



WEALD LIVING

BY SAXON WEALD

HAWKSBOURNE

... HORSHAM ...

CONTEMPORARY ONE, TWO, THREE AND FOUR BEDROOM HOMES IN A NEW AND VIBRANT VILLAGE SETTING, PERFECT FOR MODERN LIVING.



HAWKSBOURNE

... HORSHAM ...

A PLACE TO FLOURISH

Situated in the north of the historic market town of Horsham, Hawksbourne offers the best of country-town living.

With an array of independent and well-known shops, cafes, and restaurants, as well as a weekly market, Horsham town centre is bursting with charm and character. Horsham also boasts an excellent selection of schools, including the brand new Bohunt, which is located at the heart of the Hawksbourne development. Once complete, residents of the local community will also benefit from a selection of new shops and community facilities.

Built in partnership with CALA Homes, our collection of new homes will be available to purchase on a shared ownership basis from late autumn 2022.



CONVENIENCE AT ITS FINEST

Located at the heart of West Sussex, you'll find no shortage of green space to stretch your legs. Horsham Park offers a convenient oasis, while the South Downs and Sussex's beautiful countryside are in easy reach. If walking isn't your thing, you can take to the water at Southwater Country Park, or venture into Horsham town centre for a leisurely shopping trip and spot of lunch. With plenty to explore and discover, Horsham offers something for everyone.

Just off the A264, with easy access to the A24 and M23, Hawksbourne also enjoys excellent road links to the likes of Guildford, Crawley, and the south coast. Littlehaven and Horsham train stations offer regular trains to Gatwick, London Victoria, London Bridge, and Brighton, making Hawksbourne an ideal spot for commuters and culture lovers alike.



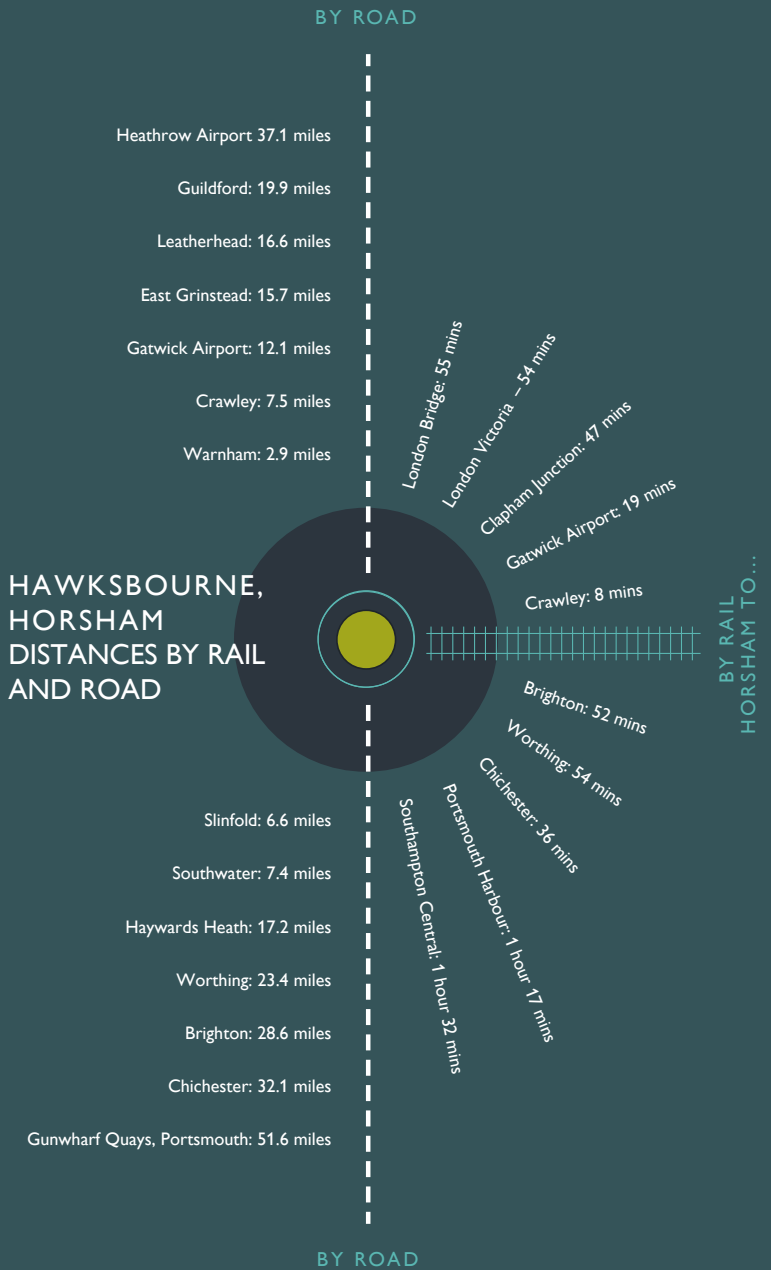
OUT AND ABOUT IN THE LOCAL AREA



Distances are approximate based on easiest routes by road using directions from Google Maps



HAWKSBOURNE, HORSHAM DISTANCES BY RAIL AND ROAD



Please note: distances and times are approximate. Information has been collated using Google Maps and National Rail.



