



Pathways at Oxenden Park

A collection of 2, 3 and 4 bedroom homes
for Shared Ownership



A new chapter by the coast

Discover a collection of thoughtfully designed 2, 3 and 4 bedroom homes in Oxenden Park, combining modern living with a relaxed coastal lifestyle.



Welcome to Oxenden Park

This collection of 34 Shared Ownership homes has been thoughtfully designed to offer contemporary living in a well-connected coastal location.



Affordable Home Ownership



EV Charging to Every Home



Two Allocated Parking Spaces



Private Gardens



Coastal Location



Easy Connections to
Canterbury & London



Life at Oxenden Park

Located on the Kent coastline, Oxenden Park is known for its relaxed seaside atmosphere, independent cafés, coastal walks and strong sense of community.

From morning walks along the seafront to weekends exploring local restaurants, markets and green spaces, Oxenden Park offers a lifestyle that combines coastal charm with everyday convenience.

The town continues to grow in popularity with buyers looking to enjoy more space, better balance and easy access to both Canterbury and London.

Coast, countryside and connection

Living at Oxenden Park means enjoying the best of both worlds.

Beautiful beaches, open green spaces and scenic coastal routes sit alongside excellent transport links, schools and everyday essentials.

Whether you're commuting, working from home or spending weekends exploring the Kent coast, the location offers flexibility and convenience for every stage of life.





Well-connected living

Oxenden Park benefits from excellent transport connections across Kent and beyond.

01.

Direct rail connections to London

02.

Easy access to Canterbury and Whitstable

03.

Convenient road links via the A299 and M2

04.

Local shops, schools and amenities nearby

Perfectly placed for both commuting and coastal living, the development offers a connected lifestyle without compromising on space or surroundings.

Designed for modern living

Designed with modern living in mind, every home at Oxenden Park has been thoughtfully finished with a stylish, neutral specification, creating a welcoming space that's ready to make your own.

Kitchens

- Contemporary fitted kitchen
- Integrated appliances
- Integrated single oven
- 4 ring hob
- Stainless steel sink with mixer tap



Bathroom, en suite and cloakroom

- White sanitaryware with chrome fittings
- Thermostatic shower (to en suites or main bathroom when no en suite in the house)
- Tiling to walls (where applicable)



Sustainability

- Double glazed windows and French doors
- PV solar panels (to selected homes)
- EV chargers to every home



Finishing Touches

- Turf to front and rear gardens (where applicable)
- External tap
- White emulsion finish to walls and ceilings
- White internal doors, with chrome door furniture
- Floor coverings throughout



Specifications may vary between homes and are subject to change. Images are for guidance only. Please speak to our Sales Team for details of the specification available for your chosen home.

Imagery shown includes CGI.

Site Plan

Baker
2 bedroom
Plots: 272, 273, 274, 279,
280, 283, 284, 287, 288,
289, 291, 292, 295 & 296

Ploughwright
3 bedroom
Plots: 278, 297, 300 & 323

Tillman
3 bedroom
Plots: 276, 277, 281, 282,
293, 294, 298, 299, 301,
302, 321 & 322

