Pickstock Homes

Henley Grange

(Phase 3)

Built on Trust.
Crafted with Care.



Welcome to Henley Grange

LUDLOW, SHROPSHIRE

Henley Grange is an exceptional collection of luxury two, three and four bedroom homes situated on the edge of Ludlow, a vibrant market town in south Shropshire.

Sensitive to its semi-rural setting, Henley Grange captures the essence of a garden village, offering plenty of open space amidst tree-lined avenues and green footpaths. Ludlow town centre, with its unique high street of independent shops and award-winning restaurants, is within walking distance. So whether you're an urbanite or a country lover, a home at Henley Grange provides the best of both worlds.

Ludlow and the Shropshire Hills

Ludlow is a beautiful historic market town with an established reputation as a 'foodie destination'. It is renowned for its award-winning restaurants, unique independent shops, pubs and weekly farmer's market. It is host to vibrant festivals including the annual food and drink festival in September.

Ludlow has a medieval castle that dates from around 1086, along with many listed buildings of architectural and historic significance.

Henley Grange is located 1.5 miles north east of Ludlow town centre, offering easy access to the A49 to Hereford to the south and Shrewsbury to the North. Ludlow train station is ideally situated less than 2 miles away with regular services to Shrewsbury, Hereford, Birmingham (just over an hour) and London (just over 3 hours) away.

There are three primary schools, one secondary school and the independent Moor Park School, all within 2 miles of Henley Grange. Independent secondary schools Saint Michael's College and Bedstone College are within a 15 minute drive.



A relaxed way of life

Henley Grange is a luxury collection of two, three and four bedroom homes. With 16 unique house types, offering a range of interior layouts and configurations, there is sure to be a home to suit you.

Our homes are carefully and thoughtfully designed, featuring generous plot sizes and plenty of green, open spaces. They are low maintenance and highly efficient, built to the latest in building excellence standards. Blending traditional exteriors with stylish and contemporary interiors, the homes at Henley Grange offer the very best for modern family life.









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The Alwen

2 BEDROOMS

64.40 SQM / 693.20 SQFT

Please note: Plot dimensions may vary.





Room Type	Dimensions	
Lounge/Dining	3.84m x 4.82m	12'8" x 15'10"
Kitchen	2.76m x 2.85m	9'1" x 9'4"
Bedroom 1	3.81m x 2.98m	12'6" x 9'10"
En-suite	2.50m x 1.47m	8'3" x 4'10"
Bedroom 2	3.61m x 2.70m	11'10" x 8'11"
Shower Room	2.50m x 1.47m	8'3" x 4'10"

The Tweed

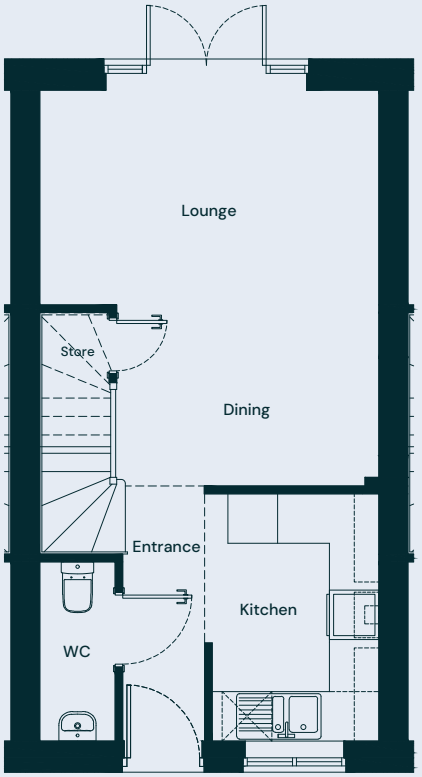
2 BEDROOMS

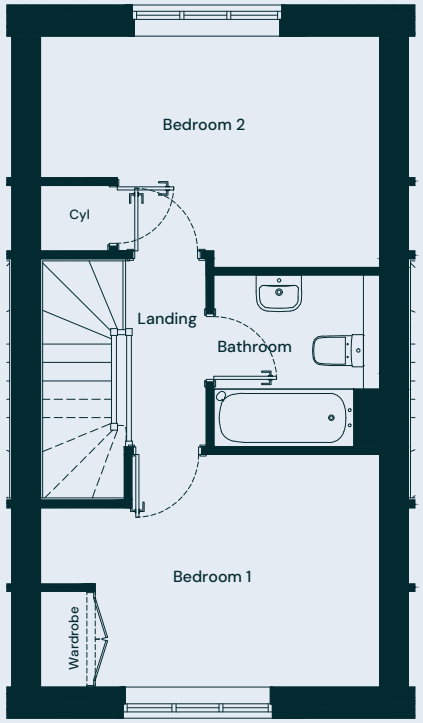
64.92 SQM / 698.79 SQFT

Please note: Plot dimensions may vary.



For illustrative purposes only.





Room Type	Dimensions	
Lounge / Dining	4.80m x 4.11m	15'9" x 13'6"
Kitchen	2.02m x 3.00m	6'8" x 9'10"
WC	0.91m x 2.17m	3'0" x 7'2"

Room Type	Dimensions	
Bedroom 1	2.82m x 4.11m	9'3" x 13'6"
Bedroom 2	2.80m x 4.11m	9'2" x 13'6"
Bathroom	2.08m x 2.01m	6'10" x 6'7"

The Burwell

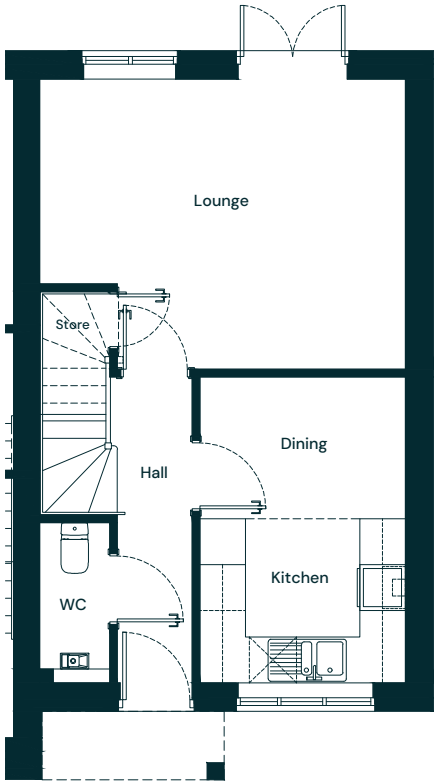
3 BEDROOMS

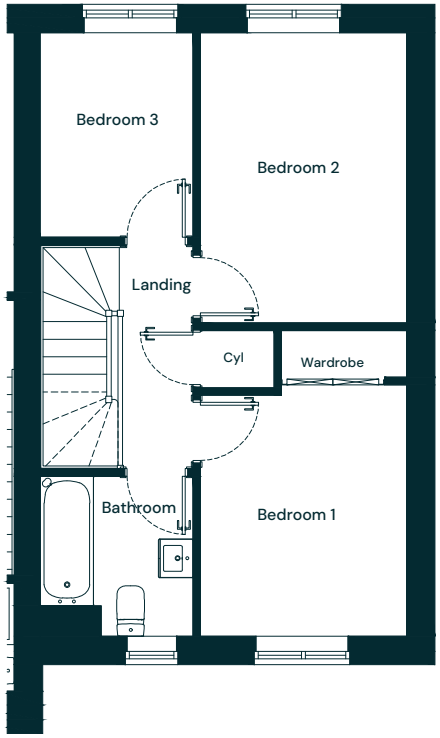
75.58 SQM / 813.54 SQFT

Please note: Plot dimensions may vary.



For illustrative purposes only.





