

WILLOW GROVE

**1, 2, 3 and 4
bedroom homes**

Nestled in welcoming
Willow Grove, Wixams

START EXPLORING

vivus.



Image is indicative only.

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About vivus

Everything you need to know about who we are and how we operate.

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The local area

Getting to know the very best of your new location.

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Section 03.

Willow Grove

Find your new beautifully designed and expertly finished home.

[FIND OUT MORE >](#)

01.

About vivus

WILLOW
GROVE

MENU

Renting with vivus means freedom for you

When you rent with us you'll enjoy reliable property management, peace of mind and a truly hassle-free experience. Unlike private landlords, with us you'll never face the worry of unexpected eviction or last-minute surprises. Just a smooth, secure and straightforward way to rent.





To vivus you're a
neighbour, not a number



24/7 SUPPORT

We'll look after you and your home for a hassle-free experience



PROFESSIONAL MANAGEMENT

Professional and personal renting with you every step of the way



RESIDENTS' APP

Log maintenance, manage your payments and contracts



ZERO DEPOSIT

No unexpected costs or hidden bills, including your deposit



PET FRIENDLY

Our homes are for all the family, even the furry ones



FLEXIBLE TERMS

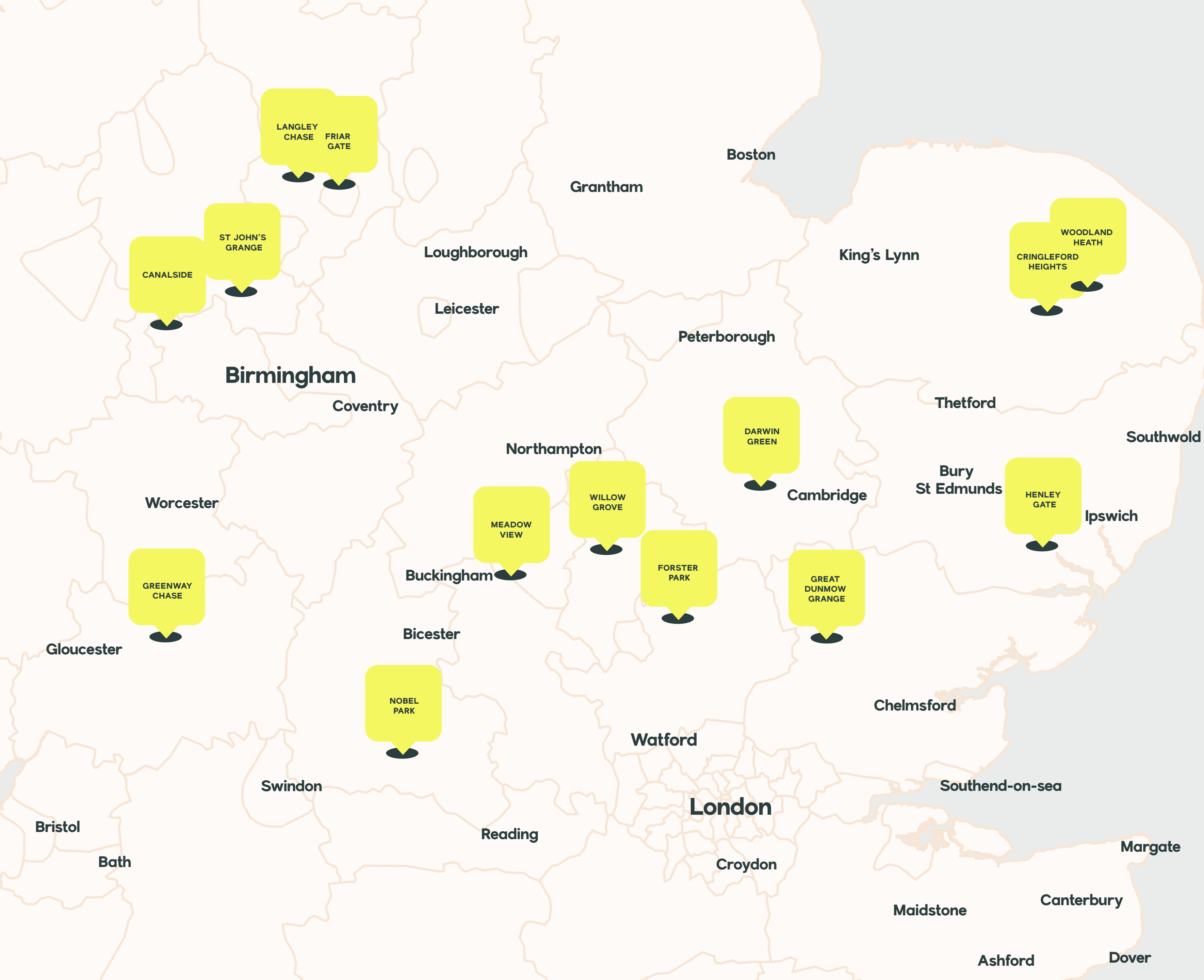
Love your home for as long as you like

What sets us apart

Our 1, 2, 3 and 4 bedroom homes bring comfort, style, and convenience together – all designed to make life run smoother.

Enjoy hassle-free renting with features like our residents' app, zero-deposit scheme, and 24/7 support. With vivus, you get more than just a home – you get peace of mind and the freedom to live your way.

0% deposit – Terms and conditions apply, available on selected plots only. Please speak to a Sales Executive for further details.



Where we're located

Our homes are designed in locations you'll love just as much as us, found in the best places across the UK.

202.

The local area

WILLOW GROVE

MENU

Discover Wixham

Wixams brings together the best of both worlds with modern neighbourhoods, open green spaces and excellent connections across Bedfordshire, offering a balanced mix of contemporary living and local charm.

The area is known for its lakes, walking routes and welcoming community, with local cafés, weekend markets and everyday essentials close at hand. With its thoughtful planning and family-friendly layout, there's always something to enjoy throughout the seasons. It's a place that continues to grow, evolve and look ahead. And here, you can too. Discover your new place to call home.

WILLOW GROVE

MENU



Bedford Town Bridge



Building your future in Wixham

Wixams is a welcoming place with a real sense of belonging, a community where connection comes naturally. Find yourself surrounded by lakes, green spaces and walking trails that link the neighbourhood, along with independent cafés, family-run shops and local events that bring people together. With peaceful routes around the water and nearby attractions such as Wrest Park Gardens, everyday life here feels calm, friendly and well supported.

Perfectly placed for both connection and comfort, Wixams offers easy access to Bedford, Milton Keynes and destinations across the region, keeping work, leisure and life's next chapter within easy reach. Our homes are found in the best places across the UK and here, renting feels simpler, safer and more personal, reflecting everything vivus stands for: security, belonging, flexibility and care.



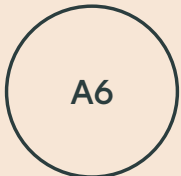
River Great Ouse

Effortless connections

From Wixams, getting where you need to be is simple. Excellent road links, nearby rail connections and local transport options keep everything within easy reach, from surrounding towns to destinations further afield.



BY ROAD



Bedford Town Centre
20 minutes



Milton Keynes
35 minutes



Cambridge
55 minutes



BY BUS



Bedford Town Centre
30 minutes



Hitchin
90 minutes



Milton Keynes
90 minutes



BY BIKE

There is a network of cycle paths in and around Willow Grove connecting you to local routes across Wixams. You'll have direct access to lakeside paths, landscaped greenways and routes into Bedford, offering a calm and convenient way to travel by bike.



BY TRAIN

As a well-connected location, Wixam offers easy rail access to some of the region's most vibrant destinations:

NOTTINGHAM



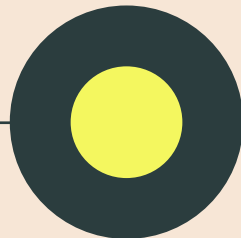
Arrive in Nottingham in just under 1 hour 30 minutes, with convenient links that make both business and leisure travel feel effortless. Wherever life takes you, Wixam keeps you comfortably

CORBY



With regular East Midlands Railway services reaching Corby in around 30 minutes, travel feels easy and reliable – keeping you connected to the wider region with confidence.

BEDFORD



LONDON
ST. PANCREAS



Be in the heart of the capital in just 40 minutes. Direct trains make every journey simple – whether it's a day in the city, a weekend away, or catching the Eurostar for adventures further afield.

Travel times taken from google.co.uk/maps and are approximate only.

WILLOW GROVE

Local amenities

ENTERTAINMENT / LEISURE

- 01

Wixams Playing Area

0.7 miles | 3 min drive
- 02

Wanderer's Park Wixams Wanderers FC

1 mile | 5 min drive
- 03

Elstow Playing Field

2 miles | 4 min drive
- 04

Faraday Community Centre

3.5 miles | 10 min drive
- 05

The Bull

4.8 miles | 9 min drive
- 06

HG FIT

3.2 miles | 9 min drive

RETAIL / ESSENTIALS

- 07

VioVet Ltd

2.4 miles | 5 min drive
- 08

M&S Foodhall

3 miles | 7 min drive
- 09

Morrisons

3 miles | 8 min drive
- 10

Costcutter - Mile Road, Bedford

3.2 miles | 9 min drive
- 11

The Interchange Retail Park

2.9 miles | 6 min drive
- 12

The Range

3.1 miles | 8 min drive
- 13

Bedford Hospital

5.7 miles | 18 min drive
- 14

Britannia Pharmacy

3.6 miles | 11 min drive
- 15

Sainsbury's

3.6 miles | 10 min drive

TRAVEL

- 16

Bedford Train Station

4.4 miles | 13 min drive

Distances and travel times taken from google.co.uk/maps and are approximate only.



Map not to scale.



Local Schools

Wixam has a fantastic choice of schools, from primary right through to college. With so many high-quality options nearby, you can feel confident your children will have the best start in life. Here are just a few of the great schools in the area.

PRE-SCHOOL / NURSERY

Cherry Trees
Nursery School

3 miles

Peter Pan
Nursery School

3.6 miles

Bizzy Bees
Pre-School

5.1 miles

PRIMARY SCHOOLS

Lakeview
Primary School

0.5 miles

Kempston Rural
Primary School

4.3 miles

King's Oak
Primary School

4.9 miles

SECONDARY SCHOOLS

Bedford
Academy

2.3 miles

Bedford
Free School

4.1 miles

KWS School

6.7 miles

HIGHER EDUCATION

Bedford
College

3.6 miles

The Bedford
Sixth Form

4.9 miles

University of
Bedfordshire

6.4 miles

Distances taken from google.co.uk/maps.

03.

Willow Grove





Specifications

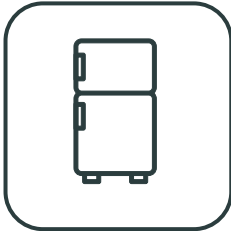
Our homes come ready for you to move straight in – with high-quality finishes, modern appliances and thoughtful details throughout. Everything’s designed for easy living, so you can settle in and make it your own from day one.



ULTRAFAST
BROADBAND



MODERN
KITCHENS



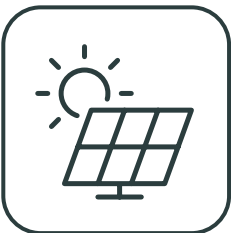
INTEGRATED
WHITE GOODS



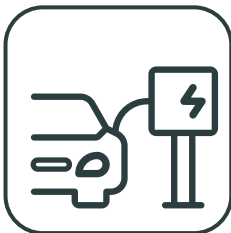
UPGRADED
FINISHES



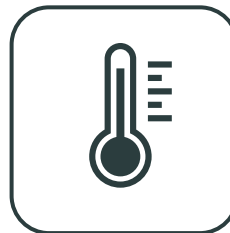
ENERGY
EFFICIENT
HOMES



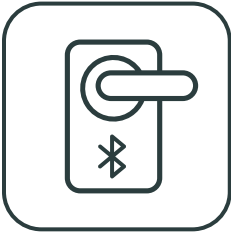
SOLAR
PANELS*



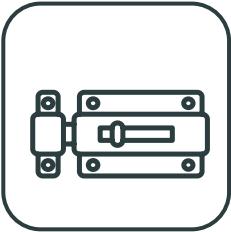
EV CHARGER
ENABLED^



DUAL ZONE
HEATING*



SMART
LOCK



SOFT CLOSE
HINGES



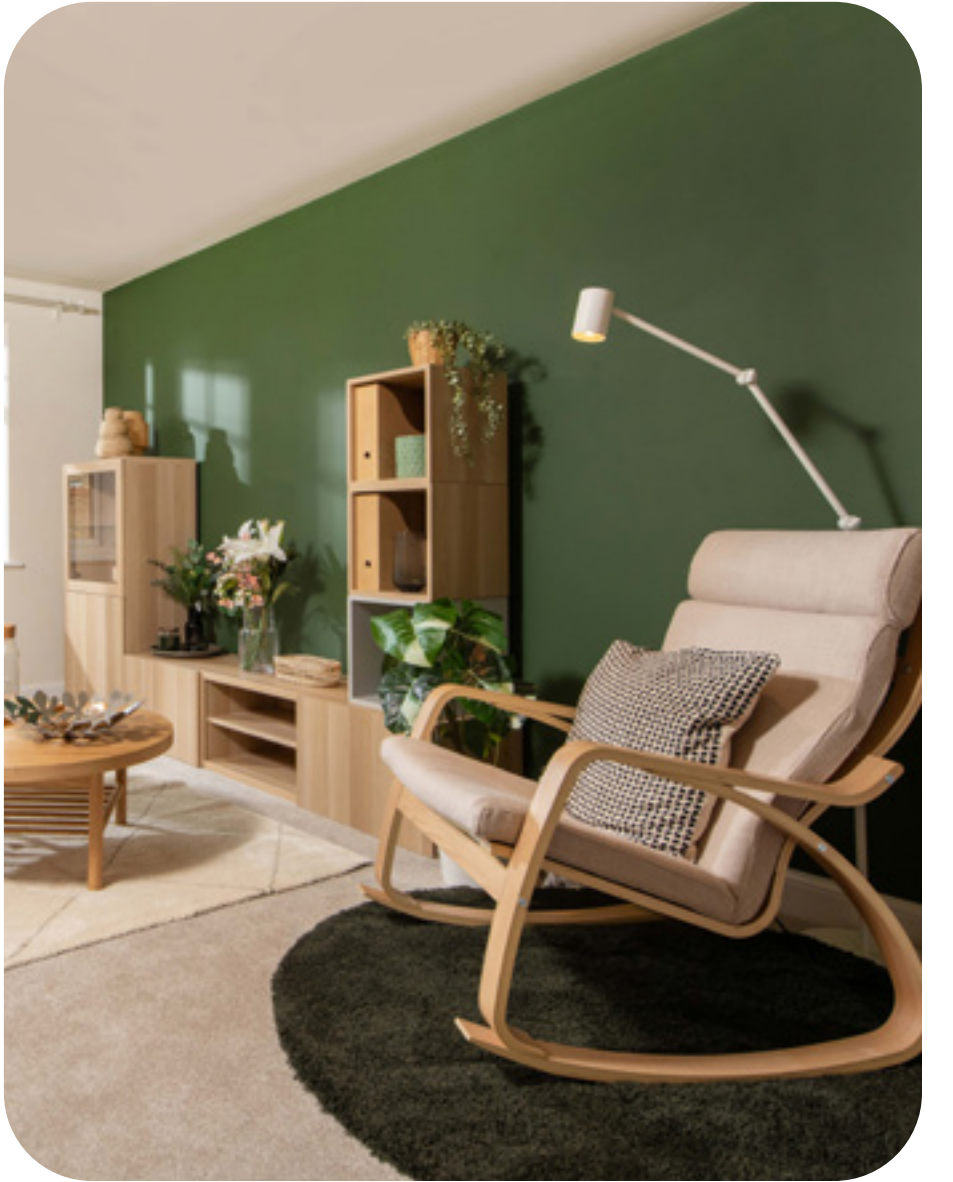
PRIVATE
GARDENS



*Specification varies per house type and plot. ^EV wiring available for charger to be installed. Not financially covered by Allsop Lettings Management. Please contact us for further details.

Images are indicative only.







WILLOW GROVE

MENU



South

1 bedroom homes

CALDER
Plot: 421

2 bedroom homes

STEVENSON
Plot: 417

3 bedroom homes

ARCHFORD
Plots: 409, 410, 418 & 419

FAIRWAY
Plots: 407 & 408

GREENWOOD
Plots: 397-401 & 425-430

HADLEY
Plot: 406

KENNETT
Plots: 402, 403, 422-424
& 431-434

4 bedroom homes

HEREFORD
Plots: 420 & 435

HERTFORD
Plots: 404, 405 & 411

Key

BS Bin Store
CS Cycle Store
V Visitor Parking
Bin Collection Point



The development layout does not show details of gradients of land, boundary treatments, local authority street lighting or landscaping. It is our intention to build in accordance with this layout. However, there may be occasions when the house designs, boundaries, landscaping and positions of roads and footpaths change as the development proceeds. Please speak to a member of our Sales Team for more details.

WILLOW GROVE

West

2 bedroom homes

- WINCHAM 2**
Plot: 334
- RICHMOND**
Plots: 321 & 322

3 bedroom homes

- CHESTER**
Plots: 272, 273, 328 & 332
- DERWENT**
Plots: 287–289
- ELLERTON**
Plots: 290–295 & 336
- LUTTERWORTH**
Plots: 337 & 338
- MAIDSTONE**
Plots: 319, 320, 330 & 331
- ENNERDALE**
Plot: 335

4 bedroom homes

- HESKETH**
Plots: 271, 327, 329 & 333

Key

- Bin Collection Point



The development layout does not show details of gradients of land, boundary treatments, local authority street lighting or landscaping. It is our intention to build in accordance with this layout. However, there may be occasions when the house designs, boundaries, landscaping and positions of roads and footpaths change as the development proceeds. Please speak to a member of our Sales Team for more details.



