

Kingsmere Bicester

Development plan













Welcome to Kingsmere

Kingsmere is an exciting development in a convenient location just south west of the thriving Oxfordshire market town of Bicester.

Bovis Homes at Kingsmere offers a superb selection of 2, 3, 4 and 5 bedroom homes, all carefully designed for modern living.
So if you're looking for a beautiful new home that's in a great location within easy reach of good amenities, your search ends here

Getting around

Kingsmere is in an ideal location on the edge of Bicester, just off Junction 9 of the M40. Here you can head north for Birmingham and the M42, or south to London, 65 miles away. Oxford is approximately 12 miles south on the A34. Trains run frequently each day from Bicester to both Birmingham and London. A rail commute to Marylebone takes just over an hour. If travelling by air London Luton Airport is about 34 miles away and both Heathrow and Birmingham International Airports are less than 60 miles away.

A trip to the shops

Bicester is in a fantastic location for shopping, whether it's for designer goods, everyday provisions, or the weekly trip to the supermarket. Kingsmere is just a stone's throw from the popular Bicester Village, a designer shopping outlet with more than one hundred and thirty luxury boutiques and stores. The town itself has a range of local and national name traders and as Kingsmere develops

it will offer its own local shops too. Just twelve miles away in historic Oxford, you'll find an impressive selection of independent and High Street shops in Templar's Square, the city's largest indoor shopping centre and in the Westgate shopping centre.

Taking time out

You will never be short of places to see, attractions to visit or things to do living at Kingsmere. As the development grows it will offer recreational areas, play parks and cycle paths, while Bicester is surrounded by beautiful countryside and within easy reach of many picturesque Cotswold villages, making it ideal for walking, or cycling or days out. The town has a golf course and leisure centre and if you want to enjoy the scenic Oxford Canal and River Cherwell there is a choice of Cherwell Valley walks.

Education

As the Kingsmere development expands it will offer its own school for local children and in addition Bicester has eight primary schools within a radius of just over a mile, catering for pupils from four to eleven years old. For senior pupils the Cooper School takes eleven to sixteen year olds, while Bicester Community College offers sixth form facilities. There is one independent school catering for seven to thirteen year olds.

Kingsmere Bicester





The Chessington

2 bedroom home



The Chessington 2 bedroom home

Ground floor	metres	feet / inches
Kitchen	3.85 x 2.53	12' 8" x 8' 3"
Dining room	3.04 x 2.40	10' 0" x 7' 10"
Sitting room	4.85 x 3.40	15' 9" x 11' 2"

First floor

Bedroom 1	3.35 x 2.86	11' 0" x 9' 4"
Bedroom 2	3.85 x 2.64	12' 8" x 8' 8"
Study	2.97 x 1.95	9' 9" x 6' 5"

The Chessington | P306 Gq Fq vt CBKME |

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* Window omitted to plot 166 only. Please see sales advisor for further details.

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

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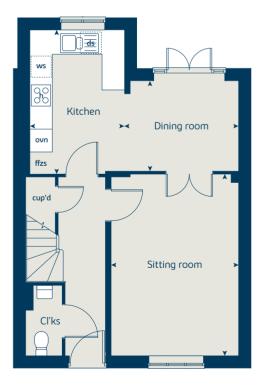
CBKME GD52381 / 02.20

Bovis Homes

First floor



Ground floor





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4 bedroom home



The Evenley 4 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining room	4.37 x 3.93	14' 3" x 12' 11"
Dining room	3.59 x 2.60	11' 10" x 8' 7"

First floor

Bedroom 1	3.89 x 3.14	12' 9" x 10' 3"
Bedroom 2	4.13 x 2.67	13' 7" x 8' 9"
Sitting room	4.36 x 4.25	14' 4" x 13' 11"
Study	2.82 x 2.41	9' 3" x 7' 11"

Second floor

Bedroom 3	4.37 x 3.16	14' 4" x 10' 5"
Bedroom 4	4.37 x 2.82	14' 4" x 9' 3"

The Evenley | C4004 CBKME |

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ovn	oven	ldr	larder
h	hob	w	wardrobe
ws	washing machine space	cup'd	cupboard
dw	dishwasher	< >	measuring points
ffzs	fridge freezer space		

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Bovis Homes

Second floor



First floor











The Canterbury

4 bedroom home



The Canterbury 4 bedroom home

tres leet / inci	nes
3.15 25' 3" x 10	' 4"
3.55 15' 9" x 11	8"
2.02 8' 7" x 6	6"
	3.55 15' 9" x 11'

