



BRIDGWATER

# Strawberry Grange

A COLLECTION OF  
2, 3 & 4 BEDROOM HOMES



COUNTRYSIDE  
Homes

# Welcome

## TO STRAWBERRY GRANGE

A taste of excellence on the edge of a historic market town, Strawberry Grange is a new and beautiful collection of 2-4 bedroom homes in Somerset.

With a gorgeous variety of premium new properties placed perfectly for residents to enjoy the very best that Somerset has to offer, our exciting

new development is set to be the beating heart of a new and vibrant community.

Strawberry Grange is conveniently located in Bridgwater, just west of the M5 and under a mile from Bridgwater train station, which offers easy access to Bristol, Exeter, and the South West, making it the perfect place to call home.



The illustrations shown are computer generated impressions of how the property may look and are indicative only. External details or finishes may vary on individual plots and homes may be built in either detached or attached styles depending on the development layout. Exact specifications, window styles and whether a property is left or righthanded may differ from plot to plot. Please speak to our sales consultant for specific plot details. Distances taken from [www.google.co.uk/maps](http://www.google.co.uk/maps).

## LIGHT-FILLED ROOMS

Impressive skylight windows and French doors leading to the rear garden.



A typical family/dining area in a Bowmont home.

## OPEN-PLAN KITCHEN/DINING AREAS

Spacious kitchen designs with space for integrated appliances.



A typical living room in a Stratford home.  
Images are for guidance only and are subject to change.

# Get to Know

## YOUR SURROUNDINGS



Map not to scale.

- |                                 |                                   |   |  |  |                               |
|---------------------------------|-----------------------------------|---|--|--|-------------------------------|
| <b>01</b> Quantock Hills AONB   | <b>05</b> Black Rock Outdoors Ltd | <b>09</b> Northgate Yard                            | <b>13</b> King Sedgemoor Inn Cookhouse + Pub | <b>17</b> Bridgwater College Academy                 | <b>21</b> Bridgwater Hospital |
| <b>02</b> WWT Steart Marshes    | <b>06</b> Cow N Bun               | <b>10</b> Asda Superstore                           | <b>14</b> Angel Place Shopping Centre        | <b>18</b> Bridgwater College Academy Quantock Campus | <b>22</b> Bower Inn           |
| <b>03</b> Oatley Vineyard       | <b>07</b> Wild Rocket             | <b>11</b> Marco Pierre White Steakhouse Bar & Grill | <b>15</b> The McMillan Theatre               | <b>19</b> Polden Bower School                        |                               |
| <b>04</b> Enmore Park Golf Club | <b>08</b> The Old Vicarage Hotel  | <b>12</b> Bridgwater & Albion Rugby Football Club   | <b>16</b> Bridgwater and Taunton College     | <b>20</b> Tesco Express                              |                               |
- KEY**

<span style="color: green;">●</span> Nature	<span style="color: grey;">●</span> Hospital
<span style="color: red;">●</span> Shopping	<span style="color: darkblue;">●</span> Education
<span style="color: darkred;">●</span> Eateries	<span style="color: gold;">●</span> Leisure
<span style="color: lightgreen;">●</span> Entertainment	

# Restaurants AND BARS

## THE BOWER INN

The Bower Inn is a charming 18th-century pub, restaurant and hotel situated on the edge of the Somerset Levels near Bridgwater. It features gorgeous, rustic interiors complete with exposed brick walls and wood flooring, and is a relaxed dining space for both intimate meals and larger gatherings.

10-minute walk away



## WILD ROCKET

Another one on our must-visit list, serving a variety of tasty tapas and popular cocktails, Wild Rocket provides the ultimate dining experience with friendly faces behind the bar and natural, locally sourced ingredients.

8-minute drive away



## MARCO PIERRE WHITE STEAKHOUSE BAR & GRILL BRIDGWATER

The absolute crème de la crème of steakhouses and Marco Pierre White's very own. This place is alive with atmosphere and the menu is bursting with variety and flavour. Enjoy elevated cuisine and excellent wine pairings. An experience not to be missed!

