

Around the local neighbourhood

- | | | |
|--|--------------------------------------|--|
| 1 Tithe Farm Primary School and Nursery
LU5 5JB | 4 Houghton Hall Park
LU5 5FU | 7 Bedford Square and Houghton Regis community centre
LU5 5ES |
| 2 Oakwell Park
LU5 6JH | 5 Houghton Regis Pharmacy
LU5 5EZ | 8 Houghton Chargers Cricket Club
LU5 5DX |
| 3 Houghton Regis Leisure Centre
LU5 5PY | 6 Morrisons Store
LU5 5BJ | 9 Houghton Regis Post Office and Bedford Square shopping centre
LU5 5ES |
| 10 Houghton Regis Primary School
LU5 5DH | 11 Dog Kennel Down
LU5 5HB | 12 Dunstablians RFC
LU5 6JW |

Buckwood Leys

A stunning collection of 3 and 4 bedroom homes in the historic town of Houghton Regis.

Located in the sought-after, historic town of Houghton Regis, close to Dunstable and Luton, Buckwood Leys is the ideal place to find your brand new, stunning 3 or 4 bedroom home.

Not only does it border the picturesque Chiltern Hills, there's also a great range of amenities nearby including shops, supermarkets, cafés, a health centre and pharmacy.

If you have children, there are several primary schools and a secondary schools in the surrounding area. Plus, it's perfect for commuters – there are great road links to the M1 and A5 and Leagrave Station is just under 7 miles with a direct, 50 minute service to London St. Pancras.

At Buckwood Leys, you really can enjoy a convenient, modern lifestyle in an attractive village.

Buckwood Leys

Development layout



4 bedroom home

- The Cottingham
- The Kempthorne
- The Leverton
- The Mylne
- The Pembroke

3 bedroom home

- The Elliot
- The Eveleigh
- The Mountford
- The Turner
- The Wyatt
- The Wyatt v1

*** Affordable housing**

- 4 bedroom home
- 3 bedroom home
- 3 bedroom home
- 2 bedroom home
- 2 bedroom home
- 1 bedroom home

bs bin store

cs cycle store

v visitor parking space

▴ drive through / car port entrance

▴ garage entrance

▴ Embankment slope

Not to scale. Trees and landscaping are indicative only and may alter during construction. The trees, shrubs and gardens shown are illustrative only. Finishes and materials may vary from those shown here. Please ask your sales consultant for specific details.



The Pembroke

4 bedroom home

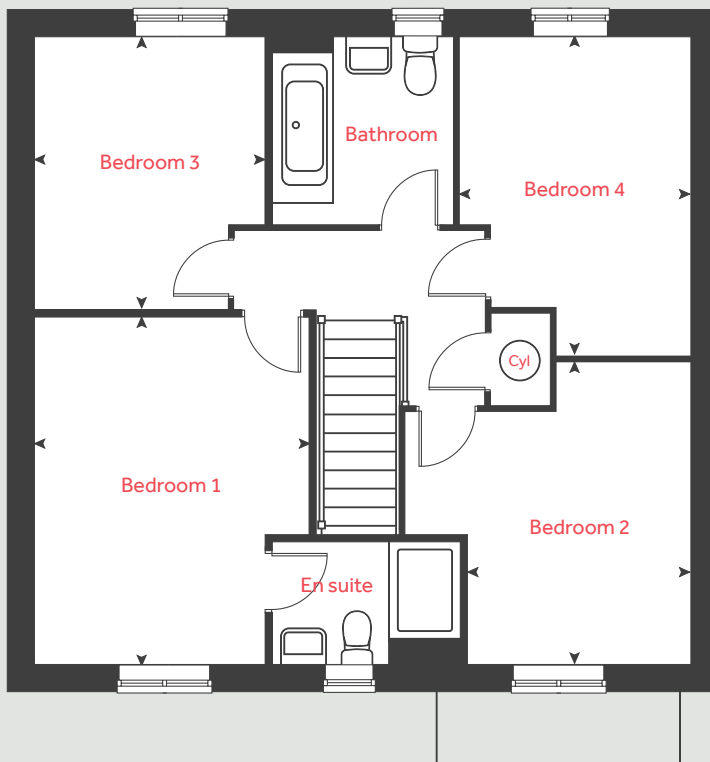
Buckwood Leys Houghton Regis
Thorn Road, Dunstable LU5 6JQ | 01582 953858
lindenhomes.co.uk

