

# Beuley View

Peters Village, Wouldham





# Beuley View

Peters Village, Wouldham

A taste of local life

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**Bovis  
Homes** 



# Welcome to Beuley View

Situated in the landscape of the River Medway, Beuley View enjoys a prime position benefitting from exceptional countryside and access to great transport links.

Peters Village is a modern, well connected new and expanding community, originally home to the Peters Lime and Cement works.

This new community will include 1,000 new homes across 21 acres once completed. With residents benefitting from a range of amenities including a new purpose-built primary school just a few minutes' walk away, which is ideal for young families. Bus transport links are available for local secondary schools. As part of the new Peters Village community there will be shops, medical centre and village hall with changing rooms to serve the area's playing fields.

Wouldham has a village store which is perfect for day to day needs and neighbouring Snodland has a host of shops, takeaway restaurants, a chemist and a supermarket. If a spot of retail therapy is more what you're looking for then Maidstone's Fremlin Walk and The Mall shopping areas offer a variety of popular retail stores, independent boutiques and local amenities. For more comprehensive shopping, visit Bluewater which boasts over 350 brand names, 50 restaurants and bars along with a 17-screen cinema. It also holds numerous events and exhibitions throughout the year.

Beuley View is ideally located to enjoy an array of leisure activities, suitable for the whole family. From the extensive playing fields to walking or bike riding through the countryside or along the esplanade, there is so much to explore in the local area. Leybourne Lakes Country Park is perfectly located just 5 miles away for county walks and

water sports; from paddle boarding to scuba diving. While Cyclopark is situated 10 miles away and has a purpose built multi sports centre for cycling, running and extreme sports. It also offers a play area and 'safety village' for younger visitors to discover. There is a café onsite alongside spaces to bring a picnic.

Medway Valley Leisure Park is conveniently located just 5 miles away and is home to Diggerland, a bowling alley, restaurants, gym and a Premier Travel Inn.

There are numerous places of historical interest within the local area including Rochester Castle and Cathedral. Rochester is steeped in history and hosts a number of festivals and concerts throughout the year, some of which are hosted in the castle grounds. The Historic Dockyard at Chatham provides the opportunity to climb aboard 3 historic warships and a submarine, make your own rope in their famous Victorian Ropery and discover the 400-year-old story of the Dockyard at Chatham in over 10 museum galleries.

Whilst retaining classic architecture and traditional build quality, our homes include popular features such as open-plan living areas, stylish fitted kitchens and spacious main bedrooms, most with en suites, making them your perfect future home.

# The perfect position

## Education for everyone

A new purpose built primary school, Wouldham All Saints Church of England Primary School is located just a few minutes' walk from Beuley View. Other well-regarded schools locally include Halling Primary and Burham Church of England School. Secondary school options include The Malling School, Sir Joseph Williamson's Mathematical School and The Rochester Grammar School for Girls.

For further education, MidKent College is located 9 miles away in Gillingham and the Medway Campus for the University of Kent and Canterbury Christ Church University are based 8 miles away in Chatham.

**Leybourne Lakes Country Park**  
3 miles | 5 min drive

5 mins



**Bluewater shopping centre**  
15 miles | 21 min drive

21 mins



**Rail connections - Rochester**  
5 miles | 15 min drive

15 mins



**Rochester Castle**  
5 miles | 12 min drive

12 mins



Beuley View

**Cyclopark**  
10 miles | 17 min drive

17 mins




**Larkfield Leisure Centre**  
4 miles | 9 min drive

9 mins



**Maidstone town centre**  
8 miles | 18 min drive

18 mins



**Medway Valley Park**  
(cinema, restaurants, bowling, gym)  
5 miles | 8 min drive

8 mins




This stunning development includes our new range of 2, 3 and 4 bedroom homes and 2 bedroom apartments



# Personalise your new home with upgrades and extras from our **Select** range, where the choice is yours

Customise your kitchen with stylish worktops and the latest modern appliances and personalise your bathrooms with stunning ceramics.

Using the **Select** range there are various options allowing you to create your perfect property which is truly unique to you.

You can personalise every space in your home from kitchen cupboards and electrics to built in wardrobes and if you have a preference for flooring, you can select from our diverse range that includes luxurious carpets, stylish Karndean, ceramics and vinyl.

Pick up a **Select** brochure sales consultant today to find an extensive list of items available, including:

- Quartz or Granite worktops
- A selection of kitchen packages including integrated appliances
- Flooring
- Built-in wardrobes
- Upgraded tiling and many more!

The choice is yours - with **Select**.



# Purchase assistance schemes

Wherever you are in the home-buying market - a first-time buyer, looking to step up the property ladder or a downsizer - we have a variety of great purchase assistance schemes!

## Smooth Move

Are you an existing home owner? Our Smooth Move service is designed to help you sell your old property quickly so that you can make the move into a brand new Bovis Home. We'll deal with the estate agents on your behalf, and even pay the estate agents' fees when your house is sold!

## Home Exchange

Are you an existing home owner? Our Home Exchange scheme is the simple way to make sure you don't lose out on your brand new Bovis Home - and saves you time and money along the way. We'll buy your property at market value, therefore there are no last minute 'drop-outs', you avoid estate agents fees, and there are no price renegotiations late in the day!

## Armed Forces

**TRINITY**

Helping members of the Armed Forces to own a home with assistance from Bovis Homes, the government and the Ministry of Defence.

# A home designed with you in mind

We are constantly reviewing our houses and ensuring they are everything that our customers want in a home. We are proud to have developed and launched a new range of homes.

These homes have been created to embrace modern design and styling, whilst retaining classic architectural traditions. An integral part of the design process for our new range of homes was to ensure they have a real wow factor and eye-catching kerb appeal. From designing external elevations to create attractive street scenes through to maximising the flow and size of the rooms, the homes include a variety of features to capture the attention.

