



Our latest project is an exclusive scheme of six, semi-detached, three bedroom cottages in the beautiful and historic village of Tealby.

Built in local Ancaster limestone with red brick corbelling under pan tile roofs, these cottages have been designed to sit sensitively within this Area of Outstanding Natural Beauty.

Each property is unique in size, layout and positioning on the site offering a variety of choices for anyone wishing to escape to the this tranquil and picturesque village.



Plot No.	House Name.	Postal Address.	Floor Area (sq.ft)	Price
1	Maple Cottage.	4, Old Barn Drive, Tealby, Lincolnshire, LN8 3AH.	1334	RESERVED
2	Blackthorn Cottage.	5, Old Barn Drive, Tealby, Lincolnshire, LN8 3AH.	1517	£395,000
3	Aspen Cottage.	18 Cow Lane, Tealby, Lincolnshire, LN8 3YB.	1331	£379,000
4	Cherry Tree Cottage.	1, Old Barn Drive, Tealby, Lincolnshire, LN8 3AH.	1389	£389,000
5	Mulberry Cottage.	2, Old Barn Drive, Tealby, Lincolnshire, LN8 3AH.	1290	£385,000
6	Juniper Cottage.	3, Old Barn Drive, Tealby, Lincolnshire, LN8 3AH.	1344	£385,000

Maple Cottage

4 OLD BARN DRIVE PLOT 1



STANDARD SPECIFICATIONS

FLOORING

High Quality Karndean Flooring to ground floor.
Carpet in a choice of colours to upstairs rooms.

KITCHEN

Handmade bespoke kitchens by local cabinet maker Peter Jackson.
Quartz countertops.
Stainless Steel Double Oven.
Induction Hob.
Stainless Steel Integrated Microwave.
Flush Ceiling mounted extractor fan.
Integrated Fridge and Freezer.
Undercounter ceramic sink with high quality taps.
Integrated Wine Cooler.

BATHROOMS

High quality white sanitary ware with chrome fittings.
Superb ceramic tiling to bathrooms.
Currently prospective purchasers can choose between contemporary fitted units or freestanding Heritage sanitaryware to bathroom and en-suite.
Chrome ladder towel rail.
Ground floor Cloakroom with quality white sanitary ware and chrome mixer taps.

HEATING

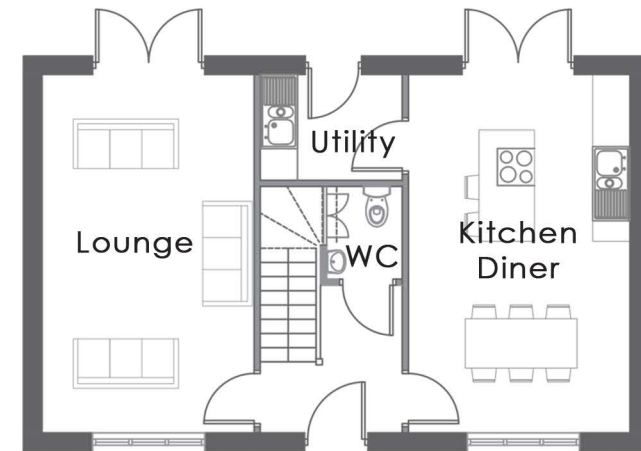
Traditional Gas central Heating with A rated condensing boiler. Underfloor heating to Ground Floor.
Radiators to First Floor.

SAFETY / SECURITY

Mains operated smoke / heat detectors.

ADDITIONALLY

T.V. and telephone points to living areas and T.V. point to all bedrooms.
High quality contemporary KLIK sockets and switches.
A combination of white painted solid and glazed wooden doors. With high quality chrome door furniture.
Electric extractor fans to kitchen, bathroom & shower rooms, and Cloakroom.



Ground Floor



First Floor

Black Thorn Cottage

5 OLD BARN DRIVE PLOT 2



STANDARD SPECIFICATIONS

FLOORING

High Quality Karndean Flooring to ground floor.
Carpet in a choice of colours to upstairs rooms.

