



BONNY  
MEADOWS

MORESBY PARKS ROAD | MORESBY

Self-Build Bungalow Plots 9 - 13

From £135,000

Phase One has completed with the reservation of all Self-Build House Plots 2-8. Phase Two introduces the release of Self-Build Bungalow Plots 9-13 with prices starting from £135,000. Contact us to schedule a site visit.





Raemore Developments is a reputable family-owned company that has been developing high quality homes in the West Cumbria region for over 20 years.

Our extensive expertise includes a wide range of development projects, including conversions, extensions, restorations and new builds.

Our exciting development at Bonny Meadow provides a unique opportunity for those individuals looking to create their own unique home, with the availability of our selected plots which are allocated to Self Build. We are proud of the unique house types we have created, however this opportunity presents the ideal situation for building your own home, how you want it.

For those who would prefer to purchase a high quality home, we have a limited number of homes available to purchase which will be completed to the usual high standards for which Raemores are recognised.

Our reputation is to create high quality housing schemes that stand the test of time using exceptional design and materials.



# The development

Set in the village of Moresby Parks, is the stunning new development by Raemore Developments – Bonny Meadows.

This high-quality development will feature a range of 4 and 5 bedroom detached family homes. The development offers a choice of beautiful built homes or the opportunity to build your own home from one of the selected self-build plots.

**Plots 9 - 13 now available.**

## Key

### Self-Build Plots

- Houses
- Bungalows

### Built Homes

- The Lorton
- The Borrowdale
- The Dovenby
- The Wilton



# The Wilton

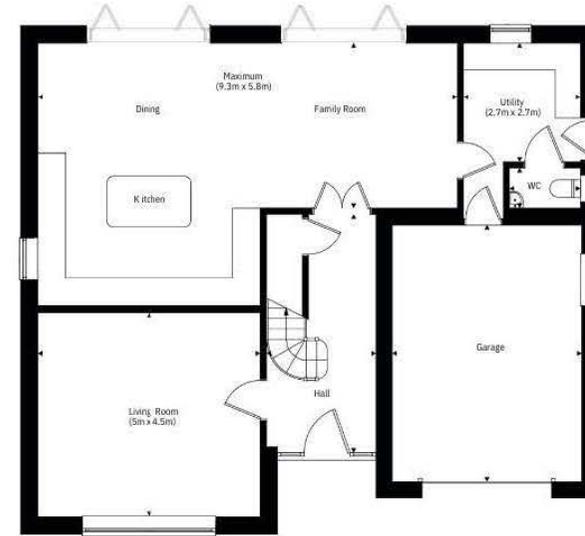
AVAILABLE FOR SELF-BUILD PLOTS 9-13  
4 BEDROOM DETACHED DORMA BUNGALOW 2319 sq ft



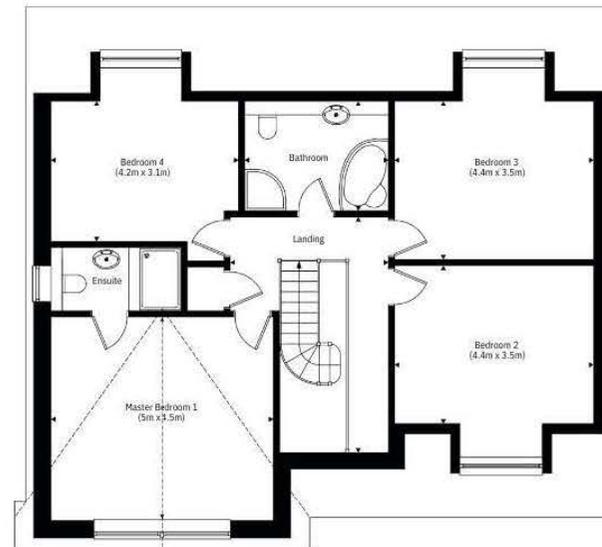
Welcome to The Wilton the epitome of luxury and comfort. A stunning 4 bedroom detached Dorma Bungalow that offers the perfect modern living space.

From the spacious and welcoming hallway to the awe-inspiring view of the fully landscaped garden through glass doors, every inch of this exquisite property has been crafted with your comfort in mind. Relax in the drawing room or entertain guests in the large open plan kitchen/dining/family room. Practical features include a utility room and cloakroom, along with ample storage space in the integral garage. With 4 generously sized beautiful bedrooms, including a master bedroom complete with an ensuite bathroom, The Wilton seamlessly blends luxury and practicality to create the ultimate dream property.

