



ABBNEY FIELDS

EXPERIENCE

— THE DAVID WILSON DIFFERENCE —

At David Wilson Homes we have been building quality homes across the UK for over 40 years. Our reputation is founded on our commitment to provide traditional homes in desirable locations built to a superb specification.

We* are proud to say that our customers continue to rate us as a 5 Star Housebuilder for customer satisfaction year after year.

Our collection of beautiful homes offer a range of spacious bedroom designs, located in highly desirable locations.

We would encourage you to come and experience the David Wilson Difference and we look forward to seeing you at one of our many developments.



DAVID WILSON HOMES

WHERE QUALITY LIVES



ABBHEY FIELDS

- Archford
3 Bedroom Home
- Hadley
3 Bedroom Home
- Kennett
3 Bedroom Home
- Cannington
3 Bedroom Home
- Parkin
4 Bedroom Home
- Hollinwood
4 Bedroom Home
- Ashington
4 Bedroom Home
- Ingleby
4 Bedroom Home
- Kirkdale
4 Bedroom Home
- Hurst
4 Bedroom Home
- Holden
4 Bedroom Home
- Hertford
4 Bedroom Home
- Bayswater
4 Bedroom Home
- Avondale
4 Bedroom Home
- Manning
5 Bedroom Home
- Lichfield
5 Bedroom Home
- Affordable Housing
- BCP Bin Collection Point
- S/S Substation



- Wild flowers meadow
- Existing trees
- New tree line
- Tarmac path
- Parkland area
- Bat box
- Swift box
- Play area
- Hedgehog highway applies to all gardens

Positioning of our sustainability features are subject to change. Speak to a Sales Adviser for more information.



See the Difference at dwh.co.uk



DAVID WILSON HOMES
WHERE QUALITY LIVES

Development layouts and landscaping are not intended to form part of any contract or warranty unless specifically incorporated in writing into the contract. Images and development layouts are for illustrative purposes and should be used for general guidance only. Development layouts including parking arrangements, play areas and public open spaces may change to reflect changes in planning permission and are not intended to form part of any contract or warranty unless specifically incorporated in writing. Please speak to your solicitor to whom full details of any planning consents including layout plans will be available. Abbey Fields is a marketing name only and may not be the designated postal address, which may be determined by The Post Office.

H8018-OSL-01 Rev: L

THE ARCHFORD

THREE BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



This three bedroom home includes an open plan kitchen with dining area and French doors to the garden. A spacious lounge and cloakroom complete the ground floor. Upstairs you will find an en suite principle bedroom, a further double bedroom, single bedroom and a family bathroom.



DAVID WILSON HOMES
WHERE QUALITY LIVES

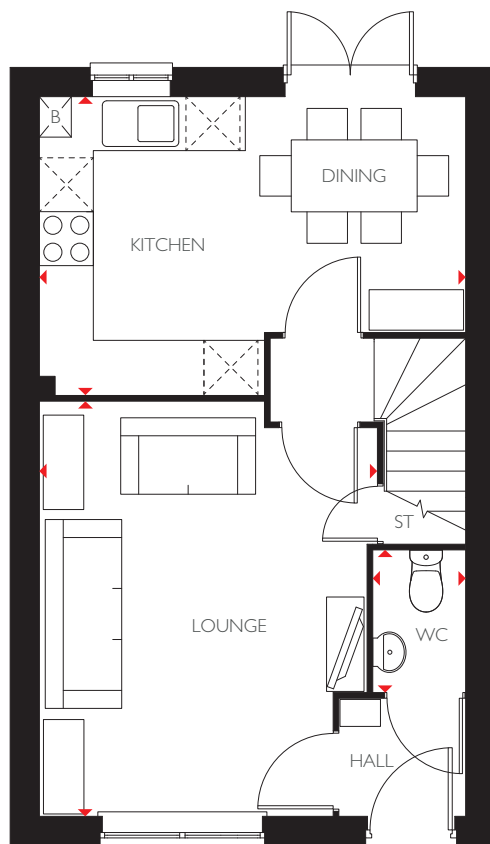
THE ARCHFORD

THREE BEDROOM HOME

Key

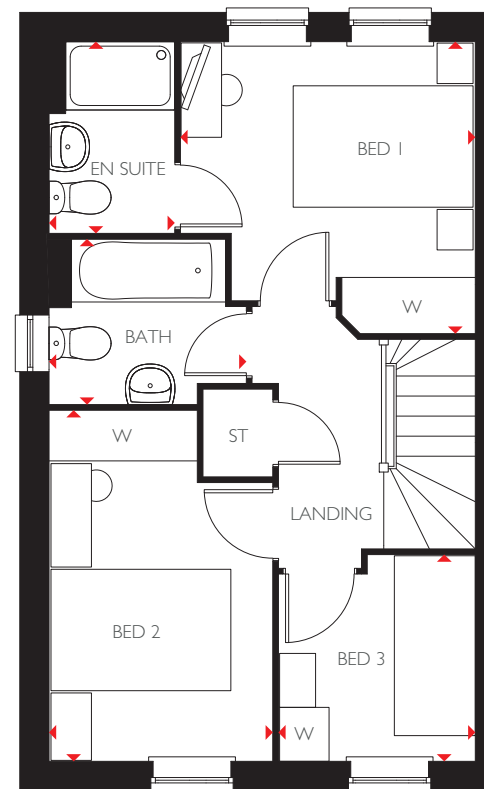
B Boiler
ST Store

W Optional wardrobe
◀▶ Dimensional location



Ground Floor

Lounge	4604 x 3746 mm	15' 1" x 12' 3"
Kitchen/Dining	4740 x 3310 mm	15' 7" x 10' 10"
WC	1561 x 905 mm	5' 1" x 3' 4"



First Floor

Bedroom 1	3234 x 3266 mm	10' 2" x 10' 9"
En suite	1385 x 2119 mm	4' 7" x 6' 11"
Bedroom 2	2475 x 3891 mm	8' 1" x 12' 9"
Bedroom 3	2286 x 2176 mm	7' 6" x 7' 2"
Bathroom	1815 x 2181 mm	5' 11" x 7' 2"

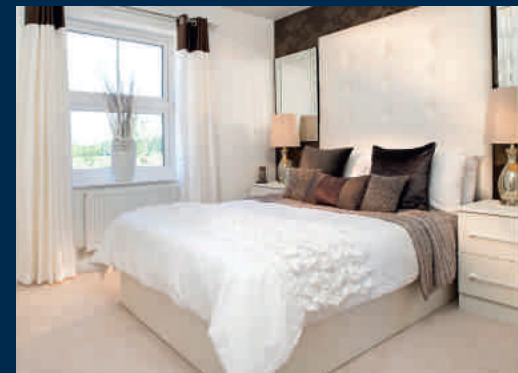
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THE HADLEY

THREE BEDROOM DETACHED HOME



Individual plots may vary, please speak to the Sales Adviser



The sash-style windows give this detached home a delightfully traditional look. Yet inside, the open-plan kitchen - with its dining and family areas and separate utility room - is designed very much for busy, modern

living. French doors to the garden make the spacious dual-aspect lounge bright and airy and the perfect place to relax. Upstairs are two double bedrooms, the large principle with en suite, a single bedroom and a family bathroom.



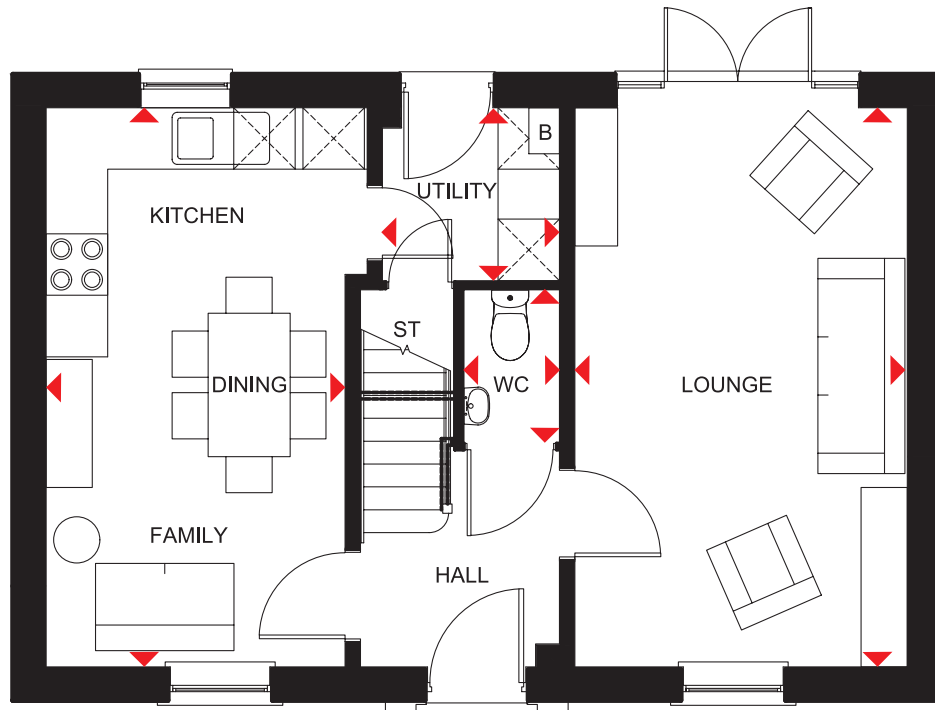
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE HADLEY

