



Mayflower Leat Plymouth

Mayflower Leat is part of the North Prospect regeneration programme in the city and will provide 109 new homes available to purchase. Plymouth with all its history and vibrancy is a great place to call home.

For those with young minds, Mayflower Leat has your education needs taken care of. From early years to secondary and higher education there are a range of Ofsted rated Good and Outstanding schools right on your doorstep.

For the active lifestyle, Mayflower Leat is perfectly placed to get active indoors and out, nearby Central Park is great for jogging and with a skate park and outdoor play area there is plenty to keep children of all ages entertained.

The Plymouth Life Centre, awarded the status of 'outstanding' by Quest – Sport England's leading national quality scheme, hosts a variety of facilities including, swimming pool, squash courts, Bowls Green and state of the art gym facilities.

North Prospect is a great place to call home, with excellent road and rail links within a short distance. Discover nearby areas which offer a scenic natural landscape including the South Hams and Dartmoor

Mayflower Leat

Plymouth, Devon PL2 2PY | 0800 0778 748

www.so-living.co.uk



Mayflower Leat

Development layout



A collection of brand new homes available to buy with shared ownership

4 bedroom home

- The Stonehouse

3 bedroom home

- The Clearbrook
- The Drake

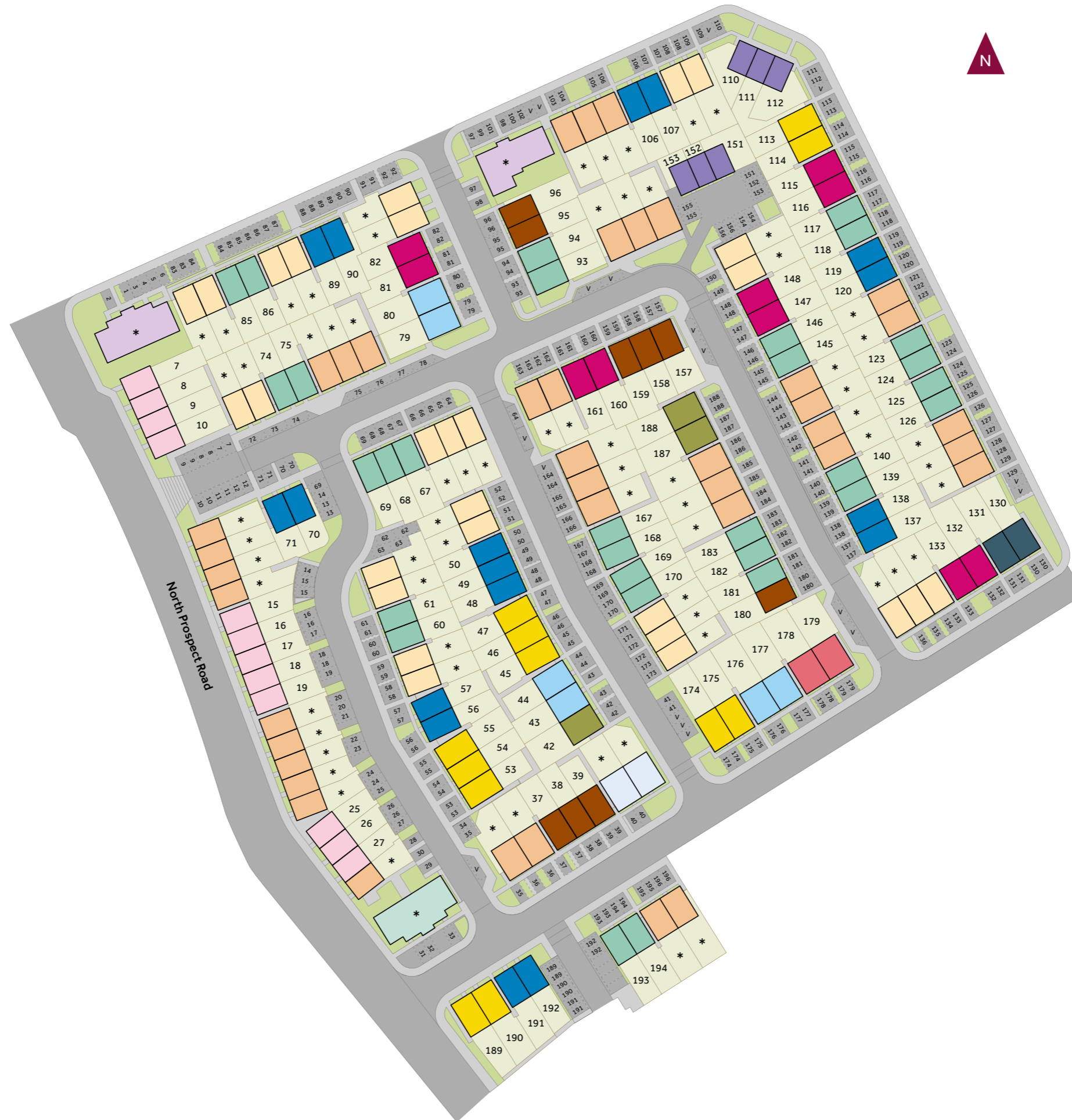
2 bedroom home

- The Meavy

1 bedroom home

- The Yealm

v visitor space



Linden HOMES

A collection of energy efficient new homes for sale in Plymouth

3 bedroom home

- The Gidleigh
- The Holne
- The Devonport
- The Hamlyn

2 bedroom home

- The Hart
- The Sutton

* Affordable housing

- 1 bedroom apartments
- 1 and 2 bedroom apartments
- 2 bedroom home
- 3 bedroom home
- 4 bedroom home

Not to scale. Trees and landscaping are indicative only and may alter during construction. The trees, shrubs and gardens shown are illustrative only. Finishes and materials may vary from those shown here. Please ask your sales executive for specific details.



The Yealm

1 bedroom home

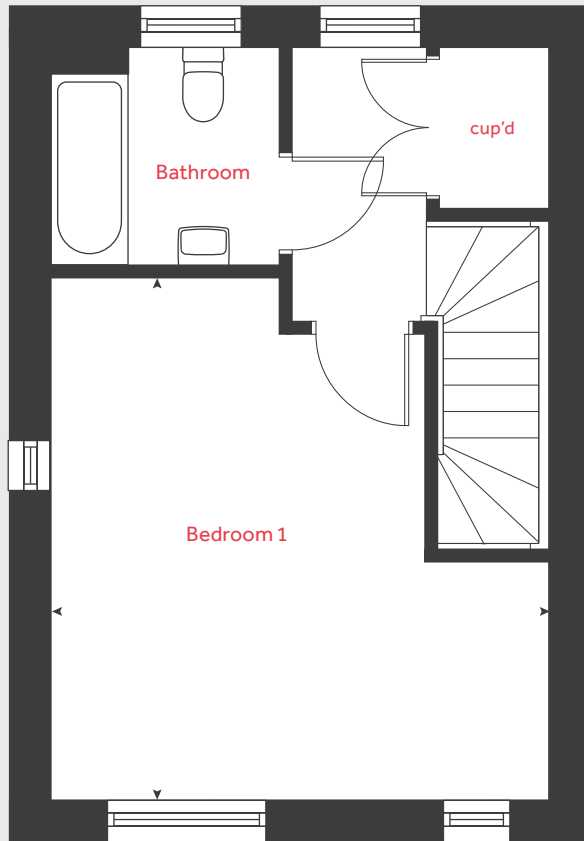
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First floor



The Yealm

1 bedroom home

Ground floor

Kitchen / living / dining area
6.65m x 3.35m 21' 10" x 10' 11"