The size, positioning and number of windows in our new housing collection have created bright and airy homes, this mixed in with the higher ceilings gives your property a spacious feel.

The flow and layout of the new homes has been a key consideration to accommodate today's lifestyles, with a focus on future living. With the kitchen at the heart of the home, impressive family spaces have been included within them to create sociable living areas, while attention on main bedrooms and en suites has given the homes added desirability.

Many of the properties include popular bi-fold doors helping to bring the outside in and enhance the gardens as an extended living area.



## Firm foundations means peace of mind for you

When buying a new home, you want to be sure you can trust your builder. Choosing a Bovis Home gives you the peace of mind that comes from choosing a company that has been building some of the **best homes in the UK for more than a hundred years.**

We pride ourselves on being one of the country's leading housebuilders and have established an enviable reputation for the quality of our build and design, specification and customer service.

Each Bovis Home is carefully planned both to meet your needs and to integrate into the existing location.

We will often use local materials and reflect regional features. Trees are retained wherever possible and new landscaping added, along with footpaths and cycleways in many cases to help create a wonderful place to live.

Scan me  
for directions



# Beuley View

Peters Village, Wouldham  
Kent ME1 3GE  
01634 981 145

## From M2

- From the M2 take the junction 2 exit for the A228 to Rochester / West Malling
- At the roundabout, take the 1st exit towards West Malling
- At the roundabout, take the 2nd exit onto A228 Sundridge Hill
- Travel along the A227 for 3.1 miles
- At the roundabout, take the 1st exit onto Peter's Bridge
- At the roundabout take the 2nd exit onto Worrall Drive
- Beuley View can be found on your left hand side

Cover photograph of a view from Chatham Dock. Not view from the development. The streetscene shown above has been produced for illustrative purposes only, please check the details of the homes you are interested in with the sales consultant.

**Bovis Homes Limited, Kent region**  
11 Tower View, Kings Hill, West Malling, Kent ME19 4UY. Telephone: 01732 280 400

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# Beuley View

Peters Village, Wouldham



**3 bedroom home**

- The Spruce
- The Cypress
- The Beech
- The Hazel
- The Poplar

**4 bedroom home**

- The Juniper
- The Chestnut
- The Aspen
- The Briar

**Pre-sold homes**

- 1 and 2 bedroom apartments
- 3 bedroom apartments
- 2 bedroom homes
- 3 bedroom homes
- Affordable housing
- Carports
- v visitor space
- ss substation
- leap local equipped area of play

Please note: this plan does not depict site levels, please speak to a sales consultant for more details.

This plan has been produced for home identification purposes only and is not to scale. The development layout, landscaping and tenure of all dwellings may be subject to change throughout the course of the development. Finishes and materials may vary from those shown on the plan. Please check the details of your chosen plot and house type with the sales consultant. Development layout plan correct at time of production.



# The Poplar

3 bedroom home

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# The Poplar

## 3 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	4.74 x 4.46	15' 6" x 14' 7"
Study	2.57 x 2.13	8' 5" x 6' 11"

First floor	metres	feet / inches
Sitting room	4.74 x 3.43	15' 6" x 11' 3"
Bedroom 3	4.74 x 2.57	15' 6" x 8' 5"

Second floor	metres	feet / inches
Bedroom 1	4.74 x 3.46	15' 6" x 11' 4"
Bedroom 2	4.74 x 2.54	15' 6" x 8' 4"

### The Poplar | X310 01 E0001 | Phases 3A&3B

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\* Windows apply to selected plots only. Please see sales consultant for further details.

ovn	oven	ffzs	fridge freezer space
h	hob	cup'd	cupboard
ds	dishwasher space	< >	measuring points
ws	washing machine space		

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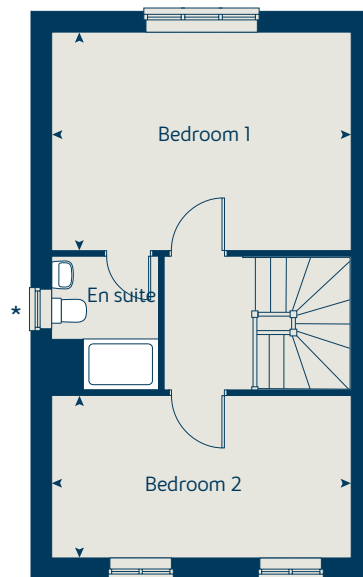
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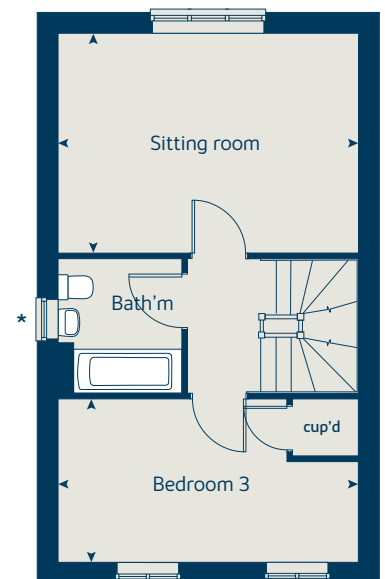
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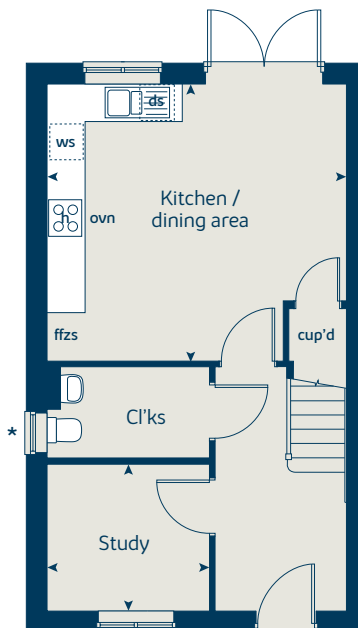
### Second floor



