



Mountain View

WREXHAM



THE
ARTISAN
COLLECTION

Bellway



Beautifully crafted homes

A carefully considered location

Boasting a wonderful setting in the newly pronounced city of Wrexham, Mountain View affords potential homebuyers with a range of stunning 1 and 2 bedroom apartments, and 3, 4, and 5-bedroom homes to choose from – each built according to our Artisan specification.

With a range of leisure attractions in the close surrounding area, fantastic shopping opportunities nearby, and Chester's historic city centre just a 30-minute drive away, there's plenty on offer at Mountain View.

A city location, convenience is key

Amenities, leisure and entertainment abound at Mountain View

Mountain View is situated on the outskirts of the city of Wrexham, North Wales. The development can be reached within a five-minute drive of junction 5 of the A483.

Set close to the A483, Mountain View benefits from fantastic transport links. Spanning from Swansea to Manchester, this road connects the development with major destinations including Carmarthenshire, Shropshire, and Cheshire. Wrexham General train station is just over a five-minute drive from the development, and trains from here travel nationwide.

The closest airports to the development are Manchester and Liverpool John Lennon, both around a 50-minute drive away.

The most prominent shopping area locally is Eagles Meadow Shopping Centre in central Wrexham. Just an eight-minute drive from the development, this centre houses well-known brands and high street stores, as well as leisure and dining options.

Other shopping options include a visit to Wrexham's many independent stores. Town Hill, Bank Street, and Temple Row all feature locally owned enterprises, including fashion boutiques, jewellers, and old-fashioned sweet shops. Regular markets are also held throughout the city, including butchers' markets, general markets, and craft markets.

There's lots to do close to Mountain View, including indoor and outdoor pursuits. Tŷ Mawr Country Park, the National Trust's Erddig estate, Pontcysyllte Aqueduct and Moss Valley Golf Club are highlights that take in the area's beautiful surroundings, with the former home to farm animals, winding paths, and relaxing riverbanks.

Indoors, Eagles Meadow is home to a multi-screen cinema and a ten-pin bowling centre. Chester Zoo can be reached in less than 30 minutes by car and central Wrexham also features Xplore! Science Discovery Centre and The Racecourse Ground, home to the third-oldest football club in the world, Wrexham AFC, now owned by Hollywood's Ryan Reynolds and Rob McElhenney.

Excellent education providers are found close to the development, including Ysgol Penrhyn New Broughton School. This primary school is just a five-minute walk from Mountain View, making it ideal for families with young children.

Just one mile from the development is Wrexham University, while further afield, the Exton Park campus of the University of Chester is just under 25 minutes away by car. Home to the university's central facilities, Exton Park also features academic departments, teaching and learning areas, and subject-specific facilities.







5 Bedroom Homes

 **The Parkman**
Plots 30, 31, 72 & 78

4 Bedroom Homes

 **The Forester**
Plots 6, 38, 39, 40, 53, 54, 60, 61, 70 & 71

 **The Philosopher**
Plots 4, 29, 34, 36, 66, 69, 77 & 110

 **The Bowyer**
Plots 5, 11, 25, 32, 33, 37, 52, 68, 73, 111 & 112

 **The Reedmaker***Life*
Plots 8, 12, 18, 21, 23, 24, 26, 27, 28, 35, 56, 57, 65, 67 & 75

 **The Milliner**
Plots 43 & 74

 **The Fisher**
Plots 9, 10, 13, 14, 17, 19, 55, 58, 59 & 62

 **The Wheelwright**
Plots 50, 51, 80 & 81

 **The Scrivener**
Plots 22, 41 & 108

3 Bedroom Homes

 **The Sawyer**
Plots 106 & 107

 **The Fuller**
Plots 7 & 42

 **The Lymner**
Plots 1, 15, 16, 20, 63, 64, 76, 79 & 109

 **The Quilter**
Plots 2 & 3

 **The Thespian**
Plot 44

 **The Tailor**
Plot 45, 46*, 47*, 48* & 49*

1 & 2 Bedroom Apartments

 **1 Bedroom Apartments**
Plots 83*, 84*, 87*, 88*, 91*, 92*, 95*, 96*, 99*, 100*, 103* & 104*

 **2 Bedroom Apartments**
Plots 82*, 85*, 86*, 89*, 90*, 93*, 94*, 97*, 98*, 101*, 102* & 105*

* Discounted Sales Homes

Show Home and Sales Area



Material Finishes
 - Tile Hanging Version

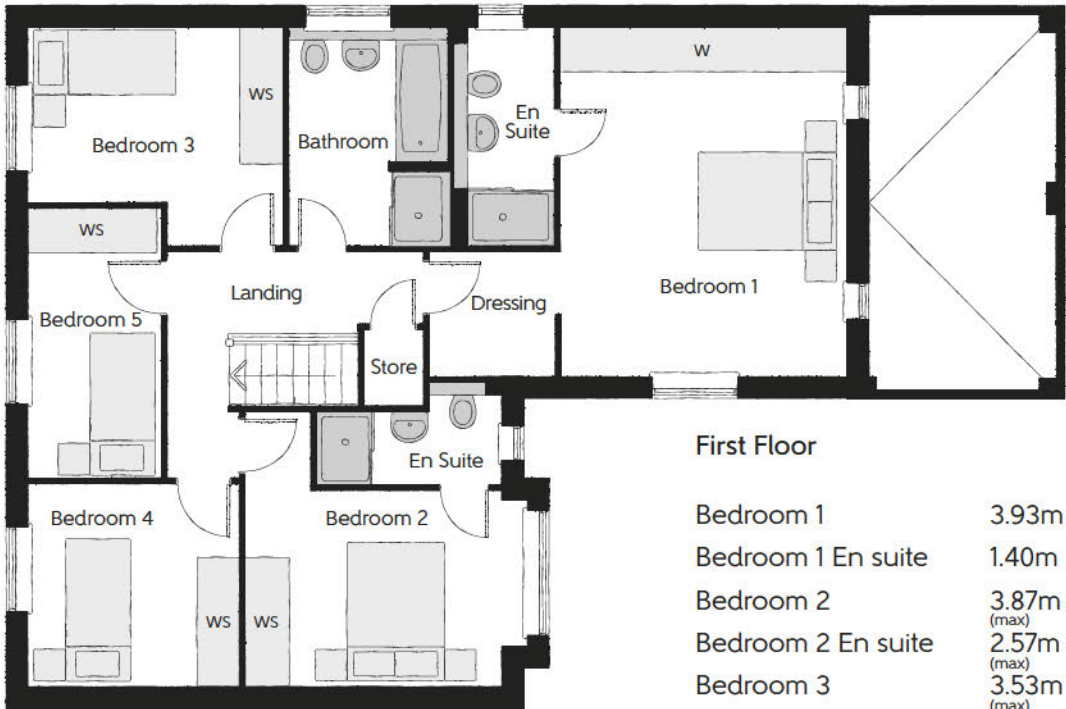
Key to plan
s/s Sub station
b/s Bin store
c/s Cycle store
bcp Bin collection point

The site plan is drawn to show the relative position of individual properties. NOT TO SCALE. This is a two dimensional drawing and will not show land contours and gradients, boundary treatments, landscaping or local authority street lighting. Footpaths subject to change. For details of individual properties and availability please refer to our Sales Advisor. The location of the affordable homes is indicative.



