LOVELL
HOMES

PRESENTS

TENNYSON FIELDS

LOUTH

WELCOME TO

TENNYSON FIELDS

LOUTH

Tennyson Fields is a stunning development of two, three, and four bedroom homes on the north eastern side of the town in a quiet, residential area, designed with people at its heart: a modern, community for all ages and stages of life. With a range of homes to choose from, you can be sure that your new home has been planned with you in mind. Louth is popular for a good reason: it has good local schools, plenty of open space and sits within one of the loveliest landscapes in East Lincolnshire.

Westgate Fields

THIS IS THE LOVELL LIFE

Greetham Gardens View home

The Coppice Show home

When you buy a house in Tennyson Fields you're not buying somewhere to live – you are buying a home. Choose from two, three, or four bedroom homes all of which are designed to be in keeping with Louth's architectural heritage. Quality is our watchword and we build to the highest standards. Each home has been thoughtfully created with contemporary lifestyles in mind and so, regardless of your stage in life, there will be one to suit you at Tennyson Fields. And, of course, the final touches that give a house that really personal feel are yours to choose so it feels like home as soon as you step over the threshold.

All of our homes are of extremely high quality and specification. Combining carefully considered contemporary design with rigorous build quality, Lovell homes are designed with flair, character and attention to detail. We want your home to be interesting, inviting and individual so we understand how important it is for new homeowners to be able to choose those furnishings and fittings to reflect their lifestyle and personality. Choosing from our Inspirations* range, we are able to offer a wide range of finishing touches, expertly installed by our skilled tradesmen. You can express your personal preferences by adding upgrades and enhancements to your new home. But remember, the earlier you reserve your new home, the more choice you'll have.

Ask our Sales Executives for more details on our Inspirations range.

The Oaks Show home

TENNYSON FIELDS
LOUTH

* Subject to build stage from our selected range

SQV
STYLE
QUALITY
VALUE

IT'S WHAT MAKES
OUR HOMES UNIQUE

The Spires Show home

At Lovell we believe your home should be more than about the right place at the right price. It should also reflect your personality and tastes.

That's why every Lovell home has Style, Quality and Value (or SQV, as we call it) built-in from the start, making your new home somewhere you'll be proud to call your own.

S

INSPIRING STYLE

A Lovell home is well-known for contemporary design and featuring the latest in stylish fixtures and fittings, but that's not all. With the Lovell Inspirations range you can add all sorts of extras to make it truly your own.

Q

UNRIVALLED QUALITY

We are particularly proud of the superior specification and workmanship every one of our properties offers, with a rigorous attention to detail you'll simply love.

V

EXCEPTIONAL VALUE

But most of all, you'll love how surprisingly affordable and easy to own a Lovell home can be, especially with the range of purchase options available.

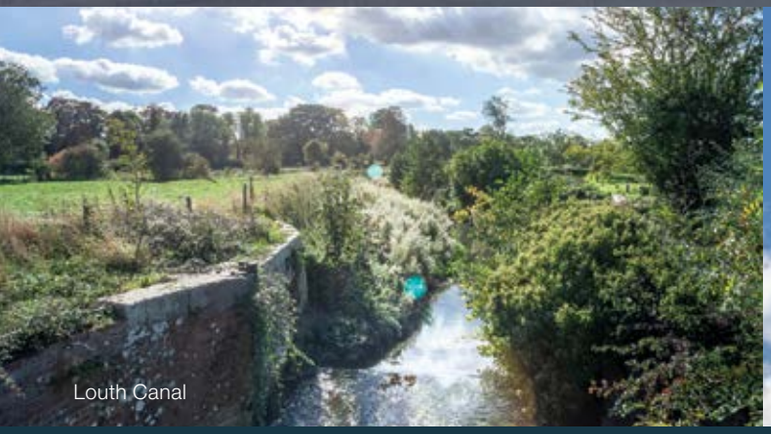
TENNYSON FIELDS
LOUTH

A JEWEL IN LINCOLNSHIRE'S CROWN

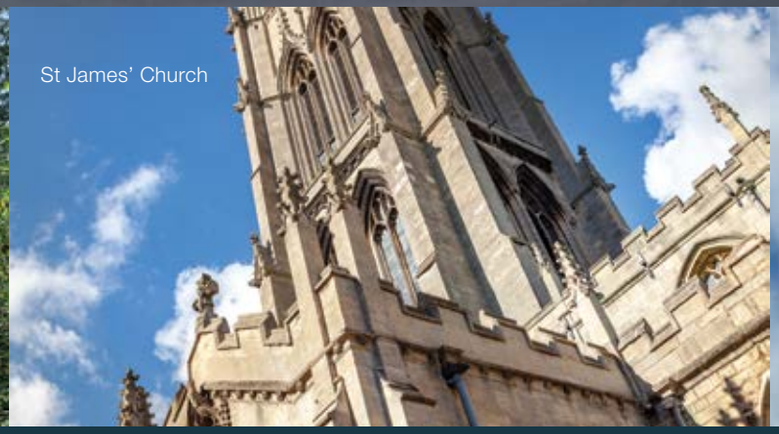
Standing at the gateway to the Lincolnshire Wolds, Louth is a jewel in the county's crown. A picturesque market town with a modern outlook, Louth has developed a reputation as a haven for lovers of good food, with a range of independent retailers and weekly markets to choose from. The particular charm of the town lies in its Georgian and Victorian architecture, dominated by the parish church of St James' which boasts one of England's finest medieval spires. Tennyson, one of the country's most famous poets, was educated in Louth and gives his name to our latest development.