KITCHEN

Handmade bespoke kitchens by local cabinet maker Peter Jackson.
Quartz countertops.
Stainless Steel Double Oven.
Induction Hob.
Stainless Steel Integrated Microwave.
Flush Ceiling mounted extractor fan.
Integrated Fridge and Freezer.
Undercounter ceramic sink with high quality taps.
Integrated Wine Cooler.

UTILITY ROOM

Handmade bespoke units by local cabinet maker Peter Jackson. Quartz countertops. Stainless Steel Sink.

BATHROOMS

High quality white sanitary ware with chrome fittings.
Superb ceramic tiling to bathrooms.
Family Bathroom incorporating built in heritage style vanity units with high calibre Dark Concrete countertops and basins with chrome mixer taps.
Baths with high quality shower valve and bath screen. Heritage style towel rail.
Ensuite shower room incorporating built in Heritage style vanity units with high calibre Dark Concrete countertops and basins with chrome mixer taps. Heritage style towel rail.
Ground floor Cloakroom with quality white sanitary ware and chrome mixer taps.

HEATING

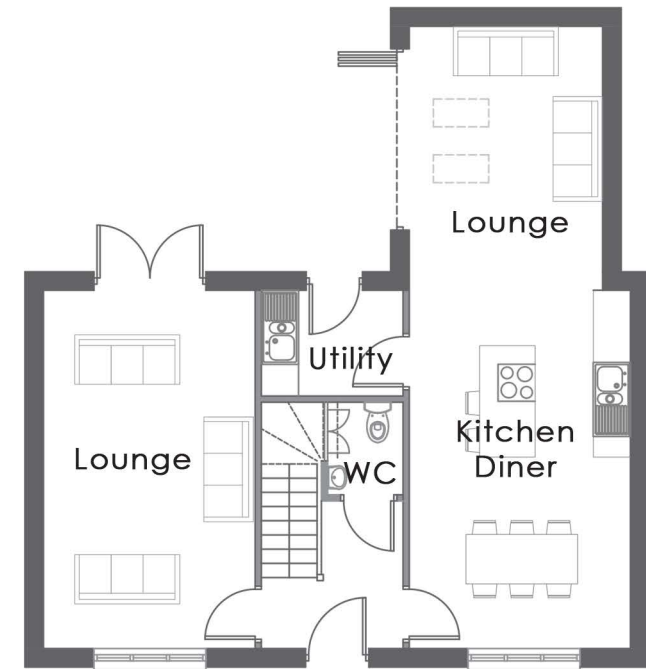
Traditional Gas central Heating with A rated condensing boiler. Underfloor heating to Ground Floor.
Radiators to First Floor.

SAFETY / SECURITY

Mains operated smoke / heat detectors.

ADDITIONALLY

T.V. and telephone points to living areas and T.V. point to all bedrooms.
High quality contemporary KLIK sockets and switches.
A combination of white painted solid and glazed wooden doors. With high quality chrome door furniture.
Electric extractor fans to kitchen, bathroom & shower rooms, and Cloakroom.



Ground Floor



First Floor

Aspen Cottage

18 COW LANE PLOT 3



STANDARD SPECIFICATIONS

FLOORING

High Quality Karndean Flooring to ground floor.
Carpet in a choice of colours to upstairs rooms.

KITCHEN

Handmade bespoke kitchens by local cabinet maker Peter Jackson.
Quartz countertops.
Stainless Steel Double Oven.
Induction Hob.
Stainless Steel Integrated Microwave.
Flush Ceiling mounted extractor fan.
Integrated Fridge and Freezer.
Undercounter ceramic sink with high quality taps.
Integrated Wine Cooler.
4000mm wide Anthracite aluminium Bi-Fold doors.

