OAKMERE

Where living *takes root.*

This is where your new story begins.

A place to grow, flourish and let life take root.

Welcome to Oakmere. A collection of thoughtfully crafted homes in Beverley, designed for the life you're growing into. A place where there's room to find your own space, follow your own path and enjoy the moments that matter most.

Because life is always evolving. Families grow, friendships deepen, routines change and new memories begin to take shape. These homes have been designed with all of that in mind. Spaces that feel right for today, while offering the flexibility and comfort to adapt to whatever tomorrow may bring.

Light-filled rooms, carefully considered layouts and beautifully balanced living spaces create homes that are as practical as they are welcoming. Places to gather, celebrate, unwind and simply enjoy being together.

At Oakmere, we're creating more than a collection of homes. We're creating places where life's most meaningful moments can unfold, grow and become part of your story.





From growing a family,
to growing older together...





Crafted with care. ***Designed to be lived in***.

The feeling of a truly exceptional home is often found in the details.

Every element of the Oakmere collection has been chosen with care - bringing together comfort, quality and timeless design. From the warmth beneath your feet to the finishes you'll enjoy every day, each home has been thoughtfully crafted to enhance modern living.

- Underfloor heating provides a gentle warmth throughout the home
- Elegant bathrooms and en-suites create calming spaces to relax and unwind
- Beautifully appointed kitchens offer the perfect setting for everyday living and entertaining alike
- Carefully selected finishes create a home that feels beautifully finished throughout
- Personalisation options are available for those who reserve early in the build process

True quality isn't measured by excess. It's found in the details you notice every day. The way a room flows effortlessly from one space to the next. The comfort of thoughtfully chosen finishes. The confidence that every element has been designed with care.

At Oakmere, considered design and lasting craftsmanship come together to create homes that feel special from the moment you arrive.



Come home to beautiful Beverley.



5 Minutes

Distance by car from Oakmere to The Westwood. For open skies, fresh air and a little more room to roam.

7 Minutes

Distance by car from Oakmere to Beverley town centre. For independent shops, welcoming cafés, great places to eat and all the everyday essentials.

7 Minutes

Distance by car from Oakmere to Beverley Train Station. For easy connections to Hull, York, Scarborough and beyond.

7 Minutes

Distance by car from Oakmere to Saturday Market. For a Saturday morning spent browsing local stalls and picking up something delicious.

25 Minutes

Distance by car from Oakmere to Hull City Centre. For city days, waterfront walks, shopping, culture and an even wider choice of places to eat, drink and explore.

There's something special about moving somewhere that already feels like home.

With its historic streets, distinctive architecture and strong sense of community, Beverley combines the character of a traditional market town with everything needed for modern life. Independent shops, welcoming cafés, highly regarded schools and open green spaces all sit within easy reach.

Whether it's a Saturday morning spent browsing the market with a coffee in hand, lunch with friends in the town centre, or a walk across the Westwood with the dog happily leading the way, Beverley offers countless opportunities to enjoy the simple pleasures of everyday living.

And when you're ready to come home, Oakmere gives you somewhere peaceful to return to - a place with space to settle in and simply enjoy the comfort of being home.





Oakmere Specification

Considered in every way. *The difference is in the details.*

Meticulously designed. Finished with distinction. Every detail at Oakmere has been carefully chosen to enhance comfort, quality and everyday living.

Kitchens

Made for the moments that bring everyone together. Busy mornings, family meals and entertaining friends.

- Induction hob and extractor
- Single or double oven, or side-by-side single ovens where specified
- Integrated dishwasher
- Integrated fridge/freezer
- Kitchens have upstands to match worktops.
- LED under-wall-unit lighting
- Quartz worktops included as standard to Canterbury and Winchester
- Utility rooms include worktop, washing machine plumbing and dryer space
- Sink included in Aldbrough, Burniston, Allerthorpe, Rockwell, Wells, Canterbury and Winchester in utility room

Bathrooms & en-suites

Beautifully finished spaces designed for relaxation and quiet moments of escape.