Room Type	Dimensions	
Lounge	4.79m x 3.80m	15'9" x 12'6"
Kitchen / Dining	2.69m x 4.00m	8"10" x 13'2"
WC	0.92m x 1.91m	3'0" x 6'3"

Room Type	Dimensions	
Bedroom 1	2.69m x 3.29m	8'10" x 12'6"
Bedroom 2	2.69m x 3.80m	8'10" x 10'9"
Bedroom 3	2.00m x 2.68m	6'7" x 8'10"
Bathroom	2.00m x 2.09m	6'7" x 6'11"

The Swindale

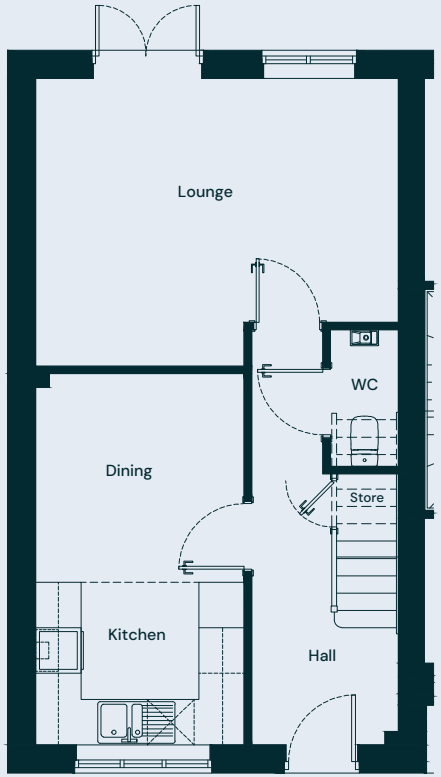
3 BEDROOMS

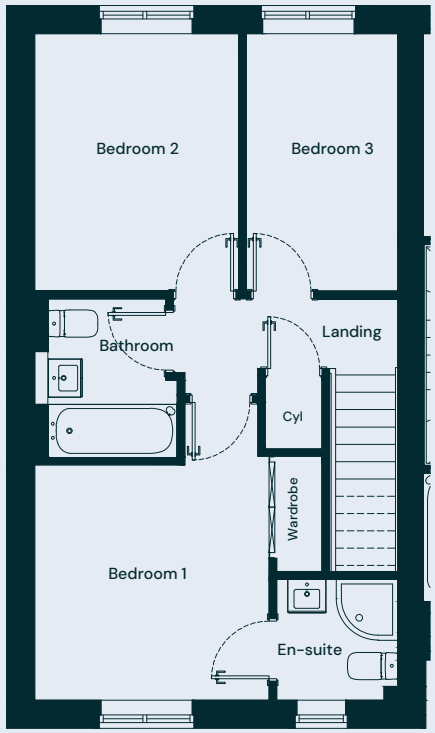
84.20 SQM / 906.32 SQFT

Please note: Plot dimensions may vary.



For illustrative purposes only.





Room Type	Dimensions	
Lounge	4.79m x 3.80m	15'9" x 12'6"
Kitchen / Dining	2.75m x 4.9m	9'1" x 16'1"
WC	0.90m x 1.80m	2'11" x 5'11"

Room Type	Dimensions	
Bedroom 1	3.15m x 3.10m	10'4" x 10'2"
En-suite	1.60m x 1.60m	5'3" x 5'3"
Bedroom 2	2.69m x 3.40m	8'10" x 11'2"
Bedroom 3	2.00m x 3.40m	6'7" x 11'2"
Bathroom	1.70m x 2.10m	5'7" x 6'11"

The Roeburn (Semi)

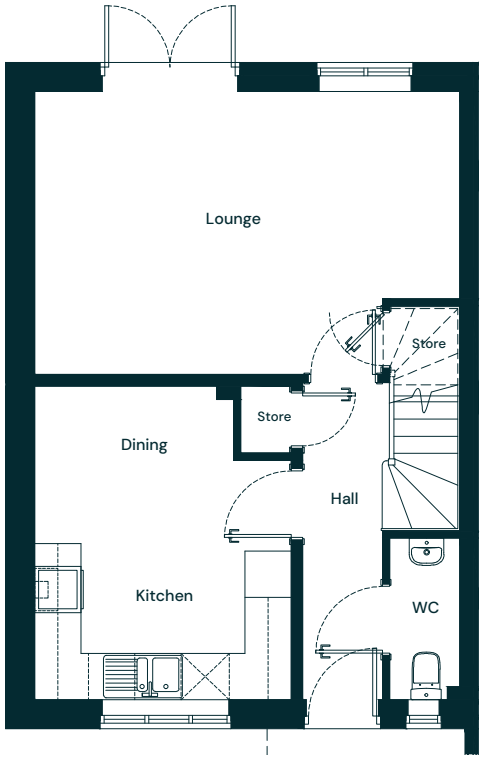
3 BEDROOMS

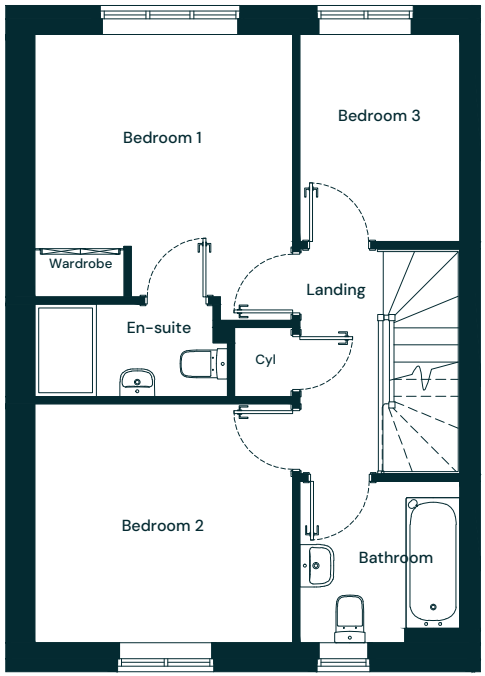
87.14 SQM / 937.97 SQFT

Please note: Plot dimensions may vary.



For illustrative purposes only.





Room Type	Dimensions	
Lounge	5.51m x 3.67m	18'1" x 12'1"
Kitchen / Dining	3.32m x 4.07m	10'11" x 13'4"
WC	0.91m x 2.10m	3'0" x 6'11"

Room Type	Dimensions	
Bedroom 1	3.34m x 3.40m	11'0" x 11'2"
En-suite	2.50m x 1.20m	8'2" x 3'11"
Bedroom 2	3.34m x 3.10m	11'0" x 10'2"
Bedroom 3	2.08m x 2.68m	6'10" x 8'10"
Bathroom	2.08m x 2.09m	6'10" x 6'11"

The Roeburn (Detached)

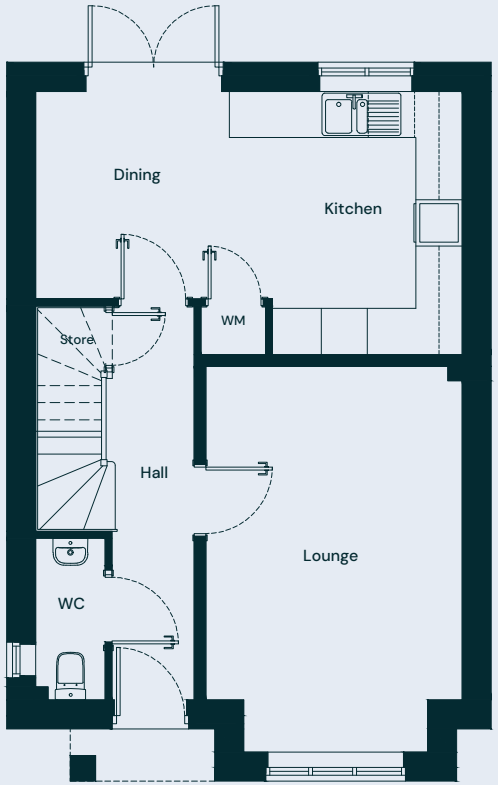
3 BEDROOMS

90.64 SQM / 975.64 SQFT

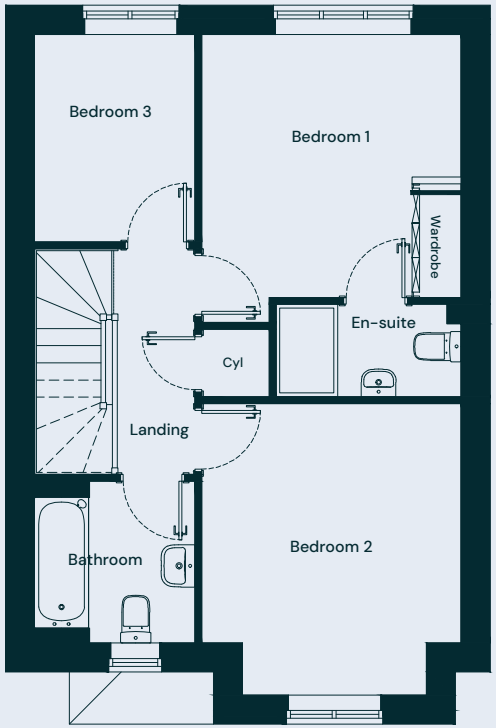
Please note: Plot dimensions may vary.