Linden
HOMES

The Pembroke

4 bedroom home

First floor



Ground floor

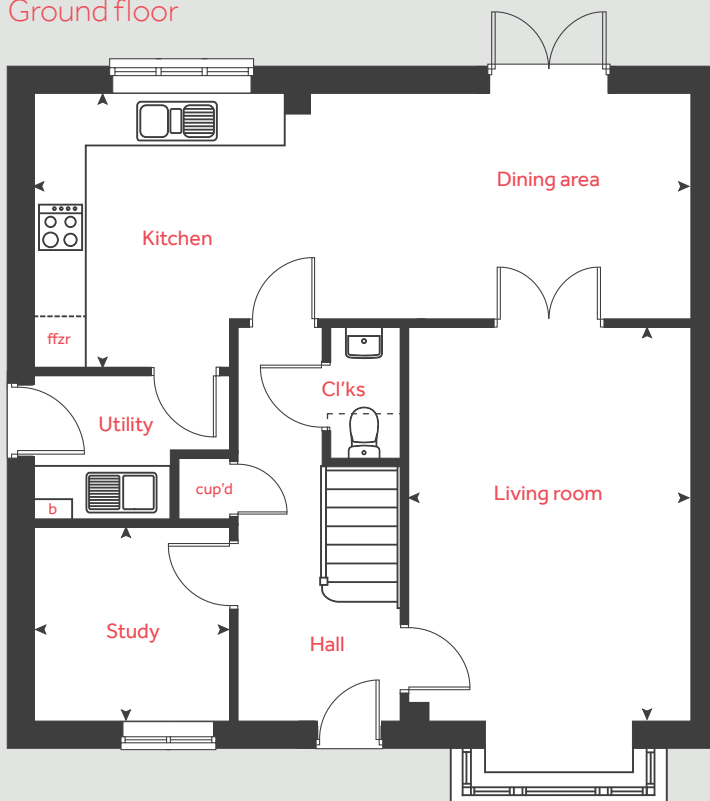
Living room	4.83m x 3.48m	15' 10" x 11' 5"
Kitchen / dining area	8.06m x 3.48m	26' 5" x 11' 5"
Study	2.40m x 2.36m	7' 0" x 7' 9"

First floor

Bedroom 1	4.28m x 3.39m	14' 1" x 11' 1"
Bedroom 2	3.71m x 2.73m	12' 2" x 8' 11"
Bedroom 3	3.34m x 2.86m	10' 11" x 9' 5"
Bedroom 4	3.91m x 2.81m	12' 10" x 9' 3"

ffzr	fridge freezer	b	boiler
cyl	hot water cylinder	◀ ▶	measuring points
cup'd	cupboard		

Ground floor



Please note, floorplans and dimension are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best products to our customers. Computer generated images are not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your sales consultant.

Produced by Vistry Group Design Studio.
When you have finished with this leaflet please recycle it.
L1620 GD56990 / 02.21

Linden

HOMES



The Eveleigh

3 bedroom home

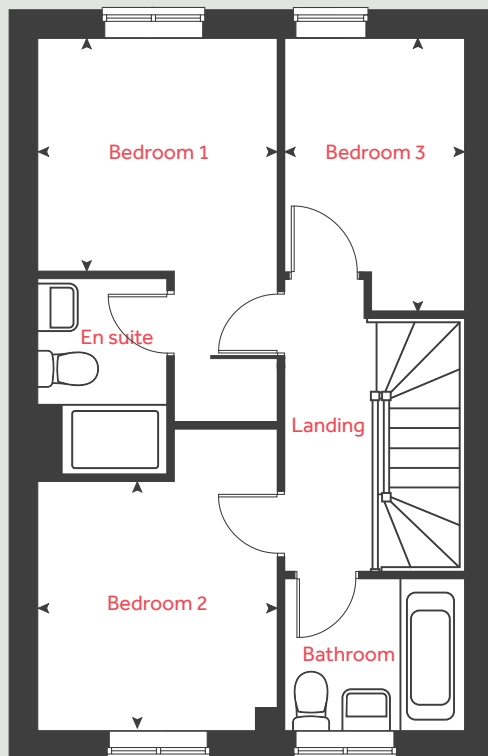
Buckwood Leys Houghton Regis
Thorn Road, Dunstable LU5 6JQ | 01582 953858
lindenhomes.co.uk

Linden
HOMES

The Eveleigh

3 bedroom home

First floor



Ground floor

Living room
4.98m x 3.20m 16' 4" x 10' 6"

Kitchen / dining area
4.77m x 2.79m 15' 8" x 9' 2"

First floor

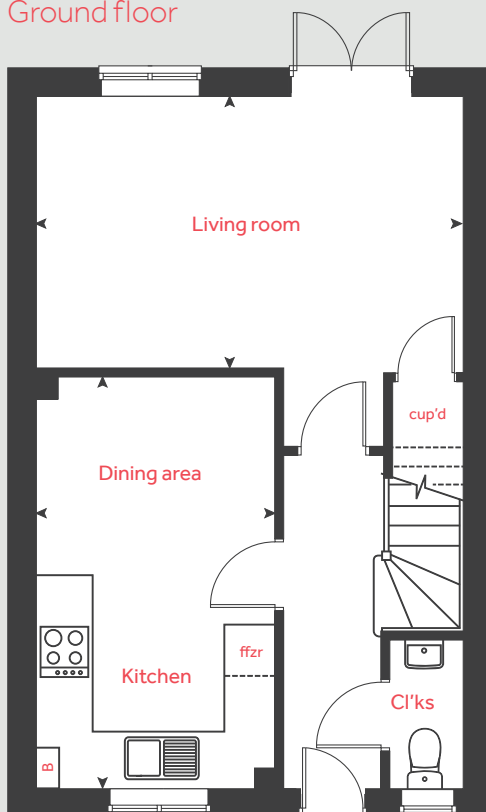
Bedroom 1
2.78m x 2.71m 9' 1" x 8' 11"

Bedroom 2
2.90m x 2.78m 9' 6" x 9' 1"

Bedroom 3
3.20m x 2.11m 10' 6" x 6' 11"

ffzr fridge freezer cup'd cupboard
b boiler measuring points

Ground floor



Please note, floorplans and dimension are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best products to our customers. Computer generated images are not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your sales consultant.