5-minute drive away

## KING SEDGEMOOR INN COOKHOUSE + PUB

King Sedgemoor is the perfect place to tantalise your tastebuds at the weekend. From chicken and chips to sticky toffee pud, it doesn't matter whether it's a midday breakfast or an afternoon treat.

8-minute drive away

## THE OLD VICARAGE HOTEL

A 15th-century Grade II-listed hidden gem in the heart of Bridgwater. Rich in history and with wonderful canal-side walks nearby, this home away from home is the perfect place to enjoy a cosy staycation or meal.

7-minute drive away



## COW N BUN

Dirty fries, sumptuous shakes, and tasty burgers, Bridgwater is home to our very own Cow N Bun. Spend your weekend out indulging in your American diner-style favourites.

8-minute drive away

# Entertainment AND LEISURE



## BRIDGWATER CARNIVAL

An explosion of colour, light, music, and dance. The Somerset Carnivals are regarded as the largest illuminated parades in the world. Once a year, these joyous festivals take place all over Somerset, and Bridgwater is known to attract crowds of 150,000!

## NORTHGATE YARD - COMING SOON

Northgate Yard is a brand new entertainment and dining hub in the heart of Bridgwater town centre, due to open in winter 2022. The £16million development will feature a seven screen cinema, eight lane bowling alley, sports bar and four restaurants. Northgate Yard is set to be a landmark destination in the area, attracting locals and visitors alike.

8-minute drive away



## OATLEY VINEYARD

Spend your Saturday evening sipping wine at this family-run, eco friendly vineyard. With award-winning English wines and a gorgeous summer setting, watch and enjoy the wildlife whilst relaxing with a nice glass of something delicious. Oatley Vineyard will be sure to win your heart in no time.

20-minute drive away

## BLACK ROCK OUTDOORS

If you like a little bit of adventure, head over to Black Rock. This outdoor adventure park will be sure to get the adrenaline pumping! With a range of activities from archery and caving to mountain biking and raft building, enjoy a fun day out for all the family.

18-minute drive away

Travel times taken from [www.google.co.uk/maps](http://www.google.co.uk/maps) and are approximate only. Cover photograph of local area. Not view from the development. Please check the details of the homes you are interested in with our sales consultant.

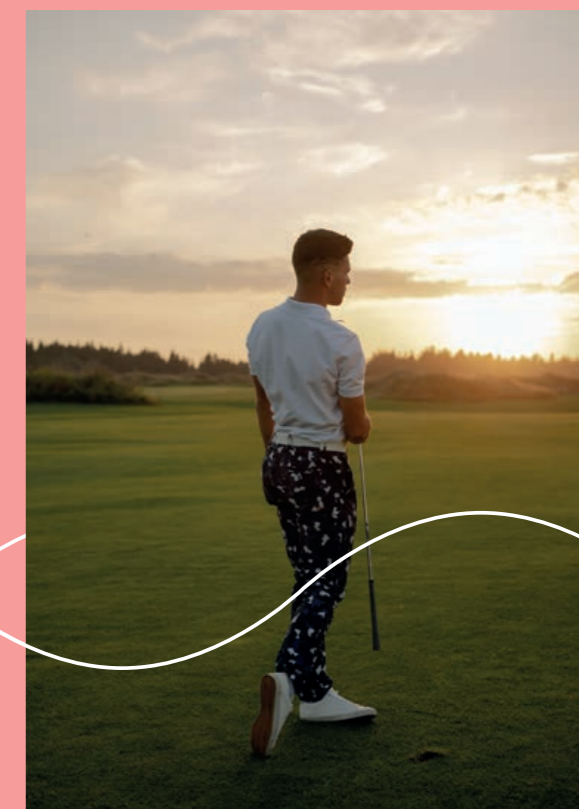
Once an important industrial town, now a lively hub, rich in nature and history. Bridgwater is vibrant with the buzz of modern life.

The historic town with plenty to do and lots to see has captured the hearts and minds of locals.

