



# BETTESHANGER

## GROVE

SELF-BUILD PLOTS

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Quinn  
Homes



# Quinn Homes

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## QUINN HOMES ARE KENT'S LARGEST PROVIDER OF SERVICED SELF-BUILD PLOTS

Through gaining the consent, remediating sites and servicing them with utilities and access, we are providing people with the opportunity to build their dream home.

This approach has resulted in numerous awards.





Evening  
Standard  
NEW HOMES  
AWARDS 2021  
WINNER

**Best Family Home**

Winner

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**Best Small  
Housebuilder**

Winner

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housebuilder  
Awards  
WINNER 2021

**Best Small  
Housebuilder**

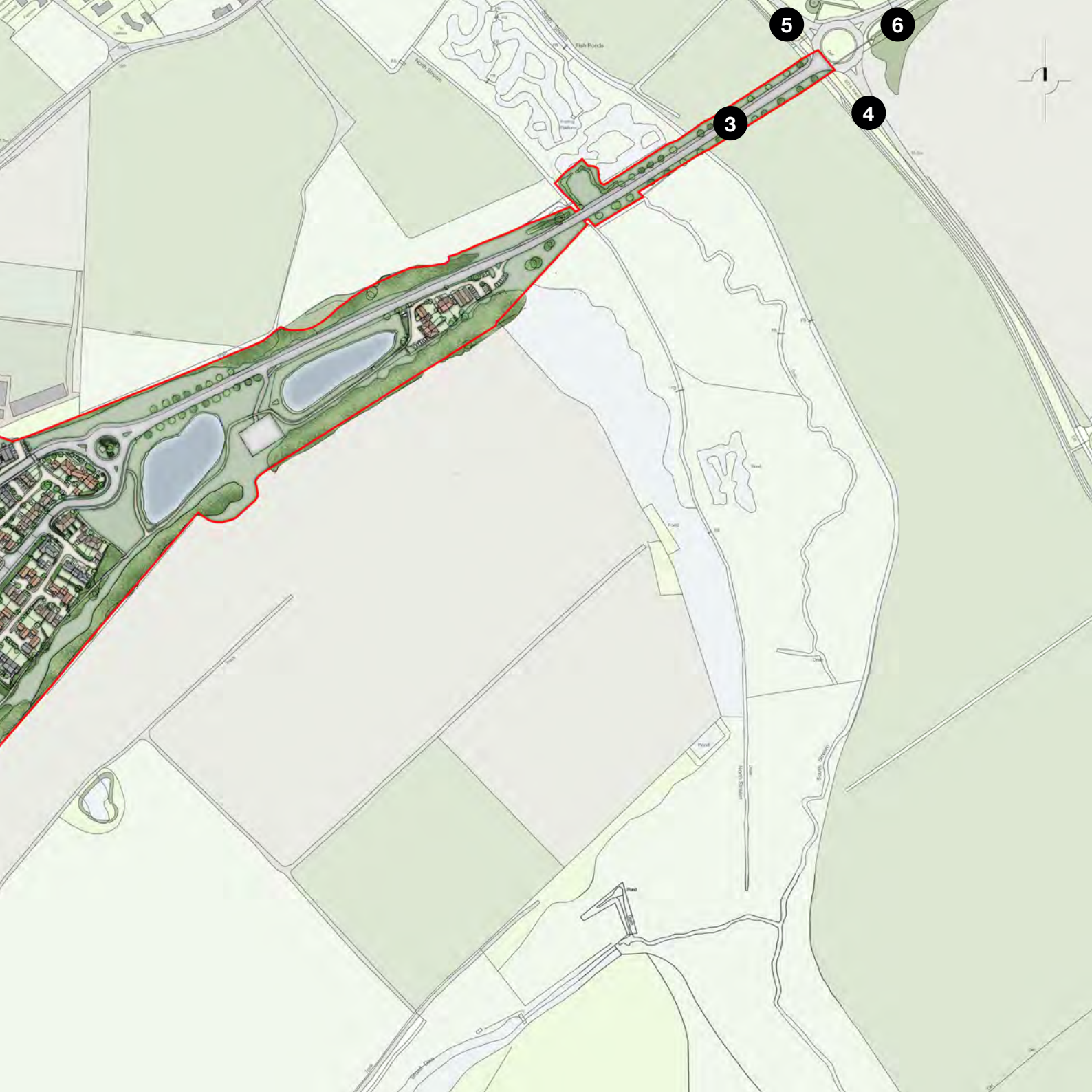
Winner



# MASTERPLAN













- 1 Self-Builds
- 2 New Homes being built by Redrow
- 3 Main access
- 4 Road to Deal
- 5 Road to the A257 and A256 for links to Dover, Canterbury, Sandwich and Thanet
- 6 Betteshanger Country Park
- 7 Office space
- 8 Betteshanger

