

BOCLAIR MEWS
— BISHOPBRIGGS —

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 delighted to have received over 90% homeowner recommendation since 2010. This Home Builders Federation accolade, recognises our commitment to bring you beautiful new homes.

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



KEY

-  **Rothesay**
Three bedroom townhouse with garage
-  **Rossdhu**
Three bedroom semi-detached
-  **Boclair**
Three bedroom townhouse with garage
-  **Block 1**
-  **Block 3**
-  **Block 4**
-  **Block 6**
-  **Affordable homes**



BLOCK 1

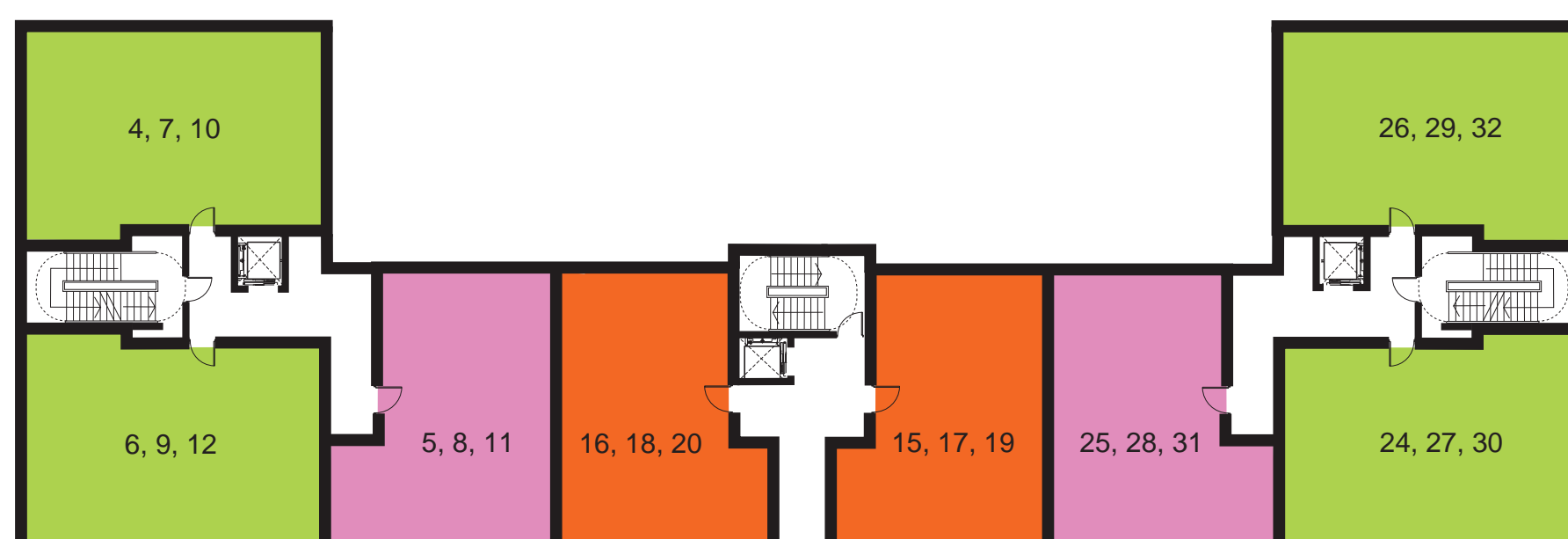
2 BEDROOM APARTMENTS



GROUND FLOOR



FIRST, SECOND AND THIRD FLOOR



■ Kelvin - 2 bedroom apartment
 ■ The Eden - 2 bedroom apartment
 ■ The Dee - 2 bedroom apartment

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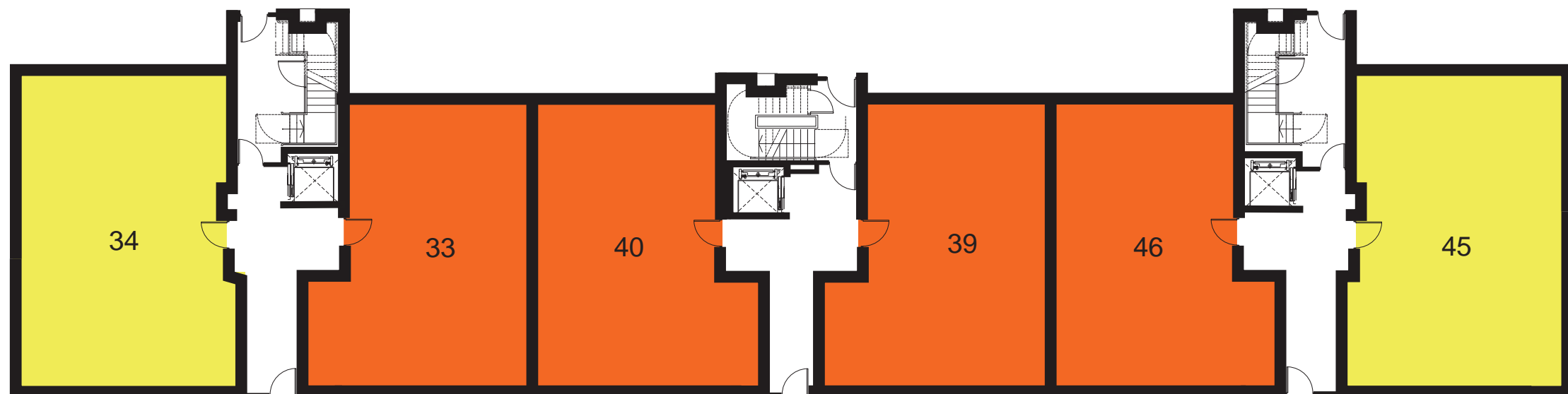
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BLOCK 6

