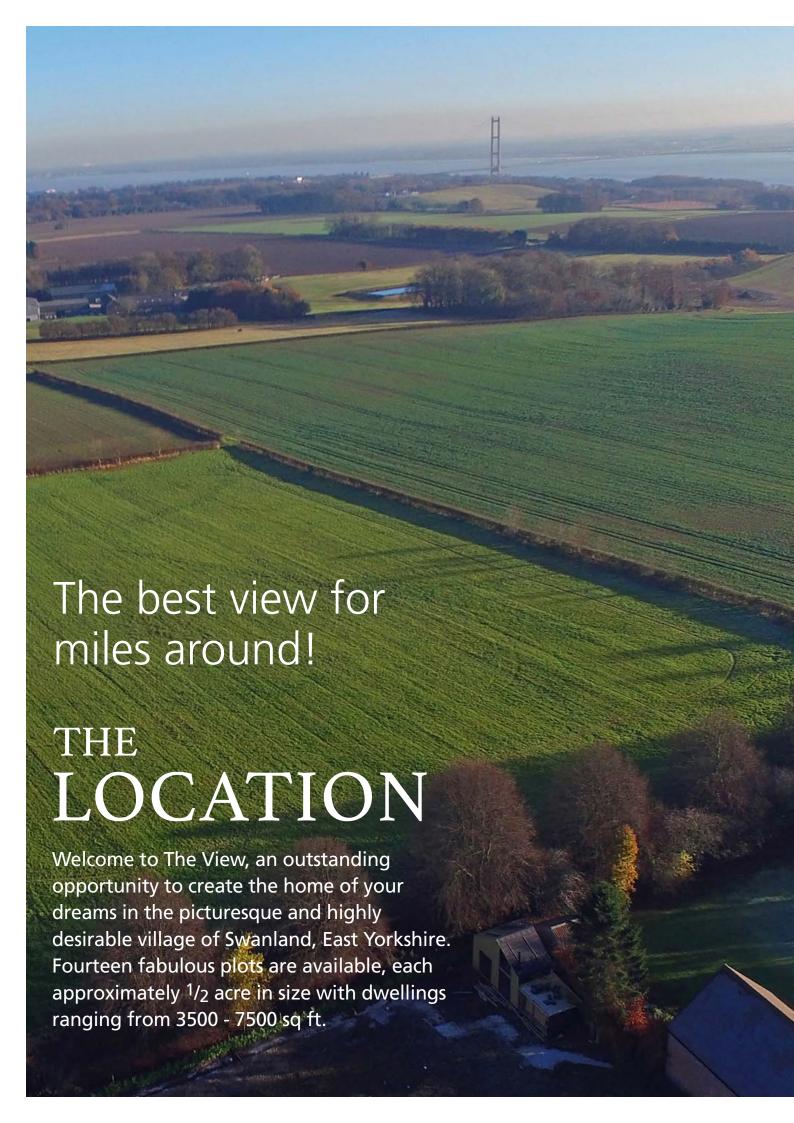


Spectacular views
Dream homes
Built just for you by





Stunning views across the Humber Estuary

Conveniently situated

Kingston-upon-Hull 8 miles
Beverley 8 miles
York 39 miles
Lincoln 41 miles
Leeds 53 miles

Intercity rail connections are available from the nearby village of Brough with a travelling time to London Kings Cross of approximately 2½ hours.