### First floor



### Ground floor





# The Spruce

3 bedroom home

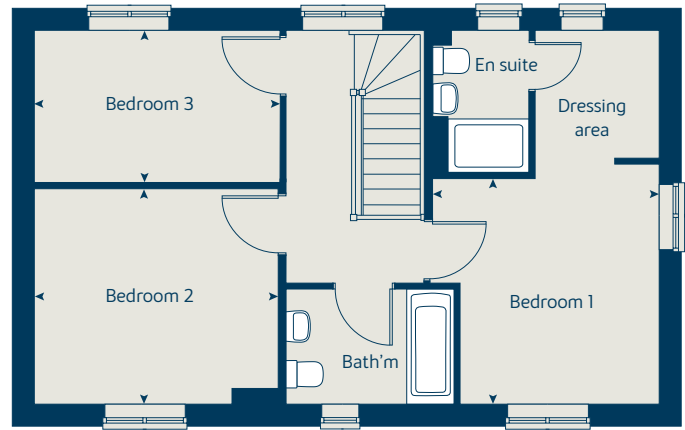
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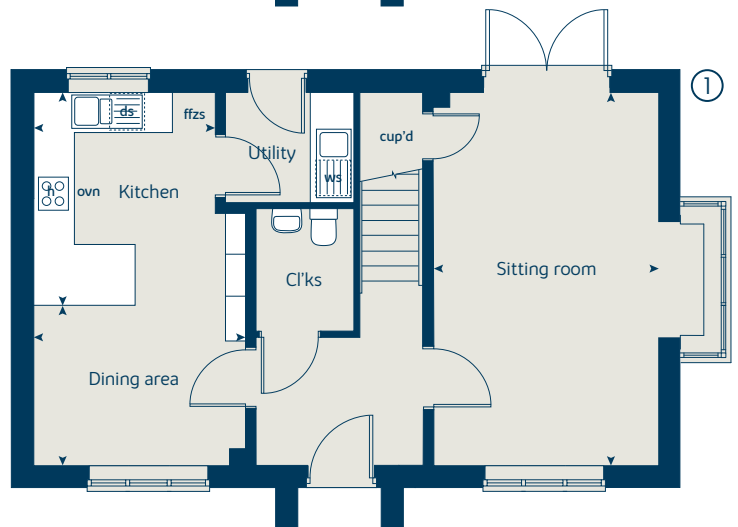
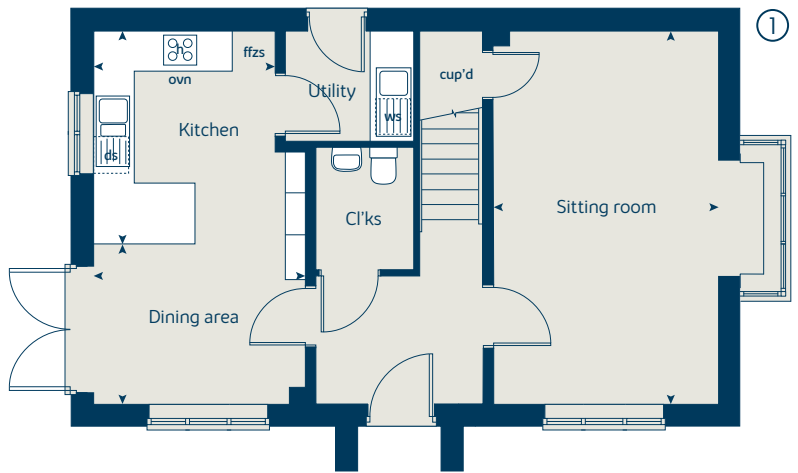
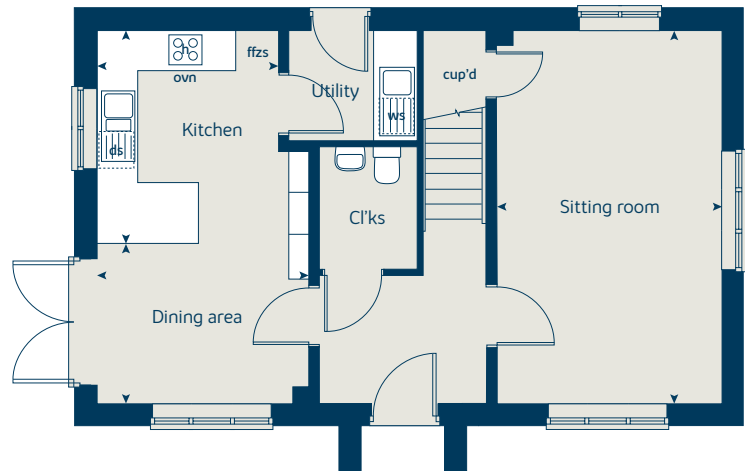
# The Spruce

## 3 bedroom home

### First floor



### Ground floor



Ground floor	metres	feet / inches
Kitchen	3.16 x 2.69	10' 3" x 8' 9"
Dining area	3.14 x 2.30	10' 3" x 7' 6"
Sitting room	5.53 x 3.32	18' 1" x 10' 10"

#### First floor

Bedroom 1	3.39 x 3.33	11' 1" x 10' 11"
Bedroom 2	3.59 x 3.26	11' 7" x 10' 6"
Bedroom 3	3.59 x 2.17	11' 7" x 7' 4"

#### The Spruce | X307 (IF) 01 vt E0001 | Phases 3A&3B

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① Alternative layouts apply to selected plots only. Please see sales consultant for further details.

ovn	oven	ffzs	fridge freezer space
h	hob	cup'd	cupboard
ds	dishwasher space	◀ ▶	measuring points
ws	washing machine space		