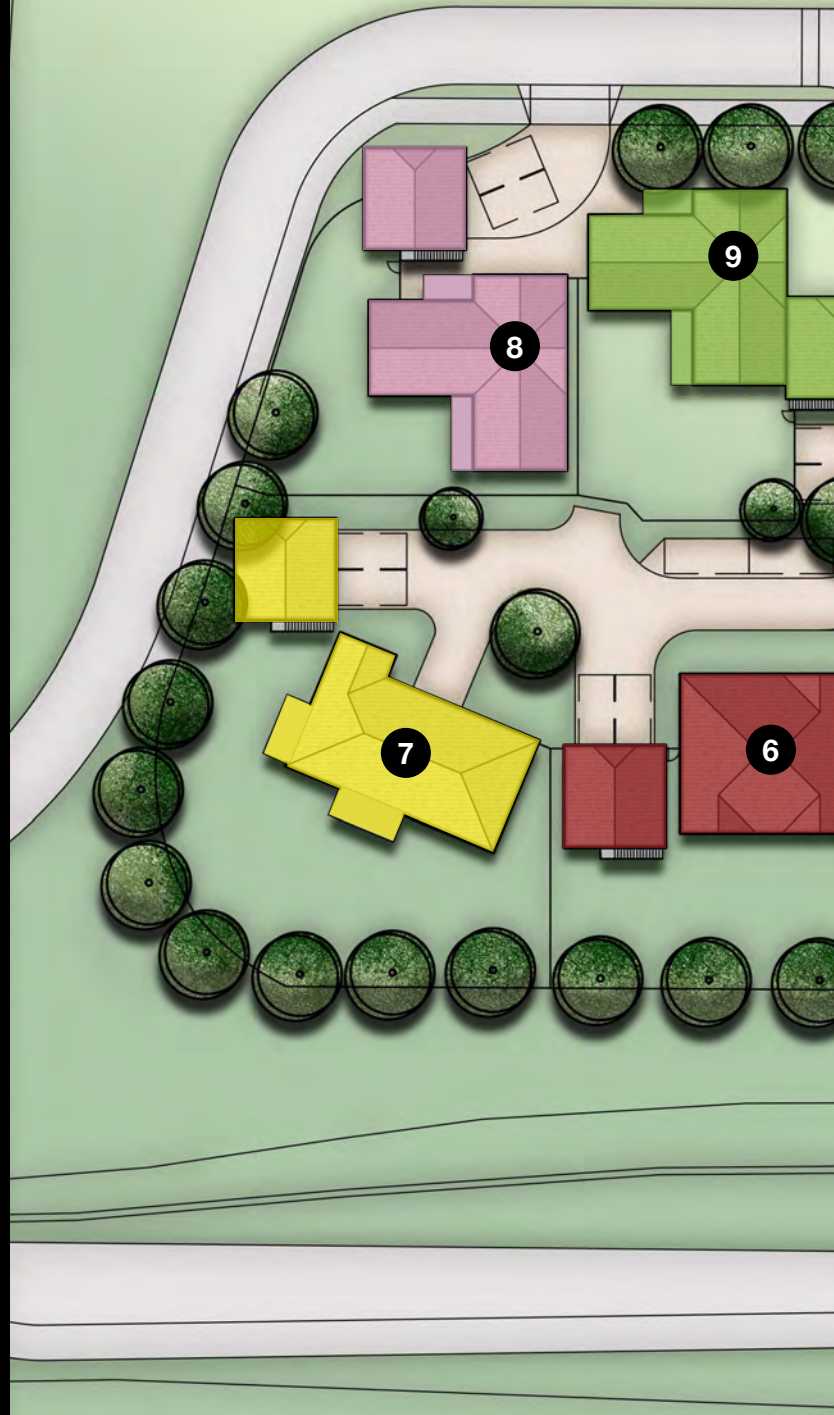


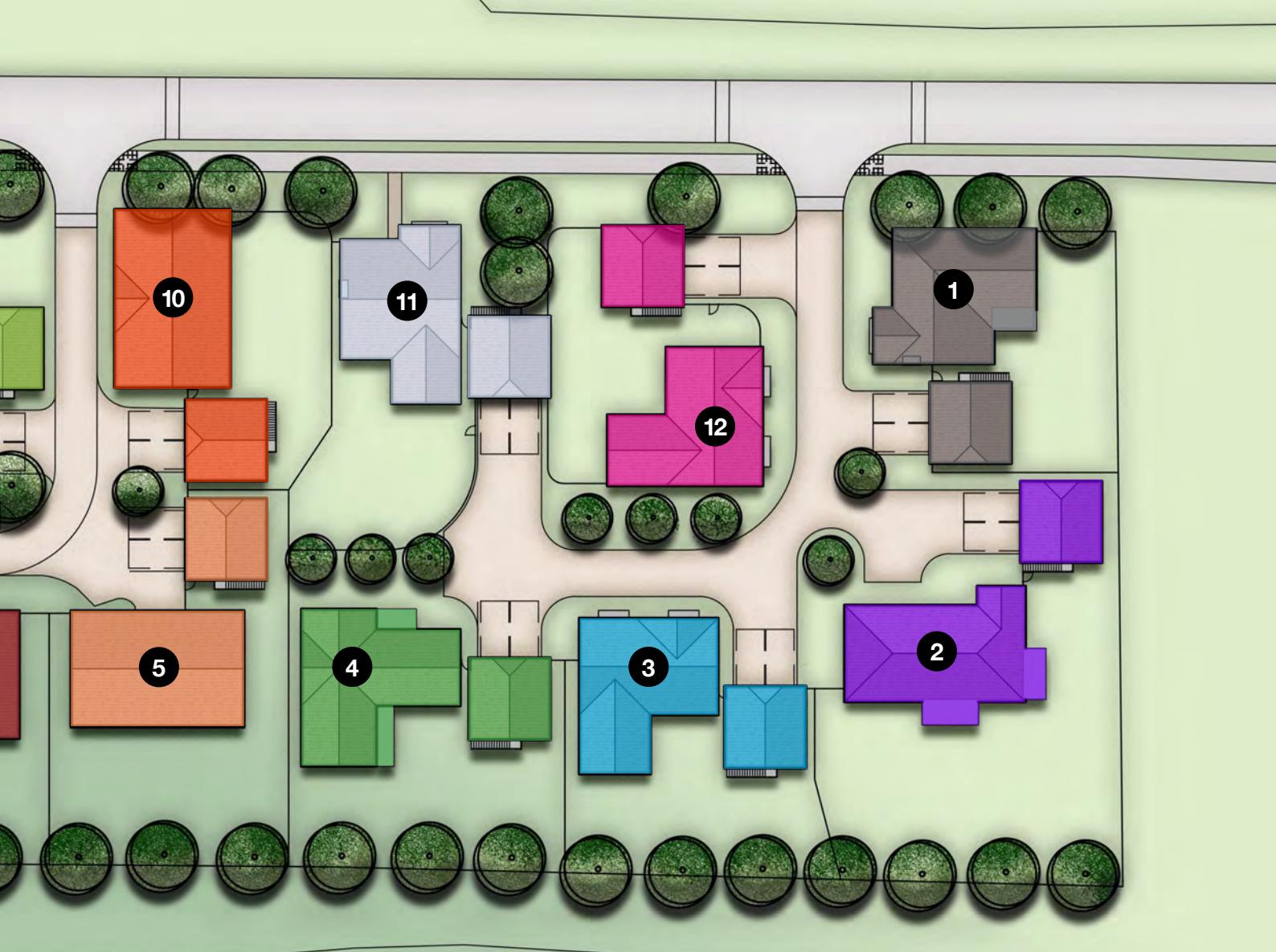




# SITE PLAN

-  **1 623 sq.m (0.152 acres)**  
Indicative floorplan of 2,763 sq.ft + garage
-  **2 946 sq.m (0.233 acres)**  
Indicative floorplan of 2,586 sq.ft + garage
-  **3 578 sq.m (0.142 acres)**  
Indicative floorplan of 2,717 sq.ft + garage
-  **4 644 sq.m (0.159 acres)**  
Indicative floorplan of 2,763 sq.ft + garage
-  **5 685 sq.m (0.169 acres)**  
Indicative floorplan of 2,532 sq.ft + garage
-  **6 620 sq.m (0.153 acres)**  
Indicative floorplan of 2,818 sq.ft + garage
-  **7 906 sq.m (0.223 acres)**  
Indicative floorplan of 2,536 sq.ft + garage
-  **8 539 sq.m (0.133 acres)**  
Indicative floorplan of 2,717 sq.ft + garage
-  **9 632 sq.m (0.156 acres)**  
Indicative floorplan of 2,532 sq.ft + garage
-  **10 571sq.m (0.141 acres)**  
Indicative floorplan of 2,532 sq.ft + garage