First floor

Bedroom 1	3.58 x 3.55	11' 9" x 11' 8"
Bedroom 2	4.41 x 2.83	14' 6" x 9' 3"
Bedroom 3	3.36 x 3.35	11' 0" x 11' 0"
Bedroom 4	3.21 x 2.49	10' 6" x 8' 2"

The Canterbury | P404 Gt Fr vt CBKME |

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

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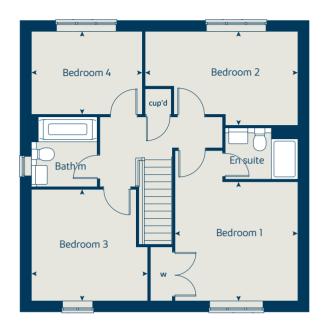
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Bovis Homes

First floor









The Stratford 5 bedroom home

Bovis Homes

The Stratford 5 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining room	6.37 x 3.36	20' 11" x 11' 0"
Sitting room	6.37 x 3.55	20' 11" x 11' 8"
First floor		

FILSE HOOF		
Bedroom 1	4.00 x 3.49	13' 2" x 11' 6"
Bedroom 3	3.57 x 3.43	11' 9" x 11' 3"
Bedroom 4	3.62 x 2.86	11' 11" x 9' 5"

Second floor

Bedroom 2	4.40 x 3.28	14' 6" x 10' 10"
Bedroom 5 / office	5.20 x 3.62	17' 1" x 11' 11"

The Stratford | P504 Gr Fq Sq vt CBKME |

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larder	ldr	oven	ovn
wardrobe	w	hob	h
cupboard	cup'd	washing machine space	ws
hot water cylinder	cyl	dishwasher	dw
measuring points	< >	fridge freezer	ffzr

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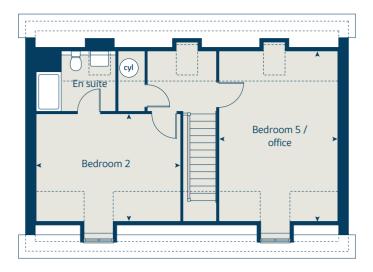
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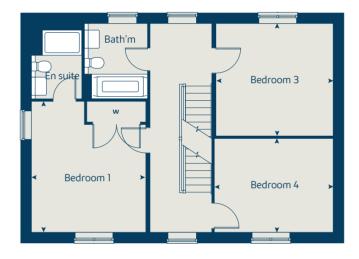
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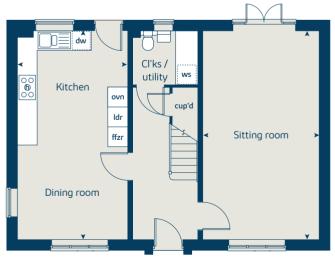
Bovis Homes

Second floor



First floor











The Gatehouse 5 bedroom home

Bovis Homes

The Gatehouse 5 bedroom home

Ground floor	metres	feet / inches
Kitchen / family room	9.48 x 4.25	31' 1" x 13' 11"
Dining room	3.47 x 3.36	11' 5" x 11' 0"
Sitting room	5.78 x 5.64	18' 9" x 18' 6"
Study	3.36 x 2.08	11' 0" x 6' 10"

First floor

Bedroom 1	4.25 x 3.79	13' 11" x 12' 5"
Bedroom 2	3.85 x 3.42	12' 8" x 11' 3"
Bedroom 3	3.52 x 3.07	11' 6" x 10' 1"
Bedroom 4	2.70 x 2.48	8' 8" x 8' 1"
Bedroom 5	4.15 x 2.05	13' 6" x 6' 9"
Dressing area	3.40 x 2.28	11' 1" x 7' 5"
Store	3.40 x 3.20	11' 1" x 10' 6"

The Gatehouse | C5012 CBKME |

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ovn	oven	ffzr	fridge freezer
h	hob	w	wardrobe
dw	dishwasher	cyl	hot water cylinder
WS	washing machine space	< >	measuring points

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The Swanbourne

3 bedroom home



The Swanbourne 3 bedroom home

Ground floor	metres	feet / inches
Kitchen	4.08 x 3.15	13' 5" x 10' 4"
Sitting / dining area	5.35 x 3.79	17' 7" x 12' 6"