First floor

Bedroom 1
4.60m x 4.30m 15' 2" x 14' 1"

cup'd cupboard
◀ ▶ measuring points

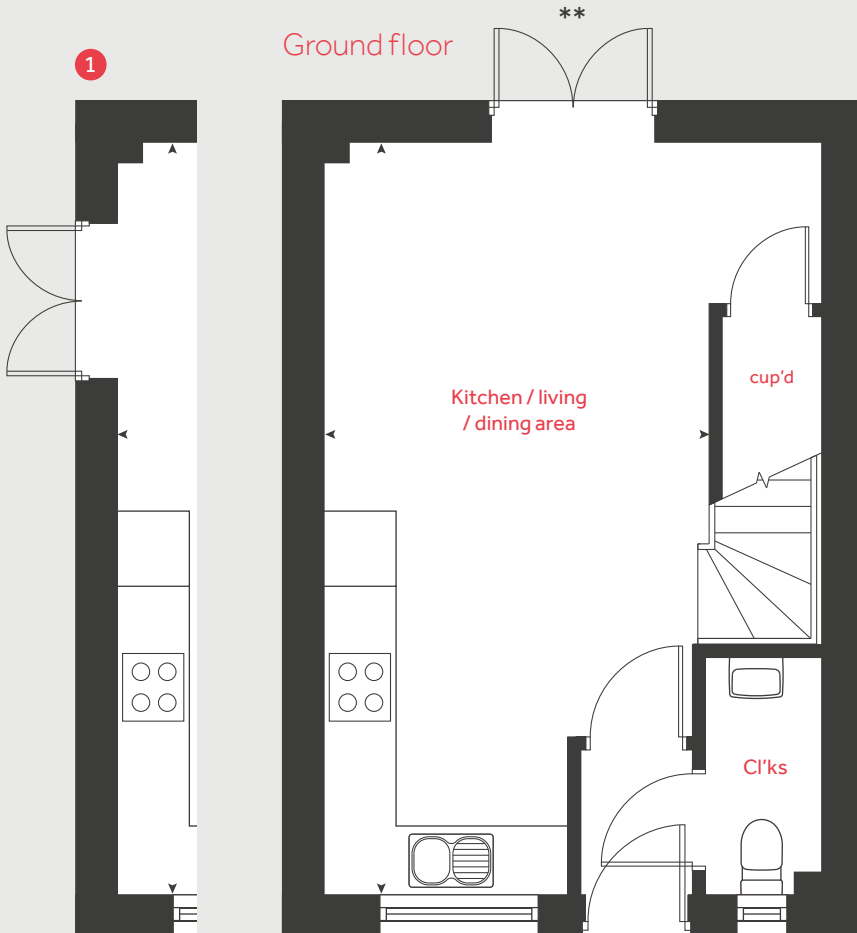
Please note that the following plots are handed:
110 and 151

Floor area 58.2m²

Please note, floorplans and dimensions are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best products to our customers. Computer generated images not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your sales officer.

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Ground floor



* Windows apply to plot 110 and 112 only. Please see sales officer for further details.