-  **11 605 sq.m (0.149 acres)**  
Indicative floorplan of 2,907 sq.ft + garage
-  **12 703 sq.m (0.173 acres)**  
Indicative floorplan of 2,517 sq.ft + garage





The Site Plan shows the location of each plot and an indicative house shape. Each buyer can design the house they want subject to it meeting the design code and fitting within the build zones.



# PLOT 1





## PLOT SIZE:

623 sq.m (0.152 acres)

## POTENTIAL SQ.FT.:

Indicative floorplan of 2,586 sq.ft + garage

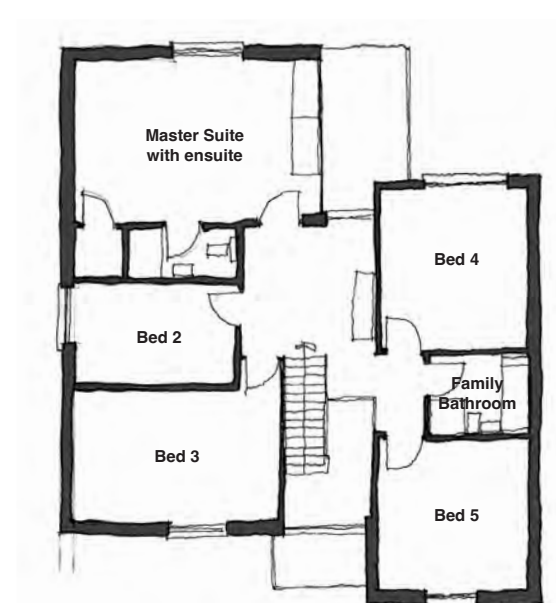
## KEY

-  Plot boundary
-  Build zone
-  Indicative on-plot parking
-  Access point

## GROUND FLOOR



## FIRST FLOOR





**INDICATIVE DESIGN OF  
THE PLOT THAT MEETS  
THE DESIGN CODE**

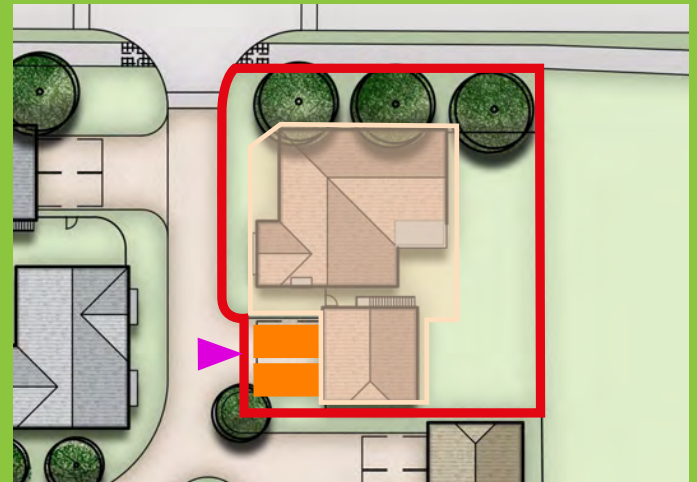
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**PLOT LOCATION**



**PLOT BOUNDARY**





# PLOT 2





## PLOT SIZE:

946 sq.m (0.233 acres)