Produced by Vistry Group Design Studio.
When you have finished with this leaflet please recycle it.
L1620 GD56990 / 02.21

Linden
HOMES



The Cottingham

4 bedroom home

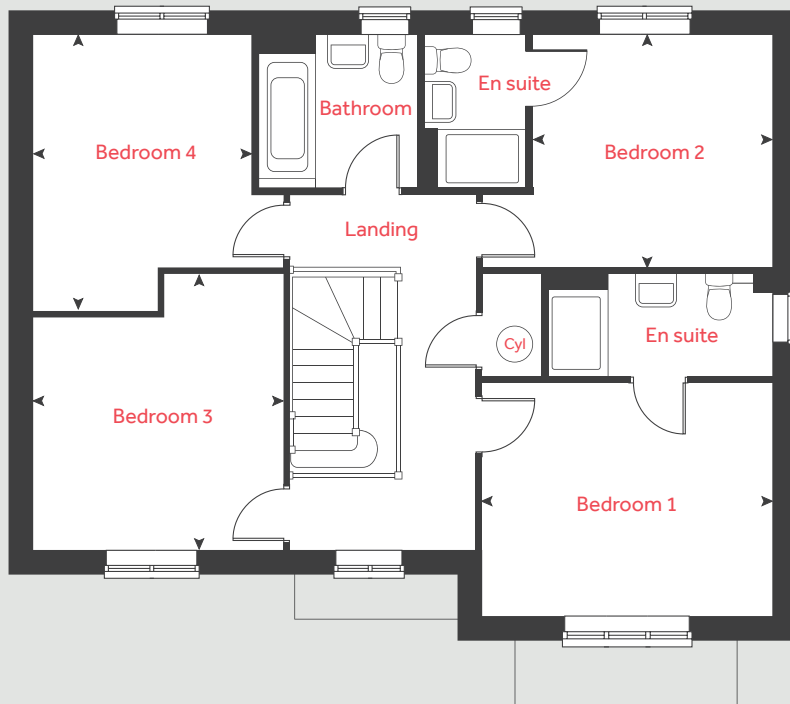
Buckwood Leys Houghton Regis
Thorn Road, Dunstable LU5 6JQ | 01582 953858
lindenhomes.co.uk

Linden
HOMES

The Cottingham

4 bedroom home

First floor



Ground floor

Living room	4.60m x 4.19m	15' 1" x 13' 9"
Kitchen / dining / family area	9.97m x 3.09m	32' 8" x 10' 1"
Study	2.25m x 1.79m	7' 5" x 5' 10"

First floor

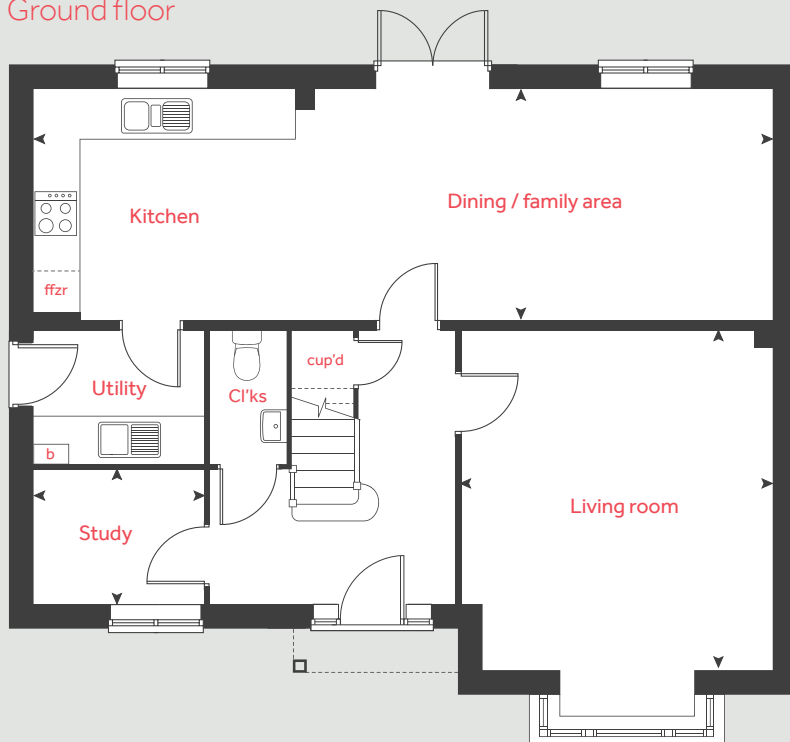
Bedroom 1	3.90m x 3.14m	12' 9" x 10' 4"
Bedroom 2	3.22m x 3.12m	10' 7" x 10' 3"
Bedroom 3	3.71m x 3.38m	12' 2" x 11' 1"
Bedroom 4	3.72m x 2.93m	12' 2" x 9' 7"

cyl	hot water cylinder	b	Boiler
cup'd	cupboard	measuring points	
ffzr	fridge freezer		

Please note, floorplans and dimension are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best products to our customers. Computer generated images are not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your sales consultant.