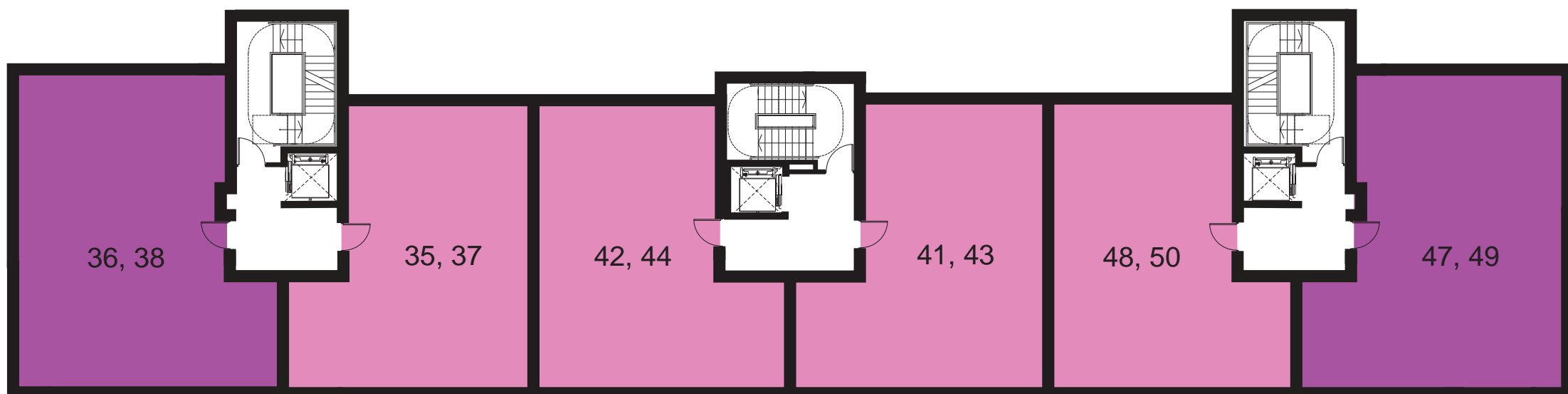
2 BEDROOM APARTMENTS



GROUND FLOOR



FIRST AND SECOND FLOOR



- Lossie - 2 bedroom apartment
- The Dee - 2 bedroom apartment
- The Eden - 2 bedroom apartment
- Avon - 2 bedroom apartment

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DAVID WILSON HOMES
WHERE QUALITY LIVES

LOSSIE

TWO BEDROOM APARTMENT



Individual plots may vary, please speak to the Sales Adviser

This spacious two bedroom apartment features French doors with a Juliet balcony. An open-plan living space contains the lounge, kitchen and dining area. The main

bedroom comes complete with en suite. Further benefits include a second double bedroom, bathroom and good storage space.



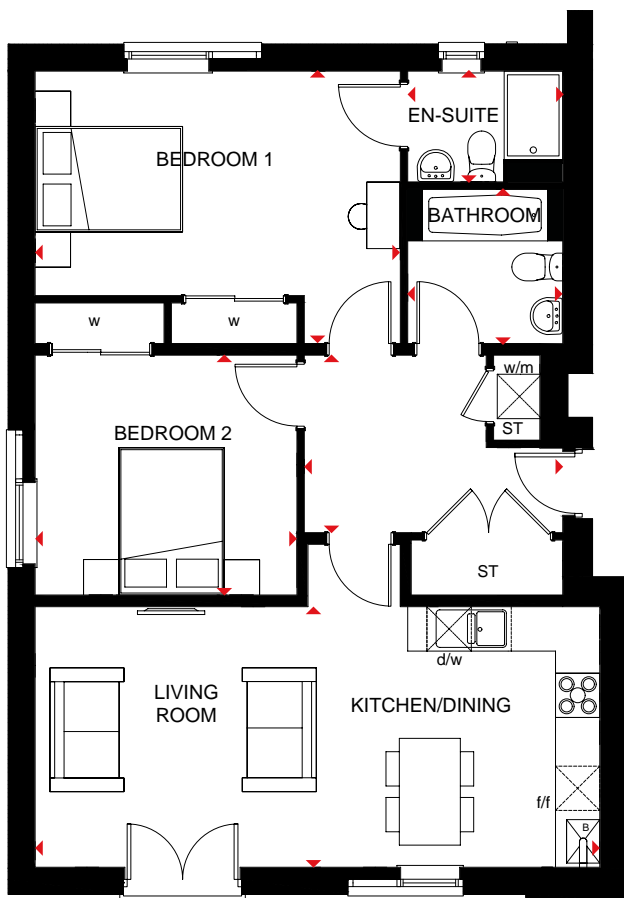
DAVID WILSON HOMES
WHERE QUALITY LIVES

LOSSIE

TWO BEDROOM APARTMENT

Key

B	Boiler	wm	Washing machine space	◀▶	Dimension location
ST	Store	dw	Dishwasher space		
f/f	Fridge/freezer space	td	Tumble dryer space		



