



SAXON FIELDS

Skegness,
Lincolnshire, PE25
2 & 3 Bedroom New Homes



SAXON FIELDS IS SITUATED ON THE OUTSKIRTS OF THE SEASIDE TOWN OF SKEGNESS.

Skegness is a popular seaside town in Lincolnshire, known for its long, sandy beach and rich history.

Saxon Fields is well placed benefitting from good local amenities including doctors, petrol station, pubs, supermarkets, bus services and post office.

The lovely sandy beach, railway station and town centre are also only just over a mile away. As well

as a strong retail offering Skegness has great leisure facilities and also a number of well-regarded schools

Skegness has a beautiful beach and nearby to other various coastal resorts such as Ingoldmells and Mablethorpe.

The town is situated at the end of the mainline railway from Grantham with the M180 approximately 25 miles to the north, road access to Peterborough via the A52 trunk road which also leads to the Midlands.

Lincoln is approximately 35 miles to the north-west and Boston 20 miles to the south-west.



Horncastle



louth



Mablethorpe



Tattershall

Please note: Car journey times shown are a average based on normal driving conditions.

SAXON FIELDS SITE PLAN

The Heron
3 Bed Semi-Detached House
314, 315, 316, 317, 318, 319,
321, 328, 329

The Mallard
2 Bed Terrace House
322, 323, 326, 331

The Lapwing
3 Bed End-Terrace House
320, 324, 325, 327, 330, 332

Properties not for sale through
Platform Home Ownership



Please note: The site plan can change as the build progresses.



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THE HERON

3 Bedroom
Semi-Detached home

The Heron is a stylish three bedroom semi-detached home comprising of a well appointed modern kitchen layout to the front of the property. A spacious living area with access to the turfed rear garden.

Upstairs you will find two bedrooms, and the family bathroom fitted with a white suite and shower over the bath.

SPECIFICATIONS

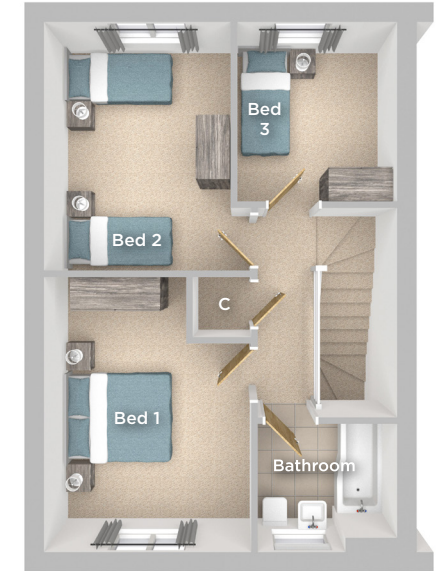
- ◆ 10 year build warranty
- ◆ Modern fitted kitchen with oven, hob, extractor
- ◆ Downstairs W/C
- ◆ Family bathroom with shower over bath
- ◆ Vinyl floor to wet areas
- ◆ Gas central heating
- ◆ Turfed & fenced rear garden
- ◆ Allocated parking



GROUND FLOOR

Kitchen
4.34m x 3.63m 14'3" x 11'11"

Living/Dining
5.36m x 4.310m 17'7" x 14'2"



FIRST FLOOR

Bedroom 1
3.74m x 2.84m 12'3" x 9'4"

Bedroom 2
4.13m x 3.16m 13'7" x 10'4"

Bedroom 3
2.72m x 2.43m 8'11" x 7'12"

Bathroom
2.11m x 1.88m 6'11" x 6'2"

TOTAL FLOOR AREA

86.34m² - 929.40 sq.ft

△ External access C Cupboard/Storage

Imagery indicative of Platform show homes. Fixtures and fittings shown are intended as a preliminary guide for prospective purchasers and should not be relied upon. Internal layouts show a general arrangement which may vary from plot to plot.