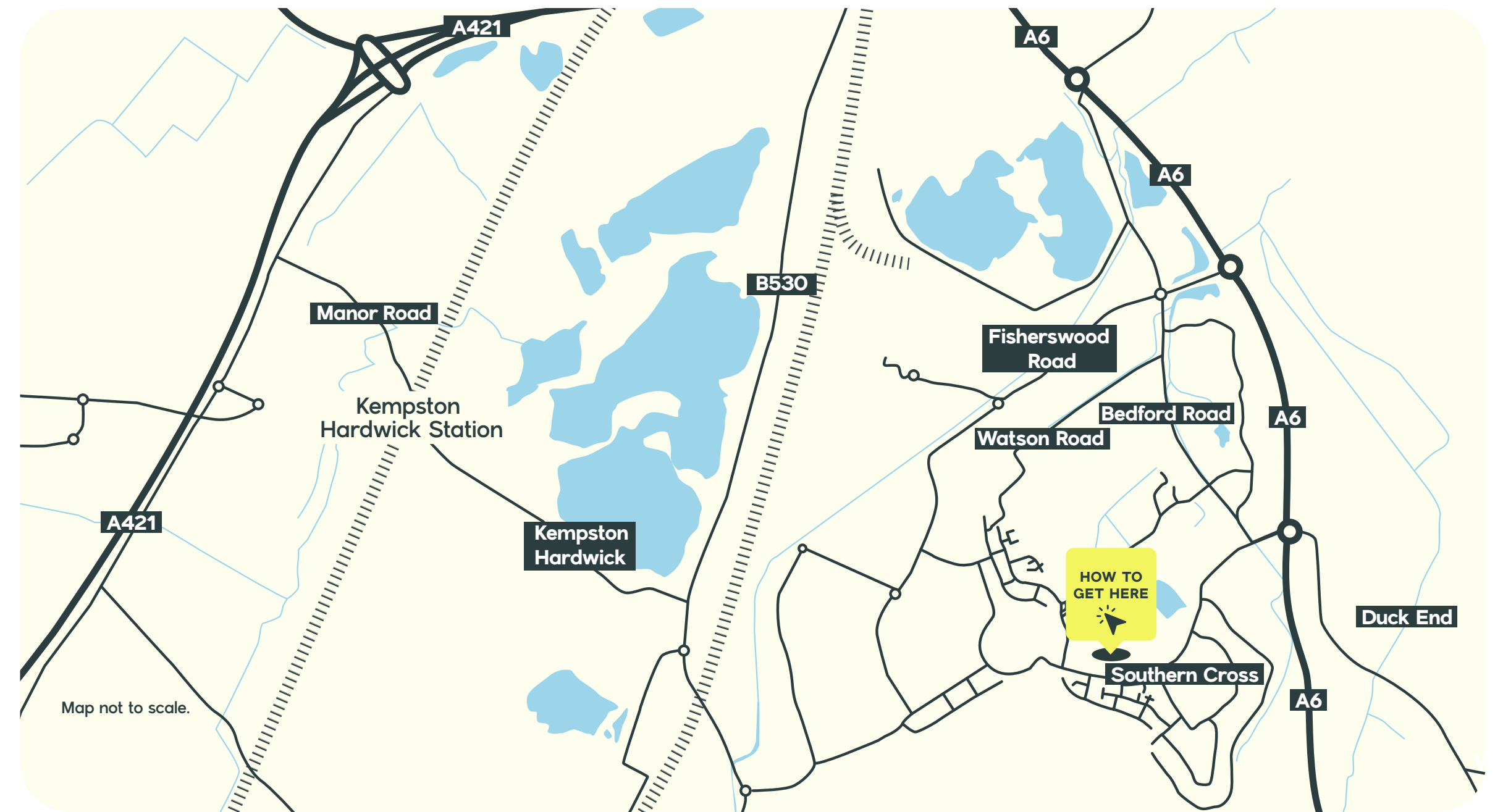
Your route home

FROM THE NORTH

Follow the A1 southbound and join the A421 towards Bedford and Milton Keynes. Continue on the A421, passing the junctions for Bedford, and follow signs for Wixams. Take the exit for Wixams and turn onto The Causeway, then follow the local roads through the neighbourhood until you reach Willow Grove. Follow the road to your new home.

FROM THE SOUTH

Take the M1 northbound and leave at Junction 13, following signs for the A421 towards Bedford. Continue on the A421 for several miles, then take the exit for Wixams. Turn onto The Causeway and follow the local roads through the neighbourhood until you reach Willow Grove. Follow the road to your new home.





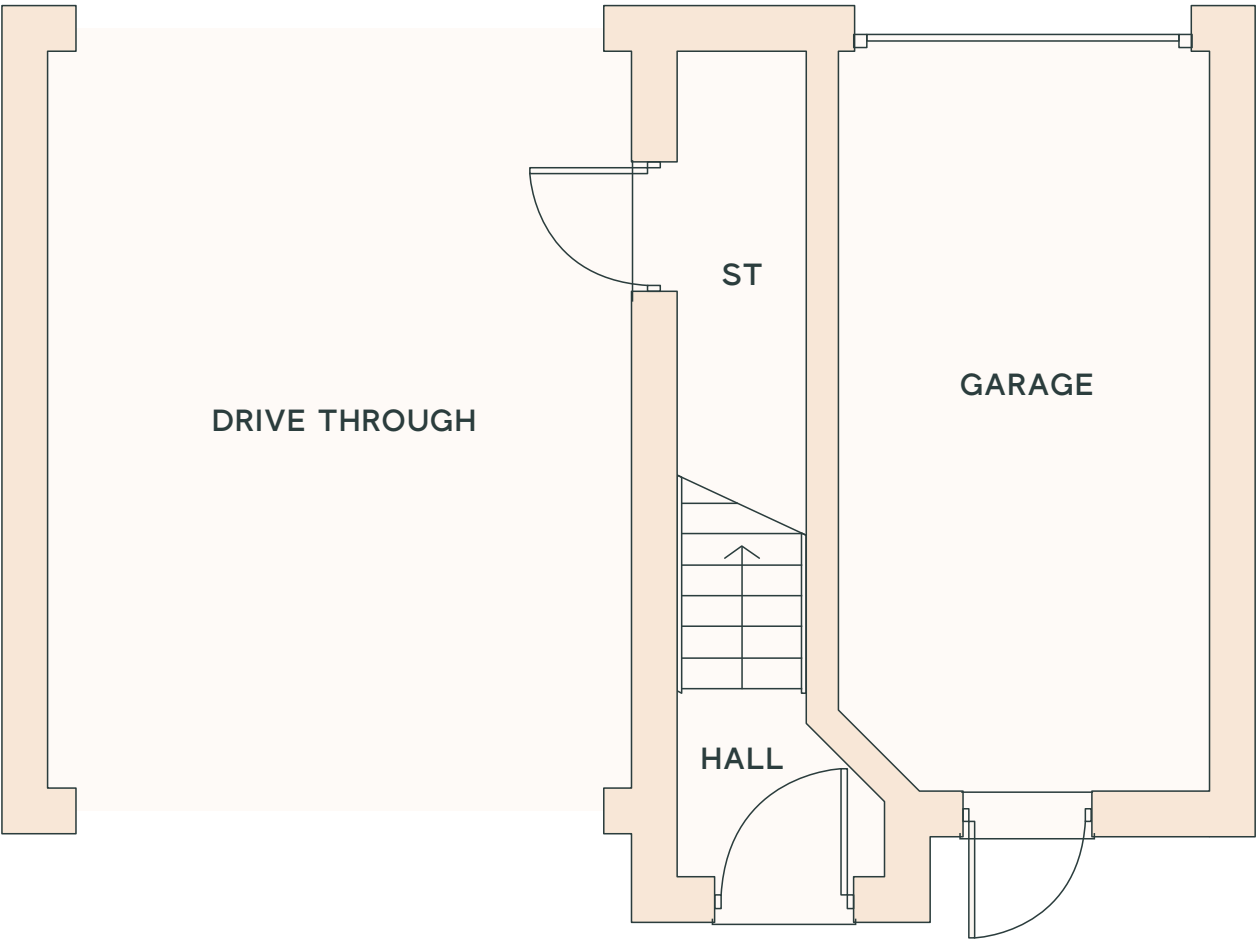
Calder

1 bedroom coach home

Plot 421

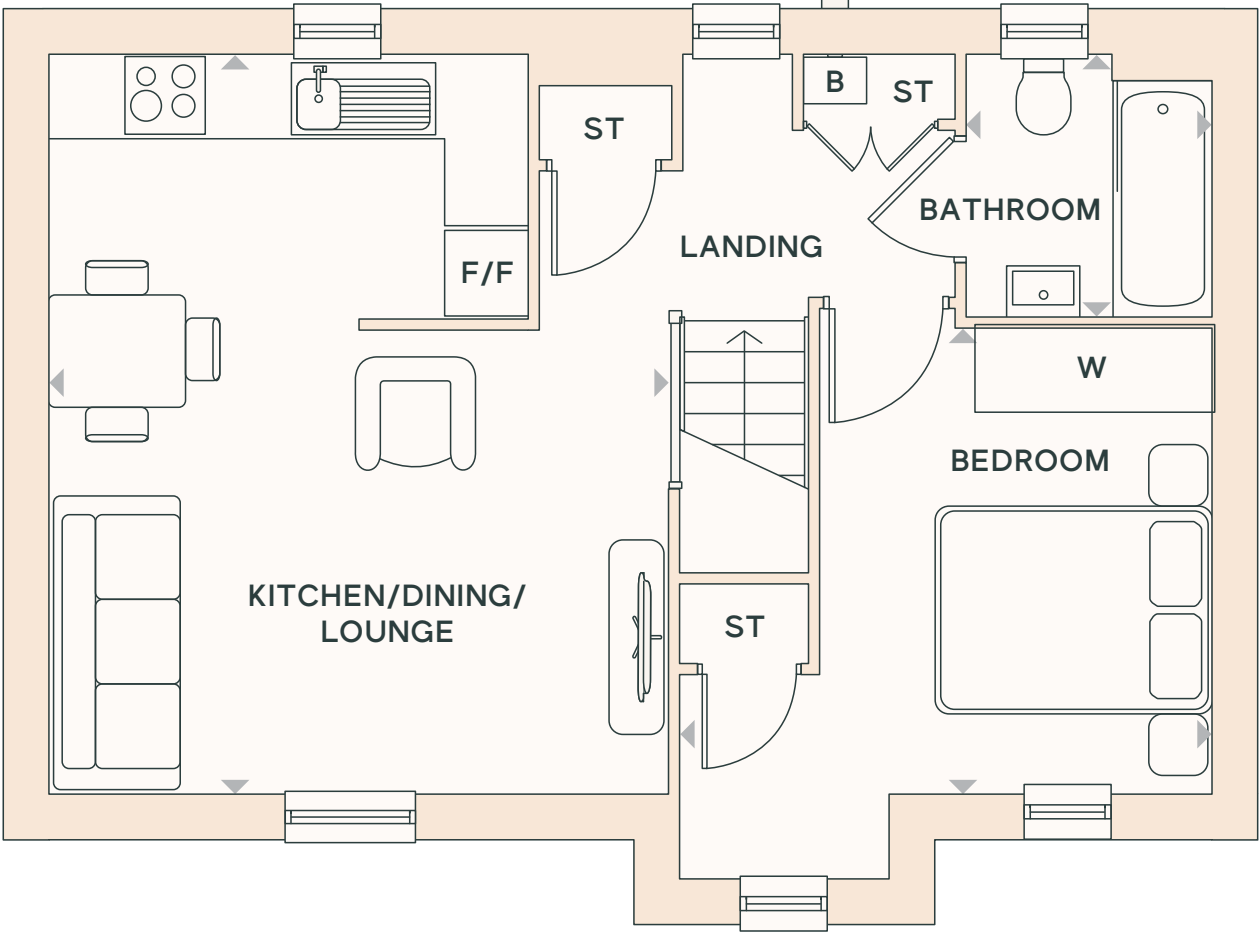
KEY

- B Boiler
- ◄► Dimension location
- ST Store
- W Wardrobe space



GROUND FLOOR

GARAGE
5.37m x 2.71m | 17'7" x 8'11"



FIRST FLOOR

KITCHEN/DINING/LOUNGE
5.36m x 4.51m | 17'7" x 14'10"

BEDROOM
3.86m x 3.35m | 12'8" x 10'12"

BATHROOM
1.95m x 1.80m | 6'5" x 5'11"

Image is indicative only. Floorplans shown are indicative only. The kitchen layout and furniture positions are for indicative purposes only. All dimensions indicated are approximate and should not be relied upon for carpet sizes or items of furniture. The developer reserves the right to make changes to these plans prior to exchange of contracts. For exact plot specification, details of external and internal finishes, dimensions and floorplan differences, please speak to a member of our Sales Team for more details.



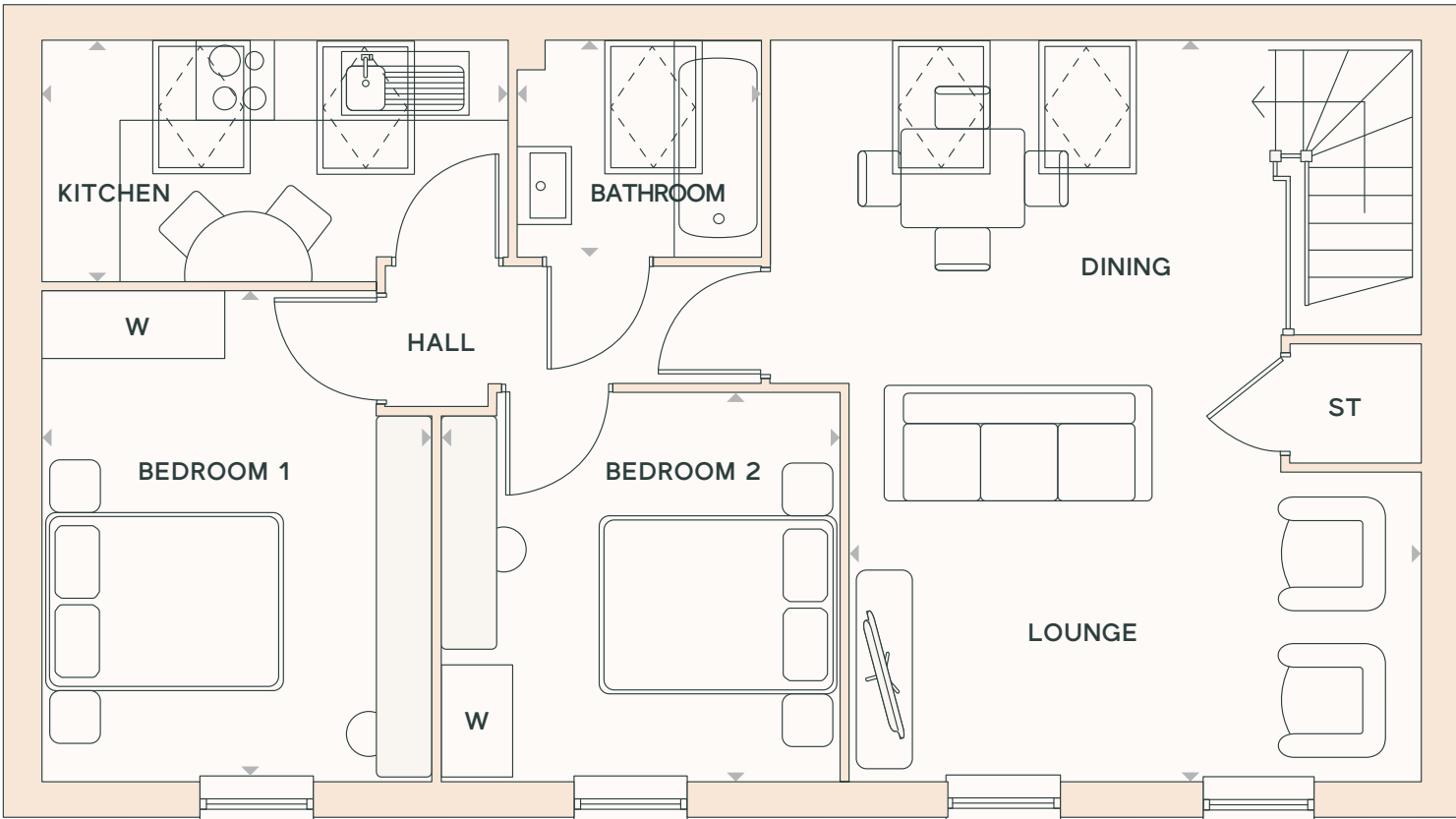
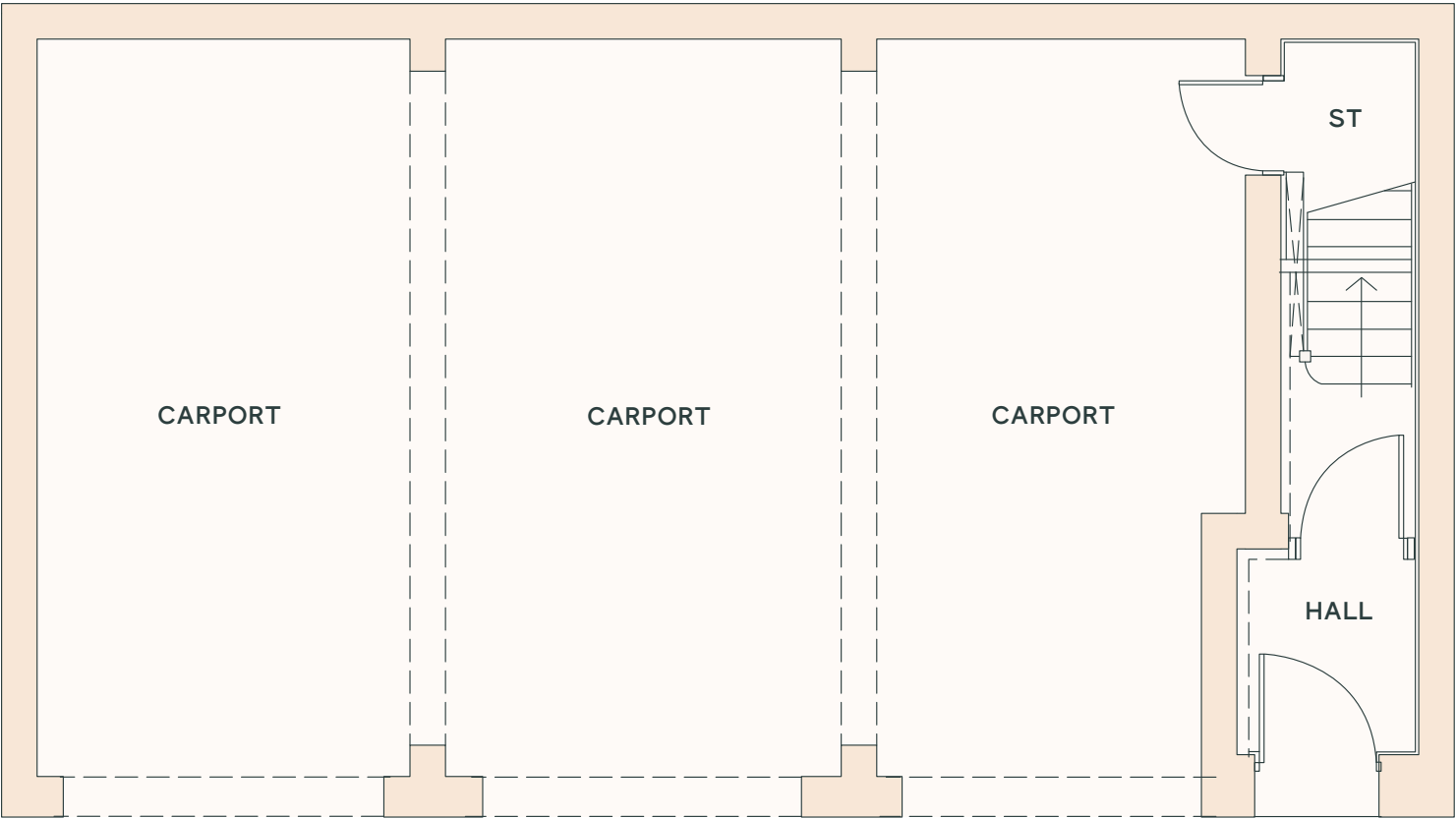
Stevenson