All Floors

Kitchen/Living/ Dining	7645 x 3525 mm	25'1" x 11'7"
Bedroom 1	4955 x 3040 mm	16'3" x 10'0"
En suite	2100 x 1500 mm	6'11" x 4'11"
Bedroom 2	3545 x 3250 mm	11'8" x 10'8"
Hall	3500 x 2400 mm	11'6" x 7'11"
Bathroom	2100 x 2090 mm	6'11" x 6'10"

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BDW001774/SEP22



KELVIN

TWO BEDROOM APARTMENT



Individual plots may vary, please speak to the Sales Adviser

This is a bright spacious two bedroom apartment. An open-plan living space contains the lounge, kitchen and dining area. The main bedroom comes complete with en

suite. Further benefits include a second double bedroom, bathroom and good storage space.



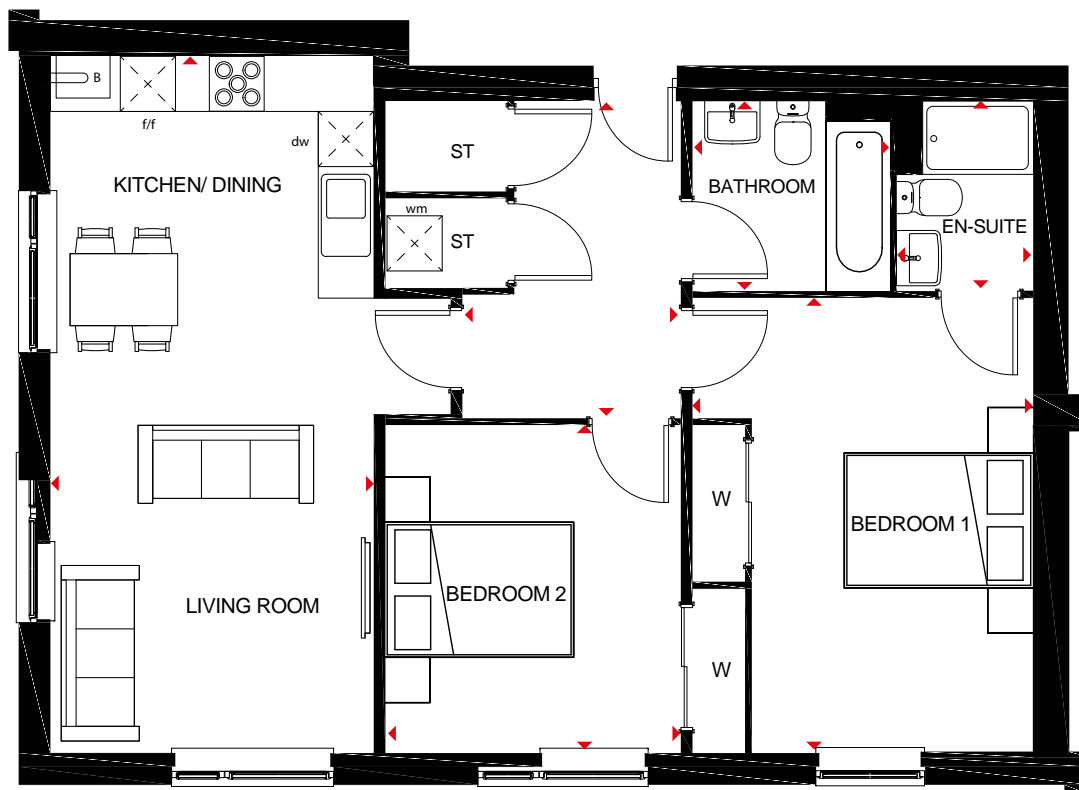
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WHERE QUALITY LIVES

KELVIN

TWO BEDROOM APARTMENT

Key

B	Boiler	wm	Washing machine space	◀▶	Dimension location
ST	Store	dw	Dishwasher space		
f/f	Fridge/freezer space	td	Tumble dryer space		



All Floors

Kitchen/Living/ Dining	7645 x 4375 mm	25'1" x 14'4"
Bathroom	2145 x 2065 mm	7'0" x 6'9"
Bedroom 1	4980 x 3715 mm	16'4" x 12'2"
Bedroom 2	3580 x 3220 mm	11'9" x 10'7"
En suite	2065 x 1475 mm	6'9" x 4'10"
Hall	3465 x 2375 mm	11'4" x 7'9"

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BDW001774/SEP22



EDEN

TWO BEDROOM APARTMENT



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This spacious two bedroom apartment features French doors with a Juliet balcony. An open-plan living space contains the lounge, kitchen and dining area. The main

bedroom comes complete with en suite. Further benefits include a second double bedroom, bathroom and good storage space.