## ENMORE PARK GOLF CLUB

If golf is your thing, Enmore Park boasts outstanding views over the hills and across the Bristol Channel to Wales. Two loops of the nine and into the clubhouse for afters!

16-minute drive away



# Green SPACES

## QUANTOCK HILLS AONB

Wilderness and tranquillity with panoramic views and scenic landscapes, The Quantock Hills are home to some of nature's finest. Whether you want to explore the Jurassic Coast, open heathland or woodlands, you'll never be short of weekend adventures.

31-minute drive away



## BRIDGWATER BAY NATIONAL NATURE RESERVE

The reserve sits on the mouth of the River Parrett with lovely views over the estuary to Stert Island and Burnham-on-Sea. You'll find mudflats, sandbanks, reed beds, and salt marshes attracting a large number of birds.

28-minute drive away



## LONGRUN MEADOW

Just a 10-minute walk from Taunton Bridge, this tranquil green space is perfect for nature enthusiasts and wildlife spotters. You can also hire boats and kayaks or take part in orienteering activities.

30-minute drive away



## CHEDDAR GORGE

One of Britain's most iconic natural landmarks, Cheddar Gorge boasts spectacular cliffs and stalactite caves and holds fascinating secrets about our prehistoric ancestors. It is also a well-known spot for caving and rock climbing!

37-minute drive away

## GLASTONBURY TOR

Part of the National Trust and steeped in history, Glastonbury Tor is an iconic hill with a hidden cave below. It is also home to the remains of the 14th-century church of St Michael on top. Explore and read stories from across history about this magical place, just a short drive from Bridgwater.

30-minute drive away



## WWT STEART MARSHES

Stuart Marshes is one of the UK's largest new wetland reserves. It's home to a vast array of wildlife, and it's locking away carbon from the atmosphere that would otherwise contribute to climate change. It is accessible to walkers, wheelchair users, pushchairs, cyclists, and horse riders and is free to visit.

24-minute drive away

# Transport

## CONNECTIONS

Tesco Express

13  
MIN

Taunton

11  
MIN

Weston-super-Mare

30  
MIN

Coronation Park

15  
MIN

Exeter St David's

39  
MIN

Bristol Airport

42  
MIN

Bridgwater Train Station

15  
MIN

Bristol Temple Meads

45  
MIN

Bristol Temple Meads

54  
MIN

Co-op Food Parkway

17  
MIN

Bath Spa

76  
MIN

Exeter

58  
MIN



BY FOOT



BY TRAIN FROM  
BRIDGWATER STATION



BY CAR



### BRIDGWATER STATION

Bridgwater train station is on the Bristol to Taunton Line, operated by Great Western Railway. Originally built to the designs of Isambard Kingdom Brunel, the station is now a Grade II\* listed building. During the week, most trains operate to and from Cardiff Central and Taunton, with some additional services during weekday peak times, including to/from London Paddington. Most through trains terminate at nearby Taunton, with some services extending to destinations further west such as Exeter St David's, Paignton, and Plymouth.

### M5

The M5 links the Midlands with The Southwest, running from junction 8 of the M6 at West Bromwich near Birmingham to Exeter in Devon. It follows the route of the A38 and gives you easy access to Bristol and Weston-super-Mare. Easily accessible from Bridgwater, both northbound and to the south, enabling you to get away and commute to wherever is desired.

### BRISTOL AIRPORT

This airport allows you to fly to 111 destinations in 31 countries. It's on the slopes of the Mendip Hills in Lulsgate Bottom and is only a 42-minute drive from Strawberry Grange.

Walking and car travel times are times taken from [www.google.co.uk/maps](http://www.google.co.uk/maps) and are approximate only. Train times taken from [www.nationalrail.co.uk](http://www.nationalrail.co.uk) and are approximate only. Cover photograph of local transport. Not view from the development. Please check the details of the homes you are interested in with our sales consultant.



# Homes



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# Why Buy New?



