



EDEN PARK
RUGBY

Eden Park is a superbly designed collection of
2, 3, 4 and 5 bedroom homes, located to the
north of the popular town of Rugby,
Warwickshire.

BLOOR HOMES

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introducing
Eden Park
Rugby, Warwickshire



Above: Artist's impression of Eden Park

Next to open countryside to the north of the Warwickshire town of Rugby, our latest collection of 2, 3, 4 and 5 bedroom homes at Eden Park have all the quality, character and style you expect from Bloor Homes.

The first phase of Eden Park has been a great success - people love living here, conveniently placed for Rugby town centre and with the space to grow, the time to breathe and the room to enjoy a beautiful new home.

Benefitting from excellent shopping, first rate schools, fast and efficient travel connections and a local community to get involved in, Eden Park is simply a perfect place to live.

With distinctive designs and our focus on traditional craftsmanship, there is something for everyone here. Singles and couples just starting out or downsizing, new and young families - or those with older children - wherever you are on life's great journey, you'll find there's a home here that is everything you've been looking for - and more.



Above: Elliott's Field
Above right: Rugby Town Centre
Far right: Rugby School

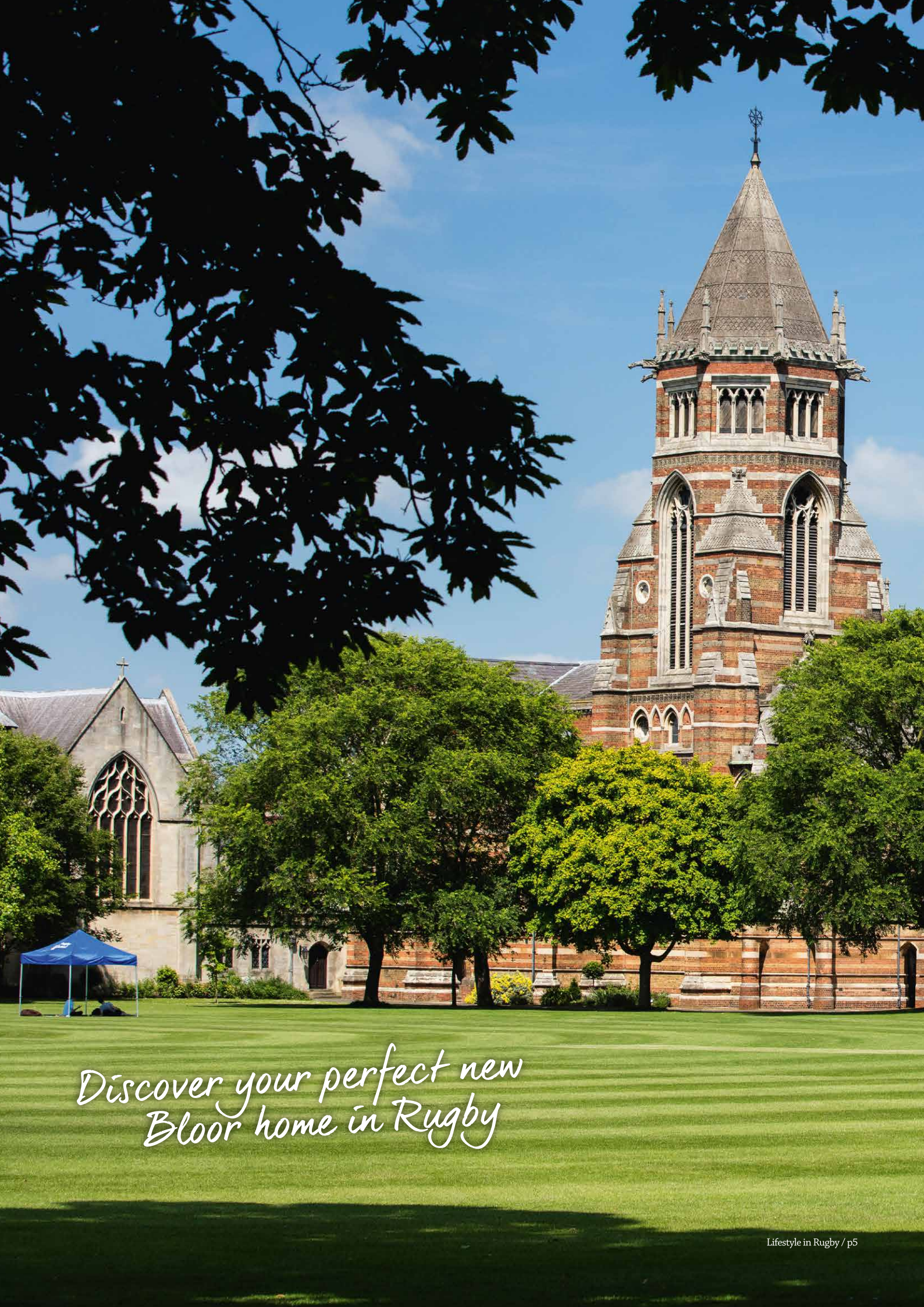


Just a couple of miles from your doorstep at Eden Park, an easy 7 minute drive down the A426 Leicester Road*, is the centre of Rugby, a bustling market town famous for the invention of the game now played around the world.

The town has everything you need for today's busy, modern lifestyles. Enjoy theatres, cinema and the popular World Rugby Hall of Fame and Art Gallery Museum, and The Webb Ellis Rugby Football Museum, to a diverse range of restaurants, cafes and bars. Just a mile from home is a Tesco Superstore, while the town centre offers other supermarkets, big name High Street stores, specialist shops and independent boutiques. Elliott's Field shopping park is another great place to visit, less than a 10 minute drive away, featuring flagship retail stores such as Marks & Spencers, Next, Debenhams and TK Maxx.