2 bedroom home

Plot 417

KEY

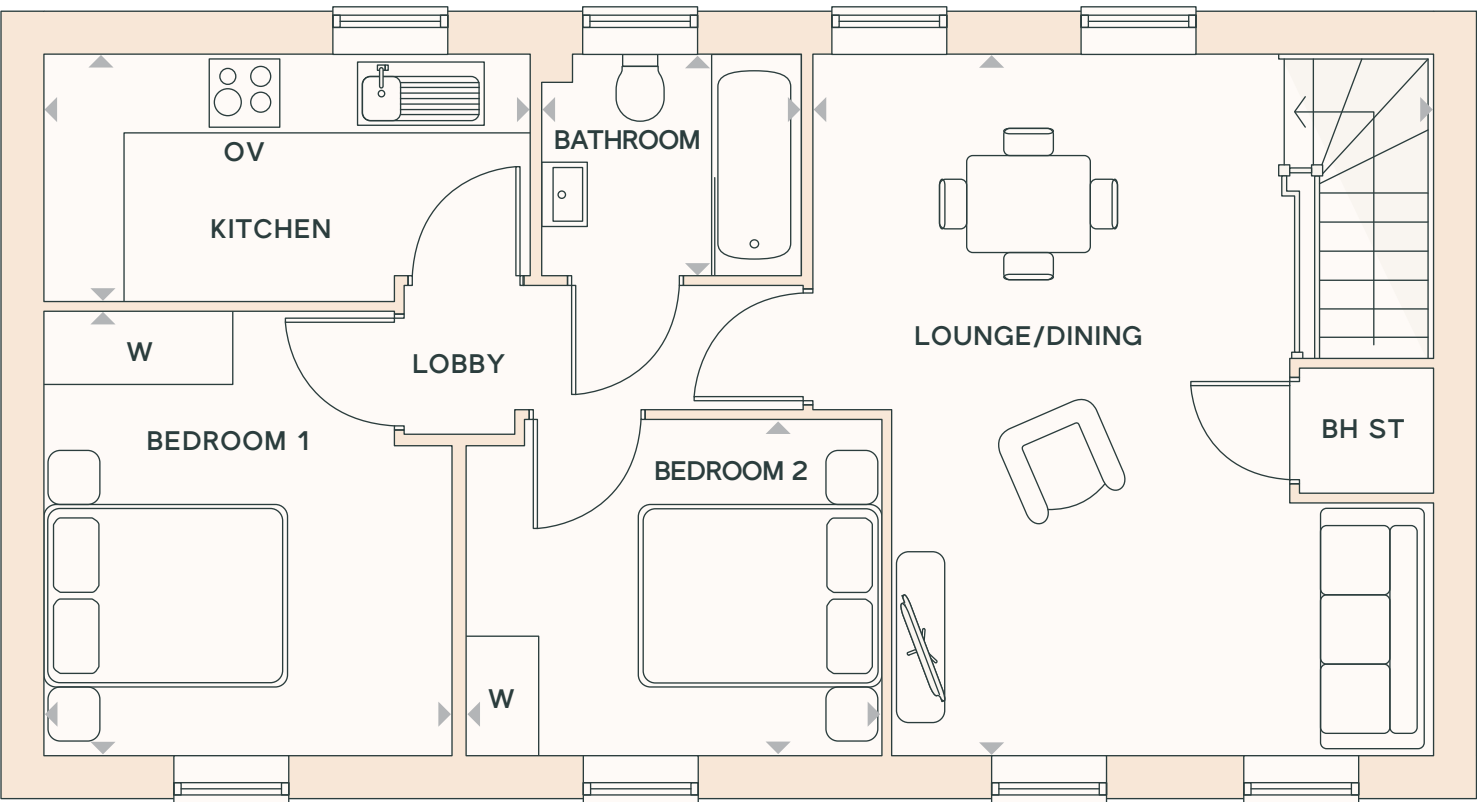
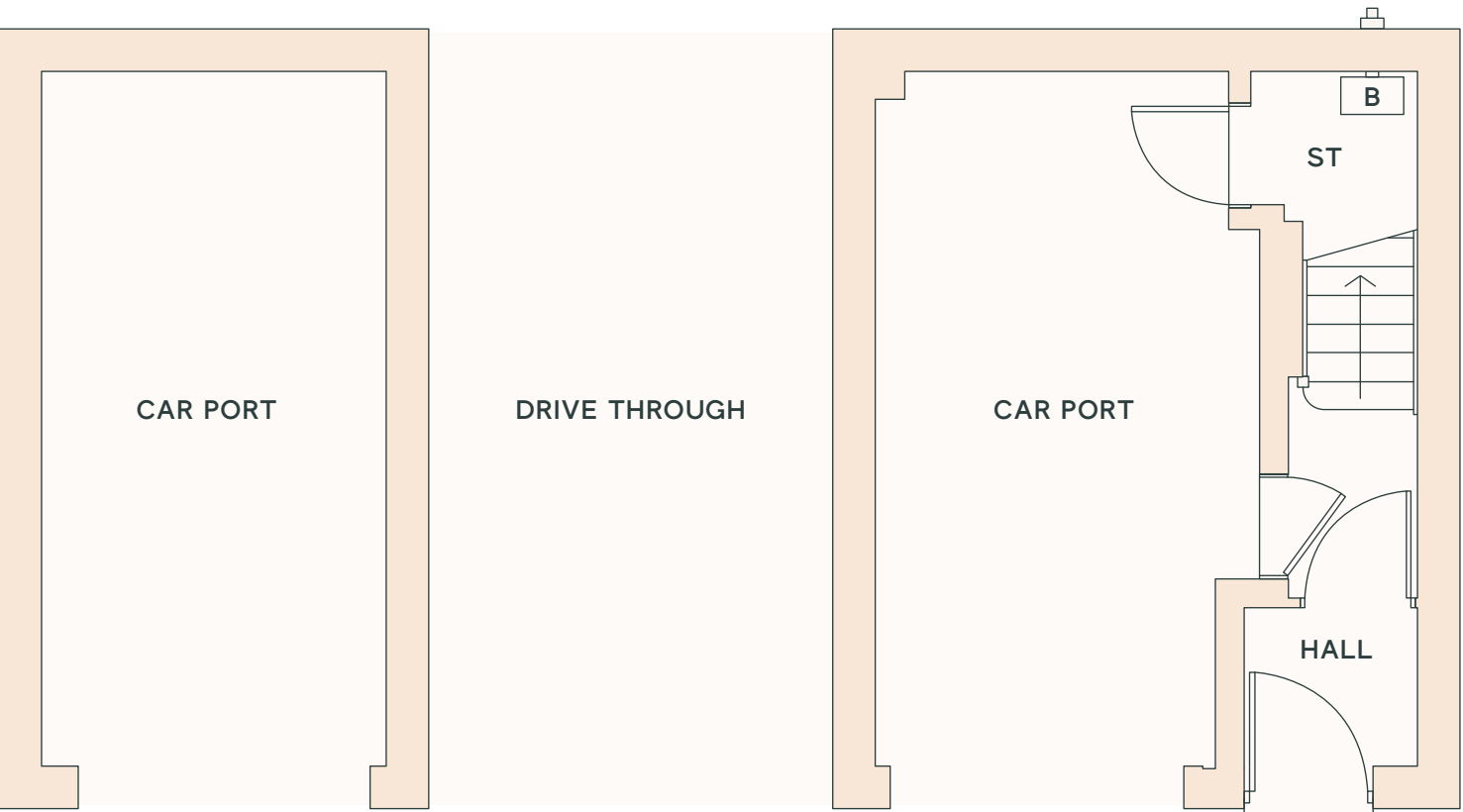
- B Boiler
- Dimension location
- Rooflight
- ST Store
- W Wardrobe space



FIRST FLOOR

- KITCHEN**
3.71m x 1.89m | 12'2" x 6'2"
- DINING/LOUNGE**
5.92m x 5.23m | 19'5" x 17'2"
- BEDROOM 1**
3.93m x 3.12m | 12'11" x 10'3"
- BEDROOM 2**
3.22m x 3.11m | 10'7" x 10'2"
- BATHROOM**
1.96m x 1.70m | 6'6" x 5'7"

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FIRST FLOOR

- KITCHEN**
3.71m x 1.90m | 12'2" x 6'3"
- LOUNGE/DINING**
5.38m x 4.76m | 17' 8" x 15'8"
- BEDROOM 1**
3.40m x 3.12m | 11'2" x 10'3"
- BEDROOM 2**
3.19m x 2.57m | 10'6" x 8'5"
- BATHROOM**
1.97m x 1.70m | 6'5" x 5'7"

Wincham

2 bedroom home

Plot 334

KEY

- B Boiler
- BH Bulk Head
- ◄► Dimension location
- OV Oven
- ST Store
- W Wardrobe space

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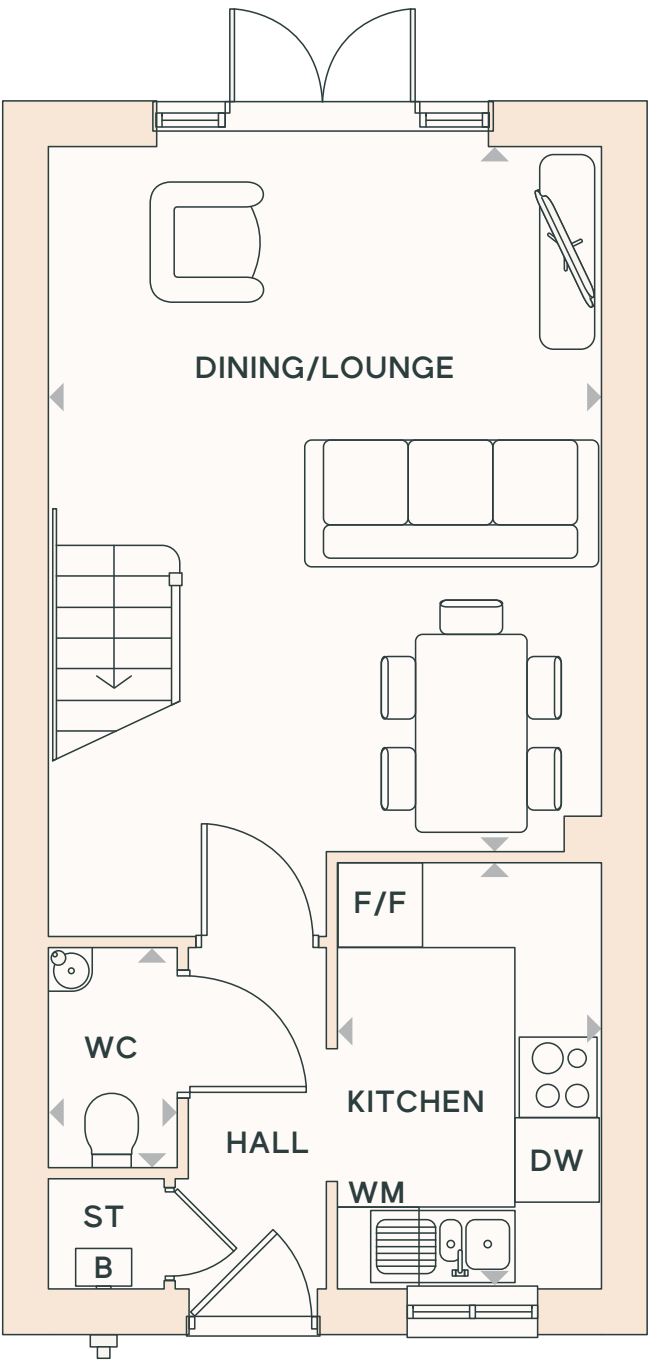
Richmond

2 bedroom home

Plots 321 & 322

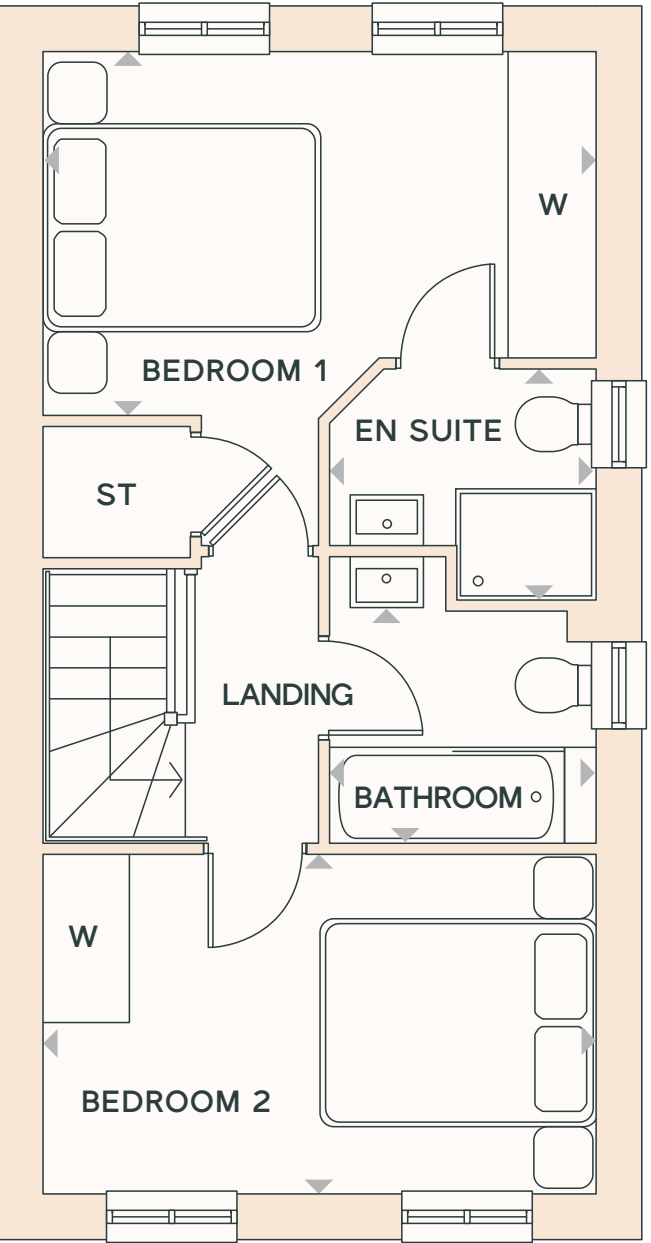
KEY

- B Boiler
- ◄► Dimension location
- DW Dish Washer
- F/F Fridge/Freezer
- ST Store
- W Wardrobe space
- WC Cloakroom
- WM Washing Machine



GROUND FLOOR

- KITCHEN**
3.10m x 1.91m | 10'2" x 6'3"
- LOUNGE/DINING**
5.71m x 3.99m | 18'9" x 13'1"
- WC**
1.60m x 0.90m | 5'3" x 2'11"



FIRST FLOOR

- BEDROOM 1**
3.99m x 2.63m | 13'1" x 8'8"
- EN SUITE**
1.94m x 1.69m | 6'4" x 5'6"
- BEDROOM 2**
3.99m x 2.48m | 13'1" x 8'2"
- BATHROOM**
1.93m x 1.68m | 6'4" x 5'6"