SITE PLAN

KEY

- WEALD LIVING Shared ownership
- SAXON WEALD Affordable rent
- CALA HOMES Sales properties

PLOTS 30 & 31 HAWKSBOURNE
ONE & TWO BEDROOM FOG



PLOT 38 HAWKSBOURNE
TWO BEDROOM END OF TERRACE HOUSE



PLOTS 160 & 161 HAWKSBOURNE
THREE BEDROOM SEMI-DETACHED HOUSES



Please note that these property images are computer generated images (CGIs). They are provided to give an indication of how your property may look but should be viewed as examples only. Illustrations do not highlight the gradient of outside space or location of manhole covers, sheds, or paving and the final layout of the garden may change. Weald Living reserves the right to make changes to plans, finishes and details prior to exchange of contracts.

PLOTS 162 & 163 HAWKSBOURNE
FOUR BEDROOM SEMI-DETACHED HOUSES



PLOTS 164 & 165 HAWKSBOURNE
TWO BEDROOM SEMI-DETACHED HOUSES



PLOTS 166 & 167 HAWKSBOURNE
THREE BEDROOM SEMI-DETACHED HOUSES





HAWKSBOURNE

ONE BEDROOM FOG

PLOT 30

Designed to maximise space, our one-bedroom apartment is perfect for those looking to take their first steps onto the property ladder.

Embrace modern living with an open-plan kitchen, living and dining area at the heart of your home. With fully fitted appliances, and a bright and spacious design, this property offers a great space to relax or socialise with family and friends. Your apartment has a spacious double bedroom with a fitted wardrobe, as well as a generously sized bathroom and a handy storage cupboard. Downstairs, this property benefits from one allocated parking space and secure cycle storage.

AREAS

First floor	m
Kitchen / dining area	6.0 x 3.4
Living room	4.3 x 3.0
Bedroom one	3.7 x 2.9
Total Area	52.1 m ²

* Measurements are shown at their widest points



First floor



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Floorplans shown are indicative only. All room sizes are approximate with maximum dimensions of finished measurements. Indicative measurements are taken at the widest points.

These plans provide indicative details of the property including kitchen/bathroom layouts, balconies/gardens etc. All dimensions indicated are approximate and should not be relied upon for floor treatments or home furnishings. Weald Living reserves the right to make changes to these plans prior to exchange of contracts.

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HAWKSBOURNE

TWO BEDROOM FOG
PLOT 31

The perfect blend of modern style and homely charm; our stylish two-bedroom apartment provides the perfect balance between contemporary design and affordable living.

A contemporary open-plan kitchen, living and dining area provides a great opportunity to bring everyone together and entertain. With fully fitted appliances, and a light and airy design, this property provides a highly flexible space. A hallway leads to two spacious double bedrooms featuring built-in wardrobes, with further storage space off bedroom one. A generously sized bathroom, two allocated parking spaces and secure cycle storage complete this new home.

First floor



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AREAS

First floor	m
Kitchen / dining area	6.7 x 3.2
Living room	4.2 x 3.2
Bedroom one	3.0 x 4.8
Bedroom two	3.8 x 3.1
Total Area	71.5 m ²

* Measurements are shown at their widest points



HAWKSBOURNE

TWO BEDROOM SEMI-DETACHED & TERRACED HOUSES

PLOTS 38, 164 (AS) & 165 (OPP)

AREAS

Ground floor	m
Kitchen	2.3 x 3.3
Living / dining area	4.5 x 4.0
First floor	
Bedroom one	4.5 x 2.7
Bedroom two	2.2 x 4.6
Total Area	68.1 m ²

* Measurements are shown at their widest points



All the space you need at a price you can afford; our contemporary two-bedroom homes are an ideal option for first time buyers.

Cosy yet flooded with natural light, the living/dining area is perfect for both entertaining and relaxing at the end of a long day. Meanwhile, a modern kitchen, with integrated appliances, is situated separately at the front of the house. Upstairs, these properties feature a bright and airy master bedroom, a generously sized second bedroom, as well as a contemporary bathroom. Generous storage cupboards, private gardens, a downstairs WC, and allocated parking complete these stylish homes.

Ground floor



First floor



HAWKSBOURNE

THREE BEDROOM

SEMI-DETACHED HOUSES

PLOTS 160, 166 (AS) & 161, 167 (OPP)

With a stylish and spacious design, our range of three-bedroom homes are perfect for modern family living.

A cosy yet airy living room offers the perfect space to unwind after a busy day. Flooded with light, the generous kitchen/dining area, with doors that open onto a private garden, provides a great spot to bring family and friends together. Upstairs, you will find two generous double bedrooms, a third single bedroom, as well as a contemporary family bathroom. With generous storage space, a downstairs WC and allocated parking, these homes are both sophisticated and practical!