## MAKE YOUR HOME YOUR OWN

Replacing a previous owner's idea of 'interior design' can be a costly and time-consuming process. Move into a brand new home from Countryside on the other hand, and you have the perfect blank canvas just waiting for you to make your home your own!

## NO NASTY SURPRISES

Buy a new home from Countryside and there'll be no nasty surprises or extra maintenance costs waiting for you, and you'll have the peace of mind of a 10-year NHBC warranty and insurance policy. Buy a second-hand home, and who knows what you could be faced with?

## ENERGY-EFFICIENT HOMES

Did you know our homes are 27% more energy efficient than the national average\* and 56% more energy efficient when compared to a Victorian property? This can save you up to £2,600 a year on energy bills. It's thanks to A-rated boilers, low energy LED lighting, smart thermostats and installing appliances with high efficiency ratings.

\*Average Countryside SAP is 84.2 compared to the national average in England which is 66 according to the English Housing Survey

# About COUNTRYSIDE



Countryside is a leading UK homebuilder and urban regeneration partner. We believe that where we live matters. We're passionate about creating places where people aspire to live, where they feel a true sense of belonging.

All our developments and homes carry a signature style and character, designed to work for the way people live today with materials that reflect our commitment to quality.

Our exacting standards and sustainable credentials combine to create places that will stand the test of time. As a result we hold more Housing Design Awards than any other developer.

From the character of the homes we build to the planning of environments and the unique detailing of the landscape, our creative approach to place-making creates places where people feel at home, providing a greater sense of belonging, spirit of neighbourhood and quality of life for everyone who lives in and around our developments.

## OUR CUSTOMER SERVICE IS COMMITTED TO PROVIDING YOU WITH QUALITY HOMES

The whole team is working to achieve one common goal: to ensure that you are satisfied and happy with your new home, from the moment you make your reservation, to the day you move in and beyond. No matter who you are dealing with, or what queries, questions or complaints you may have, you can be confident that our people and procedures will adhere to the terms of our charter and the 'Consumer Code for Home Builders'. Copies of the 'Consumer Code for Home Builders' are available from our sales offices and via our website; a copy (also identifying where further guidance can be found) will always be provided to you upon reservation.

