wired for BT
- Digital TV aerial installed
- Intruder alarm system



Kitchen, Waney Lodge





For enquires please contact  
Cheffins on 01223 214214

### Disclaimer

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