- Family bathroom has a vanity unit with a white sink and concealed cistern WC
- Family bathrooms with double-ended bath, shower mixer and splash screen, except Rockwell, Wells and Winchester, which feature shower cubicles
- En-suites include vanity with countertop basin, concealed cistern WC and generous shower cubicle either walk in or with door or doors.
- Thermostatic rainfall showers to en-suites
- Chrome heated towel radiators
- Shaver points
- Bathrooms part tiled to sanitaryware walls
- Full-height tiling over baths and in showers
- Cloakrooms with tiled splashback over hand basin only

Comfort & energy

Designed and built for comfort, warmth and energy efficiency in all seasons.

- Underfloor heating throughout the ground floor
- Radiators to first-floor rooms
- Ideal Logic boiler
- Solar PV panels will be integrated into the roof, and will achieve between 3.2kWp and 7.8kWp.*
- Export meter installed in the roof space for purchasers use at a later date. (Purchasers would have to make own arrangements for potential export of power to the grid).
- EV charging point to every plot

Windows & doors

Carefully selected to maximise natural light and bring the outside in.

- High-specification double-glazed UPVC windows
- Locking catches to ground-floor windows
- Stainless steel friction hinges
- 10-year window frame manufacturers guarantee
- 5-year glass manufacturers cover against defects
- 2-year window fitment manufacturers guarantee
- GRP composite front door with chrome fitments. Draught proofed with multi-point locking
- Rear doors are UPVC half-glazed panel door and/or French doors, depending on house type

Flooring & finishes

Quality materials and considered finishing touches that bring every space together beautifully.

- Insulated solid ground floors
- Water-resistant boarded flooring to first floors
- Moulded 5" nominal skirting + 2.5" nominal door architraves to Sandsend, Aldbrough, Burniston and Allerthorpe
- Moulded 7" nominal skirting + 2.5" nominal door architraves to Rockwell, Wells, Canterbury and Winchester.
- White vertical-panelled internal doors with satin nickel fitments
- White satin woodwork
- Oak varnished stair handrail
- Homes decorated throughout

Gardens & exterior

Private outdoor spaces for relaxing, entertaining and making your own.

- Front gardens/ forecourts will have shrubs or be partly turfed if specified in our landscape scheme.
- Rear gardens will have a patio area in paving slabs
- Gardens may have trees if specified in our landscape scheme
- Outside tap
- Character facing brick
- Insulated cavity with thermal block inner leaf

Connected & secure

Modern features providing reassurance, convenience and peace of mind every day.

- Alarm system to all house types
- Digital TV aerial
- HD cabling HD/TV points to lounge, kitchen, bedroom 1 and bedroom 2
- Telephone cables are run underground to each house
- Telephone socket to lounge
- All main services connected: water, electricity, gas and drainage

**Whilst specifications are correct at time of going to press, Peter Ward Homes Limited reserves the right to alter designs, specifications, equipment and fittings where necessary. These specifications are only a general guide. Images shown are for illustrative purposes only. The number of solar panels may vary depending on house type, plot location, and orientation. Please speak to the sales representative for more information.*





Personalisation

Outside

- Porcelain paving slabs
- Indian stone paving

Kitchen

- Upgrade to solid worktop with a waterfall finish
- Upgrade the kitchen to the Linear range
- Upgrade to warming drawer and microwave
- Cornice & pelmet pack

Bathroom

- Upgrade towel radiators to slate grey or matt black

Electrical

- Upgrade switches and sockets from white to chrome, brushed steel or matt black

Smart security

- CCTV
- Smart doorbell

Internal doors

- Upgrade doors from white to oak
- Upgrade door handle finish from satin nickel to polished nickel, antique brass or matt black
- Upgrade door handle from Gio to Signac in either satin nickel, matt bronze, satin brass or polished nickel

***Please speak to the sales representative for more information about the prices of available personalisation items. All items are subject to the stage of the build.*

PETER WARD HOMES

A local house builder with a reputation you can *rely on*

Since 1978, we've been building homes throughout East Yorkshire.