THREE BEDROOM DETACHED HOME

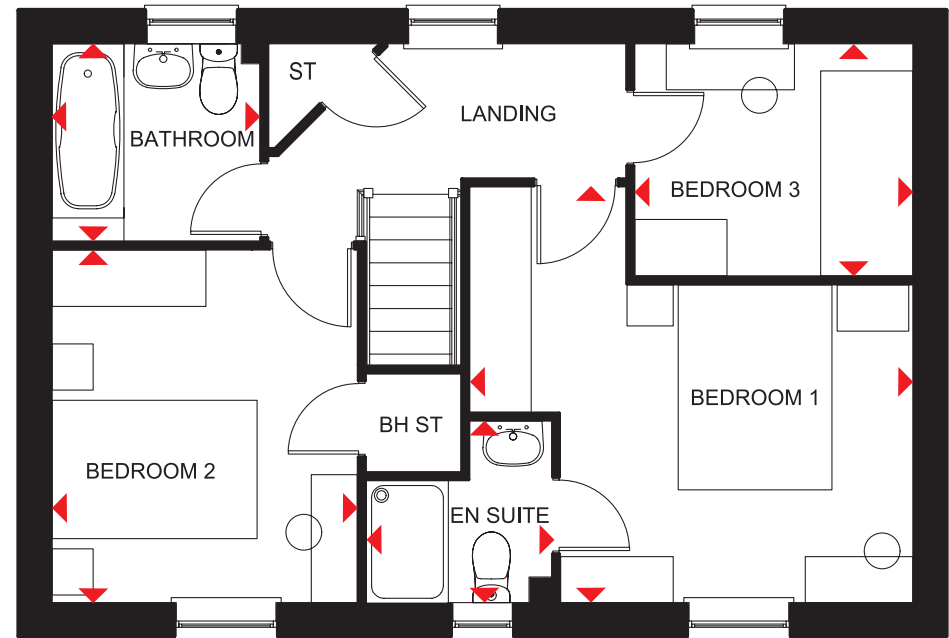
Key
 B Boiler
 ST Store

BH ST Bulkhead store
 ◀▶ Dimensional location



Ground Floor

Kitchen/Family/Dining	5455 x 2917 mm	17' 10" x 9' 6"
Lounge	5455 x 3153 mm	17' 10" x 10' 4"
Utility	1816 x 1687 mm	5' 11" x 5' 6"
WC	1485 x 1013 mm	4' 10" x 3' 3"



First Floor

Bedroom 1	4324 x 4058 mm	14' 2" x 13' 3"
En suite	1856 x 1771 mm	6' 1" x 5' 9"
Bedroom 2	3441 x 2978 mm	11' 3" x 9' 9"
Bedroom 3	2713 x 2265 mm	8' 10" x 7' 5"
Bathroom	2025 x 1925 mm	6' 7" x 6' 3"

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THE KENNETT

THREE BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



Intelligently designed over three floors, The Kennett is a good-sized family home, ideal for flexible modern living. The open-plan kitchen on the ground floor incorporates a dining area opening out onto the rear garden. A lobby separating the

kitchen from the spacious bay-fronted lounge leads upstairs. Here are two double bedrooms, the family bathroom and access to the second floor, which is entirely occupied by a spacious principle bedroom with en suite.



DAVID WILSON HOMES
WHERE QUALITY LIVES

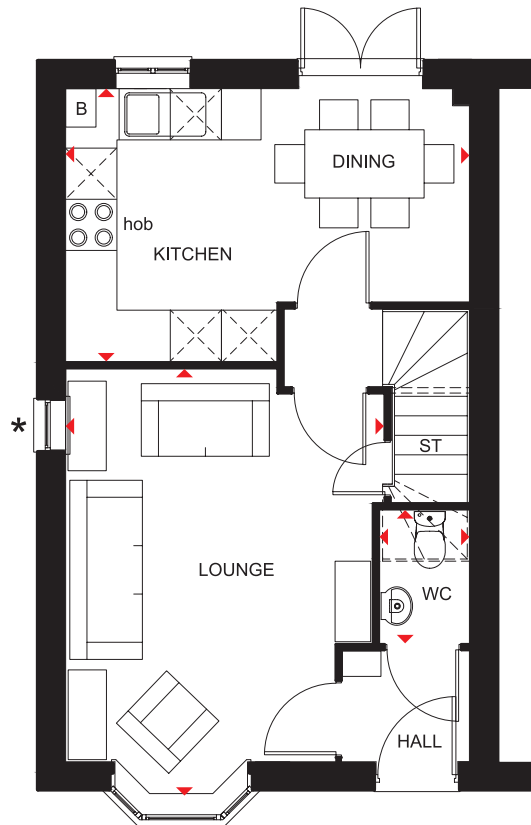
THE KENNETT

THREE BEDROOM HOME

Key

B Boiler
ST Store

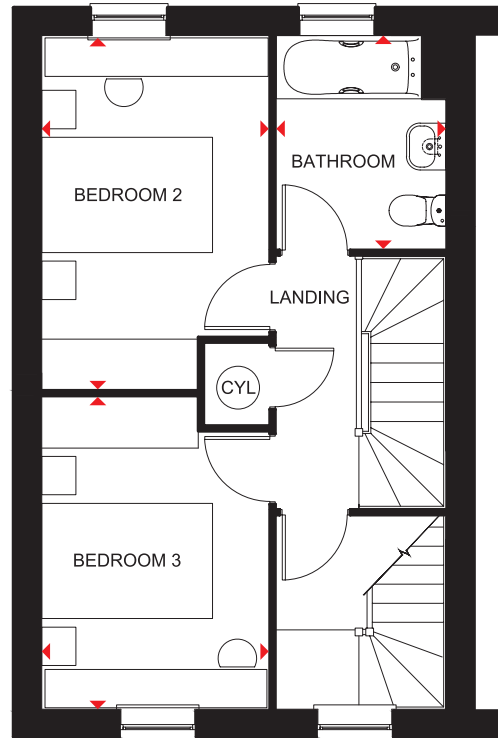
RL Rooflight
◀▶ Dimensional location



Ground Floor

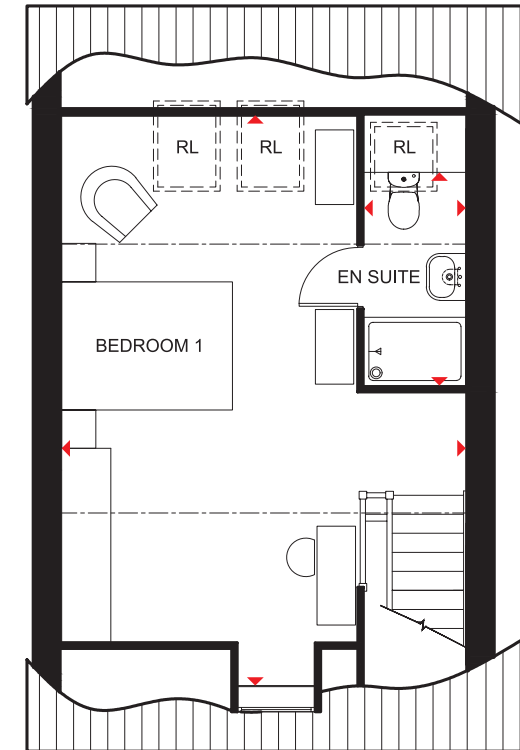
Lounge	5001 x 3729 mm	16' 4" x 12' 2"
Kitchen/Dining	4733 x 3197 mm	15' 6" x 10' 5"
WC	1561 x 1054 mm	5' 1" x 3' 5"

*Windows may be omitted on certain plots. Speak to a Sales Adviser for the details on individual plots.



First Floor

Bedroom 2	4116 x 2659 mm	13' 6" x 8' 8"
Bedroom 3	3658 x 2659 mm	12' 0" x 8' 8"
Bathroom	2498 x 1985 mm	8' 2" x 6' 6"



Second Floor

Bedroom 1	6681* x 4733 mm	21' 11"* x 15' 6"
En suite	1189* x 2497 mm	3' 11"* x 8' 2"

* Overall floor dimension includes lowered ceiling areas

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THE CANNINGTON

THREE BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



This contemporary three bedroom home offers a spacious living/dining room with French doors to the garden, a stylish kitchen and a separate study. There is a comfortable lounge, family bathroom

and a bedroom on the first floor. Upstairs you'll find the principle bedroom with an en suite and a further double bedroom.



DAVID WILSON HOMES
WHERE QUALITY LIVES

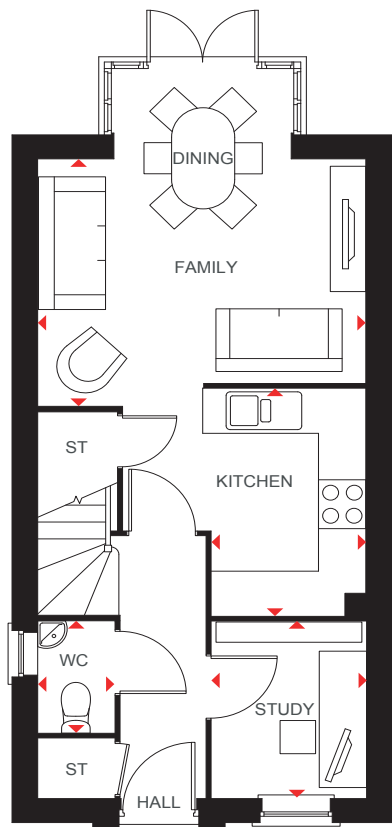
THE CANNINGTON

THREE BEDROOM HOME

Key

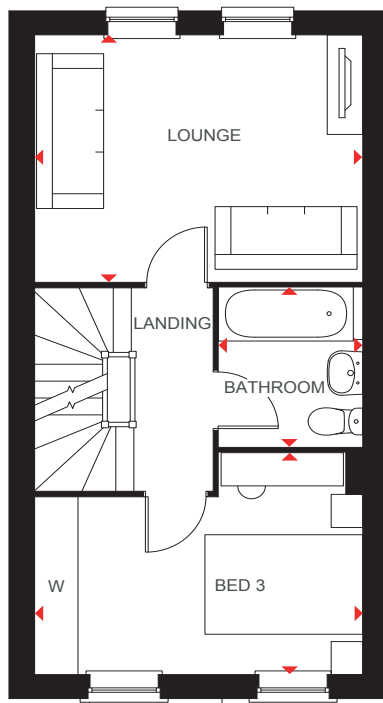
CYL Boiler
ST Store

W Optional wardrobe
◀▶ Dimensional location



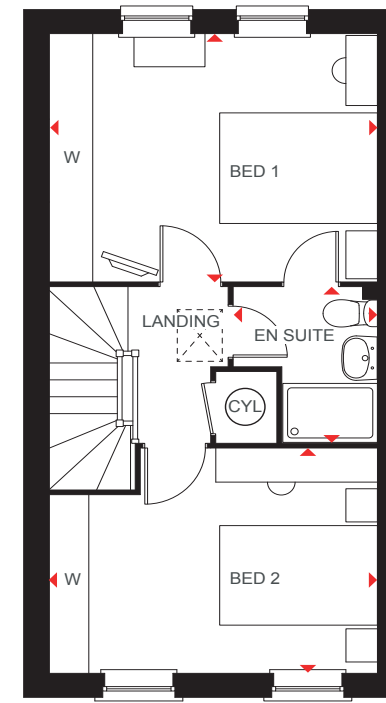
Ground Floor

Kitchen	3081 x 3070 mm	10' 1" x 10' 0"
Family/Dining	6260 x 4170 mm	20' 6" x 13' 8"
Study	2396 x 1959 mm	7' 10" x 6' 5"
WC	1512 x 968 mm	4' 11" x 3' 2"



First Floor

Lounge	4170 x 3356 mm	13' 8" x 11' 0"
Bedroom 3	4170 x 3106 mm	13' 8" x 10' 2"
Bathroom	2138 x 1827 mm	7' 0" x 5' 11"



Second Floor

Bedroom 1	4170 x 3256 mm	13' 8" x 10' 8"
En suite	2100 x 1827 mm	6' 10" x 5' 11"
Bedroom 2	4170 x 3144 mm	13' 8" x 10' 3"

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THE INGLEBY

FOUR BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



The Ingleby features a large open-plan kitchen with its dining and family areas. Essential utility space is discreetly tucked away in a corner of the kitchen and French doors give access to the rear garden.