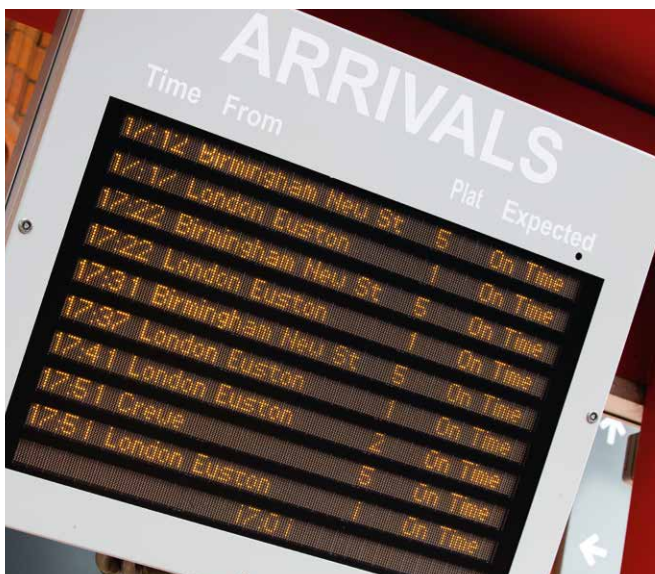
*Distances based on Google Maps



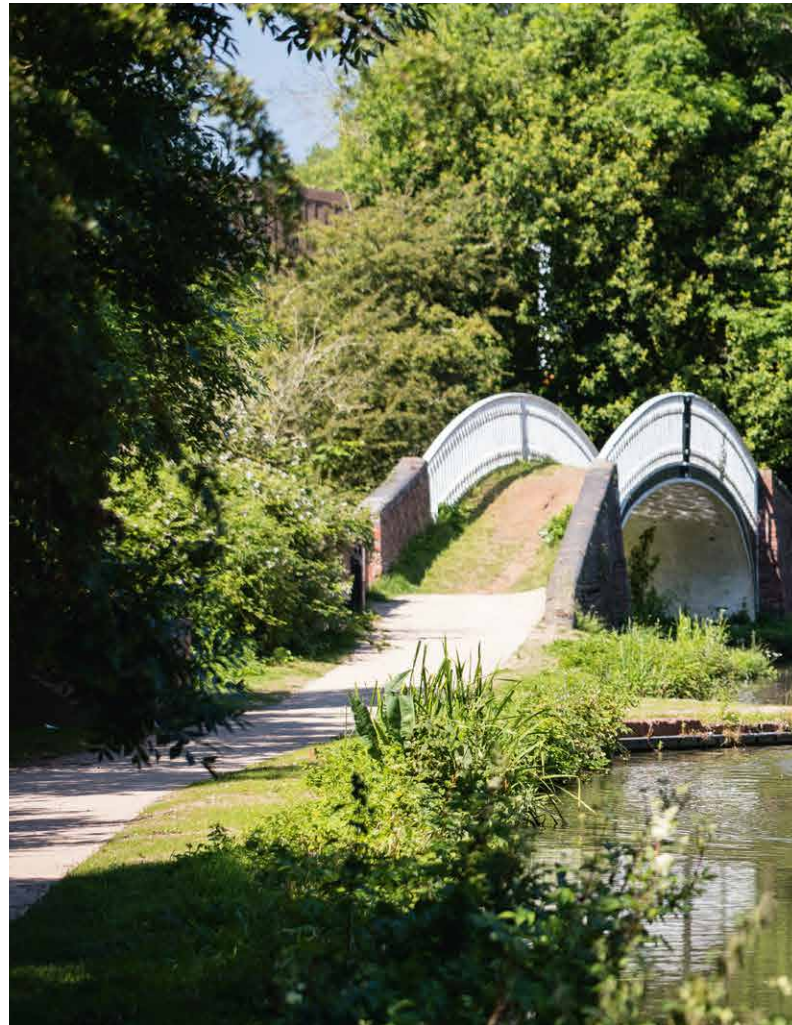


*Discover your perfect new
Bloor home in Rugby*

Rugby town centre has excellent transport links, so getting out and about for work and play is easy. Rugby is easily accessible from Junctions 18 & 20 of the M1 and Junction 1 of the M6. From the train station, regular services run direct to London (from 52 mins), Birmingham (from 36 mins) and throughout the country. The nearest airport is Birmingham International (27 miles).*



Above: Rugby train station
Above right: Rugby



*Distances based on Google Maps



Families can put their mind at ease when it comes to education. Eden Park is within a short walk or easy drive from a great choice of independent, private, primary and secondary schools. These include Nature Trails Day Nursery, The Crescent School, Lawrence Sheriff School for Boys (grammar school), Rugby High School for girls (grammar school), Ashlawn School. And of course, Rugby School, for pupils aged 13-18, is one of the most famous and successful schools in the country.

Rugby has a wealth of sports and exercise amenities, including a Nuffield Health gym, The Queens Diamond Jubilee Centre, and the public-access Rugby School Sports Centre. Nature lovers can enjoy relaxed strolls along North Oxford Canal, Rugby's Caldecott Park, Swift Valley Nature Reserve, or nearby Draycote Water Nature and Wildlife Park.

At Eden Park, we are not only able to offer you a stunning location, we are also dedicated to building homes that stand the test of time. With every Bloor home comes the peace of mind that your needs and enquiries will always be answered, from your first visit to the day you move in to your new home.

Above: Charnwood Grange, Shepshe

As one of the leading privately-owned house builders in the country, our success is based on strong traditions of quality, value for money and a genuine desire to build homes that give our customers years of pleasure.