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WILLOW GROVE



Archford

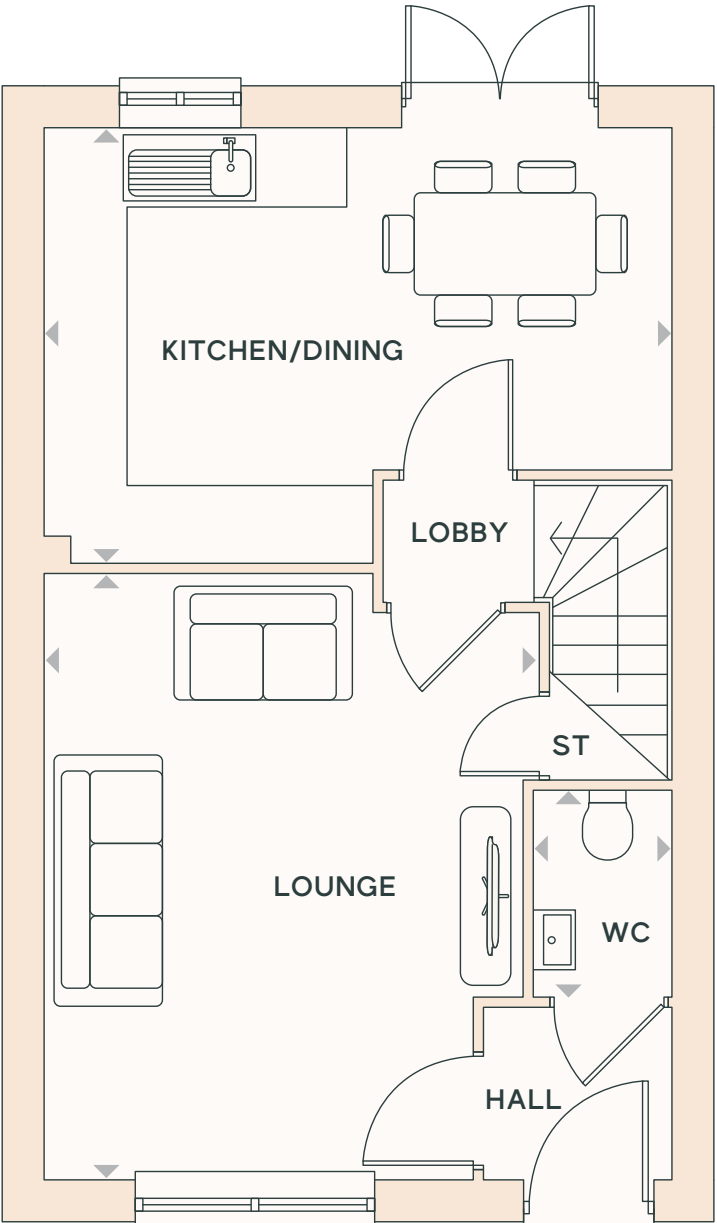
3 bedroom home

Plots 409, 410, 418 & 419

KEY

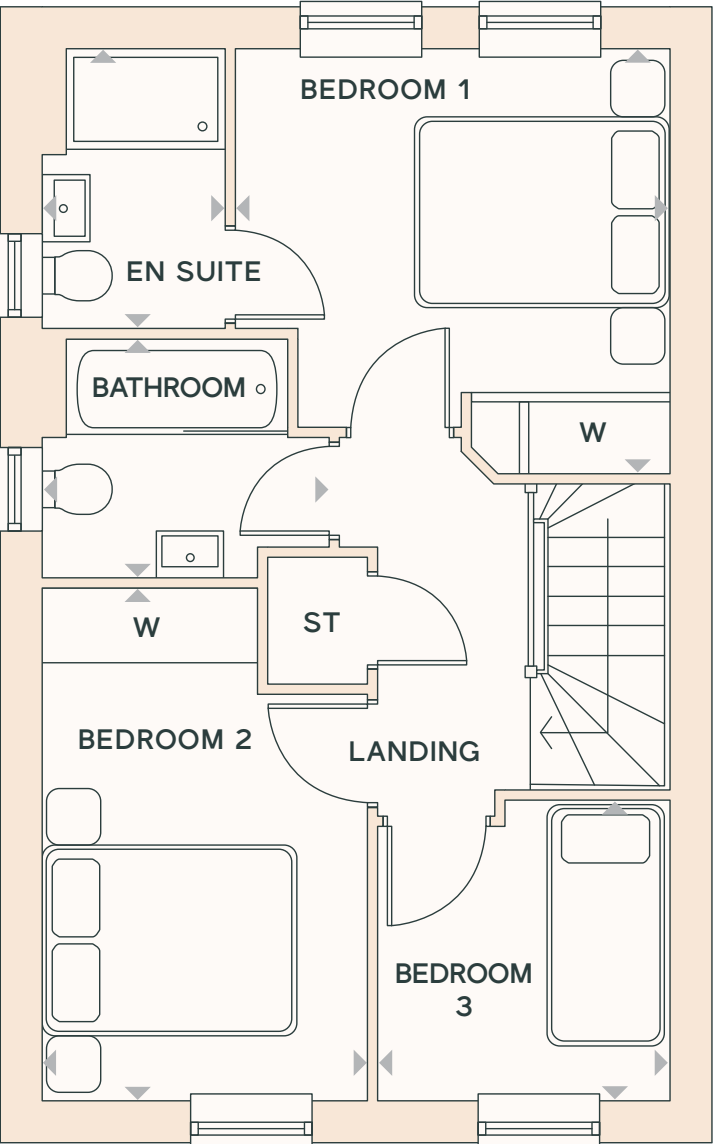
- ◀▶ Dimension location
- ST Store
- W Wardrobe space
- WC Cloakroom

MENU



GROUND FLOOR

- KITCHEN/DINING**
4.74m x 3.32m | 15'7" x 10'11"
- LOUNGE**
4.62m x 3.75m | 15'2"x 12'3"
- UTILITY**
1.59m x 0.92m | 5'2" x 3'0"



FIRST FLOOR

- BEDROOM 1**
3.28m x 3.25m | 10'9" x 10'8"
- EN SUITE**
2.13m x 1.40m | 6'12" x 4'7"
- BEDROOM 2**
3.90m x 2.47m | 12'10" x 8'1"
- BEDROOM 3**
2.30m x 2.19m | 7'7" x 7'2"
- BATHROOM**
2.19m x 1.84m | 7'2" x 6'0"

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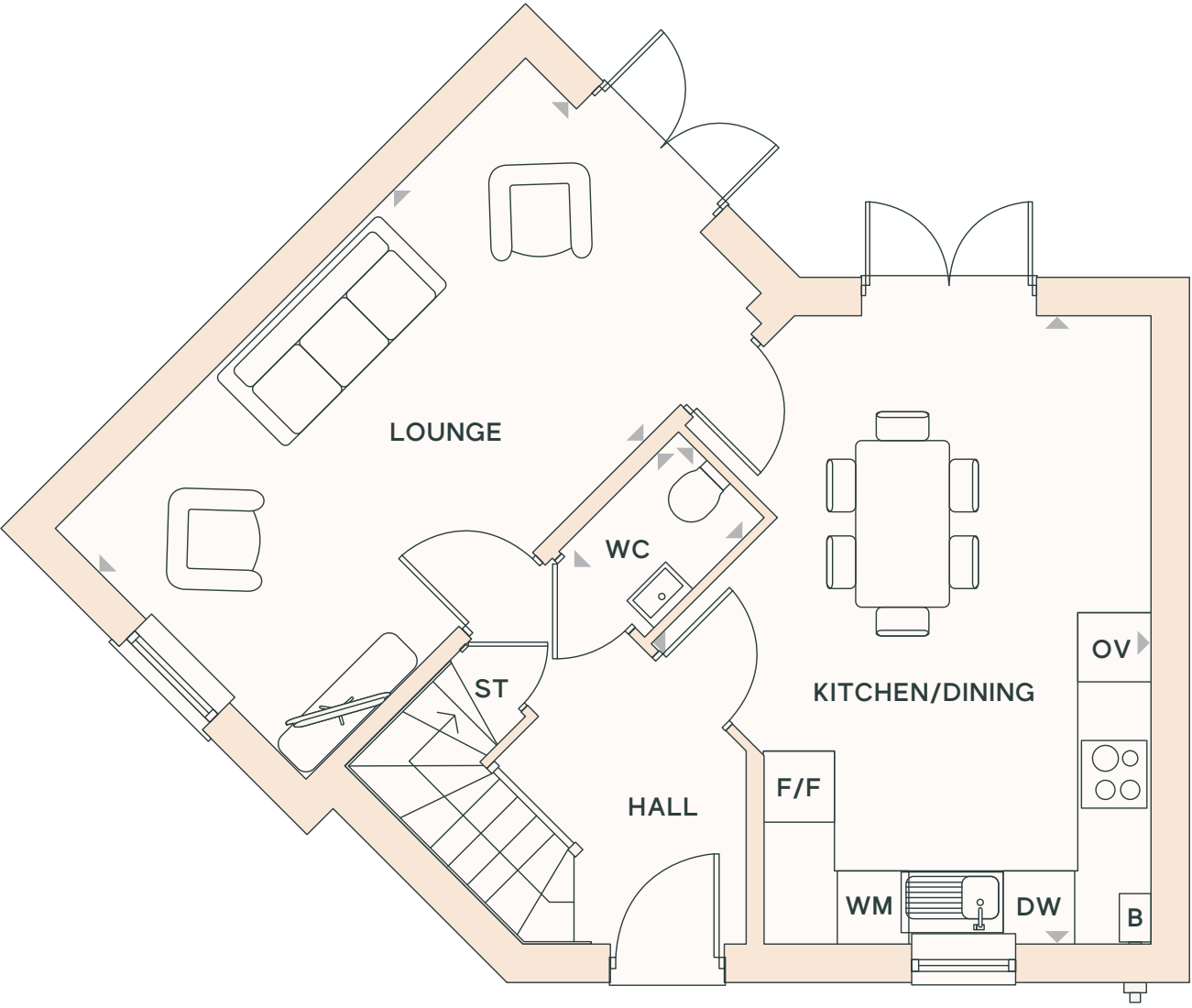
Fairway

3 bedroom home

Plots 407 & 408

KEY

- B Boiler
- ◄► Dimension location
- DW Dish Washer
- F/F Fridge/Freezer
- OV Oven
- ST Store
- W Wardrobe space
- WC Cloakroom
- WM Washing Machine



GROUND FLOOR

KITCHEN/DINING

5.39m x 4.28m | 17'8" x 14'0"

LOUNGE

5.73m x 3.05m | 18'9" x 10'0"

WC

1.44m x 1.03m | 4'9" x 3'4"



FIRST FLOOR

BEDROOM 1

3.60m x 3.11m | 11'10" x 10'2"

EN SUITE

2.16m x 1.65m | 7'1" x 5'5"

BEDROOM 2

3.41m x 3.17m | 11'2" x 10'5"

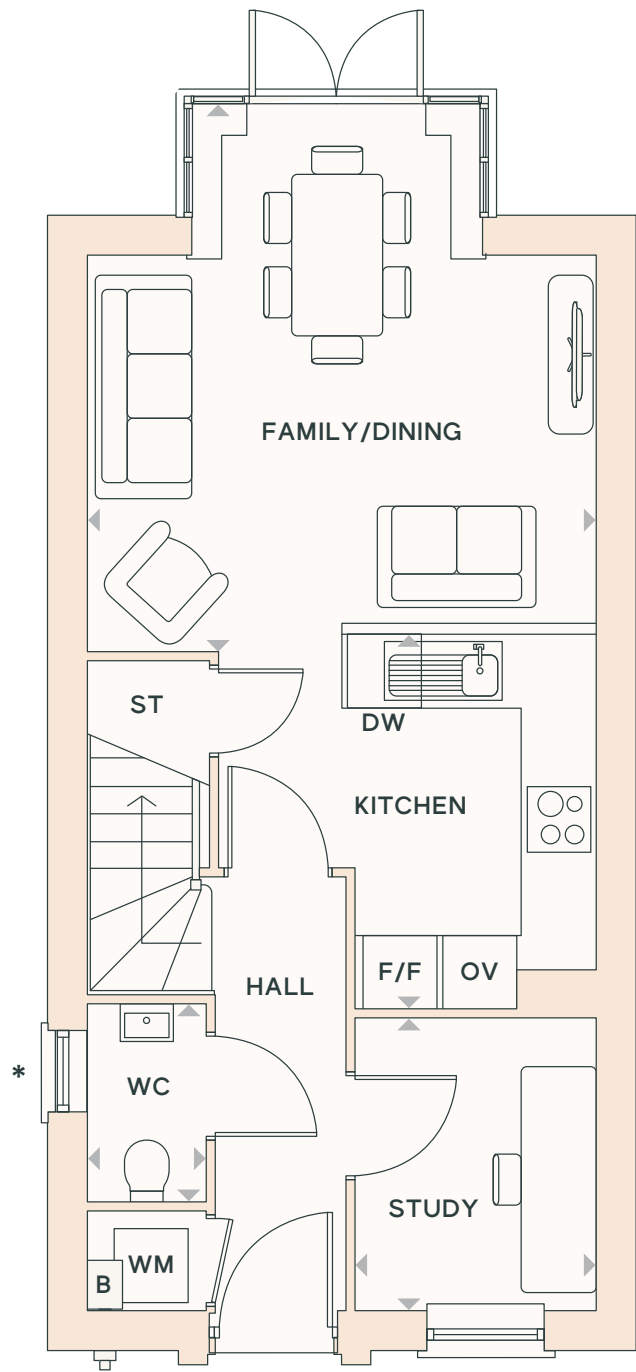
BEDROOM 3

3.54m x 2.14m | 11'7" x 7'0"

BATHROOM

2.52m x 1.70m | 8'3" x 5'7"

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GROUND FLOOR

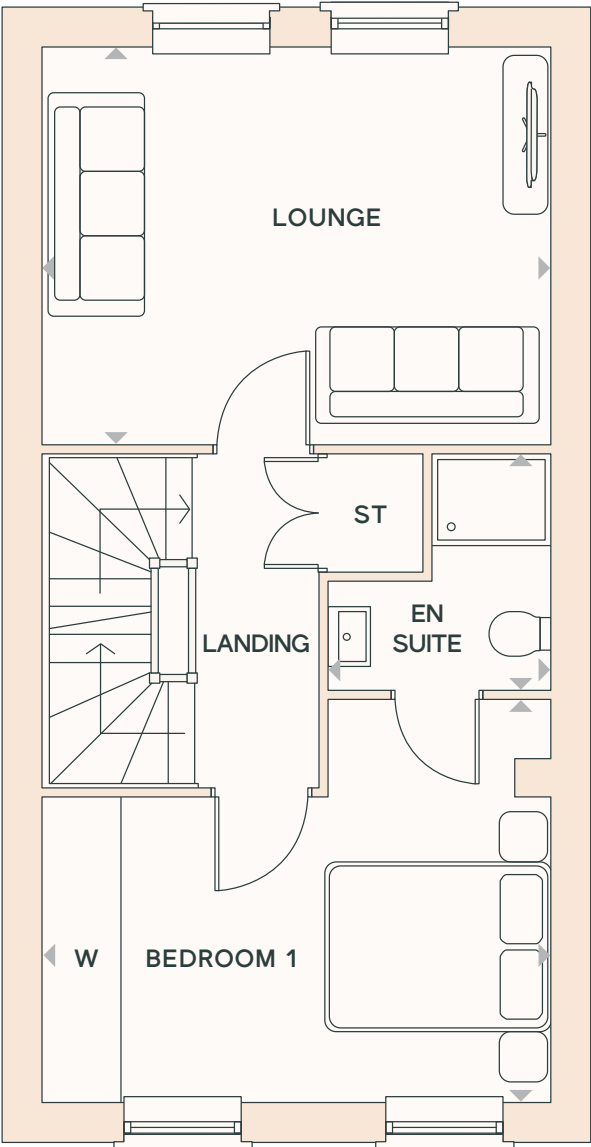
- KITCHEN**

3.07m x 3.07m | 10'1" x 10'1"
- FAMILY/DINING**

4.51m x 4.16m | 14'10" x 13'8"
- STUDY**

2.39m x 1.96m | 7'10" x 6'5"
- WC**

1.61m x 0.96m | 5'4" x 3'2"



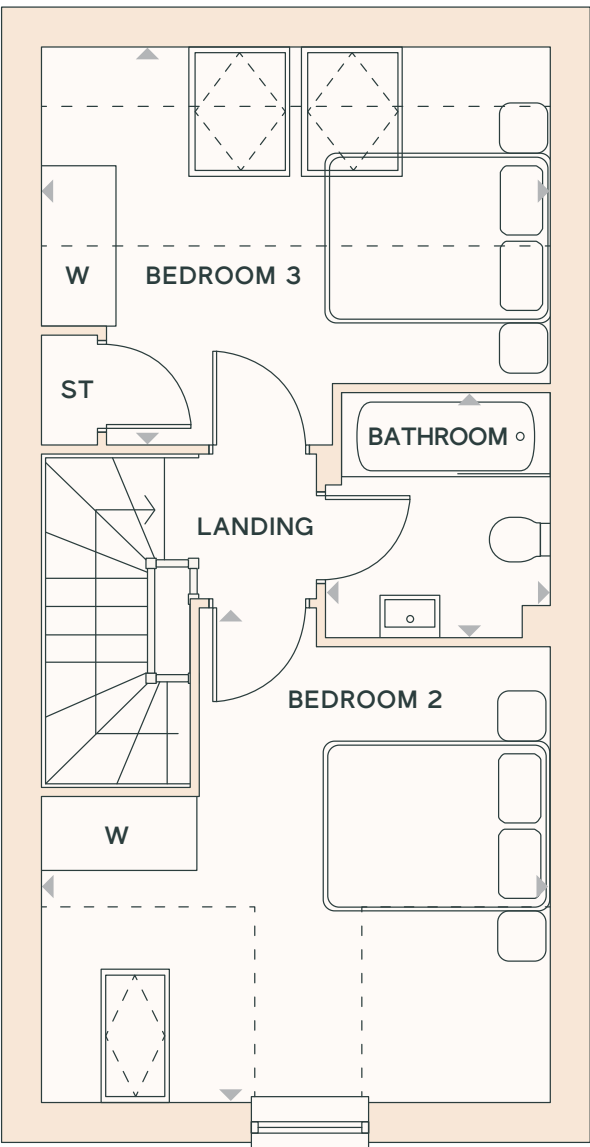
FIRST FLOOR

- LOUNGE**

4.17m x 3.25m | 13'8" x 10'8"
- BEDROOM 1**

4.17m x 3.32m | 13'8" x 10'11"
- EN SUITE**

1.93m x 1.85m | 6'4" x 6'1"



SECOND FLOOR

- BEDROOM 2**

4.17m x 4.05m | 13'8" x 13'4"
- BEDROOM 3**

4.17m x 3.25m | 13'8" x 10'8"
- BATHROOM**

2.00m x 1.83m | 6'7" x 5'12"

Greenwood

3 bedroom home

Plots 397-401 & 425-430

KEY

- B

Boiler
- ◀▶

Dimension location
- DW

Dish Washer
- F/F

Fridge/Freezer
- OV

Oven
- Restricted headroom
- ◻

Rooflight
- ST

Store
- W

Wardrobe space
- WC

Cloakroom
- WM

Washing Machine

*Plot specific window. Image is indicative only. Floorplans shown are indicative only. The kitchen layout and furniture positions are for indicative purposes only. All dimensions indicated are approximate and should not be relied upon for carpet sizes or items of furniture. The developer reserves the right to make changes to these plans prior to exchange of contracts. For exact plot specification, details of external and internal finishes, dimensions and floorplan differences, please speak to a member of our Sales Team for more details.