For illustrative purposes only.



Room Type	Dimensions	
Lounge	3.32m x 5.00m	10'11" x 16'5"
Kitchen / Dining	5.53m x 3.41m	18'2" x 11'3"
WC	0.90m x 2.10m	2'11" x 6'11"



Room Type	Dimensions	
Bedroom 1	3.36m x 3.41m	11'10" x 11'2"
En-suite	2.40m x 1.20m	7'11" x 3'11"
Bedroom 2	3.36m x 3.78m	11'0" x 12'5"
Bedroom 3	2.08m x 2.69m	6'10" x 8'10"
Bathroom	2.08m x 2.10m	6'10" x 6'11"

The Witham

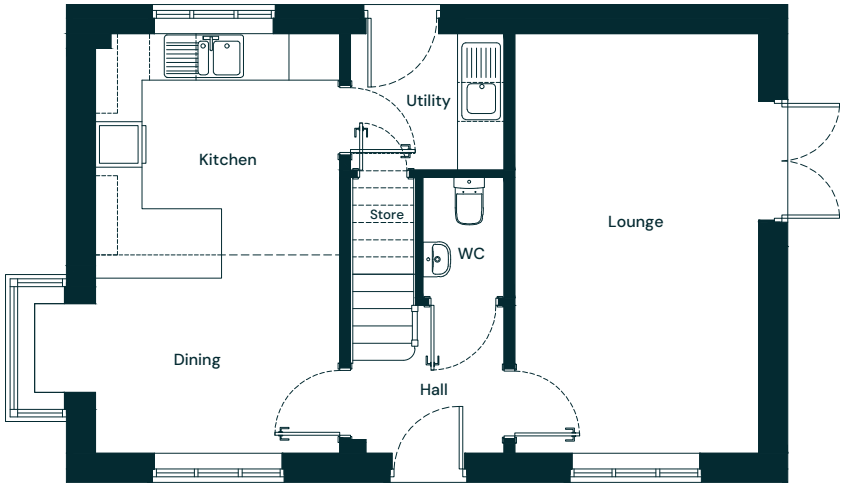
3 BEDROOMS

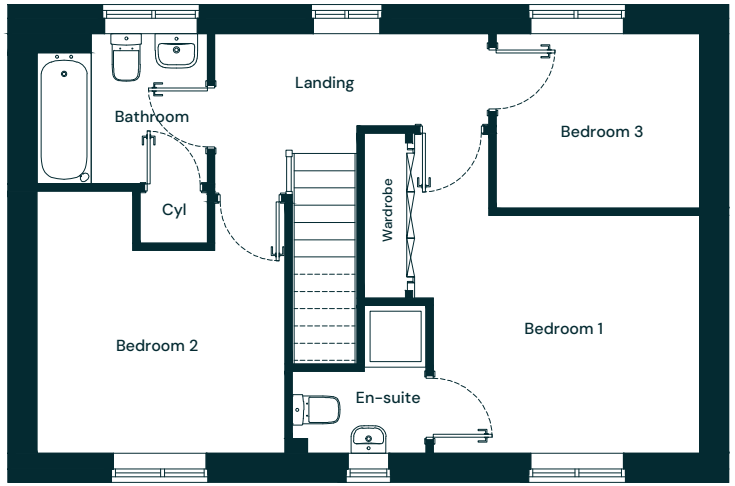
92.96 SQM / 1000.61 SQFT

Please note: Plot dimensions may vary.



For illustrative purposes only.





Room Type	Dimensions	
Lounge	3.15m x 5.42m	10'4" x 17'9"
Kitchen / Dining	3.15m x 5.42m	10'4" x 17'9"
Utility	1.98m x 1.76m	6'6" x 5'9"
WC	1.04m x 1.56m	3'5" x 5'11"

Room Type	Dimensions	
Bedroom 1	3.69m x 3.07m	12'11" x 10'1"
En-suite	1.73m x 2.11m	5'8" x 6'11"
Bedroom 2	3.20m x 3.38m	10'6" x 11'1"
Bedroom 3	2.63m x 2.25m	8'8" x 7'5"
Bathroom	2.20m x 1.94m	7'3" x 6'4"

The Winster

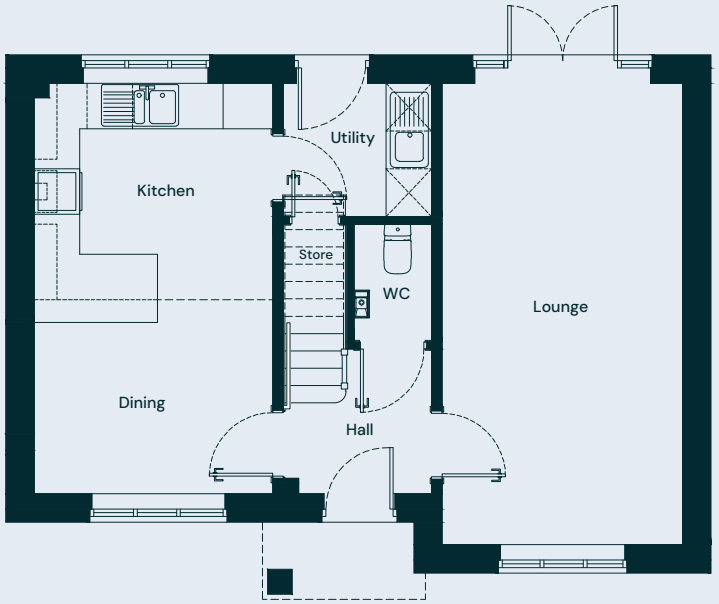
3 BEDROOMS

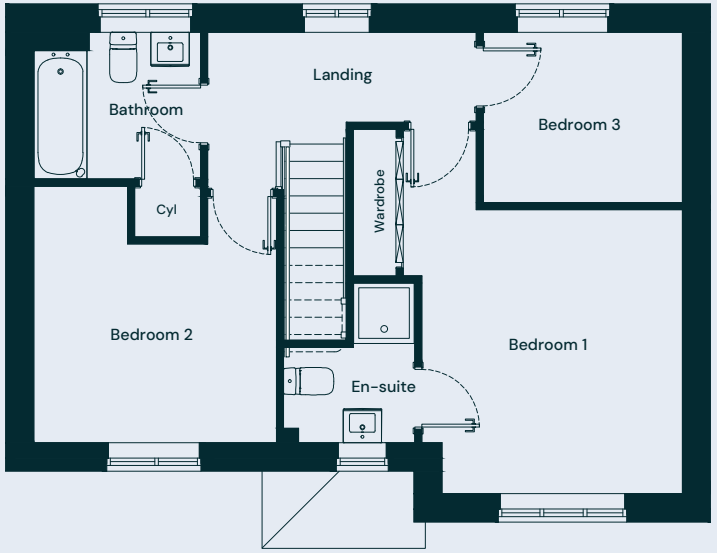
97.24 SQM / 1046.68 SQFT

Please note: Plot dimensions may vary.



For illustrative purposes only.