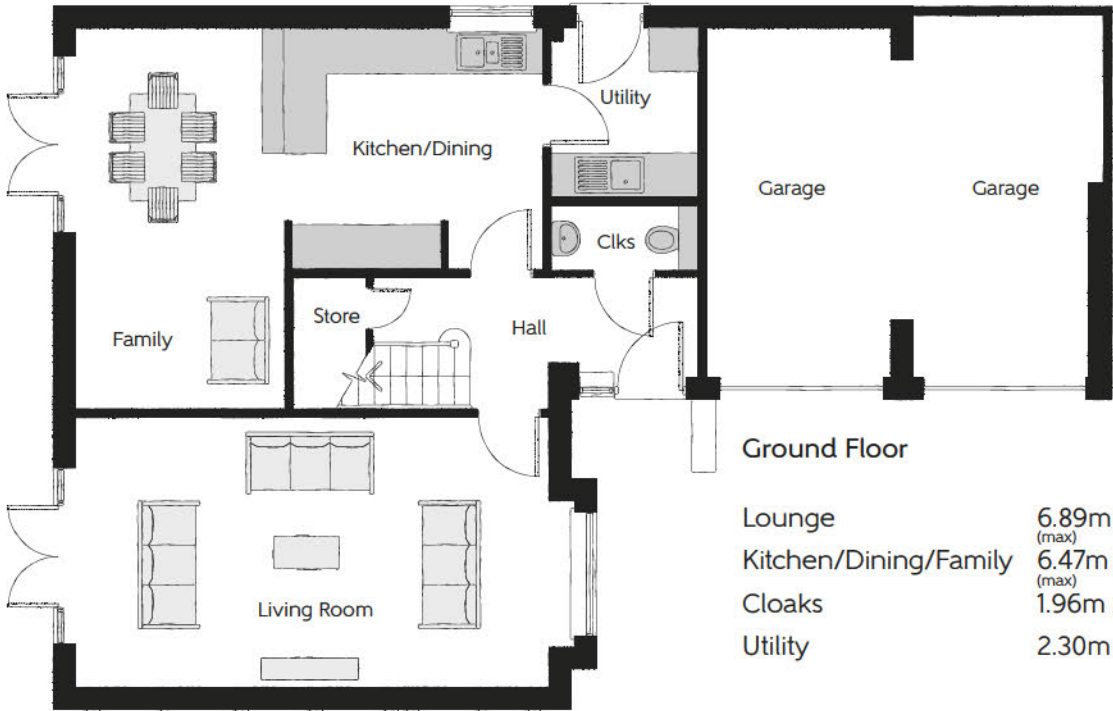
The Parkman

Five bedroom home



First Floor

Bedroom 1	3.93m x 4.81m	12'10" x 13'10"
Bedroom 1 En suite	1.40m x 3.10m	4'7" x 10'2"
Bedroom 2	3.87m x 2.68m (max)	12'8" x 8'9" (max)
Bedroom 2 En suite	2.57m x 1.43m (max)	8'5" x 4'8" (max)
Bedroom 3	3.53m x 2.41m (max)	11'6" x 7'10" (max)
Bedroom 4	2.92m x 2.76m	9'6" x 9'0"
Bedroom 5	1.82m x 3.75m	5'11" x 12'3"
Bathroom	2.19m x 3.01m	7'2" x 9'10"



Ground Floor

Lounge	6.89m x 3.72m (max)	22'7" x 12'2" (max)
Kitchen/Dining/Family	6.47m x 5.25m (max)	21'2" x 17'2" (max)
Cloaks	1.96m x 0.90m	6'5" x 2'11"
Utility	2.30m x 1.96m	7'6" x 6'5"

Clks - Cloakroom W - Fitted Wardrobe WS - Wardrobe Space (suggestion only, wardrobe not included)

Furniture arrangements are for illustrative purposes only. Items are not included, nor to scale.

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The Parkman

FIVE BEDROOM HOME



Bellway

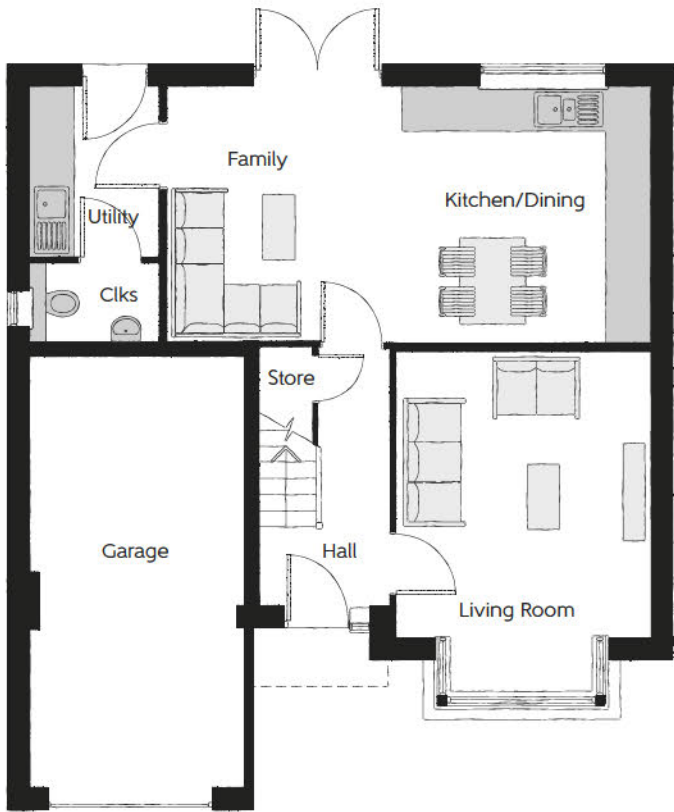


The Fisher

Four bedroom home



First Floor		
Bedroom 1	4.41m x 3.96m (max) (max)	14'6" x 13'0" (max) (max)
Bedroom 1 En Suite	1.80m x 1.29m	5'11" x 4'3"
Bedroom 2	3.06m x 3.74m	10'0" x 12'3"
Bedroom 3	2.68m x 3.60m	8'10" x 11'10"
Bedroom 4	3.03m x 3.38m (max) (max)	9'11" x 11'1" (max) (max)
Bathroom	2.70m x 1.89m (max) (max)	8'10" x 6'2" (max) (max)



Ground Floor		
Kitchen/Dining/Family Area	6.70m x 3.55m	22'0" x 11'8"
Living Room	3.52m x 4.75m (inc. bay)	11'7" x 15'7" (inc. bay)
Utility	1.77m x 2.37m	5'10" x 7'9"
Cloakroom	1.77m x 1.05m	5'10" x 3'5"

Clks - Cloakroom WS - Wardrobe Space (suggestion only, wardrobe not included)

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The Fisher

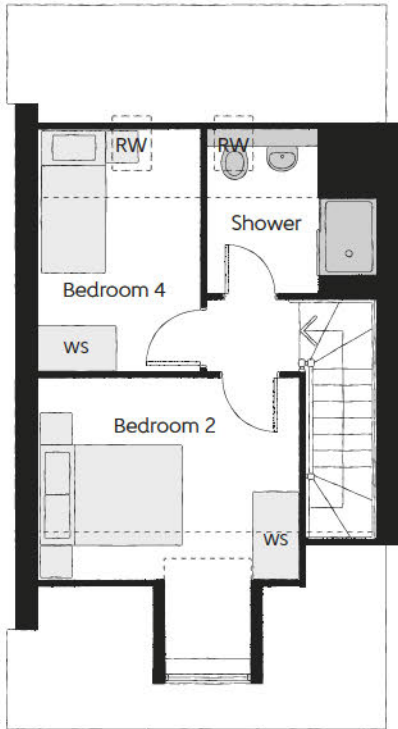
FOUR BEDROOM HOME





The Wheelwright

Four bedroom home

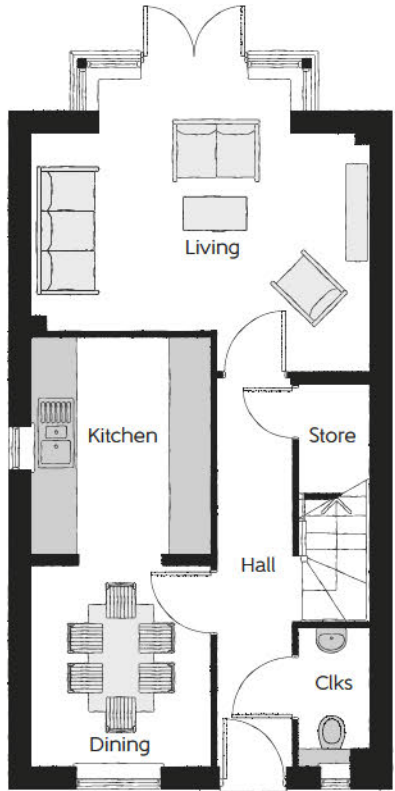
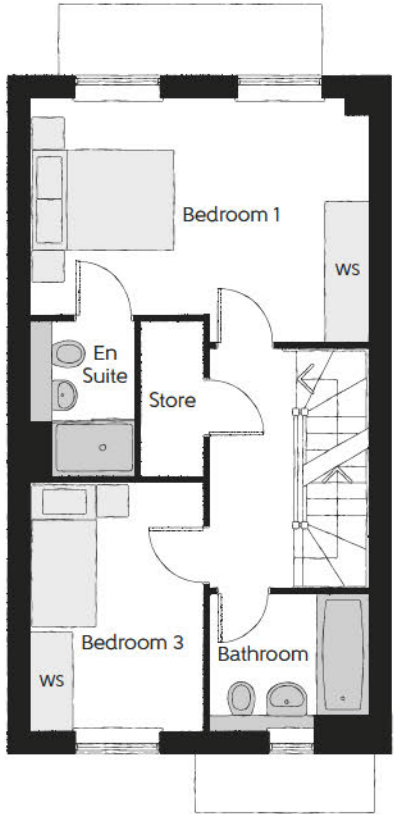