The separate lounge provides a comfortable haven where everyone can relax. Upstairs are two double bedrooms, the principle with en suite, two single bedrooms and a family bathroom.



DAVID WILSON HOMES
WHERE QUALITY LIVES

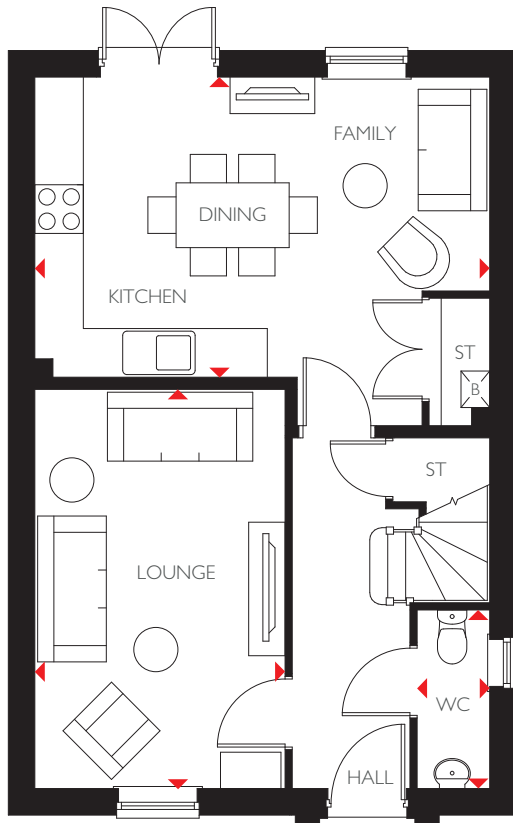
THE INGLEBY

FOUR BEDROOM HOME

Key

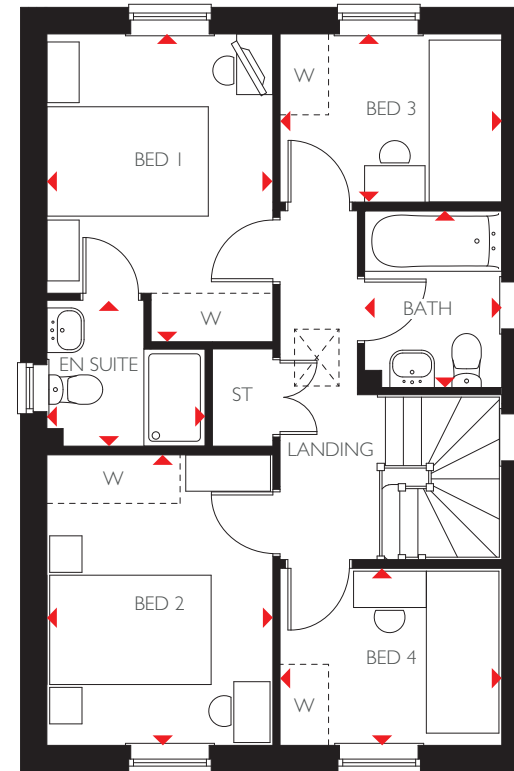
B Boiler
ST Store

W Optional wardrobe
◀▶ Dimensional location



Ground Floor

Kitchen/Family/Dining	5635 x 4305 mm	18' 5" x 14' 1"
Lounge	4930 x 3100 mm	16' 2" x 10' 2"
WC	2206 x 900 mm	7' 2" x 2' 11"



First Floor

Bedroom 1	3802 x 2800 mm	12' 5" x 9' 2"
En suite	1962 x 1800 mm	6' 5" x 5' 10"
Bedroom 2	3587 x 2800 mm	11' 9" x 9' 2"
Bedroom 3	2747 x 2066 mm	9' 0" x 6' 9"
Bedroom 4	2747 x 2172 mm	9' 0" x 7' 1"
Bathroom	2179 x 1700 mm	7' 1" x 5' 6"

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432301

THE HOLLINWOOD

FOUR BEDROOM DETACHED HOME



Individual plots may vary, please speak to the Sales Adviser



The Hollinwood is a delightfully traditional four bedroom home designed very much for modern family life. An attractive glazed bay leading to the garden creates a bright atmosphere in the dining and family areas of the open-plan kitchen, which has a

utility room adjacent. The dual-aspect lounge is the perfect place for the whole family to relax in. Upstairs are three double bedrooms, the principle bedroom with en suite, a single bedroom and a family bathroom.



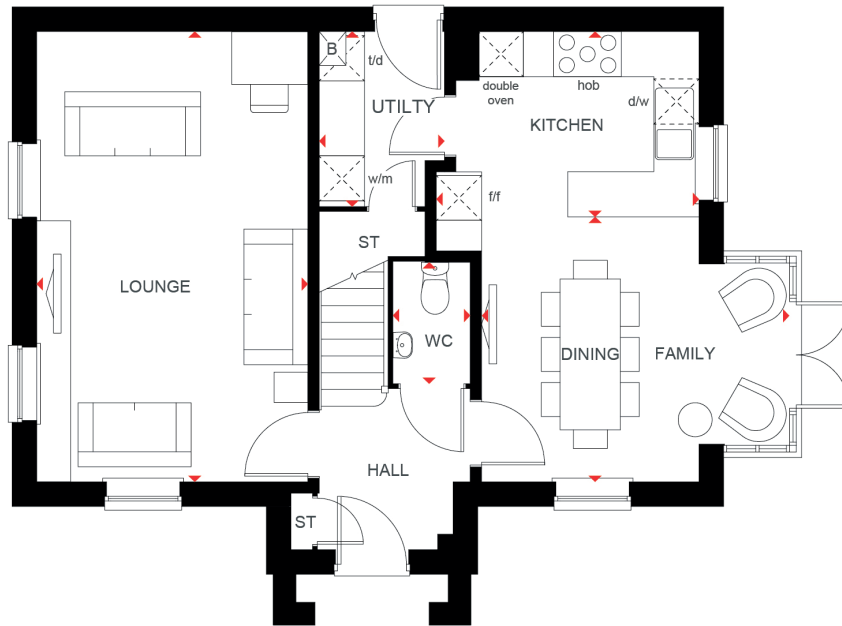
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE HOLLINWOOD

FOUR BEDROOM DETACHED HOME

Key
 B Boiler
 ST Store

W Optional wardrobe
 ◀▶ Dimensional location



Ground Floor

Kitchen/Family/Breakfast	5978 x 4711 mm	19' 7"	x	15' 5"
Lounge	3600 x 5978 mm	11' 9"	x	19' 7"
Utility	1550 x 2312 mm	5' 1"	x	7' 7"
WC	1000 x 1600 mm	3' 3"	x	5' 2"

First Floor

Bedroom 1	3462 x 3260 mm	11' 4"	x	10' 8"
En suite	3574 x 1200 mm	8' 5"	x	3' 11"
Bedroom 2	3537 x 3009 mm	11' 7"	x	9' 10"
Bedroom 3	3661 x 3159 mm	12' 0"	x	10' 4"
Bedroom 4	3009 x 2352 mm	9' 10"	x	7' 8"
Bathroom	2373 x 1900 mm	7' 9"	x	6' 2"

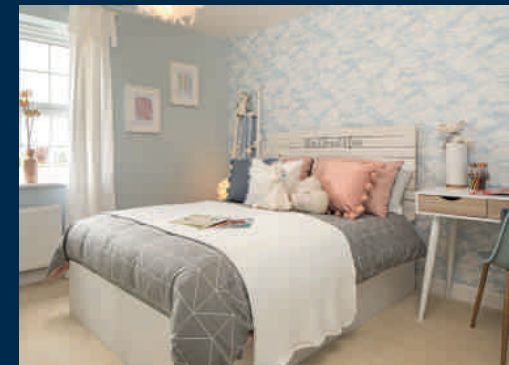
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THE ASHINGTON

FOUR BEDROOM DETACHED HOME



Individual plots may vary, please speak to the Sales Adviser



The Ashington demonstrates a clever use of design on a corner plot to create an attractive detached family home. Both the large kitchen/breakfast room and the long, bay-fronted lounge open onto the rear garden via French doors, naturally

creating extended living space in good weather. A separate dining room, meanwhile, is the perfect place for entertaining indoors. Upstairs are three double bedrooms - the principle with en suite - a single bedroom and the family bathroom.