BATHROOMS

High quality white sanitary ware with chrome fittings.
Superb ceramic tiling to bathrooms.
Currently prospective purchasers can choose between contemporary fitted units or freestanding Heritage sanitaryware to bathroom and en-suite.
Chrome ladder towel rail.
Ground floor Cloakroom with quality white sanitary ware and chrome mixer taps.

HEATING

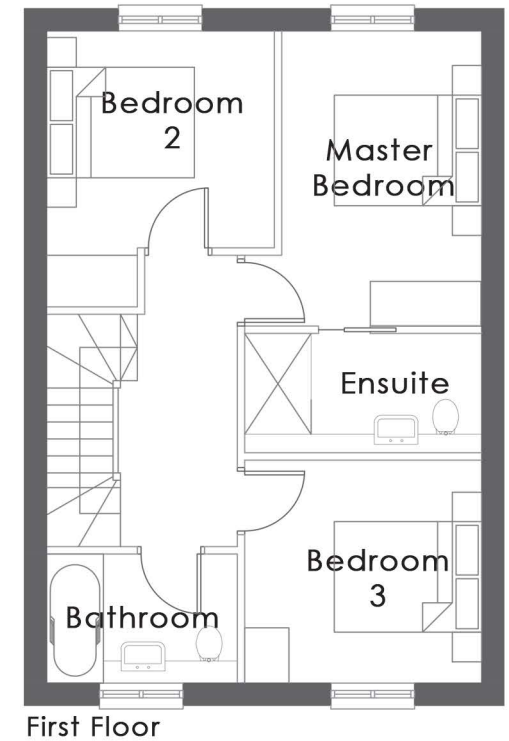
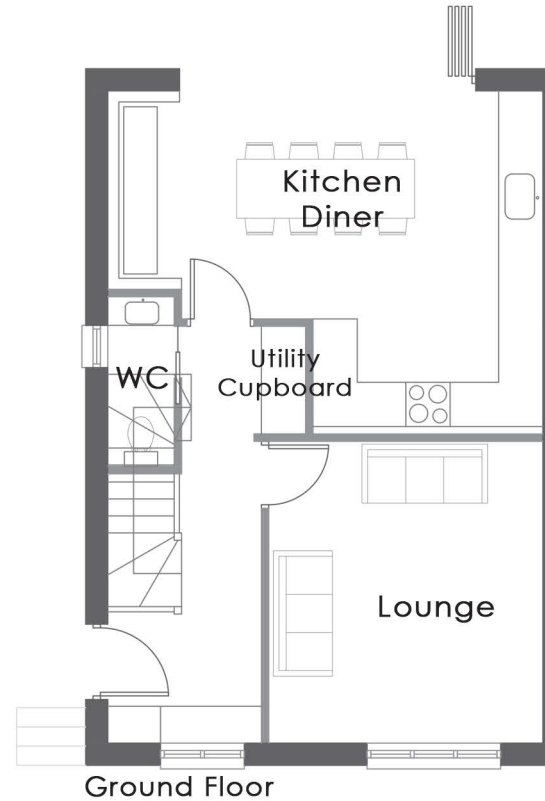
Traditional Gas central Heating with A rated condensing boiler. Underfloor heating to Ground Floor.
Radiators to First Floor.

SAFETY / SECURITY

Mains operated smoke / heat detectors.

ADDITIONALLY

T.V. and telephone points to living areas and T.V. point to all bedrooms.
High quality contemporary KLIK sockets and switches.
A combination of white painted solid and glazed wooden doors. With high quality chrome door furniture.
Electric extractor fans to kitchen, bathroom & shower rooms, and Cloakroom.



Cherry Tree Cottage

1 OLD BARN DRIVE PLOT 4



STANDARD SPECIFICATIONS

FLOORING

High Quality Karndean Flooring to ground floor.
Carpet in a choice of colours to upstairs rooms.

KITCHEN

Handmade bespoke kitchens by local cabinet maker Peter Jackson.
Quartz countertops.
Stainless Steel Double Oven.
Induction Hob.
Stainless Steel Integrated Microwave.
Flush Ceiling mounted extractor fan.
Integrated Fridge and Freezer.
Undercounter ceramic sink with high quality taps.
Integrated Wine Cooler.