Second Floor

Bedroom 2	3.64m x 3.80m (inc dormer)	11'11" x 12'6" (inc dormer)
Bedroom 4	2.25m x 3.38m	7'5" x 11'1"
Shower	2.33m x 2.29m	7'8" x 7'6"

First Floor

Bedroom 1	4.67m x 3.37m (max)	15'4" x 11'1" (max)
Bedroom 1 En Suite	1.40m x 2.15m	4'7" x 7'1"
Bedroom 3	2.38m x 3.46m	7'10" x 11'4"
Bathroom	2.20m x 1.91m	7'3" x 6'3"



Ground Floor

Kitchen	2.49m x 3.02m	8'2" x 9'11"
Living	4.67m x 4.10m (max)	15'4" x 13'5" (max)
Dining	2.49m x 2.78m	8'2" x 9'1"
Cloakroom	0.95m x 1.90m	3'1" x 6'3"

Clks - Cloakroom WS - Wardrobe Space (suggestion only, wardrobe not included) RW - Roof Window ---- - Reduced Head Height

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The Wheelwright

FOUR BEDROOM HOME



Bellway



The ReedmakerLife

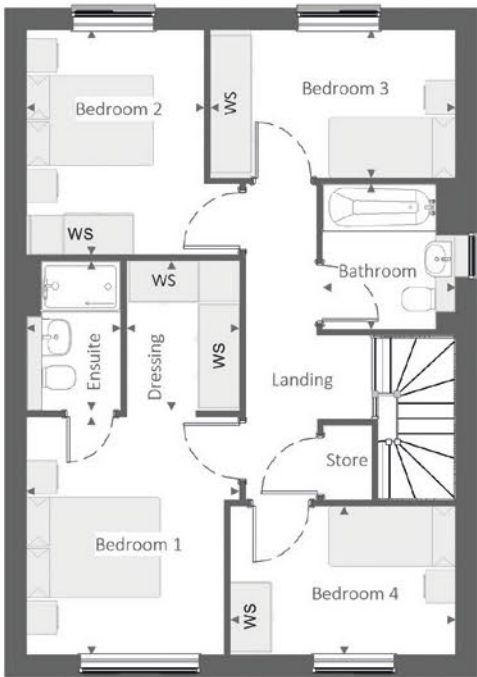
FOUR BEDROOM HOME



Bellway

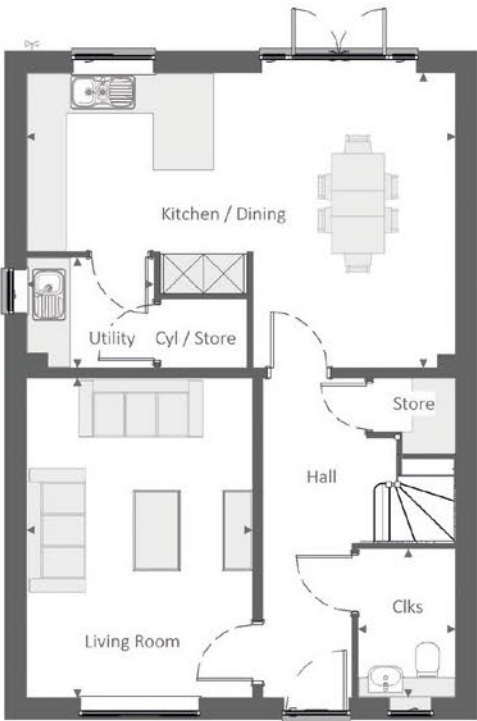
The ReedmakerLife

Four bedroom home



First Floor

Bedroom 1	3.19 m x 3.56 m	10'-5" x 11'-8"
Dressing	1.69 m x 2.24 m	5'-6" x 7'-4"
Bedroom 1 Ensuite	1.41 m x 2.24 m	4'-8" x 7'-4"
Bedroom 2	2.66 m x 3.37 m	8'-9" x 11'-1"
Bedroom 3	3.67 m x 2.21 m	12'-1" x 7'-3"
Bedroom 4	3.37 m x 2.22 m	11'-1" x 7'-4"
Bathroom	1.99 m x 2.18 m	6'-6" x 7'-2"



Ground Floor

Kitchen / Dining	6.42 m x 4.42 m	21'-1" x 14'-6"
Living Room	3.39 m x 4.78 m	11'-1" x 15'-8"
Utility	1.91 m x 1.65 m	6'-3" x 5'-5"
Cloakroom	1.46 m x 2.22 m	4'-10" x 7'-4"

Clks - Cloakroom Cyl - Hot Water Cylinder WS - Wardrobe Space (suggestion only, wardrobe not included)

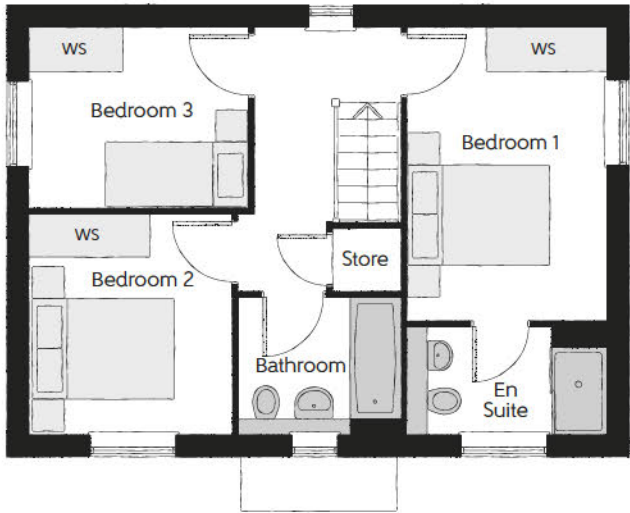
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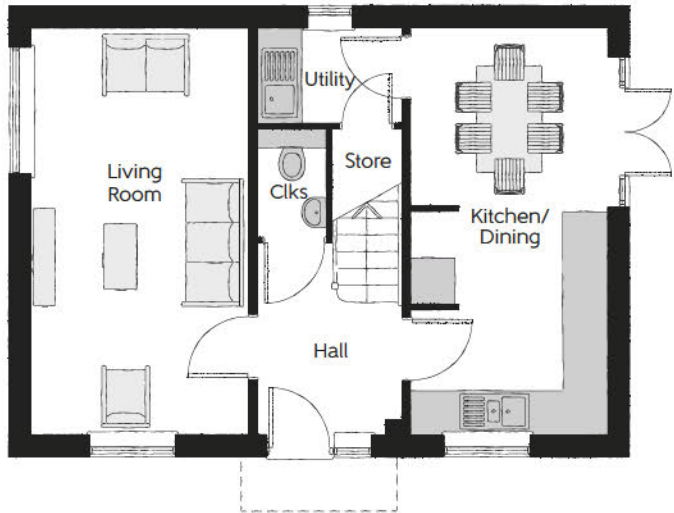
The Lymner

Three bedroom home



First Floor

Bedroom 1	2.77m x 4.07m	9'1" x 13'4"
Bedroom 1 En Suite	2.77m x 1.48m	9'1" x 4'10"
Bedroom 2	2.79m x 3.07m	9'2" x 10'1"
Bedroom 3	3.03 m x 2.48m	9'11" x 8'2"
Bathroom	2.26m x 1.92m	7'5" x 6'4"



Ground Floor

Kitchen/Dining	2.71m x 5.64m	8'11" x 18'6"
Living Room	3.01m x 5.64m	9'10" x 18'6"
Utility	1.98m x 1.32m	6'6" x 4'4"
Cloakroom	0.95m x 1.51m	3'1" x 4'11"

