

welcome to
**Bluebell
Croft**

Ratby • Leicestershire



A modern development of
2, 3 & 4 bedroom new homes
for shared ownership sale

welcome to your new home

Bluebell Croft, Ratby

Leicestershire LE6

2 Bedroom Mid-Terrace | **Plot 71, 72, 77, 78 & 86**



Kitchen

Contemporary Kitchen

Oven, hob, extractor

Vinyl flooring

Space for Washing Machine and
Fridge/Freezer

Bathroom

Three piece white suite

Shower over bath with screen

Complimentary wall tiling

Vinyl flooring

General

Located in Hinckley and Bosworth
District

Parking

10 Year Build Warranty

Turfed Rear Garden

PLEASE NOTE:

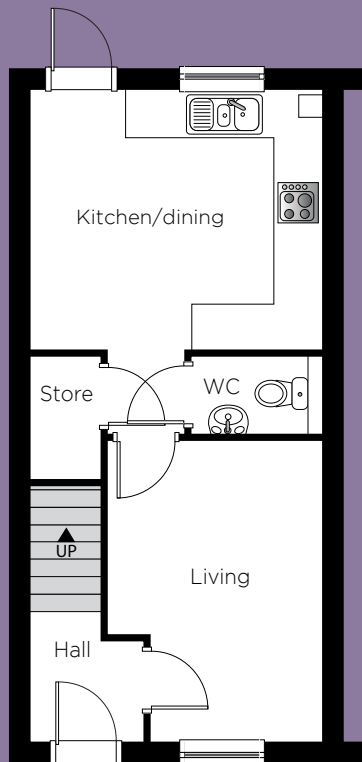
CGI shown is for Illustrations purposes only.

Bluebell Croft, Ratby

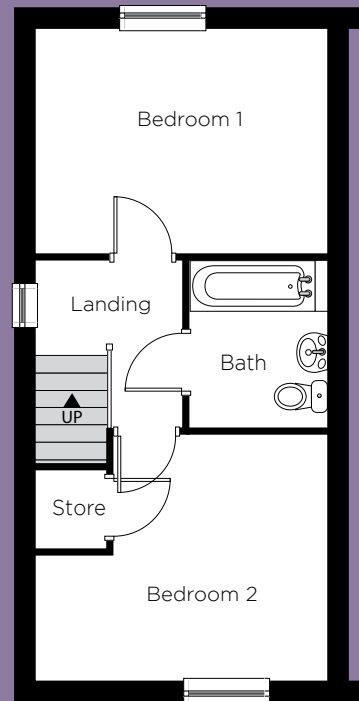
Leicestershire LE6

2 Bedroom Mid-Terrace | Plot 71, 72, 77, 78 & 86

platform 
home
OWNERSHIP



Ground Floor



First Floor

Please note:
Some plots will be the opposite floor layout to shown.

Ground Floor

Kitchen/ dining	4.06m 13' 4"	x	3.62m 11' 10"	(max)
Living	4.18m 13' 8"	x	2.99m 9' 10"	(max)

First Floor

Bed 1	4.06m 13' 4"	x	3.13m 11' 10"	(max)
Bed 2	4.06m 13' 4"	x	3.42m 11' 2"	(max)
Bathroom	2.34m 7' 8"	x	1.92m 6' 4"	(max)

Total Floor Area:
73.33m²/789.36 sq.ft

Kitchen layouts are indicative only. Please consult with Platform staff for specific plans, room dimensions and kitchen layouts. The information is for guidance only and is not to be relied on as statements or representations of fact and they do not make or give representation or warrant whatsoever and do not form part of any contract. All room measurements shown in metric first followed by imperial underneath.