BATHROOMS

High quality white sanitary ware with chrome fittings.
Superb ceramic tiling to bathrooms.
Currently prospective purchasers can choose between contemporary fitted units or freestanding Heritage sanitaryware to bathroom and en-suite.
Chrome ladder towel rail.
Ground floor Cloakroom with quality white sanitary ware and chrome mixer taps.

HEATING

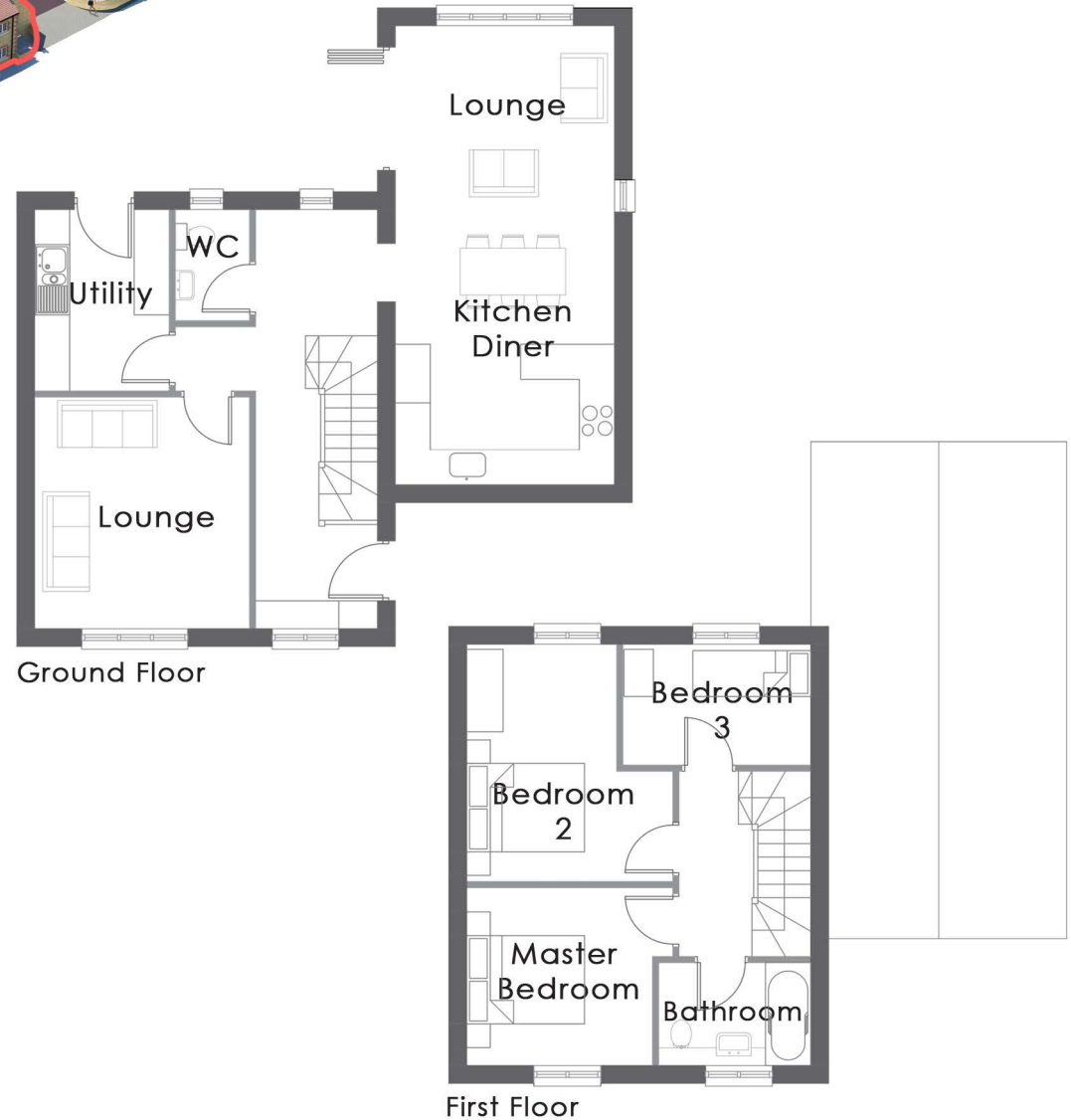
Traditional Gas central Heating with A rated condensing boiler. Underfloor heating to Ground Floor.
Radiators to First Floor.