First floor

Bedroom 2	4.13 x 3.17	13' 7" x 10' 5"
Bedroom 3	3.74 x 3.17	12' 3" x 10' 5"
Study	3.08 x 2.10	10' 1" x 6' 11"

Second floor

Bedroom 1 6.17 x 4.32 20' 3" x 14' 2"

The Swanbourne | P3409 CBKME |

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

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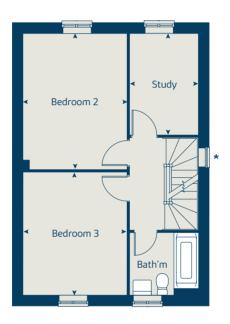
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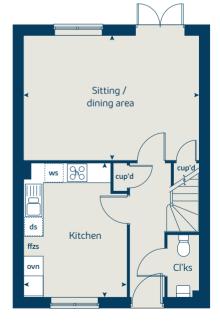


cup'd

Second floor

First floor











The Addington 4 bedroom home



The Addington 4 bedroom home

Ground floor	metres	feet / inches
Kitchen	5.35 x 4.72	17' 7" x 15' 6"
Dining room	3.15 x 3.14	10' 4" x 10' 4"

First floor

Bedroom 1	4.48 x 3.17	14' 9" x 10' 5"
Bedroom 2	3.38 x 3.17	11' 2" x 10' 5"
Sitting room	5.90 x 5.66	19' 10" x 18' 7"

Second floor

Bedroom 3	4.32 x 3.15	14' 2" x 10' 4"
Study	3.20 x 2.94	10' 6" x 9' 8"

The Addington | C4009 CBKME |

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oven	ffzs	fridge freezer space
hob	cup'd	cupboard
ne space	cyl	hot water cylinder
ner space	* >	measuring points
		hob cup'd ine space cyl

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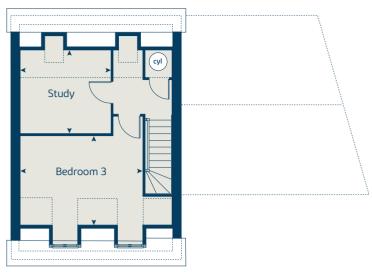
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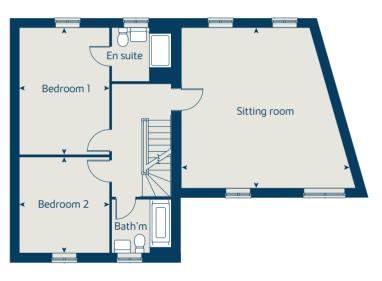
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Bovis Homes

Second floor



First floor









The Winchcombe

3 bedroom home



The Winchcombe 3 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	4.37 x 3.46	14' 4" x 11' 4"
Study	2.61 x 2.32	8' 7" x 7' 7"

First floor		
Sitting room	4.37 x 3.47	14' 4" x 11' 5"
Bedroom 3	2.83 x 2.42	9' 3" x 7' 11"

Second floor

Bedroom 1	4.36 x 4.25	14' 4" x 13' 11"
Bedroom 2	4.36 x 2.83	14' 4" x 9' 3"

The Winchcombe | P308 Gq Fp Sp vt CBKME |

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fridge freezer space	ffzs	oven	ovn
5 .	1125		
wardrobe	W	hob	h
cupboard	cup'd	dishwasher space	ds
measuring points	< >	washing machine space	WS

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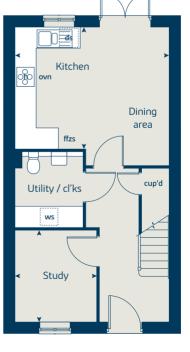
Bovis Homes

Second floor



First floor











The Beech 3 bedroom home

Bovis Homes

The Beech 3 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining room	5.41 x 2.90	17' 9" x 9' 6"
Sitting room	4.39 x 4.00	14' 4" x 13' 2"
First floor		
Bedroom 2	5.41 x 2.61	17' 9" x 8' 7"
Bedroom 3	3.39 x 3.14	11' 2" x 10' 4"
Second floor		
Bedroom 1	5.41 x 4.06	17' 7" x 13' 4"