You have the option to build The Wilton on plots 9 - 13 at a discounted rate, or embark on your own custom self-build project. A design code is available on our website for your reference.



Ground floor



First floor



# Self build journey

## Step 1: Research

- Site Visit: Schedule a visit with our New Homes team to explore the available plots and decide on your preferences.
- Design Review: Go through the design code and self-build brochure to choose between building the pre-designed house type, The Wilton, or creating a custom home.
- Finances: Organise your self-build finances. Our team is available to provide advice if needed.
- Plot Reservation: Reserve your chosen plot at Bonny Meadows by paying the reservation fee.
- Legal Process: Instruct your solicitor to begin the sales process for purchasing the land.

During this time, you can also work:

## Step 2: Design Development

- Custom Home Design: If opting for a custom home, collaborate with an architect to develop your house plans based on your preferences, budget, and requirements.

## Step 3: Approval Process

- Pre-Designed Homes: Planning permission is pre-approved for The Wilton house type.
- Custom Homes: Submit your custom home plans to the local planning department for approval.
- Utilities: Utilities (water, electricity, sewage) are readily available on site.

## Step 4: Construction Preparation

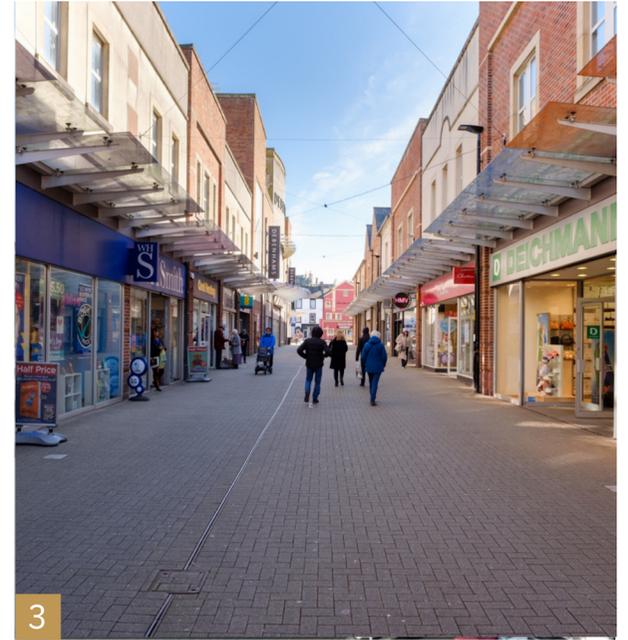
- Cost and Timeline: Discuss costs and the construction timeline with a reputable contractor to plan the building phase efficiently.

## Step 5: Construction

- Building Phase: Once the sale of the land has completed, begin the construction of your new home.

## Step 6: Completion and Final Touches

- Inspections: Schedule final inspections with the local authorities to ensure your home complies with all regulations.
- Move-In: After receiving the necessary approvals, move into your new home and enjoy!



1. Whitehaven Harbour 2. Whitehaven Harbour 3. Workington Town Centre 4. St Bees 5. Ennerdale Water

# Local area

Moresby Parks nestled in the beautiful countryside of West Cumbria. This scenic area offers a serene and peaceful setting, surrounded by lush green landscapes and breathtaking views.

The area is known for its picturesque walking trails, inviting residents to explore and immerse themselves in the natural beauty that surrounds them. From leisurely strolls to invigorating hikes, there is something for everyone to enjoy, including breathtaking vistas, enchanting woodlands, and idyllic picnic spots.

Bonny Meadows also benefits from its close proximity to the vibrant town of Whitehaven, offering a range of shopping, dining, and entertainment options. Residents can experience the rich history and heritage of the area through its historic buildings and landmarks, including the famous Whitehaven Harbour.

