

## Custom Build New Homes



### Four Bedroom Detached Home

The Orchard • Available Plots: 260 & 261

**£475,000**

- Stunning 4-bedroom home overlooking green open spaces
- Stylish, contemporary finish
- Built using sustainable, British materials
- Choice of interior finishes available
- High-quality kitchen fixtures and fittings as standard with; integrated electric oven, hob, extractor fan, fridge/freezer, dishwasher and combined washer/dryer
- Bi-fold doors out into the garden
- Downstairs W.C
- Open plan kitchen/dining area
- 3 x double bedrooms, 1 x single bedroom
- Family bathroom and ensuite shower room
- Fast fibre-optic broadband (subject to supplier's connection)
- Parking for 2 cars
- Help to Buy available
- 10-year Protek Guarantee Warranty

To find out more about these unique homes and to make a reservation call 01869 390 009 or email [sales@gravenhill.co.uk](mailto:sales@gravenhill.co.uk)



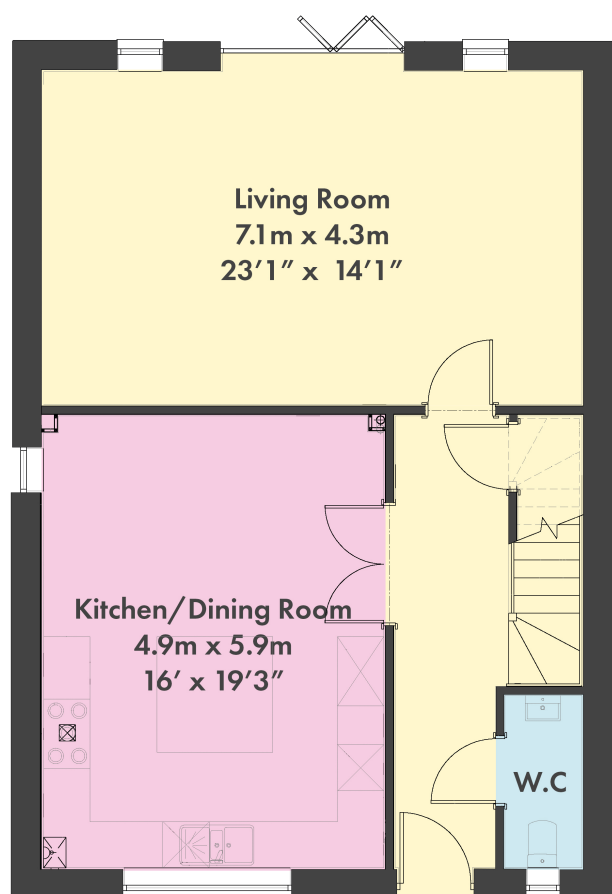
The perfect place to create  
your dream home

## Custom Build New Homes

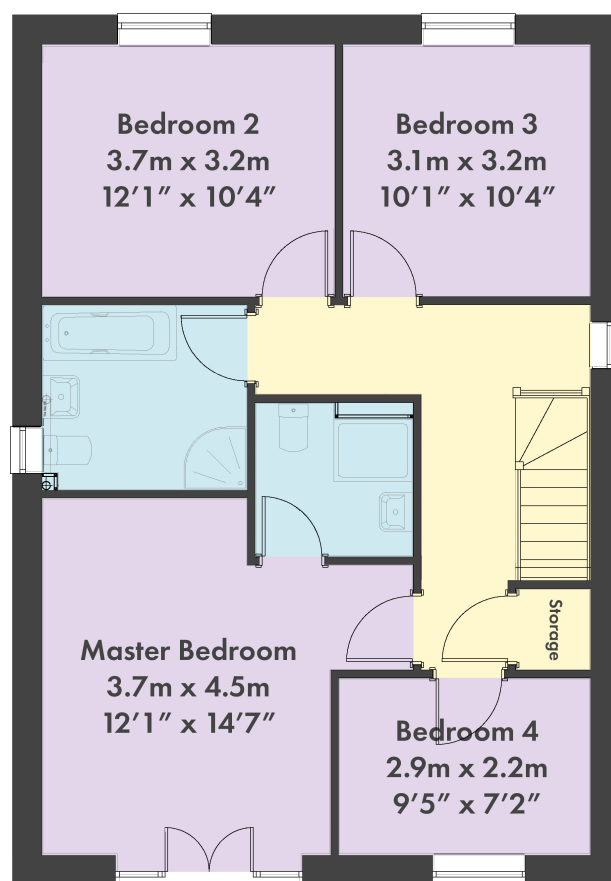
### Four Bedroom Detached Home

Approx gross internal area 1578 sq ft / 146 sq m

**PLOT 260 & 261**



Ground Floor



First Floor

**New-build, customisable homes built with  
quality as standard, by people you can trust.**

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### Four Bedroom Detached Home