TENNYSON FIELDS
LOUTH

Market Place



Louth Canal



St James' Church

Louth Museum

OUT AND ABOUT

The Greenwich Meridian Louth

Playhouse Cinema

The Lincolnshire Wolds are an Area of Outstanding Natural Beauty and its countryside is a magnet for walkers, riders and cyclists. The area has a rich heritage and nowhere is this better demonstrated than in the historic villages and market towns scattered across the Wolds with attractions like the Claythorpe Watermill and Wildfowl Garden, and Hubbard's Hills, just outside Louth.

To the east lies the Lincolnshire coast with its blue flag beaches, such as Mablethorpe; to the north, Hull, City of Culture, with its bustling quayside cafes, bars and shops, is only an hour's drive away; and Lincoln, to the south west, has something for everyone: the Brayford Waterfront boutique shops and restaurants; its vibrant cultural quarter, and its history and heritage.

The Masons Arms Hotel

Mercer Row

TENNYSON FIELDS
LOUTH

IDEALLY LOCATED

Tennyson Fields is ideally placed for transport…

HULL 47 Miles
GRIMSBY 17 Miles
TENNYSON FIELDS
LINCOLN 29 Miles
SCUNTHORPE 40 miles

*

and attractions…

LOUTH GOLF CLUB 9 mins drive
LOUTH MUSEUM 6 mins drive
TENNYSON FIELDS
MARKET TOWN CENTRE 7 mins drive
LINCOLNSHIRE WOLDS 15 mins drive

*

and blue flag beaches

CENTRAL BEACH MABLETHORPE 28 mins drive
TENNYSON FIELDS
CENTRAL BEACH SUTTON ON SEA 31 mins drive
CENTRAL BEACH SKEGNESS 40 mins drive

*

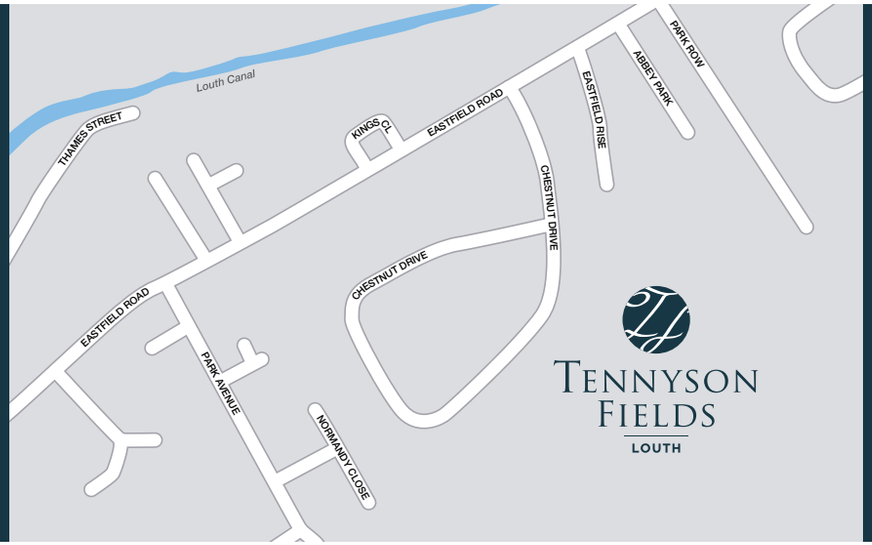
* Distances taken from Google Maps.