** Doors omitted to plot 151 only. Please see sales officer for further details.

1 Alternative side elevation applies to plot 151 only. Please see sales officer for further details.





The Meavy

2 bedroom home

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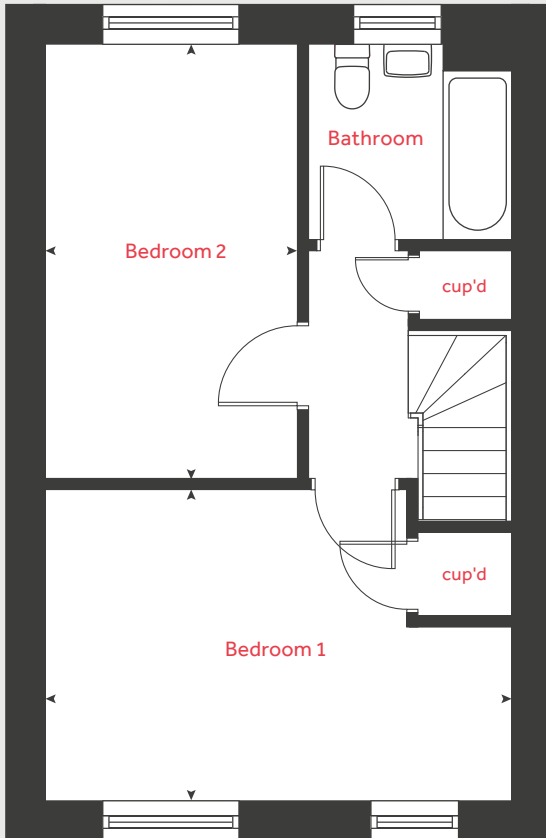
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The Meavy

2 bedroom home

First floor



Ground floor

Kitchen / dining area

4.70m x 2.80m 15' 5" x 9' 2"

Living room

4.79m x 2.55m 15' 8" x 8' 4"

First floor

Bedroom 1

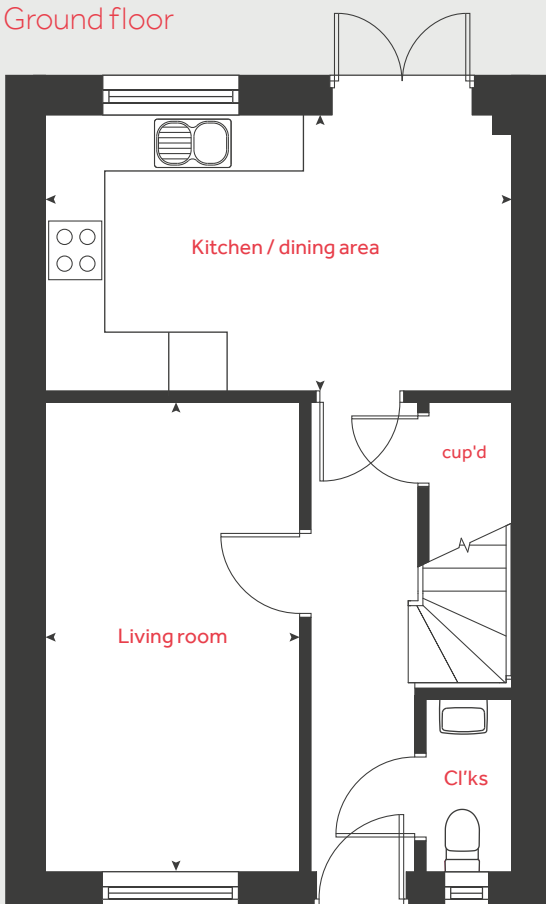
4.70m x 3.16m 15' 5" x 10' 4"

Bedroom 2

4.42m x 2.52m 14' 6" x 8' 3"

cup'd cupboard
< > measuring points

Ground floor



Please note that the following plots are handed:
50, 56, 71, 89, 106, 119, 137, 147 and 191