Clks - Cloakroom WS - Wardrobe Space (suggestion only, wardrobe not included)

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The Lymner

THREE BEDROOM HOME





The Tailor

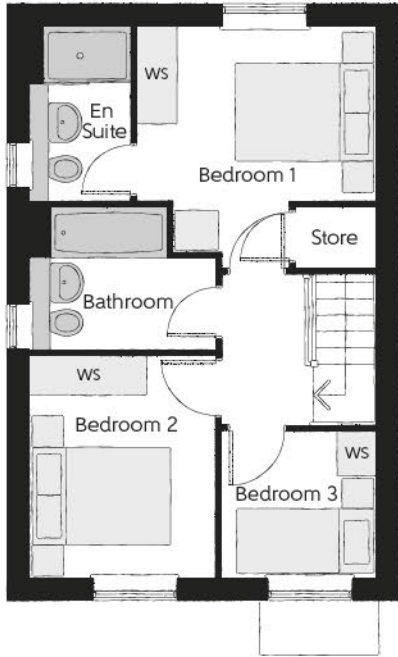
THREE BEDROOM HOME



Bellway

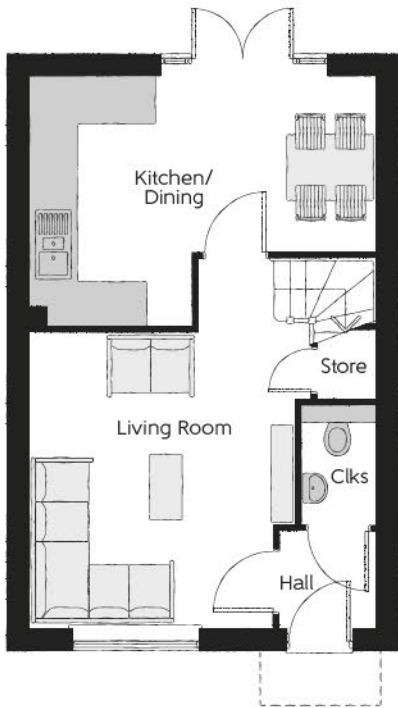
The Tailor

Three bedroom home



First Floor

Bedroom 1	3.29m x 3.34m (max)	10'10" x 11'0" (max)
Bedroom 1 En Suite	1.40m x 2.43m	4'7" x 8'0"
Bedroom 2	2.52m x 3.09m	8'3" x 10'2"
Bedroom 3	2.17m x 2.04m	7'1" x 6'8"
Bathroom	2.52m x 1.97m	8'3" x 6'5"



Ground Floor

Kitchen/Dining	4.78m x 3.45m (max)	15'8" x 11'4" (max)
Living Room	3.68m x 5.14m (max)	12'1" x 16'10" (max)
Cloakroom	1.01m x 1.66m	3'4" x 5'5"

Clks - Cloakroom WS - Wardrobe Space (suggestion only, wardrobe not included)

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The Thespian

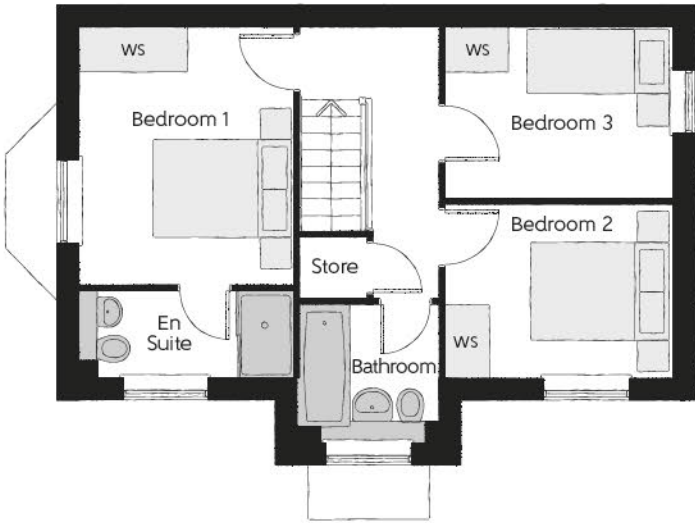
THREE BEDROOM HOME



Bellway

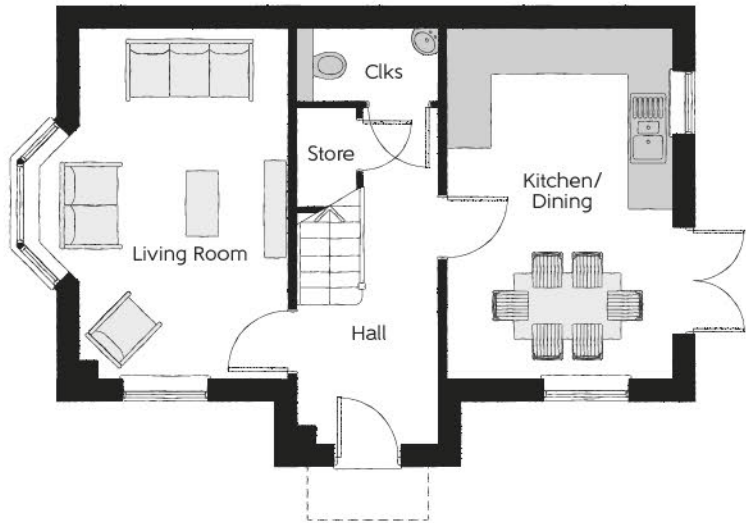
The Thespian

Three bedroom home



First Floor

Bedroom 1	2.95m x 3.56m	9'8" x 11'8"
Bedroom 1 En Suite	2.95m x 1.20m	9'8" x 3'11"
Bedroom 2	3.17m x 2.39m	10'5" x 7'10"
Bedroom 3	3.17m x 2.37m	10'5" x 7'9"
Bathroom	1.92m x 1.90m	6'4" x 6'3"



Ground Floor

Kitchen/Dining	3.11m x 4.85m	10'3" x 15'11"
Living Room	3.48m x 4.85m (max)	11'5" x 15'11" (max)
Cloakroom	1.92m x 0.96m	6'4" x 3'2"

Clks - Cloakroom WS - Wardrobe Space (suggestion only, wardrobe not included)

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The Quilter

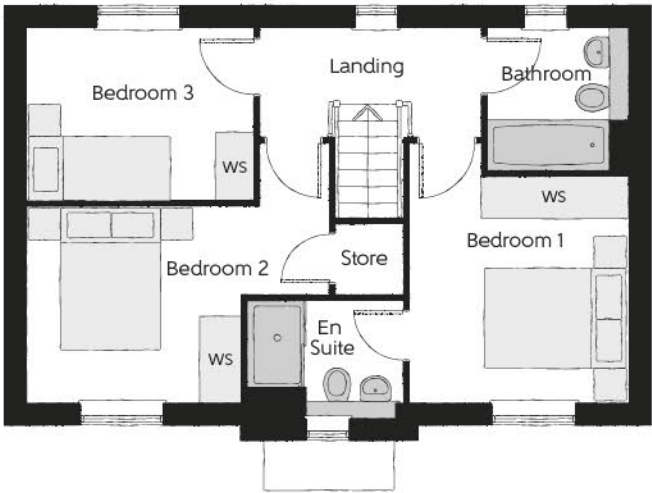
THREE BEDROOM HOME



Bellway

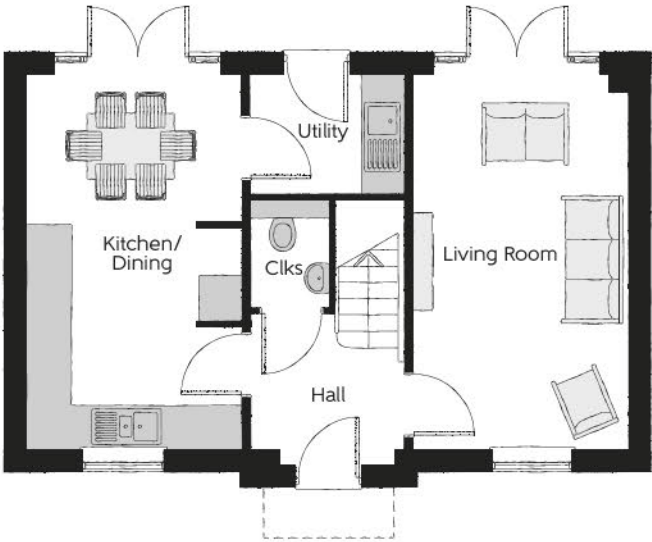
The Quilter

Three bedroom home



First Floor

Bedroom 1	3.02m x 3.12m	9'11" x 10'3"
Bedroom 1 En Suite	2.14m x 1.62m	7'0" x 5'4"
Bedroom 2	4.18m x 2.68m (max)	13'8" x 8'9" (max)
Bedroom 3	3.10m x 2.42m	10'2" x 7'11"
Bathroom	1.91m x 1.98m	6'3" x 6'6"



