

How to get there

From the M180

Follow the M180 to the end and turn right onto the A18 at the roundabout. Continue along the A18 until you reach a junction with the A46. Turn left onto the A46 and head towards Grimsby. Just before the road bends to the left, look out for Scartho Road on the right, signposted Diana Princess of Wales memorial Hospital. Just past the hospital, turn right into Scartho Park and the development is signposted from here.

From M62

At the end of the M62, follow the A63 towards the Humber Bridge. Cross the bridge and follow the A15 to the end of the M180. Go straight across this roundabout and join the A18. Then follow the directions above to the development.

ONE CALL: **01472 485016**
ONE CLICK: REDROW.CO.UK

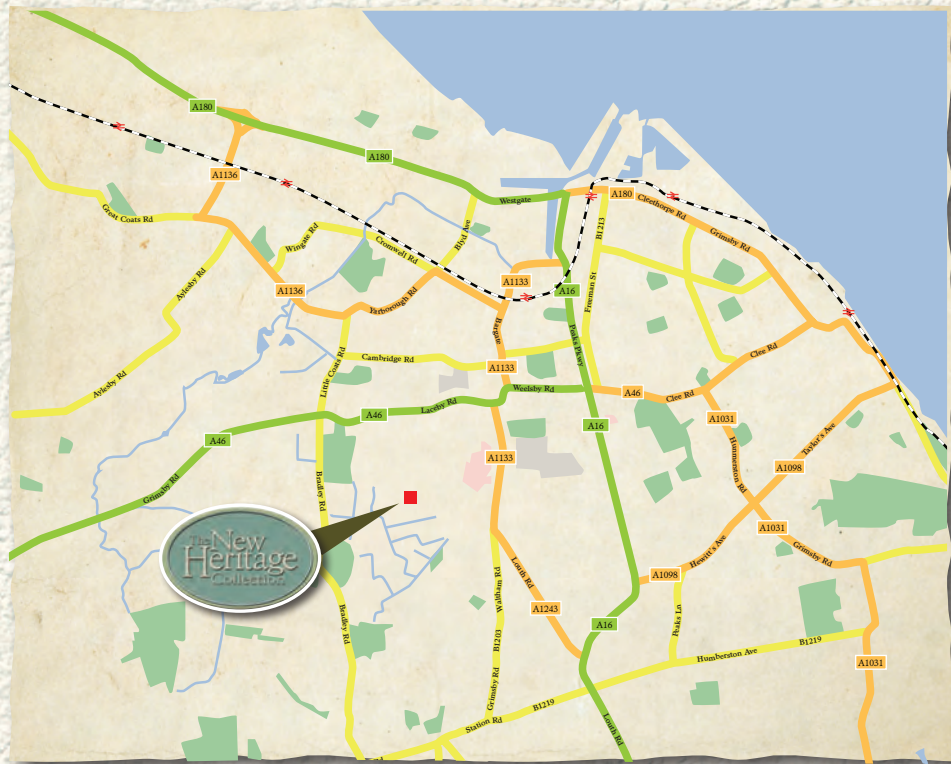


Kirk's Paddock
Caspian Crescent
Grimsby
North East Lincs
DN33 3SU

Property Misdescriptions Act 1991

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All information and computer representations contained in this document are taken from design intent material and may be subject to further design development. The dimensions given in the brochure are approximate. They are not intended to be used for carpet sizes, appliance sizes or items of furniture. Images representative only. March 2009.



KIRK'S Paddock

GRIMSBY



Stepping into
The New
Heritage Collection
at Kirk's Paddock
is truly like 
coming home.

The warmth and natural hospitality evoke a sense of times gone by. Walking through a new Redrow home you experience today's modern living in the kitchen, the dining and family space and every room in between.

Kirk's Paddock is a mature development of two, three and four bedroom homes that sits on the south west edge of Grimsby, close to the superb beaches and seaside towns of the East Coast.

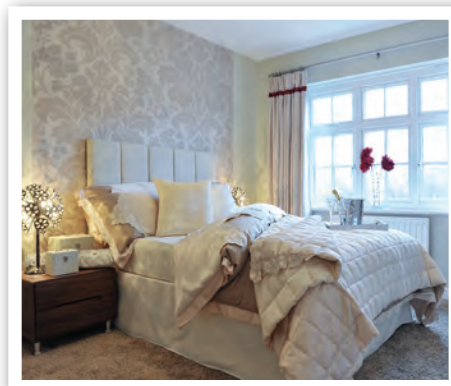
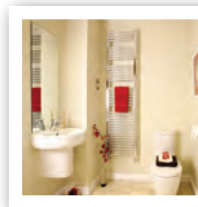
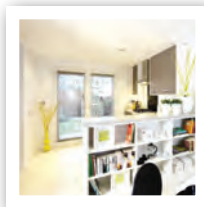
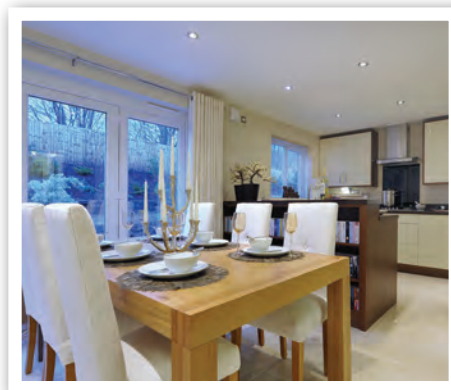
With a well established community and a host of excellent amenities right on your doorstep, Kirk's Paddock is the perfect place to make your home.

