

5% Deposit Paid On Selected Plots
Speak To Our Sales Executive To Find Out More

100%
HOME EXCHANGE
AVAILABLE
ON SELECTED PLOTS

Current Availability 16.07.2025

Home	Style	Description	Price	Estimated Completion Date	Estimated EPC Rating
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Thursday - Monday 10am - 5pm

Call our sales team on 01579381771

Email meadowbrook@bakerestatesltd.co.uk

Meadowbrook, Callington, Cornwall, PL17 7LG

Helping You Move

HOME EXCHANGE AVAILABLE

We will buy your home so you can reserve a Baker Estates home, eliminating the worry that your chain may fall through, as you know that you have a guaranteed buyer.

ASSISTED MOVE AVAILABLE

Assisted Move will make your next move, easier and less stressful by letting us do all the hard work for you. We have experienced sales teams and connections throughout the UK, who are on hand to help you sell your existing home as efficiently as possible. We will manage the entire process for you from arranging the valuations to managing the sale once we have found you a buyer.

LIFETIME MORTGAGE

If you are aged 55 or over, you could be eligible for a Lifetime Mortgage (also known as Equity Release), which is a mortgage secured against your home. The interest rate you take out is fixed for the lifetime of the loan and the interest is added to the mortgage each month, meaning no monthly payments are required!

DEPOSIT UNLOCK

Deposit Unlock is a scheme that enables you to buy a new build home with just a 5% deposit, and is available on new build properties up to £833,250.* The scheme is available to both first-time buyers and home movers and there is no upper limit on your household income.

Buying With Us

Management Company

Estimated annual management company charge per plot £250 per annum, to cover the cost of landscaping and hard surface maintenance to ensure the development is well presented. NB This cost may vary please ask for further details.

NHBC Warranty

All of our homes come with a 10 year NHBC warranty. More information can be found on the NHBC website <http://www.nhbc.co.uk/Warrantiesandcover/Homeowners/>

Consumer Code

The Consumer Code and Home Builder good practise guidelines for an improved customer journey can be found online www.consumercode.co.uk

BUILD COMPLETION DATES

Spring March | April | May

Summer June | July | August

Autumn September | October | November

Winter December | January | February

Baker Estates Ltd, Green Tree House, Silverhills Road, Decoy Industrial Estate, Newton Abbot TQ12 5LZ

Call on 01626 241 404