SAFETY / SECURITY

Mains operated smoke / heat detectors.

ADDITIONALLY

T.V. and telephone points to living areas and T.V. point to all bedrooms.
High quality contemporary KLIK sockets and switches.
A combination of white painted solid and glazed wooden doors. With high quality chrome door furniture.
Electric extractor fans to kitchen, bathroom & shower rooms, and Cloakroom.



Mulberry House

2 OLD BARN DRIVE PLOT 5



STANDARD SPECIFICATIONS

FLOORING

High Quality Karndean Flooring to ground floor.
Carpet in a choice of colours to upstairs rooms.

KITCHEN

Handmade bespoke kitchens by local cabinet maker Peter Jackson.
Quartz countertops.
Stainless Steel Double Oven.
Induction Hob.
Stainless Steel Integrated Microwave.
Flush Ceiling mounted extractor fan.
Integrated Fridge and Freezer.
Undercounter ceramic sink with high quality taps.
Integrated Wine Cooler.

UTILITY ROOM

Handmade bespoke units by local cabinet maker Peter Jackson. Quartz countertops. Stainless Steel Sink.

FITTED FURNITURE

Additional Bespoke Unit to Dining Area.

BATHROOMS

High quality white sanitary ware with chrome fittings.
Superb ceramic tiling to bathrooms.
Family Bathroom incorporating built in heritage style vanity units with high calibre Dark Concrete countertops and basins with chrome mixer taps.
Baths with high quality shower valve and bath screen. Heritage style towel rail.
Ensuite shower room incorporating built in Heritage style vanity units with high calibre Dark Concrete countertops and basins with chrome mixer taps. Heritage style towel rail.
Ground floor Cloakroom with quality white sanitary ware and chrome mixer taps.

HEATING

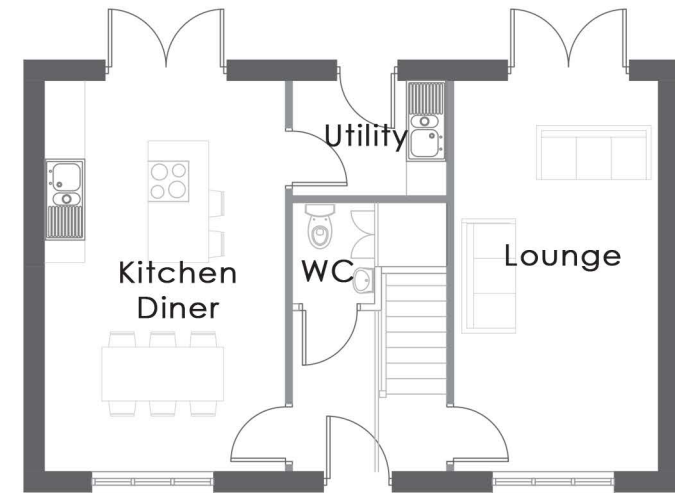
Traditional Gas central Heating with A rated condensing boiler. Underfloor heating to Ground Floor.
Radiators to First Floor.