welcome to your new home

Bluebell Croft, Ratby

Leicestershire LE6

2 Bedroom Semi-Detached | **Plots 68 & 69**

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O W N E R S H I P



Kitchen

Contemporary Kitchen

Oven, hob, extractor

Vinyl flooring

Space for Washing Machine and
Fridge/Freezer

Bathroom

Three piece white suite

Shower over bath with screen

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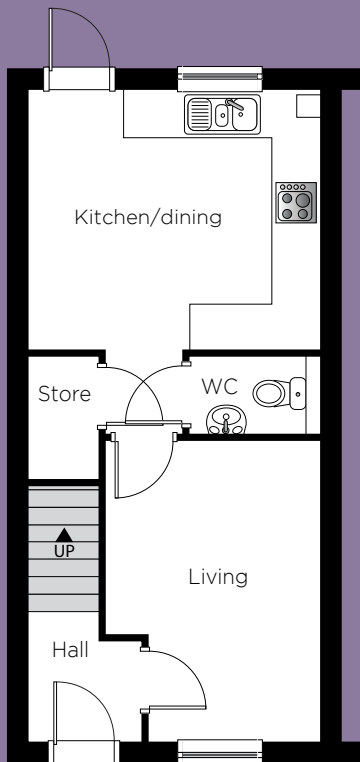
Turfed Rear Garden

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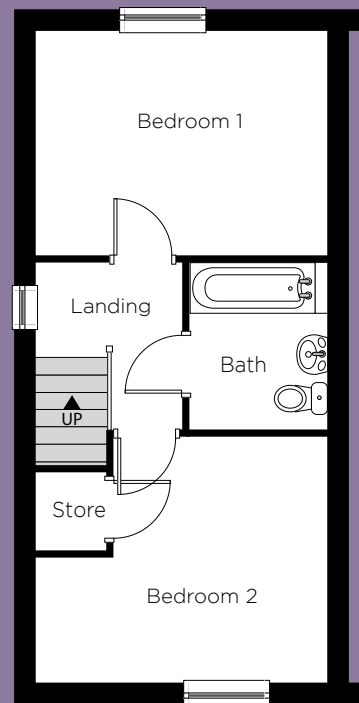
Bluebell Croft, Ratby

Leicestershire LE6

2 Bedroom Semi-Detached | **Plots Plots 68 & 69**



Ground Floor



First Floor

Please note:
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Ground Floor

Kitchen/ dining	4.06m 13' 4"	x	3.62m 11' 10"	(max)
Living	4.18m 13' 8"	x	2.99m 9' 10"	(max)

First Floor

Bed 1	4.06m 13' 4"	x	3.13m 11' 10"	(max)
Bed 2	4.06m 13' 4"	x	3.42m 11' 2"	(max)
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Bluebell Croft, Ratby

