

Saturday  
**30**  
10:00 – 04:00

## TYE'S CLOSE OPEN DAY

**DISCOVER THE NEW HARBUR HOME & PLOTS AVAILABLE**



YOU CAN ALSO VIEW OUR HOMES ANYTIME ON REQUEST | CONTACT US TODAY

**07530 270103 | [LUSSOHOMES.CO.UK](https://www.lussohomes.co.uk)**



# PLOT 4A



## HARBUR HOME

- 42FT X 22FT, 2 BEDROOM, 2 BATHROOM
- PRIVATE LANDSCAPED GARDEN WITH PETS ALLOWED
- DECKING INCLUDED WITH VIEWS OF OPEN COUNTRYSIDE SCENERY
- FULLY FURNISHED - READY TO MOVE IN
- GROUND RENT OF £204.17 PER MONTH
- 2 CAR PARKING SPACES WITH OPTIONAL GARAGE UPGRADE

**FOR SALE**  
**£285,000**

**DECKING  
INCLUDED**







Set on an attractive 0.10-acre plot (approximately 3,750 sq ft), the Lusso Home Bespoke Harbur H3 is a beautifully crafted, fully furnished two-bedroom, two-bathroom home designed for modern luxury living. Built using advanced Structural Insulated Panels (SIPs), the H3 offers exceptional energy efficiency with significantly lower U-values than traditional timber construction. This solid build not only delivers real savings on energy bills but also provides the durability and feel of a traditional brick-and-mortar home. From the moment you approach, the home makes a lasting impression with its fully glazed front elevation and French doors that lead onto a spacious decking area. Inside, the vast open-plan kitchen, living, and dining area is flooded with natural light, thanks to the vaulted ceiling and expansive glazing, offering uninterrupted views of the surrounding countryside.



# HARBUR HOME

## PLOT 4A



The interior is finished to an impeccable standard, combining high-end materials and exquisite detailing throughout. The focal point of the living area is a grand timber feature wall with an inset electric fire, adding warmth and character to the space. The state-of-the-art kitchen is equipped with premium appliances, including a four-burner gas hob, an eye-level electric oven, an integrated fridge/freezer, a dishwasher, a washing machine, and even a boiling water tap, eliminating the need for a kettle. A beautiful central island provides the perfect spot for socialising or food preparation. Just off the main entrance is a spacious enclosed cloakroom, ideal for storing coats and boots.

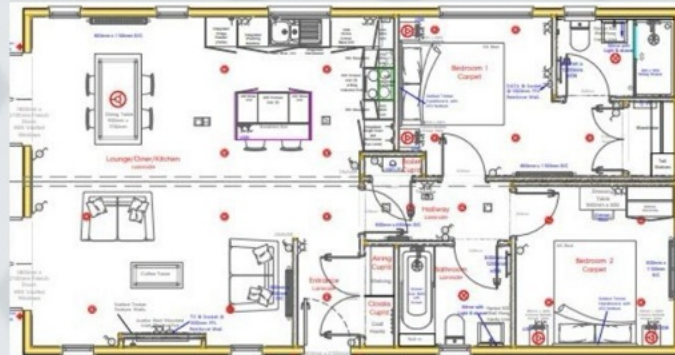
The bedrooms have been thoughtfully designed to evoke calm and comfort, with muted tones, soft textures, and an abundance of natural light. The master suite offers superior comfort with a king-size bed, a feature timber wall, bedside cabinets with ceiling-mounted lighting, a walk-in wardrobe, and a beautifully styled en-suite. The en-suite features an extra-large shower, a sleek wall-mounted mirror, a modern sink unit, and ample space for all your toiletries and beauty essentials. Opposite the master bedroom is the main bathroom, which includes a large bath with an overhead shower mixer, a wall-mounted mirror, a stylish sink cabinet, and a WC. The second bedroom, located on the west side of the home, serves as a tranquil guest suite and is complete with a superior comfort double bed, a fitted wardrobe, and a dressing table with a matching stool.



The secluded garden is surrounded by two-meter laurel hedging, ensuring privacy. The block-paved driveway provides parking for two or more cars. Enjoy sitting out in the garden, which is a pet-friendly environment, while taking in views of the open countryside. The garden is professionally landscaped, maintained, and fully enclosed for added security. Optional extras include a garage, a summer room, and a hot tub.

When driving in through the electric gates, Tye's Close driveways are lined with Cypress trees, illuminated by blue uplighting and low-level aged bollards. All homes are also connected to mains services, offering the flexibility to choose your preferred provider. With a Council Tax Band A, you'll have greater control over your costs!

We make home buying easy with our Part-Exchange solution, allowing you to pay a small deposit while we work to release the cash from your existing home, typically within two to four weeks.



