

**Taylor
Wimpey**

Find your way around

FOXLEY MEADOWS

MARKET WEIGHTON | YORKSHIRE

FOXLEY MEADOWS

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DIRECTIONS FROM YORK:

- From York city centre
- Continue to Hull Road/A1079 for 3.5 miles
- Follow A1079 to York Road in East Riding of Yorkshire for 15.3 miles
- Continue on York Road. Take Hawling Road to Sweep Road in Market Weighton
- Foxley Meadows will be on your right

DIRECTIONS FROM M62:

- Leave the M62 at junction 38, exit towards North Cave
- Merge onto Newport Rd/B1230
- Turn left onto Townend Lane
- Turn left onto Cliffe Road
- Continue onto Cliffe Road
- Turn right onto A1079
- At the roundabout, take the 1st exit onto Sancton Road
- Continue onto Southgate
- Continue on Hawling Road.
- Drive to Sweep Road
- Turn left onto Hawling Road
- Continue onto Sweep Road
- Foxley Meadows will be on your right



Taylor Wimpey in their efforts to improve designs reserve the right to alter site plans, floor plans, elevations and specifications without notice. Maps shown are not to scale. Distances are taken from google.co.uk/maps. Taylor Wimpey houses are sold freehold and apartments are sold leasehold. Information is correct at the time of going to print. Please see the development page on our website for further details. TWY 53104/AUGUST 2022.

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THE DOWNHAM

4 BEDROOM HOME



Images may include optional upgrades at additional cost. This image is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however, variances from site to site. External materials, finishes, landscaping and the position of garages, (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Please ask for further details.

THE DOWNHAM

The Downham is a four bedroom house with an integral garage, offering plenty of space for growing families. Featuring a spacious kitchen/family/dining room with double doors leading to a separate living room with bay window. The ground floor is completed with a guest cloakroom. On the first floor is the en suite master bedroom, plus two further double bedrooms, a main bathroom and a well-proportioned fourth bedroom.

TOTAL 1,244 sq. ft.

GROUND FLOOR



Lounge max. 5.27m x 3.18m 17' 4" x 10' 5"

Kitchen/Dining 7.94m x 2.98m 26' 1" x 9' 10"

FIRST FLOOR



Bedroom 1 4.30m x 3.03m 14' 1" x 10' 0"

Bedroom 2 max. 3.51m x 3.28m 11' 6" x 10' 9"

Bedroom 3 3.55m x 3.03m 11' 8" x 10' 0"

Bedroom 4 2.62m x 2.53m 8' 7" x 8' 4"



* Plot specific windows. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your sales executive. All dimensions are + or - 50mm and floor plans are not shown to scale. The kitchen layout and furniture positions are for indicative purposes only. TWY 53104/July 2019

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THE EYNSHAM

4 BEDROOM HOME



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THE EYNSHAM

A superb four bedroom detached home, The Eynsham provides all the practicality and living space you could need. A fitted kitchen with breakfast area features French doors leading to the garden, while a spacious living room overlooks the front of the property and features double doors leading to a separate dining area. Two en suite bedrooms are found upstairs, along with two further bedrooms and family bathroom located off the central landing.

TOTAL 1,334 sq. ft.

GROUND FLOOR



Lounge	5.59m x 3.32m	18' 4" x 10' 11"
Kitchen	2.98m x 2.50m	9' 10" x 8' 3"
Family	2.98m x 2.60m	9' 10" x 8' 7"
Dining	2.98m x 2.96m	9' 10" x 9' 9"

FIRST FLOOR



Bedroom 1 max.	3.90m x 4.59m	12' 10" x 15' 1"
Bedroom 2 max.	4.16m x 2.90m	13' 8" x 9' 6"
Bedroom 3	3.14m x 2.71m	10' 3" x 8' 11"
Bedroom 4	2.58m x 3.18m	8' 5" x 10' 4"



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THE HADDENHAM

4 BEDROOM HOME



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THE HADDENHAM

The four bedroom Haddenham is ideal for families looking for a spacious and flexible layout in their new home. The entrance hallway leads to the living/kitchen/dining room opening through French doors to the private rear garden. Completing this floor is the utility room, guest cloakroom and integral garage. Two en suite bedrooms are found upstairs, along with two further double bedrooms, a main bathroom and useful storage cupboard.

TOTAL 1,460 sq. ft.

GROUND FLOOR



Lounge max. 5.62m x 3.44m 18' 5" x 11' 3"

Kitchen/Dining 6.34m x 3.30m 20' 9" x 10' 10"

FIRST FLOOR



Bedroom 1 max. 4.04m x 4.86m 13' 3" x 15' 11"

Bedroom 2 max. 4.04m x 3.83m 13' 3" x 12' 7"

Bedroom 3 3.28m x 3.23m 10' 9" x 10' 7"

Bedroom 4 2.79m x 3.23m 9' 2" x 10' 7"



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THE SHELFORD

4 BEDROOM HOME



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THE SHELFORD

The Shelford is a traditional four bedroom family home, offering plenty of space for daily life. The hallway leads to a spacious kitchen/dining room with French doors to the garden, while a living room and separate study are found at the front of the property, as well as a guest cloakroom. An en suite master bedroom and three further double bedrooms are found upstairs, along with a family bathroom.