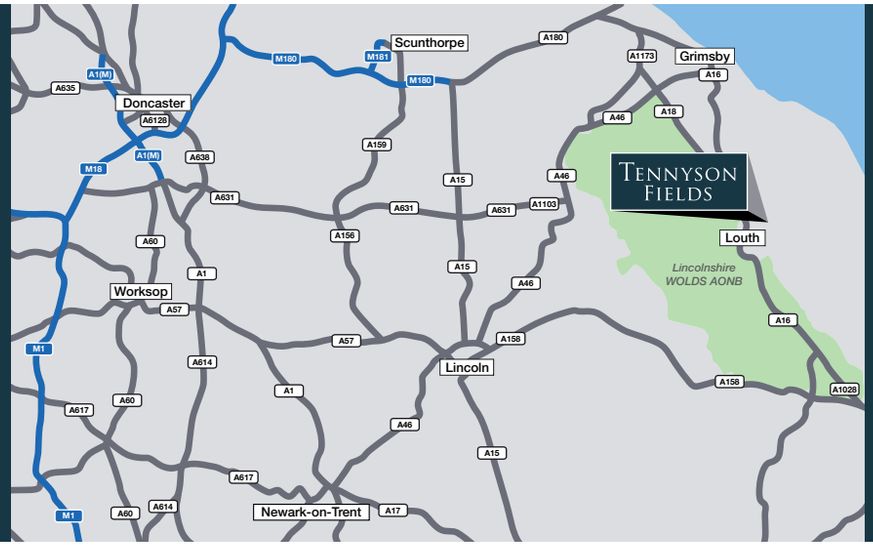
FROM THE SOUTH

Exit the A1 at Newark onto the A46 towards Lincoln. On reaching Lincoln, follow the A46 north of the city. Take the A158 to Wragby and Louth. At Wragby, bear left onto to the A157 to Louth. At the roundabout on the edge of Louth, take the first exit onto the A16. At the next roundabout, take the second exit into North Holme Road and then turn right onto the B1520 Grimsby Road. On reaching St James Church after about a mile, turn left onto Eastgate which leads into Eastfield Road. After another half a mile Chestnut Drive and Tennyson Fields can be found on the right.

FROM THE NORTH

Exit the A1 at Markham Moor and join the A57 to Lincoln.
At the junction with the A46, take the first exit travelling east along the A46 and then take the A158 to Wragby and Louth. From Wragby, follow the directions opposite.





HOW TO PURCHASE

Buying a new Lovell home couldn't be easier. Follow our guide and you'll be home in no time!

CHOOSE AND RESERVE

Secure your new home with a reservation fee which goes towards the total purchase price. It's then reserved in your name while the legal processes are completed.

KEEPING THINGS MOVING

Pass our Sales Executive your solicitor's details so that we can send on the contract documents. Arrange your mortgage if you need one. You can do this yourself or we can put you in touch with an Independent Financial Advisor to help.

EXCHANGING CONTRACTS

Once you've had your formal mortgage offer, your solicitor will inform you when it's time to exchange contracts. You will now pay your deposit, which will be sent to us with your signed contract.

NEARLY THERE

Under the terms of the contract we need to allow time for financial completion. Once this has happened, we will ask your solicitor to request funds and pay the balance of the purchase price. The deeds are transferred into your name and you now own your new Lovell home!

MOVING IN

We will arrange for your meters to be read on the day of legal completion. Our Sales Executive will hand you the keys and a handover certificate.

The direction your new home faces, its exterior details and construction materials may differ from what you see in this brochure. Individual features such as kitchen and bathroom layouts, doors and windows may vary. The illustrations used throughout are indicative and may be subject to change. For detailed information on individual plots, ask our sales staff. The dimensions in the brochure are within 50mm (2") but shouldn't be used as an accurate basis for furnishings, furniture or appliance spaces. You will need to take actual measurements. Specification details are subject to change without prior notice. Should a replacement be required, this will be to an equal or higher standard. Consequently these particulars represent a general guide only and cannot be relied upon as accurately describing and of the Specified Matters prescribed by any order made under Consumer Protection from Unfair Trading Regulations 2008 (CPRs). Tennyson Fields is a marketing name and may not form part of the final postal address. This brochure is a purchasing guide and does not form a contract, part of a contract or a warranty. Details are correct at time of going to print.

THE SPECIFICATION

TENNYSON FIELDS
LOUTH

	COLEBY	HAWORTH	FARNHAM	CARLETON	HEWICK	COTTERDALE	HETTON	LEIGHTON
10 Year NHBC Warranty	•	•	•	•	•	•	•	•
Kitchen								
Choice of Symphony Kitchen Units*	•	•	•	•	•	•	•	•
Soft Close Doors and Drawers	•	•	•	•	•	•	•	•
Choice of 40mm Post-formed Worktops and Upstand*	•	•	•	•	•	•	•	•
1.5 Bowl Stainless Sink to Kitchen	•	•	•	•	•	•	•	•
Chrome Mixer Tap to Kitchen	•	•	•	•	•	•	•	•
Pillar Taps to Utility								•
Single Bowl Stainless Sink to Utility								•
Zanussi Brushed Steel Single Electric Oven	•							
Zanussi Brushed Steel Double Electric Oven		•	•	•	•			
Bosch Brushed Steel Double Electric Oven						•	•	•
Zanussi Brushed Steel 4 Ring Gas Hob	•	•	•	•	•			
Bosch Brushed Steel 5 Ring Gas Hob						•	•	•
Brushed Steel Splashback to Hob	•	•	•	•	•	•		•
Electrolux Brushed Steel Chimney Hood	•	•	•	•	•			
Bosch Brushed Steel Chimney Hood						•		
Bosch Island Hood							•	•
Zanussi Integrated Fridge Freezer	•	•	•	•	•	•	•	•
Zanussi Integrated Dishwasher		•	•	•	•	•	•	•
Bathroom								
Kohler Sanitaryware	•	•	•	•	•	•	•	•
Chrome Towel-rail to Bathroom				•	•	•	•	•
Choice of Tiling*	•	•	•	•	•	•	•	•
Cloakroom								
Kohler Sanitaryware	•	•	•	•	•	•	•	•
Choice of Tiling*	•	•	•	•	•	•	•	•
En-Suite								
Kohler Sanitaryware		•	•	•	•	•	•	•
Mira Shower and Cubicle		•	•	•	•	•	•	•
Choice of Tiling*		•	•	•	•	•	•	•
Chrome Towel-rail to En-Suite						•	•	•

