Introducing

The Apartments

at

Woodlark Place

Charles Church

Welcome to your new home.

Introducing The Apartments

2 bedroom homes
Discover the perfect first home – a place where modern design meets effortless comfort. These beautifully crafted apartments offer an inviting open-plan kitchen, dining and living area that's ideal for relaxing, entertaining or simply unwinding after a busy day.

Thoughtfully designed with contemporary finishes and high-quality fittings throughout, every detail reflects comfort and style. The two bedrooms provide peaceful retreats, with the main bedroom featuring a sleek en suite for an added touch of luxury. A modern bathroom and convenient storage cupboard complete the space, making everyday living easy and enjoyable.

Make your mark, add your personal style, and start the next chapter of your life in a home that truly feels your own.





Newbury, a place to call **home.**

Woodlark Place is perfectly positioned with its close proximity to the historic market town of Newbury and easy access to outstanding countryside.

Scan to view our local area video



Heritage, culture & charm

Take a stroll along the tow path of the Kennett & Avon Canal which passes directly through the town centre or explore the North Wessex Downs and Chiltern Hills where you will find the most stunning walking and cycling trails in the South of England. Newbury Retail Park is within walking distance of the development, home to high street retailers, cafés and restaurants, and supermarkets.

Rural beauty & vibrant living

Set in the very heart of rural Berkshire, Newbury offers a relaxing yet vibrant atmosphere in which to enjoy its array of independent and high street stores, the very best eateries and exciting night life. It is home to the famous Newbury Racecourse which has hosted racing for over 100 years, Greenham Common and Highclere Castle (of Downton Abbey fame!), all worthy of a visit.



Specification.

General

- Double glazed PVCu windows
- Gas central heating
- Walls painted white
- Smooth finish ceilings painted white
- White sockets and light switches throughout
- White downlighters to kitchen, bathroom, cloakroom and en suites
- White 5 panel pre-finished doors
- Satellite TV point in living room and bedroom 1
- Smoke detectors wired to mains

Kitchen

- Symphony kitchen range, choice of units / worktop (subject to build stage)
- Soft close kitchen cupboards and drawers
- Kitchen sink – 1.5 bowl & monoblock mixer tap
- Stainless steel single oven
- Stainless steel 4-burner gas hob
- Glass splashback
- Space and spur for fridge freezer
- Removable cupboard, spur and plumbing for dishwasher
- Space, spur and plumbing for washing machine

Bathrooms and en suites

- Contemporary style sanitaryware
- Half height tiling to sanitaryware walls
- Full height tiling to shower enclosure in en-suite
- Mira Minimal Eco thermostatic shower to en-suite

Exterior

- French doors to balcony (plot specific)
- Video/Audio Door Entry System
- Communal bicycle store
- EV charger (refer to planning drawings for specific locations)

Warranty

- 10 year new homes warranty

*Specification is dependent on build progress – refer to your sales advisor for further information
**Refer to individual kitchen drawings





