

Applegate Park

Kingsbridge



DEVON
SHIRE
HOMES



Applegate Park

Kingsbridge

A collection of stylish new homes in the market town of Kingsbridge, a short distance from the estuary with stunning views across South Devon.

applegatepark@
devonshirehomes.co.uk

01548 800807

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Kingsbridge

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Design & direction — Believe in®
Landscape photography (excl. p10) — Adam Burton
Show home photography — George Fielding



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THE DEVELOPMENT

Applegate Park is a collection of 94 homes ranging from 1 to 4 bedrooms. Located on the edge of Kingsbridge, an estuary town in South Devon, the development borders open fields but is only a short walk from the town’s centre and quayside.

The development offers a range of contemporary house types that respond to the local landscape. The overall design language is one of style and functionality, using glazing to offer natural light and elegant living spaces — resulting in a collection of modern homes that sit sensitively within their surroundings.

Applegate Park is situated off Belle Hill, which leads out of Kingsbridge towards Totnes — giving easy onward access in all directions. The town itself has amenities and local facilities, combining convenience with the charm and beauty of a market town by the water.





LEFT
Wembury

ABOVE
Kingsbridge

Applegate comes from the Middle English 'applegarth', meaning an apple orchard. During the 19th century, cider was one of the chief exports of Kingsbridge and many farms in the area had their own orchard.





ABOVE & RIGHT
Typical Devonshire Homes interiors — not site specific



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THE LOCATION

Kingsbridge is a charming market town in the South Hams district, on the banks of a stunning estuary. Situated in the heart of the South Devon Area of Outstanding Natural Beauty, the town is surrounded by picturesque rolling hills and offers a perfect combination of coastal and countryside living.

In the town, historic buildings sit alongside independent shops and cafés, and a farmers’ market selling local produce and crafts is held on the first and third Saturday of the month. Kingsbridge offers two superstores, a leisure centre, cinema, restaurants, pubs and art galleries, as well as healthcare services and schooling for all ages.

RIGHT
Bowcombe Creek





LEFT & ABOVE

Entrance to Salcombe Harbour & Kingsbridge Community Mosaic

South Devon offers an abundance of rural views, rugged coastline and lively towns — a haven for walking and watersports alike.

Kingsbridge is only a short distance from South Devon's beautiful unspoilt beaches and sheltered coves, including East Portlemouth and Hope Cove.

6 miles down the A381 is the coastal resort town of Salcombe, which also provides access to the South West Coast Path for and its rewarding views.

The closest railway station is in the vibrant town of Totnes, 13 miles up the A381. This sits on the main railway line between Penzance and London for connections further afield.

The A379 road links Kingsbridge to Plymouth, and to Dartmouth along a scenic coastal route.



We are an independent,
award-winning house builder.
Over 25 years of building with
pride here in the West Country.

We create neighbourhoods that enhance
and strengthen our local communities.
Every development is sensitively designed
to reflect the local character, combining
contemporary design and traditional building
techniques. We are committed not only
to building distinctive and desirable homes,
but also to ensuring a first class level
of customer service.