Produced by Vistry Group Design Studio.
When you have finished with this leaflet please recycle it.
L1620 GD56990 / 02.21

Ground floor



Linden

HOMES



The Elliot

3 bedroom home

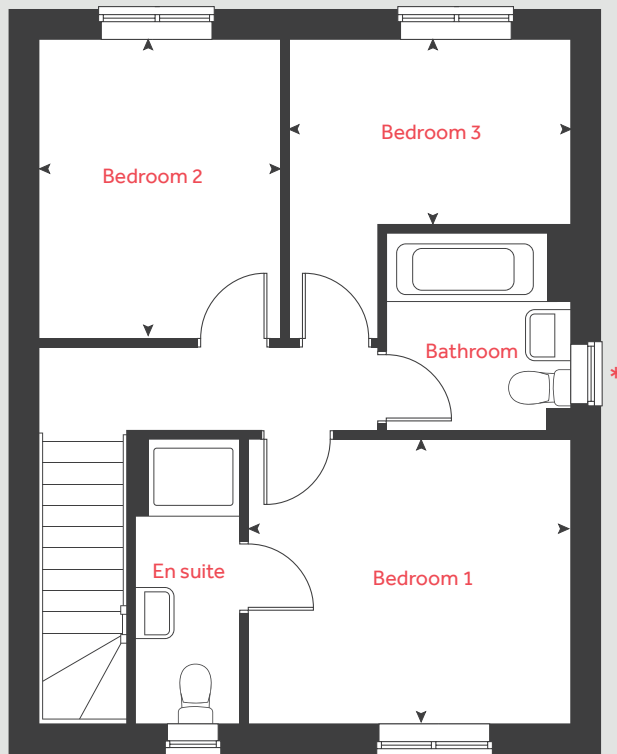
Buckwood Leys Houghton Regis
Thorn Road, Dunstable LU5 6JQ | 01582 953858
lindenhomes.co.uk

Linden
HOMES

The Elliot

3 bedroom home

First floor



Ground floor

Living / dining room
5.70m x 3.95m 18' 8" x 12' 11"

Kitchen
3.29m x 2.93m 10' 9" x 9' 7"

First floor

Bedroom 1
3.44m x 3.06m 11' 3" x 10' 0"

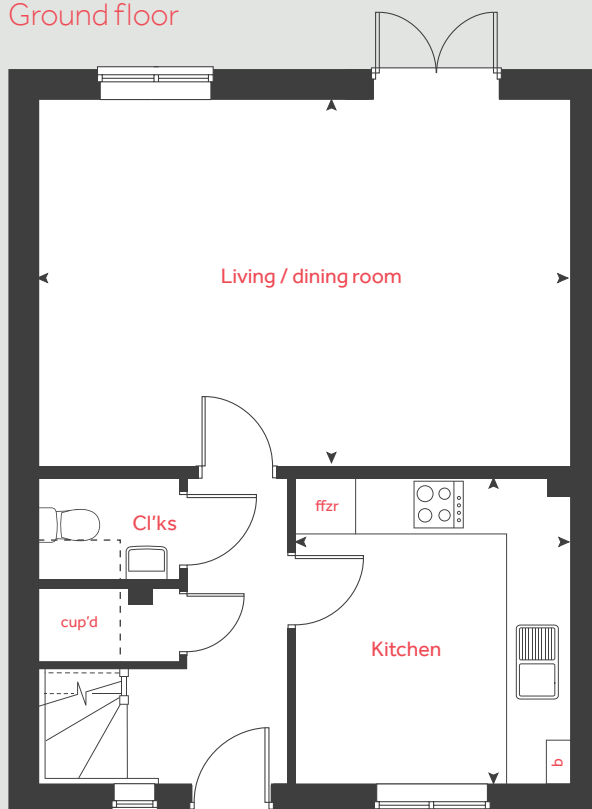
Bedroom 2
3.21m x 2.58m 10' 6" x 8' 6"

Bedroom 3
3.01m x 2.01m 9' 10" x 6' 7"

ffzr fridge freezer cup'd cupboard
b boiler measuring points

* Window applies to selected plots only. Please see sales consultant for further details.

Ground floor



Please note, floorplans and dimension are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best products to our customers. Computer generated images are not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your sales consultant.