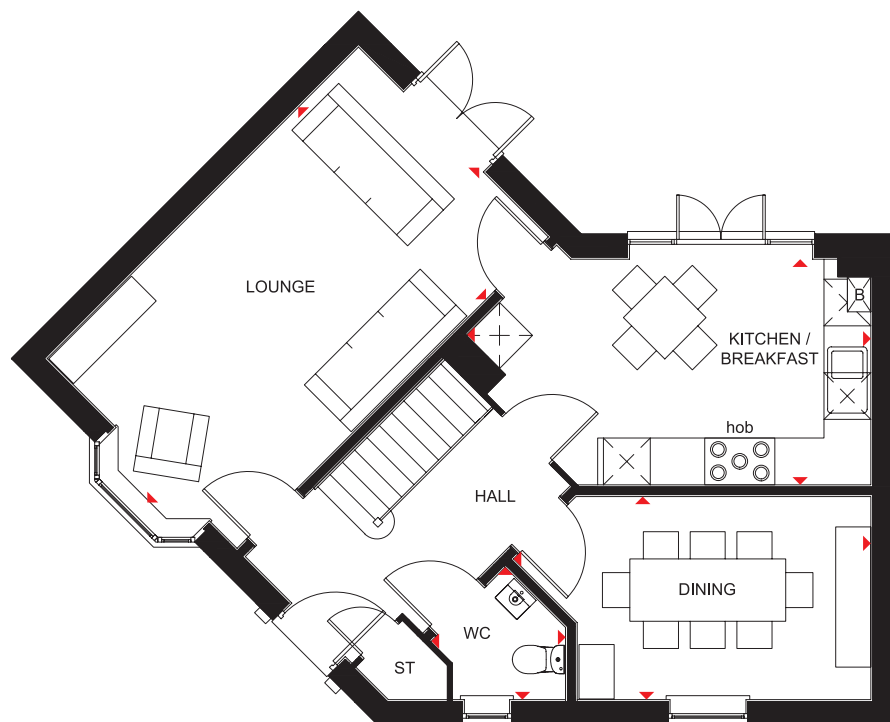
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE ASHINGTON

FOUR BEDROOM DETACHED HOME

Key
 B Boiler
 ST Store

BH ST Bulkhead Store
 ◀▶ Dimensional location



Ground Floor

Kitchen/Breakfast	5179 x 2895 mm	16' 11" x 9' 5"
Lounge	6047 x 3445 mm	19' 10" x 11' 3"
Dining	4583 x 2605 mm	15' 0" x 8' 6"
WC	1720 x 1699 mm	5' 7" x 5' 6"



First Floor

Bedroom 1	3546 x 3823 mm	11' 7" x 12' 6"
En suite	2281 x 1400 mm	7' 5" x 4' 7"
Bedroom 2	3511 x 3506 mm	11' 6" x 11' 6"
Bedroom 3	4250 x 3455 mm	13' 11" x 11' 4"
Bedroom 4	2350 x 2518 mm	7' 8" x 8' 6"
Bathroom	2805 x 2015 mm	9' 2" x 6' 7"

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H457--H7DS01/SP419114

THE PARKIN

FOUR BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



With flowing living spaces set over three floors, tied together by a stylish design, the Parkin is a beautiful family home. The front-facing ground floor kitchen features a bay window and dining area, while the lounge benefits from a set of French

doors opening onto the rear garden. The first floor offers a principle bedroom with en suite shower room, and a further double bedroom. A family bathroom and two double bedrooms comprise the second floor.



DAVID WILSON HOMES

WHERE QUALITY LIVES

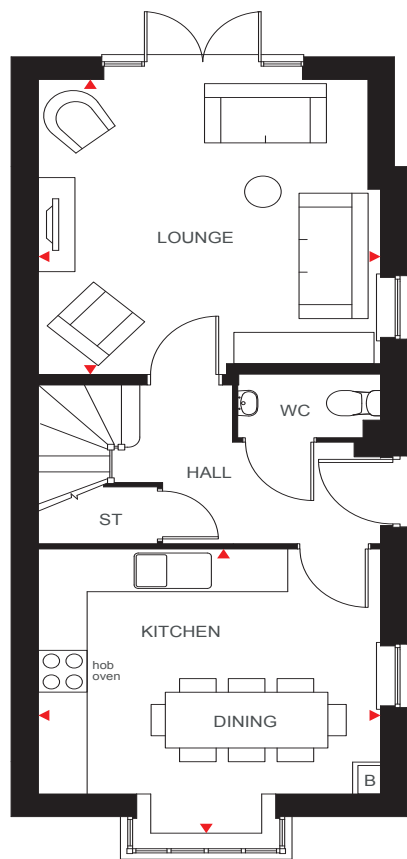
THE PARKIN

FOUR BEDROOM HOME

Key

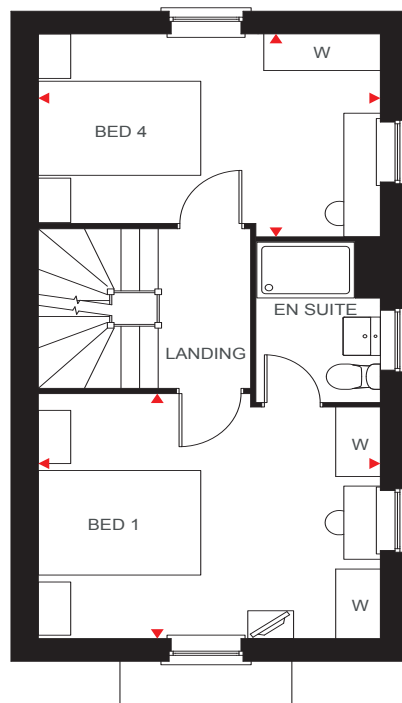
B Boiler
ST Store

CYL Cylinder
◀▶ Dimensional location



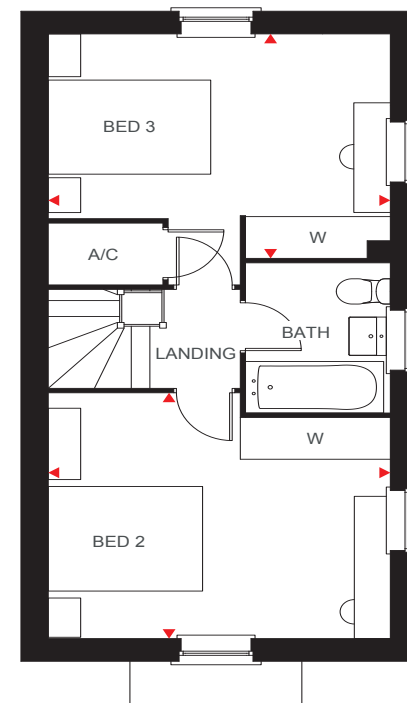
Ground Floor

Kitchen/Dining	4150 x 4012 mm	13' 7" x 13' 1"
Lounge	4234 x 4150 mm	13' 10" x 13' 7"
WC	1675 x 900 mm	5' 5" x 2' 11"



First Floor

Bedroom 1	4150 x 3311 mm	13' 7" x 10' 10"
En suite	2289 x 1450 mm	7' 6" x 4' 9"
Bedroom 4	4150 x 2900 mm	13' 7" x 9' 6"



Second Floor

Bedroom 2	4150 x 3515 mm	13' 7" x 11' 6"
Bedroom 3	4150 x 3209 mm	13' 7" x 10' 6"
Bathroom	2130 x 1700 mm	6' 11" x 5' 6"

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T427-E-7DS05_SP440534

THE KIRKDALE

FOUR BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



The hub of the house is the open-plan kitchen, which has dining and family areas with French doors to the garden and a separate utility. The lounge has an

attractive bay window, making it a pleasant place to relax. Upstairs there are four double bedrooms, the principle with en suite and a family bathroom.



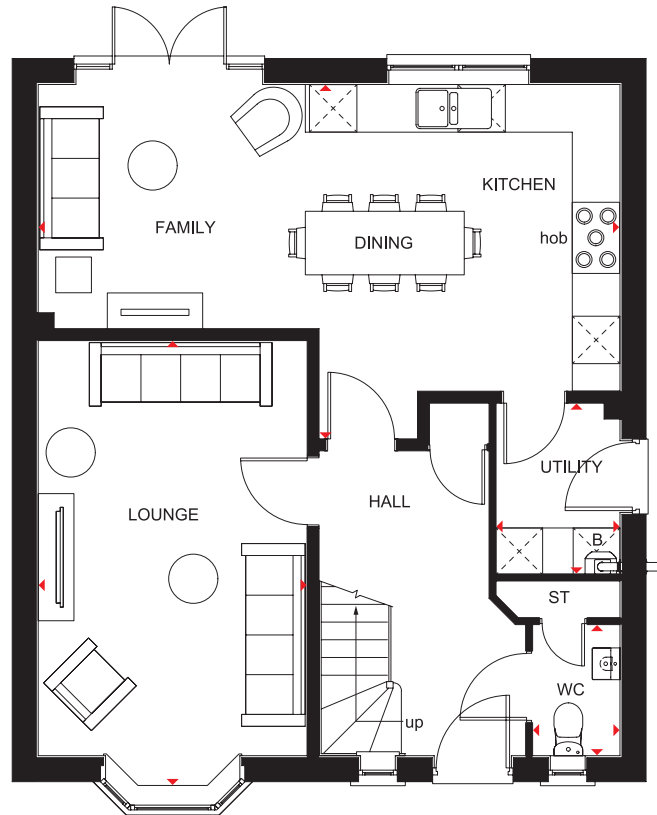
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE KIRKDALE

FOUR BEDROOM HOME

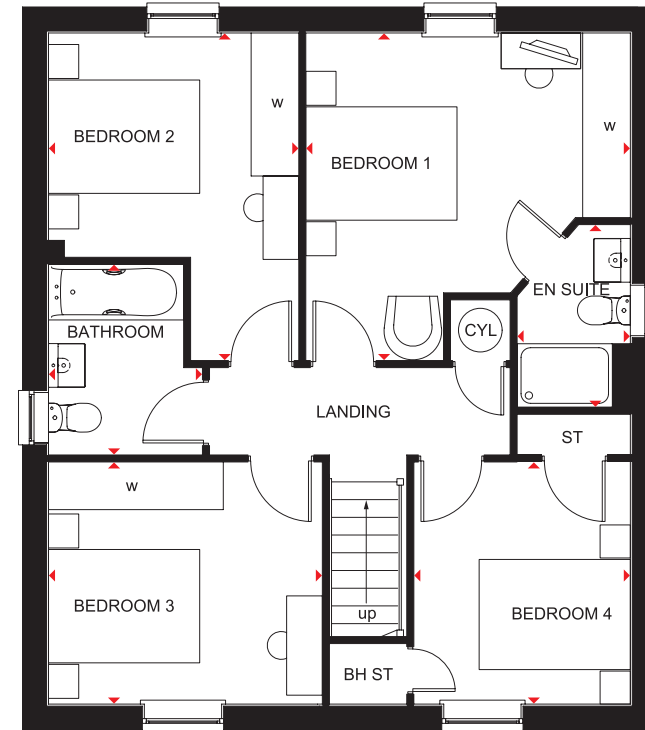
Key
 B Boiler
 ST Store
 CYL Cylinder

BH ST Bulkhead store
 W Optional wardrobe
 ◀▶ Dimensional location



Ground Floor

Kitchen/Dining/Family	7322 x 4460 mm	24' 0" x 14' 8"
Lounge	3385 x 5670 mm	11' 1" x 18' 7"
Utility	1560 x 2150 mm	5' 1" x 7' 1"
WC	1100 x 1650 mm	3' 7" x 5' 5"