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# The Cypress

3 bedroom home

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# The Cypress

3 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	5.52 x 3.12	18' 1" x 10' 2"
Sitting room	4.40 x 3.40	14' 4" x 11' 1"

#### First floor

Bedroom 1	4.09 x 3.28	13' 5" x 10' 9"
Bedroom 2	3.28 x 2.82	10' 9" x 9' 3"
Bedroom 3	3.54 x 2.16	11' 7" x 7' 1"

#### The Cypress | X308 (IF) 01 E0001 | Phases 3A&3B

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ovn	oven	ffzs	fridge freezer space
h	hob	cup'd	cupboard
ds	dishwasher space	< >	measuring points
ws	washing machine space		

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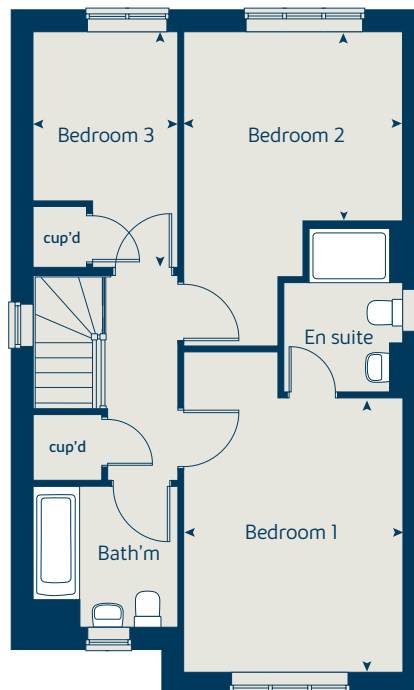
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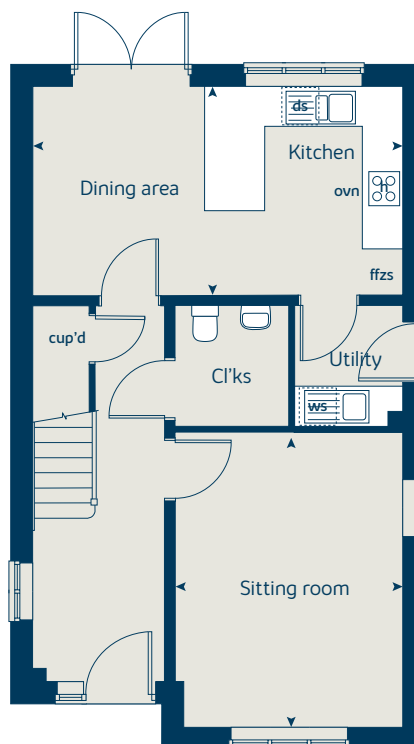
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## First floor



## Ground floor





# The Beech

3 bedroom home

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# The Beech

## 3 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining room	4.74 x 2.93	15' 6" x 9' 7"
Sitting room	3.90 x 3.72	12' 7" x 12' 2"

### First floor

Bedroom 2	4.74 x 3.50	15' 6" x 11' 4"
Bedroom 3	3.39 x 2.49	11' 1" x 8' 2"

### Second floor

Bedroom 1	3.61 x 3.44	11' 8" x 11' 2"
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### The Beech | X309 01 E0001 | Phases 3A&3B

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ovn	oven	ffzs	fridge freezer space
h	hob	cup'd	cupboard
ds	dishwasher space	< >	measuring points
ws	washing machine space		

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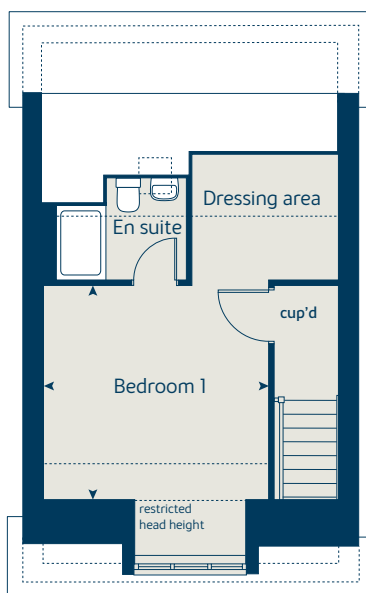
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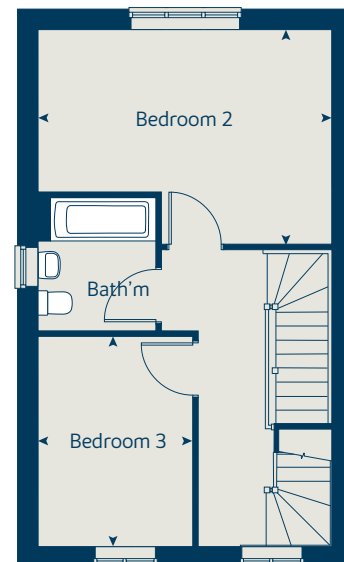
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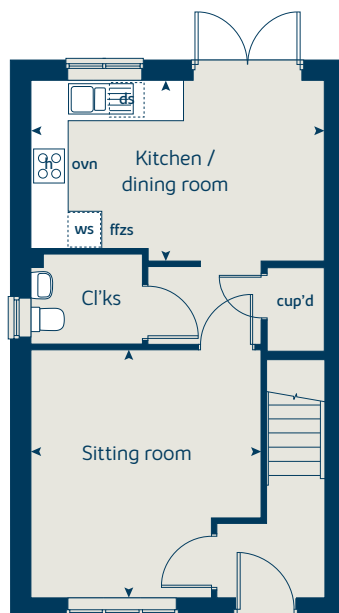
## Second floor



## First floor



## Ground floor





# The Hazel

3 bedroom home

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# The Hazel

## 3 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining room	5.19 x 2.99	17' 0" x 9' 9"
Sitting room	4.17 x 3.66	13' 8" x 12' 0"