Nearly five decades of experience have given us a deep understanding of the places we build, the communities we become part of and the people who choose to make our houses their homes.

As a family-run business, we believe the best homes are created through thoughtful design, skilled craftsmanship and careful attention to detail. That's why we place such importance on quality materials, expert craftsmanship and finishes chosen to stand the test of time.

Behind every new home is a person, a family and a story waiting to unfold. That's why we take the time to understand the people we're building for. From your first visit to the showhome to the moment you step through your front door, our team is here to make the journey feel personal, straightforward and rewarding.

Building homes may be what we do. Creating places people are proud to call home is what matters most.



APPROVED CODE TRADINGSTANDARDS.UK

CONSUMER CODE FOR HOME BUILDERS www.consumercode.co.uk

Protection for new-build home buyers

NHBC Pride in the Job AWARDS 2026

Quality Award

NHBC

Workmanship that makes *a house a home.*

Award Winning Homes

1985 Beverley Borough Council design Commendation

1987 NHBC Pride in the Job Award

1990 East Yorkshire Borough Council Design Award

1992 Town Enhancement Award (Bridlington)

1992 Bridlington & District Civic Society Environment Award

1992 British Housebuilder of the Year Award.

1993 British Housebuilder of the Year Award

1995 British Housebuilder of the Year Award

1997 NHBC Pride in the Job Award

1997 – 98 British Housebuilder of the Year Awards. In both years the company came second in their category, winning the silver award.

1999 British Housebuilder of the Year Award Gold Medal Winner.

1999 NHBC Pride in the Job Award – Northern Regional Winner

2000 NHBC pride in the Job Award.

2004 British Housebuilder of the Year Award.

2006 British Housebuilder of the Year Award.

2007 British Housebuilder of the Year Award.

2012 LABC Building Excellence Awards

2018 Fastest Growing Medium Business, Yorkshire Fastest 50 with the Yorkshire Post – Runner Up

2019 NHBC Pride in the Job Quality Award, awarded to our site manager and team at Old College, Beverley.

2019 Fastest Growing Medium Business, Yorkshire Fastest 50 with the Yorkshire Post – Placed

2020 NHBC Pride in the Job Quality Award, awarded to our site manager and team at Old College, Beverley

2020 NHBC Pride in the Job Seal of Excellence Award, awarded to our site manager and team at Old College, Beverley

2020 NHBC Pride in the Job Regional Award – North East, in the Medium Builder Category, awarded to our site manager and team at Old College, Beverley

2021 NHBC Pride in the Job Quality Award, awarded to our site manager and team at Old College, Beverley

2024 NHBC Pride in the Job Quality Award, awarded to our site manager and team at Lindofen View, Immingham

2025 NHBC Pride in the Job Quality Award, awarded to our site manager and team at Lindofen View, Immingham

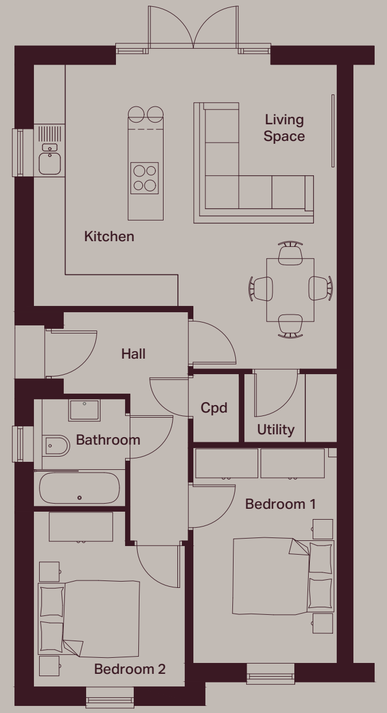
2026 NHBC Pride in the Job Quality Award, awarded to our site manager and team at Deira Park, Beverley