	COLEBY	HAWORTH	FARNHAM	CARLETON	HEWICK	COTTERDALE	HETTON	LEIGHTON
Electrics								
White Slimline Sockets and Switches and Media Plate	•	•	•	•	•	•	•	•
BT Points to Lounge, Bedroom 1 and Downstairs Store	•	•	•	•	•	•	•	•
TV Point to Lounge and Bedroom 1	•	•	•	•	•	•	•	•
Outside Light to Front of Property	•	•	•	•	•	•	•	•
Under Unit LED Lighting in Kitchen	•	•	•	•	•	•	•	•
Chrome Downlighters to Kitchen	•	•	•	•	•	•	•	•
Chrome Downlighters to Bathroom		•	•	•	•	•	•	•
Chrome Downlighters to En-Suite						•	•	•
Shaver Socket to Bathroom	•	•	•	•	•	•	•	•
Internal and Decoration								
Combination Boiler	•	•	•	•	•			
Cylinder and Boiler						•	•	•
Stelrad Elite Radiators	•							
Stelrad Compact Radiators		•	•	•	•	•	•	•
Walls/Ceiling in White Emulsion	•	•	•	•	•	•	•	•
White Satinwood Finish to Internal Joinery	•	•	•	•	•	•	•	•
2 Panel Internal Doors in White Finish	•							
5 Panel Internal Doors in White Finish		•	•	•	•	•	•	•
Chrome Ironmongery	•	•	•	•	•	•	•	•
External								
White UPVC Windows	•	•	•	•	•	•	•	•
White UPVC French Door	•	•	•	•	•	•	•	•
Outside Tap						•	•	•
Turf/Soft Landscaping to Front Garden	•	•	•	•	•	•	•	•

LOVELL HOMES

If a named product is unavailable an alternative product to the same standard will be used. *Subject to build stage. Ref: 02/2020

THE DEVELOPMENT

TENNYSON FIELDS
LOUTH

- COLEBY — 2 bedroom home
- HAWORTH — 3 bedroom home
- FARNHAM — 3 bedroom home
- CARLETON — 3 bedroom home
- HEWICK — 3 bedroom home
- COTTERDALE — 4 bedroom home
- HETTON — 4 bedroom home
- LEIGHTON — 4 bedroom home
- AFFORDABLE HOUSING

This development layout plan depicts the intended layout and development mix at the time of going to press, however those intentions may change and a purchaser cannot rely on the details shown on this plan. Landscaping shown is only indicative. Any queries should be raised through the conveyancing process in the usual way.

LOVELL HOMES

COLEBY

2 bedroom home

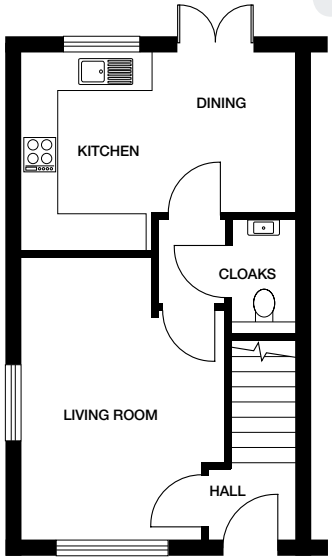
TENNYSON FIELDS
LOUTH

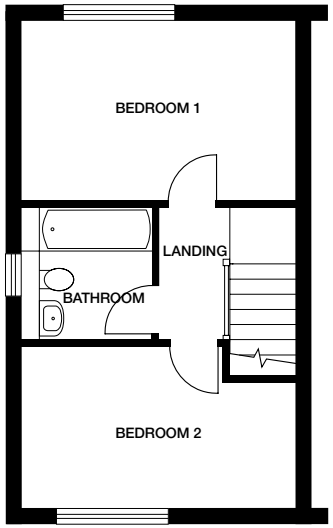
CGI shows plots 23 and 24
CGIs are indicative, external finishes and features may vary.

COLEBY

2 bedroom home

Plots 17, 18, 21, 22, 23, 24, 93, 94





Ground floor

Kitchen / Dining Room	4123mm x 3040mm	13’ 6” x 10’
Living Room	3023mm x 4360mm	9’ 11” x 14’ 4”
Cloaks	1000mm x 1823mm	3’ 3” x 6’

First floor

Bedroom 1	4123mm x 2740mm	13’ 6” x 8’ 11”
Bedroom 2	4123mm x 2458mm	13’ 6” x 8’ 1”
Bathroom	1972mm x 2105mm	6’ 5” x 6’ 11”

Dimensions stated are within 50mm (2”) but should not be used as a basis for furnishings, furniture or appliance spaces etc. Dimensions for such purposes must be verified against actual site measurements. Please note the handing of plots may vary from the floor plans shown. Please check individual plot details with our sales team.