Cartographer
4 bedroom
Plots: 275, 285, 286 & 290

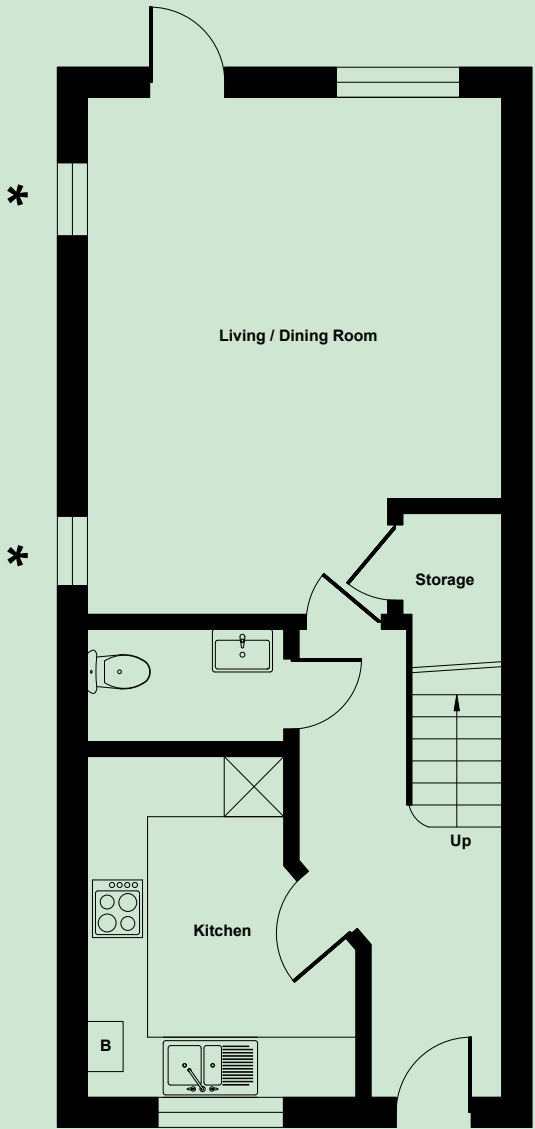
Key:
V – Visitor Parking



Baker

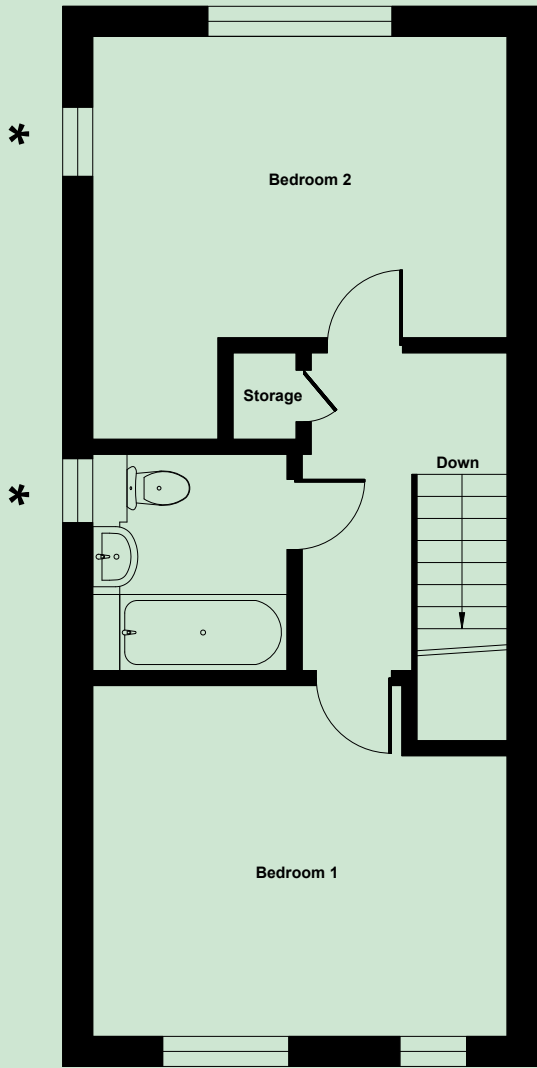
2 bedroom

Approximate Area = 888 sq ft / 82.4 sq m



GROUND FLOOR

Living/Dining Room 16'11" (5.16m) × 13'6" (4.13m)
Kitchen 11'2" (3.40m) × 8'10" (2.68m)



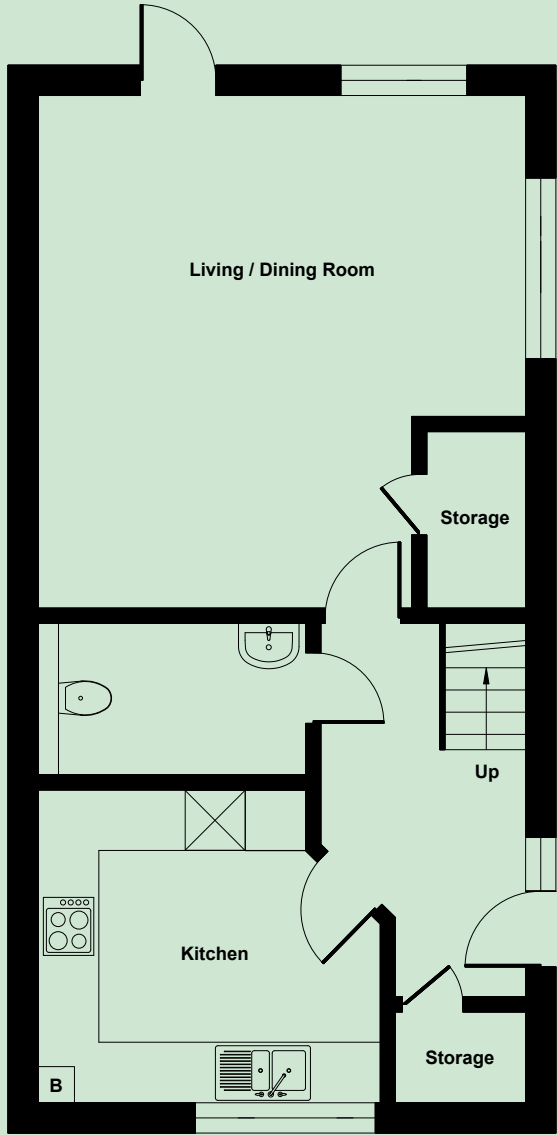
FIRST FLOOR

Bedroom 1 13'7" (4.14m) × 11'6" (3.50m)
Bedroom 2 13'7" (4.13m) × 13'2" (4.02m)