TOTAL 1,378 sq. ft.

GROUND FLOOR



Lounge 4.74m x 3.88m 15' 7" x 12' 9"

Kitchen/Dining max. 8.10m x 3.24m 26' 7" x 10' 8"

Study 2.64m x 2.10m 8' 8" x 6' 11"

FIRST FLOOR



Bedroom 1 max. 3.88m x 3.76m 12' 9" x 12' 4"

Bedroom 2 max. 4.22m x 3.07m 13' 10" x 10' 1"

Bedroom 3 max. 3.43m x 3.09m 11' 3" x 10' 2"

Bedroom 4 max. 3.89m x 2.75m 12' 9" x 9' 0"



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THE ALTON G

3 BEDROOM HOME



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THE ALTON G

The Alton is a three bedroom townhouse designed for flexible living. Downstairs, an open plan kitchen/dining room leads through to a living room with French doors to the garden, while there is also a guest cloakroom. Upstairs, a spacious double bedroom can be found along with a bathroom and further bedroom, while another staircase leads up to the second floor master suite, featuring high galleried ceilings and en suite shower room.

TOTAL 1,085 sq. ft.

GROUND FLOOR



Lounge 4.23m x 3.49m 13' 11" x 11' 6"

Kitchen/Dining max. 5.26m x 3.20m 17' 3" x 10' 6"

FIRST FLOOR



Bedroom 2 max. 4.23m x 3.49m 3' 11" x 11' 6"

Bedroom 3 3.28m x 2.17m 10' 9" x 7' 2"

SECOND FLOOR



Bedroom 1 max ex. dormer 6.70m x 3.11m 22' 0" x 10' 3"



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THE GOSFORD

3 BEDROOM HOME



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THE GOSFORD

The three bedroom Gosford will appeal to first-time buyers and families looking for a little extra space. The entrance opens through to the living room, following through to a guest cloakroom and a large kitchen/dining room which has French doors out to the garden. The first floor comprises the en suite master bedroom, a main bathroom, a further double bedroom and a bedroom which could be ideal as a study or nursery.

TOTAL 866 sq. ft.

GROUND FLOOR



Lounge max. 4.26m x 3.69m 14' 0" x 12' 1"

Kitchen/Dining 4.72m x 2.87m 15' 6" x 9' 5"

FIRST FLOOR



Bedroom 1 min. 2.96m x 2.83m 9' 9" x 9' 4"

Bedroom 2 3.30m x 2.63m 10' 10" x 8' 8"

Bedroom 3 max. 3.55m x 2.00m 11' 8" x 6' 7"



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THE MILLDALE

3 BEDROOM HOME



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THE MILLDALE

Classic style and a generous layout make the three bedroom Milldale a perfect home for couples and families. The ground floor features a large living room opening through French doors to the garden, as well as a separate kitchen/dining room and a guest cloakroom. Upstairs, the landing leads to two double bedrooms, including one with an en suite shower room. There is also a bathroom and a further bedroom.

TOTAL 869 sq. ft.

GROUND FLOOR



Lounge max. 4.62m x 3.34m 15' 2" x 10' 11"

Kitchen/Dining 4.62m x 2.96m 15' 2" x 9' 9"

FIRST FLOOR



Bedroom 1 3.33m x 2.83m 10' 11" x 9' 3"

Bedroom 2 3.03m x 2.61m 9' 11" x 8' 4"

Bedroom 3 3.03m x 1.97m 9' 11" x 6' 3"



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FOXLEY MEADOWS. A VERY SPECIAL PLACE TO BE

A warm welcome to Foxley Meadows.

Here you'll find a superb collection of three and four-bedroom homes, located in the quintessential English town of Market Weighton.

It's a special place to live, work and enjoy life.

MAKE YOURSELF AT HOME

From the first time you open the front door, you know this is somewhere you can call home.

Bright, open rooms, finished to the highest possible standard... and ever so thoughtfully laid out. It's energy efficient too, of course – and up to all modern building standards. Naturally, your new home also comes complete with the very latest fixtures and fittings.

We've even decorated in neutral colours so you can stamp your personality on it from Day 1.

So, come on in... and make yourself at home.



This image shows a typical Taylor Wimpey home and may include optional upgrades at an additional cost.

RIGHT ON YOUR DOORSTEP

Once the location of Britain's largest sheep market and home to William Bradley, the UK's tallest recorded man, the quaint rural town of Market Weighton is an amazing place to call home.