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TYE'S CLOSE  
LUDFORD





PLOT 1A

## PARK HOME OF YOUR CHOICE

- EXCLUSIVELY THE LARGEST PLOT AT TYES CLOSE
- SOUTH-FACING OFFERING ALL-DAY SUN
- INCREDIBLE SPACE AND STUNNING VIEWS OF THE LINCOLNSHIRE WOLDS
- PET FRIENDLY WITH A PRIVATE, LANDSCAPED GARDEN
- THE FREEDOM TO CHOOSE ANY MODEL OR MANUFACTURER, AND SPACE TO ADD BESPOKE DECKING + A GARAGE OR GARDEN ROOM



PLOT 1A





## PLOT 1A - PARK HOME OF YOUR CHOICE

Plot 1A is the largest available plot at Tye's Close, priced at £290,000, and enjoys a sunny south-facing aspect that welcomes natural light throughout the day. Set against the stunning backdrop of the Lincolnshire Wolds, this expansive plot offers a rare opportunity to create a truly luxurious park home lifestyle with plenty of room to breathe—both indoors and out. Imagine relaxing on your custom-built decking, landscaped to your tastes, while soaking in the views and the peace of countryside living. And if you're a pet owner, you'll be pleased to know that Tye's Close is proudly pet-friendly, making this the perfect retreat for you and your four-legged companions. Best of all, you have complete freedom to choose the park home model and manufacturer that suits your style and needs. Whether you're seeking space, sunshine, or flexibility, Plot 1A delivers it all.





PLOT 5

PLOT 5

## PARK HOME OF YOUR CHOICE

- PLOT 5 IS AN EAST-FACING GEM THAT CAPTURES THE MORNING SUN AND A GLOWING ATMOSPHERE ALL DAY LONG
- PERFECTLY PLACED WITH UNINTERRUPTED VIEWS OF THE LINCOLNSHIRE WOLDS
- THIS SPACIOUS PLOT OFFERS TOTAL FLEXIBILITY - YOU CHOOSE THE PARK HOME, THE INTERIOR LAYOUT, THE STYLE, AND EVEN THE BUILDER
- ADD DECKING, A GARAGE, GARDEN ROOM AND EVEN A HOT TUB - PETS ARE ALSO WELCOME

TYE'S CLOSE

£290,000

AVAILABLE  
NOW



PLOT 5





## PLOT 5 - PARK HOME OF YOUR CHOICE

With an east-facing position that captures the beautiful morning sun, Plot 5 is available at £290,000 and offers a harmonious blend of generous outdoor space and peaceful surroundings. Overlooking the rolling Lincolnshire Wolds, this plot benefits from all-day sun and is ideal for those who appreciate bright interiors and scenic views. It's a wonderful place to begin each day with a warm sunrise and unwind with the tranquil beauty of nature. Pet-friendly and open to all manufacturers, Plot 5 gives you the flexibility to choose your ideal park home design and add your own finishing touches—from bespoke decking and landscaped gardens to interior layouts that suit your lifestyle. If you're looking for your forever home or a peaceful, Plot 5 offers the perfect balance.





# PLOT 6

PLOT 6

PLOT 6

TYE'S CLOSE

**£265,000  
AVAILABLE  
NOW**

## PARK HOME OF YOUR CHOICE

- SMALL IN SIZE BUT BIG ON CHARM, WITH PLOT 6 BEING OUR MOST AFFORDABLE PLOT AT £265,000
- WITH A SOUTH-FACING POSITION AND SUN ALL DAY
- IT'S IDEAL FOR THOSE LOOKING FOR A PEACEFUL, LOW-MAINTENANCE HOME IN A STUNNING NATURAL SETTING
- OVERLOOKING THE LINCOLNSHIRE WOLDS, THIS PET-FRIENDLY PLOT OFFERS EVERYTHING YOU NEED TO CREATE A PERFECT COUNTRYSIDE LIFESTYLE
- DECKING, GARDEN ROOM, HOT-TUB, CAR PARKING AND GARAGE UPGRADES AVAILABLE TO YOU





## PLOT 6 - PARK HOME OF YOUR CHOICE

Charming and thoughtfully positioned, Plot 6 is the most compact of the available plots at Tye's Close and is attractively priced at £265,000. With a south-facing orientation and full-day sun, this plot may be smaller in size but is big on potential. It offers the same sweeping views of the Lincolnshire Wolds and the peaceful atmosphere of this boutique development, with the added bonus of pet-friendly living—so your beloved pets are always welcome. Ideal for those seeking a manageable, low-maintenance home without sacrificing quality or comfort, Plot 6 gives you the freedom to choose any park home design from your preferred manufacturer. Add your own decking, garden landscaping, and personal styling to make it truly yours. This is countryside living made simple, flexible, and inviting.