Room Type	Dimensions	
Lounge	3.17m x 6.09m	10'5" x 20'0"
Kitchen / Dining	3.15m x 5.42m	10'4" x 17'9"
Utility	1.96m x 1.76m	6'5" x 5'9"
WC	1.02m x 1.56m	3'4" x 5'1"

Room Type	Dimensions	
Bedroom 1	4.33m x 3.75m	14'3" x 12'4"
En-suite	1.73m x 1.91m	5'8" x 6'3"
Bedroom 2	3.20m x 3.38m	10'6" x 11'1"
Bedroom 3	2.63m x 2.25m	8'8" x 7'5"
Bathroom	2.20m x 1.94m	7'3" x 6'4"

The Tetbury

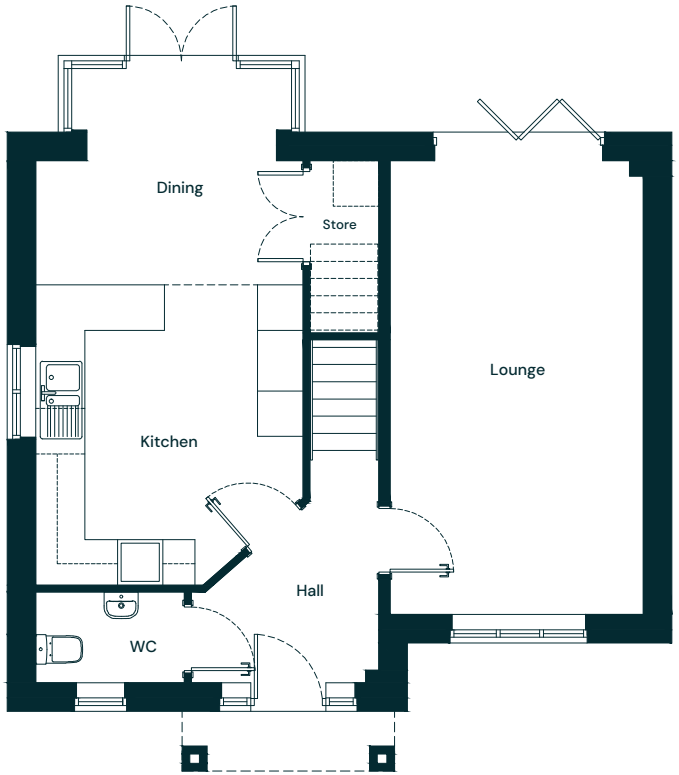
3 BEDROOMS

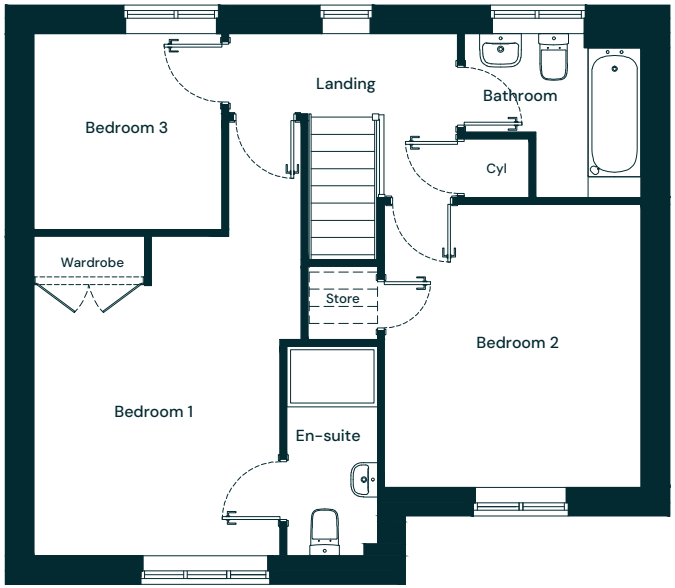
106.54 SQM / 1146.79 SQFT

Please note: Plot dimensions may vary.



For illustrative purposes only.





Room Type	Dimensions	
Lounge	3.33m x 5.98m	10'11" x 19'8"
Kitchen / Dining	3.52m x 6.81m	11'7" x 22'4"
WC	1.96m x 1.19m	6'5" x 3'11"

Room Type	Dimensions	
Bedroom 1	3.24m x 4.21m	10'8" x 13'10"
En-suite	1.20m x 2.76m	3'11" x 9'1"
Bedroom 2	3.38m x 3.73m	11'1" x 12'3"
Bedroom 3	2.48m x 2.58m	8'2" x 8'6"
Bathroom	2.33m x 1.97m	7'8" x 6'6"

The Medway

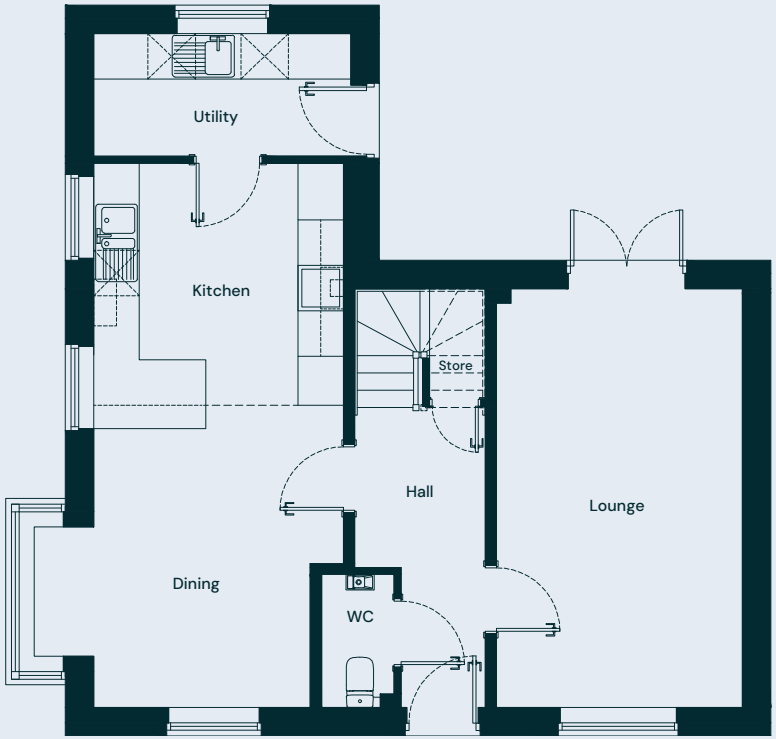
3 BEDROOMS

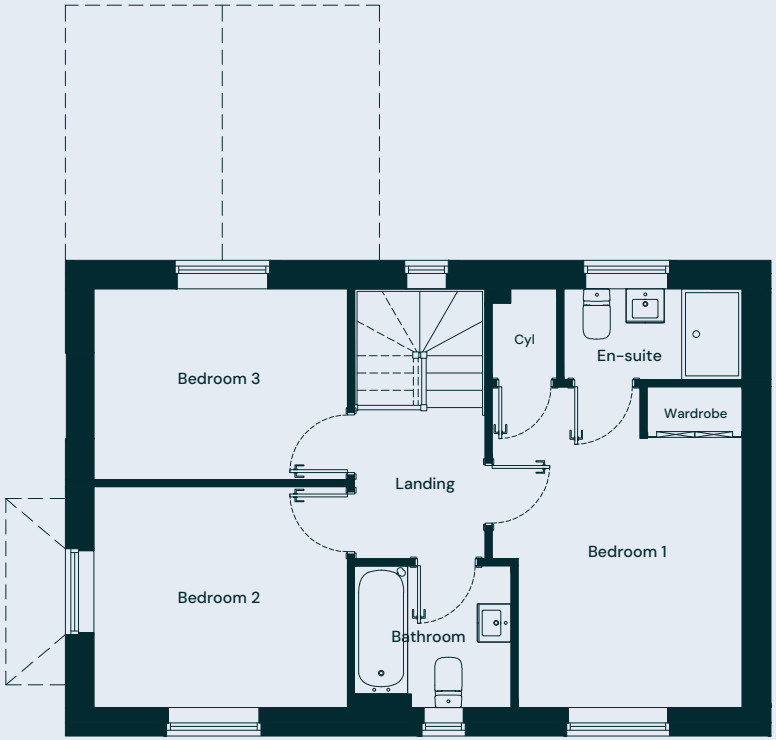
107.61 SQM / 1158.30 SQFT

Please note: Plot dimensions may vary.



For illustrative purposes only.