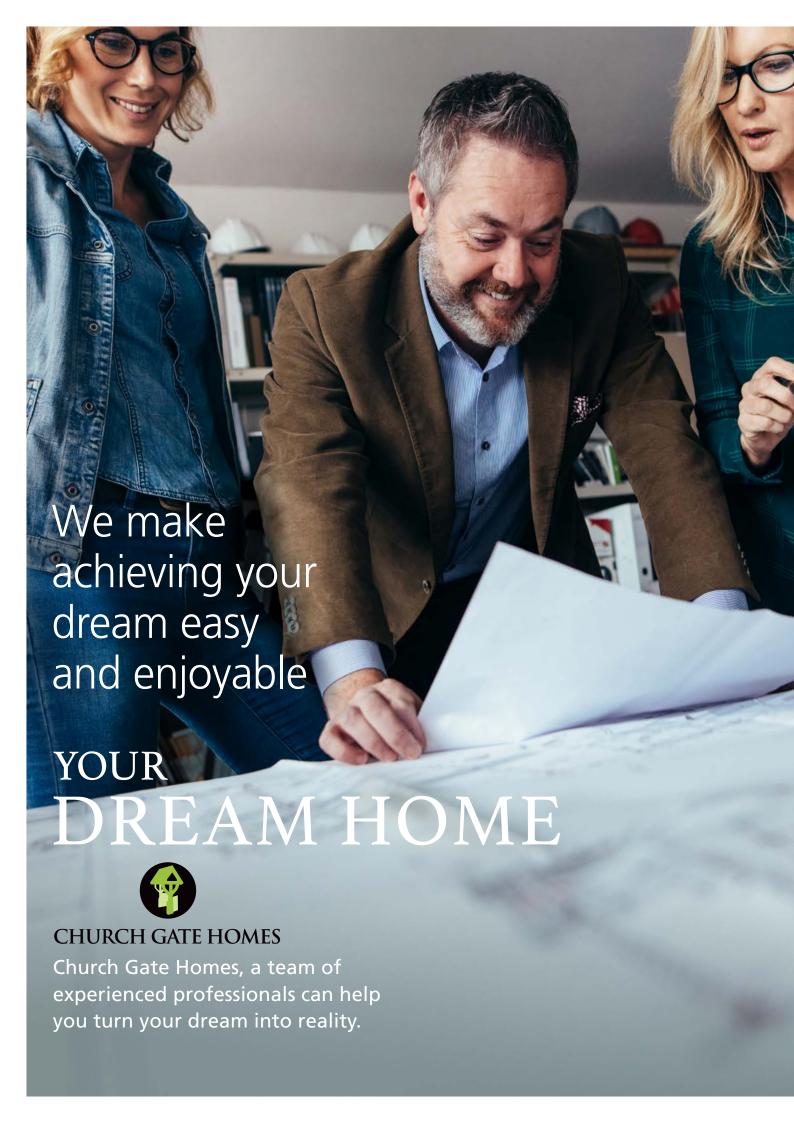


This delightful spot, at the foothills of the Yorkshire Wolds, provides panoramic views of the Humber Estuary and Lincolnshire Wolds beyond.

Swanland can trace its history back to at least the 13th century. Set up on a hill, surrounded by open countryside at the south east corner of the East Yorkshire Wolds, the village enjoys good transport links, being close to the A63 with access to Hull and the national motorway network. This is a thriving community which benefits from a surprising number of local shops, clubs and facilities. The focal point of the village is the picturesque pond – overlooked by the Swan and Cygnet pub, the village hall, library and Christ Church.

Swanland has a warm and welcoming atmosphere. There are always plenty of village activities going on throughout the year to cater for most tastes and interests. The pre-school is popular and the regularly rated "outstanding" Swanland primary school attracts families with young children with the village also being in the catchment area for South Hunsley secondary school. A large playing field, including a childrens play area, has facilities for football, cricket and netball. The bowling and tennis clubs are just two of the local clubs that welcome new members.

The wider area has much to offer – there are culinary delights to be found in the many award winning public houses, bistros and restaurants together with superb shopping experiences in nearby towns and cities.





Rarely do you get the chance to be involved in designing and having built your own dream home from the ground up. Your bespoke home, with rooms and facilities how you want them, where you want them.

Buying a brand new home can leave you feeling underwhelmed by the lack of individuality and standard of specification.

Embarking on a self-build project can be a daunting task creating tension and stress, with the result falling somewhere short of your expectations – oh, and probably neither option will provide any level of view.

Through discussion and collaboration Church Gate Homes will understand your requirements and create a home reflecting your personality combined with inspirational design and exacting standards of construction.

A budget that reflects what you want to spend and achieve will be agreed, with regard given to specification and the best use of materials to create a home you will be proud of.

Home features to consider:

- Intelligent Home and Renewable Technologies
- Monitored Security Systems
- Health and Fitness Facilities
- Wine Cellar, Games Room, Home Cinema and Outdoor Kitchen

Here's how it works...

Step 1
SELECT
A PLOT

Step 4
APPROVE
PLANS

Step 2
AGREE
BUDGET

Step 5
BUILDING
STARTS

Step 3
AGREE SPEC & DESIGN

Step 6
MOVE
IN!











CHURCH GATE HOMES

Luxury home developers with over 20 years experience Church Gate Homes are luxury home developers who have been designing and building some of the finest contemporary, traditional and avant-garde homes in the region.

With a team of experienced professionals Church Gate Homes wil help you turn your dream into reality.

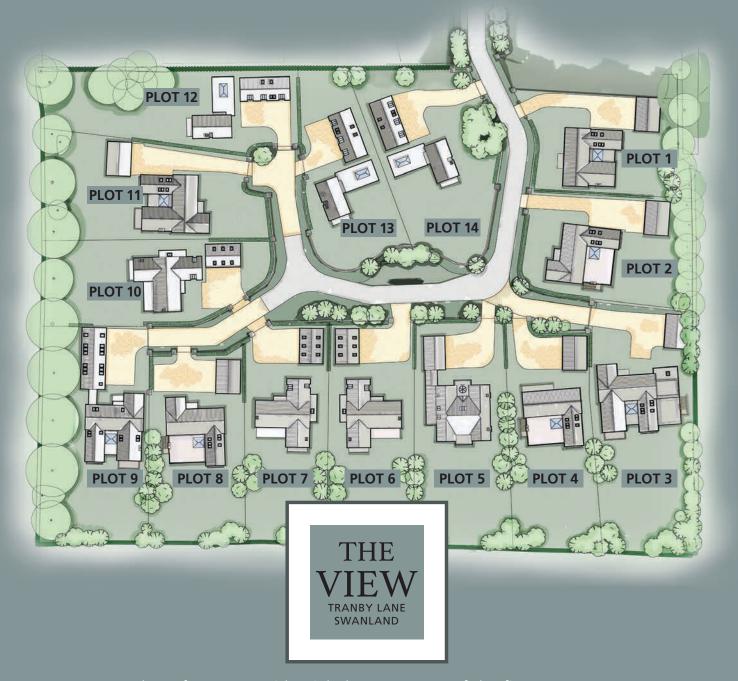
Together with our clients we strive to achieve new heights and styles. It is for this reason our partnerships have been so successful and rewarding for everyone.

Our forward thinking approach, particularly in relation to environmental considerations and emerging architectural trends ensure our homes will stand the test of time.

All our homes come with the NHBC 10 year warranty







These fourteen residential plots are some of the finest to ever come onto the market in the East Riding complete with fabulous river views. Each plot is approximately 1/2 acre, with dwelling sizes ranging between 3500 - 7500 sq ft.

This is a rare opportunity to secure a prime location. To take advantage of this very special opportunity please contact the joint selling agents for further details:

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CHURCH GATE HOMES

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