First Floor

Bedroom 1	4084 x 4123 mm	13' 5" x 13' 6"
En suite	1425 x 2300 mm	4' 8" x 7' 7"
Bedroom 2	3150 x 4123 mm	10' 4" x 13' 6"
Bedroom 3	3447 x 3048 mm	11' 4" x 10' 0"
Bedroom 4	2725 x 3048 mm	8' 11" x 10' 0"
Bathroom	1938 x 2400 mm	6' 4" x 7' 10"

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THE HURST

FOUR BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



The Hurst is an elegant-looking home that is generous and flexible enough for modern family living. Inside, a spacious, bay-fronted lounge provides room for all the family to relax in, while the large open-plan kitchen with

discreet utility space has dining and family areas that lead to the rear garden. Upstairs are two expansive double bedrooms - the principle with en suite - a further double bedroom, a single bedroom and the family bathroom.



DAVID WILSON HOMES
WHERE QUALITY LIVES

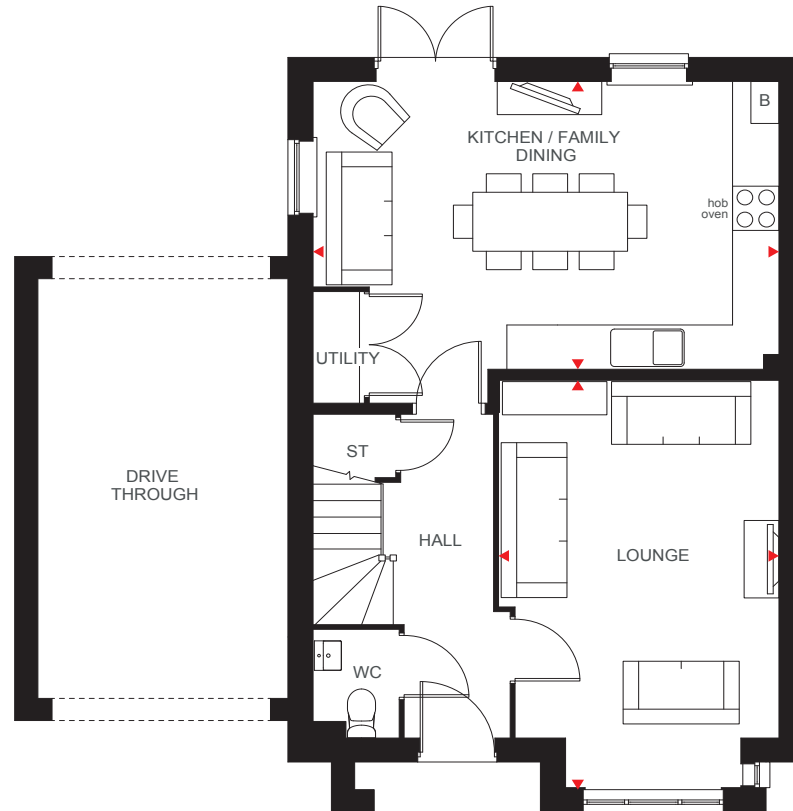
THE HURST

FOUR BEDROOM HOME

Key

B Boiler
ST Store

CYL Cylinder
◀▶ Dimensional location



Ground Floor

Lounge	3525 x 5247 mm	11' 7" x 17' 2"
Kitchen/Family/Dining	5934 x 4350 mm	19' 6" x 14' 3"
WC	1461 x 1113 mm	4' 9" x 3' 8"

First Floor

Bedroom 1	4849 x 4375 mm	15' 10" x 14' 4"
En suite	1461 x 2218 mm	4' 9" x 7' 3"
Bedroom 2	5592 x 3115 mm	18' 4" x 10' 2"
Bedroom 3	3125 x 3000 mm	10' 3" x 9' 10"
Bedroom 4	3152 x 2845 mm	10' 4" x 9' 4"
Bathroom	2161 x 1924 mm	7' 1" x 6' 3"

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THE HERTFORD

FOUR BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



Designed over three floors, the Hertford is a spacious family home. A large open-plan dining area and kitchen - with separate utility - and a beautiful glazed walk-in bay with French doors leading to the garden, provide an abundance of flexible living space. Attractive bay windows in the dining area and the dual-

aspect lounge ensure this home offers a bright welcome. Two double bedrooms, the spacious principle with en suite and dressing area, and the family bathroom are on the first floor. Upstairs are a further double bedroom, a single bedroom and a shower room.



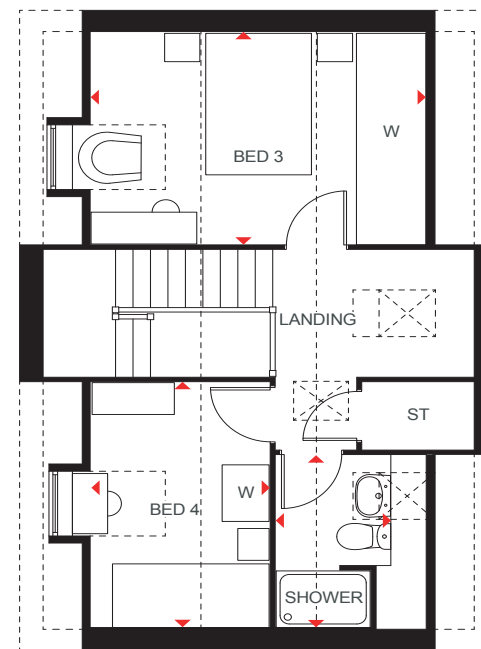
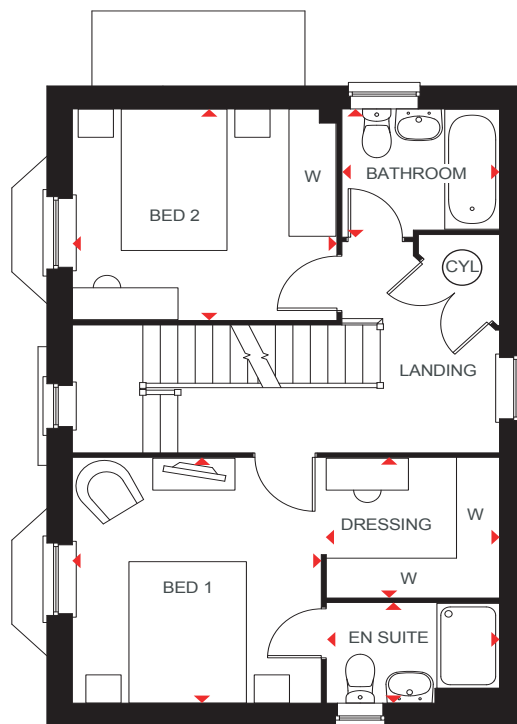
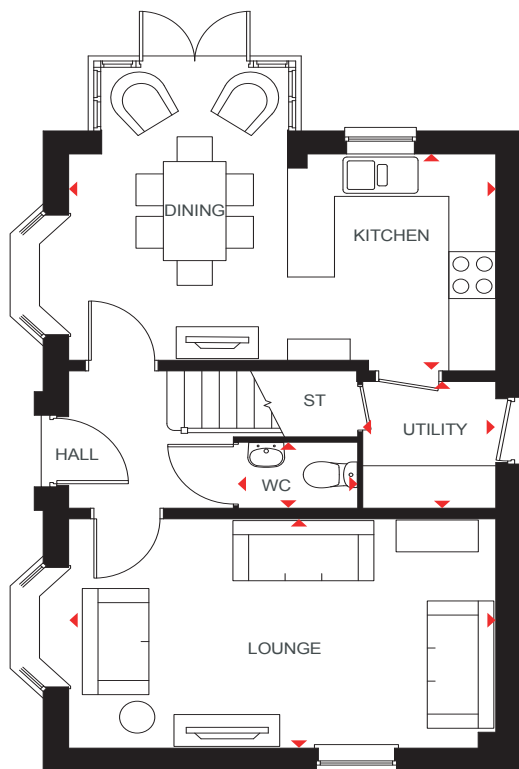
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE HERTFORD

FOUR BEDROOM HOME

Key

ST Store ◀▶ Dimensional location
W Optional wardrobe



Ground Floor

Kitchen/Dining	5852 x 4142 mm	19' 2" x 13' 7"
Lounge	5852 x 3178 mm	19' 2" x 10' 5"
Utility	1688 x 1855 mm	5' 6" x 6' 1"
WC	1500 x 1014 mm	4' 11" x 3' 3"

First Floor

Bedroom 1	3462 x 3166 mm	11' 4" x 10' 4"
Dressing	2200 x 1963 mm	7' 2" x 6' 5"
En suite	2200 x 1410 mm	7' 2" x 4' 7"
Bedroom 2	3366 x 2978 mm	11' 0" x 9' 9"
Bathroom	2000 x 1700 mm	6' 6" x 5' 6"

Second Floor

Bedroom 3	4540* x 2978 mm	14' 10"* x 9' 9"
Bedroom 4	3462 x 2537* mm	11' 4" x 8' 3"*
Shower room	2432 x 1464* mm	7' 11" x 4' 9"*

* Overall floor dimension includes lowered ceiling areas

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THE BAYSWATER

FOUR BEDROOM DETACHED HOME



Individual plots may vary, please speak to the Sales Adviser



The Bayswater is beautifully designed over three floors with an intelligent use of space applied. The expansive open-plan kitchen with dining and family areas has French doors leading to the rear garden. The Lounge, with an attractive bay window

is perfect for all the family to relax in. On the first floor are two double bedrooms - one with en suite - a single bedroom and the family bathroom. The spacious principle bedroom, with en suite and dressing area, takes up the entire second floor.