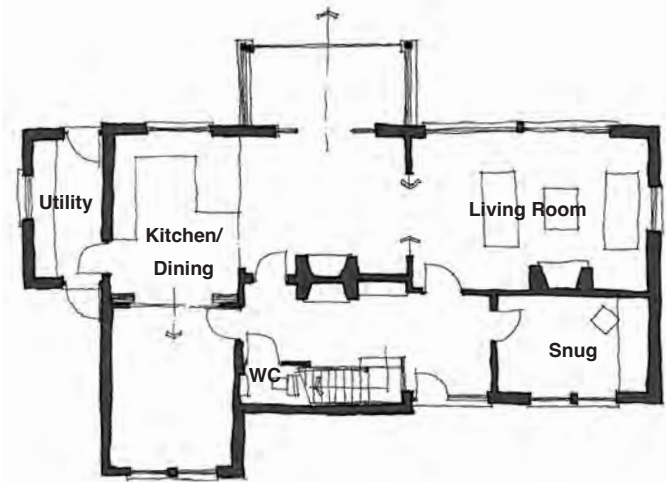
## POTENTIAL SQ.FT:

Indicative floorplan of 2,717 sq.ft + garage

## KEY

-  Plot boundary
-  Build zone
-  Indicative on-plot parking
-  Access point

## GROUND FLOOR



## FIRST FLOOR



**INDICATIVE DESIGN OF  
THE PLOT THAT MEETS  
THE DESIGN CODE**

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**PLOT LOCATION**



**PLOT BOUNDARY**





# PLOT 3





## PLOT SIZE:

578 sq.m (0.142 acres)

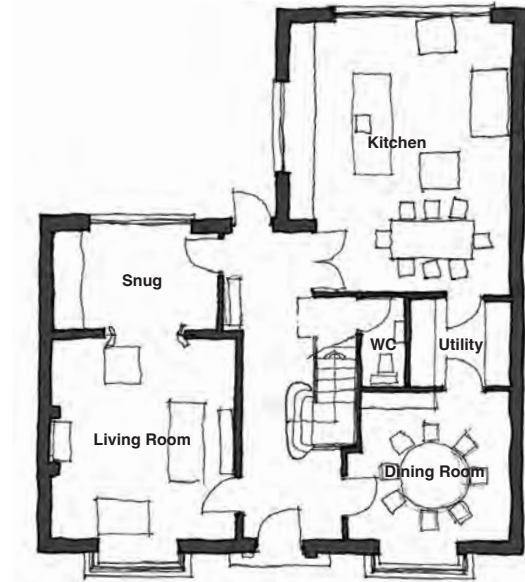
## POTENTIAL SQ.FT.:

Indicative floorplan of 2,763 sq.ft + garage

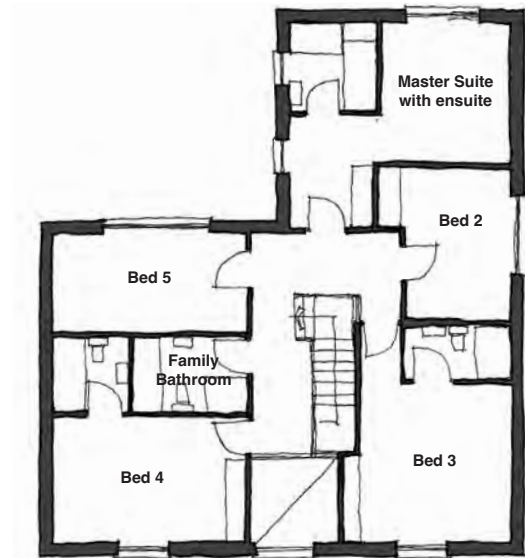
## KEY

-  Plot boundary
-  Build zone
-  Indicative on-plot parking
-  Access point

## GROUND FLOOR



## FIRST FLOOR



**INDICATIVE DESIGN OF  
THE PLOT THAT MEETS  
THE DESIGN CODE**

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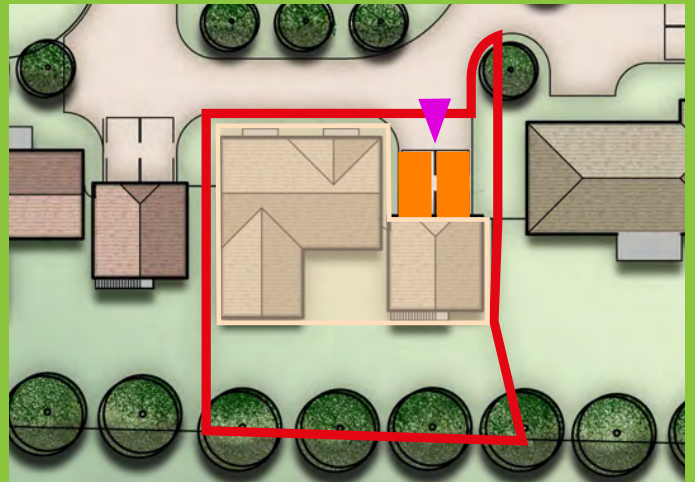
**PLOT LOCATION**

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**PLOT BOUNDARY**

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# PLOT 4





## PLOT SIZE:

644 sq.m (0.159 acres)