Keswick:

35 min (25.1 miles) via A66

Carlisle:

1 hr (36.5 miles) via A595

Ennerdale Water:

22 min (9.6 miles) via A5086

Eskdale:

35 min (19.6 miles) via A595

Whitehaven Train Station:

7 min (2.5 miles) via Victoria Road



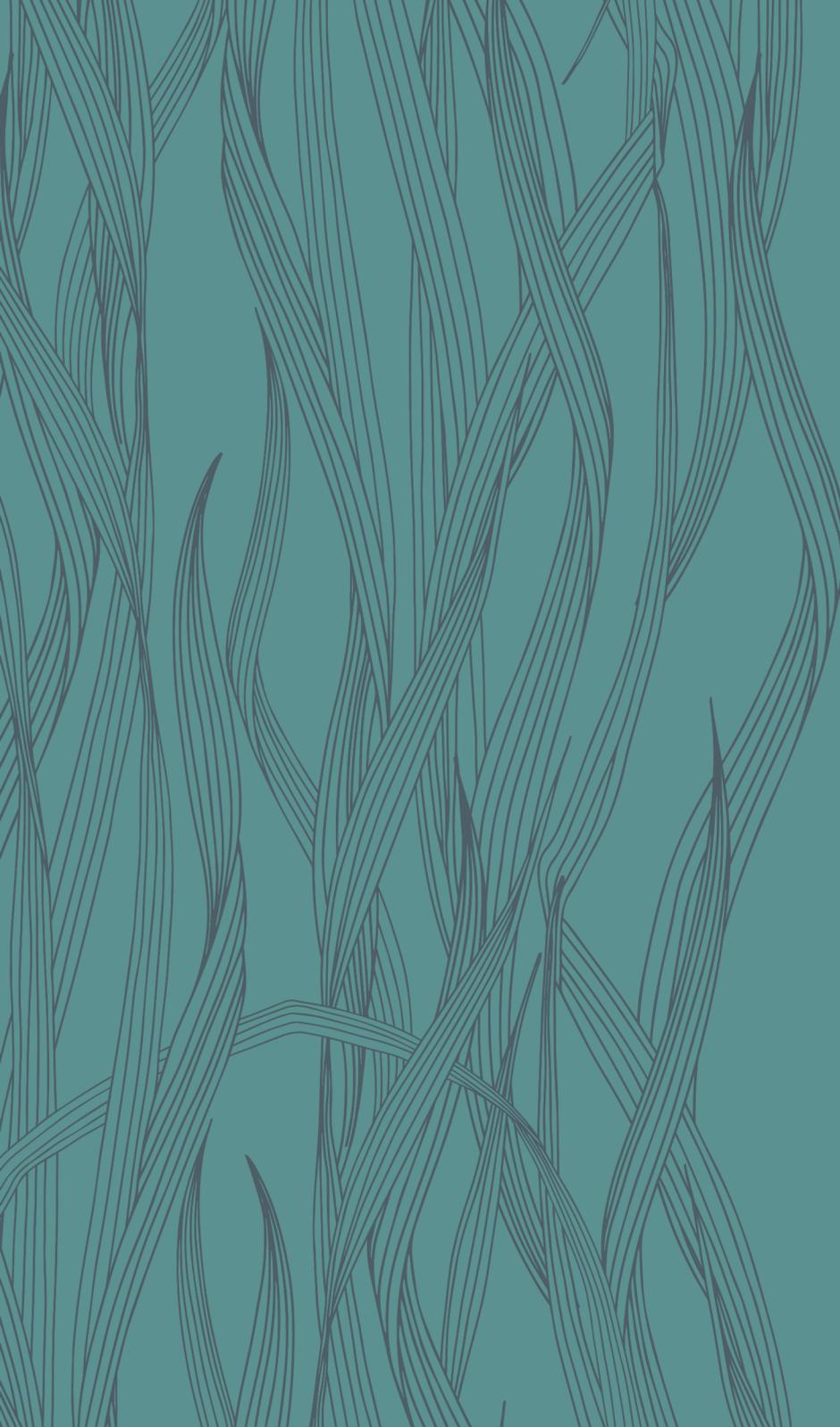


# Viewing arrangements

To arrange a site visit contact our Whitehaven Office on 01946 69393.

Please contact us before viewing the development. If there is any point of particular importance to you we will be pleased to provide additional information or to make further enquiries. We will also confirm the plots and new builds that are still available. This is particularly important if you are contemplating travelling some distance to view.





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MEADOWS

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For all enquires please contact sole selling agents:



01946 693931 | [newhomes@grisdales.co.uk](mailto:newhomes@grisdales.co.uk)

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