2026 NHBC Pride in the Job Quality Award, awarded to our site manager and team at Lindofen View, Immingham

Sandsend

2 Bedroom Semi-detached Bungalow
Side Drive for Parking





Ground Floor

About the Plot

- Large open plan kitchen, dining area, living space
- Utility
- Two bedrooms
- Bathroom



Dimensions

Kitchen/Living Space
- 5732 × 4518mm
- 18'10" × 14'10"

Utility
- 1728 × 1268mm
- 5'8" × 4'2"

Bedroom 1
- 4015 × 2689mm
- 13'2" × 8'10"

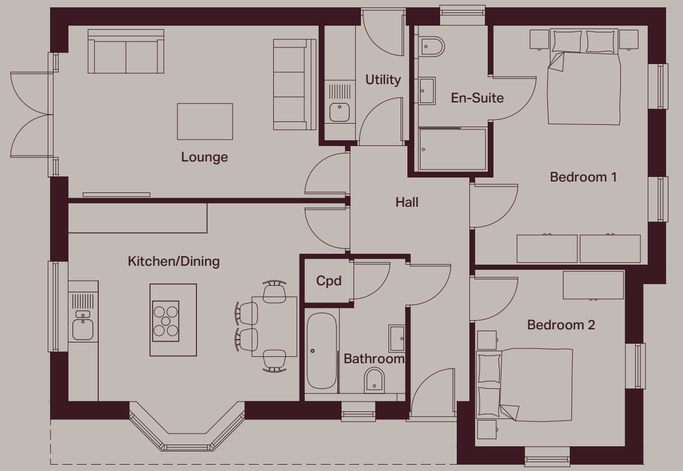
Bedroom 2
- 3293 × 2830mm
- 10'10" × 9'3"

Bathroom
- 2032 × 1705mm
- 6'8" × 5'7"

Aldbrough

2 Bedroom Bungalow
Single Detached Garage





Ground Floor

Dimensions

Kitchen/Dining
- 4583 × 3932mm
- 15'0" × 12'11"

Lounge
- 4940 × 3418mm
- 16'2" × 11'3"

Utility
- 2255 × 1670mm
- 7'5" × 5'6"

Bedroom 1
- 4715 × 3027mm
- 15'6" × 9'11"

En-suite
- 2865 × 1400mm
- 9'5" × 4'7"

Bedroom 2
- 3502 × 2942mm
- 11'6" × 9'8"

Bathroom
- 2817 × 2019mm
- 9'3" × 6'7"

About the Plot

- Kitchen/dining
- Spacious Lounge
- Utility room
- Master bedroom with en-suite bathroom
- Second bedroom





Burniston

2 Bedroom Bungalow
Single Integral Garage

Dimensions

Kitchen/Dining
- 4654 × 4318mm
- 15'3" × 14'2"

Lounge
- 4990 × 3505mm
- 16'4" × 11'6"

Study
- 3117 × 2845mm
- 10'3" × 9'4"

Utility
- 3257 × 1890mm
- 10'8" × 6'2"

Bedroom 1
- 4520 × 3370mm
- 14'10" × 11'1"

En-suite
- 3370 × 1405mm
- 11'1" × 4'7"

Bedroom 2
- 3602 × 2855mm
- 11'10" × 9'4"

Bathroom
- 2270 × 2129mm
- 7'5" × 6'11"





Ground Floor

About the Plot

- Kitchen/dining
- Spacious lounge
- Master bedroom with ensuite
- Study
- Utility room

Allerthorpe

3 Bedroom Home
Single Attached Garage



Dimensions

Kitchen/Dining
- 5530 × 3620mm
- 18'2" × 11'11"

