



What are the benefits of buying a new-build?

If you've never bought a new-build property there are a host of benefits you should take into consideration as part of the buying process. We've set out a few reasons below as to why buying a new home trumps second hand properties every time!

Personalisation

Buying a new home means you have the opportunity to choose your fixtures and fittings to make sure they're just right for you. At Bournehurst we offer a huge range of options for your kitchen, bathroom, flooring, and even the colour of your front door.

10 Year Warranty

All new homes come with a 10 year warranty which protects you should there be anything wrong with the design or construction of the building. We are registered with Checkmate who can provide excellent, impartial advice if you have a problem with your new home. We are also part of the Property Redress Scheme to further protect our buyers.

Energy Efficiency

New homes are substantially more energy efficient than older properties with recent **government statistics** showing new homes use just under two thirds less energy over a year than existing properties. Not only does this give you peace of mind that your home is eco-friendly, it's also reflected in your energy bills which will be much lower irrespective of which utility providers you choose. Our lodges also come with solar panels so part of your home will be powered from a sustainable source.

Less Maintenance

A brand new home should need very little or no major maintenance works for the first few years. You can rest assured when you're buying your new home that there's no hidden problems like subsidence or damp occurring which could result in costly construction work. Likewise as everything is newly decorated and chosen by you, there will be no need to renovate the property for a few years either.

Modern Living

Your new home will be fitted with a number of high tech features and will be equipped to be future proof should you want to add more smart features in the future. Our lodges come with a smart video doorbell accessible from your mobile and the option for a smart thermostat to remotely control your heating and save even more on your energy bills.

Smooth Buying Process

Having no upward chain means that you won't have the annoyance of having to wait for someone to move out of your new home before you can move in and there's less risk of the purchase falling through.

A Safer Home

Not only are new homes built to ever more stringent building regulations but they are also often equipped with security features. The lodges at Bournehurst come with a home security system as standard to make sure you feel completely at ease in your new home.

Unpack and Go!

Usually moving house is just the first part of what becomes a long-term project to make the property just right for you but buying a new home means that the property is exactly as you'd imagined it so there are no lingering tasks once you move in. Just unpack and start to enjoy your home right away.

Extras Included

Many new homes, including the lodges at Bournehurst, come with a host of extra fixtures and fittings included in your purchase, something which you would normally have to pay extra for once you've moved in if you were buying an older property. For example, our 'Deluxe' package, which is included in your house price, comes with plush carpets of your choice fitted for your arrival and your choice of kitchen specification with brand new integrated appliances, sleek new bathrooms with Porcelanosa tiles of your choice and full decoration complete to all rooms.

If you would like to learn more about the luxury lodges at Bournehurst, contact us to receive a brochure or book a viewing: hello@bournehurst.co.uk

Alternatively, give us a call on 0151 374 22 44 and we'll be happy to answer any questions you might have.