SAFETY / SECURITY

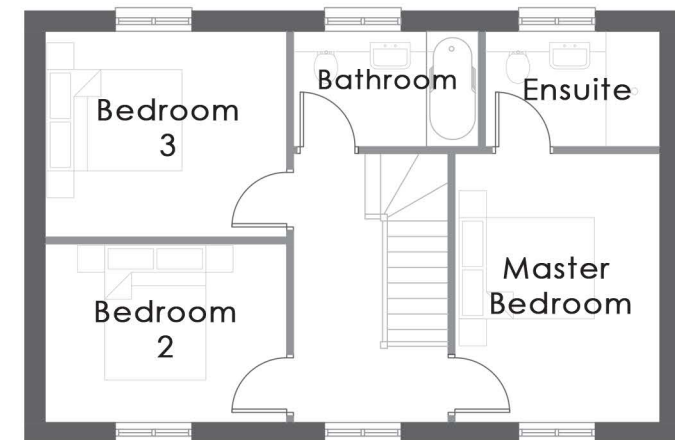
Mains operated smoke / heat detectors.

ADDITIONALLY

T.V. and telephone points to living areas and T.V. point to all bedrooms.
High quality contemporary KLIK sockets and switches.
A combination of white painted solid and glazed wooden doors. With high quality chrome door furniture.
Electric extractor fans to kitchen, bathroom & shower rooms, and Cloakroom.



Ground Floor



First Floor

Juniper Cottage

3 OLD BARN DRIVE PLOT 6



STANDARD SPECIFICATIONS

FLOORING

High Quality Karndean Flooring to ground floor.
Carpet in a choice of colours to upstairs rooms.

KITCHEN

Handmade bespoke kitchens by local cabinet maker Peter Jackson.
Quartz countertops.
Stainless Steel Double Oven.
Induction Hob.
Stainless Steel Integrated Microwave.
Flush Ceiling mounted extractor fan.
Integrated Fridge and Freezer.
Undercounter ceramic sink with high quality taps.
Integrated Wine Cooler.

UTILITY ROOM

Handmade bespoke units by local cabinet maker Peter Jackson. Quartz countertops. Stainless Steel Sink.

FITTED FURNITURE

Additional Bespoke Unit to Dining Area.

BATHROOMS

High quality white sanitary ware with chrome fittings.
Superb ceramic tiling to bathrooms.
Family Bathroom incorporating built in heritage style vanity units with high calibre Dark Concrete countertops and basins with chrome mixer taps.
Baths with high quality shower valve and bath screen. Heritage style towel rail.
Ensuite shower room incorporating built in Heritage style vanity units with high calibre Dark Concrete countertops and basins with chrome mixer taps. Heritage style towel rail.
Ground floor Cloakroom with quality white sanitary ware and chrome mixer taps.

HEATING

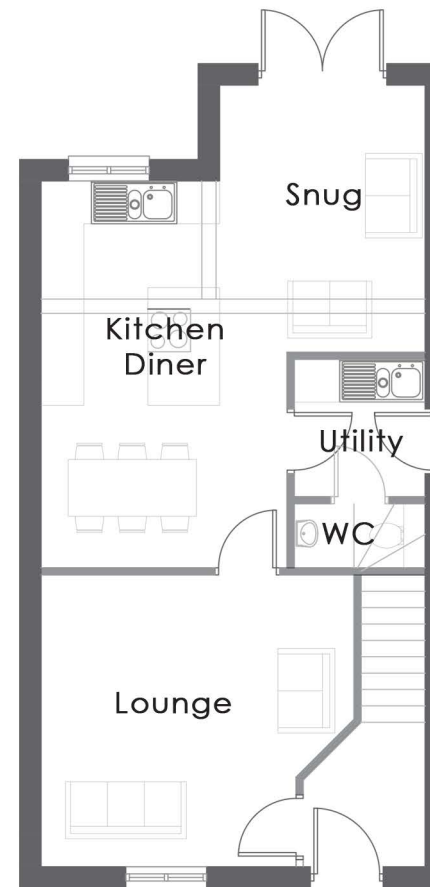
Traditional Gas central Heating with A rated condensing boiler. Underfloor heating to Ground Floor.
Radiators to First Floor.