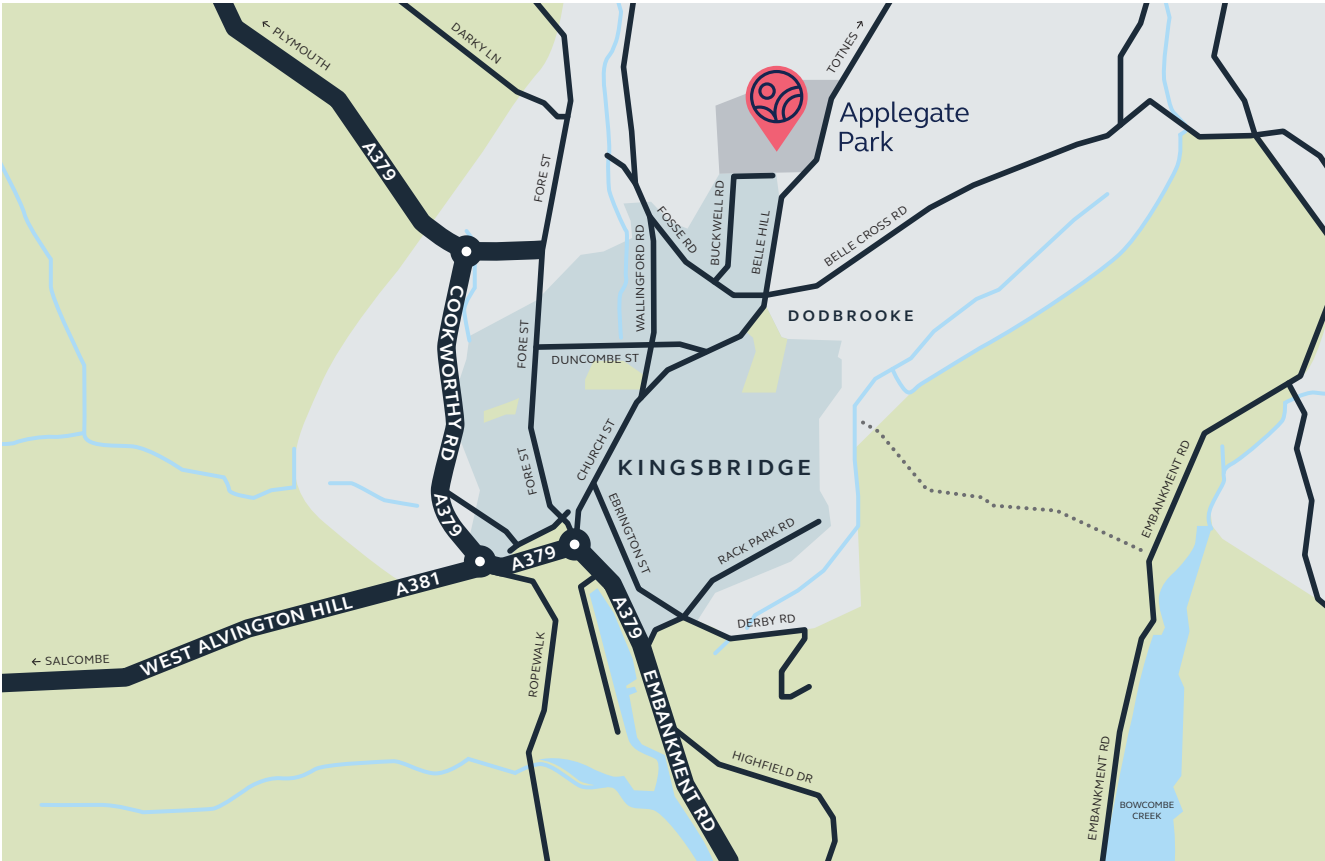
Devonshire Homes are working
with LiveWest at Applegate Park.



ABOVE
Typical Devonshire Homes
interiors (not site specific)

RIGHT
Salcombe





FINDING US

APPLEGATE PARK
APPLEGATE WAY
(OFF BELLE HILL)
KINGSBRIDGE

SAT NAV: TQ7 1NJ
(NEAREST POSTCODE)

TEL: 01548 800807

DIRECTIONS

The entrance to Applegate Park is off Belle Hill, which leads out of Kingsbridge towards Totnes.

From Exeter or Plymouth, leave the A38 at the exit for A3121 and continue onto the B3196. After Loddiswell, turn left to join the A381, then take the second exit at the next roundabout. This will bring you onto Belle Hill — Applegate Park will be on your right.

LOCATION

DISTANCE (MILES)

Kingsbridge Town Centre	0.6
Salcombe	6
Totnes (Railway Station)	13
Dartmouth	14.5
Plymouth	20.5
Exeter	39

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SPECIFICATION

Kitchen

- Fitted kitchen with comprehensive choice of ranges*
- Choice of post formed 40mm worktops with matching 150mm upstands*
- Stainless steel inset one & half bowl sink with mixer taps*
- Stainless steel inset single bowl sink with mixer taps*
- Tiled splashback to cooker hood
- Selection of ceramic floor tiles or Karndean*
- Selection of vinyl to floor*
- Single electric oven, ceramic hob and recirculation hood*
- Double electric oven, ceramic hob and recirculation hood*
- Fully integrated 70/30 fridge freezer*
- Plumbing and electrics for washing machine/washer dryer*

Utility

- Choice of post formed 40mm worktops with matching 150mm upstands
- Fully integrated washing machine*
- Fully integrated tumble dryer*
- Stainless steel single sink with mixer taps†