### First floor

Bedroom 1	3.54 x 3.29	11' 7" x 9' 8"
Bedroom 2	2.95 x 2.72	9' 8" x 8' 11"
Bedroom 3	3.48 x 2.15	11' 5" x 7' 1"

### The Hazel | X305 03 E0001 |

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ovn	oven	ffzs	fridge freezer space
h	hob	cup'd	cupboard
ds	dishwasher space	◀ ▶	measuring points
ws	washing machine space		

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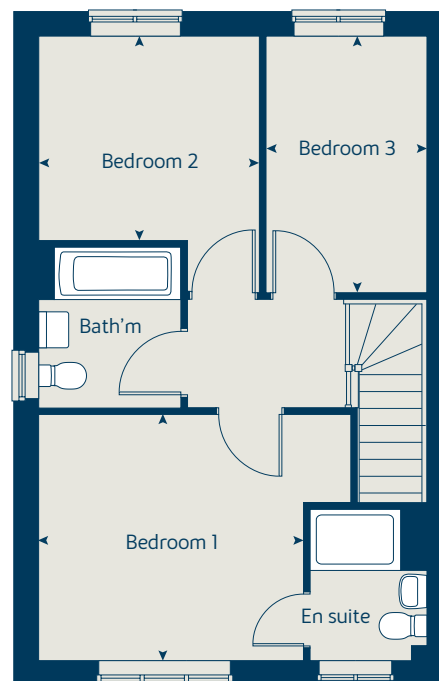
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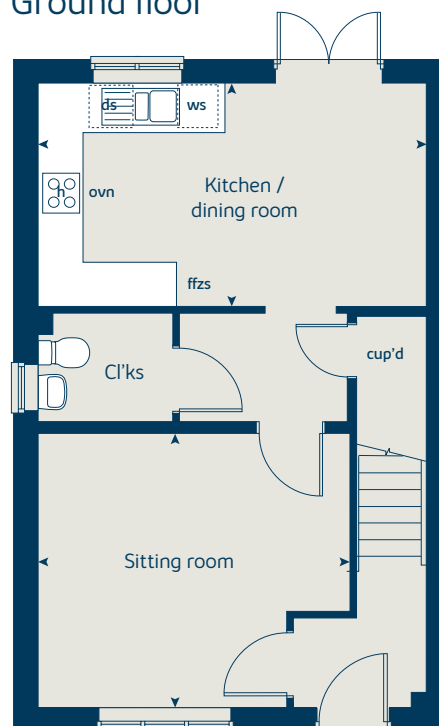
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### First floor



### Ground floor





# The Chestnut

4 bedroom home

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# The Chestnut

## 4 bedroom home

Ground floor	metres	feet / inches
Kitchen	4.03 x 3.04	13' 2" x 9' 11"
Dining / family area	4.59 x 2.85	15' 0" x 9' 4"
Sitting room	4.98 x 3.40	16' 4" x 11' 1"
Study	3.40 x 1.81	11' 1" x 5' 11"

### First floor

Bedroom 1	4.40 x 3.20	14' 4" x 10' 4"
Bedroom 2	3.48 x 3.36	11' 5" x 11' 0"
Bedroom 3	3.25 x 2.35	10' 7" x 7' 8"
Bedroom 4	3.42 x 2.34	11' 2" x 7' 8"

### The Chestnut | X413 01 vt E0001 | Phases 3A&3B

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① Alternative layout applies to selected plots only. Please see sales consultant for further details.

ovn	oven	ldr	larder
h	hob	ffzr	fridge freezer
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	<>	measuring points