WILLOW GROVE

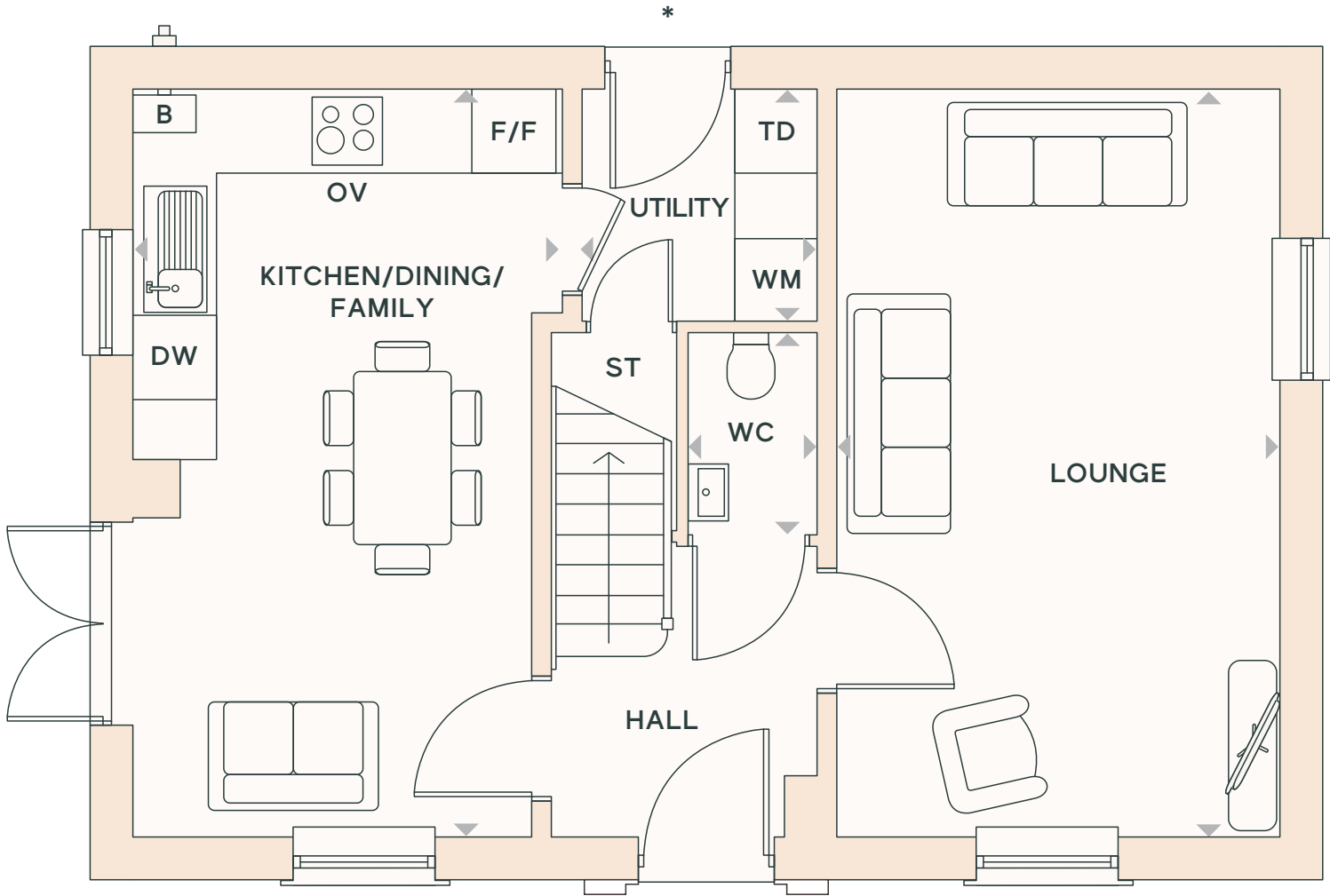


Hadley
3 bedroom home

Plot 406

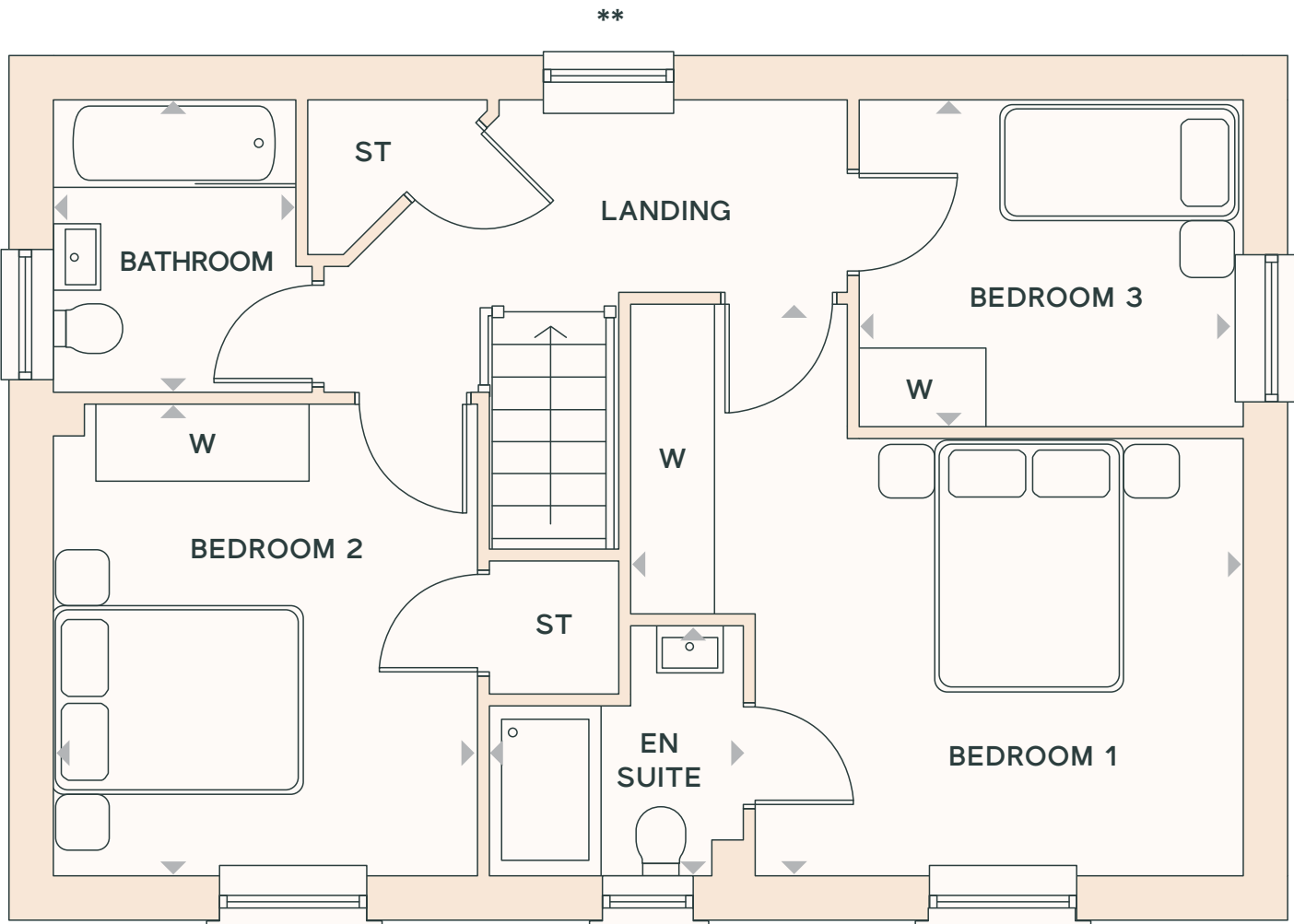
KEY

- B Boiler
- ◄► Dimension location
- DW Dish Washer
- F/F Fridge/Freezer
- OV Oven
- ST Store
- TD Tumble Dryer
- W Wardrobe space
- WC Cloakroom
- WM Washing Machine



GROUND FLOOR

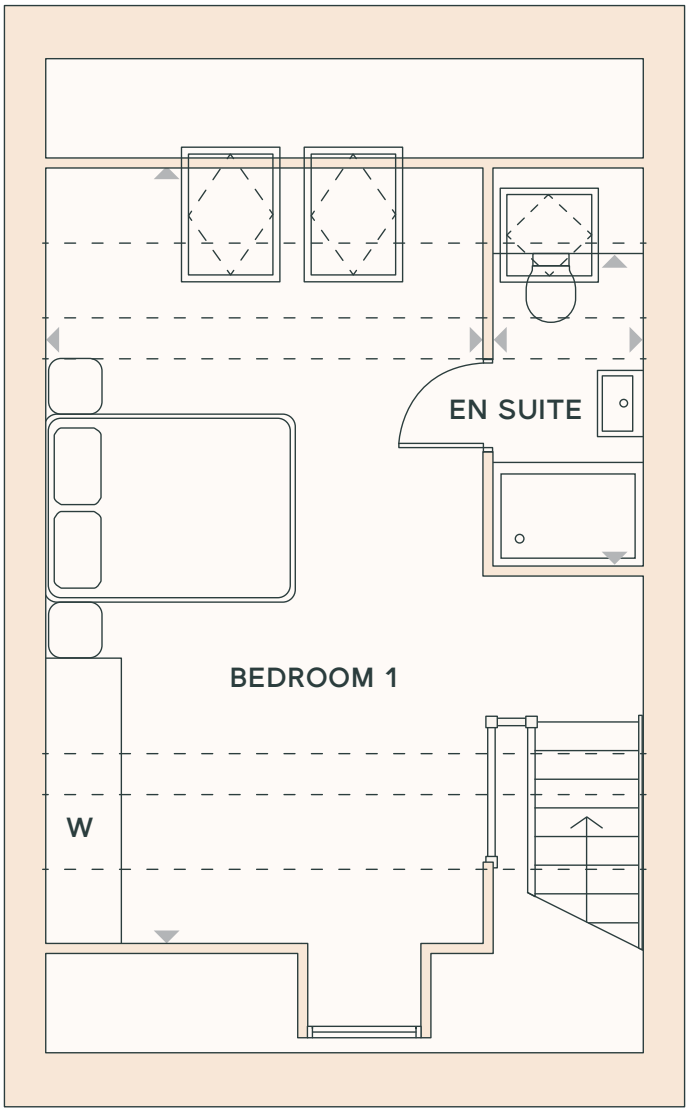
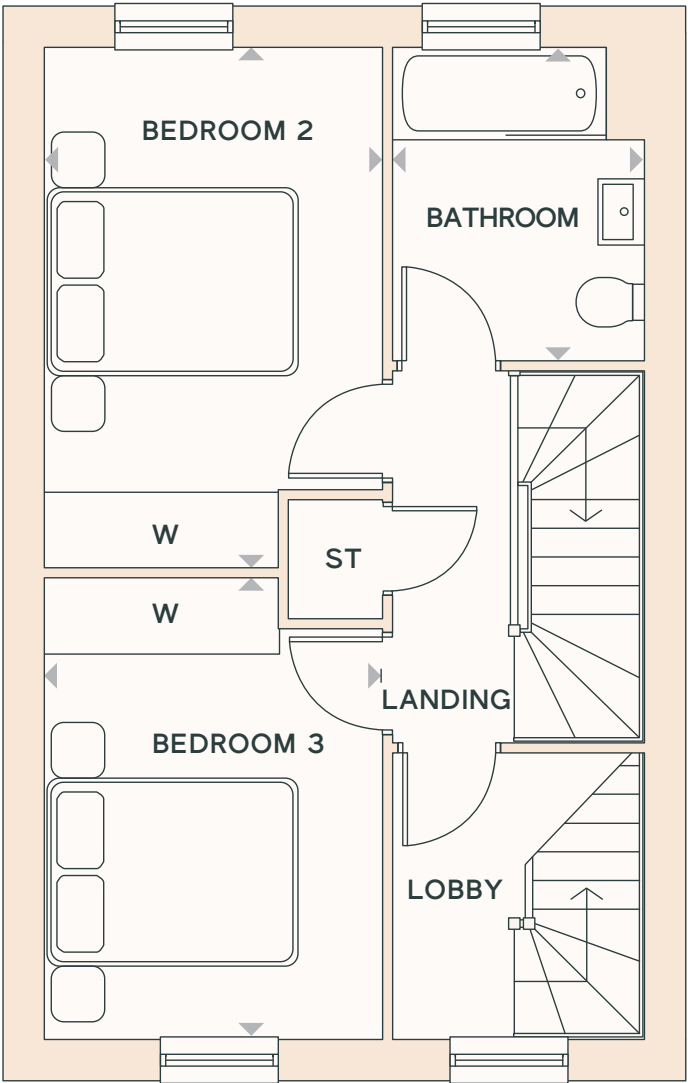
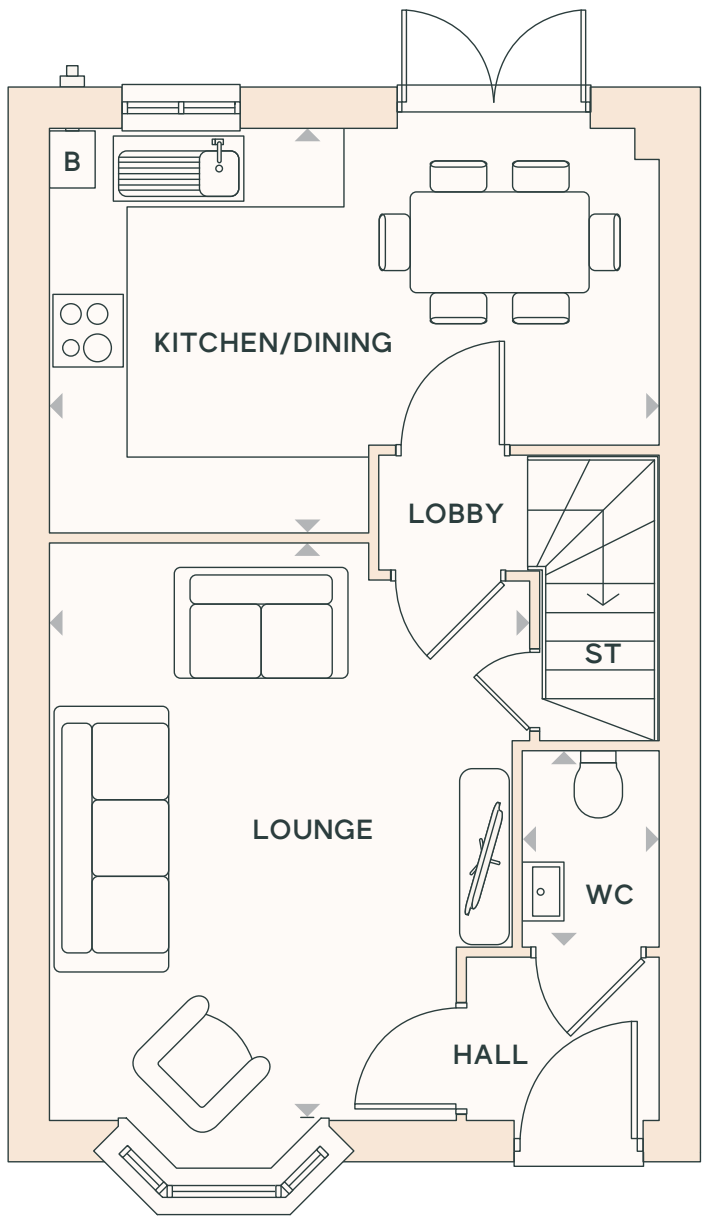
- KITCHEN/DINING/FAMILY
5.46m x 3.13m | 17'11" x 10'3"
- LOUNGE
5.46m x 3.24m | 17'11" x 10'8"
- UTILITY
1.73m x 1.69m | 5'8" x 5'6"
- WC
1.48m x 0.93m | 4'10" x 3'2"



FIRST FLOOR

- BEDROOM 1
4.32m x 4.06m | 14'2" x 13'4"
- EN SUITE
1.81m x 1.75m | 5'11" x 5'9"
- BEDROOM 2
3.34m x 2.98m | 10'12" x 9'9"
- BEDROOM 3
2.71m x 2.27m | 8'11" x 7'5"
- BATHROOM
2.03m x 1.70m | 6'8" x 5'7"

*No door to plots 108, 192, 204, 275 & 290. **No window to plots 108, 192 & 204. Image is indicative only. Floorplans shown are indicative only. The kitchen layout and furniture positions are for indicative purposes only. All dimensions indicated are approximate and should not be relied upon for carpet sizes or items of furniture. The developer reserves the right to make changes to these plans prior to exchange of contracts. For exact plot specification, details of external and internal finishes, dimensions and floorplan differences, please speak to a member of our Sales Team for more details.



GROUND FLOOR

FIRST FLOOR

SECOND FLOOR

- KITCHEN/DINING**
4.78m x 3.23m | 15'8" x 10'7"
- LOUNGE**
4.64m x 3.77m | 15'3" x 12'4"
- WC**
1.58m x 1.09m | 5'2" x 3'7"

- BEDROOM 2**
4.18m x 2.69m | 13'9" x 8'10"
- BEDROOM 3**
3.69m x 2.69m | 12'1" x 8'10"
- BATHROOM**
2.53m x 2.02m | 8'4" x 6'8"

- BEDROOM 1**
6.19m x 3.49m | 20'4" x 11'5"
- EN SUITE**
3.19m x 1.22m | 10'6" x 4'0"

Kennett
3 bedroom home

Plots 402, 403, 422-424 & 431-434

- KEY
- B Boiler
 - ◄► Dimension location
 - Restricted headroom
 - ◻ Rooflight
 - ST Store
 - W Wardrobe space
 - WC Cloakroom

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WILLOW GROVE



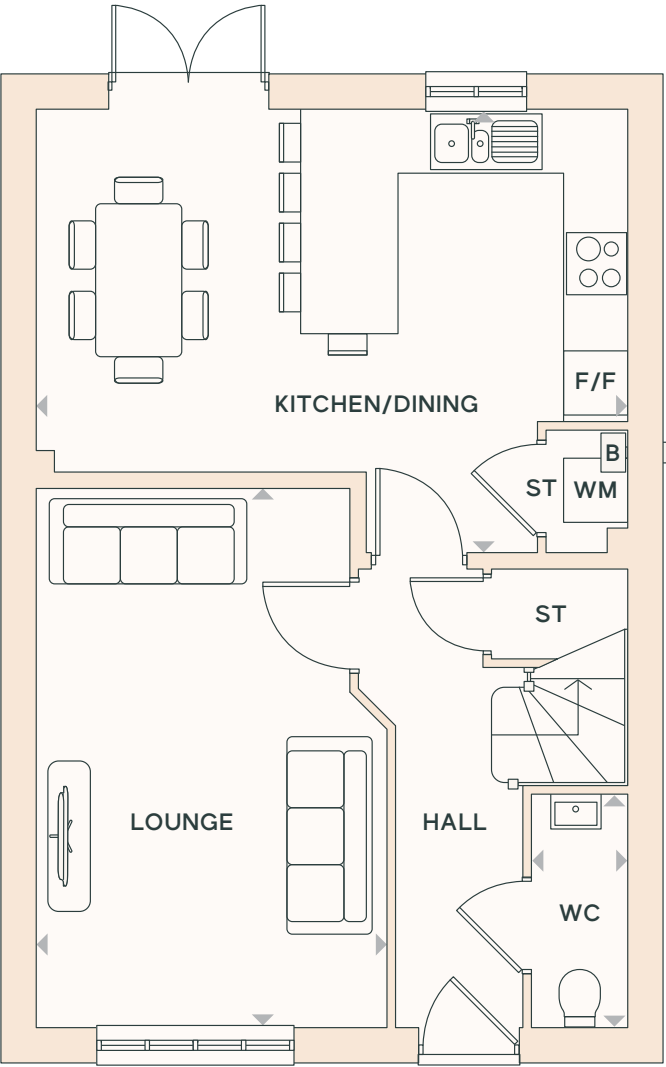
Chester

3 bedroom home

Plots 272, 273, 328 & 332

KEY

- B Boiler
- ◄► Dimension location
- F/F Fridge/Freezer
- ST Store
- W Wardrobe space
- WC Cloakroom
- WM Washing Machine