Our approach to the design of every new location we produce goes far beyond the provision of superior homes for today's varied lifestyle. We make every effort to conserve the natural balance of each location including the conservation of wildlife and the preservation of natural features. Care and consideration is taken to ensure that the environmental impact of every new Bloor home is kept to a minimum.



Whichever home you choose, you will find that our homes with their high specification, provide not only maximum comfort, but greater freedom of movement.

Plus, reserve a Bloor home in the early stages of construction and you will have the freedom of choice to select from our range of finishes for the kitchen, bathroom and en suite facilities.

Once reserved, you will also be able to take advantage of 'Your Choice' which allows you to choose additional fixtures and fittings for your new Bloor home, or upgrade to a higher specification from the standard range used on this development at an extra cost.



Above: Berrington Showhome at Spring Park, Mapperley

Choosing to buy a new Bloor home at Eden Park eliminates many of your worries. As there will be no renovations or repairs to do, you will be able to enjoy spending more quality time with your family and friends.



Above: Arlington Showhome at Bramcote Manor, Bramcote

Come along to Eden Park and let our Sales Team talk you through the fantastic options available to help get you moving.

Whatever your situation, this is the perfect opportunity to own a stunning 2, 3, 4 or 5 bedroom home on this wonderful development. Our specially created schemes and incentives make it easier than ever for you to own the home of your dreams.

Furthermore, our Sales Advisors are trained and on hand to offer you the best possible advice & support when purchasing your new home and our after-sales care ensures you continue to be happy with your choice of a new Bloor home for many years to come.



helping you find...