Leicestershire LE6

3 Bedroom Double Aspect End Terrace | **Plots 70, 79 & 87**

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O W N E R S H I P



Kitchen

Contemporary Kitchen

Oven, hob, extractor

Vinyl flooring

Space for Washing Machine and
Fridge/Freezer

Bathroom

Three piece white suite

Shower over bath with screen

Complimentary wall tiling

Vinyl flooring

General

Located in Hinckley and Bosworth
District

Parking

10 Year Build Warranty

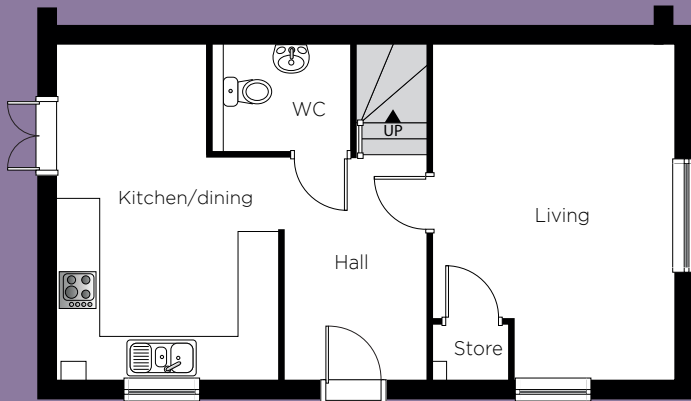
Turfed Rear Garden

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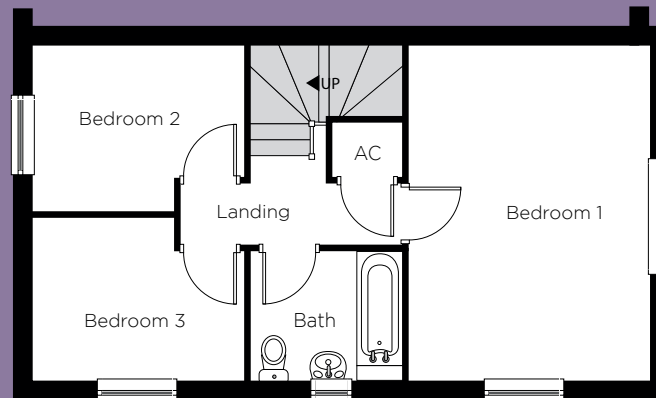
Bluebell Croft, Ratby

Leicestershire LE6

3 Bedroom Double Aspect End Terrace | **Plots 70, 79 & 87**



Ground Floor



First Floor

Ground Floor

Kitchen/ dining	5.09m 16' 8"	x	3.12m 10' 3"	(max)
Living	5.09m 16' 8"	x	3.68m 12' 1"	(max)

First Floor

Bed 1	5.09m 16' 8"	x	3.68m 10' 3"	(max)
Bed 2	3.22m 10' 7"	x	2.51m 8' 3"	(max)
Bed 3	3.22m 10' 7"	x	2.51m 8' 3"	(max)
Bathroom	2.34m 7' 8"	x	1.98m 6' 6"	(max)

Total Floor Area:
95.50m²/1027.90 sq.ft

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3 Bedroom Semi-Detached | **Plots Plots 74 & 75**

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O W N E R S H I P



Kitchen

Contemporary Kitchen

Oven, hob, extractor

Vinyl flooring

Space for Washing Machine and
Fridge/Freezer

Bathroom

Three piece white suite

Shower over bath with screen

Complimentary wall tiling

Vinyl flooring

General

Located in Hinckley and Bosworth
District

Parking

10 Year Build Warranty

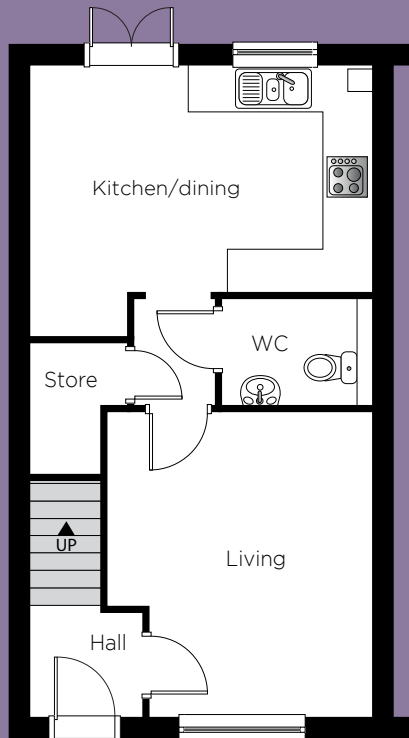
Turfed Rear Garden

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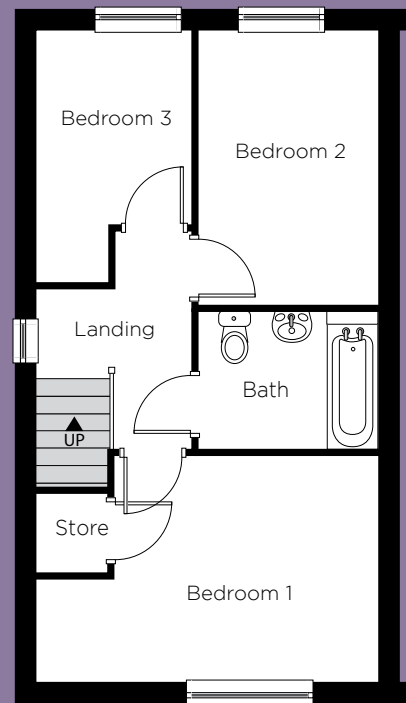
Bluebell Croft, Ratby