Produced by Vistry Group Design Studio.
When you have finished with this leaflet please recycle it.
L1620 GD56990 / 02.21

Linden

HOMES



The Mountford

3 bedroom home

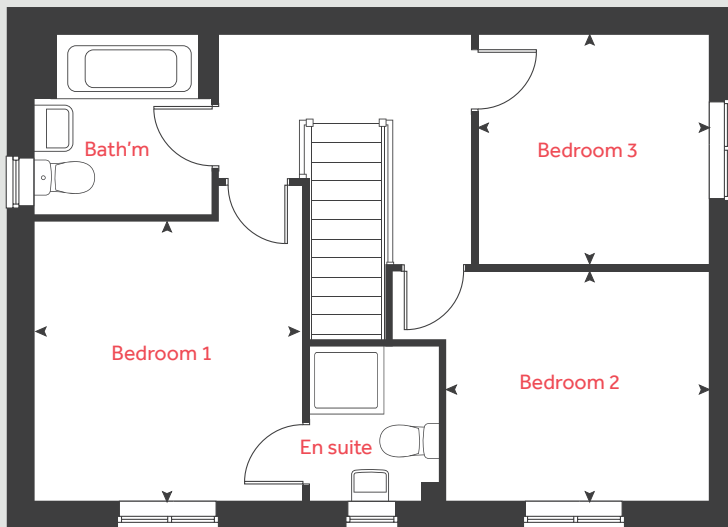
Buckwood Leys Houghton Regis
Thorn Road, Dunstable LU5 6JQ | 01582 953858
lindenhomes.co.uk

Linden
HOMES

The Mountford

3 bedroom home

First floor



Ground floor

Living room
5.59m x 3.11m 18' 4" x 10' 2"

Kitchen / dining area
5.59m x 2.69 18' 4" x 8' 10"

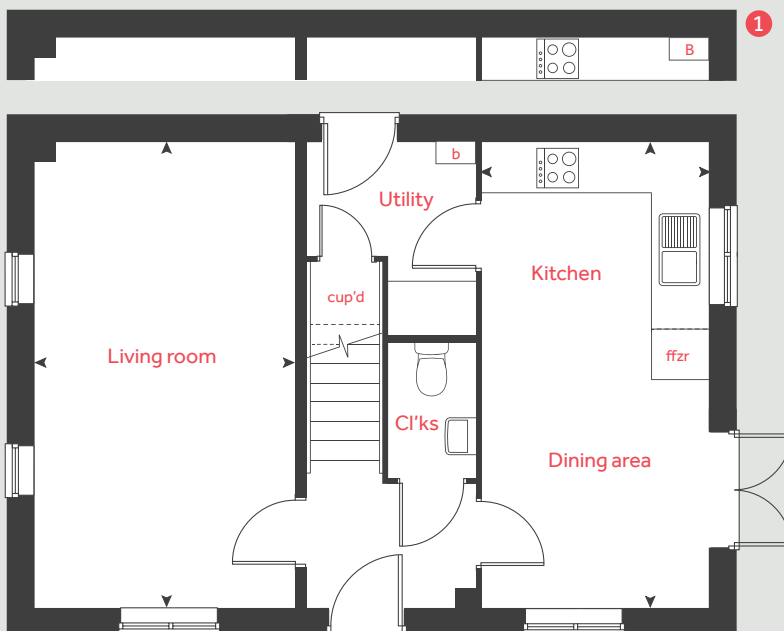
First floor

Bedroom 1
3.33m x 3.18m 11' 0" x 10' 5"

Bedroom 2
3.13m x 2.73m 10' 4" x 9' 0"

Bedroom 3
2.76m x 2.76m 9' 0" x 9' 0"

Ground floor



ffzr fridge freezer cup'd cupboard
b boiler measuring points

1 Alternative boiler layout to selected plots only. Please see sales consultant for further details.

Please note, floorplans and dimension are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best products to our customers. Computer generated images are not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your sales consultant.

Produced by Vistry Group Design Studio.
When you have finished with this leaflet please recycle it.
L1620 GD56990 / 02.21

Linden
HOMES



The Mylne

4 bedroom home

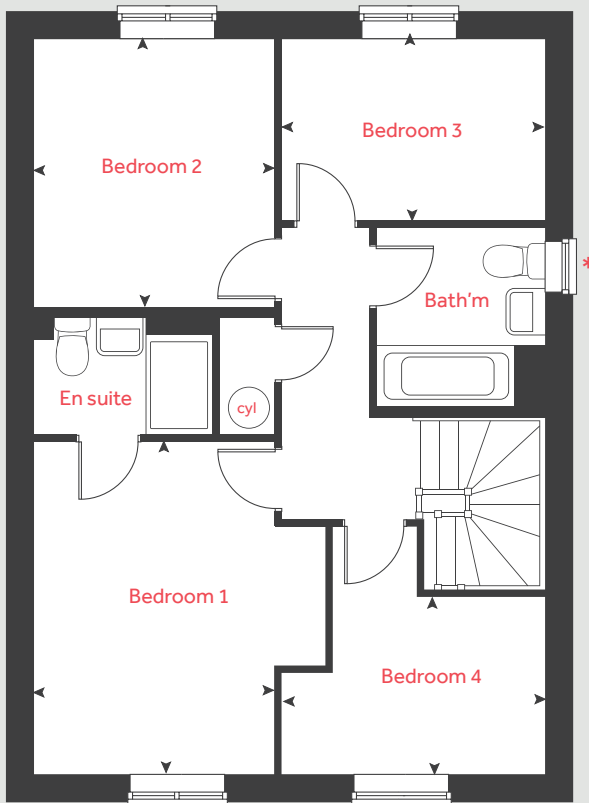
Buckwood Leys Houghton Regis
Thorn Road, Dunstable LU5 6JQ | 01582 953858
[lindenhomes.co.uk](https://www.lindenhomes.co.uk)