Transport

Kirk's Paddock is near to the centre of Grimsby. Grimsby Town Station has connections across the North of England and beyond. The development lies close to the A16 and A46, with the M180 just 17 miles to the west connecting to the extensive northern motorway network. Hull is 34 miles away, Scunthorpe 30 miles, Lincoln 36 miles and Skegness 38 miles. Ferries are available from Hull to Rotterdam and Zeebrugge. Humberside airport is approximately 35 minutes away with two daily flights to Amsterdam Schiphol for connecting flights worldwide.

Shopping

The development is well served by local shops, with an award winning local butcher and bakers in Scartho village,



Your new Redrow Home

Sainsbury's and Morrisons a short drive away. There is a wide selection of shops in Grimsby town centre, including Freshney Place Shopping Centre. There is an even wider selection in Hull, with several large shopping centres, including Princes Quay and the new large St Stephens Mall with shops, restaurants and a cinema, just a 45 minute drive away over the famous Humber Bridge.

Slightly further afield, Beverley makes an interesting visit, with its historic Minster and St Mary's Church with the famous stone rabbit carving which was Lewis Carroll's inspiration for Alice in Wonderland. It also has dozens of fascinating independent shops and stores in a unique setting just 30 miles to the north.

Sport and Leisure

Grimsby has all the entertainment options you would expect from a coastal town, with even more fun to be had in nearby Cleethorpes. The town also boasts a popular swimming pool and leisure centre with ice rink. Grimsby Town provides local football action, while golf can be found locally at Grimsby and Waltham Windmill golf courses.

Grimsby's Caxton Theatre and Grimsby Auditorium provide a wealth of shows and stars, while the Meridian Point Centre in

Cleethorpes has a multiscreen cinema plus a selection of bars and restaurants.

The Fishing Heritage Centre, recently visited by the Duchess of Cambridge, exploring the history of Grimsby is also an important working dock which to this day still lands fish from the North Sea, supplying the locals with, some say, the very best fish suppers available.

Out and About

Pleasure Island in Cleethorpes makes a great fun family day out, or you can enjoy the simpler pleasures of life with a day at one of the many magnificent beaches along the coast. Cleethorpes Discovery Centre is fascinating to visit, with magnificent views from its observatory across the Humber estuary.

Schools and Services

Kirk's Paddock enjoys a good selection of local schools, including Woodlands Primary, Nunsthorpe Community School and St Mary's Catholic High School, all within easy reach.

Local GPS can be found at Scartho Medical Centre (Sat Nav: DN33 3JF - call 01472 279500), with local dentists available at Burrell and Stokes Dental Practice (Sat Nav: DN32 9AJ - call 01472 355603).

Here for you every step of the way...

As one of the UK's leading housebuilders, one of our main aims is to make your move as enjoyable as possible. That's why we listen carefully and work with you at every step of the way. It's no wonder so many customers choose Redrow time and time again.

Meeting your needs

Whether you're reserving your new home or just about to complete, our Sales Consultant will keep you updated and offer help at each stage. They'll have all the information needed to help you make the right choice about the location and type of home that suits you best.

Welcome to your new home

As soon as your property is complete, our Sales Consultant will invite you to a demonstration of your new Redrow home. You will then be shown all the essentials, including operation of appliances, central heating and the hot water systems, and you'll be able to ask any questions you may have.

Once the day of completion arrives, you will be given your keys and become the owner of your brand new Redrow home.

We're just a phone call away

We're proud to have won many industry awards for excellence, but our most coveted reward is the recognition we receive from our many homeowners. You see, our dedication to you doesn't end when we hand over the keys to your new home. We want you to be our customer for life. At Redrow, we go further to make sure you're happy.

After the first few days, our Site Manager will visit to ask if everything is going smoothly. Then four weeks later, our Sales Consultant will arrange a convenient time for you to meet with the Construction Team who can review any matters of concern. You'll then receive a Customer Satisfaction call after about eight weeks asking for your opinion on everything from the service you received to the design and quality of your home. This helps us to improve our service to you both now and in the future. At other times our Customer Service Team will be there in case you should have any further issues that might require our attention.

So why not take your first step to the home of your dreams?



You'll also be introduced to your exclusive Redrow Homefile. Inside you'll find everything you need to know about your new home including manuals, warranties for appliances, emergency contact details, NHBC documents and a handy guide to maintaining your home.