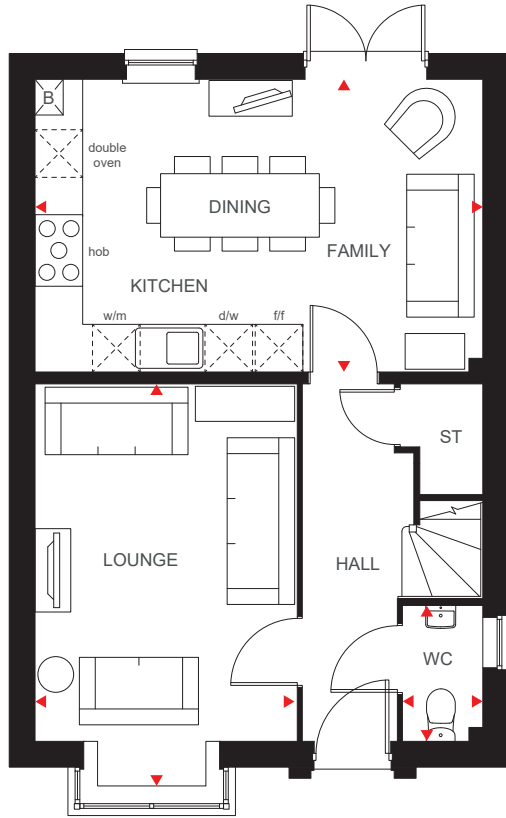
DAVID WILSON HOMES

WHERE QUALITY LIVES

THE BAYSWATER

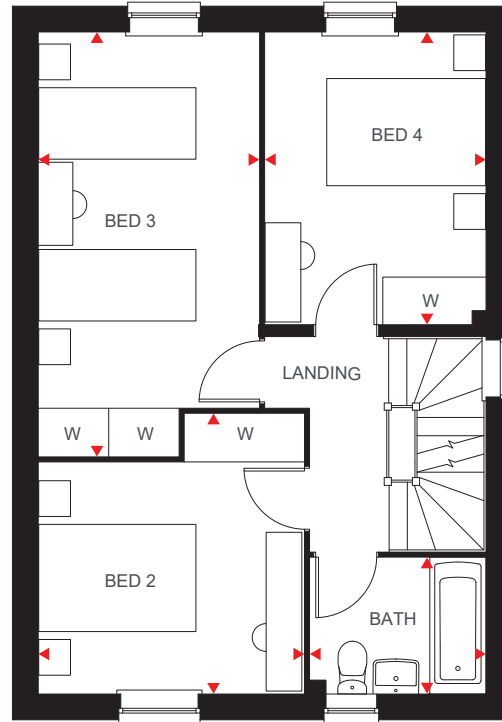
FOUR BEDROOM DETACHED HOME

Key
 ST Store
 W Optional wardrobe
 ◀▶ Dimensional location



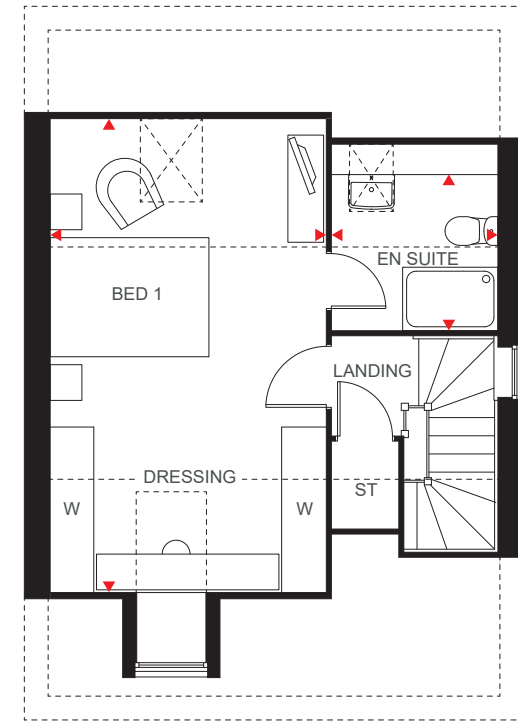
Ground Floor

Lounge	5066 x 3290 mm	16'8" x 10'10"
Kitchen / Dining / Family	5640 x 3687 mm	18'6" x 12'1"
WC	1712 x 1000 mm	5'7" x 3'3"



First Floor

Bed 2	2773 x 5341 mm	9'1" x 17'6"
Bed 3	3341 x 3525 mm	10'11" x 11'7"
Bed 4	3688 x 2776 mm	12'1" x 9'1"
Bath	2210 x 1712 mm	7'3" x 5'7"



Second Floor

Bed 1 / Dressing	6120 x 3463 mm	20'1" x 11'4"
En Suite	2085 x 1954 mm	6'10" x 6'5"

* Overall floor dimension includes lowered ceiling areas

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THE AVONDALE

FOUR BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



This tasteful, detached home, with elegant sash-style windows, provides plenty of flexible living space. The Avondale's generous open-plan kitchen has a dedicated dining area with an attractive bay window, and a separate utility room. A large, triple-aspect

lounge leads to the garden via French doors and a separate study provides quiet space to work. Upstairs are for double bedrooms, the principle with en suite, and a family bathroom with bath and shower.



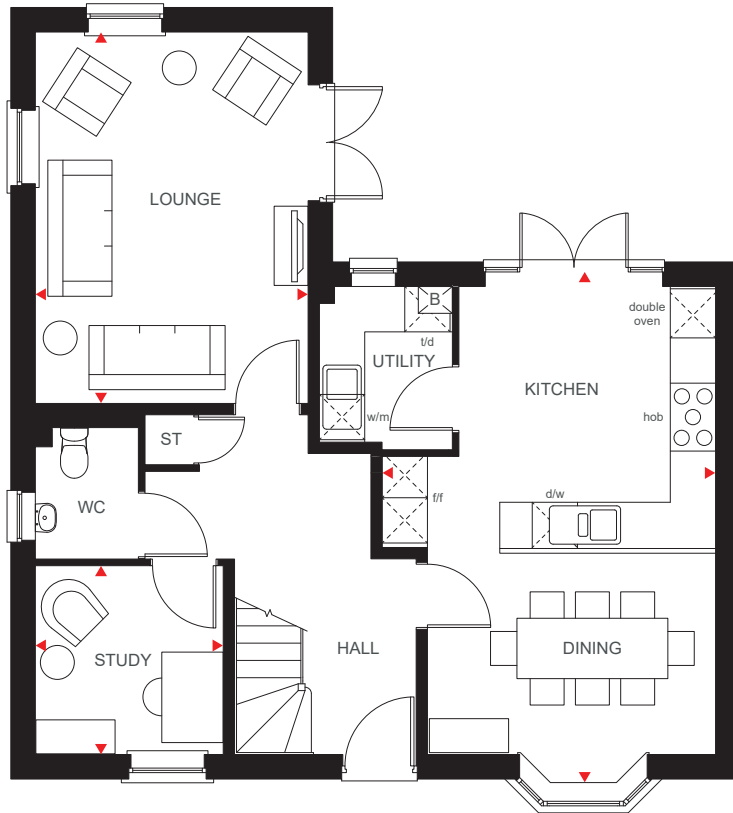
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE AVONDALE

FOUR BEDROOM HOME

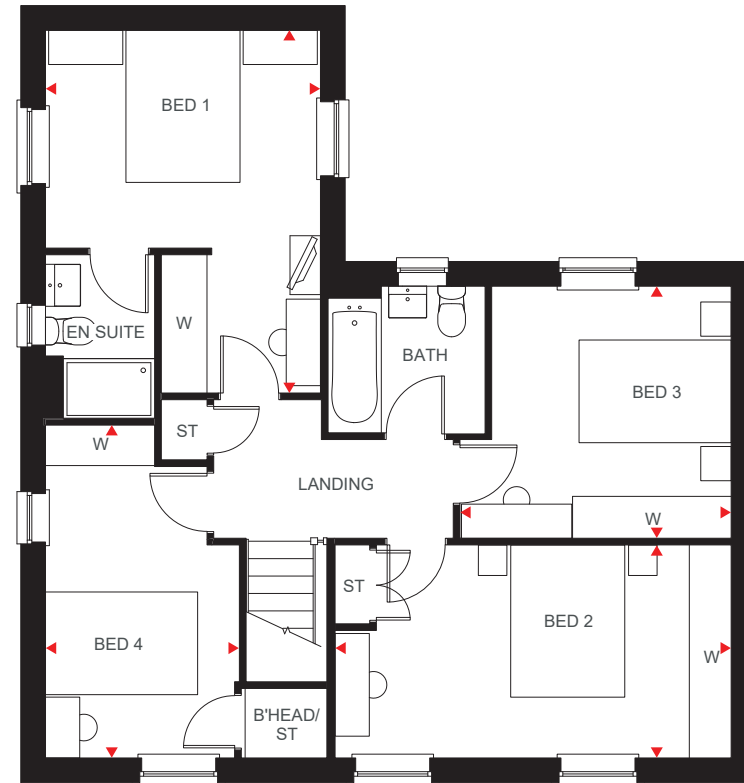
Key
 B Boiler
 ST Store
 W Optional wardrobe

CYL Cylinder
 ◀▶ Dimensional location



Ground Floor

Lounge	4915 x 3615 mm	16' 1" x 11' 10"
Kitchen/Dining	6750 x 4420 mm	22' 2" x 14' 6"
Study	2502 x 2490 mm	8' 3" x 8' 2"



First Floor

Bedroom 1	4780 x 3615 mm	15' 8" x 11' 10"
Bedroom 2	2800 x 5207 mm	9' 2" x 17' 1"
Bedroom 3	3316 x 3566 mm	10' 11" x 11' 8"
Bedroom 4	4376 x 3566 mm	14' 4" x 8' 4"

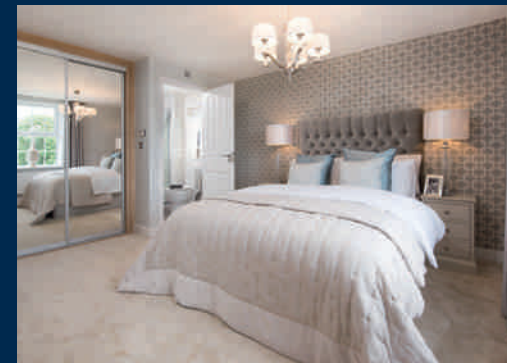
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THE HOLDEN

FOUR BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



Sash-style windows give the Holden a charming, traditional look, yet inside it is designed very much for modern family living. A beautiful glazed bay leading to the garden makes the open-plan kitchen, family and dining areas exceptionally bright and

airy. A separate utility room also has access to the garden, while a large bay-fronted lounge and a separate study provide room to relax and work. Upstairs are three double bedrooms, the principle with en suite, a single bedroom and a family bathroom.