Ground floor



First floor



AREAS

Ground floor	m
Kitchen / dining area	5.4 x 2.6
Living room	3.2 x 4.7
First floor	
Bedroom one	3.2 x 3.7
Bedroom two	3.2 x 3.7
Bedroom three	2.2 x 2.6
Total Area	82.1 m ²

* Measurements are shown at their widest points

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HAWKSBOURNE

FOUR BEDROOM

SEMI-DETACHED HOUSE

PLOTS 162 (AS) & 163 (OPP)

Our brand new four-bedroom homes offer the perfect balance between contemporary design and convenient practicality.

From dinner parties to family occasions, the fully fitted kitchen/dining area provides a great spot to entertain. Meanwhile, a separate and spacious lounge, with glass doors onto a generously sized garden, will soon become the heart of this modern home. Upstairs, the property benefits from two double bedrooms, two single bedrooms, and a contemporary family bathroom. Generous storage cupboards, a downstairs WC, and allocated parking complete these beautiful homes.

AREAS

Ground floor	m
Kitchen / dining area	3.0 x 5.0
Living room	5.6 x 3.9
First floor	
Bedroom one	2.9 x 3.9
Bedroom two	2.5 x 3.9
Bedroom three	2.7 x 2.9
Bedroom four	2.5 x 2.8
Total Area	101.8 m ²

* Measurements are shown at their widest points



Ground floor



First floor





AN EYE FOR DETAIL

Moving into a new home is a fresh and exciting start. We keep the décor of our properties attractive yet understated, giving you the perfect blank canvas ready to make your own. Sleek kitchens and contemporary bathrooms are finished to a modern specification to complement your style perfectly.

Outside, our two, three and four-bedroom houses also benefit from private gardens. So, whether you're bringing family and friends together or prefer some peace and quiet, there's an outdoor space to enjoy. Allocated parking is also provided for each home.



Computer generated images and photos are indicative of how your property may look and are examples only.

Layouts and finishings may vary.



SPECIFICATION

Kitchen

- Modern, fully fitted Moores Vita range kitchen in Country Oak with laminate worktop in Grey Concrete and glass splashback
- Integrated Indesit appliances, including electric oven and cooker hood, gas hob, fridge freezer, washer dryer and dishwasher
- White LED downlighters and pelmet lighting

Bathroom

- Fully fitted bathroom with shower over bath
- Johnsons wall tiles in County Classic White Satin surrounding bath and splashback behind basin
- Heated chrome towel rail
- Glazed shower screen

General

- PVCu high efficiency double glazed windows
- Airing cupboard with shelving
- Smoke detector and carbon monoxide alarm
- Gas central heating with Ideal Logic combi boiler
- Cormar carpet in Apollo Plus Meteorite and Amtico Spacia Stone effect flooring in Rialto Concrete

Information supplied at the time of print (September 2022). Specifications may be subject to change and do not form part of any contract or constitute an offer.





HELP TO BUY



Our homes at Hawksbourne are available to purchase on a shared ownership basis. Shared ownership allows you to buy a share in a property and pay rent on the remainder. Over time and as your finances allow, you can increase your share to up to 100%.

Eligibility

To buy a home with us, please register with Help-to-Buy at www.help2obuyagent3.org.uk and check that you meet the shared ownership requirements. If you already own your home, or own a home under a shared ownership scheme, you can still apply for Weald Living shared ownership provided you have an offer on your current home. You'll need to be at least 18 years old to be able to obtain a mortgage.

You will need approximately £5,000 to cover the costs of purchasing a home. These costs cover things like; the reservation fee, mortgage valuation fee, mortgage arrangement fees, solicitors' fees, removal costs and utility connection charges.

Please see our website www.wealdliving.com for up-to-date property prices.

Affordability

Household income requirements will differ from development to development, in line with factors such as current house prices and the share for sale. The general guidelines state that you must have a combined household income of less than £80,000 per year outside of London. Weald Living will perform checks to ensure you can afford to purchase and sustain the housing costs before offering you a home.

Apply now

Shared ownership makes it possible to own your own home. If you think you are eligible to buy a Weald Living shared ownership home, please register with sales@wealdliving.com.



INTRODUCING WEALD LIVING

Weald Living is a part of Saxon Weald, providing properties for outright sale, shared ownership and private market rent across Sussex and Hampshire.

Saxon Weald, established in 2000, is a non-profit making housing association and manages approximately 6,750 social rented properties in addition to its Weald Living homes.

We are highly experienced in both property management and maintenance, and value our role as a leading provider of affordable housing in the Horsham district.



Saxon Weald supports the development of mixed tenure sites and is proud to provide homes for shared ownership and affordable rent at Hawksbourne. We may change the tenure of some properties subject to demand.



HAWKSBOURNE
RUSPER ROAD,
HORSHAM,
WEST SUSSEX,
RH12 6AT



WEALD LIVING
BY SAXON WEALD

Weald Living, Saxon Weald House
38-42 Worthing Road, Horsham,
West Sussex, RH12 1DT
t: 01403 226060
e: sales@wealdliving.com
www.wealdliving.com