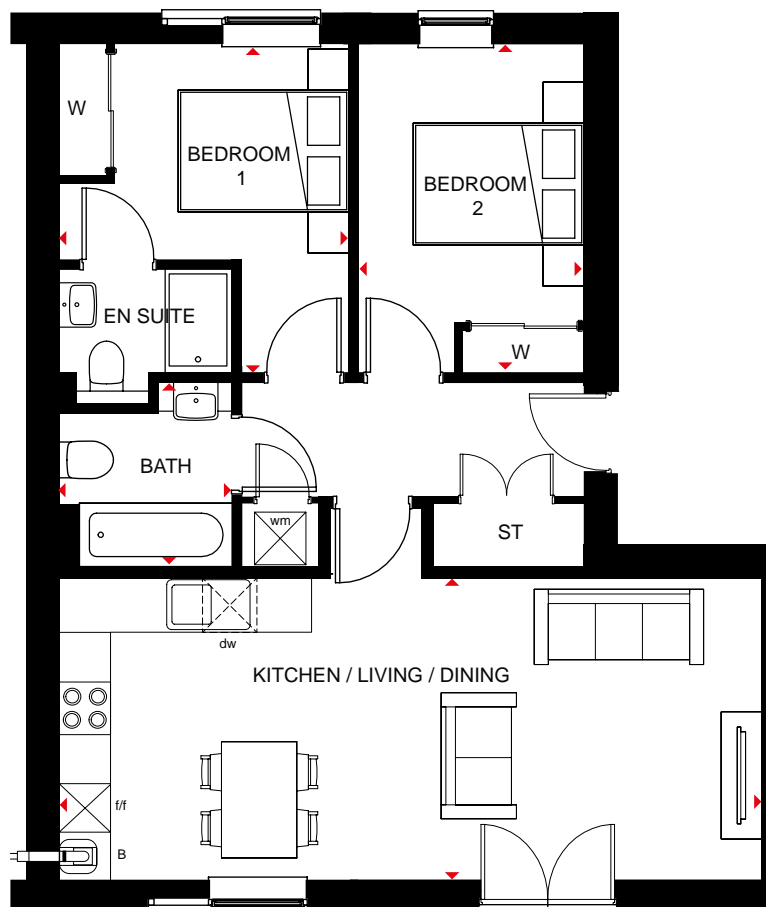
DAVID WILSON HOMES
WHERE QUALITY LIVES

EDEN

TWO BEDROOM APARTMENT

Key

B	Boiler	wm	Washing machine space	◀ ▶	Dimension location
ST	Store	dw	Dishwasher space		
f/f	Fridge/freezer space	td	Tumble dryer space		



All Floors

Kitchen/Living/ Dining	8195 x 3525 mm	26'11" x 11'7"
Bathroom	2105 x 2018 mm	6'11" x 6'7"
Bedroom 1	3835 x 3390 mm	12'7" x 11'1"
Bedroom 2	3835 x 2630 mm	12'7" x 8'8"
En suite	2030 x 1545 mm	6'8" x 5'1"
Hall	4005 x 1290 mm	13'2" x 4'3"

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DEE

TWO BEDROOM APARTMENT



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bedroom comes complete with en suite. Further benefits include a second double bedroom, bathroom and good storage space.



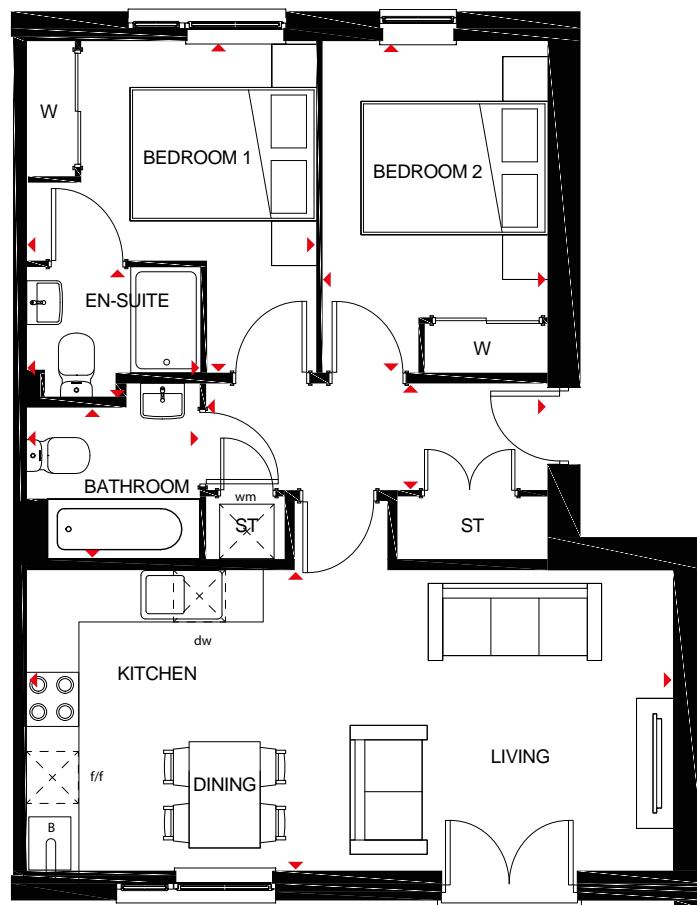
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WHERE QUALITY LIVES

DEE

TWO BEDROOM APARTMENT

Key

B	Boiler	wm	Washing machine space	◀▶	Dimension location
ST	Store	dw	Dishwasher space		
f/f	Fridge/freezer space	td	Tumble dryer space		