Floor area 74.2m²

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The Drake

3 bedroom home

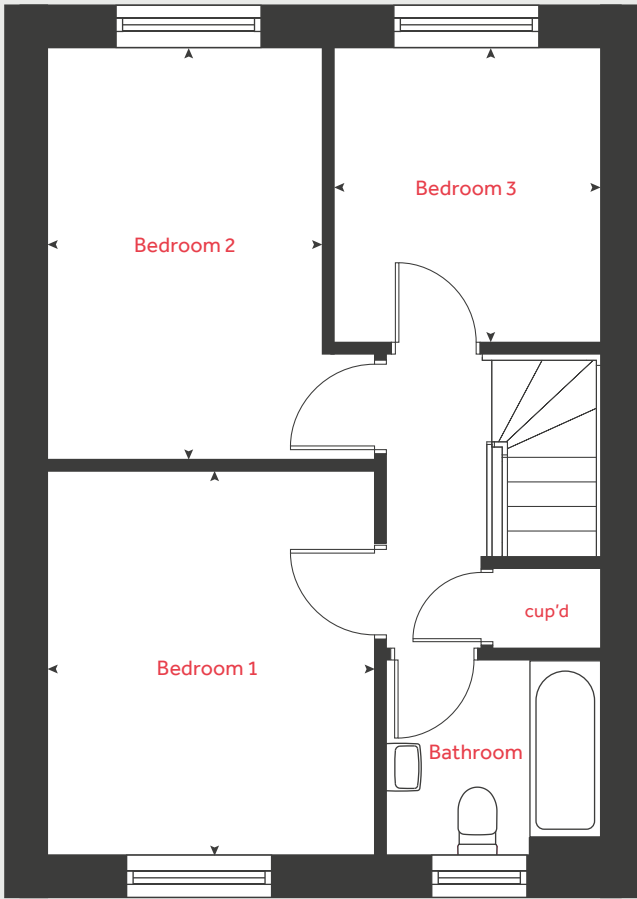
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First floor



The Drake

3 bedroom home

Ground floor

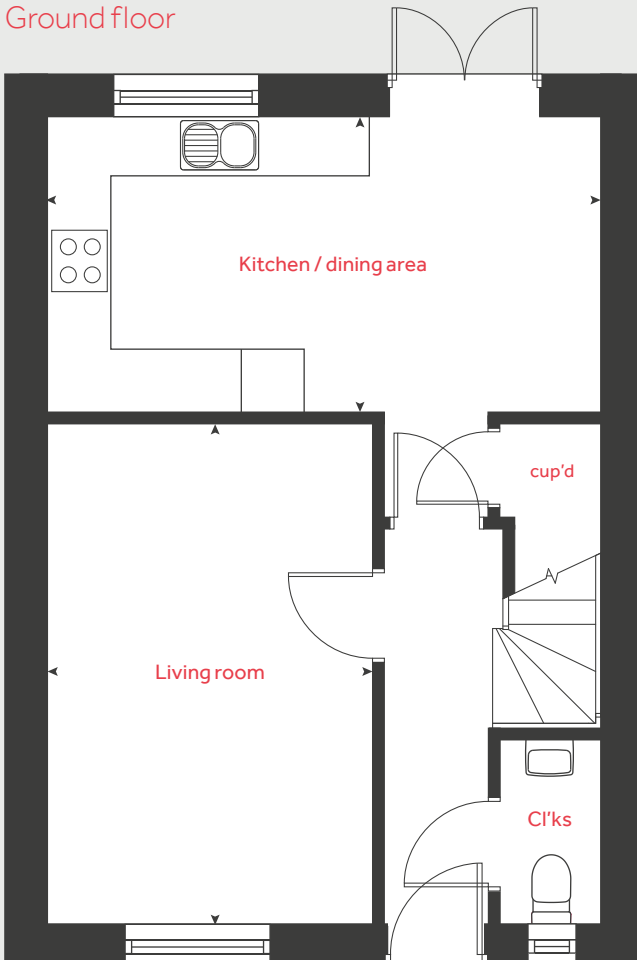
Kitchen / dining area	5.25m x 2.81m	17' 3" x 9' 3"
Living room	4.98m x 3.05m	16' 4" x 10' 0"