SAFETY / SECURITY

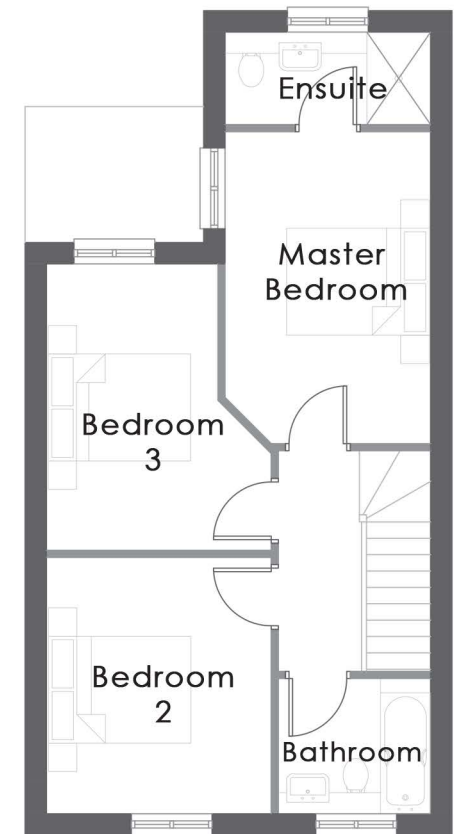
Mains operated smoke / heat detectors.

ADDITIONALLY

T.V. and telephone points to living areas and T.V. point to all bedrooms.
High quality contemporary KLIK sockets and switches.
A combination of white painted solid and glazed wooden doors. With high quality chrome door furniture.
Electric extractor fans to kitchen, bathroom & shower rooms, and Cloakroom.



Ground Floor



First Floor



Tealby Village

LINCOLNSHIRE WOLDS

Tealby is often said to be one of the best places to visit in Lincolnshire.

Nestled on the edge of the gentle slopes of the Lincolnshire Wolds, this location can sometimes appear to give Tealby its own micro-climate.

Classed as an Area of Outstanding Beauty with nearly 600 people living in this conservation area, it attracts many visitors with its picturesque houses, walks, views and local businesses.

Tealby has always been a pretty village and as such supports a vibrant community with an active church, school, community-run shop, two pubs, a tearoom and many local businesses all benefiting from the influx of visitors, walkers, and cyclists who regularly stop off to enjoy what the village has to offer.

The surrounding countryside is serene and rolling, making it fantastic for walks. There are a number of lovely walks around Tealby, with the most well-known one being The Viking Way. This is a long distance footpath that starts on the banks of the Humber in the north and winds its way through Tealby to finish on the shores of Rutland Water, a total of 235km (147 miles).

A classic, picture-postcard English village...

Cherry Tree Homes

YOUR **BUILDER**

Cherry Tree Homes is a family run business established in 1994. For over 20 years we have strived to provide our customers with the best possible homes that can grow and evolve with them as their needs change.

We pride ourselves on our commitment to increasing quality whilst offering value for money, and as a small business employing our own team of craftsmen we are able to maintain strict quality control over every part of our developments.

All our customers deal directly with the owners of the business throughout the process of buying a Cherry Tree Home. From initial viewings through to choosing finishes and specifications to final handover and aftercare. We believe buying a home should be a personal experience and we endeavour to ensure we meet our customers expectations at every stage.



Previous Development of 3 Town Houses at Greetwell Gate Lincoln

Please visit our website at www.cherrytreehomes.com
for further examples of our previous projects



Developer
cherrytreehomes.com

REGISTER YOUR INTEREST

SALES OFFICE

01522 545352

SIMON BENTLEY

01522 556081

MUNDYS ESTATE AGENTS

SIMON.BENTLEY@MUNDYS.NET

Please note that photographs / visuals are for illustrative purposes only. Specification is subject to variation without notice.
All measurements are approximate having been taken from plans and are for guidance purposes only. Bellrose Homes reserves the right to amend the plans and specifications.
Computer generated images are not to scale. Finishes and materials may vary and landscaping is illustrative only.