DAVID WILSON HOMES
WHERE QUALITY LIVES

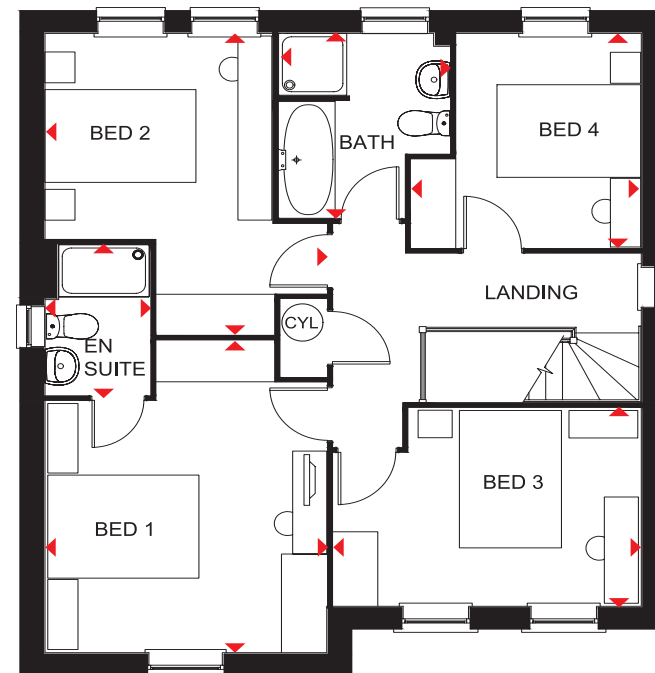
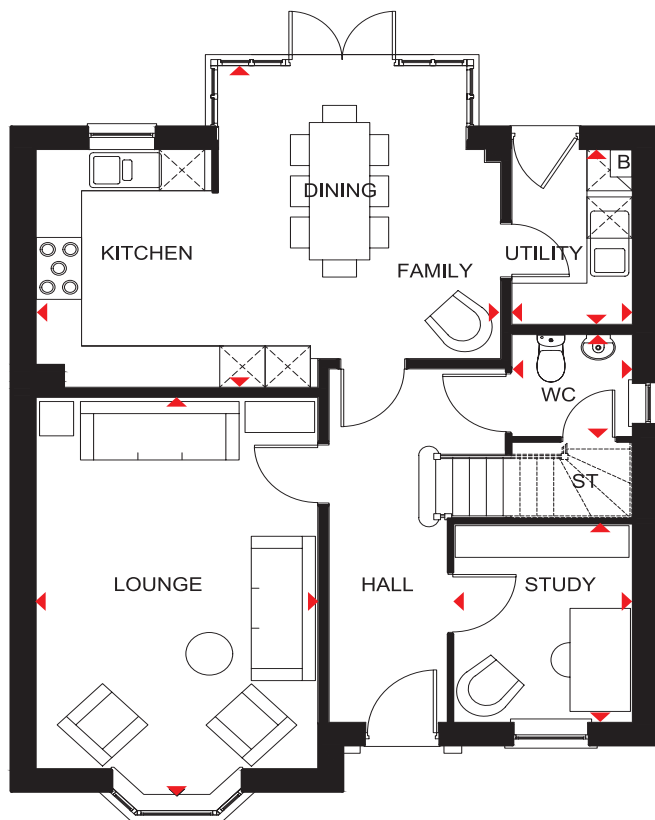
THE HOLDEN

FOUR BEDROOM HOME

Key

B Boiler
ST Store

CYL Cylinder
◀▶ Dimensional location



Ground Floor

Kitchen/Family/Breakfast	6147 x 4685 mm	20' 2" x 15' 4"
Lounge	5802 x 3728 mm	19' 0" x 12' 2"
Study	2886 x 2361 mm	9' 5" x 7' 8"
Utility	2545 x 1593 mm	8' 4" x 5' 2"
WC	1498 x 1593 mm	4' 10" x 5' 2"

First Floor

Bedroom 1	4543 x 3728 mm	14' 10" x 12' 2"
En suite	2190 x 1390 mm	7' 2" x 4' 6"
Bedroom 2	4384 x 3728 mm	14' 4" x 12' 2"
Bedroom 3	4073 x 2886 mm	13' 4" x 9' 5"
Bedroom 4	3120 x 3043 mm	10' 2" x 9' 11"
Bathroom	2689 x 2266 mm	8' 9" x 7' 5"

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THE MANNING

FIVE BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



The large elegant hall of the Manning will wow from the moment you enter this truly beautiful family home. Leading to a spacious lounge with access to the rear garden via French doors, as well as a separate study and bay-fronted dining room, there's ample room for everyone including guests. The hub of the home though

will be the expansive open-plan kitchen with breakfast and family areas, and a bright walk-in bay also leading to the garden. Upstairs are four double bedrooms, both the principle and second bedroom with en suite, a single bedroom and a family bathroom with shower.



DAVID WILSON HOMES
WHERE QUALITY LIVES

THE MANNING

FIVE BEDROOM HOME

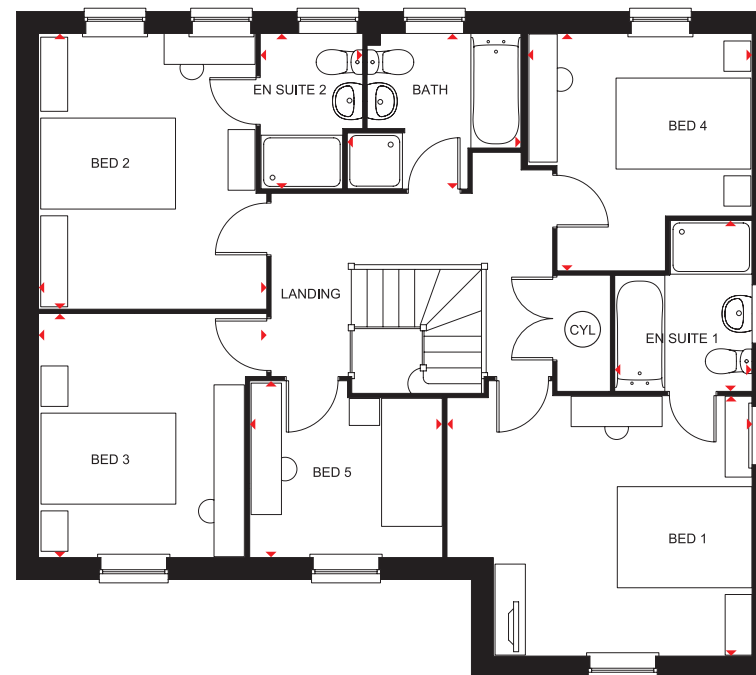
Key
 B Boiler
 ST Store

CYL Cylinder
 ◀▶ Dimensional location



Ground Floor

Kitchen/Family/Breakfast	7380 x 6890 mm	24' 2" x 22' 7"
Lounge	3550 x 5276 mm	11' 7" x 17' 3"
Dining	3840 x 3390 mm	12' 7" x 11' 1"
Study	2413 x 3550 mm	7' 11" x 11' 7"
Utility	2325 x 1687 mm	7' 7" x 5' 6"
WC	1875 x 1165 mm	6' 1" x 3' 9"



First Floor

Bedroom 1	4073 x 4515 mm	13' 4" x 14' 9"
En suite	2027 x 2514 mm	6' 7" x 8' 2"
Bedroom 2	3375 x 4079 mm	11' 0" x 13' 4"
En suite	1496 x 2297 mm	4' 10" x 7' 6"
Bedroom 3	3610 x 3375 mm	11' 10" x 11' 0"
Bedroom 4	3312 x 3510 mm	10' 10" x 11' 6"
Bedroom 5	2839 x 2611 mm	9' 3" x 8' 6"
Bathroom	2261 x 2296 mm	7' 5" x 7' 6"

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THE LICHFIELD

FIVE BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



An impressive three-storey home with spacious rooms for maximum comfort. The large kitchen, with adjoining utility, has breakfast and family space. French doors lead to the garden from here as well as from the separate dining room, which also has elegant double doors opening into the lounge. Across the

hall is a study. Upstairs is an expansive bedroom with full en suite and dressing area. Both the first and second floors each have two further double bedrooms and bathrooms with showers, providing indulgent space for all the family.