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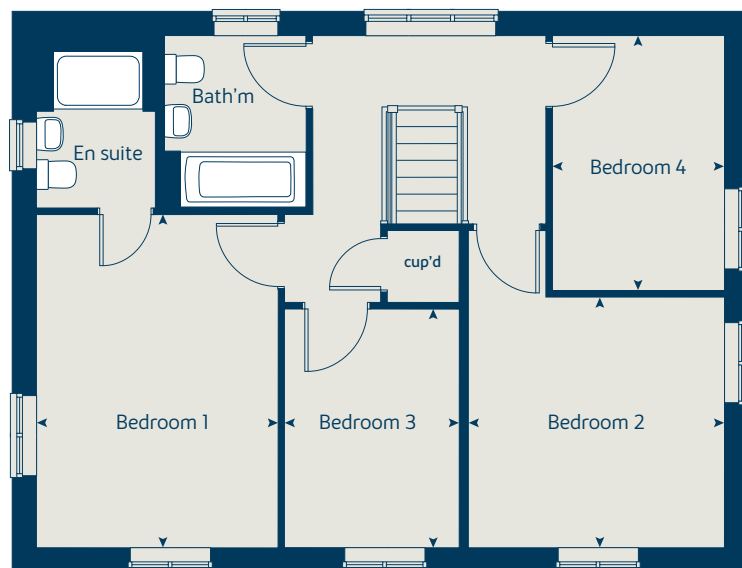
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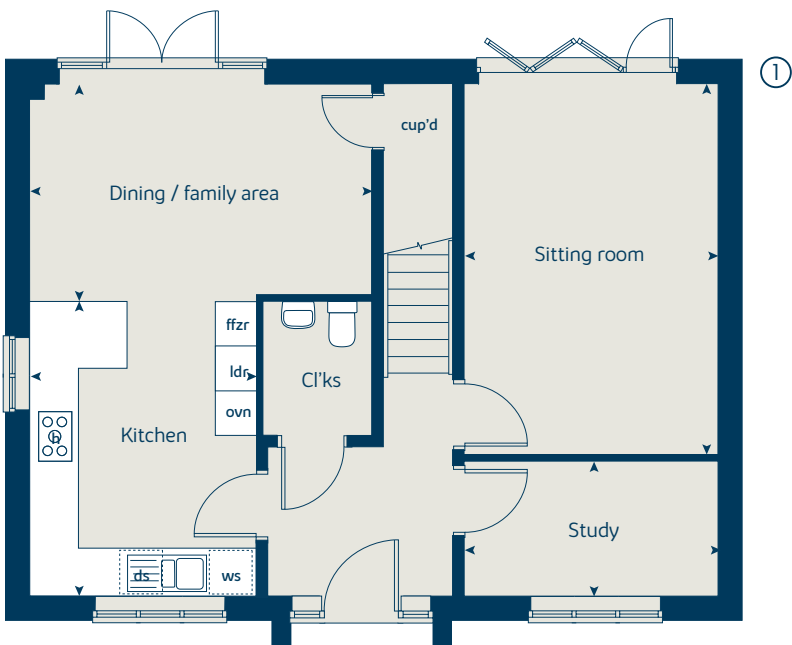
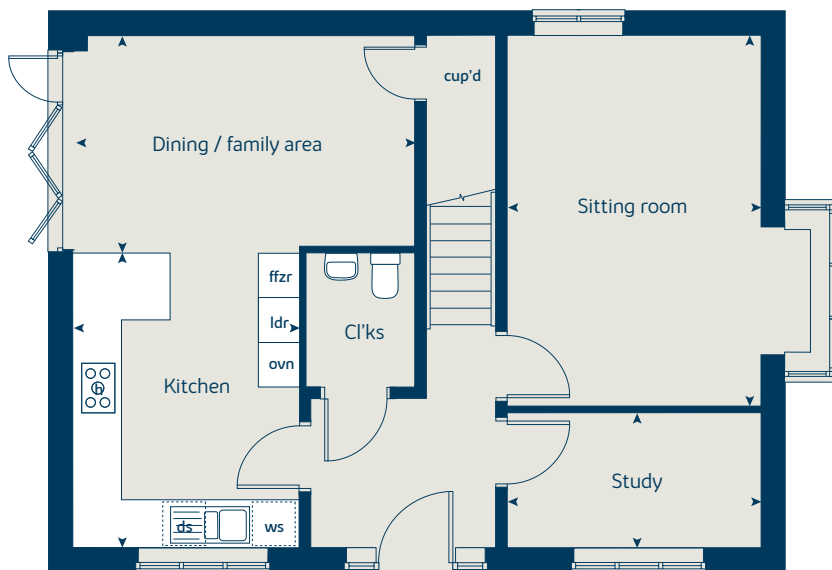
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## First floor



## Ground floor





# The Aspen

4 bedroom home

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# The Aspen

4 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	7.77 x 3.37	25' 6" x 11' 0"
Sitting room	5.04 x 3.39	16' 6" x 11' 1"
Study	2.01 x 2.01	6' 7" x 6' 7"

## First floor

Bedroom 1	4.52 x 3.81	14' 8" x 12' 5"
Bedroom 2	3.87 x 3.11	12' 6" x 10' 2"
Bedroom 3	4.07 x 2.45	13' 4" x 8' 0"
Bedroom 4	3.61 x 2.45	11' 10" x 8' 0"

## The Aspen | X414 (IF) 01 E0001 | Phases 3A&3B

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ovn	oven	ffzr	fridge freezer
h	hob	ldr	larder
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	◀ ▶	measuring points

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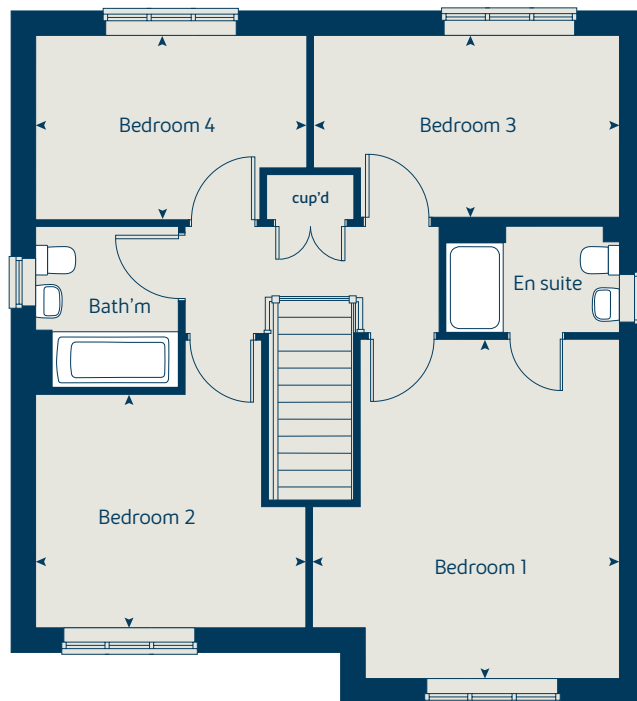
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## First floor



## Ground floor





# The Briar

4 bedroom home

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# The Briar

## 4 bedroom home

Ground floor	metres	feet / inches
Kitchen	3.83 x 3.04	12' 7" x 10' 0"
Dining area	4.27 x 3.04	14' 0" x 10' 0"
Sitting room	5.76 x 3.07	18' 11" x 10' 1"
Study	3.07 x 2.20	10' 1" x 7' 3"

### First floor

Bedroom 1	5.12 x 3.11	16' 10" x 10' 2"
Bedroom 2	3.86 x 3.11	12' 8" x 10' 2"
Bedroom 3	4.12 x 3.11	13' 6" x 10' 2"
Bedroom 4	3.11 x 2.86	10' 3" x 9' 5"

### The Briar | X417 03 (IF) E0001 | Phases 3A&3B

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ovn	oven	ffzs	fridge freezer space
h	hob	cup'd	cupboard
ds	dishwasher space	◀ ▶	measuring points
ws	washing machine space		