First floor

Bedroom 1	3.65m x 3.07m	11' 11" x 10' 1"
Bedroom 2	3.93m x 2.58m	12' 11" x 8' 6"
Bedroom 3	2.82m x 2.51m	9' 3" x 8' 3"

cup'd cupboard
 < > measuring points

Ground floor



Please note that the following plots are handed:
 82, 115, 132, 147 and 161

Floor area 82.6m²

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The Clearbrook

3 bedroom home

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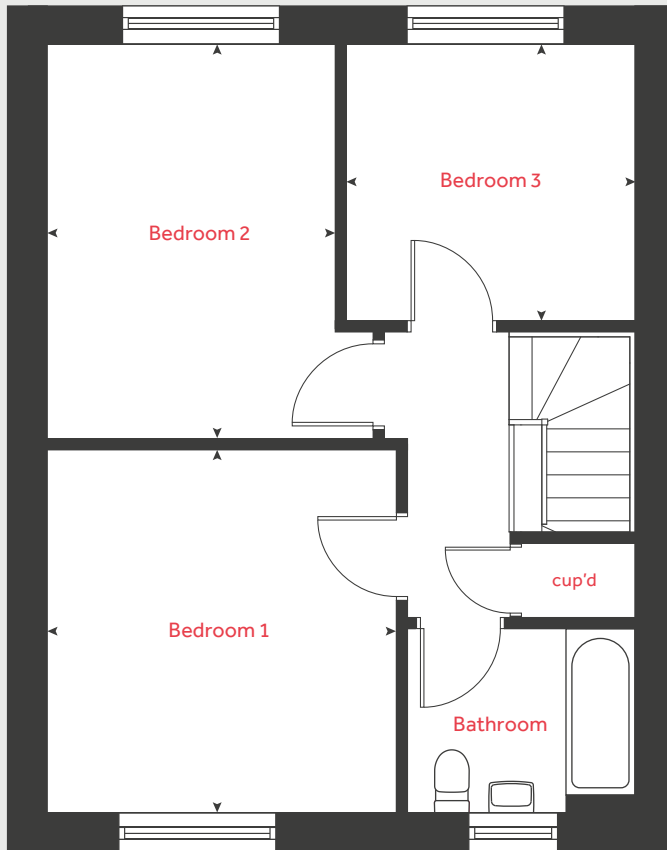
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The Clearbrook

3 bedroom home

First floor



Ground floor

Kitchen / dining area

5.95m x 2.79m 17' 0" x 10' 4"

Living room

4.89m x 3.30m 17' 11" x 11' 9"

First floor

Bedroom 1

3.69m x 3.51m 11' 11" x 8' 4"

Bedroom 2

4.01m x 2.90m 11' 9" x 8' 4"

Bedroom 3

2.90m x 2.80m 9' 5" x 6' 6"

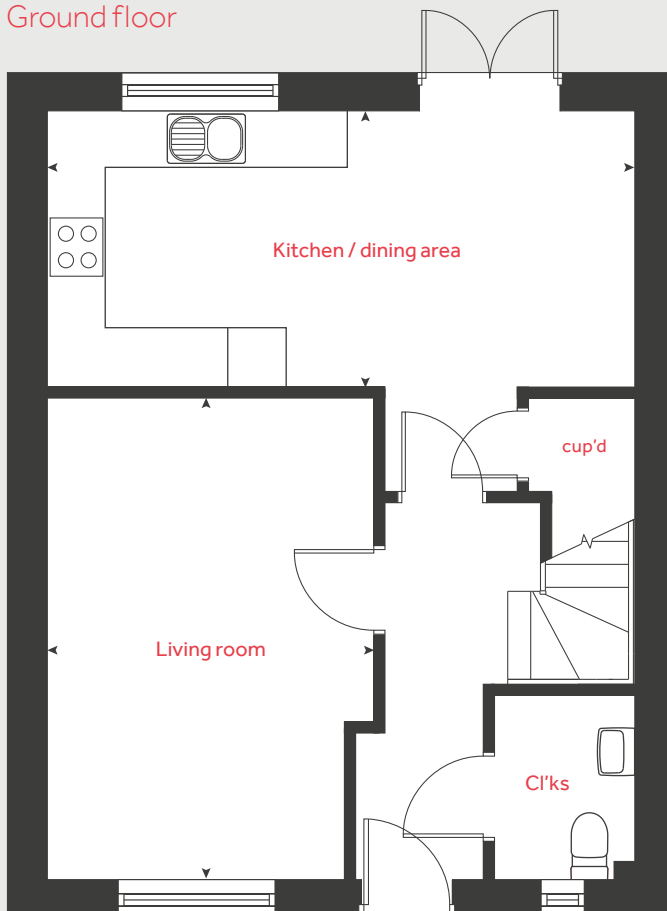
cup'd

cupboard



measuring points

Ground floor



Please note that the following plot is handed:

188

Floor area 94.8m²

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The Stonehouse

4 bedroom home

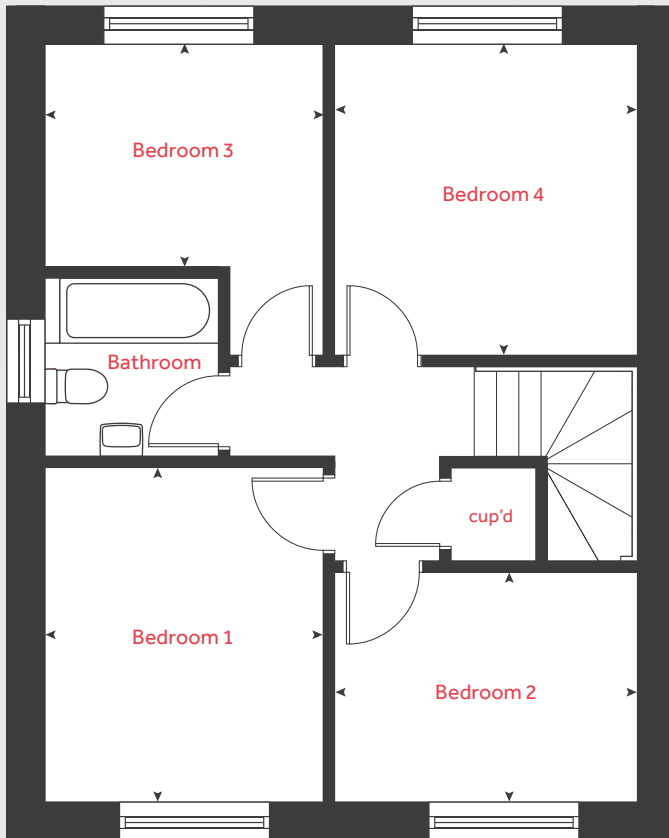
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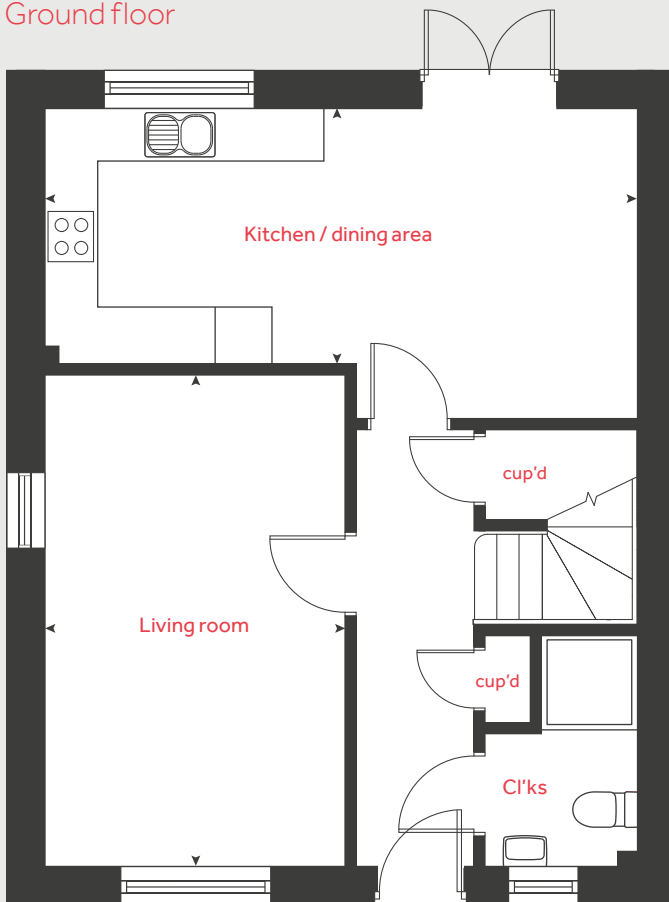
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First floor