GROUND FLOOR

KITCHEN/DINING

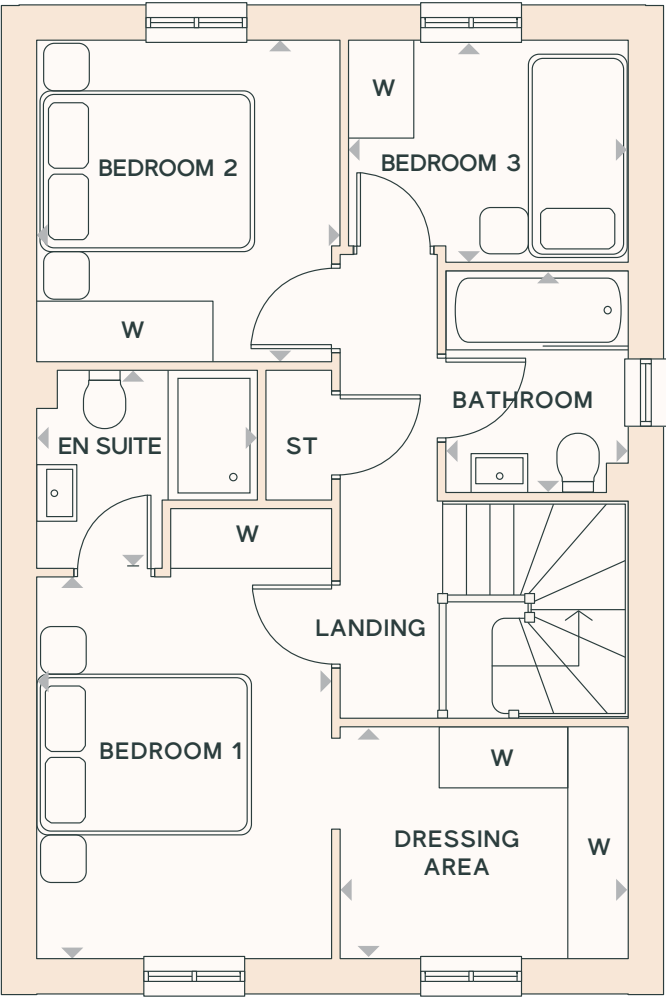
5.57m x 3.43m | 18'3" x 11'3"

LOUNGE

5.07m x 3.30m | 16'8" x 10'10"

WC

2.24m x 0.93m | 7'4" x 3'1"



FIRST FLOOR

BEDROOM 1

3.61m x 2.78m | 11'10" x 9'1"

EN SUITE

2.10m x 1.86m | 6'11" x 6'1"

DRESSING AREA

2.72m x 2.22m | 8'11" x 7'3"

BEDROOM 2

3.02m x 2.86m | 9'11" x 9'5"

BEDROOM 3

2.64m x 2.09m | 8'8" x 6'10"

BATHROOM

2.07m x 1.73m | 6'9" x 5'8"

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WILLOW GROVE



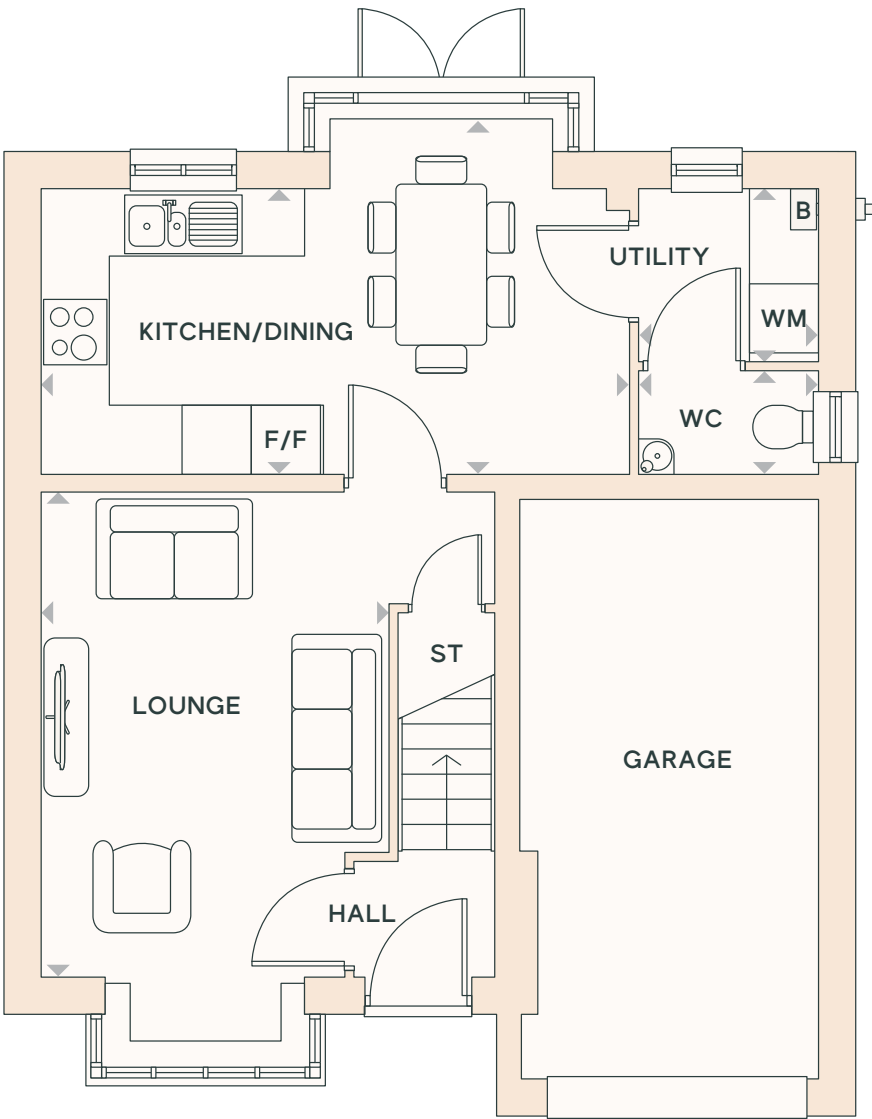
Derwent

3 bedroom home

Plots 287-289

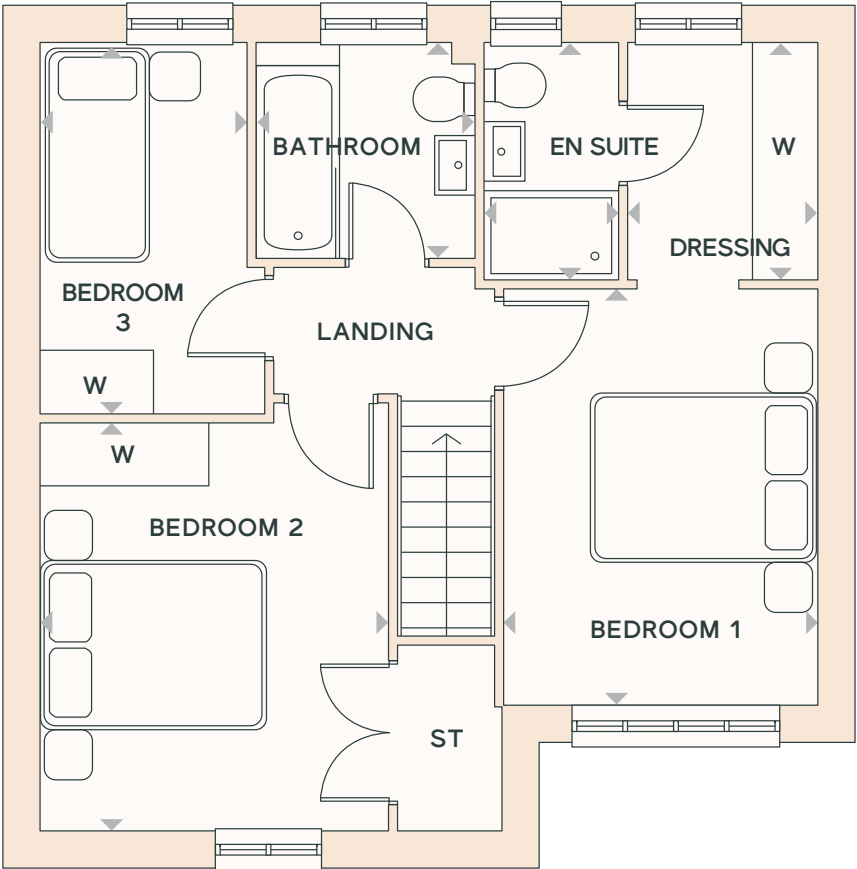
KEY

- B Boiler
- ◄► Dimension location
- F/F Fridge/Freezer
- ST Store
- W Wardrobe space
- WC Cloakroom
- WM Washing Machine



GROUND FLOOR

- KITCHEN/DINING**
5.23m x 2.57m | 17'2" x 8'5"
- LOUNGE**
4.36m x 2.69m | 14'4" x 8'10"
- UTILITY**
1.62m x 1.57m | 5'4" x 5'2"
- WC**
1.62m x 0.98m | 5'4" x 3'3"



FIRST FLOOR

- BEDROOM 1**
3.69m x 2.80m | 12'1" x 9'2"
- EN SUITE**
2.15m x 1.22m | 7'1" x 3'12"
- DRESSING AREA**
2.15m x 1.97m | 7'1" x 6'6"
- BEDROOM 2**
3.64m x 3.11m | 11'11" x 10'2"
- BEDROOM 3**
3.32m x 1.86m | 10'11" x 6'1"
- BATHROOM**
2.07m x 1.73m | 6'9" x 5'8"

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WILLOW GROVE



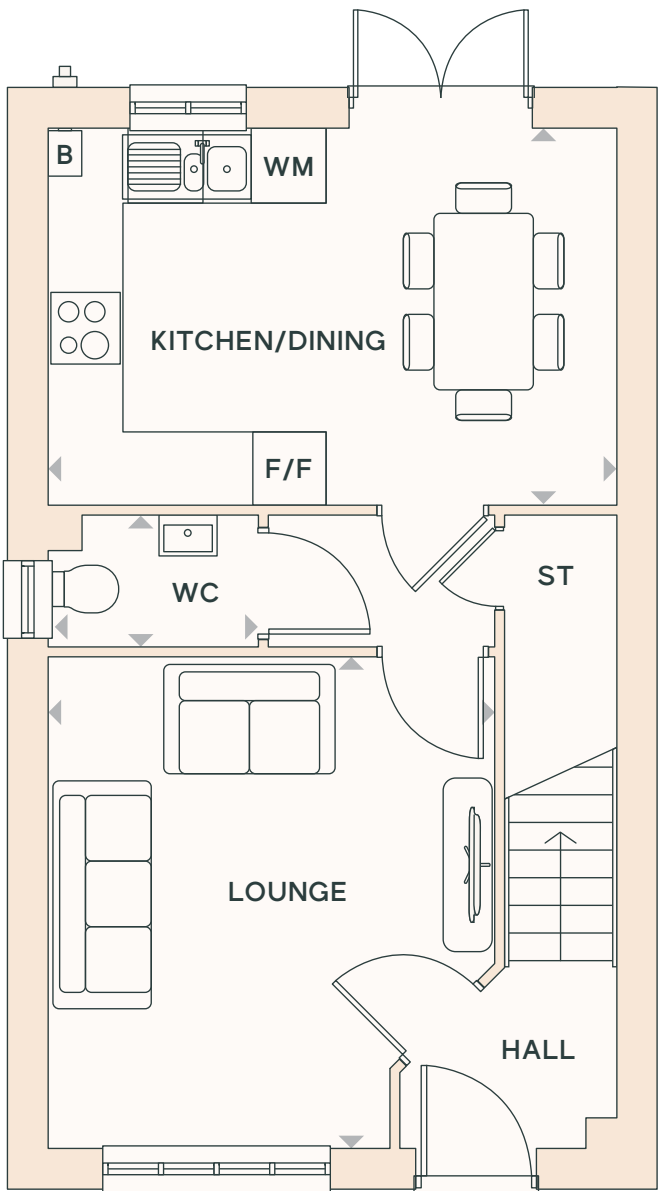
Ellerton

3 bedroom home

Plots 290-295 & 336

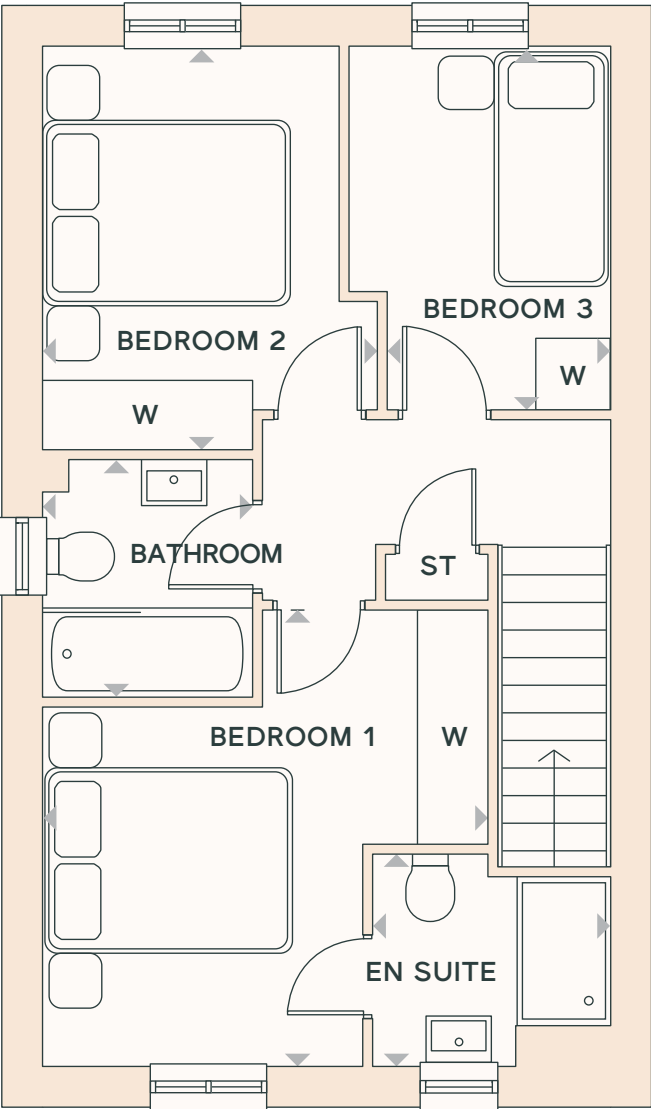
KEY

- B Boiler
- ◄► Dimension location
- F/F Fridge/Freezer
- ST Store
- W Wardrobe space
- WC Cloakroom
- WM Washing Machine



GROUND FLOOR

- KITCHEN/DINING**
4.64m x 3.08m | 15'3" x 10'1"
- LOUNGE**
4.00m x 3.64m | 13'1" x 11'11"
- WC**
1.74m x 1.07m | 5'9" x 3'6"



FIRST FLOOR

- BEDROOM 1**
3.64m x 2.94m | 11'11" x 9'8"
- EN SUITE**
1.95m x 1.57m | 6'5" x 5'2"
- BEDROOM 2**
3.28m x 2.43m | 10'9" x 7'12"
- BEDROOM 3**
2.96m x 2.14m | 9'9" x 7'0"
- BATHROOM**
1.94m x 1.74m | 6'4" x 5'9"

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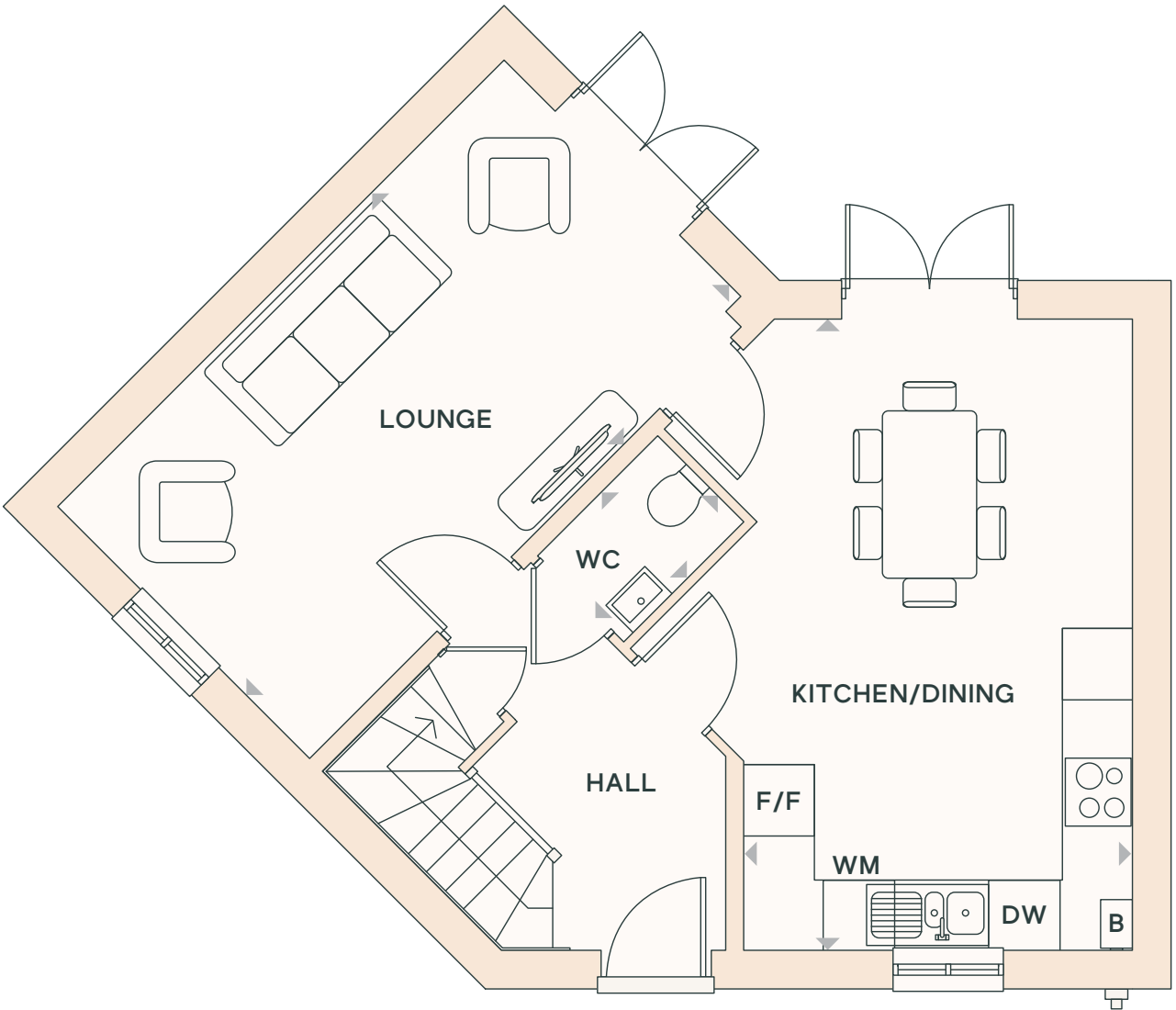
Lutterworth