The thriving town centre includes an eclectic mix of boutique shops and larger stores in addition to a great range of restaurants, bars and leisure options. Despite its growing popularity, Market Weighton has retained a village identity with Georgian and Victorian streets, a town green and a duck pond for locals to enjoy.



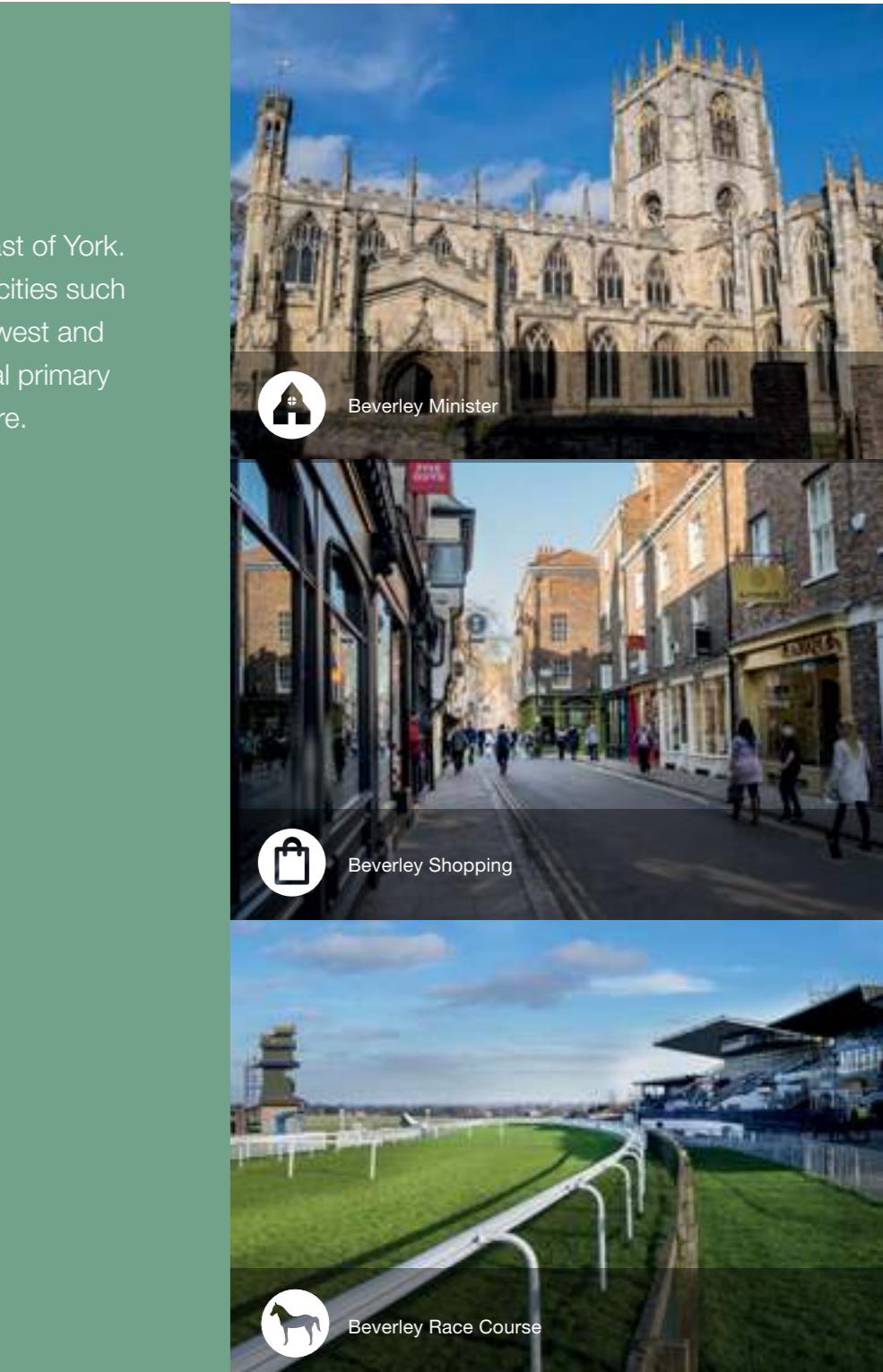
THE IDEAL PLACE TO BE

In the heart of the East Yorkshire Wolds, Foxley Meadows sits just 20 miles southeast of York. The development has great transport links and benefits from the close proximity of cities such as Leeds, Doncaster and Hull. Motorway access is available with the M62 to the west and further afield via the M1 and M18. Young families will feel right at home with several primary schools within walking distance and nearby parks and countryside to explore.

TRAVELLING BY CAR



Maps shown are not to scale. Distances and directions are taken from google.co.uk/maps



FROM LOOKING ROUND TO MOVING IN...