## POTENTIAL SQ.FT.:

Indicative floorplan of 2,532 sq.ft + garage

## KEY

-  Plot boundary
-  Build zone
-  Indicative on-plot parking
-  Access point

## GROUND FLOOR



## FIRST FLOOR



**INDICATIVE DESIGN OF  
THE PLOT THAT MEETS  
THE DESIGN CODE**

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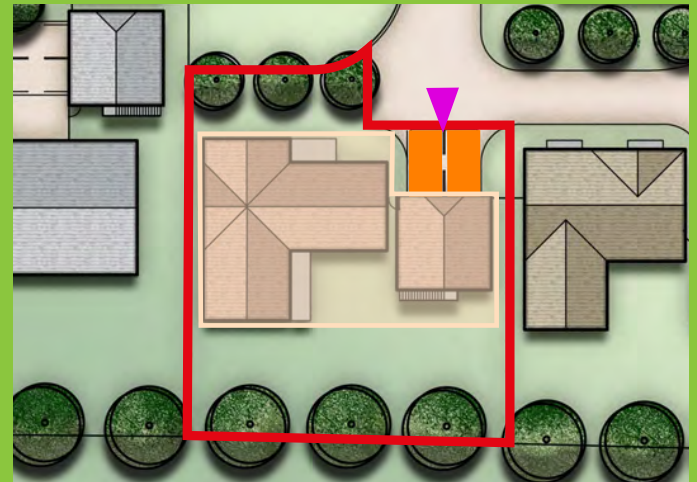
**PLOT LOCATION**

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**PLOT BOUNDARY**

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# PLOT 5





## PLOT SIZE:

685 sq.m (0.169 acres)

## POTENTIAL SQ.FT:

Indicative floorplan of 2,818 sq.ft + garage

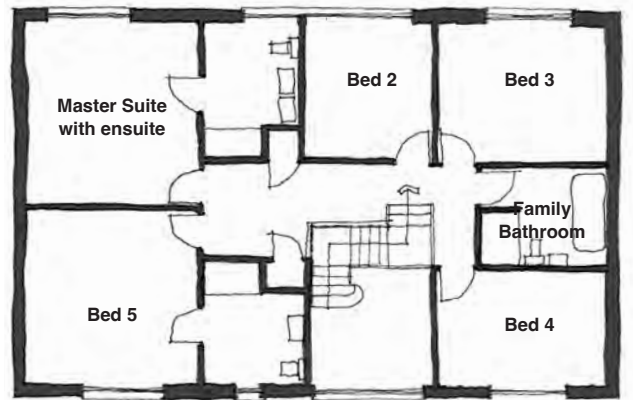
## KEY

-  Plot boundary
-  Build zone
-  Indicative on-plot parking
-  Access point

## GROUND FLOOR



## FIRST FLOOR





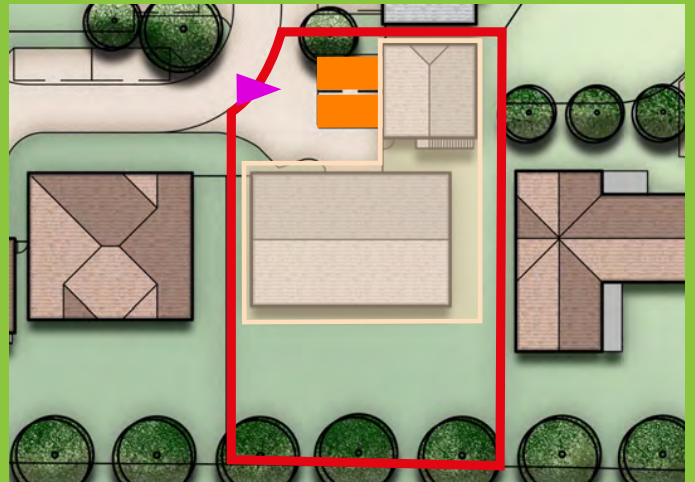
**INDICATIVE DESIGN OF  
THE PLOT THAT MEETS  
THE DESIGN CODE**



**PLOT LOCATION**



**PLOT BOUNDARY**





# PLOT 6





## PLOT SIZE:

620 sq.m (0.153 acres)

## POTENTIAL SQ.FT:

Indicative floorplan of 2,536 sq.ft + garage

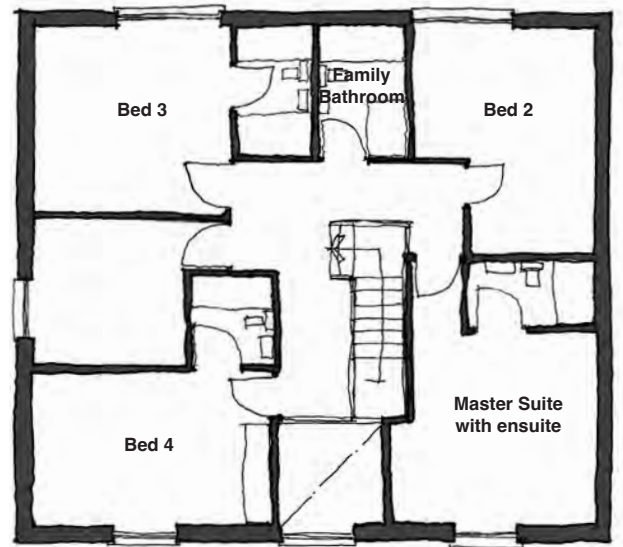
## KEY

-  Plot boundary
-  Build zone
-  Indicative on-plot parking
-  Access point

## GROUND FLOOR



## FIRST FLOOR



**INDICATIVE DESIGN OF  
THE PLOT THAT MEETS  
THE DESIGN CODE**

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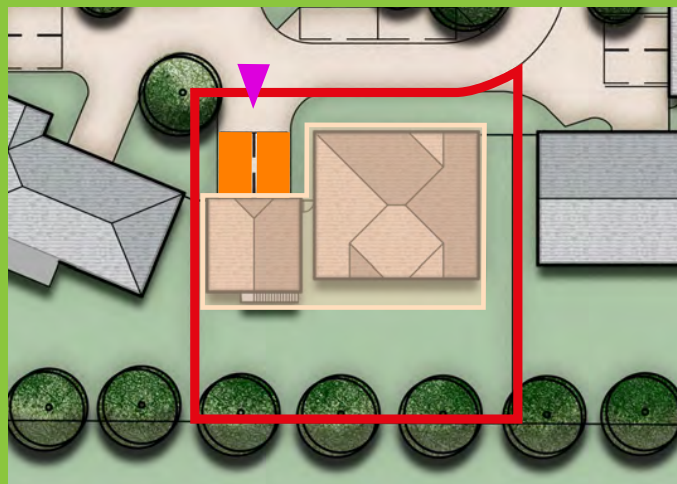
**PLOT LOCATION**