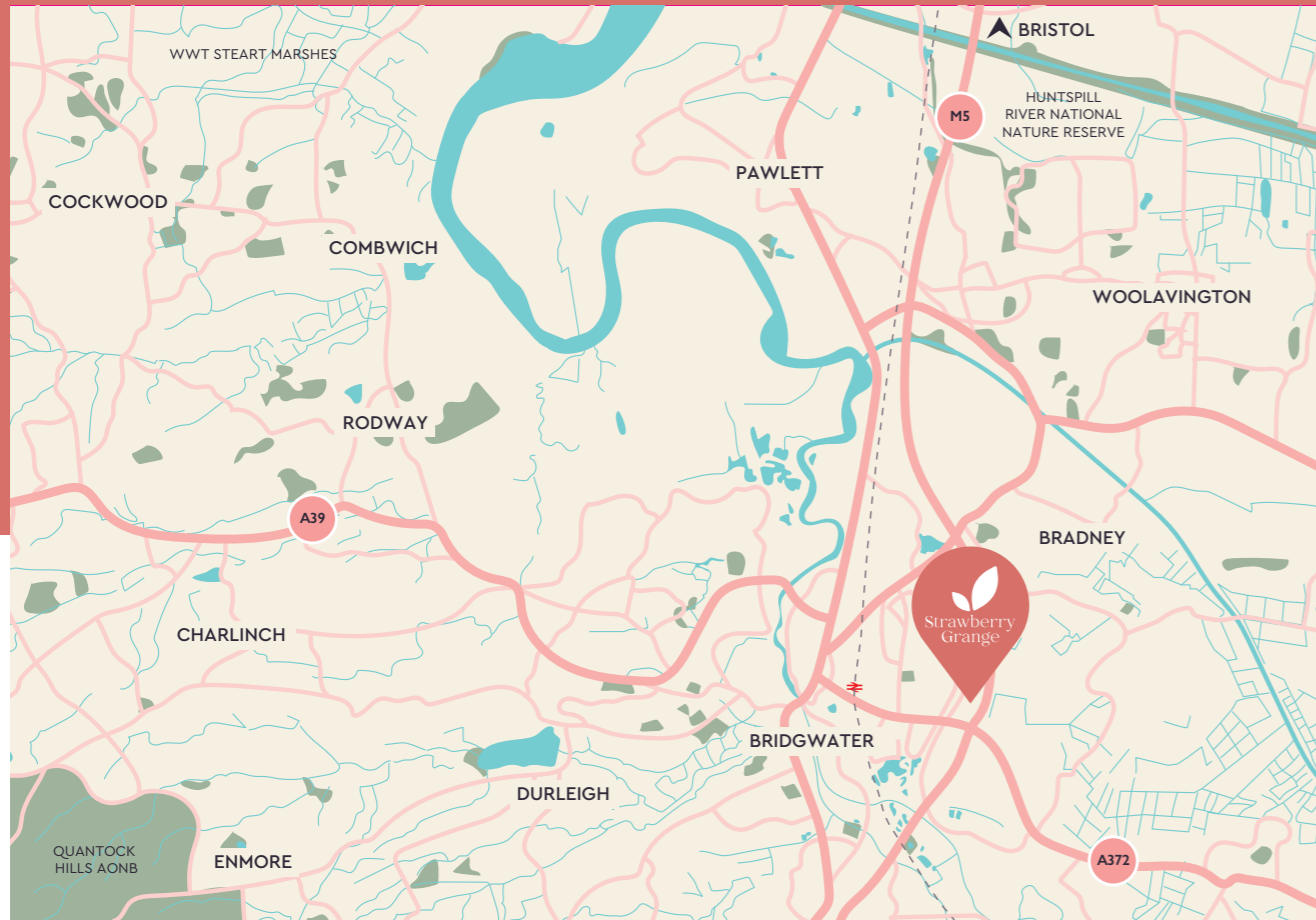
Our customer service begins at the outset, with our trained Sales Consultants who offer guidance on the legal process involved in buying a home and help with arranging mortgage finance through independent financial consultants.

All of our homes are built to National House Building Council (10-year NHBC warranty and insurance policy) standards, the technical benchmark for all newly built homes. The standards provide guidance on every part of the building process from foundations to decoration, including tolerances, performance and technical standards. To obtain a copy of the standards visit [www.nhbc.co.uk](http://www.nhbc.co.uk). Each new home also carries the 10-year NHBC warranty and insurance policy (Buildmark) against structural defects for a 10-year period following the date of legal completion.



[www.consumercodeforhomebuilders.com](http://www.consumercodeforhomebuilders.com)  
[www.nhbc.co.uk](http://www.nhbc.co.uk)

# Find Us



## FROM BRISTOL

Once heading south on the M5, take junction 23 and turn left onto the A39. Head towards Bridgwater then turn left after the hospital onto Bower Lane, until you come across Strawberry Grange.

## FROM TAUNTON

Head north on the M5 towards Bridgwater, until junction 24 - take the exit towards Bridgwater. Turn right onto Broadway, then right again onto the A37. Lastly turn left onto Bower Lane and you will arrive at Strawberry Grange.

**Strawberry Grange, Bower Lane, Bridgwater, TA6 4TY**

**01278 588 495 | [www.countrysidepartnerships.com/strawberry-grange](http://www.countrysidepartnerships.com/strawberry-grange)**

Every care has been taken in the preparation of this brochure. Countryside operates a programme of continuous product development. Features, internal and external, may vary from time to time and may differ from those shown in this brochure. The development layout, landscaping and tenure of all dwellings may be subject to change throughout the course of the development. Computer generated images, maps, photography, and imagery are intended for illustrative purposes. Features, designs, materials, and visual depictions must be treated as general guidance only. Please speak to a sales consultant for details of specific homes. 09/23.



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**COUNTRYSIDE**  
Homes