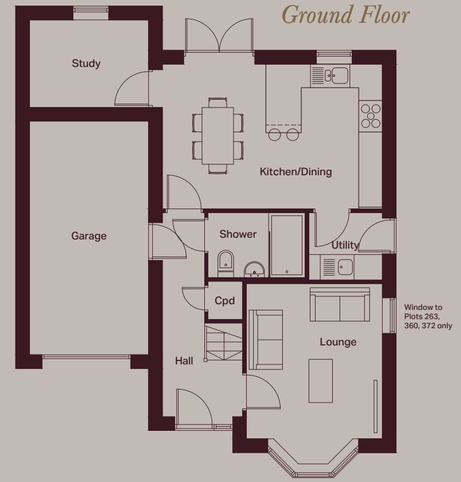
Lounge
- 3392 × 3914mm
- 11'2" × 12'10"

Study
- 2965 × 2165mm
- 9'9" × 7'1"

Utility
- 1805 × 1680mm
- 5'11" × 5'6"

Shower Room
- 2432 × 1615mm
- 7'11" × 5'4"

Ground Floor



About the Plot

- Kitchen/dining area with French doors leading to the garden
- Lounge
- Study
- Utility
- Master bedroom with en-suite
- Two additional bedrooms and family bathroom



Dimensions

Bedroom 1
- 3392 × 3590mm
- 11'2" × 11'9"

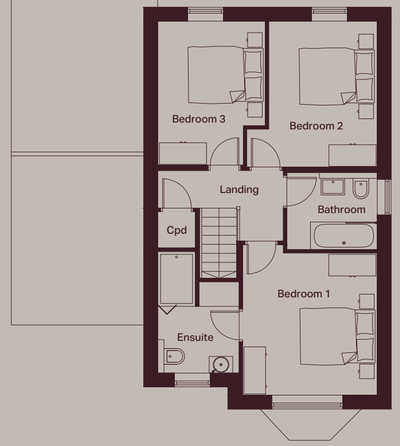
Bedroom 3
- 3647 × 2705mm
- 11'11" × 8'10"

En-suite
- 1980 × 1655mm
- 6'6" × 5'5"

Bathroom
- 2268 × 1970mm
- 7'5" × 6'6"

Bedroom 2
- 3684 × 2732mm
- 12'1" × 8'11"

First Floor



Rockwell

4 Bedroom Home
Single Detached Garage



Dimensions

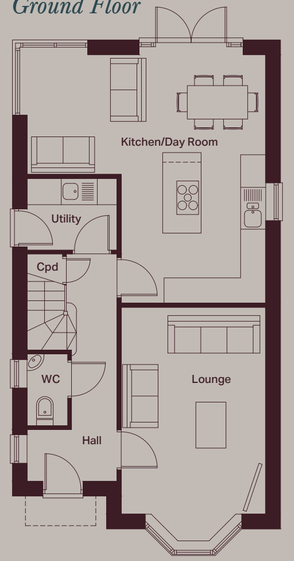
Kitchen/ Day Room
- 5880 × 5643mm
- 19'3" × 18'6"

Utility
- 2090 × 1680mm
- 6'10" × 5'6"

Lounge
- 4890 × 3393mm
- 16'1" × 11'2"

WC
- 1719 × 942mm
- 5'8" × 3'1"

Ground Floor

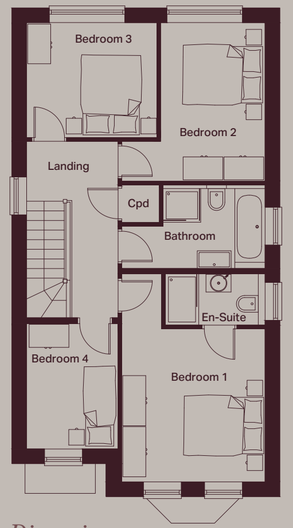




About the Plot

- Kitchen day room /dining area open plan
- Lounge
- Utility room
- Master bedroom with en-suite bathroom
- Three further bedrooms and family bathroom