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**PLOT BOUNDARY**

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# PLOT 7





## PLOT SIZE:

906 sq.m (0.223 acres)

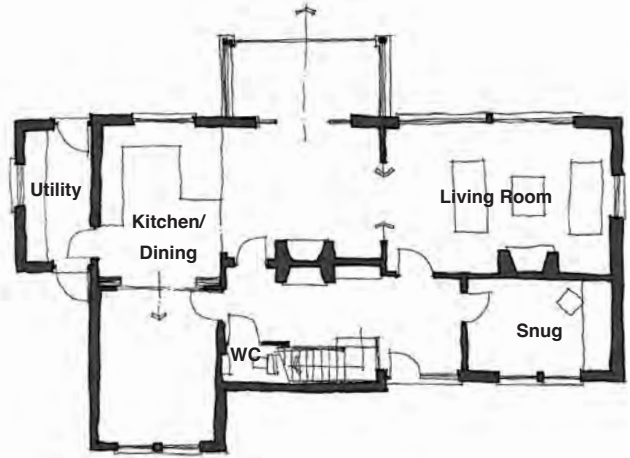
## POTENTIAL SQ.FT.:

Indicative floorplan of 2,717 sq.ft + garage

## KEY

-  Plot boundary
-  Build zone
-  Indicative on-plot parking
-  Access point

## GROUND FLOOR



## FIRST FLOOR



**INDICATIVE DESIGN OF  
THE PLOT THAT MEETS  
THE DESIGN CODE**

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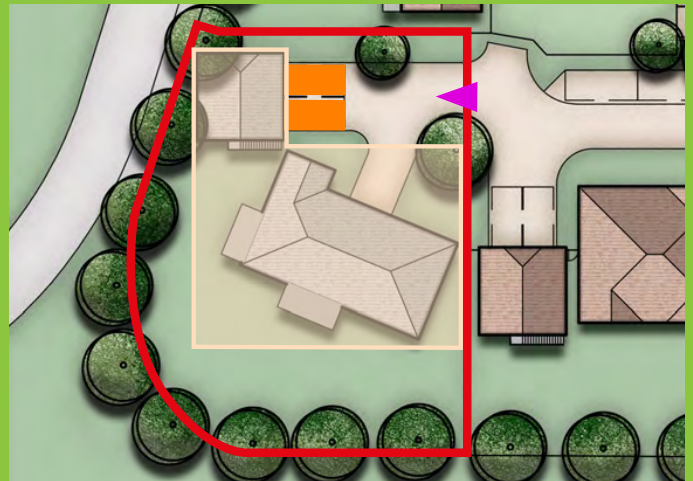
**PLOT LOCATION**

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**PLOT BOUNDARY**

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# PLOT 8





## PLOT SIZE:

539 sq.m (0.133 acres)

## POTENTIAL SQ.FT.:

Indicative floorplan of 2,532 sq.ft + garage

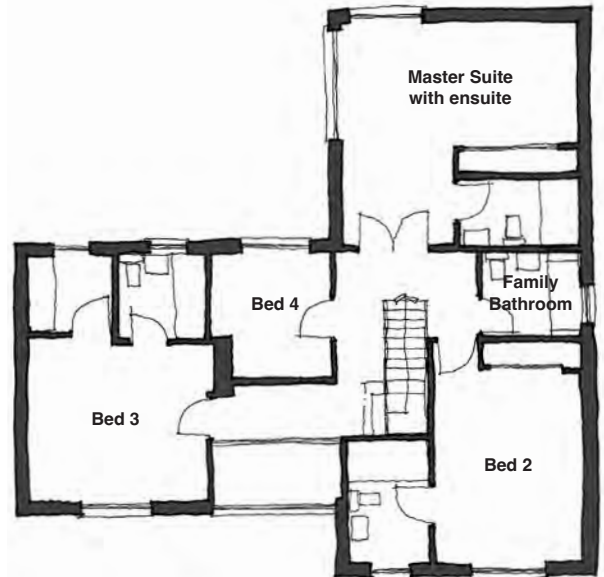
## KEY

-  Plot boundary
-  Build zone
-  Indicative on-plot parking
-  Access point

## GROUND FLOOR



## FIRST FLOOR



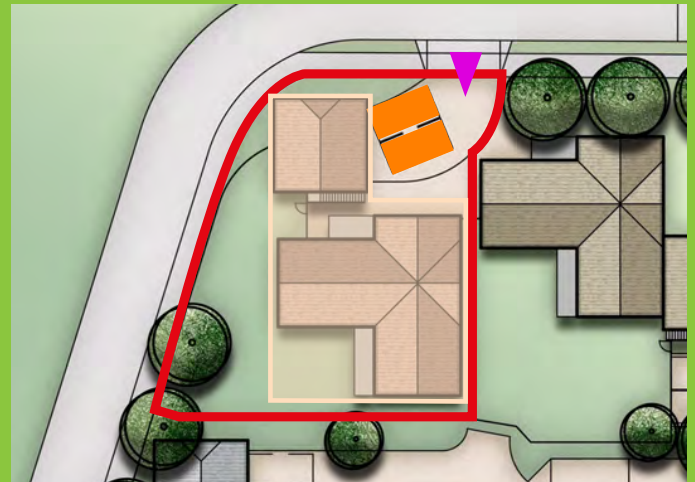
**INDICATIVE DESIGN OF  
THE PLOT THAT MEETS  
THE DESIGN CODE**



**PLOT LOCATION**



**PLOT BOUNDARY**





# PLOT 9





## PLOT SIZE:

632 sq.m (0.156 acres)