All Floors

Kitchen/Living/Dining	7610 x 3525 mm	25'0" x 11'7"
Bathroom	2045 x 2020 mm	6'9" x 6'7"
Bedroom 1	3890 x 3395 mm	12'9" x 11'2"
Bedroom 2	3890 x 2630 mm	12'9" x 8'8"
En suite	2030 x 1505 mm	6'8" x 4'11"
Hall	4005 x 1230 mm	13'2" x 4'1"

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BDW001774/SEP22



AVON

TWO BEDROOM APARTMENT



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This spacious two bedroom apartment features French doors with a Juliet balcony. An open-plan living space contains the lounge, kitchen and dining area. The main

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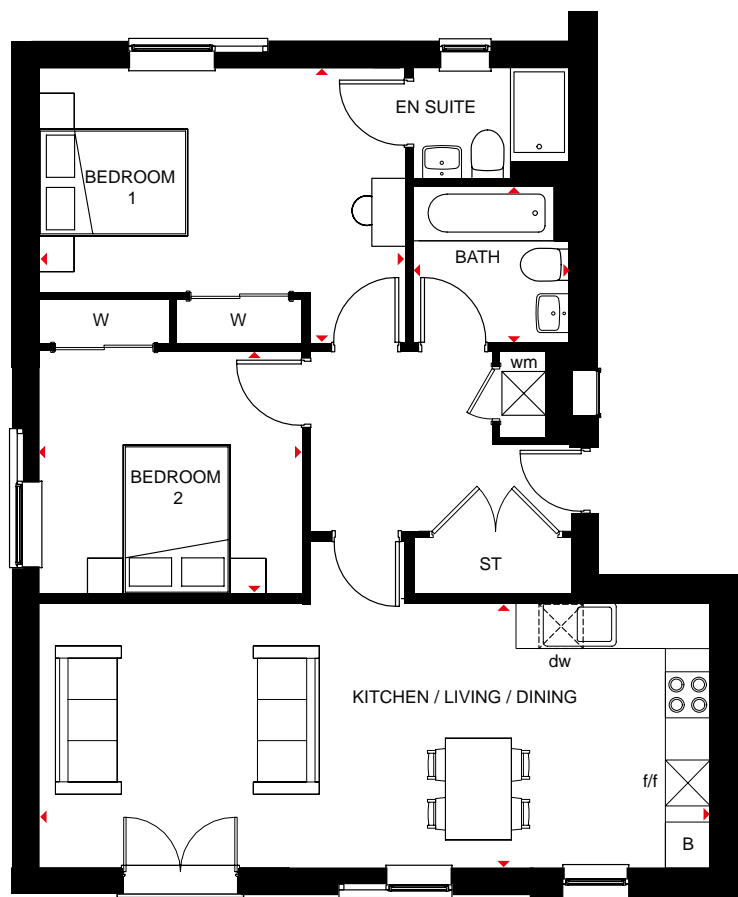
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AVON

TWO BEDROOM APARTMENT

Key

B	Boiler	wm	Washing machine space	◀▶	Dimension location
ST	Store	dw	Dishwasher space		
f/f	Fridge/freezer space	td	Tumble dryer space		



All Floors

Kitchen/Living/ Dining	9035 x 3525 mm	29'8" x 11'7"
Bathroom	2100 x 2090mm	6'11" x 6'10"
Bedroom 1	4945 x 3690mm	16'3" x 12'1"
Bedroom 2	3545 x 3245mm	11'8" x 10'8"
En suite	2100 x 1500mm	6'11" x 4'11"
Hall	3500 x 2400mm	11'6" x 7'11"