First Floor



Dimensions

Bedroom 1
- 4948 × 3393mm
- 16'3" × 11'2"

Bedroom 3
- 3083 × 2720mm
- 10'1" × 8'11"

En-suite
- 2355 × 1225mm
- 7'9" × 4'0"

Bedroom 4
- 2980 × 2155mm
- 9'9" × 7'1"

Bedroom 2
- 3765 × 2467mm
- 12'4" × 8'1"

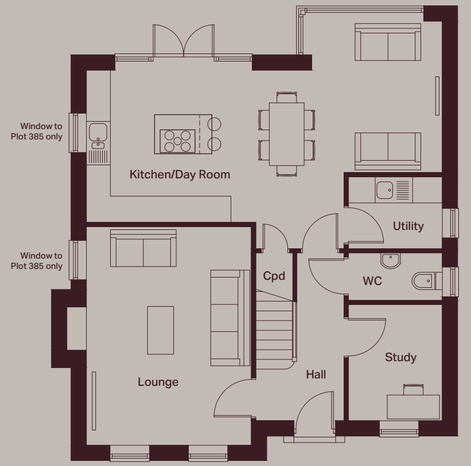
Bathroom
- 3395 × 1955mm
- 11'2" × 6'5"

Wells

4 Bedroom Home
Double Detached Garage



Ground Floor



Dimensions

Kitchen/ Day Room
- 8117 × 3440mm
- 26'8" × 11'3"

Lounge
- 4968 × 3730mm
- 16'4" × 12'3"

Study
- 2645 × 2100mm
- 8'8" × 6'11"

Utility
- 2100 × 1625mm
- 6'11" × 5'4"

WC
- 2100 × 1090mm
- 6'11" × 3'7"

About the Plot

- Spacious kitchen/dining area/day room with french doors to garden
- Study
- Lounge
- Utility room
- Master bedroom with dressing room with en-suite bathroom
- Three further bedrooms and family bathroom

First Floor



Dimensions

Bedroom 1
- 4350 × 3730mm
- 14'3" × 12'3"

En-suite
- 2335 × 1700mm
- 7'8" × 5'7"

Dressing Room
- 2335 × 2339mm
- 7'8" × 7'8"

Bedroom 2
- 3268 × 2943mm
- 10'9" × 9'8"

Bedroom 3
- 4230 × 2644mm
- 13'11" × 8'8"

Bedroom 4
- 2875 × 2652mm
- 9'5" × 8'8"

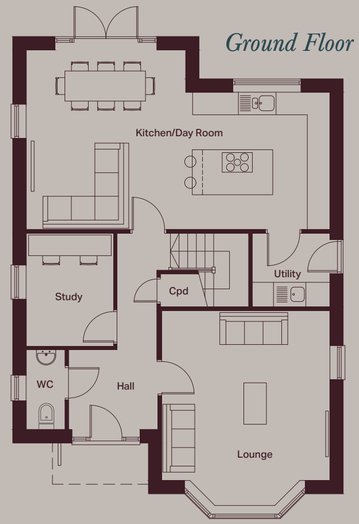
Bathroom
- 2995 × 1951mm
- 9'10" × 6'5"



Canterbury

4 Bedroom Home
Double Detached Garage

Ground Floor



Dimensions

Kitchen/ Day Room
- 8005 × 4715mm
- 26'3" × 15'6"

Lounge
- 4505 × 4455mm
- 14'9" × 14'7"

Study
- 2957 × 2292mm
- 9'8" × 7'6"

Utility
- 2032 × 1890mm
- 6'8" × 6'2"

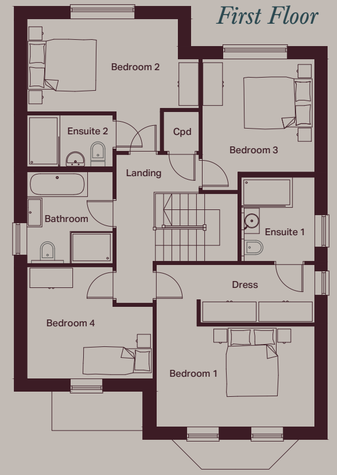
WC
- 2092 × 1005mm
- 6'10" × 3'4"