Linden
HOMES

The Mylne

4 bedroom home

First floor



Ground floor

Living room
4.83m x 3.39m 15' 10" x 11' 1"

Kitchen / dining area
6.04m x 4.37m 19' 9" x 14' 4"

First floor

Bedroom 1
3.94m x 2.85m 12' 11" x 11' 9"

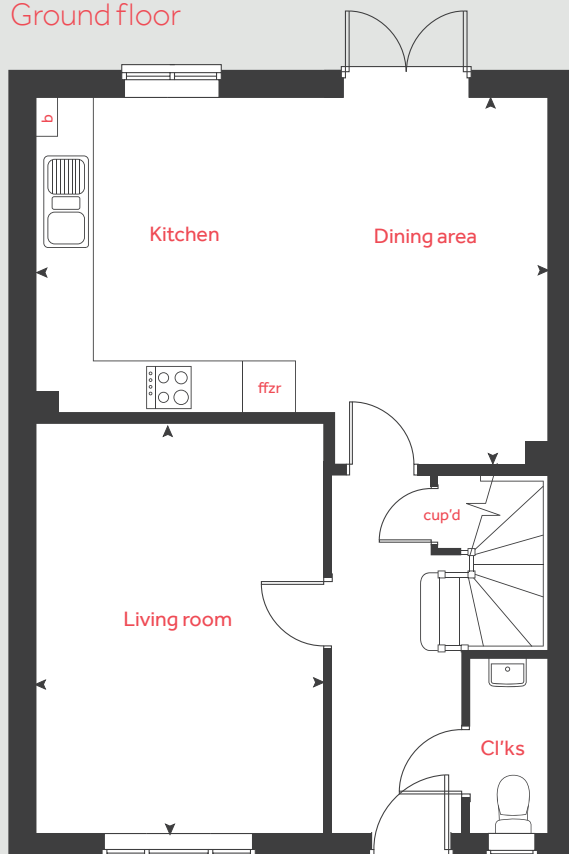
Bedroom 2
3.16m x 2.56m 10' 4" x 8' 5"

Bedroom 3
3.38m x 2.16m 11' 1" x 7' 1"

Bedroom 4
3.08m x 2.08m 10' 1" x 6' 10"

ffzr fridge freezer b boiler
cyl hot water cylinder < > measuring points
cup'd cupboard

Ground floor



Please note, floorplans and dimension are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best products to our customers. Computer generated images are not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your sales consultant.

Produced by Vistry Group Design Studio.
When you have finished with this leaflet please recycle it.
L1620 GD56990 / 02.21

Linden

HOMES



The Leverton

4 bedroom home

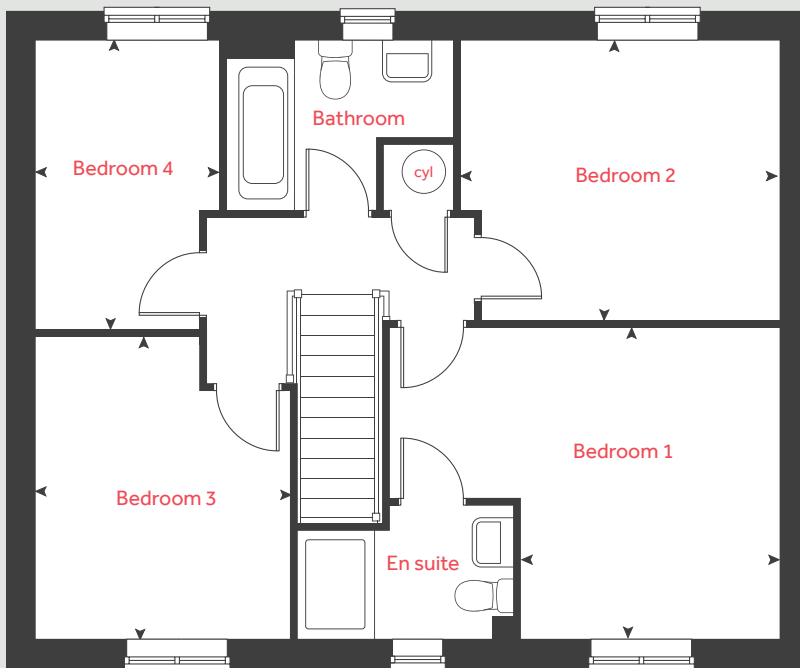
Buckwood Leys Houghton Regis
Thorn Road, Dunstable LU5 6JQ | 01582 953858
lindenhomes.co.uk