Room Type	Dimensions	
Lounge	3.25m x 5.53m	10'8" x 18'2"
Kitchen / Dining	3.64m x 7.19m	12'0" x 23'7"
Utility	3.39m x 1.62m	11'2" x 5'4"
WC	0.96m x 1.76m	3'2" x 5'9"

Room Type	Dimensions	
Bedroom 1	3.30m x 4.24m	10'10" x 13'11"
En-suite	2.36m x 1.20m	7'9" x 3'11"
Bedroom 2	3.35m x 2.92m	11'0" x 9'7"
Bedroom 3	3.35m x 2.52m	11'0" x 8'3"
Bathroom	2.07m x 1.87m	6'9" x 6'2"

The Clyde (Bungalow)

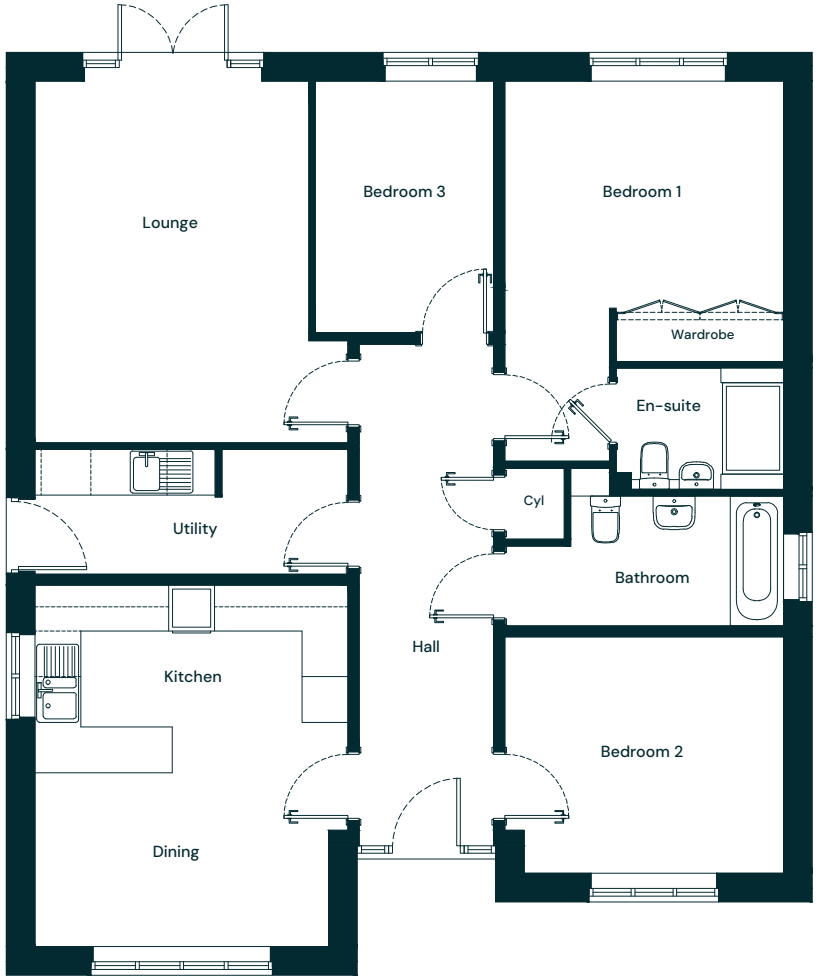
3 BEDROOMS

104.21 SQM / 1121.71 SQFT

Please note: Plot dimensions may vary.



For illustrative purposes only.



Room Type	Dimensions	
Lounge	3.58m x 4.74m	11'9" x 15'7"
Kitchen / Dining	4.10m x 4.73m	13'5" x 15'6"
Utility	4.10m x 1.63m	13'5" x 5'4"
Bedroom 1	3.65m x 3.02m	12'0" x 9'10"
En-suite	2.19m x 1.58m	7'2" x 5'3"
Bedroom 2	3.65m x 3.09m	12'0" x 10'2"
Bedroom 3	2.33m x 3.30m	7'8" x 10'10"
Bathroom	3.65m x 1.70m	12'0" x 5'7"

The Perry

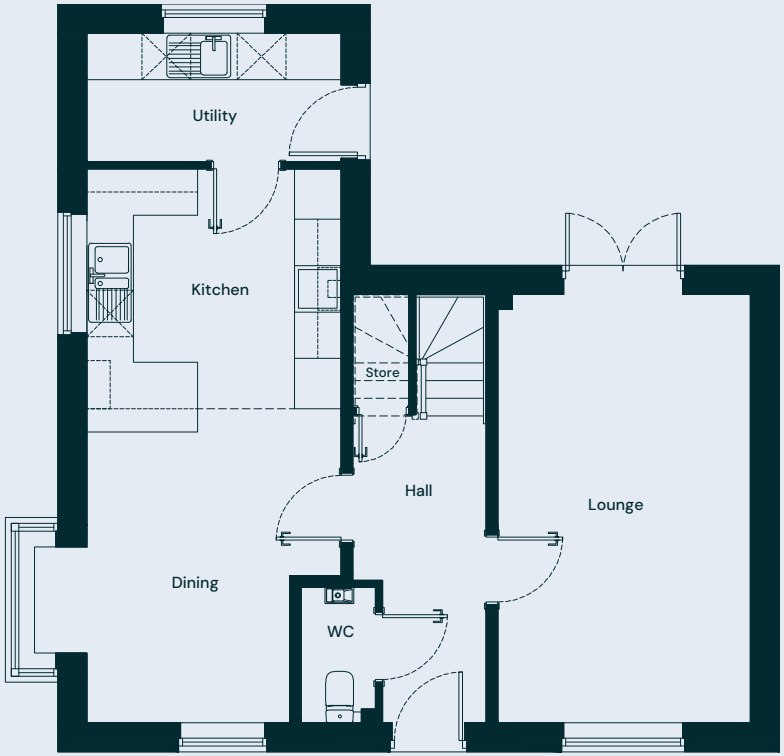
4 BEDROOMS

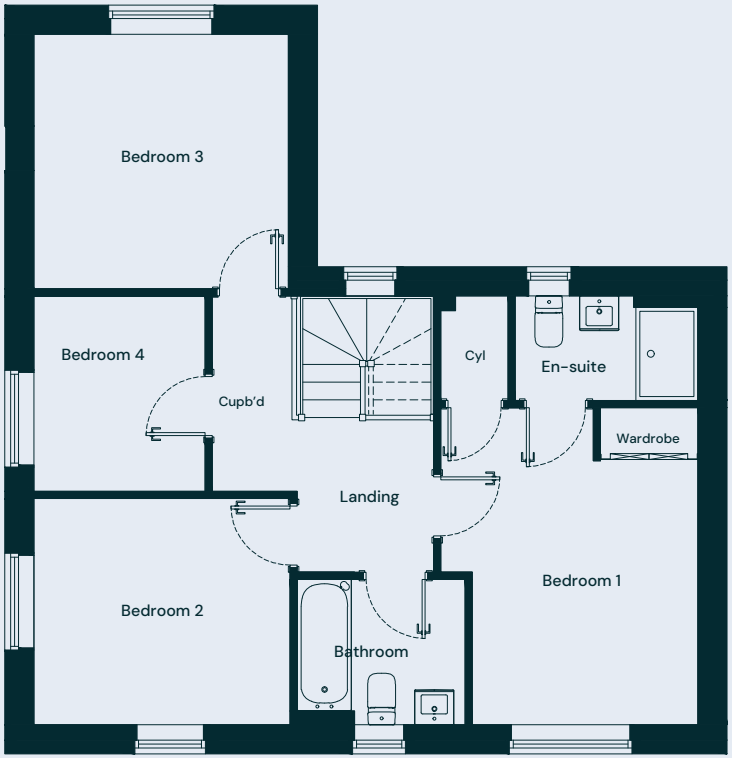
117.99 SQM / 1270.03 SQFT

Please note: Plot dimensions may vary.



For illustrative purposes only.