Leicestershire LE6

3 Bedroom Semi-Detached | **Plots 74 & 75**



Ground Floor



First Floor

Please note:
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Ground Floor

Kitchen/ dining	4.76m 15' 7"	x	3.16m 10' 4"	(max)
Living	4.24m 13' 11"	x	3.69m 12' 1"	(max)

First Floor

Bed 1	4.76m 15' 7"	x	3.15m 10' 4"	(max)
Bed 2	3.81m 12' 6"	x	2.54m 8' 4"	(max)
Bed 3	3.50m 11' 6"	x	2.15m 7' 1"	(max)
Bathroom	2.54m 8' 4"	x	1.93m 6' 4"	(max)

Total Floor Area:
85.99m²/925.84 sq.ft

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3 Bedroom End-Terrace | **Plots 73, 76 & 85**

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Kitchen

Contemporary Kitchen

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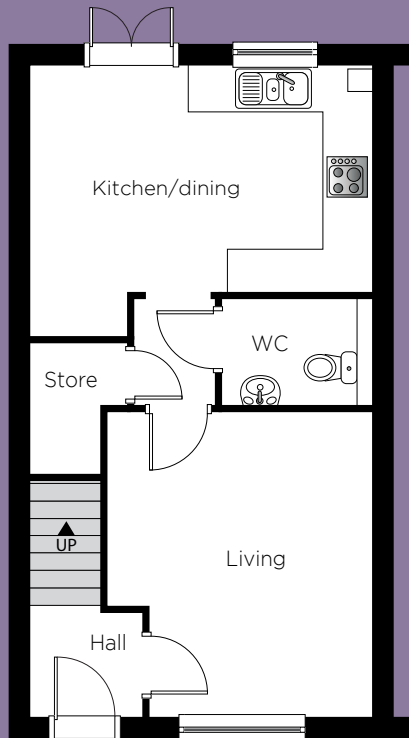
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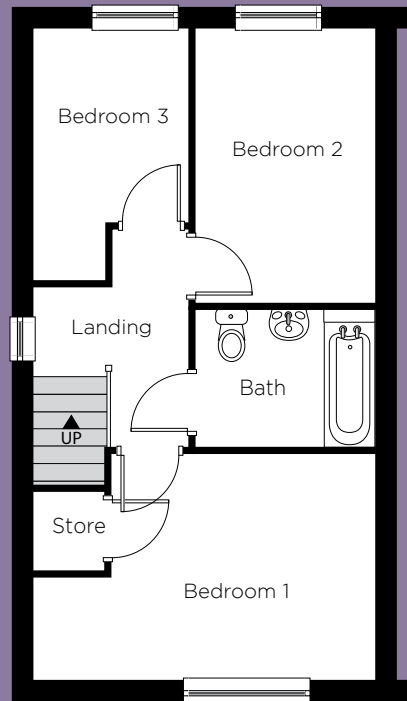
Bluebell Croft, Ratby

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3 Bedroom End-Terrace | **Plots 73, 76 & 85**



Ground Floor



First Floor

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First Floor

Bed 1	4.76m 15' 7"	x	3.15m 10' 4"	(max)
Bed 2	3.81m 12' 6"	x	2.54m 8' 4"	(max)
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Bathroom	2.54m 8' 4"	x	1.93m 6' 4"	(max)