## POTENTIAL SQ.FT.:

Indicative floorplan of 2,532 sq.ft + garage

## KEY

-  Plot boundary
-  Build zone
-  Indicative on-plot parking
-  Access point

## GROUND FLOOR



## FIRST FLOOR





**INDICATIVE DESIGN OF  
THE PLOT THAT MEETS  
THE DESIGN CODE**

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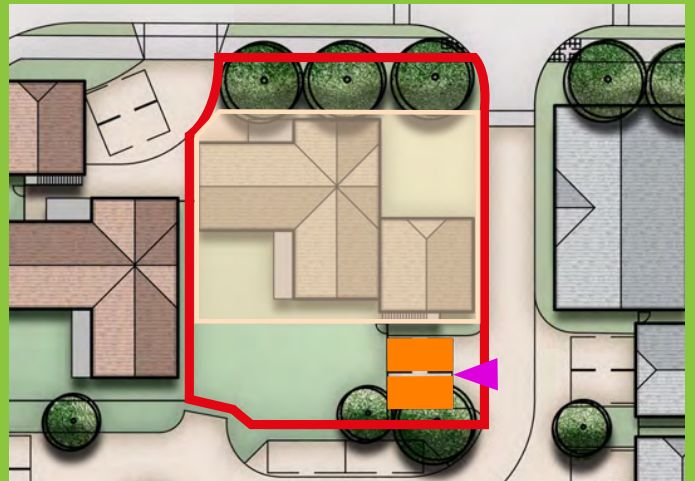
**PLOT LOCATION**

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**PLOT BOUNDARY**

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# PLOT 10





## PLOT SIZE:

571sq.m (0.141 acres)

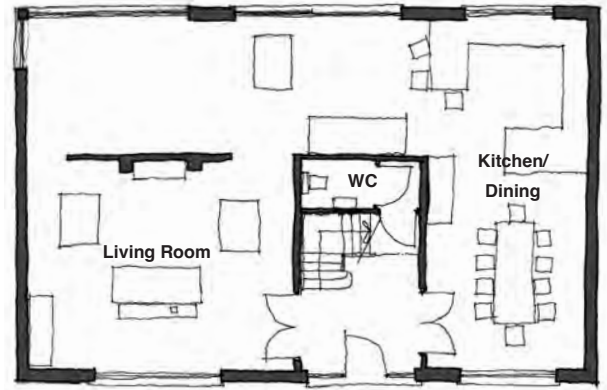
## POTENTIAL SQ.FT:

Indicative floorplan of 2,907 sq.ft + garage

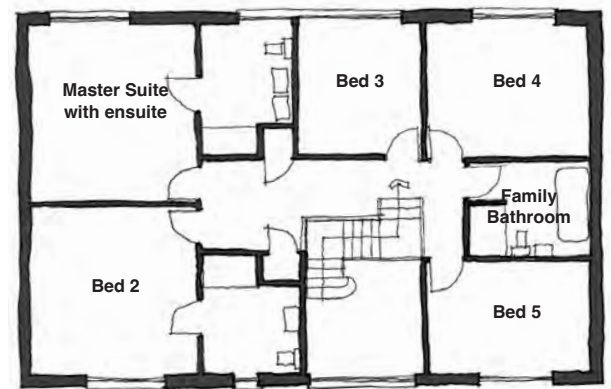
## KEY

-  Plot boundary
-  Build zone
-  Indicative on-plot parking
-  Access point

## GROUND FLOOR



## FIRST FLOOR



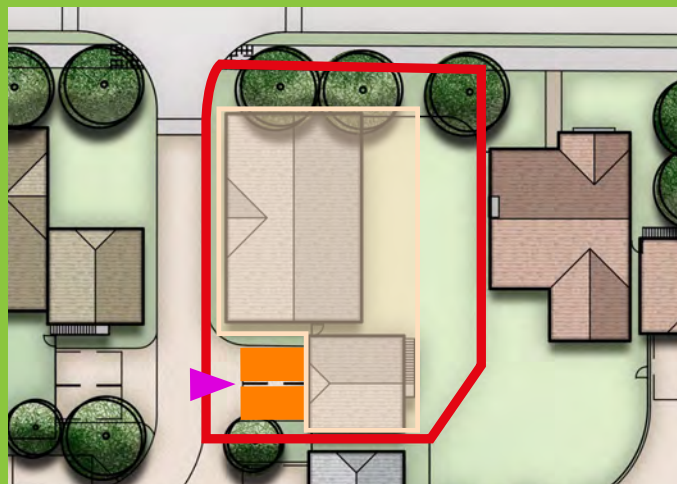
**INDICATIVE DESIGN OF  
THE PLOT THAT MEETS  
THE DESIGN CODE**



**PLOT LOCATION**



**PLOT BOUNDARY**





# PLOT 11





## PLOT SIZE:

605 sq.m (0.149 acres)