Room Type	Dimensions	
Lounge	3.26m x 5.53m	10'8" x 18'2"
Kitchen / Dining	3.28m x 7.15m	10'9" x 23'6"
Utility	3.28m x 1.66m	10'9" x 5'5"
WC	0.96m x 1.75m	3'2" x 5'9"

Room Type	Dimensions	
Bedroom 1	3.32m x 4.09m	9'7" x 13'5"
En-suite	2.36m x 1.35m	7'9" x 4'5"
Bedroom 2	3.28m x 3.28m	10'9" x 10'9"
Bedroom 3	3.30m x 2.92m	10'10" x 9'7"
Bedroom 4	2.21m x 2.52m	7'3" x 8'3"
Bathroom	2.17m x 1.87m	7'1" x 6'2"

The Stretford

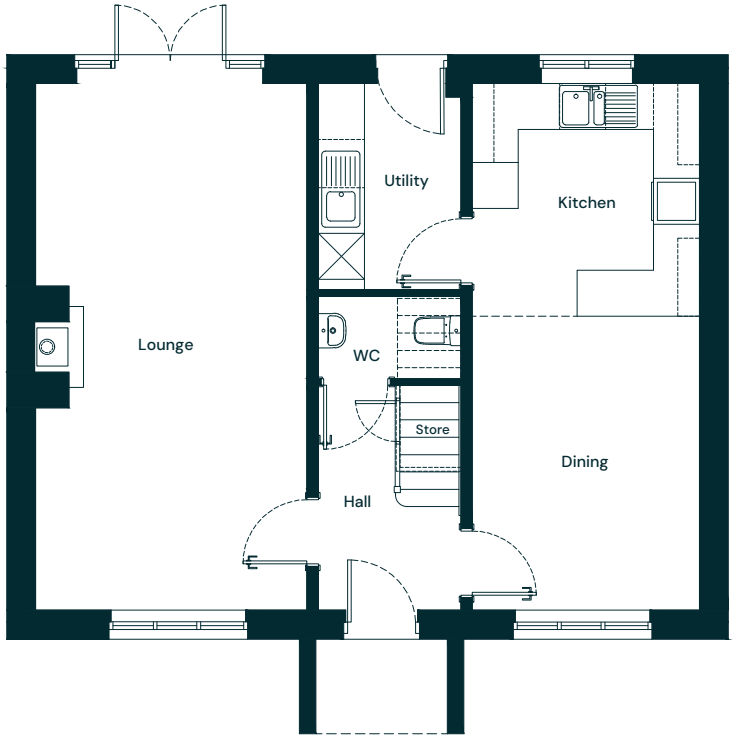
4 BEDROOMS

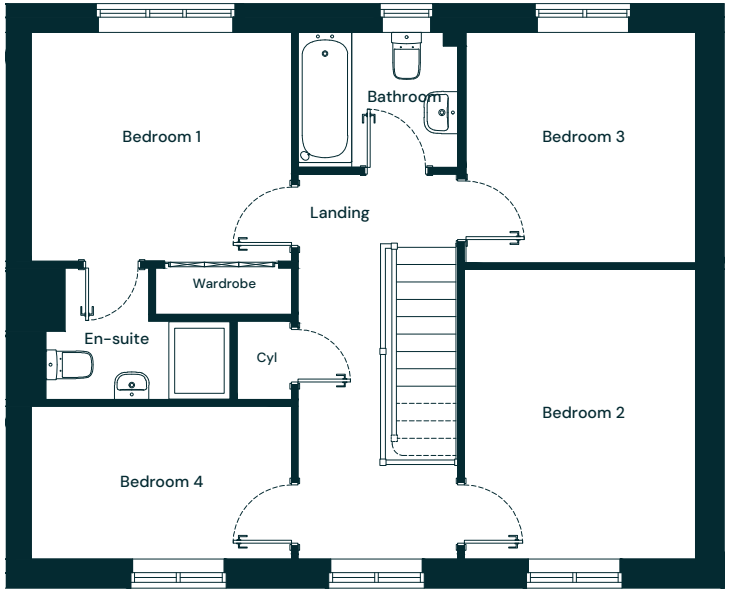
119.58 SQM / 1287.15 SQFT

Please note: Plot dimensions may vary.



For illustrative purposes only.





Room Type	Dimensions	
Lounge	3.55m x 6.88m	11'8" x 22'7"
Kitchen / Dining	2.97m x 6.88m	9'9" x 22'7"
Utility	1.86m x 2.69m	6'1" x 8'10"
WC	1.86m x 1.07m	6'1" x 3'6"

Room Type	Dimensions	
Bedroom 1	3.40m x 2.99m	11'2" x 9'10"
En-suite	2.60m x 1.72m	8'6" x 5'8"
Bedroom 2	3.02m x 3.78m	9'11" x 12'5"
Bedroom 3	3.00m x 3.01m	9'10" x 9'10"
Bedroom 4	3.39m x 1.99m	11'2" x 6'7"
Bathroom	2.08m x 1.76m	6'10" x 5'9"

The Sherbourne

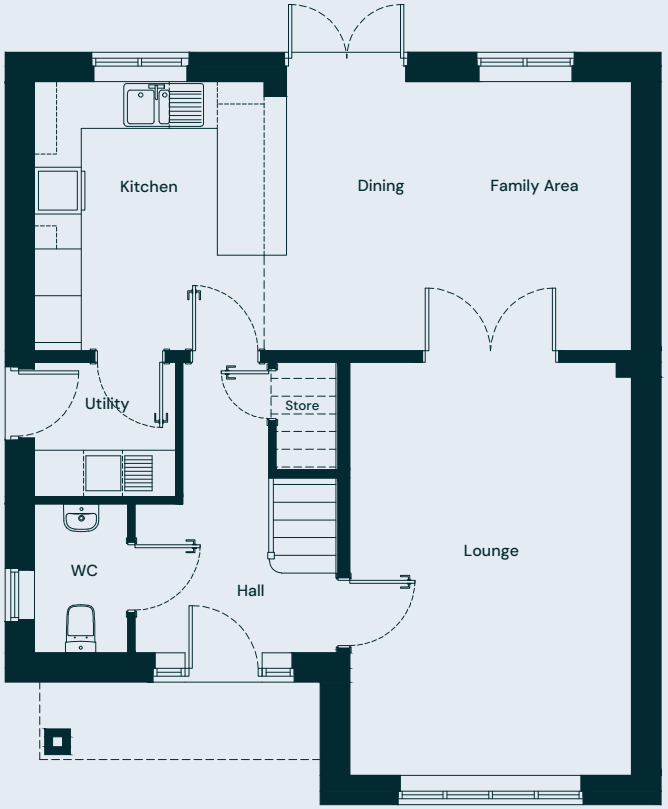
4 BEDROOMS

123.96 SQM / 1334.29 SQFT

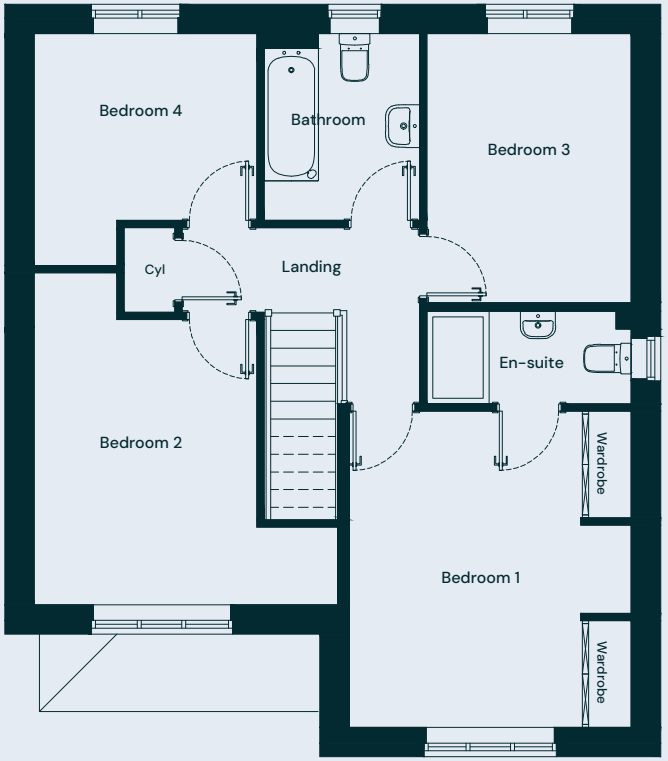
Please note: Plot dimensions may vary.



For illustrative purposes only.



