

## Braidside Meadows

9<sup>th</sup> March 2026

SITE	NAME	TYPE	SQ FT	PRICE
30	The Gormley	Detached 3 Bedroom	1,755	Guide Price £395,000 *
31	The Gormley	Detached 3 Bedroom	1,755	Guide Price £395,000 *
32	The Davis	Semi Detached 3 Bedroom	1,217	Reserved
33	The Connor	Semi Detached 3 Bedroom	1,218	Reserved

**\* Please note Sites 30 & 31 are both being marketed with a guide price and therefore bookings on both these sites will not be taken on a first come first serve basis. Both are being released with interest and offers to be reviewed**

**Reserved: 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 34, 35, 36, 37, 38, 39, 40, 42**

**A Reservation Fee of £1000.00 is required per property. Should the Reservation Agreement be cancelled, the builder will retain £500 (Administration Fee).**

**£1,000 non refundable deposit is also required if booking a garage**

## **IMPORTANT INFORMATION FOR HOLDING DEPOSITS**

Our obligations under the new Money Laundering Regulations 2003 (which includes Estate Agents) means that we at Lynn & Brewster Ltd must obtain photographic and support identification documents to enable us to accept your deposit for the purchase of your property in Braidside Meadows. This procedure is similar to that operated by the Banking industry.

The various forms of acceptable photographs and support identification are detailed below:

### **PHOTOGRAPHIC ID**

**Current signed passport**

**EEA member state ID card**

**Northern Ireland Voters card**

**Resident permit EU national**

**Current EEA or UK photo-card driving License**

**Blue Disabled drivers pass**

**Current full old style driving licence**

**Benefit Book or original notification letter from relevant benefits agency**

**Inland Revenue Tax notification**

**Photographic registration cards for those who are self-employed in the construction industry**

**Shotgun/Firearms certificate**

***SUPPORT/VERIFICATION ID \*Not if already used as primary ID***

**Record of a home visit**

**Confirmation from the electoral register**

**Recent utility bill/statement**

**Valid local authority tax bill**

**EEA Member State ID card containing current address \***

**Current UK driving license \***

**Recent systems generated or signed documents from a regulated financial sector firm containing clients address**

**Solicitors letter confirming recent house purchase**

**NIHE or private rent card/tenancy agreement**

**Benefit book or original notification letter from relevant benefits agency**

**Inland Revenue correspondence addressed to the applicant \***

**\*not if already used as primary ID**

## **Suppliers**

<b>Kitchen</b>	<b>Orlee Kitchens</b> <b>25 Ballymena Road</b> <b>Ballymoney</b> <b>BT53 7EX</b> <b>Tel No. 028 2766 4190</b>	<b>Contact: Alwyn</b>
<b>Sanitary Ware</b>	<b>Bath Shack</b> <b>Unit 6c</b> <b>Pennybridge Industrial Estate</b> <b>Ballymena</b> <b>BT42 3HB</b> <b>Tel No. 028 2565 1859 / 075 9574 4823 Chris</b>	<b>Contact: Chris</b>
<b>Tiling</b>	<b>Tiles Plus</b> <b>4 Taughey Road</b> <b>Ballymoney</b> <b>BT53 6RA</b> <b>Tel No. 028 2766 5966</b>	<b>Contact: Nicola</b>
<b>Electric Fire</b>	<b>Philips Heating &amp; Stoves</b> <b>140 Ballymena Road</b> <b>Cullybackey</b> <b>BT43 5QS</b> <b>Tel No. 028 2588 2440</b>	
<b>Carpets</b>	<b>Right Price Carpets</b> <b>&amp; Furniture</b> <b>22a Cloyfin Road</b> <b>Coleraine</b> <b>BT52 2NU</b> <b>Tel No. 028 7034 4482</b>	<b>Contact: Richard</b>