Platform Home Ownership have taken every effort to ensure that these documents are accurate and represent the properties available. Platform Home Ownership and the developer may in their efforts to improve design reserve the right to alter site plans, floorplans, elevations and specifications without prior notice. Visit our website at www.platformhomeownership.com for further details.



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» THE MALLARD

2 Bed Terrace home

The Mallard is a stylish two bedroom terrace home comprising of a well appointed modern kitchen/dining layout with access to the turfed rear garden and spacious living area. to the front of the property

Upstairs you will find two bedrooms, and the family bathroom fitted with a white suite and shower over the bath.

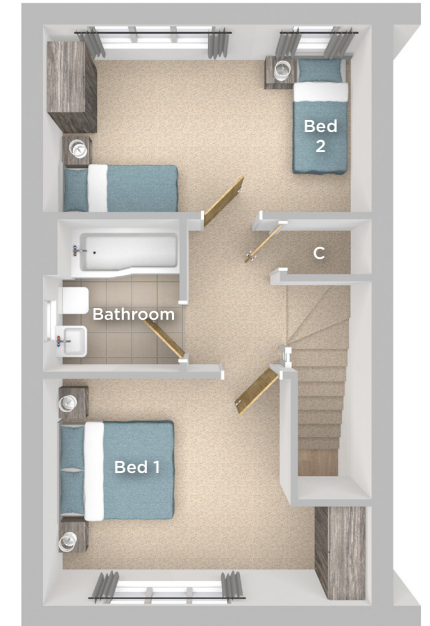
SPECIFICATIONS

- ◆ 10 year build warranty
- ◆ Modern fitted kitchen with oven, hob, extractor
- ◆ Downstairs W/C
- ◆ Family bathroom with shower over bath
- ◆ Vinyl floor to wet areas
- ◆ Gas central heating
- ◆ Turfed & fenced rear garden
- ◆ Allocated parking



GROUND FLOOR

Kitchen/Dining	4.49m x 3.03m	14'9" x 9'11"
Living	4.86m x 3.39m	15'11" x 11'2"



FIRST FLOOR

Bedroom 1	4.49m x 3.14m	14'9" x 10'4"
Bedroom 2	4.49m x 2.55m	14'9" x 8'4"
Bathroom	2.10m x 1.95m	6'11" x 6'5"

TOTAL FLOOR AREA

72.32m² - 778.48 sq.ft

△ External access C Cupboard/Storage

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» THE LAPWING

3 Bedroom
End-Terrace home

The Lapwing is a modern three bed end-terrace double fronted home offering a spacious living area and well appointed kitchen/dining room with double door access to the turfed rear garden.

Upstairs you will find three bedrooms and a white fitted family bathroom with shower over the bath.

SPECIFICATIONS

- ◆ 10 year build warranty
- ◆ Modern fitted kitchen with oven, hob, extractor
- ◆ Downstairs W/C
- ◆ Family bathroom with shower over bath
- ◆ Vinyl floor to wet areas
- ◆ Gas central heating
- ◆ Turfed & fenced rear garden
- ◆ Allocated parking



GROUND FLOOR

Kitchen/Dining
5.41m x 3.89m 17'9" x 12'9"

Living
5.41m x 3.00m 17'9" x 9'10"

FIRST FLOOR

Bedroom 1
4.01m x 3.21m 13'2" x 10'6"

Bedroom 2
3.89m x 2.65m 12'9" x 8'8"

Bedroom 3
2.85m x 2.67m 9'4" x 8'9"

Bathroom
2.10m x 1.71m 6'11" x 5'7"