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BDW001774/SEP22

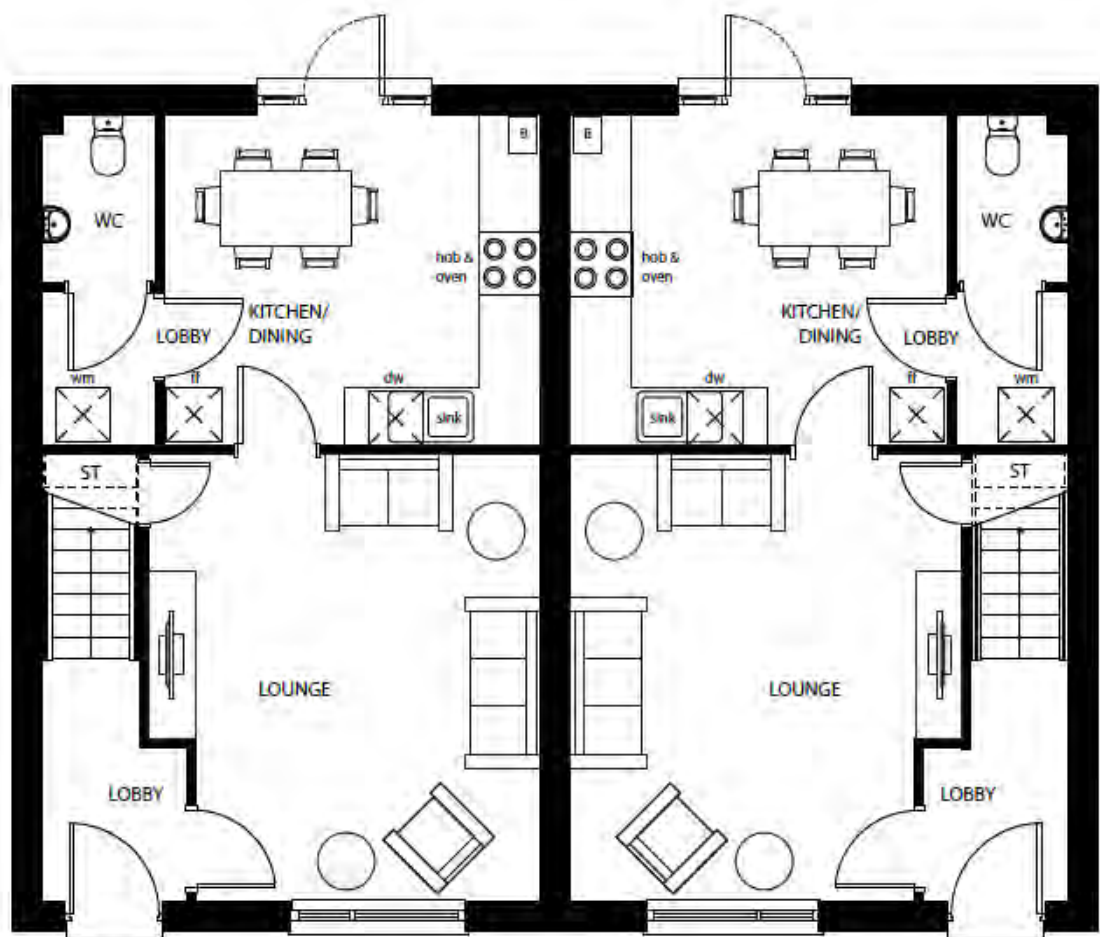


ROSSDHU

THREE BEDROOM SEMI-DETACHED

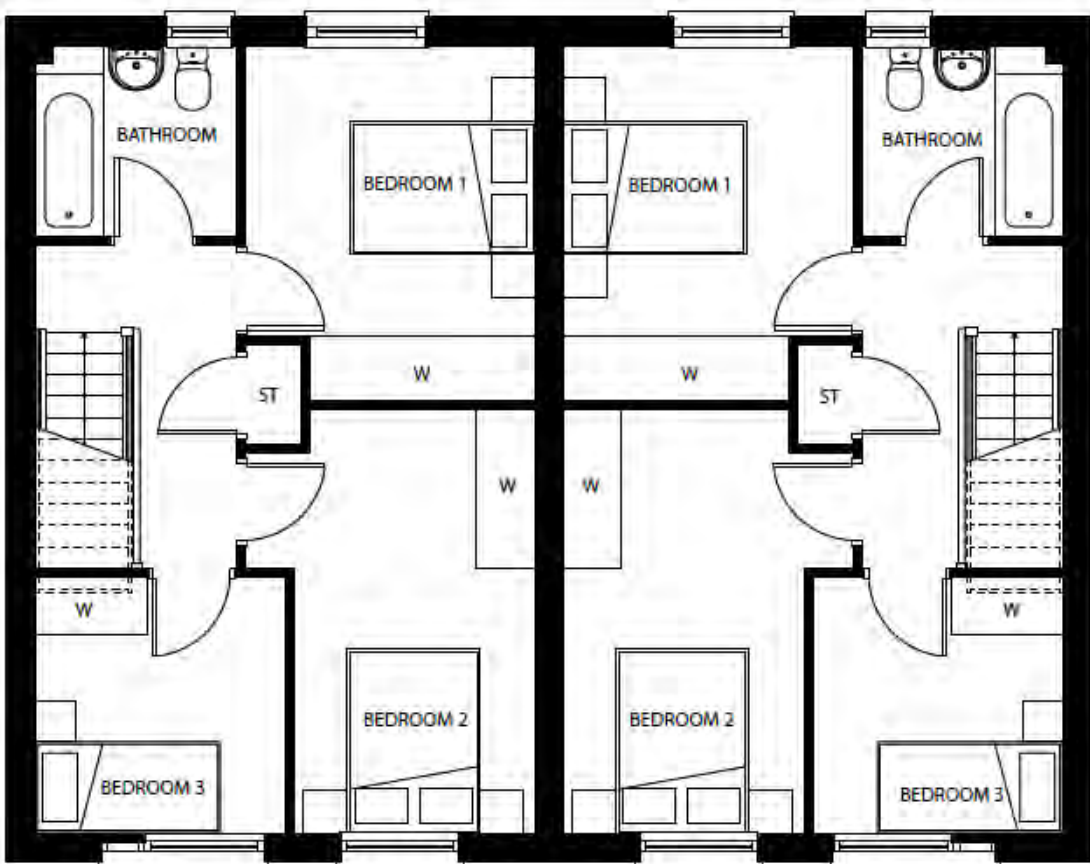


The Rossdhu is designed as a comfortable family home. The front-aspect lounge is a spacious hub and connects to the bright kitchen with dining area and door to the rear garden, and a functional lobby with utility space. Upstairs are two generous double bedrooms, with built-in storage to main bedroom, as well as the family bathroom. The third bedroom is a flexible space that could easily double as guestroom or study.



