

FAIRHAM GREEN
RUDDINGTON

FAIRHAM GREEN SALES & MARKETING SUITE
WILFORD ROAD, RUDDINGTON, NOTTINGHAM, NG11 6FB
TEL: 0115 778 6662

BLOOR HOMES



BUILDING
QUALITY NEW
HOMES FOR
FIFTY YEARS

1969

THE YEAR WE
STARTED MAKING
DREAM HOMES A REALITY





At Fairham Green, Ruddington we are not only able to offer you a spectacular location, we are also dedicated to building quality new homes that stand the test of time.

Visit one of our developments built 10 years ago and see how the community has developed along with the landscaping and house type designs. 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.

The company is still owned by John Bloor who is actively involved within the day to day running of the business to ensure the high quality we pride ourselves on is achieved on all our homes.

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 also taken to ensure that the environmental impact of every new home we build 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 your kitchen, bathroom and en suite facilities.

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

We are proud to be building at Fairham Green in Ruddington, bringing quality homes and developing communities.

SAT NAV:	DEVELOPMENT: Fairham Green
	FIND US HERE: Wilford Road, Ruddington, Nottingham, NG11 6FB

BEAUTIFUL
SURROUNDINGS
WAITING TO BE
DISCOVERED

A thoughtfully designed collection of 2, 3 & 4 bedroom homes, ideally located just seven miles from East Midlands Parkway station.

Our Ruddington development is located close to the centre of Ruddington village, where Bloor Homes are proud to be building a selection of beautiful new homes, which offer something for every kind of buyer – from singles and couples, younger, and growing families to commuters and downsizers alike. Here you can enjoy a rural lifestyle, yet be within easy reach of Leicester, Nottingham and Chesterfield.

Ruddington provides easy access to a great choice of amenities, including food stores, a post office, medical centre, pharmacy, a library, hair, and beauty salons.

In addition, if you want to relax for a while, there are plenty of welcoming cafes, tearooms and pubs to visit.





01



02



03

A key benefit to choosing Ruddington is the chance to live in a place that offers the perfect balance between rural and urban lifestyles, offering the best of both worlds in terms of connectivity to local amenities and transport as well as the peace of nature and the great outdoors.

Lots of open countryside and greenery surround Ruddington. To the north, open fields extend up towards Lodge Farm and Ruddington Grange, where you will find the popular golf course, ideal for any keen golfer who wants to enjoy a round or two of their favourite sport.

There are also several parks close to home, including Rushcliffe Country Park, Attenborough Nature Centre and Sellors Playing Field. This particular green area which was originally gifted to the village via the parish council in 1947 by Frederick Sellors, and is home to the Annual Wakes Funfair, which has been held on the site since 1968.

DISCOVER A
WEALTH OF
AMENITIES ON
YOUR DOORSTEP



◀ 5 MILES

EAST MIDLANDS PARKWAY STATION

The station is just a 11 minute drive, with regular services to London St. Pancras, Leicester and Nottingham.

Nottingham. NG11 0EE
eastmidlandsrailway.co.uk



▲ 12 MILES

M1

You are just a 20 minute drive away to the M1, connecting you to many nearby big cities such as Chesterfield, Derby and Leicester.

▼ 4 MILES

GLENDALE GOLF CENTRE

Whether you are brand new to golf, a seasoned expert or just popping in for a coffee, the 9-hole golf course, driving range, snag gold, café and bar will cater to all your needs in one convenient place.

Edwalton, Nottingham. NG12 4AS
glendalegolf.co.uk

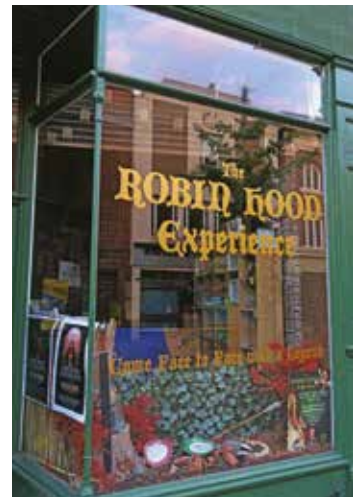


▲ 1.1 MILES

N.S.M.E.E MINIATURE RAILWAY

"Nottingham Society of Model & Experimental Engineers based at the Great Central Railway (Nottingham) with a fantastic multi-gauge miniature railway that carries passengers."

Great Central Railway,
Ruddington, NG11 6JS
nsmee.org.uk



All details correct at
time of production.