Ground Floor

Kitchen/Dining	2.96m x 5.19m	9'8" x 17'0"
Living Room	2.96m x 5.19m	9'8" x 17'0"
Utility	2.13m x 1.62m	7'0" x 5'4"
Cloakroom	1.07m x 1.53m	3'6" x 5'0"

Clks - Cloakroom WS - Wardrobe Space (suggestion only, wardrobe not included)

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The Fuller

THREE BEDROOM HOME



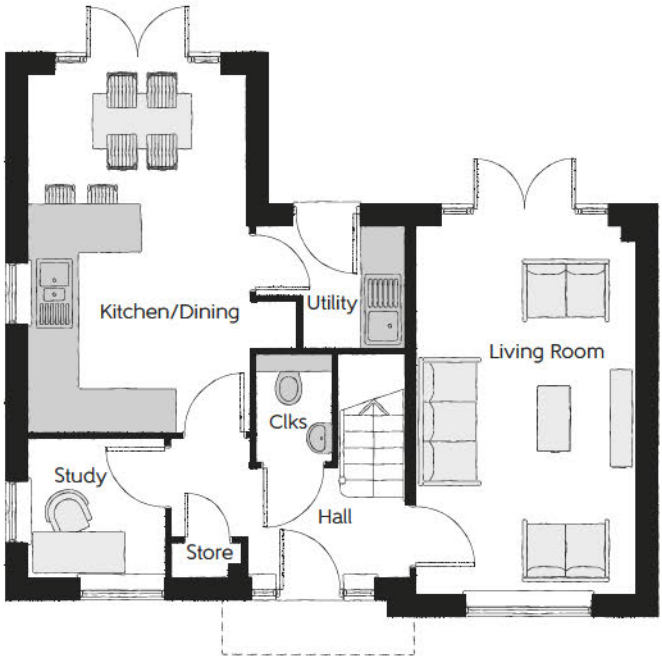
Bellway

The Fuller

Three bedroom home



First Floor		
Bedroom 1	3.11m x 5.07m (max) (max)	10'2" x 16'8" (max) (max)
Bedroom 1 En Suite	2.01m x 1.40m	6'7" x 4'7"
Bedroom 2	3.05m x 3.96m (max) (max)	10'0" x 13'0" (max) (max)
Bedroom 3	2.46m x 2.94m (max) (max)	8'1" x 9'8" (max) (max)
Bathroom	2.70m x 1.91m (max) (max)	8'10" x 6'3" (max) (max)



Ground Floor		
Kitchen/Dining	3.05m x 4.97m	10'0" x 16'4"
Living Room	3.05m x 5.07m (max) (max)	10'0" x 16'8" (max) (max)
Study	1.90m x 1.93m	6'3" x 6'4"
Utility	2.06m x 1.67m (max) (max)	6'9" x 5'6" (max) (max)
Cloakroom	1.04m x 1.49m	3'5" x 4'11"

Clks - Cloakroom WS - Wardrobe Space (suggestion only, wardrobe not included)

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The Sawyer

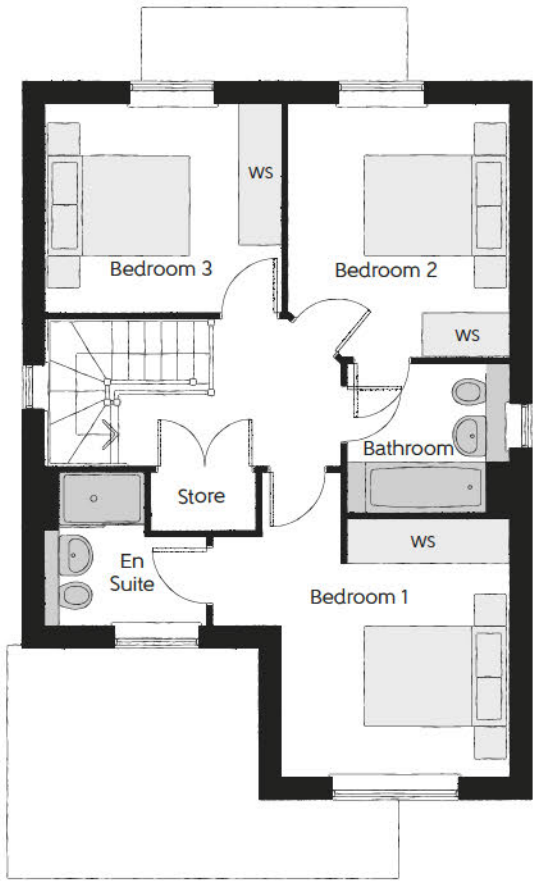
THREE BEDROOM HOME



Bellway

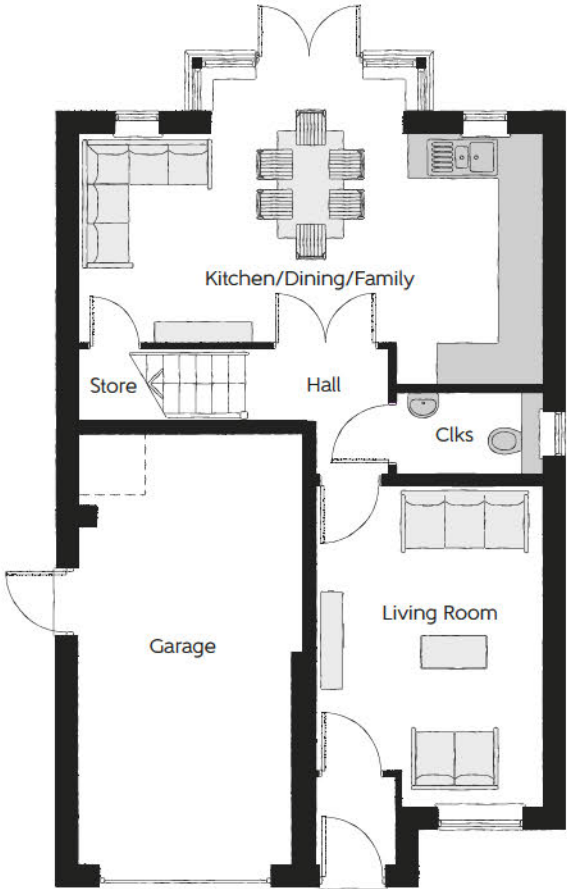
The Sawyer

Three bedroom home



First Floor

Bedroom 1	4.09m x 4.23m (max)	13'5" x 13'11" (max)
Bedroom 1 En Suite	2.25m x 2.10m (max)	7'4" x 6'11" (max)
Bedroom 2	3.04m x 3.54m (max)	10'0" x 11'7" (max)
Bedroom 3	3.30m x 2.91m (max)	10'10" x 9'7" (max)
Bathroom	2.20m x 2.04m (max)	7'3" x 6'8" (max)



Ground Floor

Kitchen/Dining/Family	6.42m x 3.51m (max)	21'1" x 11'6" (max)
Living Room	3.16m x 4.45m (max)	10'4" x 14'7" (max)
Cloakroom	2.05m x 1.15m (max)	6'9" x 3'9" (max)
Garage	3.10m x 6.09m (max)	10'2" x 20'0" (max)

Clks - Cloakroom WS - Wardrobe Space (suggestion only, wardrobe not included)