Approx gross internal area 1578 sq ft / 146 sq m

**PLOT 260 & 261**



Kitchen



Living Room



Family Bathroom

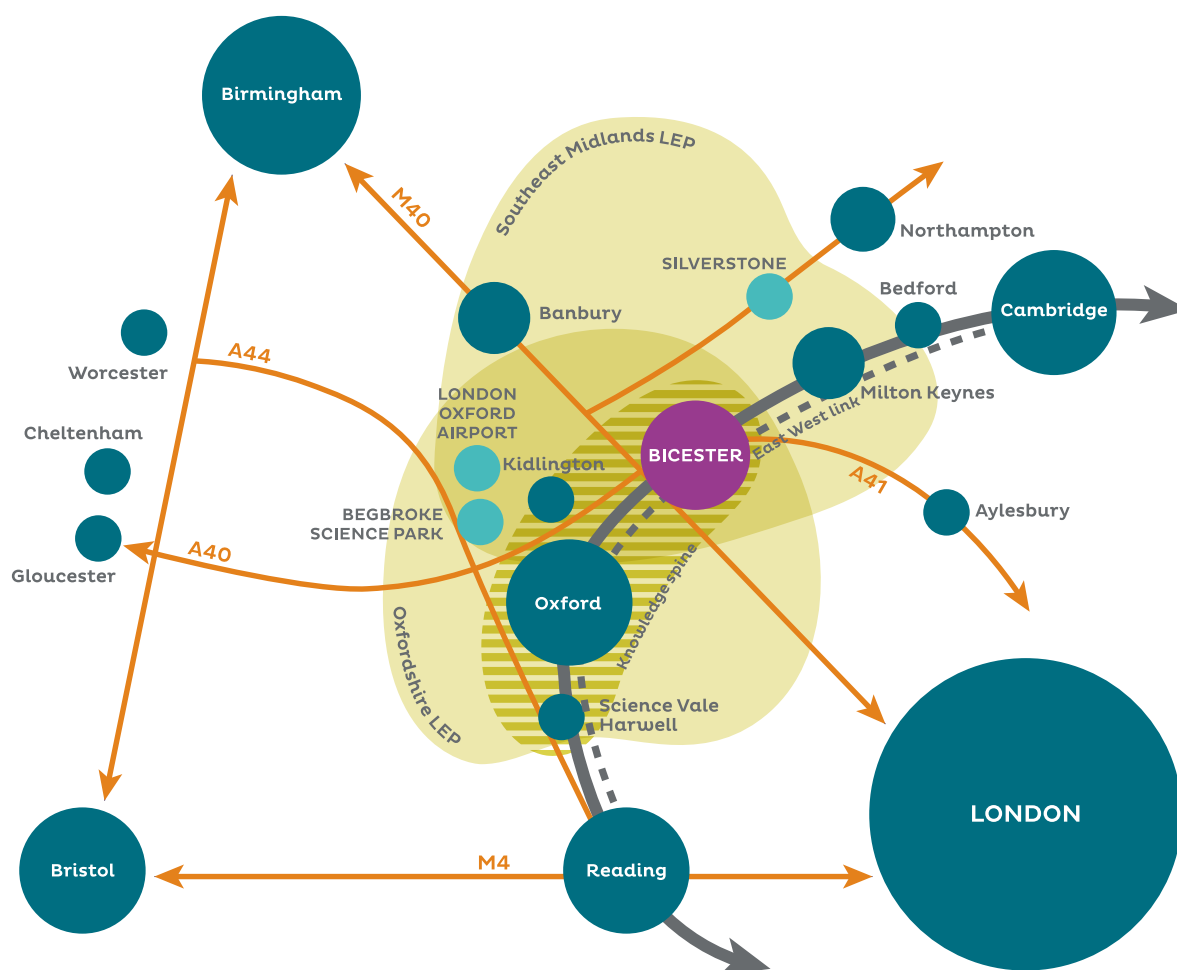


Master Bedroom

For illustration purposes only

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## An unbeatable location with excellent transport links.



### CONNECTIVITY/TRANSPORT

- Local Park and Ride routes direct to Bicester and Oxford.
- Travel to London by train in under an hour.
- Improvement plans for roads to reduce town centre congestion and residential areas.

- |              |  |
|--------------|--|
| <b>Car</b>   | <ul style="list-style-type: none"> <li>• Junction 9 M40 - 3.3 miles / 5 mins</li> <li>• Oxford - 15 miles / 25 mins</li> <li>• Birmingham - 1 hr 6 mins</li> </ul>                 |
| <b>Train</b> | <ul style="list-style-type: none"> <li>• Oxford Parkway - 8 mins</li> <li>• Oxford - 15 mins</li> <li>• London Marylebone - 47 mins</li> <li>• Birmingham - 1 hr 6 mins</li> </ul> |

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