Distances and journey
times calculated using
maps.google.com

► 6 MILES

NOTTINGHAM ARBORETUM

This historic, beautifully maintained park is home to an important collection of over 800 trees, some of which are from the original collection planted in the 19th century. It is also said to be the inspiration behind J.M.Barries classic children's tale 'Peter Pan'.

Waverley St, Nottingham. NG1 4JA
visit.nottinghamshire.co.uk



▼ 2 MILES

RUSHCLIFFE COUNTRY PARK

For a fun day out with the family, Rushcliffe Country Park is just a stone's throw away, with a large well-equipped play area, skate ramp, BMX track and a drinks & snacks kiosk.

Mere Way, Nottingham. NG11 6LS
Rushcliffe.gov.uk



◀ 11 MILES

EAST MIDLANDS AIRPORT

You can reach the airport in around 19 minutes by car and catch flights to over 80 amazing destinations.

Donington. DE74 2SA
eastmidlandsairport.com



◀ 6 MILES

THE ROBIN HOOD EXPERIENCE

At just a 14 minute drive, this interactive journey back through time to the world of Robin Hood allows you to experience the sights and sounds of Medieval Nottingham.

Friar Lane, Nottingham. NG1 6EB
robinhoodexperience.co.uk



◀ 6 MILES

INTU VICTORIA CENTRE

The ultimate retail destination for shoppers, you'll find the best of high street fashion, independent labels and places to eat and drink.

Lower Parliament St, Nottingham. NG1 3QN

**AN ATTRACTIVE
VILLAGE LOCATION
WITH AMENITIES
ON YOUR DOORSTEP**

We always go that extra mile to ensure we build in locations close to good schools, amenities and transport links, and Ruddington is no different.

Families moving to Ruddington will appreciate the wide choice of schools for all ages in the surrounding area. Infant, nursery and primary school options include James Peacock Infant and Nursery School, Blessed Robert Widmerpool Catholic Primary and Nursery School and St Peters C of E Junior School. For older students, secondary schools include Rushcliffe School, The West Bridgford School and Chilwell School Sixth Form, while those considering further education can choose from Bilborough College, Castle College Nottingham and Stephenson College.





The nearest motorway to the development is the M1 via Clifton Boulevard / A52, which is just a 20-minute drive. Journeys via these roads make travelling to Nottingham (6 miles), Derby (20 miles), Leicester (25 miles) and Chesterfield (30 miles) effortless.

If you prefer to take the train, then East Midlands Parkway Station is around an 11-minute drive from the development. From there you can take regular services to Leicester, Nottingham and London St. Pancras.

Of course, there is a lot to enjoy and experience in the popular and exciting city of Nottingham, which is just over 6 miles away. Here, you will find a wonderful range of high street stores and places to eat and drink at the Intu Victoria Centre, as well as in the many streets all around the city, plus a great choice of theatres and cinemas for when you want some entertainment.

There is plenty to see and do in and around Ruddington.

Whether you want to learn about Ruddington's history, which is heavily influenced by the industrial revolution, at the Framework Knitters Museum and Ruddington Village Museum.

Alternatively, perhaps you would like to take some time to enjoy the great outdoors, Rushcliffe Country Park that is only a mile from the development and is a great place to enjoy green spaces and open air with the family. Not your style, why not enjoy some leisure time at the Ruddington Golf Club complete with a café.

The centre of the village offers some great places for food and drink, with a choice of cafes, teashops and pubs all within walking distance. In addition, if you want to experience a world of cuisine options, head to Nottingham for its wider range of chain and independent restaurants, perfect for a lazy brunch, lunch with friends or dinner dates.

WE'RE HERE,
LONG AFTER
WE HAND
OVER THE KEYS

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

We hope that you will never need it, but that doesn't mean we don't understand the peace of mind that comes with having an insurance backed 10 year warranty from the NHBC.

As well as our own rigorous checks carried out during the build process, the warranty provider will also carry out their own inspections on your new home, ensuring that it's built to the high quality we pride ourselves on.

Most of us don't regularly buy a new home, so it's no wonder it can seem a little confusing at times. But it's not as scary as you might think, we'll hold your hand through the entire buying process. After all, we've doing this for fifty years so rest assured, you're in good hands.

We'll work hard to make sure you know exactly what to do and when to do it. That way, you'll have all the information you need to hand. Simply follow our step by step guide and know that we'll be here to answer all your questions. The first step to making your move, is deciding if new is right for you.

And what's more we'll keep on looking after you and your home long after you've moved in.

*Figure based on legal completions between July 2019 and June 2020.

All information shown in this brochure was correct at time of going to press.

3,548

THE NUMBER OF
DREAMS WE MADE
REALITY LAST YEAR*



