



A new development by

STRAND

H O M E S



A beautiful new development set behind the iconic High Trees of Donaghadee



Combining the charm of the coast with commuter convenience, Donaghadee offers a breath of fresh air as a place to call home.

A bustling town, with a thriving local community in County Down steeped in history and full of charm.

Known as the 'Dover of Ireland', this scenic town enjoys a coastal location and one of Ireland's most picturesque harbours to enjoy on weekend strolls.





Discover a breath of fresh air

What's on offer in Donaghadee and the surrounding area?

Donaghadee has a fantastic range of shops, restaurants and cafes to offer. A town that is now a popular destination for dining out with Pier 36, Grace Neills, Bull & Claw, Harbour and Company and Bridewell Café, to name just a few.



There is a range of sports clubs with Golf, Rugby, Tennis, Sailing, Football, Cricket and the increasingly popular activity of sea swimming, along with many beach walks and hidden treasures such as Portavoe Reservoir, ideal spots to enjoy the great outdoors.

From Donaghadee you could either head further down the coast along the Ards Peninsula and visit the various quaint towns and villages, taking advantage of some of the more remote beaches or a visit to Mount Stewart.

Alternatively, you could head towards the larger towns of Bangor and Newtownards and avail of all they offer in terms of shopping, eating and socialising.



BULL & CLAW
 THE SAILING CLUB
THE GOLF CLUB
 HARBOUR & COMPANY
 MAUDS **PIER 36**
GRACE NEILL'S
HIGH TREES
 DONAGHADEE GARDEN CENTRE
LIGHTHOUSE
COPELAND ISLANDS
 WILD THING
 THE CAPTAIN'S TABLE
 THE **CABIN**
 CROMMELIN PARK
BRIDEWELL
 FLAVOUR FIRST
 THE **MOAT**
 MORELLI'S



**EMBRACE
 LOCAL
 LIVING**



High Trees proximity
 to both Bangor
 and Newtownards,
 as well as being
 within commuting
 distance of Belfast,
 makes it a popular
 location for many.

MEET THE NEIGHBOURS



Kate Kirk
Bridewell Coffee

I moved to Donaghadee from Holywood.

I am about to get married and when we were searching for houses, we found we could get so much more for our money in Donaghadee than in other places we were looking like Bangor and east Belfast.



Karen McCullough
Wild Thing Botanical & Lifestyle Store

I am originally from Newtownards, even though Donaghadee is just a few miles down the road it is a massive difference and offers a complete lifestyle change.



Tim McKee
Copeland Distillery

I moved to Donaghadee from Hillsborough, even though Donaghadee is small it has a big heart and delivers a fantastic lifestyle.

“Living by the coast is something special.”



Alan Couser
Donaghadee Lifeboat

Through the RNLI I get to meet so many people of all ages, especially at the RNLI Open Day. There are such a diverse range of ages in Donaghadee and it offers something different for everyone.



Jimmy Lister
Local resident

I first came to Donaghadee 45 years ago and I fell in love with the place. I wouldn't want to live anywhere else.

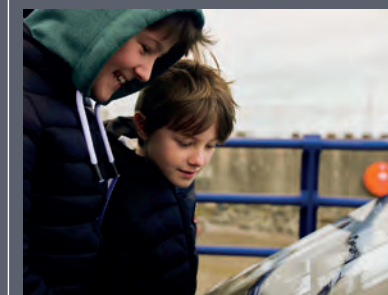


Jody & Lewis
Pier 36

Donaghadee is an expanding and welcoming town.

It's a great location for anyone who loves the outdoors, it has a thriving sports scene with rugby, football, hockey, cricket, golf, sailing and great walks by the sea or along the commons.

We are blessed with a fabulous range of bars, restaurants and coffee shops to deliver a great social environment.



The Wheelers
A local family

We moved with the family from London, I have an easy commute to Belfast for work and the best thing is I feel like I am on holiday every evening when I get home.





Turnkey Finishes

The development is located behind the iconic High Trees in Donaghadee and is within walking distance of the town centre and a short distance to the shore front.

Within the development there will be approximately eight acres of 'green space' giving the development a feeling of space as well as creating areas for all to enjoy.

High Desire

The homes are traditional in their construction, with a meticulous attention to detail in their design, materials used and finishes.

A development consisting of a selection of three and four bedroom, detached and semi-detached homes, which will appeal to a range of buyers, from first time buyers to those seeking their forever home.



Internal images used are from previous Strand Homes Developments.



High Specifications

Finishes throughout

- Painted walls, ceilings and woodwork throughout
- Moulded skirtings & architraves
- Internal doors with ironmongery

Flooring

- Carpets & underlay to lounge, bedrooms, stairs & landing
- Tiles (entrance hall, cloakroom/ kitchen/bathrooms)
- Tiled flooring to sunroom where applicable

Kitchen

- Choice of high quality kitchen doors in a selection of colours. Choice of handles and worktops.
- 1 ½ Bowl stainless steel sink and drainer
- LED under lighting to kitchen units
- Recessed led down lighters to ceilings.