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The Scrivener

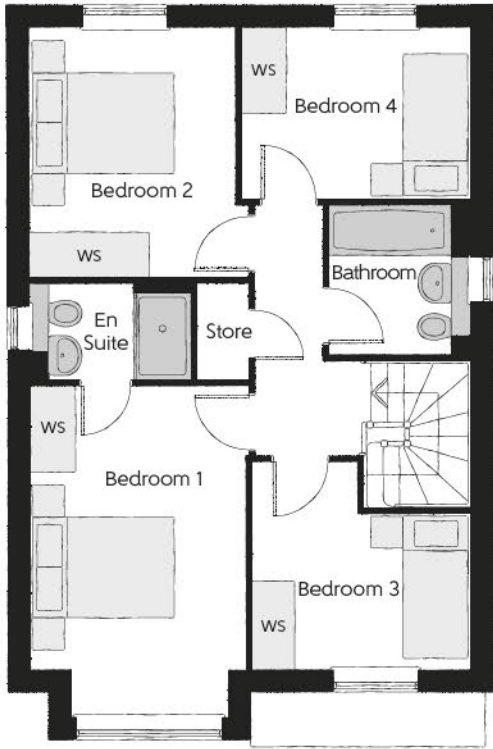
FOUR BEDROOM HOME



Bellway

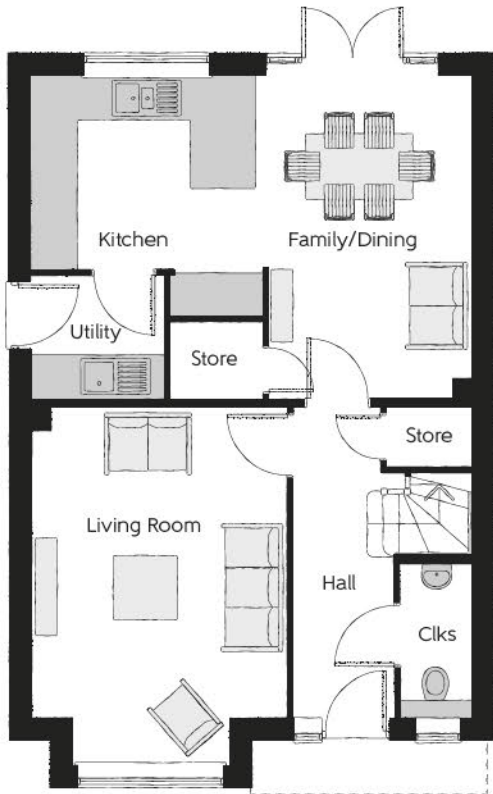
The Scrivener

Four bedroom home



First Floor

Bedroom 1	2.96m x 4.59m (inc. bay)	9'9" x 15'1" (inc. bay)
Bedroom 1 En Suite	2.22m x 1.35m	7'4" x 4'5"
Bedroom 2	2.83m x 3.46m	9'3" x 11'4"
Bedroom 3	3.03m x 2.87m (max)	9'11" x 9'5" (max)
Bedroom 4	3.17m x 2.38m	10'5" x 7'10"
Bathroom	1.91m x 2.08m	6'3" x 6'10"



Ground Floor

Kitchen	3.20m x 3.33m	10'6" x 10'11"
Family/Dining	2.88m x 4.48m	9'6" x 14'8"
Living Room	3.54m x 4.94m (inc. bay)	11'7" x 16'3" (inc. bay)
Utility	1.84m x 1.71m	6'0" x 5'7"
Cloakroom	0.97m x 2.08m	3'2" x 6'10"

Clks - Cloakroom WS - Wardrobe Space (suggestion only, wardrobe not included)

Furniture arrangements are for illustrative purposes only. Items are not included, nor to scale.

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The Milliner

FOUR BEDROOM HOME



Bellway

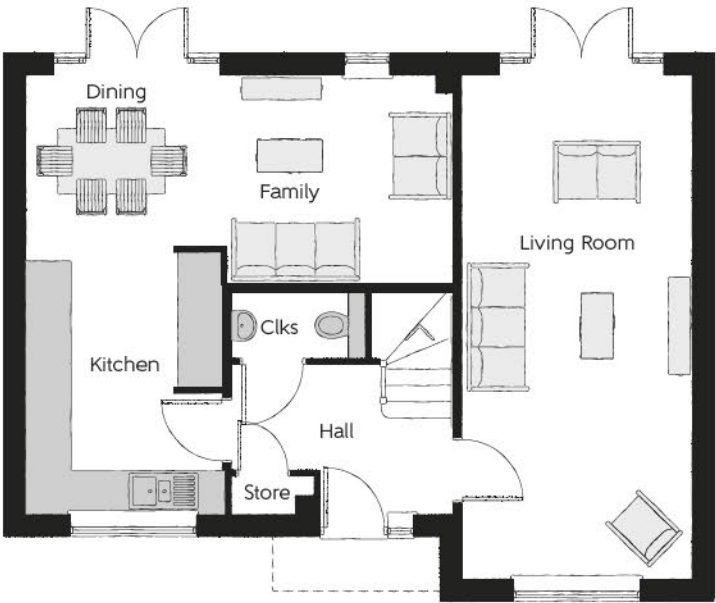
The Milliner

Four bedroom home



First Floor

Bedroom 1	3.16m x 4.35m (max)	10'4" x 14'3" (max)
Bedroom 1 En Suite	2.32m x 1.42m	7'7" x 4'8"
Bedroom 2	3.58m x 3.06m (max)	11'9" x 10'1" (max)
Bedroom 3	2.56m x 2.93m	8'5" x 9'8"
Bedroom 4	3.29m x 2.54m (max)	10'9" x 8'4" (max)
Bathroom	2.26m x 1.91m	7'5" x 6'3"



Ground Floor

Kitchen	2.70m x 3.72m	8'10" x 12'2"
Dining	2.78m x 2.37m	9'2" x 7'9"
Family	3.14m x 2.88m	10'4" x 9'5"
Living Room	3.16m x 6.99m	10'4" x 22'11"
Cloakroom	1.86m x 0.90m	6'1" x 3'0"

Clks - Cloakroom WS - Wardrobe Space (suggestion only, wardrobe not included)