LOVELL HOMES

HAWORTH

3 bedroom home

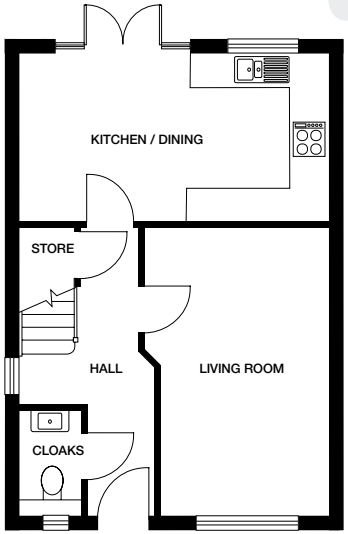
TENNYSON FIELDS
LOUTH

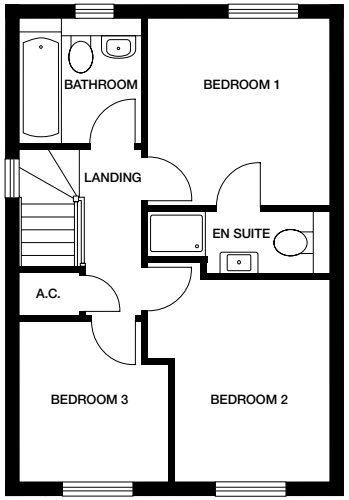
CGI shows plots 7 and 8
CGIs are indicative, external finishes and features may vary.

HAWORTH

3 bedroom home

Plots 7, 8, 37, 38, 49, 50, 66, 67, 87, 88





Ground floor

Kitchen/Dining	5248mm x 2857mm	17’ 2” x 9’ 4”
Living Room	3141mm x 4990mm	10’ 3” x 16’ 4”
Cloaks	1007mm x 1757mm	3’ 3” x 5’ 9”

First floor

Bedroom 1	2999mm x 3182mm	9’ 10” x 10’ 5”
En suite	3017mm x 1110mm	9’ 10” x 3’ 7”
Bedroom 2	2615mm x 3456mm	8’ 7” x 11’ 4”
Bedroom 3	2532mm x 2674mm	8’ 3” x 8’ 9”
Bathroom	2149mm x 2079mm	7’ 1” x 6’ 9”

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LOVELL HOMES

FARNHAM

3 bedroom home

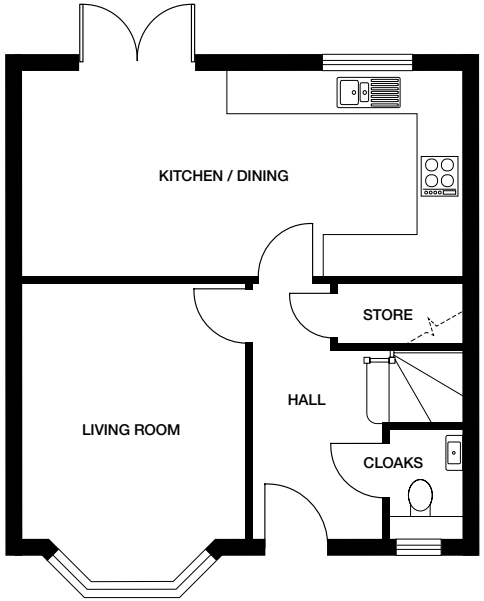
TENNYSON FIELDS
LOUTH

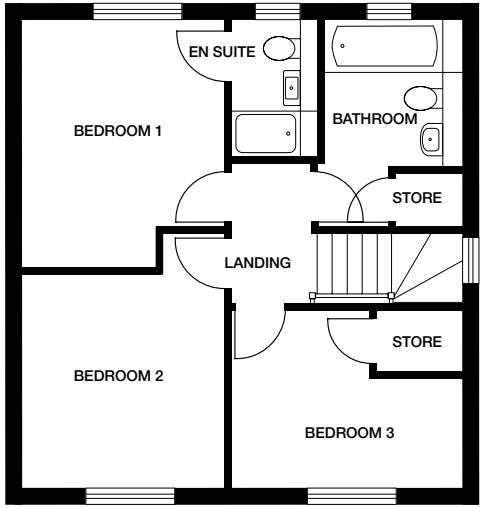
CGI shows plot 60
CGIs are indicative, external finishes and features may vary.