Ploughwright

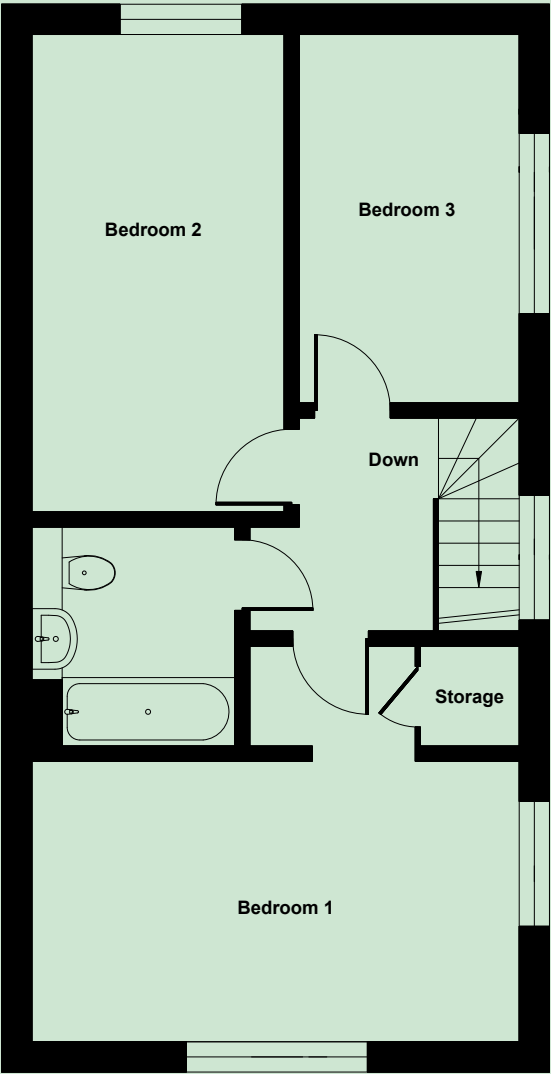
3 bedroom

Approximate Area = 1,038 sq ft / 96.4 sq m



GROUND FLOOR

Living/Dining Room 16'8" (5.08m) × 15'10" (4.83m)
Kitchen 11'1" (3.39m) × 10'2" (3.10m)



FIRST FLOOR

Bedroom 1 15'10" (4.83m) × 9'3" (2.81m)
Bedroom 2 15'6" (4.73m) × 8'6" (2.58m)
Bedroom 3 12'0" (3.65m) × 7'2" (2.18m)

*Side windows to Plots 279 & 276

Tillman

3 bedroom

Approximate Area = 1,038 sq ft / 96.4 sq m



GROUND FLOOR

Living/Dining Room 16’8” (5.08m) × 15’10” (4.83m)
Kitchen 11’1” (3.39m) × 10’2” (3.10m)