Linden
HOMES

The Leverton

4 bedroom home

First floor



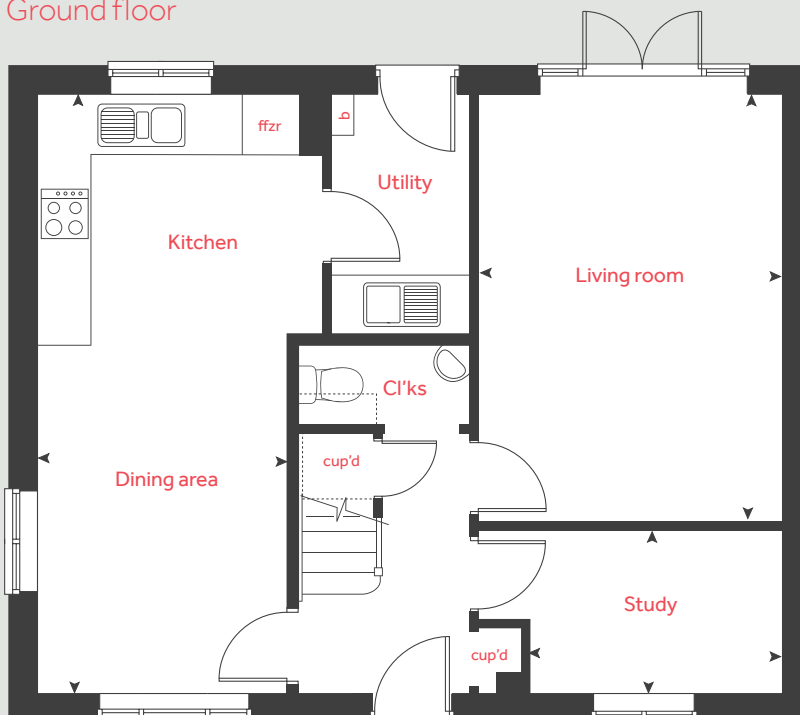
Ground floor

Living room	4.80m x 3.39m	15' 9" x 11' 1"
Kitchen / dining area	3.68m x 2.80m	12' 1" x 9' 2"
Study	2.84m x 1.81m	9' 4" x 5' 11"

First floor

Bedroom 1	3.47m x 2.92m	11' 5" x 9' 7"
Bedroom 2	3.59m x 3.14m	11' 9" x 10' 4"
Bedroom 3	3.36m x 2.87m	11' 0" x 9' 5"
Bedroom 4	3.24m x 2.08m	10' 8" x 6' 10"

Ground floor



ffzr	fridge freezer	b	boiler
cyl	hot water cylinder	◀ ▶	measuring points
cup'd	cupboard		

Please note, floorplans and dimension are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best products to our customers. Computer generated images are not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your sales consultant.

Produced by Vistry Group Design Studio.
When you have finished with this leaflet please recycle it.
L1620 GD56990 / 02.21

Linden

HOMES



The Kempthorne

4 bedroom home

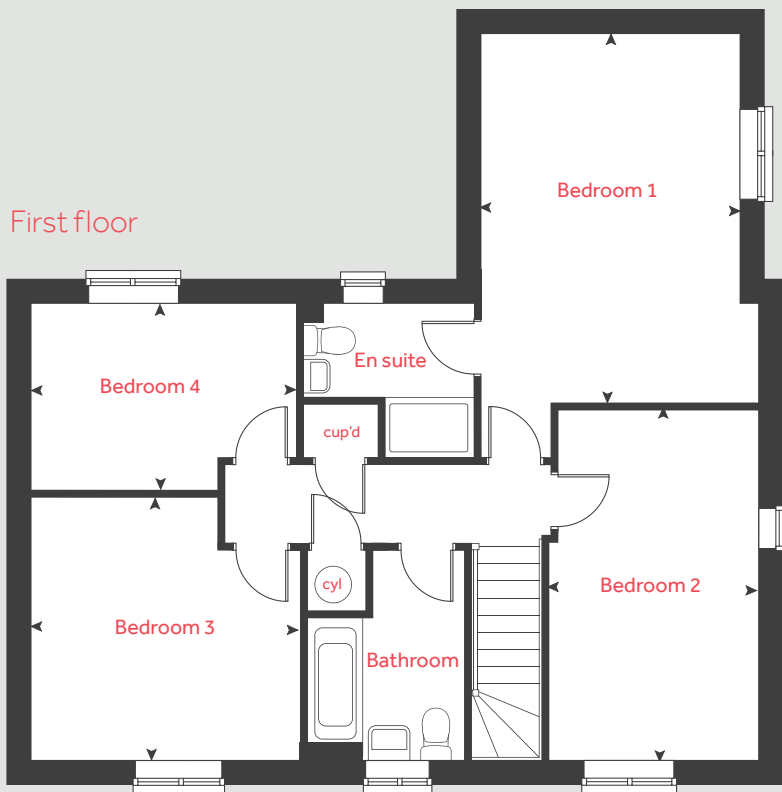
Buckwood Leys Houghton Regis
Thorn Road, Dunstable LU5 6JQ | 01582 953858
lindenhomes.co.uk