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The Bowyer

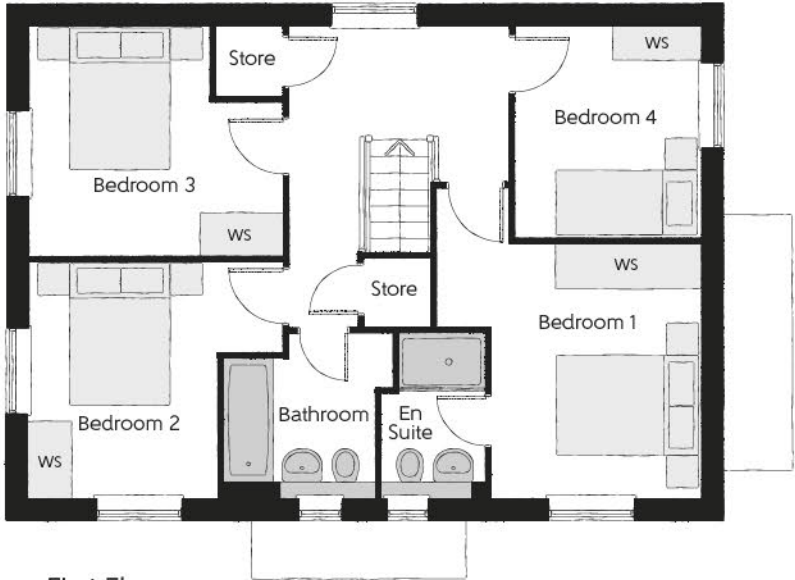
FOUR BEDROOM HOME



Bellway

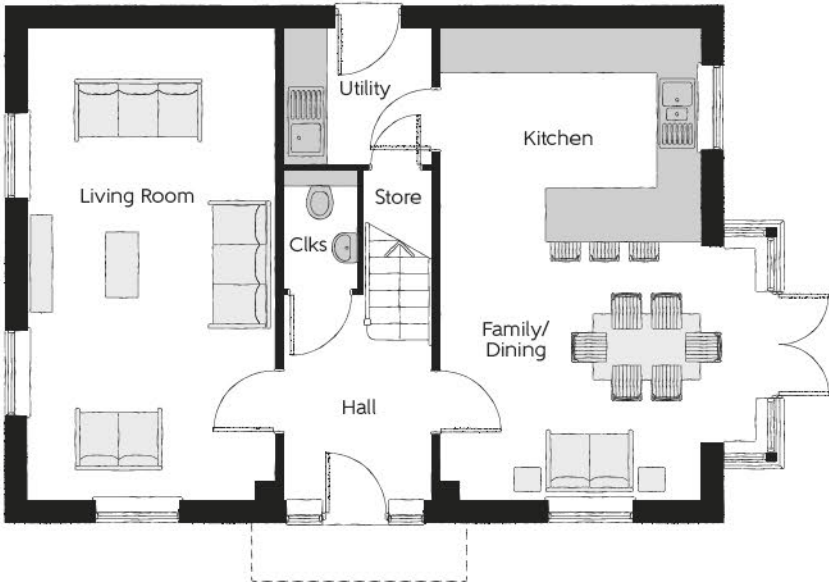
The Bowyer

Four bedroom home



First Floor

Bedroom 1	3.66m x 3.52m (max)	12'0" x 11'7" (max)
Bedroom 1 En Suite	1.44m x 2.25m	4'9" x 7'5"
Bedroom 2	3.53m x 3.27m (max)	11'7" x 10'9" (max)
Bedroom 3	3.53m x 3.18m (max)	11'7" x 10'5" (max)
Bedroom 4	2.58m x 2.93m	8'6" x 9'7"
Bathroom	2.35m x 2.25m (max)	7'9" x 7'5" (max)



Ground Floor

Kitchen/Dining	4.39m x 6.54m (inc. bay)	14'5" x 21'5" (inc. bay)
Living Room	3.42m x 6.54m	11'3" x 21'5"
Utility	2.03m x 1.87m	6'8" x 6'2"
Cloakroom	1.00m x 1.65m	3'3" x 5'5"

Clks - Cloakroom WS - Wardrobe Space (suggestion only, wardrobe not included)

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The Philosopher

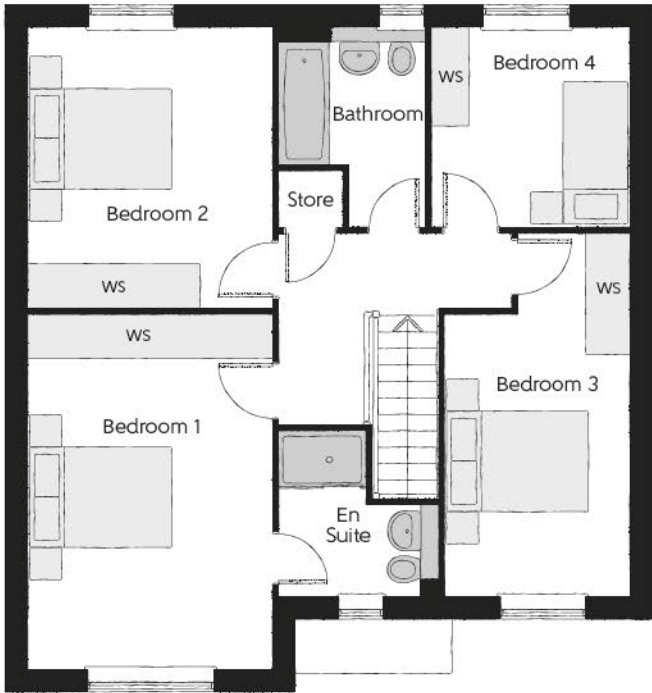
FOUR BEDROOM HOME



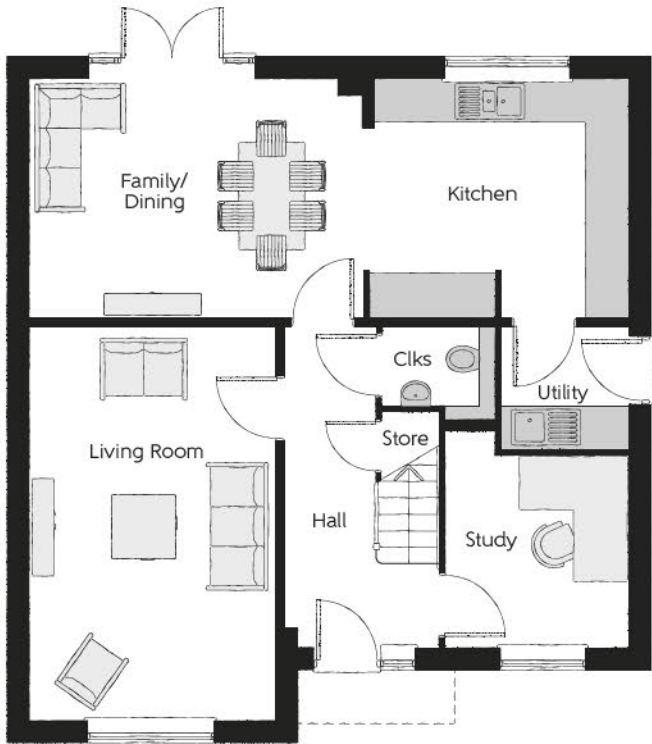
Bellway

The Philosopher

Four bedroom home



First Floor		
Bedroom 1	3.39m x 4.92m	11'1" x 16'2"
Bedroom 1 En Suite	2.23m x 2.27m (max)	7'4" x 7'5" (max)
Bedroom 2	3.39m x 3.89m	11'1" x 12'9"
Bedroom 3	2.55m x 5.03m (max)	8'4" x 16'6" (max)
Bedroom 4	2.75m x 2.76m	9'0" x 9'1"
Bathroom	2.02m x 2.76m (max)	6'8" x 9'1" (max)



Ground Floor		
Kitchen	3.71m x 3.30m	12'2" x 10'10"
Family/Dining	4.63m x 3.30m	15'2" x 10'10"
Living Room	3.39m x 5.45m	11'1" x 17'11"
Study	2.55m x 3.03m (max)	8'4" x 9'11" (max)
Utility	1.78m x 1.71m	5'10" x 5'7"
Cloakroom	1.57m x 1.32m (max)	5'2" x 4'4" (max)

Clks - Cloakroom WS - Wardrobe Space (suggestion only, wardrobe not included)

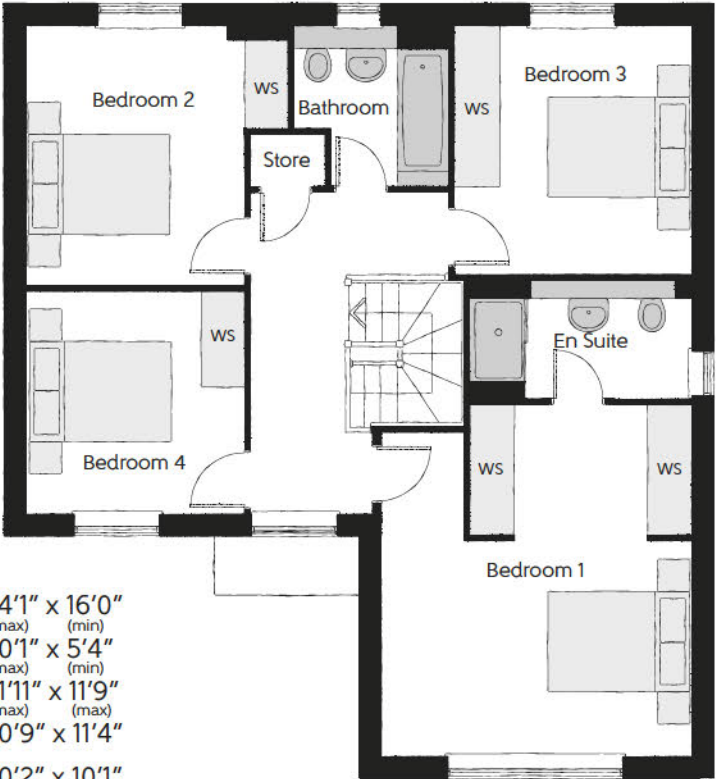
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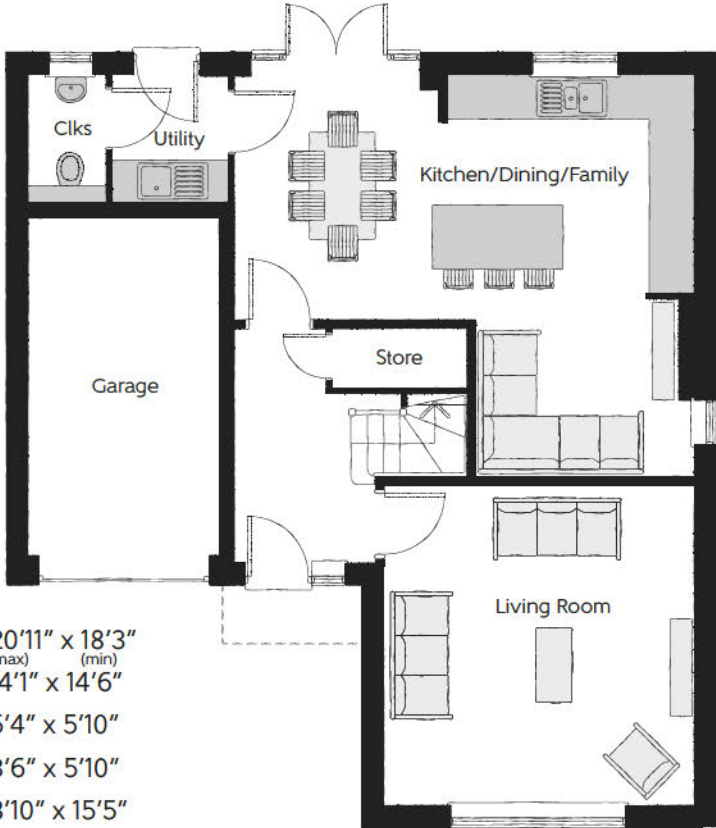
First Floor