3 bedroom home

Plots 337 & 338

KEY

- B Boiler
- ◄► Dimension location
- DW Dish Washer
- F/F Fridge/Freezer
- ST Store
- W Wardrobe space
- WC Cloakroom
- WM Washing Machine



GROUND FLOOR

KITCHEN/DINING

5.43m x 3.36m | 17'10" x 11'0"

LOUNGE

5.43m x 3.09m | 17'10" x 10'2"



FIRST FLOOR

BEDROOM 1

3.17m x 3.15m | 10'5" x 10'4"

EN SUITE

1.69m x 2.20m | 5'6" x 7'2"

BEDROOM 2

3.20m x 2.89m | 10'6" x 9'6"

BEDROOM 3

3.57m x 2.17m | 11'9" x 7'1"

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WILLOW GROVE



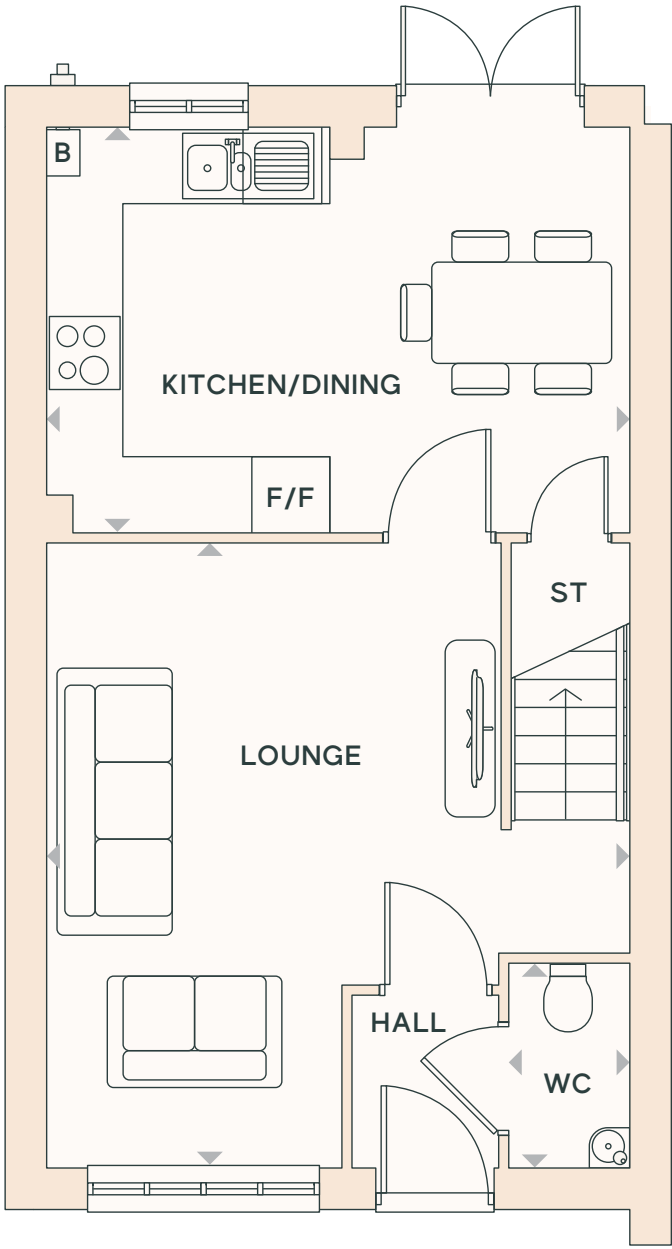
Maidstone

3 bedroom home

Plots 319, 320, 330 & 331

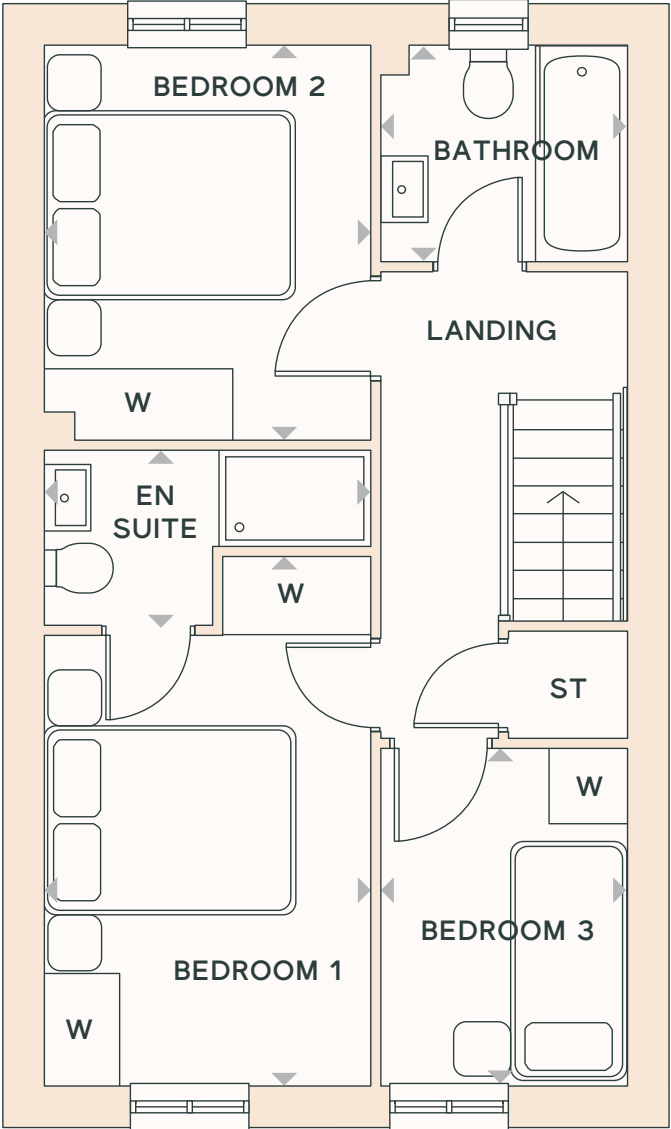
KEY

- B Boiler
- ◄► Dimension location
- F/F Fridge/Freezer
- ST Store
- W Wardrobe space
- WC Cloakroom



GROUND FLOOR

- KITCHEN/DINING
4.64m x 3.24m | 15'3" x 10'8"
- LOUNGE
4.99m x 4.64m | 16'4" x 15'3"
- WC
1.65m x 0.97m | 5'5" x 3'2"



FIRST FLOOR

- BEDROOM 1
3.62m x 2.63m | 11'11" x 8'8"
- EN SUITE
2.63m x 1.39m | 8'8" x 4'7"
- BEDROOM 2
3.15m x 2.63m | 10'4" x 8'8"
- BEDROOM 3
2.71m x 1.95m | 8'11" x 6'5"
- BATHROOM
1.95m x 1.74m | 6'5" x 5'9"

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WILLOW GROVE



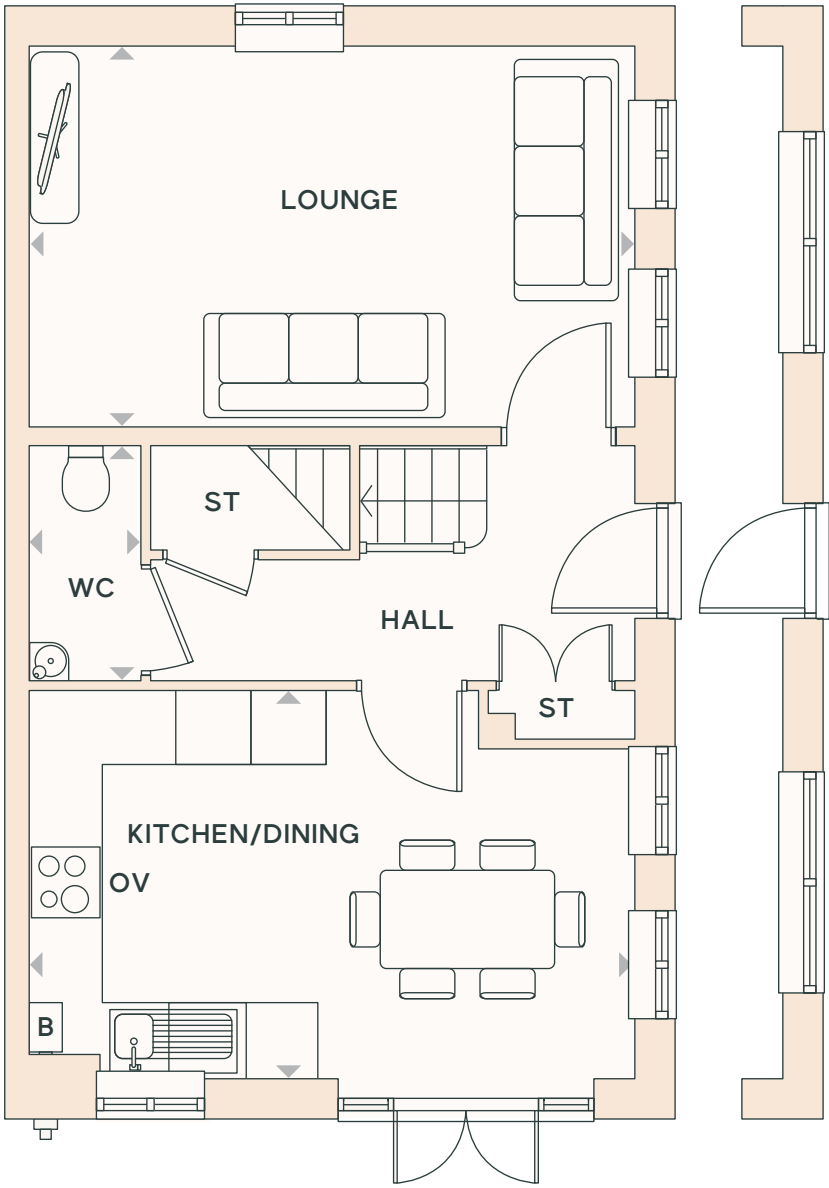
Ennerdale

3 bedroom home

Plot 335

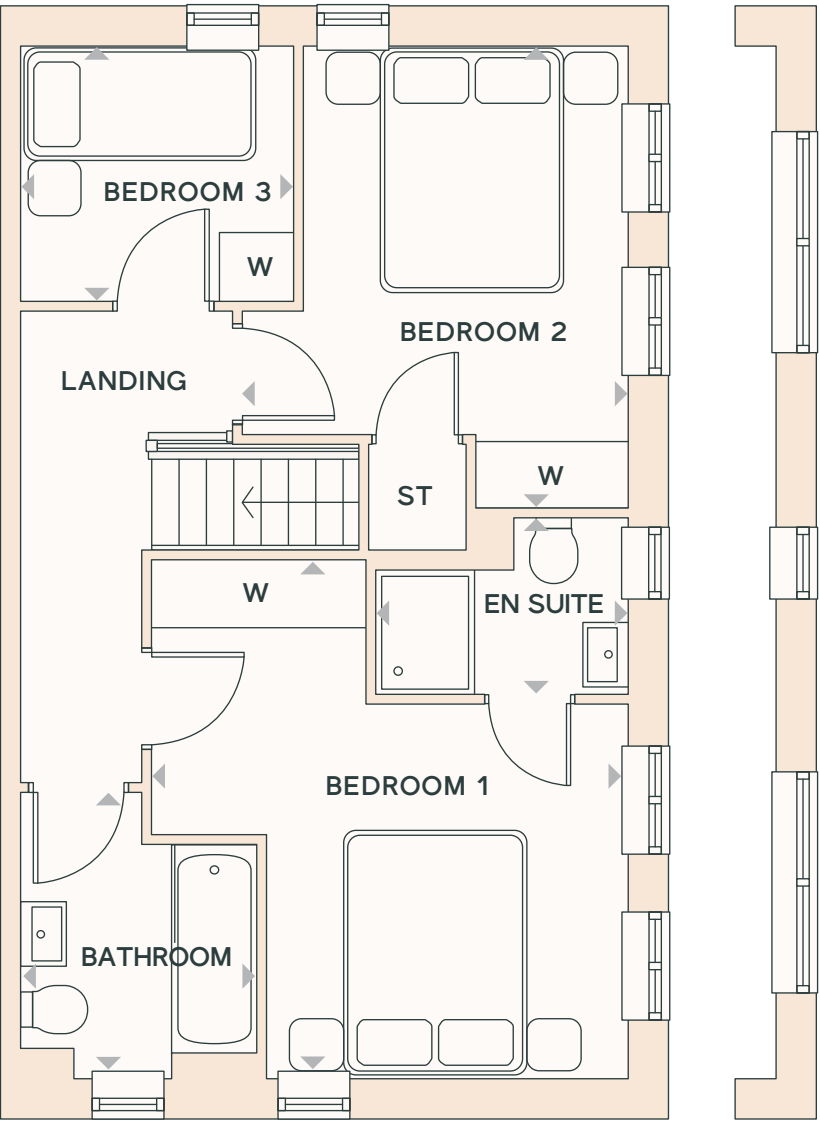
KEY

- B Boiler
- ◄► Dimension location
- OV Oven
- ST Store
- W Wardrobe space
- WC Cloakroom



GROUND FLOOR

- KITCHEN/DINING**
5.01m x 3.20m | 16'5" x 10'6"
- LOUNGE**
5.01m x 3.16m | 14'7" x 11'7"
- WC**
1.96m x 1.05m | 6'5" x 3'5"



FIRST FLOOR

- BEDROOM 1**
4.23m x 3.90m | 13'11" x 12'9"
- EN SUITE**
2.09m x 1.45m | 6'10" x 4'9"
- BEDROOM 2**
3.82m x 2.68m | 12'6" x 8'10"
- BEDROOM 3**
2.26m x 2.12m | 7'5" x 6'11"
- BATHROOM**
2.37m x 1.96m | 7'9" x 6'5"

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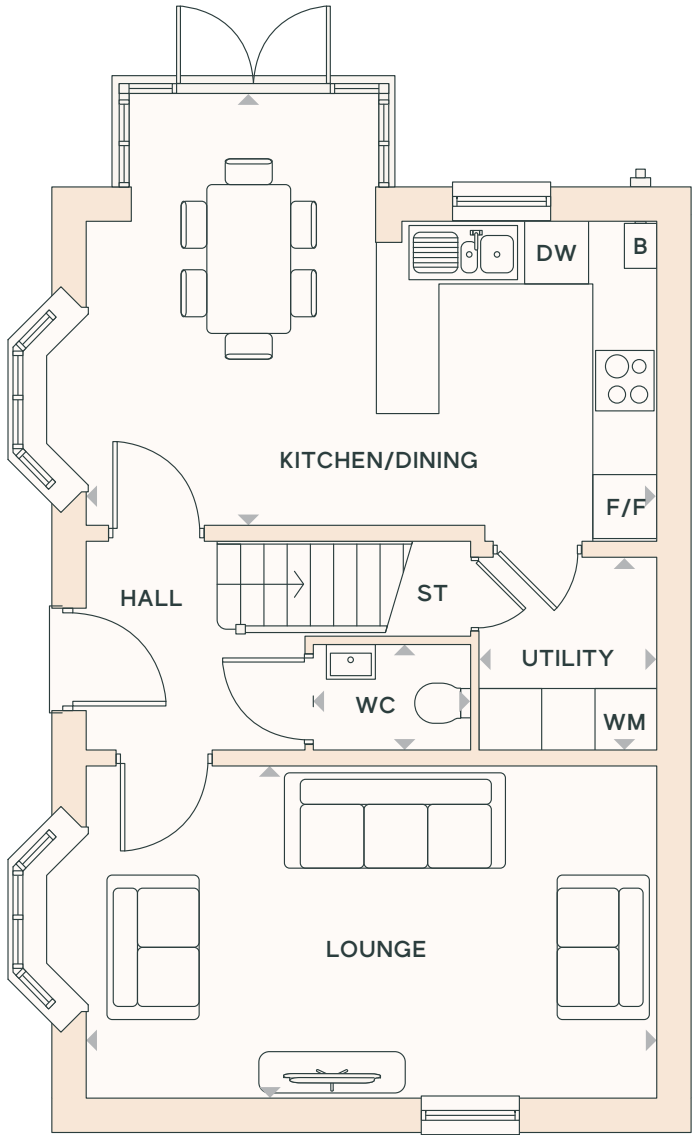
Hereford

4 bedroom home

Plots 420 & 435

KEY

- B Boiler
- ◄► Dimension location
- DW Dish Washer
- F/F Fridge/Freezer
- Restricted headroom
- ST Store
- W Wardrobe space
- WC Cloakroom
- WM Washing Machine



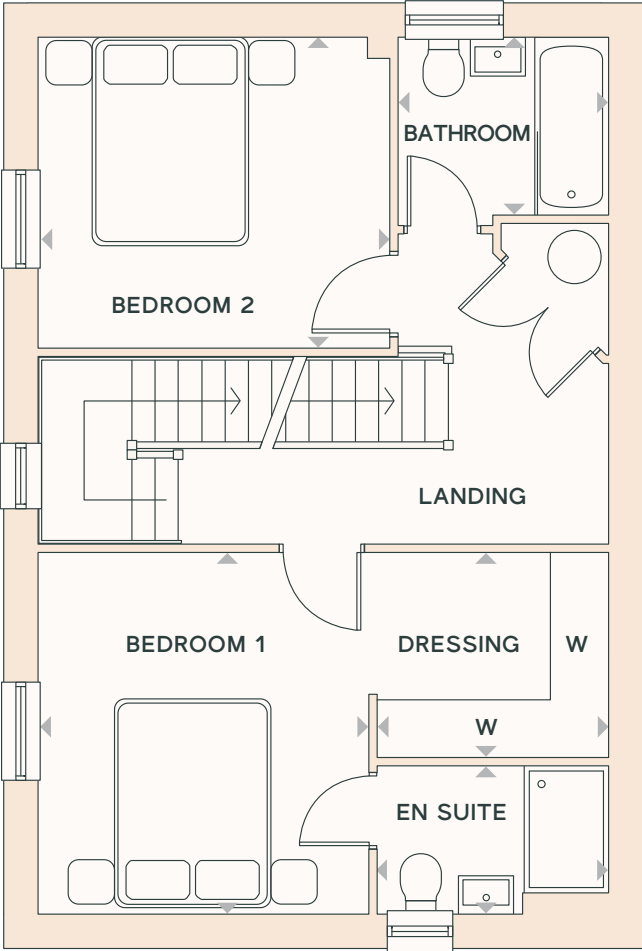
GROUND FLOOR

KITCHEN/DINING
5.50m x 3.11m | 8'1" x 10'2"