The Apartments

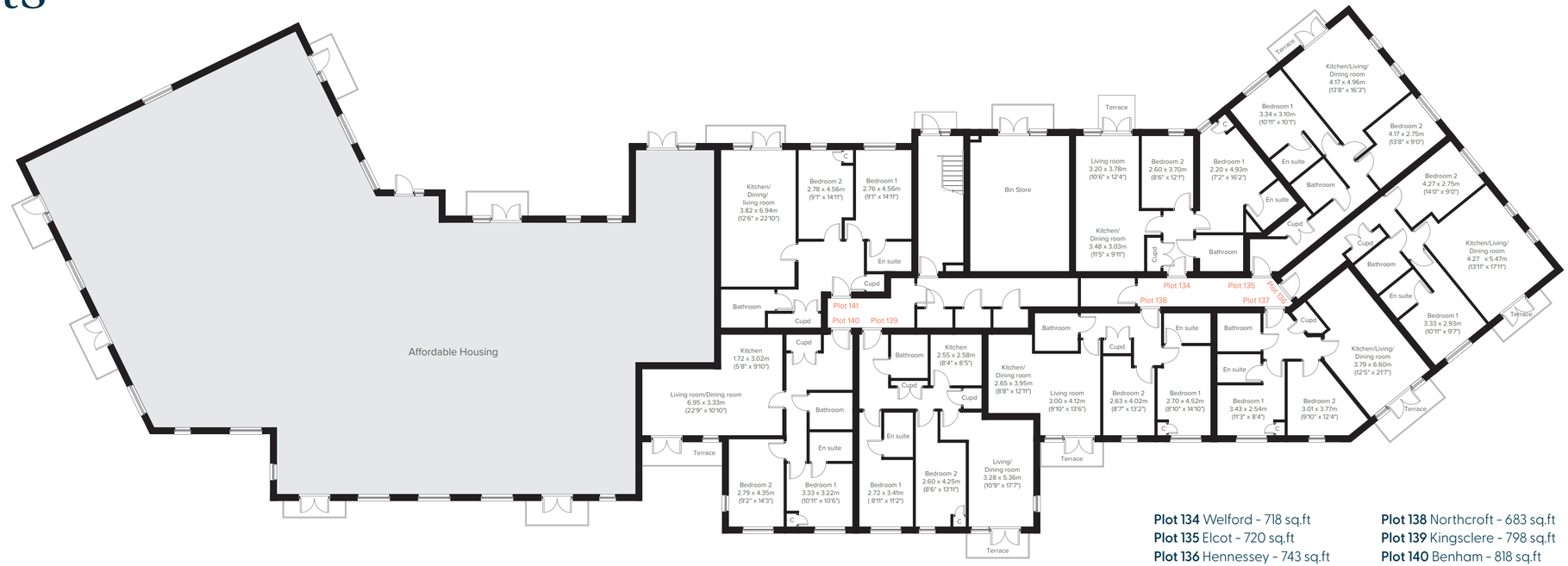
Ground Floor

Features

- 2 x Bedrooms
- 1 x Bathroom
- 1 x En suite

The apartments are a great first home if you're stepping onto the property ladder. Make your mark on the open-plan kitchen/dining/living room and create a welcoming new home to come back to after a busy day. Featuring two bedrooms, one with an en suite and modern bathroom and handy storage cupboard.

B [83]
Energy
Efficiency Rating



Plot 134 Welford - 718 sq.ft
Plot 135 Elcot - 720 sq.ft
Plot 136 Hennessey - 743 sq.ft
Plot 137 Donnington - 666 sq.ft
Plot 138 Northcroft - 683 sq.ft
Plot 139 Kingsclere - 798 sq.ft
Plot 140 Benham - 818 sq.ft
Plot 141 Shaw - 827 sq.ft

The Apartments

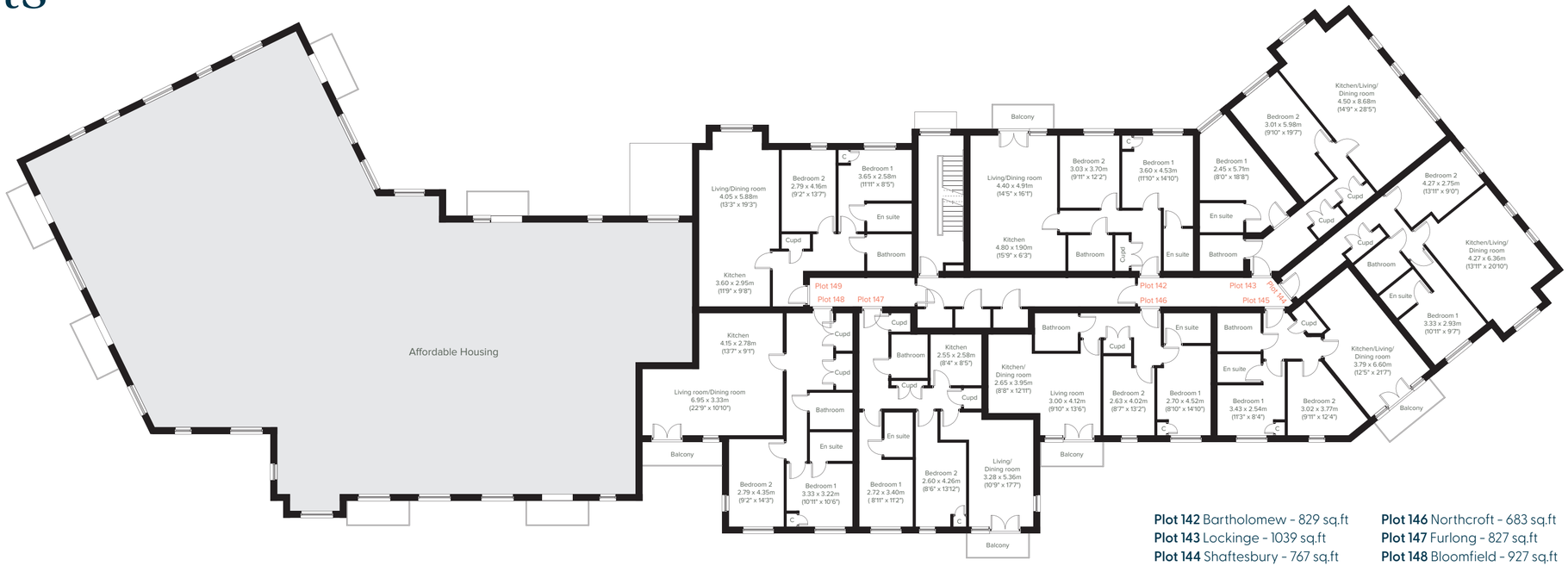
First Floor

Features

- 2 x Bedrooms
- 1 x Bathroom
- 1 x En suite

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B [83]
Energy
Efficiency Rating