GROUND FLOOR DIMS

Ground Floor		
Lounge	4036 x 4643 mm	13'2" x 15'2"
Kitchen	3886 x 3454 mm	12'7" x 11'3"
WC	1175 x 1750 mm	3'8" x 5'7"
Lobby	1537 x 2505 mm	5'0" x 8'2"



FIRST FLOOR DIMS

First Floor		
Bedroom 1	2999 x 3696 mm	9'8" x 12'1"
Bedroom 2	2999 x 2650 mm	9'8" x 8'6"
Bedroom 3	2600 x 2650 mm	8'5" x 8'6"
Store	575 x 1040 mm	1'8" x 3'4"
Bathroom	2100 x 1981 mm	6'11" x 6'6"

Key			
B	Boiler	f/f	Fridge/freezer space
ST	Store	dw	Dishwasher space
			Dimension location

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WHERE QUALITY LIVES

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.

BOCLAIR

THREE BEDROOM TERRACED TOWNHOUSE



Individual plots may vary, please speak to the Sales Adviser

On the ground floor, the kitchen/dining room leads onto the garden via French doors and the integral garage provides added security. The first floor has the first of three double

bedrooms and the light and bright lounge. Finally, the second floor has two double bedrooms – the main with en suite – and the family bathroom.



DAVID WILSON HOMES

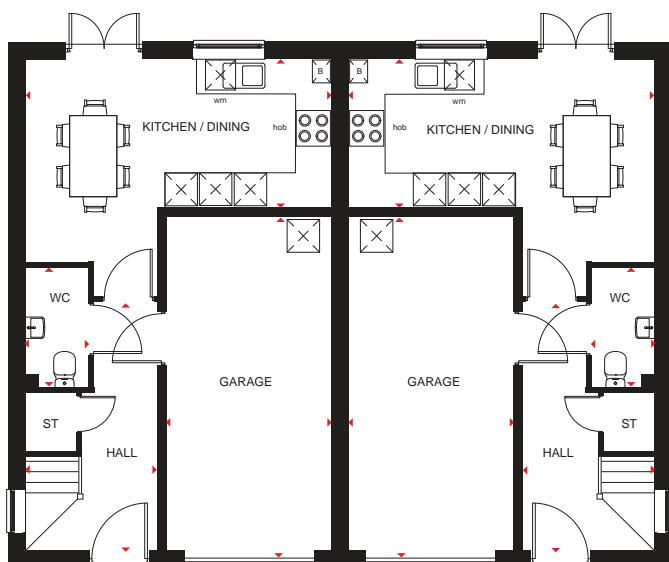
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BOCLAIR

THREE BEDROOM TERRACED TOWNHOUSE

Key

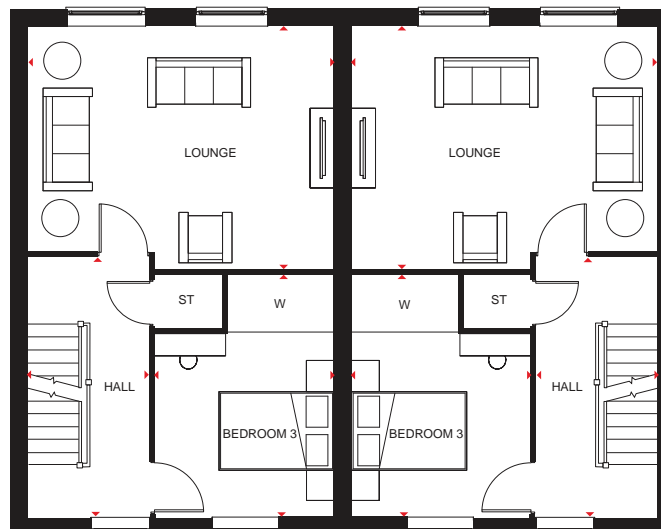
B	Boiler	wm	Washing machine space	◀▶	Dimension location
ST	Store	dw	Dishwasher space		
f/f	Fridge/freezer space	td	Tumble dryer space		



Ground Floor

Kitchen/Dining	5356 x 2600mm	17'7" x 8'6"
Garage	5838 x 2900mm	19'2" x 9'6"
WC	2100 x 1120mm	6'11" x 3'8"
Hall	4385 x 2267mm	14'5" x 7'5"

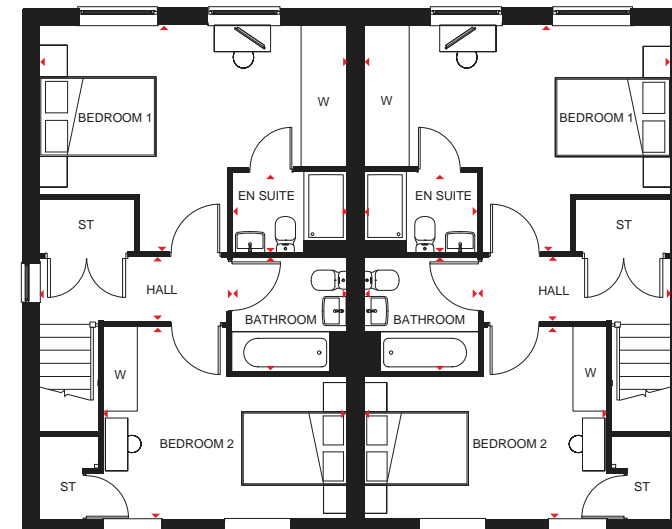
(Approximate dimensions)