FARNHAM

3 bedroom home

Plots 2, 6, 25, 27, 30, 35, 53, 57, 60, 65, 74





Ground floor

Kitchen / Dining	6485mm x 3000mm	21' 3" x 9' 10"
Living Room	3314mm x 4381mm	10' 10" x 14' 4"
Cloaks	1000mm x 1585mm	3' 3" x 5' 2"

First floor

Bedroom 1	2988mm x 3671mm	9' 9" x 12' 1"
En suite	1327mm x 1988mm	4' 4" x 6' 6"
Bedroom 2	2988mm x 3164mm	9' 9" x 10' 4"
Bedroom 3	3397mm x 2609mm	11' 1" x 8' 6"
Bathroom	1970mm x 2130mm	6' 5" x 6' 11"

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LOVELL HOMES

CARLETON

3 bedroom home

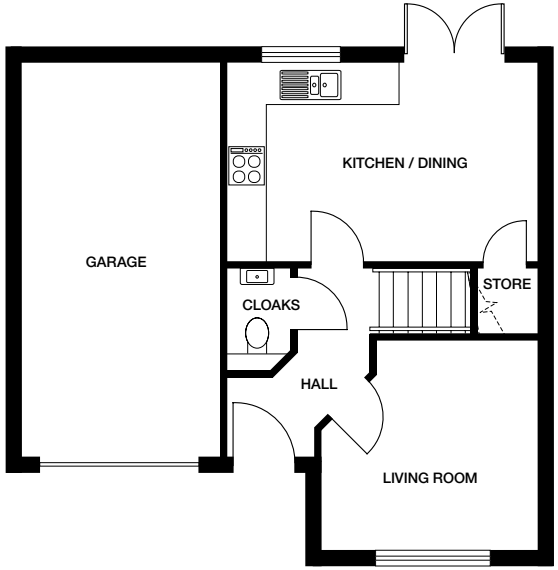
TENNYSON FIELDS
LOUTH

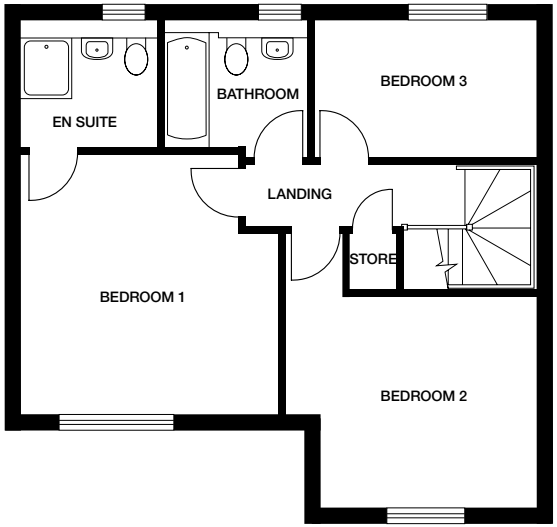
CGI shows plot 89.
CGIs are indicative, external finishes and features may vary.

CARLETON

3 bedroom home

Plots 19, 20, 54, 59, 82, 86, 89





Ground floor

Kitchen / Dining	4783mm x 3058mm	15' 8" x 10' 1"
Living Room	3223mm x 3199mm	10' 6" x 10' 5"
Cloaks	990mm x 1618mm	3' 3" x 5' 3"

First floor

Bedroom 1	4010mm x 4058mm	13' 1" x 13' 3"
En suite	2103mm x 1877mm	6' 10" x 6' 1"
Bedroom 2	3838mm x 3215mm	12' 7" x 10' 6"
Bedroom 3	3382mm x 2058mm	11' 1" x 6' 9"
Bathroom	2263mm x 1877mm	7' 5" x 6' 1"

Dimensions stated are within 50mm (2") but should not be used as a basis for furnishings, furniture or appliance spaces etc. Dimensions for such purposes must be verified against actual site measurements. Please note the handing of plots may vary from the floor plans shown. Please check individual plot details with our sales team.

LOVELL HOMES

HEWICK

3 bedroom home

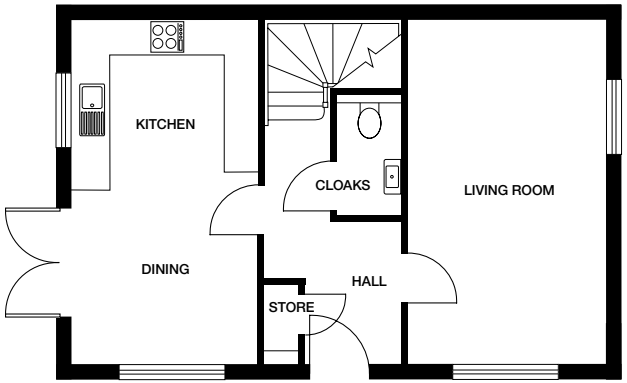
TENNYSON FIELDS
LOUTH

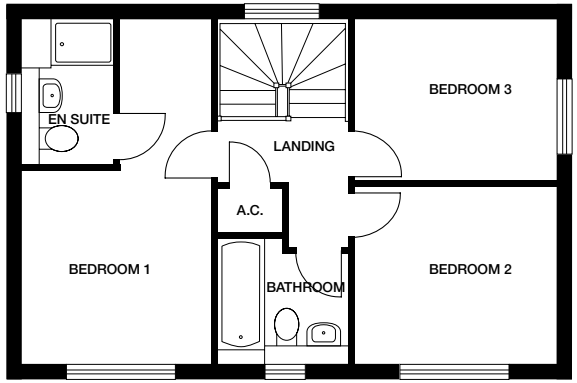
CGI shows plot 41
CGIs are indicative, external finishes and features may vary.