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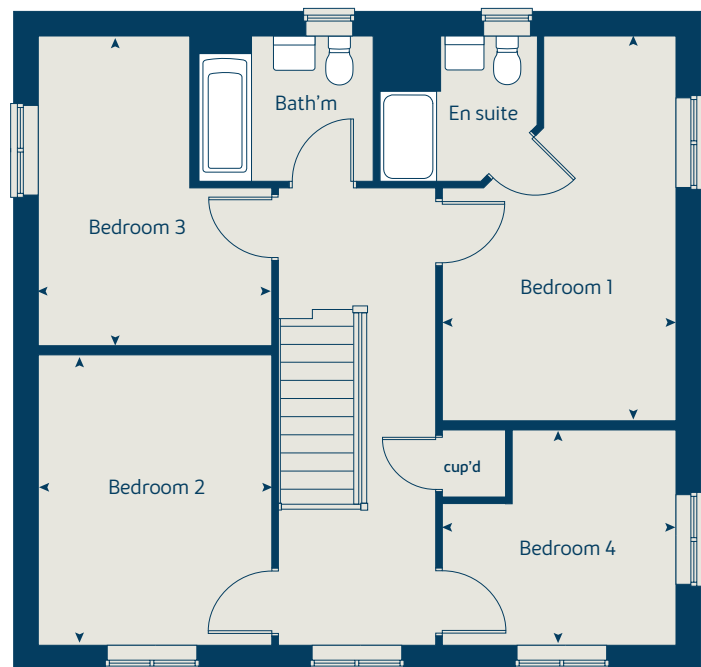
The floorplans shown are not to scale. Measurements are based on the original drawings. Slight variations may occur during construction.

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### First floor



### Ground floor





# The Juniper

4 bedroom home

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**Bovis  
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# The Juniper

## 4 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining / family area	7.21 x 3.51	23' 7" x 11' 6"
Sitting room	4.55 x 3.04	14' 7" x 10' 0"
Study	2.34 x 1.85	7' 8" x 6' 0"

### First floor

Bedroom 1	4.66 x 3.05	15' 3" x 10' 0"
Bedroom 2	2.97 x 2.84	9' 8" x 9' 3"
Bedroom 3	3.50 x 2.38	11' 4" x 7' 9"
Bedroom 4	3.60 x 2.38	11' 8" x 7' 9"

### The Juniper | X412 01 E0001 |

This floorplan has been produced for illustrative purposes only. Room sizes shown are between arrow points as indicated on plan. The dimensions have tolerances of + or -50mm and should not be used other than for general guidance. If specific dimensions are required, enquiries should be made to the sales consultant.

ovn	oven	ldr	larder
h	hob	ffzr	fridge freezer
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	<>	measuring points

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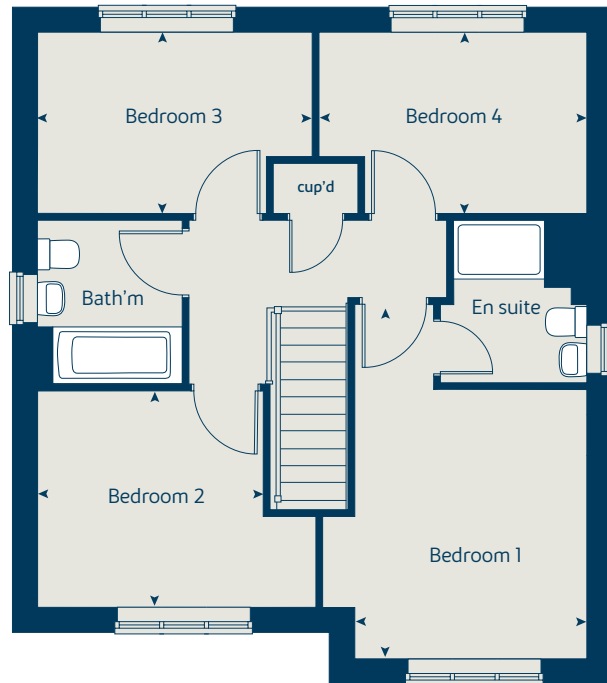
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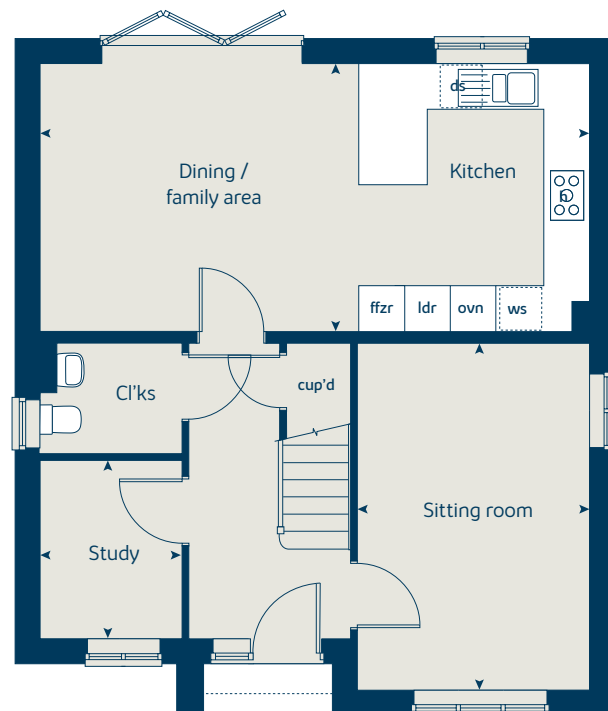
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### First floor



### Ground floor





# Beuley View

Peters Village, Wouldham

Specification

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# Beuley View

## Peters Village, Wouldham

Use this guide to see what features are included in your new home. Your sales consultant will be happy to discuss the **Select** range of extras available.