DAVID WILSON HOMES
WHERE QUALITY LIVES

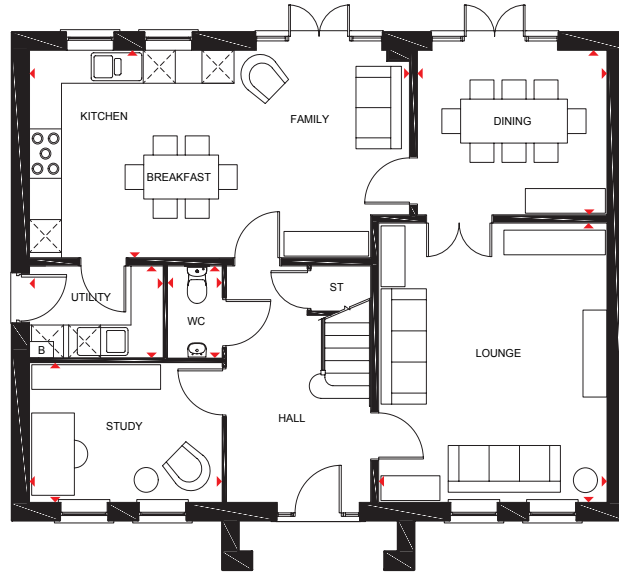
THE LICHFIELD

FIVE BEDROOM HOME

Key

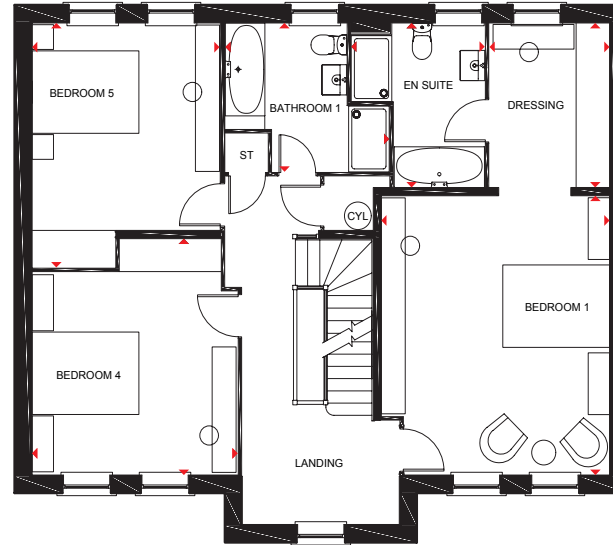
B Boiler
ST Store
RL Rooflight

CYL Cylinder
◀▶ Dimensional location



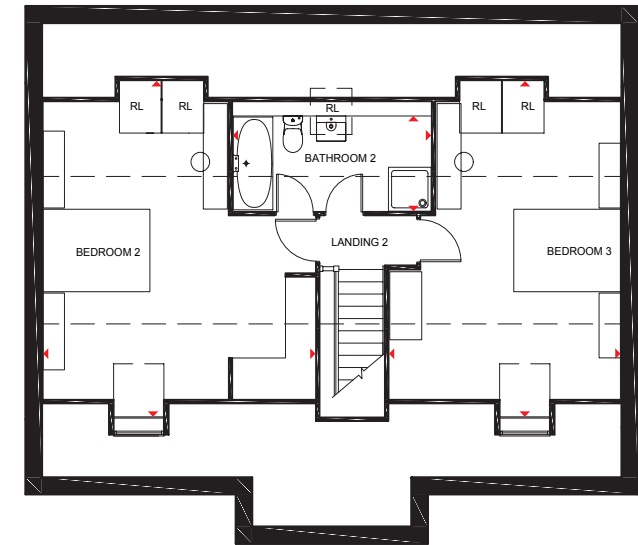
Ground Floor

Lounge	5084 x 4275 mm	16' 8" x 14' 0"
Kitchen/Family/Breakfast	7115 x 3775 mm	23' 4" x 12' 4"
Dining	3550 x 2994 mm	11' 7" x 9' 9"
Study	3605 x 2539 mm	11' 9" x 8' 4"
Utility	2500 x 1675 mm	8' 2" x 5' 6"
WC	1675 x 1016 mm	5' 6" x 3' 4"



First Floor

Bedroom 1	5084 x 4275 mm	16' 8" x 14' 0"
Dressing	2994 x 2249 mm	9' 10" x 7' 5"
En suite	2994 x 2500 mm	9' 10" x 8' 2"
Bedroom 4	4303 x 3848 mm	14' 1" x 12' 8"
Bedroom 5	4450 x 3511 mm	14' 7" x 11' 6"
Bathroom 1	2707 x 3069 mm	8' 11" x 10' 1"



Second Floor

Bedroom 2	6111* x 5102 mm	20' 0"* x 16' 8"
Bedroom 3	6111* x 4336 mm	20' 0"* x 14' 3"
Bathroom 2	3715 x 1733* mm	12' 2" x 5' 8"*

* Overall floor dimension includes lowered ceiling areas

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H533---7 DS06/SP420600

— CREATING A SUSTAINABLE —

COMMUNITY

WHERE FAMILIES AND NATURE CAN THRIVE

At David Wilson Homes, we do more than simply craft beautiful homes and desirable developments.

We design and build great places that meet the highest standards, and that promote sustainable, healthy and happy living for our customers.

We know we must give our customers confidence that their homes are designed and built to meet the challenges of the future. We do this through creating places where people and nature can thrive.



YOUR BEAUTIFUL

NEW HOME COMES WITH PEACE OF MIND

David Wilson Homes has been crafting beautiful new homes since 1958. Our decades of experience and unrelenting commitment to excellence means that over 90% of our homeowners[†] would recommend us to a friend, which is why we've been awarded 5 Stars[^] by the Home Builders Federation every year since 2010. What's more, our homes come with an NHBC Buildmark Warranty which gives you a 10 year structural warranty and a 2 year fixtures and fittings warranty** as standard. You're always safe in the knowledge that you can buy one of our new homes with confidence.

WHAT DOES YOUR WARRANTY COVER?

- Central heating system plus any fires
- Hot and cold plumbing system
- Appliances
- Kitchen units
- Electrical system
- Sanitary ware taps and shower doors
- Windows
- External and interiors doors
- Ironmongery
- Renewable energy installation (if fitted)
- Internal/external drainage system
- Boundary brick walls
- Driveway
- 24-hour emergency cover for 2 years
- An NHBC 10 year Buildmark Warranty means we have complied with the NHBC Standards which set out the technical requirements for design, materials and workmanship in new home construction. This is just one of the added benefits of buying a new home.

WARRANTY EXCLUSIONS

While your warranty includes most elements, certain aspects cannot be covered including:

- Garden landscaping
- Fences
- Wear and tear
- Your own alterations
- Registered Social Landlord Homes
- Carpets and floor coverings
- Failure to maintain
- Wilful damage



[†]“We” and “us” refer to the Barratt Developments PLC Group brands. [^]We are the only major national housebuilder to be awarded this key industry award 12 years in a row. “We” refers to the Barratt Developments PLC group brands including Barratt London, Barratt Homes and David Wilson Homes. Based on HBF star rating scheme from 2010 to 2021 derived from the NHBC national new homes survey at eight weeks (<https://www.hbf.co.uk/policy/policy-and-wider-work-program/customer-satisfaction-survey/latest-results/>), over 90% of Barratt Developments PLC group customer would recommend our brands to a friend. Barratt Development brands include Barratt London, Barratt Homes and David Wilson Homes. ^{**}First 2 years covered by Builder Warranty & NHBC Guarantee or similar. Years 3-10 covered by NHBC insurance or similar. Full exclusions and limitations can be found on the NHBC website. Available on virtually all of our developments. Images may include optional upgrades at additional cost. All information in this document is correct to the best of our knowledge at the time of going to print.

WE'RE HELPING TO MAKE YOUR HOME MORE

ENERGY-EFFICIENT

We create low-carbon and efficient homes that are designed and built for better living and meet the challenges of the future.



*Indicative figures, based on HBF "Watt a Save" report published Feb 2023.
*Source: [Water UK](#)

NEW HOMES

Quality Code



Housebuilders and developers who build new homes will be expected to register with the [New Homes Quality Board](#) (NHQB). As long as a house-builder or developer has followed the correct registration process, including completing the necessary training, introducing a complaints procedure, and following other processes and procedures that are needed to meet the requirements of this New Homes Quality Code (the code), they will become a registered developer.

Registered developers agree to follow the code and the New Homes Ombudsman Service, including accepting the decisions of the New Homes Ombudsman in relation to dealings with customers. If a registered developer does not meet the required standards, or fails to accept and act in line with the decisions of the New Homes Ombudsman, they may have action taken against them, including being removed from the register of registered developers.

The code sets out the requirements that registered developers must meet. The code may be updated from time to time to reflect changes to industry best practice as well as the decisions of the New Homes Ombudsman Service.

All homes built by registered developers must meet building-safety and other regulations. All registered developers should aim to make sure there are no snags or defects in their properties before the keys are handed over to a customer. If there are any snags or defects, these should be put right within the agreed timescales.

What the code covers

For the purposes of this code, 'customer' means a person who is buying or intends to buy a new home which they will live in or give to another person. (If a new home is being bought in joint names, 'the customer' includes all the joint customers.) However, the New Homes Quality

Board have also started work to consider other groups of customers and what they should be able to expect from a new home. This includes shared owners and people who are buying a new home to let to other people. Any changes the New Homes Quality Board make to the code to reflect the needs of other groups of customers will be developed through consultation, and they will continually assess and review the effectiveness of the code, and any new laws or regulations that apply. Other areas which are not covered by the code are claims for loss of property value or blight (where a property falls in value or becomes difficult to sell because of major public work in the area), personal injury or claims that are not covered by the scheme rules of the New Homes Ombudsman Service.



Nothing in this code affects any other rights the customer has by law and does not replace any legislation that applies to the new home. Customers do not have to make a complaint to the New Homes Ombudsman Service if they are not satisfied with a matter that is covered by the code. They may decide to take other action, such as through the civil courts or other ombudsman or regulator. We are on the New Homes Quality Code register of registered developers. "We" refers to the Barratt Developments PLC group brands including Barratt London, Barratt Homes and David Wilson Homes. All images used are for illustrative purposes. These and the dimensions given are illustrative for this house type and individual properties may differ. Please check with your Sales Adviser in respect of individual properties. We give maximum dimensions within each room which includes areas of fixtures and fittings including fitted furniture. These dimensions should not be used for carpet or flooring sizes, appliance spaces or items of furniture. All images, photographs and dimensions are not intended to be relied upon for, nor to form part of, any contract unless specifically incorporated in writing into the contract.

DAVID WILSON HOMES

WHERE QUALITY LIVES

dwh.co.uk or call **03301 735 532**

Calls to 03 numbers are charged at the same rate as dialing an 01 or 02 number. If your fixed line or mobile service has inclusive minutes to 01/02 numbers, then calls to 03 are counted as part of this inclusive call volume. Non-BT customers and mobile phone users should contact their service providers for information about the cost of calls.