Ground floor



The Stonehouse

4 bedroom home

Ground floor

Kitchen / dining area

6.25m x 3.28m 20' 6" x 10' 9"

Living room

5.19m x 3.17m 17' 0" x 10' 4"

First floor

Bedroom 1

3.55m x 2.95m 11' 8" x 9' 8"

Bedroom 2

3.15m x 2.39m 10' 4" x 7' 10"

Bedroom 3

2.95m x 2.34m 9' 8" x 7' 8"

Bedroom 4

3.29m x 3.15m 10' 9" x 10' 4"

cup'd cupboard
 < > measuring points

Please note that the following plot is handed:

179

Floor area 101.8m²

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* Windows apply to plot 179 only. Please see sales officer for further details.



Specification

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Each home will benefit from a structural warranty

	1 bedroom home	2 bedroom home	3 bedroom home	4 bedroom home
Kitchen				
Fully fitted Symphony kitchen	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Hotpoint stainless steel cooker hood	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Hotpoint stainless steel 4 burner gas hob	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Hotpoint stainless steel double oven	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Washing machine space	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Removable cupboard for dishwasher	<input type="radio"/>	<input type="radio"/>		
Dishwasher space			<input type="radio"/>	<input type="radio"/>
Removable cupboard for condensing tumble dryer			<input type="radio"/>	<input type="radio"/>
Stainless steel one and half bowl sink and drainer with Bristan mixer tap	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
LED down lighters	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Bathrooms and cloakroom				
Contemporary bathroom suite	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Heated towel rail in bathroom	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Low energy LED downlights	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Split folding bath screen	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Mira electric shower in bathroom	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Full height tiling to bath area	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Tiling above bathroom and cloakroom basins	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Bristan chrome mixer taps	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
White Twyford's sanitary ware	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Thermostatic shower in cloakroom				<input type="radio"/>
Internal finishes				
Walls, skirting and architrave painted in white finish	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Vinyl flooring laid to the kitchen area, bathroom and cloakroom	<input type="radio"/>			
Vinyl flooring laid to the kitchen / diner area, bathroom and cloakroom		<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Electrical				
TV aerial points to living room and master bedroom	<input type="radio"/>			
TV aerial points to living room, master bedroom and kitchen/diner		<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
BT points to living room and master bedroom	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Power sockets with USB outlets in selected rooms	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Heating and insulation				
Gas-fired central heating with an energy efficient boiler	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
UPVC high performance double glazed windows	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
External				
Parking space(s)	1	2	2	2
Front and rear entrance lights	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Turfed garden with patio area and close board fencing (selected plots)	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Patio garden and close board fencing (selected plots)	<input type="radio"/>			
Bicycle storage shed	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
External tap to rear garden	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
External outside electrical socket (selected plots)		<input type="radio"/>	<input type="radio"/>	<input type="radio"/>



Around the local neighbourhood

1 Plymouth Hoe
PL1 2PU

4 Morrisons
PL3 5UQ

7 Mayflower
Community Academy
PL2 2NJ

2 Barbican
PL1 2EX

5 Drakes Circus
PL1 1EA

8 Central Park
PL3 4HQ

3 Plymouth Life Centre
PL2 3DF

6 North Prospect Library and
Community Shops
PL2 2ND

9 Ford Primary School
PL2 1PU

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