### Kitchen

3 bedroom  
The Hazel  
The Cypress  
The Spruce  
4 bedroom  
The Juniper  
The Chestnut  
The Aspen  
The Briar

	3 bedroom The Hazel The Cypress The Spruce	4 bedroom The Juniper The Chestnut The Aspen The Briar
Choice of Standard fitted kitchen (doors and worktops)	■ ■ ■	■ ■ ■ ■
Stainless steel sink and drainer (single and a half bowl) with chrome mixer tap	■ ■ ■	■ ■ ■ ■
Stainless steel sink and drainer (single bowl) with chrome mixer tap in utility		■
Indesit hob (60cm) with built-in single underoven, with stainless steel splashback and curved glass chimney hood	■ ■ ■	
Hotpoint hob (75 cm) with built-in double high level oven, with glass splashback and curved glass chimney hood		■ ■ ■ ■
Pendant light fitting	■ ■ ■	■ ■ ■ ■
Pre-wired for under-unit lighting option	■ ■ ■	■ ■ ■ ■
Fridge / freezer space	■ ■ ■	
Integrated 50 / 50 fridge freezer		■ ■ ■ ■
Space for integrated dishwasher with plumbing and electrics	■ ■ ■	■ ■ ■ ■
Space for washing machine with plumbing and electrics in kitchen	■	■ ■
Space for washing machine with plumbing and electrics in utility		■ ■

### Bathrooms and en suite(s)

	3 bedroom The Hazel The Cypress The Spruce	4 bedroom The Juniper The Chestnut The Aspen The Briar
Contemporary white sanitaryware	■ ■ ■	■ ■ ■ ■
Close coupled WC to cloakroom	■ ■ ■	■ ■ ■ ■
Handheld hair wash attachment	■ ■ ■	■ ■ ■ ■
Low profile shower tray with glass enclosure to bedroom 1 en suite	■ ■ ■	■ ■ ■ ■
Choice of standard Porcelanosa wall tiling (splashback, 450mm over bath, and full-height to shower cubicle)*	■ ■ ■	■ ■ ■ ■
Chrome bezel LED bulkhead to bathroom and en suite(s)	■ ■ ■	■ ■ ■ ■
Chrome towel warmer in bathroom and en suite(s)		■ ■ ■ ■

### Doors and Windows

	3 bedroom The Hazel The Cypress The Spruce	4 bedroom The Juniper The Chestnut The Aspen The Briar
Front door with multi-point security locking system	■ ■ ■	■ ■ ■ ■
Chrome plated front door numerals	■ ■ ■	■ ■ ■ ■

3 bedroom  
The Hazel  
The Cypress  
The Spruce  
4 bedroom  
The Juniper  
The Chestnut  
The Aspen  
The Briar

	3 bedroom The Hazel The Cypress The Spruce	4 bedroom The Juniper The Chestnut The Aspen The Briar
PVCu double glazing to windows	■ ■ ■	■ ■ ■ ■
Double glazed PVCu French doors	■ ■ ■	■
Powder coated aluminium double glazed bi-fold doors		■ ■ ■ ■
Internal cottage style pre-primed doors with satin chrome finish handles	■ ■ ■	■ ■ ■ ■
Paving outside French / bi-fold door and path to garage personnel door (where applicable)	■ ■ ■	■ ■ ■ ■

### General

	3 bedroom The Hazel The Cypress The Spruce	4 bedroom The Juniper The Chestnut The Aspen The Briar
White painted walls and smooth white ceilings	■ ■ ■	■ ■ ■ ■
Combined usb / double sockets in kitchen and bedroom 1	■ ■ ■	■ ■ ■ ■
Multi-media point in living room	■ ■ ■	■ ■ ■ ■
TV point to bedroom 1 and family room (where applicable)	■ ■ ■	■ ■ ■ ■
Main telephone socket (plus to study where shown)	■ ■ ■	■ ■ ■ ■
Gas central heating with wall mounted combi-boiler, programme selector and room thermostat(s)	■ ■ ■	■ ■ ■ ■
Thermostatic valves to all radiators (with the exception of rooms with separate thermostat control)	■ ■ ■	■ ■ ■ ■
Fitted external tap	■ ■ ■	■ ■ ■ ■
External light fitted to front porch and wiring for external light to rear door	■ ■ ■	■ ■ ■ ■
Mains wired smoke detectors with battery back-up	■ ■ ■	■ ■ ■ ■
Enclosed rear garden, and garden gate (where applicable)	■ ■ ■	■ ■ ■ ■
Landscaped front gardens	■ ■ ■	■ ■ ■ ■
NHBC Buildmark cover	■ ■ ■	■ ■ ■ ■
First two years' customer service support from Bovis Homes	■ ■ ■	■ ■ ■ ■

■ Fitted as standard - included in the property  
\* Subject to stage of construction

## So much choice...

Part of the excitement of buying a new home is the thrill of being the first person to live in the property and having a brand new contemporary kitchen and modern bathroom. Our premium brand partners ensure that all of our fixtures and fittings comply with the latest Government building regulations and only branded appliances are installed in your new home.

Once you know what specification comes included, you'll have a choice from our specially selected tiles for your kitchen and bathrooms, as well as kitchen worktops and cupboard doors. You can then use the Bovis Homes **Select** brochure to add the finishing touches to your home to make it extra special for you!

From personalising your bathrooms with stunning ceramics, or adding smooth sliding wardrobes to your main bedroom, there are a wide range of additional options and upgrades available.

The availability of items is subject to the stage of build, and can vary by development and house type. Our sales consultants will be happy to provide guidance.



The specification shown in this leaflet is correct at the time of going to press. Bovis Homes is continually reviewing and updating the specification on all housetypes and therefore reserves the right to change specification details. Photographs depict a typical Bovis Homes interior and may include optional upgrades. For full details regarding current specification and finishes, for the plots you are interested in, please refer to our sales consultant.

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