Room Type	Dimensions	
Lounge	3.62m x 5.33m	11'11" x 17'6"
Kitchen / Dining	7.67m x 3.43m	25'2" x 11'3"
Utility	1.81m x 1.75m	5'11" x 5'9"
WC	1.20m x 1.91m	3'11" x 6'3"



Room Type	Dimensions	
Bedroom 1	3.62m x 4.06m	11'11" x 13'4"
En-suite	2.62m x 1.19m	8'7" x 3'11"
Bedroom 2	3.90m x 4.26m	12'10" x 14'0"
Bedroom 3	2.62m x 3.45m	8'7" x 11'4"
Bedroom 4	2.86m x 2.97m	9'5" x 9'9"
Bathroom	2.00m x 2.40m	6'7" x 7'10"

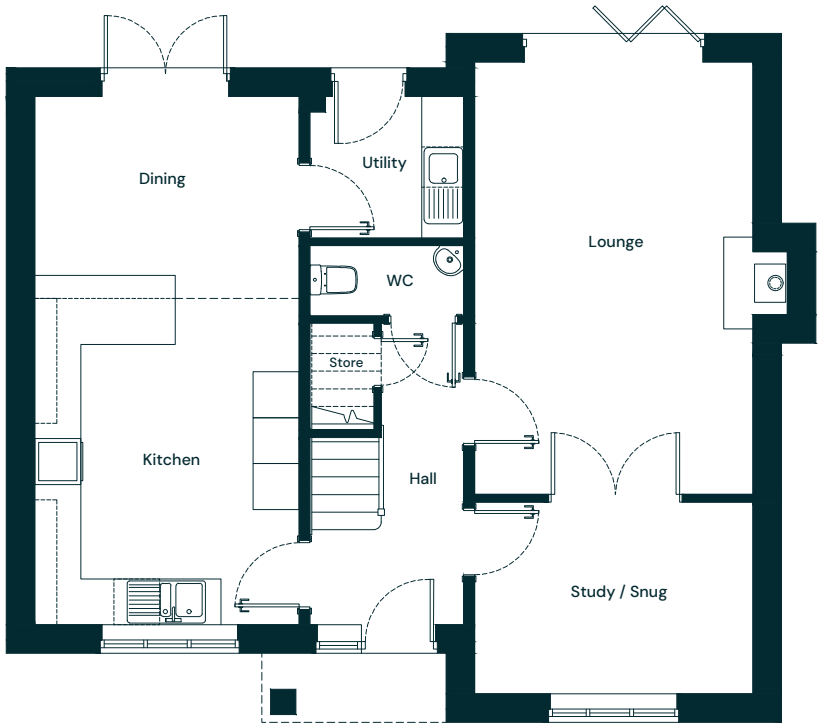
The Tamar

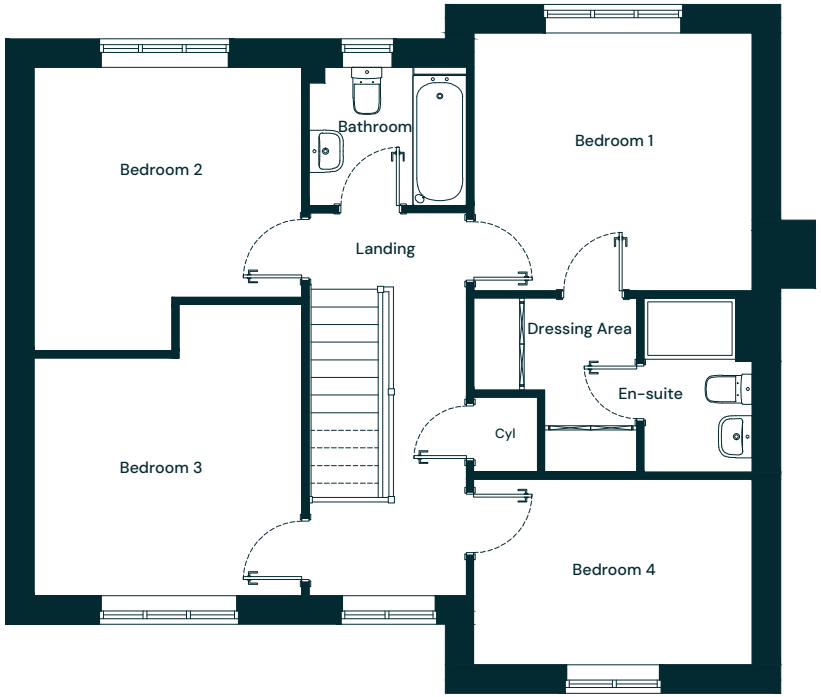
4 BEDROOMS

138.66 SQM / 1492.52 SQFT

Please note: Plot dimensions may vary.







Room Type	Dimensions	
Lounge	3.63m x 5.64m	11'11" x 18'6"
Kitchen / Dining	3.45m x 6.89m	11'4" x 22'7"
Study	3.63m x 2.50m	11'11" x 8'2"
Utility	2.00m x 1.84m	6'7" x 6'1"
WC	2.00m x 0.91m	6'7" x 3'0"

Room Type	Dimensions	
Bedroom 1	3.63m x 3.36m	11'11" x 11'1"
En-suite	1.41m x 2.26m	4'8" x 7'5"
Bedroom 2	3.49m x 3.69m	11'5" x 12'2"
Bedroom 3	3.49m x 3.80m	11'5" x 12'6"
Bedroom 4	3.63m x 2.42m	11'11" x 7'11"
Bathroom	2.05m x 1.80m	6'9" x 5'11"

The Torridge

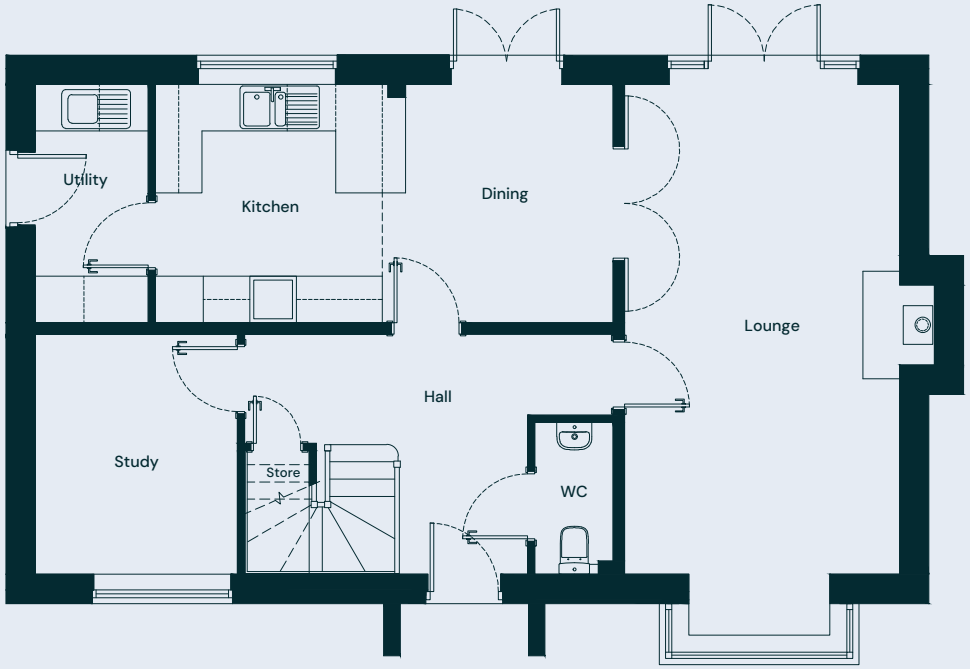
4 BEDROOMS

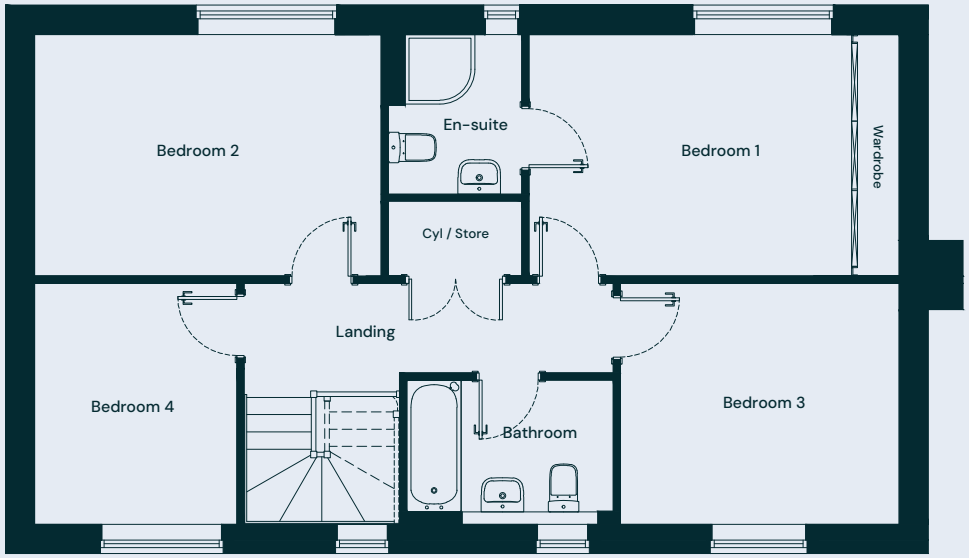
142.53 SQM / 1534.18 SQFT

Please note: Plot dimensions may vary.