The Beech | X309 P5 CBKME |

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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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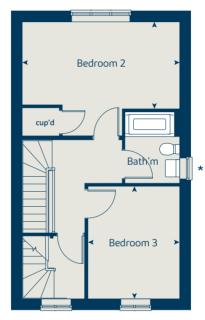
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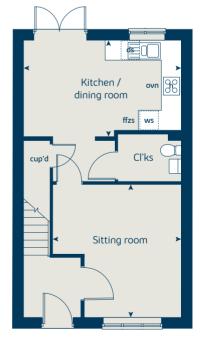
CBKME GD58773 / 02.21

Second floor



First floor











The Aspen 4 bedroom home

Bovis Homes

The Aspen 4 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	7.77 x 3.37	25' 6" x 11' 1"
Sitting room	4.81 x 3.39	15' 7" x 11' 1"
Study	2.46 x 2.02	8' 1" x 6' 7"

First floor

Bedroom 1	4.28 x 3.45	14' 0" x 11' 3"
Bedroom 2	3.55 x 3.55	11' 7" x 11' 7"
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 P5 CBKME |

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

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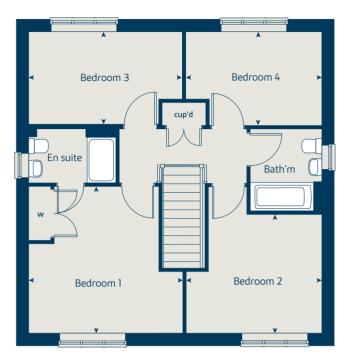
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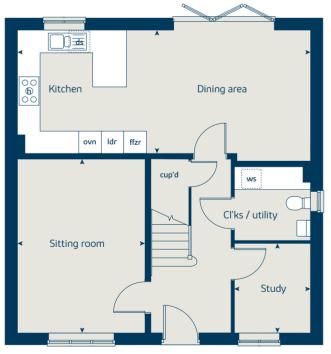
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CBKME GD58773 / 02.21

Bovis Homes

First floor









The Cottisford 4 bedroom home



The Cottisford 4 bedroom home

metres	feet / inches
5.41 x 3.32	17' 9" x 10' 11"
5.60 x 4.28	18' 4" x 14' 0"
	5.41 x 3.32

First floor

Bedroom 1	5.77 x 3.04	18' 11" x 10' 0"
Bedroom 2	4.30 x 3.53	14' 1" x 11' 6"
Bedroom 3	3.93 x 2.49	12' 8" x 8' 2"
Bedroom 4	3.28 x 3.04	10' 8" x 10' 0"

The Cottisford | C4003 CBKME |

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

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Bovis Homes

First floor









The Hillesden 5 bedroom home

Bovis Homes

The Hillesden 5 bedroom home

Ground floor	metres	feet / inches
Kitchen / family area	7.86 x 4.58	25' 10" x 15' 0"
Dining room	4.09 x 3.04	13' 5" x 10' 0"
Sitting room	7.25 x 3.77	23' 10" x 12' 6"

First floor

Bedroom 1	4.57 x 3.64	15' 0" x 11' 11"
Bedroom 2	4.30 x 3.84	14' 1" x 12' 7"
Bedroom 3	3.84 x 2.86	12' 7" x 9' 5"
Bedroom 4	3.28 x 3.23	10' 9" x 10' 7"
Bedroom 5 / study	2.45 x 2.22	8' 1" x 7' 4"

The Hillesden | C5011 CBKME |

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ovn	oven	ffzr	fridge freezer
h	hob	cup'd	cupboard
WS	washing machine space	cyl	hot water cylinder
dw	dishwasher	* >	measuring points

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CBKME GD58773 / 02.21

Bovis Homes

First floor











The Yew 5 bedroom home

Bovis Homes

The Yew 5 bedroom home

Ground floor	metres	feet / inches
Kitchen	3.71 x 3.17	12' 2" x 10' 4"
Family / dining area	4.74 x 3.17	15' 6" x 10' 4"
Sitting room	4.69 x 3.17	15' 4" x 10' 4"
Study	3.17 x 1.76	10' 4" x 5' 9"

First floor

Bedroom 1	4.18 x 3.73	13' 8" x 12' 2"
Bedroom 3	4.20 x 3.23	3' 8" x 10' 7"
Bedroom 5	2.87 x 2.27	9' 4" x 7' 5"

Second floor

Bedroom 2	5.32 x 3.23	17' 5" x 10' 7"
Bedroom 4	3.73 x 3.11	12' 2" x 10' 2"

The Yew | X519 (IF) P5 vt CBKME |

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larder	ldr	oven	ovn
wardrobe	w	hob	h
cupboard	cup'd	dishwasher	dw
hot water cylinder	cyl	washing machine space	ws
measuring points	< >	fridge freezer	ffzr