TOTAL FLOOR AREA
87.04m² - 936.91 sq.ft

△ External access C Cupboard/Storage

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» SAXON FIELDS, SKEGNESS

Lincolnshire, PE25

House prices for all plots available on the **Shared Ownership Scheme**



Plot	House Type	Postal Address	Handover	100% Price	35% Share Value	Monthly Rent	Service Charge
314	The Heron 3 Bed Semi-Detached House	95 Rowland Way, Skegness, Lincolnshire, PE25 2BA.	March 2025	£205,000	£71,750	£305.36	TBC
315	The Heron 3 Bed Semi-Detached House	97 Rowland Way, Skegness, Lincolnshire, PE25 2BA.	March 2025	£205,000	£71,750	£305.36	TBC
316	The Heron 3 Bed Semi-Detached House	99 Rowland Way, Skegness, Lincolnshire, PE25 2BA.	March 2025	£205,000	£71,750	£305.36	TBC
317	The Heron 3 Bed Semi-Detached House	101 Rowland Way, Skegness, Lincolnshire, PE25 2BA.	March 2025	£205,000	£71,750	£305.36	TBC
318	The Heron 3 Bed Semi-Detached House	103 Rowland Way, Skegness, Lincolnshire, PE25 2BA.	March 2025	£205,000	£71,750	£305.36	TBC
319	The Heron 3 Bed Semi-Detached House	105 Rowland Way, Skegness, Lincolnshire, PE25 2BA.	March 2025	£205,000	£71,750	£305.36	TBC
320	The Lapwing 3 Bed End-Terrace House	107 Rowland Way, Skegness, Lincolnshire, PE25 2BA.	April 2025	£215,000	£75,250	£320.26	TBC
321	The Heron 3 Bed Semi-Detached House	109 Rowland Way, Skegness, Lincolnshire, PE25 2BA.	April 2025	£205,000	£71,750	£305.36	TBC
322	The Mallard 2 Bed End-Terrace House	111 Rowland Way, Skegness, Lincolnshire, PE25 2BA.	April 2025	£180,000	£63,000	£268.13	TBC
323	The Mallard 2 Bed Mid-Terrace House	113 Rowland Way, Skegness, Lincolnshire, PE25 2BA.	April 2025	£175,000	£61,250	£260.68	TBC

For more information contact:
Sales@Platformhg.com
Platformhomeownership.com
0333 200 7304

Please note:
 Prices and dates quoted above where correct at the time of going to print, Platform Home Ownership reserve the right to amend the details and prices above without prior consultation.
 Purchasers are advised to consult with your sales co ordinator.



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Lincolnshire, PE25

House prices for all plots available on the **Shared Ownership Scheme**



Plot	House Type	Postal Address	Handover	100% Price	35% Share Value	Monthly Rent	Service Charge
324	The Lapwing 3 Bed End-Terrace House	115 Rowland Way, Skegness, Lincolnshire, PE25 2BA.	April 2025	£215,000	£75,250	£320.26	TBC
325	The Lapwing 3 Bed End-Terrace House	170 Rowland Way, Skegness, Lincolnshire, PE25 2BA.	April 2025	£215,000	£75,250	£320.26	TBC
326	The Mallard 2 Bed End-Terrace House	168 Rowland Way, Skegness, Lincolnshire, PE25 2BA.	April 2025	£175,000	£61,250	£260.68	TBC
327	The Lapwing 3 Bed End-Terrace House	166 Rowland Way, Skegness, Lincolnshire, PE25 2BA.	April 2025	£215,000	£75,250	£320.26	TBC
328	The Heron 3 Bed Semi-Detached House	164 Rowland Way, Skegness, Lincolnshire, PE25 2BA.	May 2025	£205,000	£71,750	£305.36	TBC
329	The Heron 3 Bed Semi-Detached House	162 Rowland Way, Skegness, Lincolnshire, PE25 2BA.	May 2025	£205,000	£71,750	£305.36	TBC
330	The Lapwing 3 Bed End-Terrace House	156 Rowland Way, Skegness, Lincolnshire, PE25 2BA.	May 2025	£215,000	£75,250	£320.26	TBC
331	The Mallard 2 Bed End-Terrace House	158 Rowland Way, Skegness, Lincolnshire, PE25 2BA.	May 2025	£175,000	£61,250	£260.68	TBC
332	The Lapwing 3 Bed End-Terrace House	160 Rowland Way, Skegness, Lincolnshire, PE25 2BA.	May 2025	£215,000	£75,250	£320.26	TBC

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