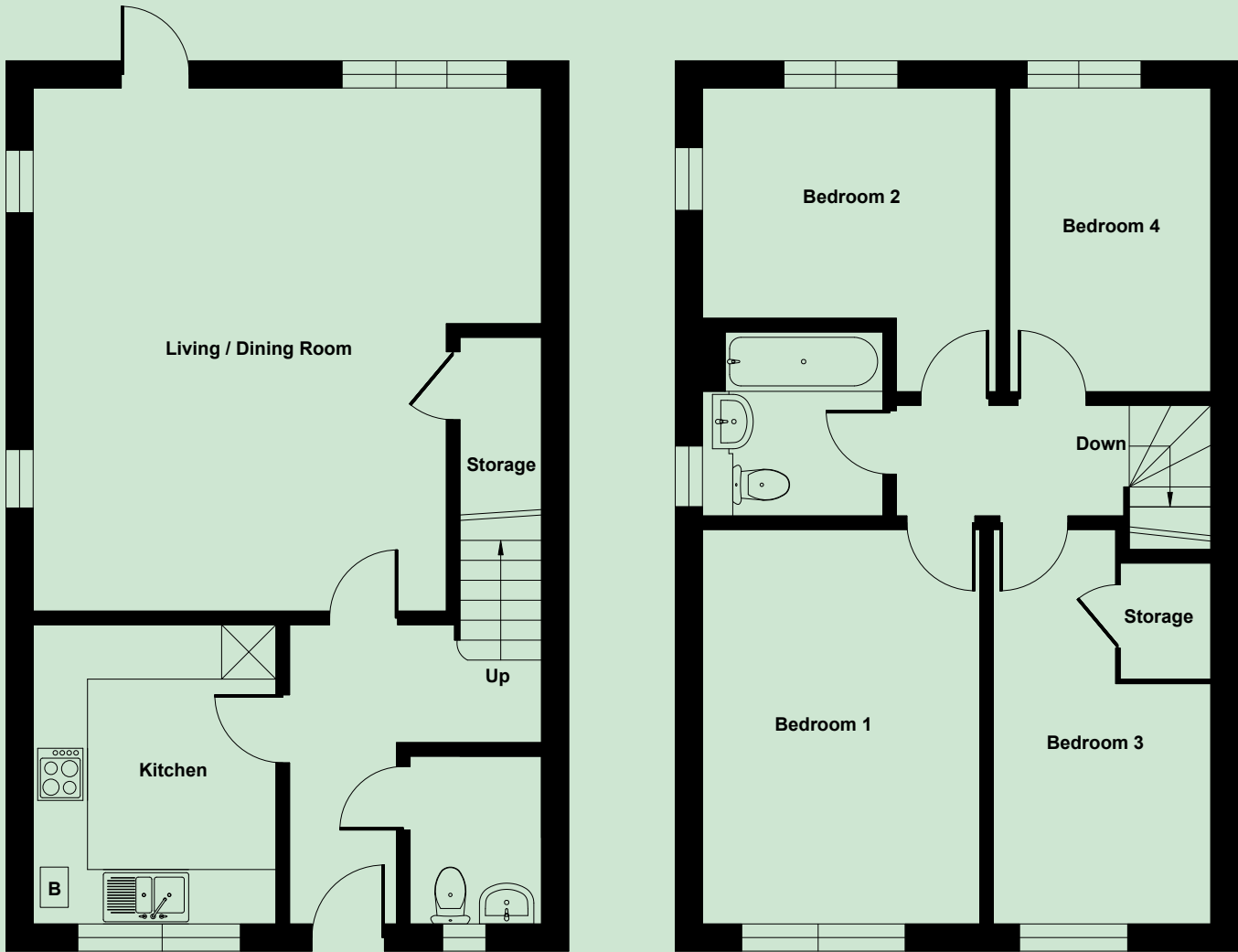
FIRST FLOOR

Bedroom 1 15’10” (4.83m) × 9’2” (2.80m)
Bedroom 2 15’6” (4.73m) × 8’6” (2.58m)
Bedroom 3 12’0” (3.65m) × 7’2” (2.18m)

Cartographer

4 bedroom

Approximate Area = 1,114 sq ft / 103.4 sq m



GROUND FLOOR

Living/Dining Room 18’11” (5.77m) × 18’5” (5.61m)
Kitchen 10’10” (3.30m) × 8’10” (2.68m)

FIRST FLOOR

Bedroom 1 14’3” (4.35m) × 10’0” (3.06m)
Bedroom 2 14’3” (4.35m) × 8’2” (2.49m)
Bedroom 3 11’0” (3.35m) × 10’8” (3.24m)
Bedroom 4 11’0” (3.35m) × 7’7” (2.31m)



Own Your Home with Pathways

Pathways is a shared ownership scheme that is available on selected developments. Pathways is designed to help people find a place they can call home when buying a home outright feels out of reach.

Purchase between 10% and 75% of your home with as little as a 5% deposit on the share you buy*. Pay rent on the remaining share and buy more over time until you own 100% of your home.

Most Pathways homes are available to reserve off-plan, giving you the opportunity to secure your new home before it's completed.



Could you be eligible?

- Your household income is under £80,000 (£90,000 if you live in London)
- You're 18 or over
- Buying a suitable home on the open market may not be possible for you at the moment
- You can comfortably afford the purchase and the ongoing housing costs
- If you currently own a property, you'll need to sell it before completing your shared ownership purchase
- Email pathways@lloydsliving.co.uk or call 0345 030 6546 to find out if you're eligible



Ideal for...

- First-time buyers
- Previous homeowners
- Growing or changing households
- Existing shared owners looking to move
- Homeowners needing a property better suited to their circumstances

Find your place in Oxenden Park.
A collection of modern homes in a
location designed for better living.
For more information or to register
your interest, contact the Lloyds
Living team today.

Whether it's more information about
our modern developments or advice
on shared ownership opportunities
through Lloyds Living, we're always
available for a chat.

To enquire about our homes please
email pathways@lloydsliving.co.uk
or call 0345 030 6546

We welcome questions and are committed
to explaining everything in simple language,
giving you complete peace of mind at every
stage of the shared ownership journey.



For all of your questions answered, please
visit www.lloydsliving.co.uk/pathways

Disclaimer

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Whilst every attempt has been made to ensure the accuracy of the floorplan contained in this brochure, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and / or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant.

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