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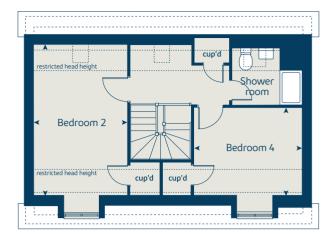
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CBKME GD58773 / 02.21

Bovis Homes

Second floor



First floor









The Luddington

4 bedroom home



The Luddington 4 bedroom home

Ground floor	metres	feet / inches
Kitchen	5.05 x 3.40	16' 7" x 11' 2"
Dining area	4.50 x 2.53	14' 9" x 8' 4"
Sitting room	6.25 x 3.85	20' 6" x 12' 8"
Playroom	2.93 x 2.17	9' 7" x 7' 2"

First floor

50 x 3.61 14' 9" x 11' 10"
32 x 2.67 12' 7" x 8' 9"
77 x 2.35 12' 5" x 7' 9"
93 x 2.17 9' 7" x 7' 2"
97 x 2.15 9' 9" x 7' 1"

The Luddington | C4006 vt1 CBKME |

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 advisor.

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

ovn	oven	w	wardrobe
h	hob	cyl	hot water cylinder
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	< >	measuring points
ffzr	fridge freezer		

Please refer to the sales consultant for specific plot details as the illustrations shown are computer generated impressions of how the property may look so are indicative only. External details or finishes may vary on individual plots and homes may be built in either detached or attached styles depending on the development layout. Exact specifications, window styles and whether a property is left or right handed may differ from plot to plot.

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Bovis Homes

First floor









The Kenilworth

5 bedroom home



The Kenilworth 5 bedroom home

Ground floor	metres	feet / inches
Kitchen	5.20 x 3.13	17' 1" x 10' 3"
Family / dining area	4.99 x 2.88	16' 3" x 9' 5"
Sitting room	6.01 x 3.36	19' 8" x 11' 0"

First floor

Bedroom 1	4.39 x 3.11	14' 5" x 10' 2"
Bedroom 3	3.31 x 3.10	10' 10" x 10' 2"
Bedroom 4	3.36 x 2.83	11' 0" x 9' 3"

Second floor

Bedroom 2	3.18 x 3.16	10' 5" x 10' 4"
Bedroom 5	4.83 x 4.55	15' 10" x 14' 11"

The Kenilworth | P503vtct Gu Fs St CBKME | This floorplan has been produced for illustrative purposes only.

Inis 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 advisor.

ovn	oven	w	wardrobe
h	hob	cyl	hot water cylinder
dw	dishwasher	cup'd	cupboard
ws	washing machine space	< >	measuring points
ffzr	fridge freezer		

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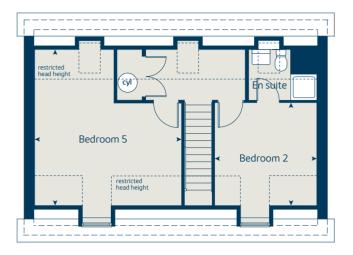
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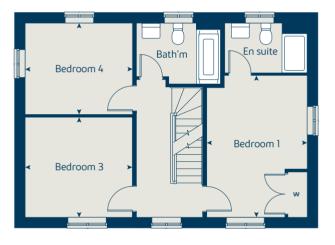
CBKME GD58773 / 02.21

Bovis Homes

Second floor



First floor











The Eaton 3 bedroom home

Bovis Homes

The Eaton 3 bedroom home

Ground floor	metres	feet / inches
Kitchen	4.63 x 3.36	15' 2" x 11' 1"
Dining room	3.31 x 2.72	10' 9" x 8' 10"

First floor

Bedroom 1	4.48 x 2.91	14' 7" x 9' 6"
Office / study	2.76 x 2.32	9' 1" x 7' 6"
Sitting room	4.63 x 3.84	15' 2" x 12' 6"

Second floor

Bedroom 2	4.66 x 2.71	15' 3" x 8' 9"
Bedroom 3	4.63 x 3.18	15' 2" x 10' 4"

The Eaton | CT3003 CBKME |

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- * Windows apply to selected plots only. Please see sales consultant for further details.
- ** Cupboard in Bedroom 3 applies to selected plots only. Please see sales consultant for further details.
- Alternative wall and window layout apply to plot 26 only. Please see sales consultant for further details.