HEWICK

3 bedroom home

Plots 3, 41, 48, 52, 61, 64, 81, 83, 90





Ground floor

Kitchen / Dining	3156mm x 5473mm	10’ 4” x 17’ 11”
Living Room	3156mm x 5473mm	10’ 4” x 17’ 11”
Cloaks	990mm x 2004mm	3’ 3” x 6’ 6”

First floor

Bedroom 1	3021mm x 3100mm	9’ 11” x 10’ 2”
En suite	1403mm x 2273mm	4’ 7” x 7’ 5”
Bedroom 2	3206mm x 2799mm	10’ 6” x 9’ 2”
Bedroom 3	3206mm x 2574mm	10’ 6” x 8’ 5”
Bathroom	2196mm x 1970mm	7’ 2” x 6’ 5”

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LOVELL HOMES

COTTERDALE

4 bedroom home

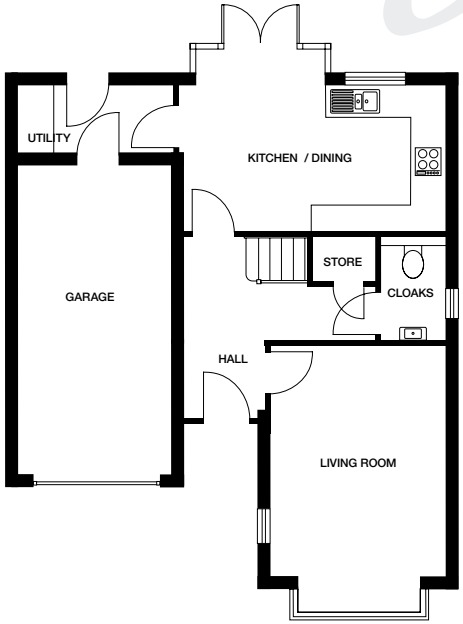
TENNYSON FIELDS
LOUTH

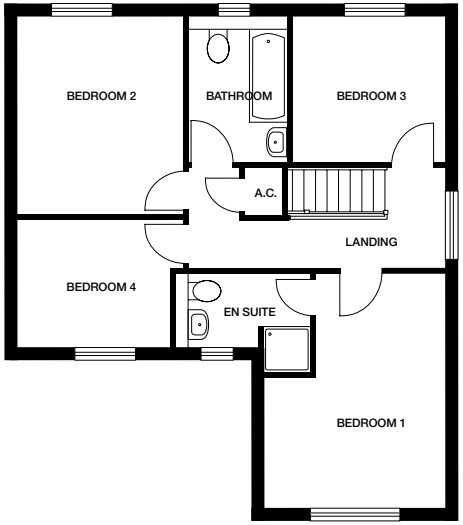
CGI shows plot 28
CGIs are indicative, external finishes and features may vary.

COTTERDALE

4 bedroom home

Plots 28, 33, 55, 58, 72, 73





Ground floor

Kitchen / Dining	4991mm x 2760mm	16’ 4” x 9’ 1”
Living Room	3335mm x 4949mm	10’ 11” x 16’ 2”
Utility	3032mm x 1197mm	9’ 11” x 3’ 11”
Cloaks	1174mm x 2054mm	3’ 10” x 6’ 8”

First floor

Bedroom 1	3335mm x 4485mm	10’ 11” x 14’ 8”
En suite	2601mm x 1345mm	8’ 6” x 4’ 5”
Bedroom 2	3144mm x 3829mm	10’ 3” x 12’ 6”
Bedroom 3	2889mm x 2760mm	9’ 5” x 9’ 1”
Bedroom 4	2895mm x 2341mm	9’ 6” x 7’ 8”
Bathroom	1943mm x 2760mm	6’ 4” x 9’ 1”