First Floor

Lounge	5356 x 4254mm	17'7" x 13'11"
Bedroom 3	4269 x 3117mm	14'0" x 10'3"
Hall	4544 x 2177mm	14'11" x 7'2"

(Approximate dimensions)



Second Floor

Bedroom 1	5393 x 3948mm	17'7" x 12'10"
Ensuite	2010 x 1400mm	6'7" x 4'7"
Bedroom 2	4245 x 3389mm	13'11" x 11'1"
Bathroom	2010 x 1993mm	6'7" x 6'6"
Hall	3283 x 1100mm	10'9" x 3'7"

(Approximate dimensions)

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BDW001886/OCT22

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DAVID WILSON HOMES

WHERE QUALITY LIVES

THE ROTHESAY

THREE BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



Split over the three floors, The Rothesay is ideal for flexible living. On the ground floor, you will find the spacious kitchen/dining room, which opens onto the back garden through French doors, in addition to the WC and access to the integral garage.

The lounge, first of three double bedrooms and main bathroom can be found on the first floor. The second floor features the main bedroom with en suite, second double bedroom and plenty of storage throughout.



DAVID WILSON HOMES

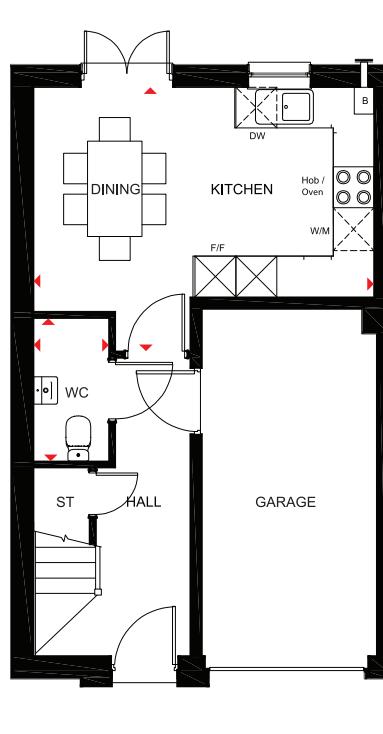
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THE ROTHESAY

THREE BEDROOM HOME

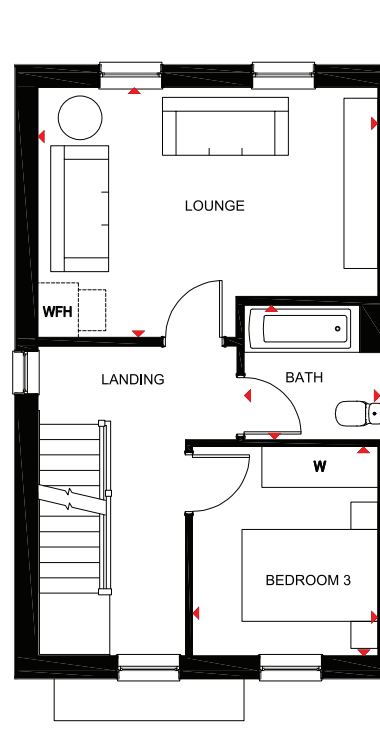
Key

B	Boiler	f/f	Fridge/freezer space	dw	Dishwasher space	WFH	Working from home
ST	Store	wm	Washing machine space	w	Wardrobe space	↔	Dimension location



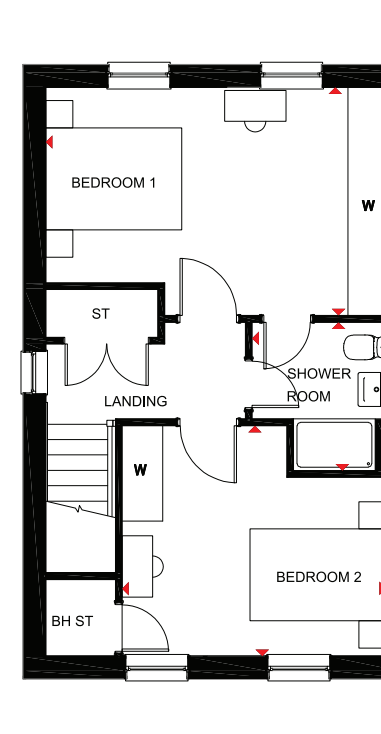
Ground Floor

Kitchen/Dining	5002 x 3878 mm	16'5" x 12'9"
W.C	1105 x 2101 mm	3'8" x 6'11"
Entrance Hall	2297 x 4382 mm	7'6" x 14'5"



First Floor

Lounge	5002 x 3677 mm	16'5" x 12'1"
Bedroom 3	2728 x 3080 mm	8'11" x 10'1"
Bath	2005 x 1978 mm	6'7" x 6'6"



Second Floor

Bedroom 1	5039 x 3353 mm	16'6" x 11'0"
Bedroom 2	3879 x 3387 mm	12'9" x 11'1"
Shower Room	2007 x 2181 mm	6'7" x 7'2"

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CONSUMER
CODE FOR
HOME BUILDERS
www.consumercode.co.uk



DAVID WILSON HOMES
WHERE QUALITY LIVES

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. **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. Calls to our 0844 numbers cost 7 pence per minute plus your phone company's access charge.

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 housebuilder 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.



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