Cloakroom

- White Duravit D Code sanitaryware with chrome Vado or Hansgrohe fittings*
- Half height wall tiling over basin*

Family Bathroom

- White Duravit D Code sanitaryware with chrome Vado or Hansgrohe fittings*
- Half height wall tiling over basin*
- Thermostatic bath/shower mixer valve over bath with screen
- Choice of full height tiling around bath*
- Shaver socket

En-suite

- White Duravit D Code sanitaryware with chrome Vado or Hansgrohe fittings*
- Shower cubicle with Vado Velo 2 way shower, low profile tray†
- Full height tiles within shower cubicle*
- Half height wall tiling over basin*
- Shaver socket

Electrical

- Sky point to lounge and master bedroom
- TV socket to lounge, all bedrooms & kitchen/diner
- BT socket to smart meter cupboard
- Socket with USB charging point
- Recirculating fan with cooker hood to kitchen
- Mains operated smoke detectors with battery back up
- Positive Input Ventilation (PIV) system*

- Recessed LED downlighters to kitchen, bathroom and en-suite areas*
- Tracked downlighters to kitchen*
- Pendant light to cloakroom and bathroom*
- Electric door bell push & chime
- External lighting to front door
- Carbon monoxide alarm

Decoration

- Internal walls emulsioned white
- All ceilings smooth finish – emulsioned white
- Internal woodwork coated with long life acrylic white gloss
- Stairs: 32mm square balustrades painted white with oak handrail

Heating

- Vaillant combi boiler
- Smart control unit

Wardrobes

- Fitted wardrobes to master bedroom to include hanging rail and blanket shelf*

Doors

- Front: Insulated fibre glass door, 3 point locking, chrome ironmongery
- Rear: Insulated fibre glass part glazed effect with 3 point locking, chrome finish*
- Patio: Pair of UPVc double glazed French doors with Pilkington K glass*

- Patio: Bifolding French doors with Pilkington K glass*
- Internal: Oak effect doors with chrome fittings*
- Internal: White 5 panel door with chrome fittings*

Windows

- UPVc double glazed windows with Pilkington K glass

Fascia

- UPVc Square fascia & barge

Skirting

- Pencil round contemporary skirting & architrave

External

- Turf to front where applicable*
- Turf to rear where applicable*
- 1800mm x 1800mm closeboard fencing to rear garden where applicable (plot specific)*
- Buff slabs to patio, entrance & paths

* Specification will vary between house types. Choices are subject to build stage. Please ask your Sales Executive for details.

† Laundry areas will not include a sink. Sinks to be provided in utility rooms only.

* 9.5kW electric shower to second en-suite where applicable.

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SITE PLAN

HOUSE TYPES

■ TIGLEY	2	⌵
56 57 60 61		
■ CHILLINGTON	3	⌵
55 58 59 62		
■ DARTINGTON	3	⌵
8 9 10		
■ STAVERTON	3	⌵
19 20 21 22 23 26 27 49 50 51 52 53 54 88 89 90 91		
■ TOTNES	3	⌵
39 40 68 69 70 71 76 77 78 79		
■ WEMBURY	3	⌵
1 2 3 4 5 6		
■ IVYBRIDGE	4	⌵
92 93 94		
■ KINGSBRIDGE	4	⌵
17 18 24 25		
■ MALBOROUGH	4	⌵
7 28		
■ SALCOMBE	4	⌵
63		
■ THURLESTONE	4	⌵
37 38 41 42 64 65 66 67 72 73 74 75		



SHOW HOME AND MARKETING SUITE
Our Show Home is the Marlborough at Plot 7.
The Marketing Suite is located adjacent to this.

PLEASE NOTE
This is a diagrammatic representation of the planned layout, and for reasons of clarity some landscaping detail has been omitted. Purchasers should satisfy themselves of the exact landscaping detail by consulting the Sales Executive on site.

- STREET LIGHTING
- BOLLARD LIGHTING

LiveWest

■ SHARED OWNERSHIP	
11 16 29 30 34 35 36	
■ HOUSING ASSOCIATION	
12 13 14 15 31 32 33 43 44 45 46 47 48 80 81 82 83 84 85 86 87	

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SINCE 1992