About the Plot

- Large open plan kitchen dayroom and dining area
- Lounge
- Study
- Utility room
- Master bedroom with dressing room and en-suite bathroom
- Second bedroom with en-suite bathroom
- Two further bedrooms and family bathroom



First Floor



Dimensions

Bedroom 1
- 4405 × 2795mm
- 14'5" × 9'2"

En-suite 1
- 2370 × 2033mm
- 7'9" × 6'8"

Dressing Room
- 3178 × 1632mm
- 10'5" × 5'4"

Bedroom 2
- 4180 × 2577mm
- 13'9" × 8'5"

En-suite 2
- 2380 × 1445mm
- 7'10" × 4'9"

Bedroom 3
- 3143 × 3119mm
- 10'4" × 10'3"

Bedroom 4
- 3455 × 3110mm
- 11'4" × 10'2"

Bathroom
- 2583 × 2380mm
- 8'6" × 7'10"



Winchester



4 Bedroom Home
Double Detached Garage

About the Plot

- Open plan kitchen/dining area and dayroom
- Lounge
- Snug room
- Utility room
- Master bedroom with dressing room and en-suite bathroom
- Bedroom two and bedroom three have en-suite bathrooms
- Fourth bedroom and family bathroom



First Floor

Dimensions

Bedroom 1
- 4895 × 3280mm
- 16'1" × 10'9"

En-suite 1
- 2792 × 1993mm
- 9'2" × 6'6"

Dressing Room
- 2792 × 1744mm
- 9'2" × 5'9"

Bedroom 2
- 3807 × 3055mm
- 12'6" × 10'0"

En-suite 2
- 3190 × 1717mm
- 10'6" × 5'8"

Bedroom 3
- 3880 × 3054mm
- 12'9" × 10'0"

En-suite 3
- 1718 × 3190mm
- 5'8" × 10'6"

Bedroom 4
- 3693 × 2830mm
- 12'1" × 9'3"

Bathroom
- 2248 × 1705mm
- 7'5" × 5'7"

Dimensions

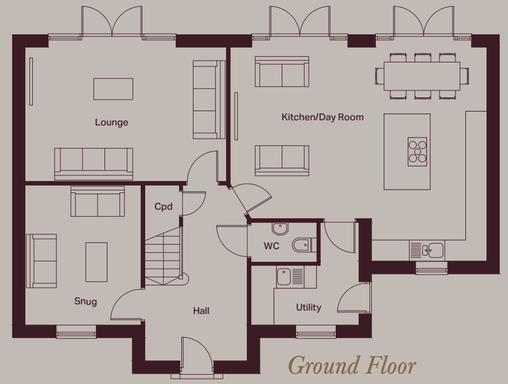
Kitchen/ Day Room
- 7178 × 6380mm
- 23'7" × 20'11"

Lounge
- 5615 × 3723mm
- 18'5" × 12'3"

Snug
- 3893 × 3215mm
- 12'9" × 10'7"

Utility
- 2990 × 2844mm
- 9'10" × 9'4"

WC
- 1830 × 1092mm
- 6'0" × 3'7"



Ground Floor



PETER WARD HOMES

Built for *what matters*

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Oakmere, Ward Way, Beverley, HU17 8RE

Whilst this brochure is correct at the time of going to press (October 2026), Peter Ward Homes Ltd reserves the right to alter house types, location and layouts on this site. This brochure is only a general guide. This brochure does not form part of any contract. On room layouts, dimensions should not be relied on for carpet sizes, appliance spaces or items of decoration, fitments or furniture. Any images used are of a similar property, but features including windows and elevations may vary from time to time.

10/26