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Bluebell Croft, Ratby


Leicestershire LE6


Site plan





Development

-  2 Bedroom Semi-Detached
Plots 68 & 69

-  2 Bedroom Mid-Terrace
Plot 71, 72, 77, 78 & 86

-  3 Bedroom End-Terrace
Plots 73, 76 & 85

-  3 Bedroom Semi-Detached
Plot 74 & 75

-  3 Bedroom Double Aspect
End-Terrace
Plot 70, 79 & 87

Part of the **platform**
housing group

For further details please contact our sales team on: **0345 450 3995** or email: sales@platformhg.com

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 twitter.com/PlatformNewHome |  instagram.com/platformhomeownership

Bluebell Croft, Ratby

Leicestershire LE6

House prices for all plots available



Houses available

Plot	House Type	Postal Address	Handover	100% Price	35% Share Value	Monthly Rent	Service Charge	Sold/Reserved
68	2 Bed Semi-Detached	3 Rev. Blackman Close, Ratby, Leicestershire LE6 OPS.	Oct 2022	£240,000	£84,000	£357.50	£34.40	
69	2 Bed Semi-Detached	5 Rev. Blackman Close, Ratby, Leicestershire LE6 OPS.	Oct 2022	£240,000	£84,000	£357.50	£34.40	
70	3 Bed End-Terrace	7 Rev. Blackman Close, Ratby, Leicestershire LE6 OPS.	Oct 2022	£315,000	£110,250	£469.22	£37.70	
71	2 Bed Mid-Terrace	9 Rev. Blackman Close, Ratby, Leicestershire LE6 OPS.	Oct 2022	£230,000	£80,500	£342.60	£37.70	
72	2 Bed Mid-Terrace	11 Rev. Blackman Close, Ratby, Leicestershire LE6 OPS.	Oct 2022	£230,000	£80,500	£342.60	£37.70	
73	3 Bed End-Terrace	15 Rev. Blackman Close, Ratby, Leicestershire LE6 OPS.	Oct 2022	£285,000	£99,750	£424.53	£37.70	
74	3 Bed Semi-Detached	17 Rev. Blackman Close, Ratby, Leicestershire LE6 OPS.	Nov 2022	£285,000	£99,750	£424.53	£37.70	
75	3 Bed Semi-Detached	19 Rev. Blackman Close, Ratby, Leicestershire LE6 OPS.	Nov 2022	£285,000	£99,750	£424.53	£37.70	
76	3 Bed End-Terrace	21 Rev. Blackman Close, Ratby, Leicestershire LE6 OPS.	Nov 2022	£285,000	£99,750	£424.53	£37.70	
77	2 Bed Mid-Terrace	23 Rev. Blackman Close, Ratby, Leicestershire LE6 OPS.	Nov 2022	£230,000	£80,500	£342.60	£37.70	
78	2 Bed Mid-Terrace	25 Rev. Blackman Close, Ratby, Leicestershire LE6 OPS.	Nov 2022	£230,000	£80,500	£342.60	£37.70	
79	3 Bed End-Terrace	27 Rev. Blackman Close, Ratby, Leicestershire LE6 OPS.	Nov 2022	£315,000	£110,250	£469.22	£37.70	
85	3 Bed End-Terrace	1 Rev. Blackman Close, Ratby, Leicestershire LE6 OPS.	Nov 2022	£285,000	£99,750	£424.53	£37.70	
86	2 Bed Mid-Terrace	10 Rev. Blackman Close, Ratby, Leicestershire LE6 OPS.	Nov 2022	£230,000	£80,500	£342.60	£37.70	
87	3 Bed End-Terrace	8 Rev. Blackman Close, Ratby, Leicestershire LE6 OPS.	Nov 2022	£315,000	£110,250	£469.22	£34.40	

PLEASE NOTE: HOUSE PRICES FOR ALL PLOTS ABOVE - MAYBE SUBJECT TO CHANGE

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Scheme administered by Platform Housing Group
1700 Solihull Parkway, Birmingham Business Park, Solihull, B37 7YD.

Part of the **platform**
housing group