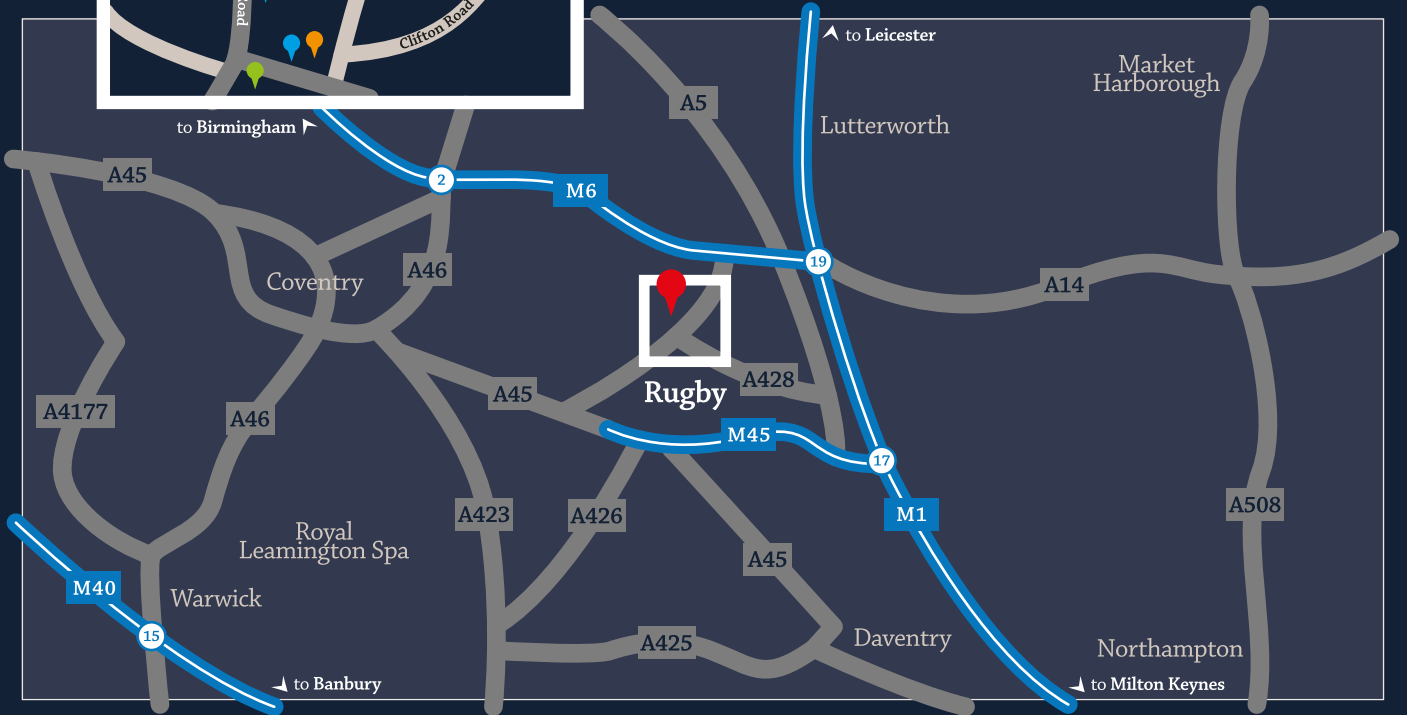
Eden Park

Off Lower Lodge Avenue, Leicester Road, Rugby, Warwickshire CV21 1SA

Tel: 01788 298540 Email: edenpark@bloorhomes.com



Rugby can be easily reached, with excellent access from all corners of the Midlands thanks to the nearby M6 (junction 1), M1 (junction 18 & 20). From the M6, take the A426 Leicester Road towards Rugby town centre, exit onto Brownsover Lane and then Lower Lodge Avenue. Continue onto Lower Lodge Avenue and then take the 2nd left onto Cypress Road.



...and the local area

Health:

Rugby Health & Wellbeing Centre
Drover Close, Rugby CV21 3HX

Hospital of St Cross
Barby Road, Rugby CV22 5PX

Rugby Dental Practice
8 Regent Place, Rugby CV21 2PN

Education:

Brownsover Community Infant School
Webb Drive, Rugby CV23 0UP

Boughton Leigh Junior School
6 Hollowell Way, Rugby CV21 1LT

Lawrence Sheriff School
Clifton Road, Rugby CV21 3AG

Local Amenities:

Post Office
128 Hollowell Way, Rugby CV21 1LT

Tesco Superstore
1 Leicester Road, Rugby CV21 1RG

Rugby Train Station
Mill Road, Rugby CV21 3LA

Dining:

Nando's
Leicester Road, Rugby CV21 1SR

La Casa Loco
7 Little Church St, Rugby CV21 3AW

Café Vin Cinq
25 High St, Rugby CV21 3BW