Kitchen appliances

- Branded integrated appliances to include:
- Fridge/freezer
- Dishwasher
- Four zone induction hob
- Electric oven & extractor hood
- Integrated washer /dryer (in house types without utility) free standing washing machine in house types with utility room white goods carry a 2 year guarantee

Bathroom/en suite/wc

- Contemporary white sanitary ware
- Full height tiling to shower enclosures
- Full height tiling around the bath, shower over bath & glass shower screen where shower bath applies
- Tiled splashback to standard bath
- Choice of tiling
- Thermostatically controlled showers
- Thermostatically controlled drench dual shower head in en suite.
- Slimline trays
- Heated towel rails to bathroom, en suite & cloakroom

External

- Outside tap
- Landscaped garden
- Lawns to front and rear
- Rear garden enclosed with fencing
- Driveways to be tarmac/bitmac finish with paved pathways
- A management company for upkeep of the development
- UPVC double glazed windows and uPVC rear door
- Composite front door with secure multi locking system
- External lighting to front and rear doors

Electrical/technical

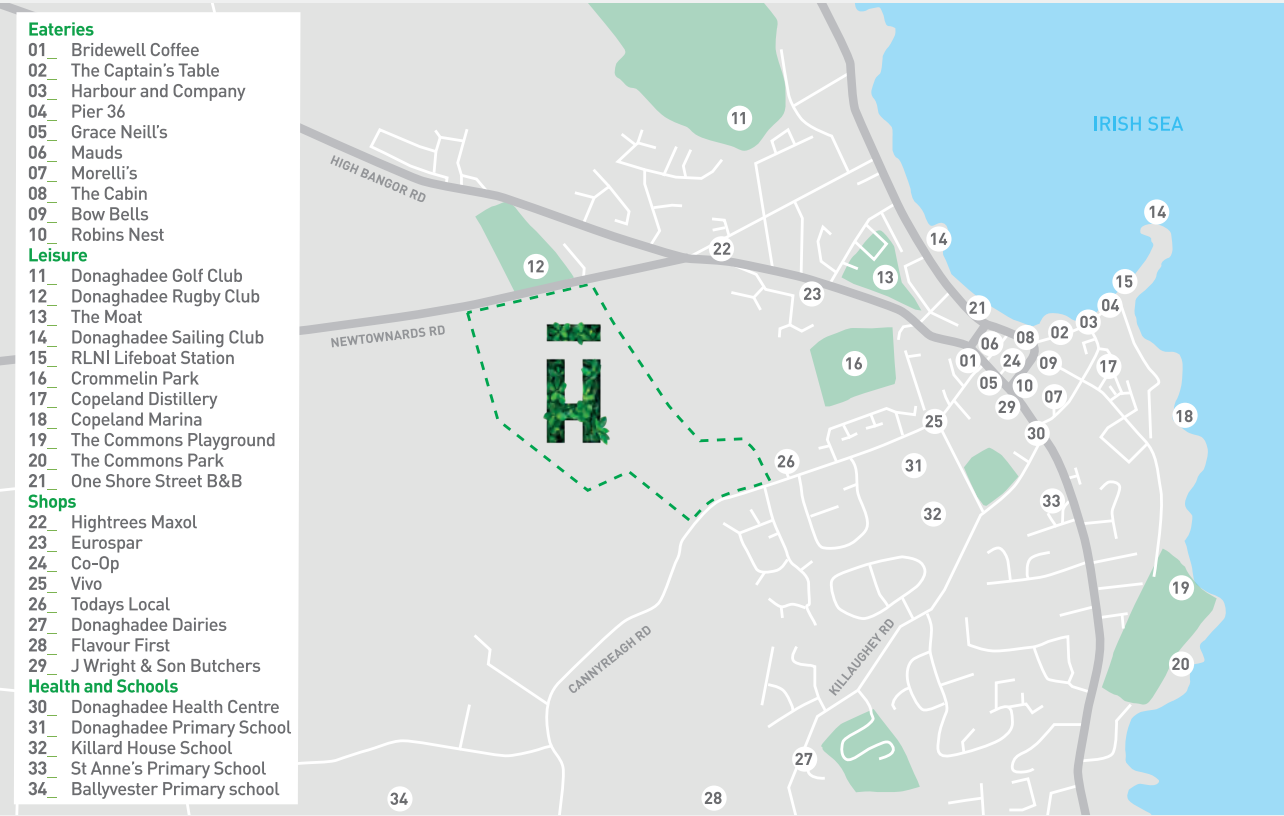
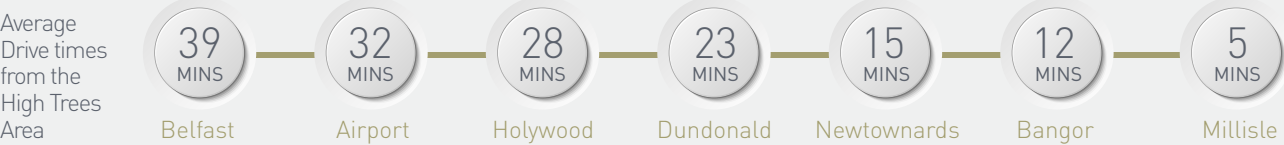
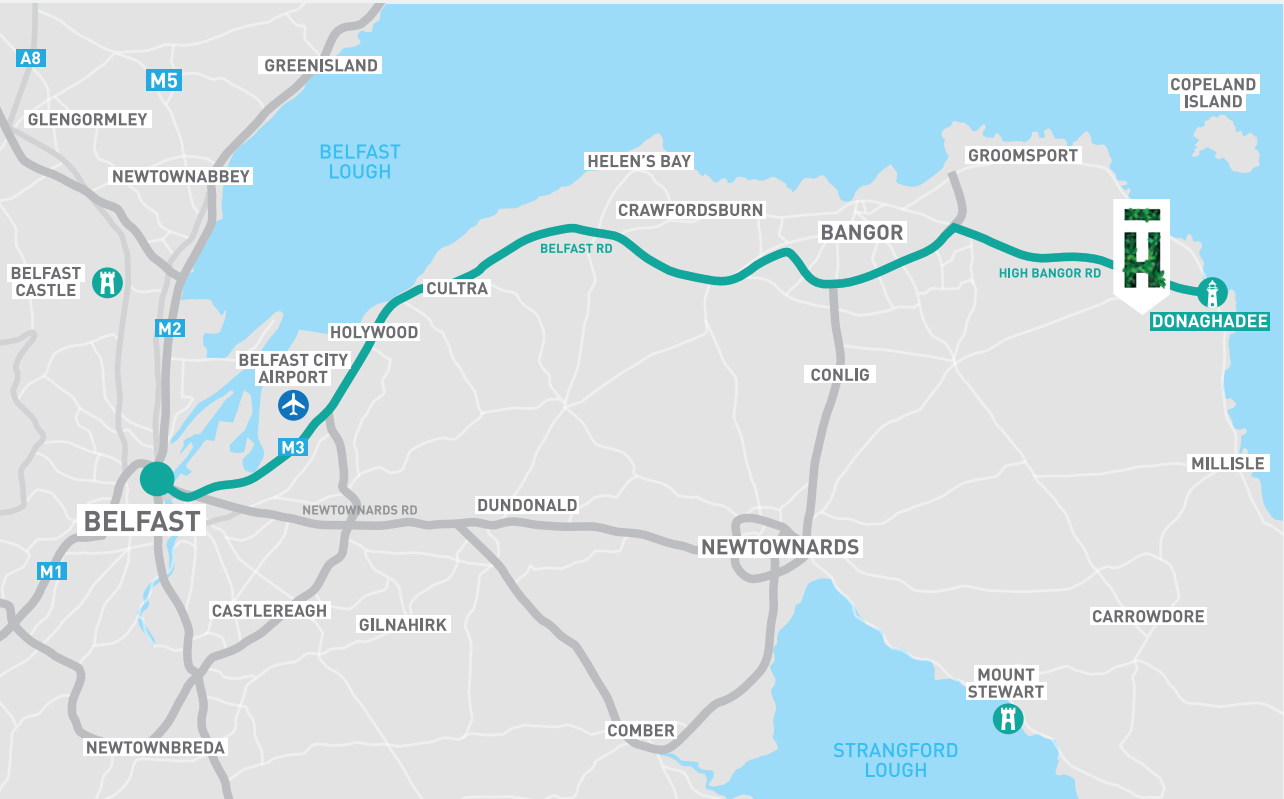
- Comprehensive range of electrical sockets/TV/telephone/ USB/network points
- BT Openreach available
- Wiring for Virgin Media
- Mains smoke & carbon monoxide detectors
- Security alarm
- Gas fired central heating, boiler with 5 year warranty
- Energy efficient design

Other

- NHBC 10 year buildmark warranty



Connect with ease



STRAND HOMES



Why a STRAND home

LOVE WHERE YOU LIVE

As a customer focused business, we want people to:

- Love their home that we build.
- Love the community that we are building in and the new communities that evolve with each development.

Sustainability: At Strand Homes we are committed to considering and reducing the environmental impact throughout the building process.

Trusted: Customer care and experience is central to what we do, constantly striving to do more and offer more to our customers.

Reliable: A Strand Home is one of consistent high quality in terms of the materials used, build, craftsmanship and finishes both internally and externally.

Aiming to be better: Aiming to constantly improve and striving to exceed expectations. Build better, Engage better, Market better, Design better.

Neighbourhood: Creating developments that respect and engage with the existing neighbourhood and that facilitate new communities to evolve.

Design: Our homes are built and designed to utilise the space and to create homes that not only look and feel good but are practical and functional as well. A perfect combination of design and functionality.

Notes



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High Trees are sociable   /hightreesdonaghadee

Internal images used are from previous Strand Homes Developments.



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STRAND
HOMES



**HIGH
TREES**

DONAGHADEE



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