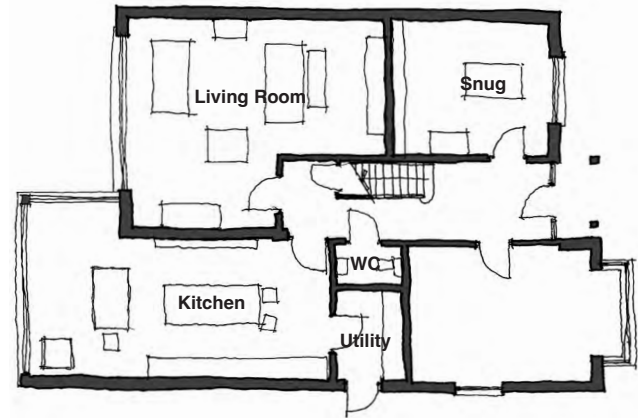
## POTENTIAL SQ.FT.:

Indicative floorplan of 2,517 sq.ft + garage

## KEY

-  Plot boundary
-  Build zone
-  Indicative on-plot parking
-  Access point

## GROUND FLOOR



## FIRST FLOOR



**INDICATIVE DESIGN OF  
THE PLOT THAT MEETS  
THE DESIGN CODE**

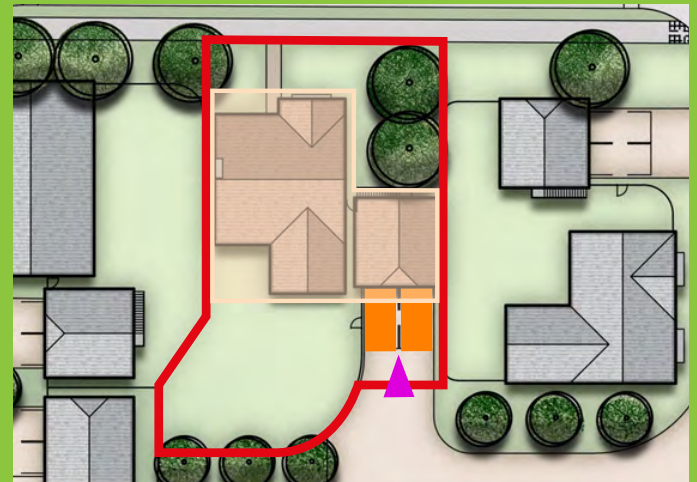
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**PLOT LOCATION**



**PLOT BOUNDARY**





# PLOT 12





## PLOT SIZE:

703 sq.m (0.173 acres)

## POTENTIAL SQ.FT.:

Indicative floorplan of 2,763 sq.ft + garage

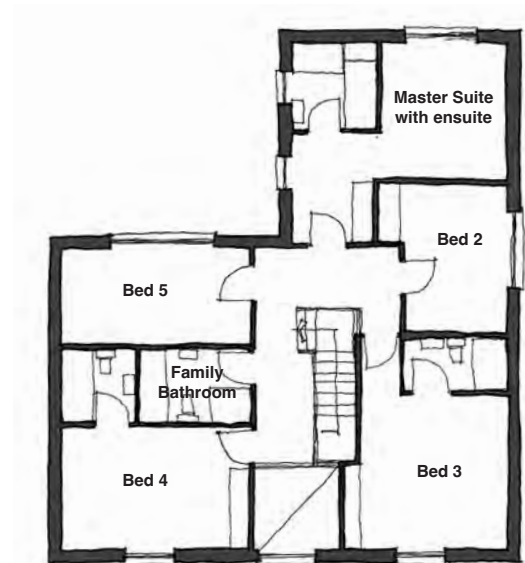
## KEY

-  Plot boundary
-  Build zone
-  Indicative on-plot parking
-  Access point

## GROUND FLOOR



## FIRST FLOOR



**INDICATIVE DESIGN OF  
THE PLOT THAT MEETS  
THE DESIGN CODE**

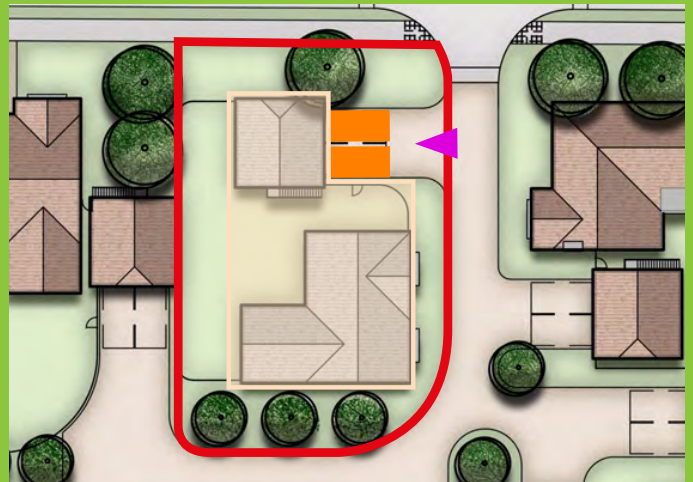
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**PLOT LOCATION**



**PLOT BOUNDARY**



# EXCEPTIONAL INTERIORS

DESIGNED  
BY YOU

YOUR SELF-BUILD GIVES  
YOU THE OPPORTUNITY  
TO TAILOR YOUR  
INTERNAL LAYOUT AND  
STYLINGS TO SUIT YOUR  
WAY OF LIFE AND TASTE.









FINGLESHAM ●

SHOULDEN ●



BETTESHANGER GROVE  
CT14 0EN



Quinn  
Homes

A photograph of a modern glass-walled room, possibly a sunroom or conservatory, at dusk. The room has a light-colored wooden floor and a patterned rug. The glass walls offer a view of a sunset over a landscape with trees. The text "YOUR HOME OUR PRIDE" is overlaid in the center of the image, flanked by horizontal lines.

YOUR HOME  
OUR PRIDE



# BETTESHANGER

## GROVE

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Quinn  
Homes

[www.quinn-homes.com](http://www.quinn-homes.com)

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