For illustrative purposes only.





Room Type	Dimensions	
Lounge	3.55m x 7.10m	11'8" x 23'4"
Kitchen / Dining	5.90m x 3.07m	19'5" x 10'1"
Study	2.61m x 3.09m	8'7" x 10'2"
Utility	1.46m x 3.07m	4'9" x 10'1"
WC	1.01 m x 1.96m	3'4" x 6'5"

Room Type	Dimensions	
Bedroom 1	4.77m x 3.12m	15'8" x 10'3"
En-suite	1.72m x 2.06m	5'8" x 6'9"
Bedroom 2	4.47m x 3.12m	14'8" x 10'3"
Bedroom 3	3.59m x 3.10m	11'10" x 10'2"
Bedroom 4	2.61m x 3.10m	8'7" x 10'2"
Bathroom	2.66m x 1.69m	8'9" x 5'7"

Luxury as standard

Pickstock Homes is proud to offer the very best internal specification on the current new homes market, with quality fixtures and fittings installed as standard. The finest attention to detail and a exceptional finish are the trademarks of a Pickstock Homes property.

Kitchen

- Your choice of fully fitted kitchen.
- Laminate worktops with the option to upgrade to Quartz.
- Upstands.
- Glass splashback to hob - choose from a range of colours.
- Stainless steel insert 1.5 bowl sink with mobile drainer.
- Chrome Blanco Strand mono tap in kitchen.
- Chrome Blanco Prinz level mixer tap in utility room (where applicable).
- Gas hob.
- Electrolux integrated fridge freezer.
- Stainless steel hood.

2 - 3 bedroom homes

- Electrolux single oven.

4 bedroom properties

- Electrolux built-in double oven.
- Electrolux integrated dishwasher.

External

- Turf-planted front and rear gardens.
- Wooden gates to side access.
- 1.8m close board fencing to rear garden (where applicable).
- External tap.
- PV panels.
- EV charger.

Bathrooms, en-suites and cloakrooms

- Vitra bath and chrome bath filler.
- Vitra close-coupled WC.
- Vitra pedestal basin with chrome basin mixer.
- Full height tiling to bath and shower enclosure. Half wall tiling to cloakroom basin.
- One shaving point per property.
- Extractor fans in all bathrooms, en-suites and cloakrooms.
- Vanity units to all bathrooms.

General

- NHBC Build Mark 10-year warranty.
- Pickstock Homes 2-year warranty.
- Worcester Bosch Boiler with 5-year warranty.
- UPVC windows.
- Brushed chrome accessories and doorbell.
- TV point in lounge, family room and all bedrooms.
- Wiring provided for homeowner's alarm system.
- Dusk to dawn PIR sensor lighting to front and rear of the property.
- One USB charge point to kitchen and principle bedroom.
- Downlights to kitchen, bathrooms and en-suites. All other rooms have pendant lights.
- Fitted wardrobe to principle bedroom.
- Oak handrails to staircase.

Pickstock promise, made for life.

Quality homes deserve quality finishing touches. With a home at Henley Grange you can be assured of the Pickstock Homes promise: quality guaranteed.

Pickstock Homes is registered with the NHBC (National House Building Council), which means that we follow strict regulatory compliance processes when building our homes. All of our properties in Shropshire and Mid Wales come with a 10 year NHBC structural warranty.



The finishing touch

Let us guide you through the optional extras to personalise your dream home. We offer design solutions for fitted wardrobes, tiles and carpets, and your choice of kitchen to make your home unique. Interiors are fitted to the highest quality standards before you move in, so that your house will feel like home from day one.

Kitchen

Symphony Kitchens is our preferred supplier, chosen for its exceptional quality and wide range of modern and classic kitchens. Choose your own fully fitted kitchen with the option to upgrade to Quartz worktops.

Flooring

We offer porcelain floor tiles in kitchens and bathrooms.

Our design advisors will guide you through the options to help you choose the right carpet for your home.

Storage

Fitted wardrobes are the ideal storage solution. We offer bespoke options to suit your needs and ensure that your bedrooms are calm and clutter free.

Please be advised that floor plans and illustrations are for guidance and illustrative purposes only and do not form part of any contract or warranty. Room sizes are approximate and may be subject to alterations. Every effort has been made to ensure that floor plans are as accurate as possible at the time of printing. Please ask a development sales advisor for details on specification and plot specific detail. Pickstock Homes reserves the right to vary detail without notice.

The Consumer Code came into force on 1 April 2010. This edition applies to all reservations signed on or after 1 June 2019. It sets mandatory requirements that all Home Builders must meet in their marketing and selling of Homes and their after-sales customer service. Home Builders must adopt the standards of good practice, procedures and information detailed in the guidance against each requirement, unless they take a different approach that also satisfies the requirements. More advice is available on the Consumer Code website at www.consumercode.co.uk.






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A legacy of craftsmanship and care

Since 1982, Pickstock Homes has been creating homes and nurturing communities across Shropshire - rooted in trust, quality, and genuine care. While the world has changed, our core values remain steadfast: what mattered to us then matters just as much today.

Every home we build is constructed with meticulous attention to detail, ensuring that each property stands the test of time. From the very first foundation to the moment we welcome you inside, we take pride in every step - always guided by integrity, reliability, and a personal touch.

We blend the best of new technology with traditional craftsmanship and materials, creating homes that fit seamlessly into their surroundings. Our commitment to sustainable, community-focused building means your new Pickstock home isn't just a house; it's a natural part of the local landscape and a place where you can truly belong.



USPs

Natural Beauty

Proudly rooted in our Shropshire heritage, we're committed to creating homes that harmonise with their surroundings. Our architects, developers, and builders work closely with local communities to ensure each home complements the natural beauty of the area.

Quality Craftsmanship

Our attention to detail is unwavering across all aspects of Pickstock Homes – from expertly constructed builds to hand-selected materials and high-specification fixtures and fittings, all delivered as standard.

Peace of Mind

We take pride in every home we build and hold ourselves accountable to the highest standards. All our properties are covered by a 10-year NHBC structural warranty and a 2-year Pickstock Homes warranty, meaning quality is guaranteed and lasting peace of mind is a given.

Personal Touch

We know buying a home is one of life's biggest decisions. That's why our team is here to guide and support you every step of the way – offering honest advice and a friendly face to welcome you to your new Pickstock home, naturally making our house your home.

Values

Trusted Expertise

With a wealth of knowledge, experience and industry insight, our team is here to support you at every stage of the homebuying journey and relate to your unique needs, providing reliable guidance you can trust from day one.

Family-Run

For over four decades, our family has taken pride in building high-quality homes across Shropshire that complement the rural landscape and foster thriving communities. No call centres or third parties – our customers deal directly with the Pickstock family.

Assured Quality

From our skilled builders to carefully sourced materials and meticulous attention to detail, quality underpins everything we do – and it's something we never compromise on, in our homes or our service.

Rich Heritage

With over 40 years of experience, our legacy is built on strong foundations. As a family-run business rooted in Shropshire, we combine traditional values with modern expertise and a commitment to sustainability to deliver homes that stand the test of time.



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