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LOVELL HOMES

HETTON

4 bedroom home

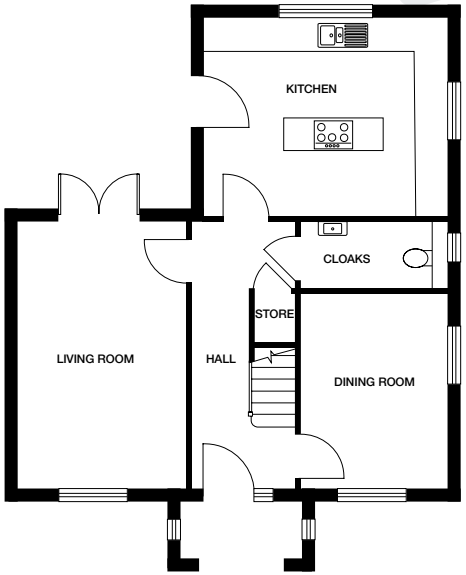
TENNYSON FIELDS
LOUTH

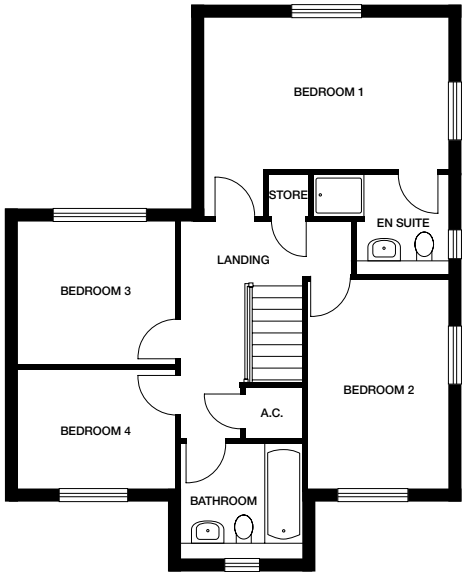
CGI shows plot 63
CGIs are indicative, external finishes and features may vary.

HETTON

4 bedroom home

Plots 4, 31, 32, 56, 63, 92





Ground floor

Kitchen 4460mm x 3847mm 14’ 7” x 12’ 7”
Dining Room 2722mm x 3662mm 8’ 11” x 12’
Living Room 3112mm x 4909mm 10’ 2” x 16’ 1”
Cloaks 2722mm x 1149mm 8’ 11” x 3’ 9”

First floor

Bedroom 1 4460mm x 2808mm 14’ 7” x 9’ 2”
En suite 2487mm x 1924mm 8’ 2” x 6’ 3”
Bedroom 2 2713mm x 3916mm 8’ 10” x 12’ 10”
Bedroom 3 3050mm x 2629mm 10’ x 8’ 7”
Bedroom 4 2182mm x 3050mm 7’ 1” x 10’
Bathroom 2098mm x 2098mm 6’ 10” x 6’ 10”

Dimensions stated are within 50mm (2”) but should not be used as a basis for furnishings, furniture or appliance spaces etc. Dimensions for such purposes must be verified against actual site measurements. Please note the handing of plots may vary from the floor plans shown. Please check individual plot details with our sales team.

LOVELL HOMES

LEIGHTON

4 bedroom home

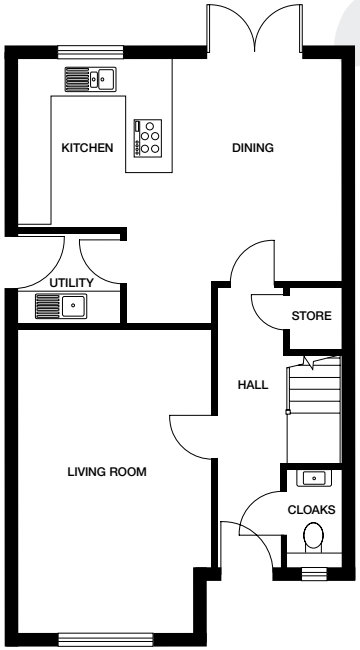
TENNYSON FIELDS
LOUTH

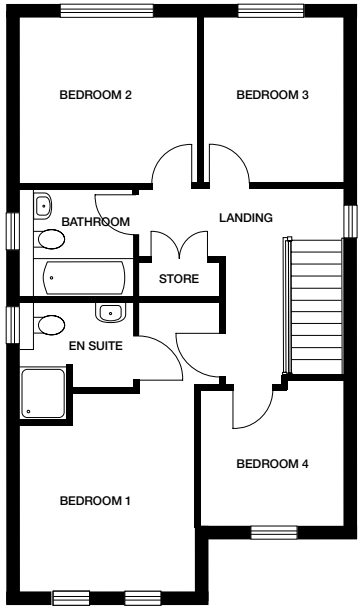
CGI shows plot 51
CGIs are indicative, external finishes and features may vary.

LEIGHTON

4 bedroom home

Plots 1, 5, 29, 34, 40, 51, 62, 84, 85, 91





Ground floor

Kitchen/Dining	5923mm x 4110mm	19' 5" x 13' 5"
Living Room	3553mm x 5656mm	11' 7" x 18' 6"
Utility	1832mm x 1710mm	6' x 5' 7"
Cloaks	957mm x 1757mm	3' 1" x 5' 9"

First floor

Bedroom 1	3111mm x 3043mm	10' 2" x 9' 11"
En suite	2057mm x 1636mm	6' 9" x 5' 4"
Bedroom 2	3267mm x 2993mm	10' 5" x 9' 9"
Bedroom 3	2556mm x 2993mm	8' 4" x 9' 9"
Bedroom 4	2712mm x 2597mm	8' 10" x 8' 6"
Bathroom	2057mm x 2063mm	6' 9" x 6' 9"

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LOVELL HOMES

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LOUTH

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LOVELL HOMES

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