LOUNGE
1.90m x 1.72m | 6'3" x 5'8"

UTILITY
5.50m x 3.22m | 10'7" x 8'1"

WC
1.52m x 0.95m | 4'12" x 3'1"



FIRST FLOOR

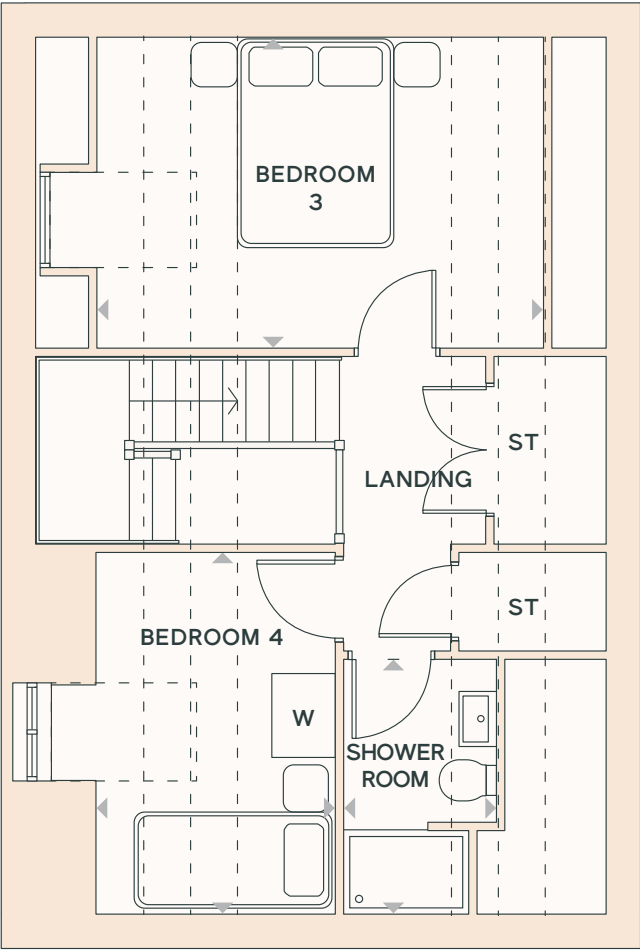
BEDROOM 1
3.50m x 3.20m | 11'6" x 10'6"

EN SUITE
2.23m x 1.45m | 7'4" x 4'9"

DRESSING AREA
2.35m x 1.98m | 7'9" x 6'6"

BEDROOM 2
3.40m x 3.01m | 11'2" x 9'11"

BATHROOM
2.03m x 1.73m | 6'8" x 5'8"

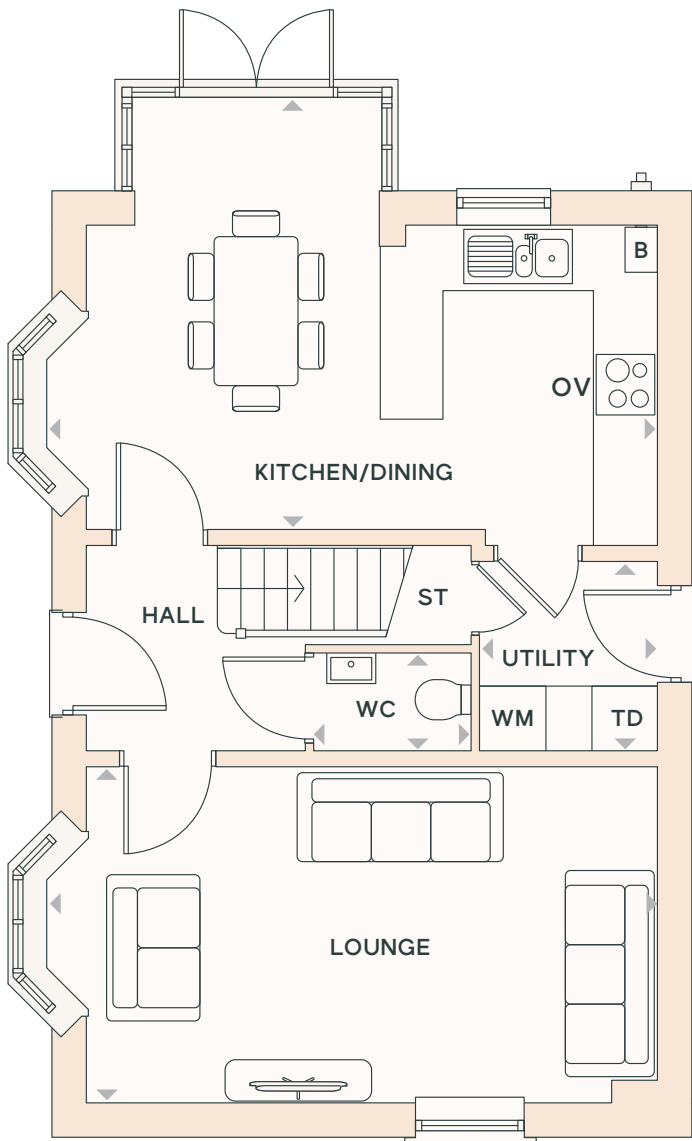


SECOND FLOOR

BEDROOM 3
4.30m x 3.01m | 14'1" x 9'11"

BEDROOM 4
3.50m x 2.30m | 11'6" x 7'7"

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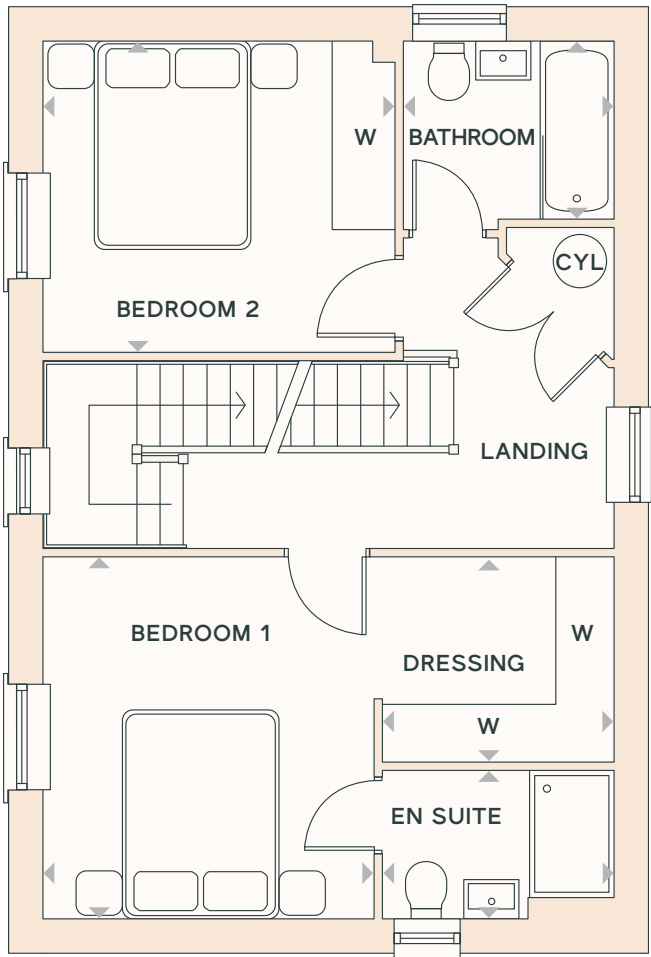
GROUND FLOOR

KITCHEN/DINING
5.85m x 4.14m | 19'2" x 13'7"

LOUNGE
5.85m x 3.24m | 19'2 x 10'8"

UTILITY
1.79m x 1.69m | 5'11" x 5'6"

WC
1.50m x 0.92m | 4'11" x 3'0"



FIRST FLOOR

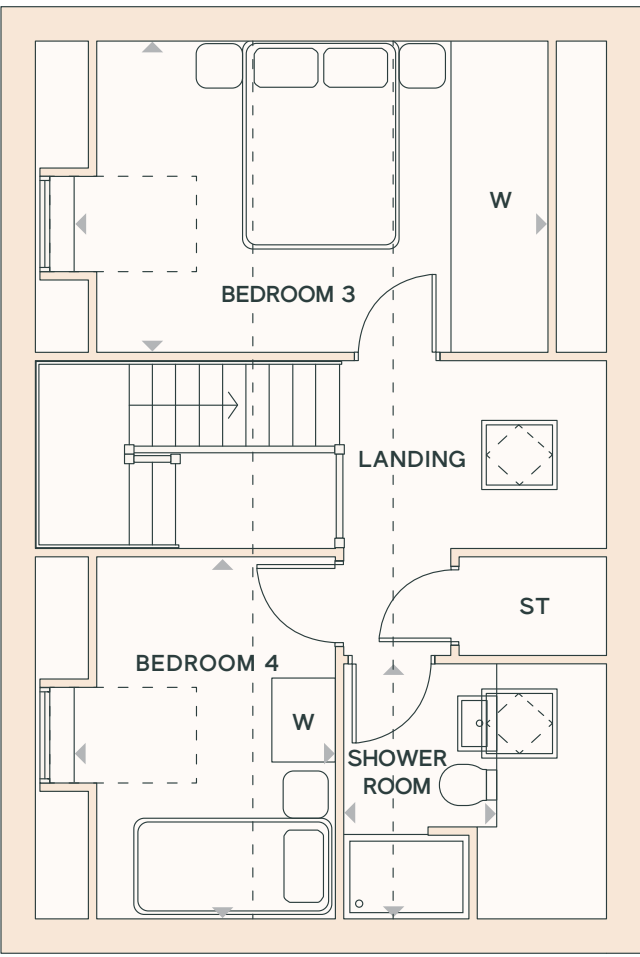
BEDROOM 1
3.46m x 3.17m | 11'4" x 10'5"

EN SUITE
2.20m x 1.41m | 7'3" x 4'8"

DRESSING ROOM
2.20m x 1.96m | 7'3" x 6'5"

BEDROOM 2
3.37m x 2.98m | 11'1" x 9'9"

BATHROOM
2.00m x 1.70m | 6'7" x 5'7"



SECOND FLOOR

BEDROOM 3
4.54m x 2.98m | 14'11" x 9'9"

BEDROOM 4
3.46m x 2.54m | 11'4" x 8'4"

SHOWER ROOM
2.43m x 1.46m | 7'12" x 4'10"

Hertford

4 bedroom home

Plots 404, 405 & 411

KEY

- | | | | |
|-----|--------------------|-------|---------------------|
| B | Boiler | ----- | Restricted headroom |
| CYL | Water Cylinder | ◻ | Rooflight |
| ◀▶ | Dimension location | ST | Store |
| DW | Dish Washer | TD | Tumble Dryer |
| F/F | Fridge/Freezer | W | Wardrobe space |
| OV | Oven | WC | Cloakroom |
| | | WM | Washing Machine |

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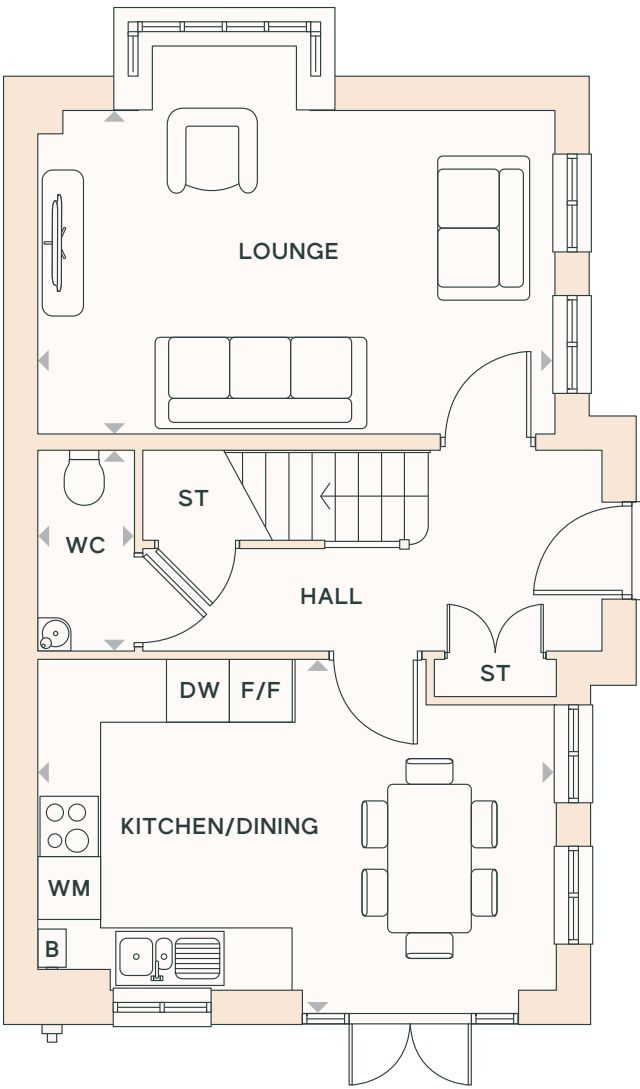
Hesketh

4 bedroom home

Plots 271, 327, 329 & 333

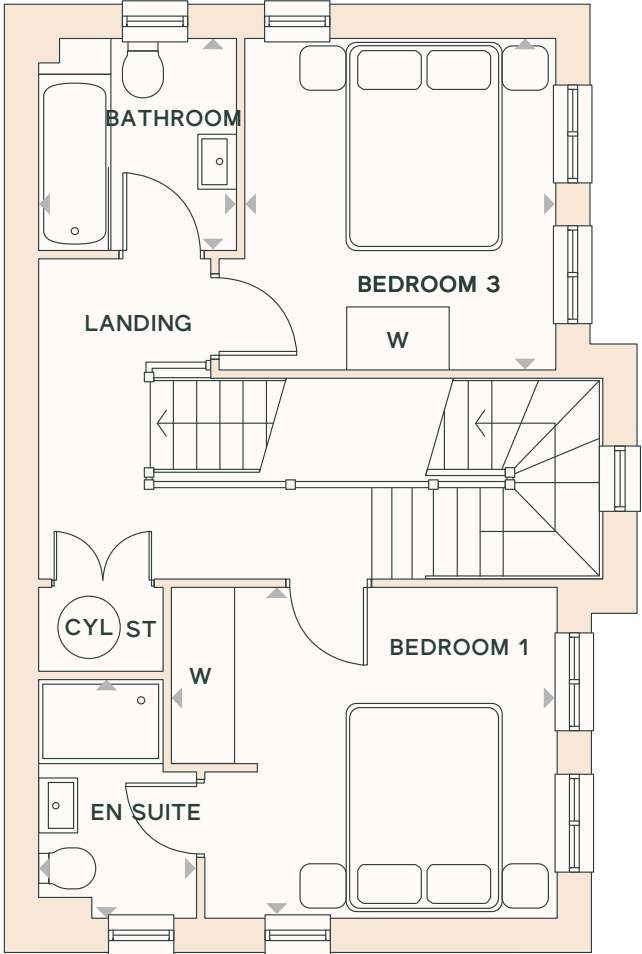
KEY

B	Boiler	-----	Restricted headroom
CYL	Water Cylinder		Rooflight
◄►	Dimension location	ST	Store
DW	Dish Washer	W	Wardrobe space
F/F	Fridge/Freezer	WC	Cloakroom
		WM	Washing Machine



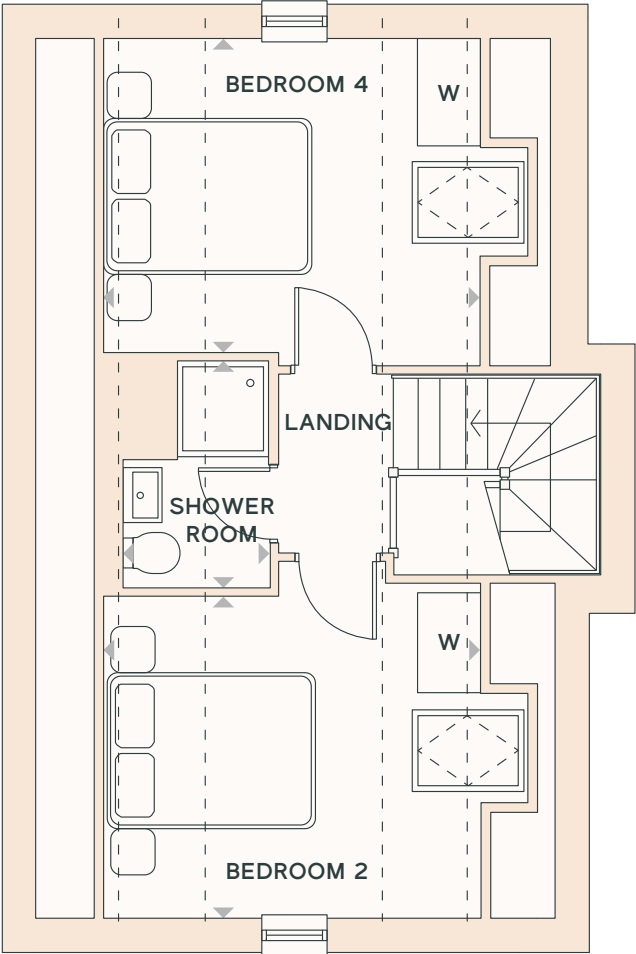
GROUND FLOOR

- KITCHEN/DINING**
5.01m x 3.21m | 16'5" x 10'6"
- LOUNGE**
5.01m x 3.16m | 16'5" x 10'4"
- WC**
1.91m x 0.80m | 6'3" x 2'7"



FIRST FLOOR

- BEDROOM 1**
3.40m x 3.21m | 11'2" x 10'6"
- EN SUITE**
2.32m x 1.54m | 7'7" x 5'1"
- BEDROOM 3**
3.21m x 3.01m | 10'6" x 9'11"
- BATHROOM**
2.07m x 1.94m | 6'9" x 6'4"



SECOND FLOOR

- BEDROOM 2**
3.65m x 2.96m | 11'12" x 9'9"
- BEDROOM 4**
3.65m x 3.08m | 11'12" x 10'1"
- SHOWER ROOM**
1.95m x 1.62m | 6'5" x 5'4"

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