		<i>66</i>	6.: d 6
ovn	oven	ffzs	fridge freezer space
h	hob	cup'd	cupboard
ws	washing machine space	~ >	measuring points
ds	dishwasher space		

Please refer to the sales consultant for specific plot details as the illustrations shown are computer generated impressions of how the property may look so are indicative only. External details or finishes may vary on individual plots and homes may be built in either detached or attached styles depending on the development layout. Exact specifications, window styles and whether a property is left or right handed may differ from plot to plot.

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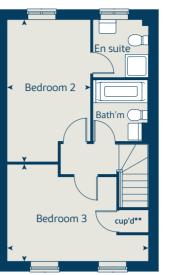
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CBKME GD58773 / 02.21

Bovis Homes

Second floor





(1)

First floor









The Harrogate 4 bedroom home

Bovis Homes

The Harrogate 4 bedroom home

Ground floor	metres	feet / inches
Kitchen	4.07 x 3.38	13' 4" x 11' 1"
Sitting room	5.65 x 4.36	18' 5" x 14' 3"
First floor		
Bedroom 1	4.36 x 3.29	14' 3" x 10' 8"
Bedroom 4	4.04 x 2.36	13' 3" x 7' 8"
Second floor		
Bedroom 2	4.36 x 3.75	14' 3" x 12' 3"
Bedroom 3	4.36 x 3.54	14' 3" x 11' 6"

The Harrogate | P408VT CBKME |

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.

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

fridge freezer	ffzr	oven	ovn
wardrobe	w	hob	h
cupboard	cup'd	washing machine space	WS
measuring points	< >	dishwasher	dw

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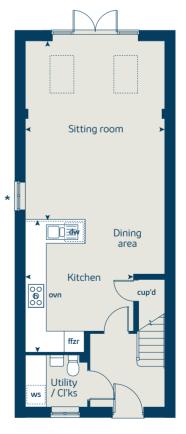
Bovis Homes

CBKME GD58773 / 02.21

Second floor



Ground floor



First floor





Kingsmere Bicester

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.



	The Chessington	3 bedroom	The Eaton	The Beech	The Winchcombe	The Swanbourne	4 bedroom	The Aspen	The Addington	The Canterbury	The Evenley	The Luddington	The Harrogate	The Cottisford	5 bedroom	The Yew	The Kenilworth	The Stratford	The Hillesden	The Gatehouse
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	2 bedroom	The Chessington	3 bedroom	The Eaton	The Beech	The Winchcombe	The Swanbourne	4 bedroom	The Aspen	The Addington	The Canterbury	The Evenley	The Luddington	The Harrogate	The Cottisford	5 bedroom	The Yew	The Kenilworth	The Stratford	The Hillesden	The Gatehouse
Bedrooms																					
drobe(s) to bedroom 1 (with shelf and rail)											•	•	•		•		•	-	•	•	
Walk in wardrobe space																					•
Doors and Windows															,						
security locking system and security chain		•		•	•						•		•		•		•		•	•	•
PVCu double glazing to windows		•		•	•	•	•		•	•	•	•	•	•	•		•		•	•	•
Double glazed PVCu French doors		•		•	•	•	•			•	•	•	•	•	•		•		•	•	•
ed aluminium double glazed bi-fold doors									•								•				•
internal doors with chrome lever handles		•		•	•	•	•		•		•	•	•	•	•		•		•	•	•
General			L													L					
e painted walls and smooth white ceilings				•							•		•		•		•		•		
double sockets in kitchen and bedroom 1		•		•	•	•	•		•		•	•	•	•	•		•		•	•	•
Multi-media point in sitting room		•		•	•	•	•		•	•	•	•	•	•	•		•		•	•	•
room 1 and family room (where applicable)		•		•	•				•	•	•	•	•	•	•		•		•	•	•
phone socket (plus to study where shown)		•		•	•	•	•		•	•	•	•	•	•	•		•		•	•	•
heating with wall mounted combi-boiler, ogramme selector and room thermostat(s)		•		•	•	•	•		•	•	•	•		•	•						
all mounted boiler and separate hot water ogramme selector and room thermostat(s)													•				•		•	•	•
diators (with the exception of rooms with separate thermostat control)		•		•	•	•	•		•	•	•	•	•	•	•		•	•	•	•	•
xternal light to front porch, and rear door		•		•	•		•		•		•	•	•		•		•		•	•	•
ed smoke detectors with battery back-up		•		•	•	•	•		•	•	•	•	•	•	•		•	-	•	•	•
wer to 'on plot' garage (where applicable)		•		•	•	•	•		•	•	•	•	•	•	•		•	-	•	•	•
arden, and garden gate (where applicable)		•		•	•	•	•		•	•	•	•	•	•	•		•	-	•	•	•
Landscaped front gardens		•		•	•	•	•		•	•	•	•	•	•	•		•	-	•	•	•
NHBC Buildmark cover		•		•	•	•	•		•	•	•	•	•		•		•	-	•	•	•
stomer service support from Bovis Homes		•			•												•		•		•