Linden
HOMES

The Kempthorne

4 bedroom home

First floor



Ground floor

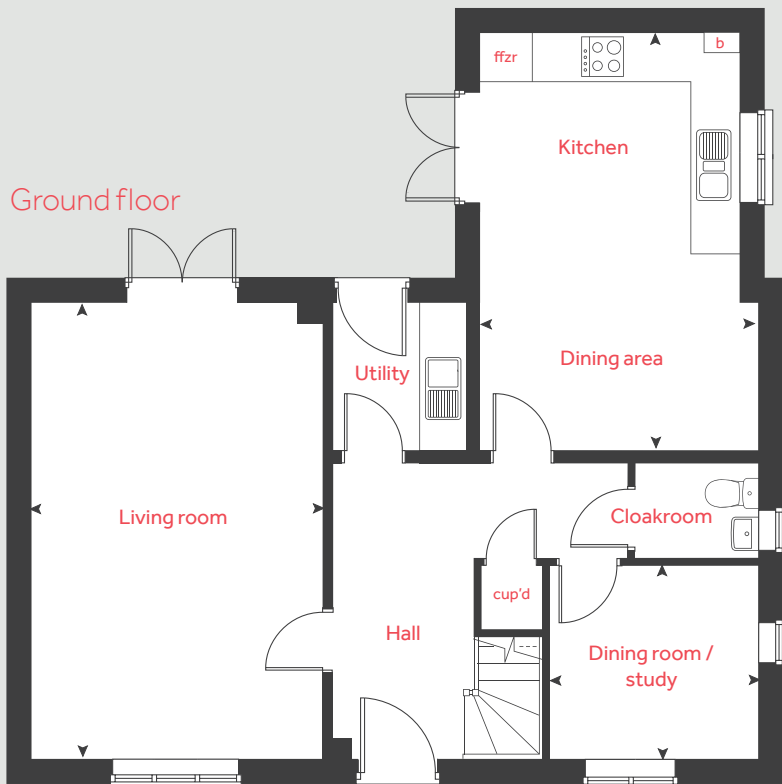
Living room	6.04m x 3.85m	19' 9" x 12' 7"
Kitchen / dining area	5.57m x 3.67m	18' 3" x 12' 0"
Study	2.78m x 2.57m	9' 1" x 8' 5"

First floor

Bedroom 1	4.87m x 3.45m	15' 11" x 11' 3"
Bedroom 2	4.69m x 2.78m	15' 4" x 9' 1"
Bedroom 3	3.52m x 2.80m	11' 6" x 9' 2"
Bedroom 4	3.50m x 3.16m	11' 6" x 10' 4"

ffzr	fridge freezer	b	boiler
cyl	hot water cylinder	◀ ▶	measuring points
cup'd	cupboard		

Ground floor



Please note, floorplans and dimension are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best products to our customers. Computer generated images are not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your sales consultant.

Produced by Vistry Group Design Studio.
When you have finished with this leaflet please recycle it.
L1620 GD56990 / 02.21

Linden
HOMES



Specification

We give you so much more

Buckwood Leys Houghton Regis
Thorn Road, Dunstable LU5 6JQ | 01582 953858
lindenhomes.co.uk

Linden
HOMES

Specification

We give you so much more

Each home will be independently surveyed during construction by NHBC, who will issue their 10 year Buildmark cover on completion of the home.

	Kitchen		3 bedroom homes	4 bedroom homes
Symphony fitted kitchen with laminate worktops*			■	■
Single under-counter oven in stainless steel			■	
Double under-counter oven in stainless steel				■
4 burner stainless steel gas hob			■	■
Integrated extractor hood and stainless steel splashback behind hob			■	
Chimney hood and stainless steel splashback behind hob				■
Space for dishwasher and washing machine with plumbing and electrical supply			■	■
Single bowl stainless steel sink with mixer tap			■	
1½ bowl stainless steel sink with mixer tap to kitchen				■
Integrated fridge / freezer				■
Bathroom, en suite and cloakroom				
Ideal Standard contemporary white sanitary ware and chrome fittings			■	■
Close-coupled WCs with soft close seat			■	■
Shower cubicle with thermostatic shower, shower tray and glass enclosure			■	■
Tiling to perimeter of bath (approx 400mm above bath)*			■	■
Full height tiling to en suite shower area*			■	■
Splashback tiling to all basins*			■	■
Electrical				
Track lighting to kitchen, batten light to cloakroom, bathroom, and en suite			■	■
White pendant lights (where applicable)			■	■
Multi-media and BT point to living room			■	■
White switchplates and sockets throughout			■	■
Mains wired smoke alarm to each floor and heat detector provided (where applicable)			■	■
Power and lighting to garages (where garage is within curtilage of property)				■
Heating				
Gas fired energy efficient boiler			■	■
7 day programmable thermostatic control			■	■
Myson radiators with thermostatic radiator valves			■	■
Internal finishes				
White internal doors with satin chrome ironmongery			■	■
Gloss painted woodwork staircase			■	■
Internal woodwork in gloss white			■	■
Walls in matt white emulsion			■	■
Ceilings in matt white emulsion			■	■
External				
GRP main entrance door with 3-point locking system			■	■
GRP rear door with 3-point locking system (where applicable)			■	■
PVCu windows and French doors with 3-point locking system			■	■
External light to front and wiring to the rear (where applicable)			■	■
Turf or landscaping to front gardens			■	■
Paving slabs to paths and patio			■	■

* From the Linden Homes **Standard** range

The specification shown in this leaflet is correct at the time of going to press. Linden Homes is continually reviewing and updating the specification on all housetypes and therefore reserves the right to change specification details. Photographs depict a typical Linden Homes interior and may include optional upgrades. For full details regarding current specification and finishes, for the plots you are interested in, please refer to our sales consultant.

Produced by the Vistry Group Design Studio. L1620 GD56990 / 02.21

Linden
HOMES