Bedroom 1	4.29m x 4.89m
	(max) (min)
Bedroom 1 En Suite	3.06m x 1.63m
	(max) (min)
Bedroom 2	3.63m x 3.59m
	(max) (min)
Bedroom 3	3.28m x 3.44m
	(max) (min)
Bedroom 4	3.09m x 3.08m
	(max) (min)
Bathroom	2.15m x 2.23m
	(max) (min)



Ground Floor

Kitchen/Dining/Family	6.37m x 5.56m
	(max) (min)
Living Room	4.29m x 4.43m
	(max) (min)
Utility	1.62m x 1.78m
	(max) (min)
Cloakroom	1.06m x 1.78m
	(max) (min)
Garage	2.70m x 4.71m
	(max) (min)



Clks - Cloakroom WS - Wardrobe Space (suggestion only, wardrobe not included)

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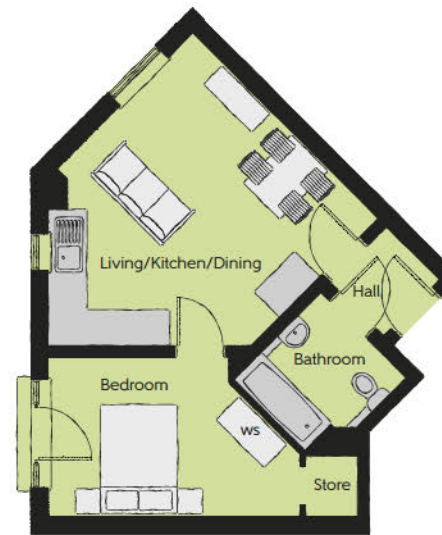


The Garthwaite Apartments

ONE AND TWO BEDROOM APARTMENTS



Bellway



The Studio – 1 Bedroom Apartment – Plots 83 & 95

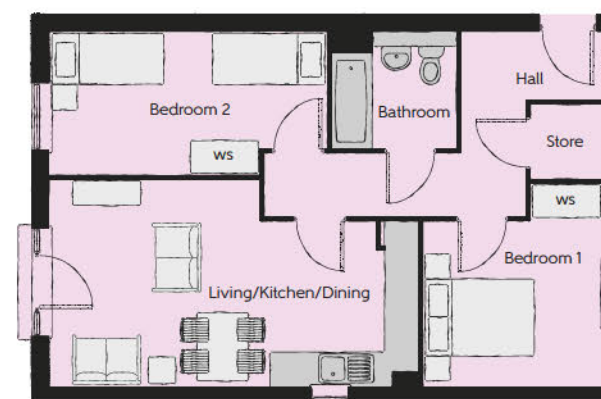
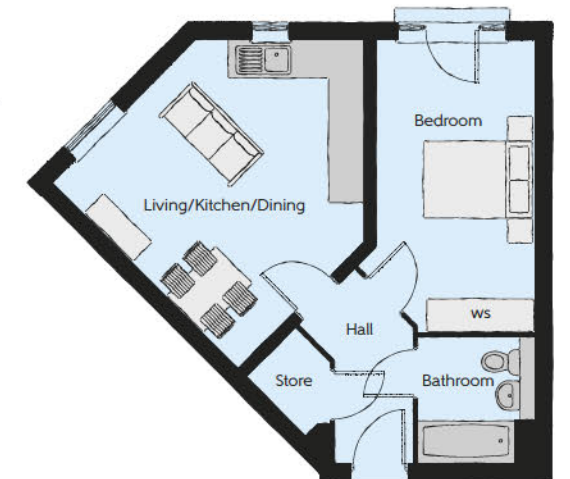
Living/Kitchen/Dining	4.50m x 3.50m	14'9" x 11'6"
Bedroom	4.35m x 2.75m (max) (min)	14'3" x 9'0" (max) (min)
Bathroom	2.00m x 2.15m	6'7" x 7'1"

*Please note Plot 95 is handed.

The Brochette – 1 Bedroom Apartment – Plots 84, 87, 88, 91, 92, 96, 99, 100, 103 & 104

Living/Kitchen/Dining	3.50m x 4.50m	11'6" x 14'9"
Bedroom	5.10m x 2.75m (max) (min)	16'9" x 9'0" (max) (min)
Bathroom	1.70m x 2.15m	5'7" x 7'1"

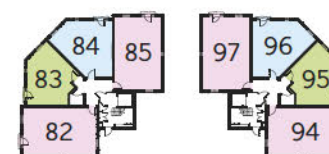
*Please note Plots 87, 91, 96, 100 and 104 are handed.



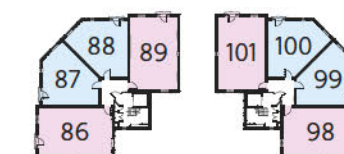
The Mandoline – 2 Bedroom Apartment – Plots 82, 85, 86, 89, 90, 93, 94, 97, 98, 101, 102 & 105

Living/Kitchen/Dining	6.45m x 2.90m (max) (min)	21'2" x 9'6" (max) (min)
Bedroom 1	3.15m x 2.90m (max) (min)	10'4" x 9'6" (max) (min)
Bedroom 2	4.80m x 2.50m (max) (min)	15'9" x 8'2" (max) (min)
Bathroom	2.20m x 2.00m	7'3" x 6'7"

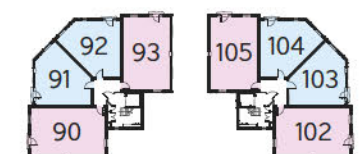
*Please note Plots 85, 89, 93, 94, 98 and 102 are handed.



Ground Floor



First Floor



Second Floor

WS – Wardrobe Space (suggestion only, wardrobe not included)

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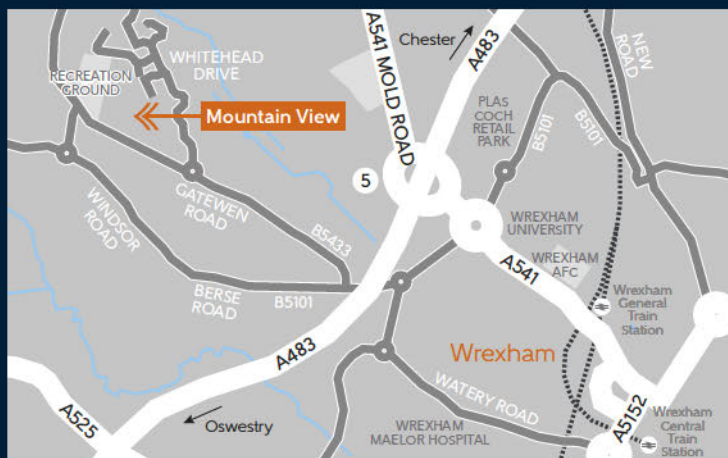
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