Bedrooms
Built-in wardrobe(s) to bedroom 1 (with shelf and rail)
Walk in wardrobe space
Doors and Windows
Front door with multi-point security locking system and security chain
PVCu double glazing to windows
Double glazed PVCu French doors
Powder coated aluminium double glazed bi-fold doors
White painted four-panel internal doors with chrome lever handles
General
White painted walls and smooth white ceilings
Combined usb / double sockets in kitchen and bedroom 1
Multi-media point in sitting room
TV point to bedroom 1 and family room (where applicable)
Master telephone socket (plus to study where shown)
Gas central heating with wall mounted combi-boiler, programme selector and room thermostat(s)
Gas central heating with wall mounted boiler and separate hot water cylinder, programme selector and room thermostat(s)
Thermostatic valves to all radiators (with the exception of rooms with separate thermostat control)
Wiring for external light to front porch, and rear door
Mains wired smoke detectors with battery back-up
Power to 'on plot' garage (where applicable)
Enclosed fenced 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

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Vitchoo

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	Kitchen
•	Choice of Standard fitted kitchen (doors and worktops)*
	Choice of Premium 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
•	Hotpoint hob (60cm) with built-in single oven (high level or under), with stainless steel splashback and glass chimney hood
	Hotpoint hob (60cm) with built-in double oven (high level or under), with glass splashback and curved glass chimney hood
	Hotpoint hob (75cm) with built-in double oven (high level or under), with glass splashback and curved glass chimney hood
	Bosch (75cm) hob with built-in double oven at high level, with glass splashback and stainless steel pyramid chimney hood
	Bosch (75cm) hob with built-in single ovens (high level or under), with glass splashback and stainless steel pyramid chimney hood
•	Fridge / freezer space
	Integrated (Indesit) 50 / 50 fridge freezer
-	Space for dishwasher with plumbing and electrics
	Integrated (Indesit) dishwasher
	Space for washing machine with plumbing and electrics in utility
	Space for washing machine with plumbing and electrics in kitchen
	Bathrooms and en suite(s)
•	Ideal Standard contemporary white sanitary ware
•	Ideal Standard close coupled WC to cloakroom
•	Ideal Standard low profile shower tray with glass enclosure
•	Handheld hair wash attachment
•	En suite to bedroom 1
	En suite to bedroom 2
•	Choice of Standard Porcelanosa wall tiling (splashback, half-height over bath and full-height to shower cubicle)*
	Choice of Premium Porcelanosa wall tiling (half-height to walls with fitted sanitary ware, half-height over bath, and full-height to shower cubicle)*
•	Shaver socket / toothbrush charger to main en suite
•	Radiator or white towel warmer in bathroom / en suite (where applicable)
	Chrome towel warmer in bathroom and en suite(s)



Kingsmere Bicester, Oxfordshire OX26 1BF

From M40 Junction 9

- At Junction 9, take the A41 exit to Bicester
- Continue forward on the A41 for 2 miles
- Continue forward at the roundabout on the A41
- Turn left at the traffic lights towards Premier Inn and then turn left on Pioneer Way
- Bovis Homes can be found a short distance ahead

From A4421

- Follow the signs to Bicester Village Retail Park / A41
- At the roundabout, take the first exit onto Oxford Road
- Continue straight at the first set of traffic lights and then turn right towards Premier Inn
- Continue on the road to Pioneer Way and Bovis Homes can be found a short distance ahead





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This plan has been produced for home identification purposes only and may be subject to change. Please check the details of your chosen plot and house type with the sales consultant. Development layout plan correct at time of going to print.

Bovis Homes Limited, West Midlands region Bromwich Court, Highway Point, Gorsey Lane, Coleshill, Warwickshire B46 1JU. Telephone: 01675 437 000

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