Plot 142 Bartholomew - 829 sq.ft
Plot 143 Lockinge - 1039 sq.ft
Plot 144 Shaftesbury - 767 sq.ft
Plot 145 Donnington - 666 sq.ft
Plot 146 Northcroft - 683 sq.ft
Plot 147 Furlong - 827 sq.ft
Plot 148 Bloomfield - 927 sq.ft
Plot 149 Codben - 839 sq.ft

The Apartments

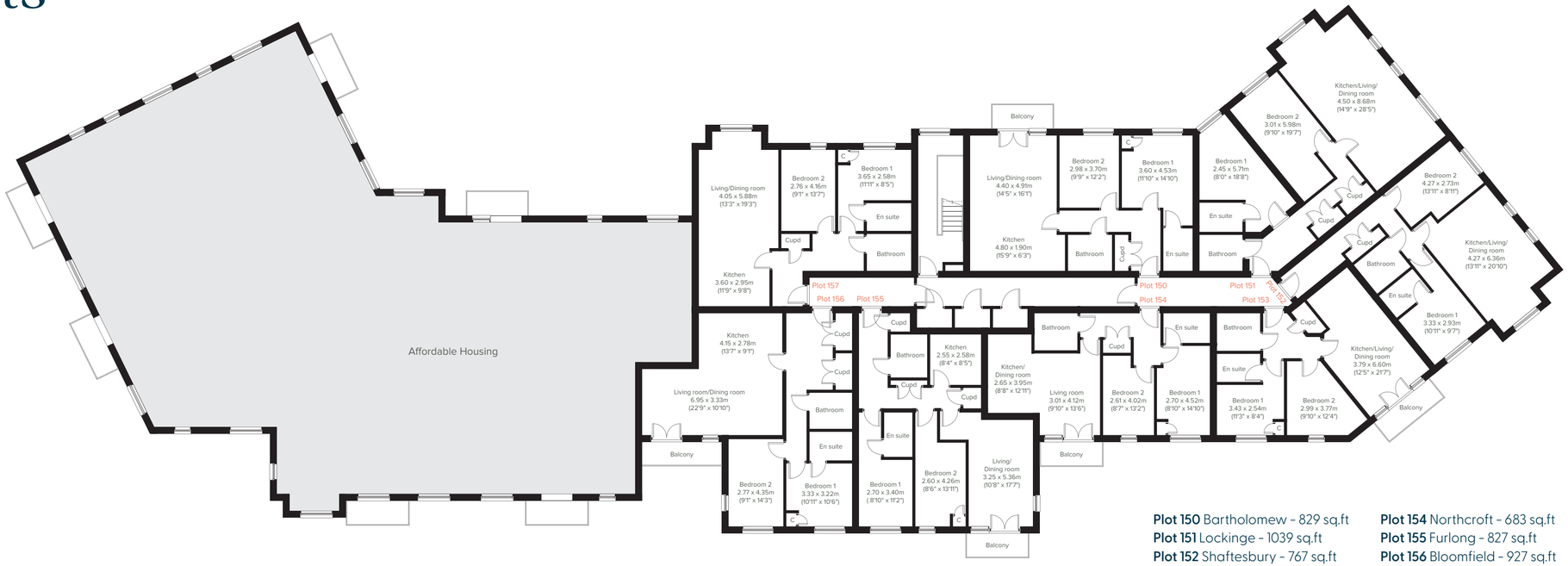
Second Floor

Features

- 2 x Bedrooms
- 1 x Bathroom
- 1 x En suite

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B [83]
Energy
Efficiency Rating



Plot 150 Bartholomew - 829 sq.ft
Plot 151 Lockinge - 1039 sq.ft
Plot 152 Shaftesbury - 767 sq.ft
Plot 153 Donnington - 666 sq.ft
Plot 154 Northcroft - 683 sq.ft
Plot 155 Furlong - 827 sq.ft
Plot 156 Bloomfield - 927 sq.ft
Plot 157 Codben - 839 sq.ft



Woodlark Place

Pinchington Lane, Newbury,
Berkshire, RG14 7HT

t: 01635 019 272
e: woodlarkplace.tval@charleschurch.com
w: www.charleschurch.com

Head Office

Charles Church Thames Valley,
Persimmon House, Knoll Road
Camberley, Surrey, GU15 3TQ

t: 01276 808 080
e: tval.sales@charleschurch.com

NEW HOMES QUALITY CODE

NEW HOMES OMBUDSMAN SERVICE

HBF Home Builders Federation
Customer Satisfaction 2025

Our star rating

We've been awarded a five star rating by the Home Builders Federation in their 2024 survey.

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