

AFFINITY, WAVERLEY

DERWENT CHASE, WAVERLEY, SOUTH YORKSHIRE, S60 8AT



DEVELOPMENT BROCHURE



BARRATT
— HOMES —



OUTSTANDING DESIGN

BARRATT HOMES ARE BUILT AROUND THE WAY YOU WANT TO LIVE

Careful consideration and attention to detail goes into every home we build, and our homes are flexible and adaptable to suit every lifestyle. Open plan living spaces are integral to our design, helping you make the most of space and natural light, and allowing every room to be enjoyed to its maximum potential.

We also know how vital outdoor space is in creating places people love to live in. Whether it's gardens or landscaped areas, we make sure there's plenty surrounding the homes we build, for the whole neighbourhood to enjoy.

AWARD-WINNING CUSTOMER SERVICE AND QUALITY

WITH YOU EVERY STEP OF THE WAY

Barratt Homes has years of experience building thoughtfully designed, high quality homes. We've repeatedly been awarded 5 stars by the Home Builders Federation, year after year. And that's not all. 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. This is just one of the added benefits of buying a new home.

We do all we can to make moving easy, putting people in touch with dedicated experts throughout the journey, which is why for more than 50 years, we have earned ourselves an enviable reputation for excellence.

At Barratt we build every type of home for every type of home buyer, in great locations the length and breadth of the country. Whether you're putting your first foot on the property ladder, moving up to a larger home or even downsizing, Barratt can help you find the home that suits you perfectly.



WELCOME TO **AFFINITY**

A FANTASTIC LOCATION

Welcome to Affinity, a fantastic community of 1, 2, 3 and 4 bedroom homes in Waverley. Positioned between Sheffield and Rotherham, enjoy rural living with the convenience of major towns and cities just 15-minutes away. The development is located in a lakeside setting with an abundance of local amenities nearby.

With the M1 and A630 on your doorstep, this stunning new development is incredibly well connected, making it ideal for busy professionals and commuters. With train stations in Darnall and Woodhouse, both within a 3-mile radius of your new home, you'll have regular services to Sheffield. You'll also be within easy access to the rest of Yorkshire, Derbyshire, Nottinghamshire and beyond.



WHAT'S LOCAL

Move to Affinity to be part of a thriving community set in a convenient location.

The great transport links make getting into Sheffield and Rotherham easy. Sheffield is a city that has embraced its creativity, cultural heritage, and world-class universities, while Rotherham offers a wealth of experiences, mixing history and heritage with places of interest.

On the doorstep of your new home, Waverley benefits from a pub, supermarket, health centre, parks and a school. The nearby village of Handsworth provides further amenities including an excellent array of shops, gyms, pubs and schools.



EVENINGS AND WEEKENDS

With Sheffield and Rotherham just 15-minutes away, neither you nor the family will be stuck for things to do. Venture into Sheffield city centre for everything including shopping, eating out, the theatre and much more. Alternatively, if you don't fancy travelling into the city, Meadowhall Shopping Centre is just a 10-minute drive away. Here you'll find an abundance of shops including an Ikea, restaurants and a handy cinema.

A large lake provides an element of the outdoors at this development, while the nearby Peak District National Park offers breathtaking views and fantastic opportunities to take part in outdoor activities such as cycling, walking and wildlife watching.

Sheffield is also home to two of the most famous football clubs in England - Sheffield United and Sheffield Wednesday, both within 8-miles of Affinity.



AFFINITY LOCAL AMENITIES



DOCTOR'S SURGERY

Treeton Medical Centre

10 Arundel St, Treeton, Rotherham, S60 5PW

DENTIST

Mydentist

4A Brinsworth Ln, Brinsworth, Rotherham, S60 5BS

HOSPITAL

Rotherham General Hospital

Moorgate Rd, Rotherham, S60 2UD

PHARMACY

Weldricks Pharmacy

26 Main St, Catcliffe, Rotherham, S60 5SR

OPTICIAN

Specsavers Opticians

Poplar Way, Catcliffe, Rotherham, S60 5TR

VETS

White Cross Vets

155-159 Retford Rd, Sheffield, S13 9LD

NURSERIES

The Meadows Community Pre-School

Rotherham Rd, Catcliffe, Rotherham, S60 5SW

Little Plums Nursery

Albert St, Rotherham, S60 1HH

Moorgate Daycare Nursery

Moorgate Grove, Rotherham, S60 2TR

PRIMARY AND SECONDARY SCHOOLS

Waverley Junior Academy

Highfield Ln, Catcliffe, Rotherham, S60 5BL

Catcliffe Primary School

Rotherham Rd, Rotherham, S60 5SW

Brinsworth Howarth Primary School

Whitehall Rd, Rotherham, S60 5EJ

Oakwood High School

Moorgate Rd, Rotherham, S60 2UH

Brinsworth Academy

Brinsworth Rd, Brinsworth, Rotherham, S60 5EJ

SUPERMARKETS

Morrisons

1 Poplar Dr, Catcliffe, Rotherham, S60 5TR

ASDA Sheffield Supercentre

Handsworth Rd, Sheffield, S13 9LR

Lidl

30 Alison Cres, Sheffield, S2 1AS

Costco

Unit 8, The Parkway, 1 Parkway Dr, Sheffield, S9 4WU

POST OFFICE

Post Office

33 Brinsworth Rd, Catcliffe, Rotherham, S60 5SG

TRANSPORT

Rotherham Central

Rotherham, S60 1QH

Rotherham Interchange

Frederick St, Rotherham, S60 1QB

Sheffield Station

Sheaf St, Sheffield, S1 2BP

SPORT AND LEISURE

Tinsley Park Golf Course

High Hazels Park, Sheffield, S9 4PE

You Fit

West Bawtry Rd, Rotherham, S60 4NA

Rother Valley Country Park

Mansfield Rd, Sheffield, S26 5PQ

Rother Valley Golf Centre

Mansfield Rd, Wales Bar, Sheffield, S26 5PQ

AESSEAL New York Stadium

New York Way, Rotherham, S60 1FJ

SHOPPING

Meadowhall

Meadowhall Way, Sheffield, S9 1EP

IKEA

Sheffield Rd, Tinsley, Sheffield, S9 2YL

Parkgate Shopping Centre

Stadium Way, Parkgate, Rotherham, S60 1TG

Brinsworth Lane Highstreet

Brinsworth Ln, Brinsworth, Rotherham, S60 5BS

FOR FAMILIES

Magna Science and Adventure Centre

Magna Way, Templeborough, S60 1FD

Gulliver's Valley Theme Park

Mansfield Rd, Sheffield, S26 5QW

Aston Springs Farm

Aston, Sheffield, S26 5PQ

Playmania Sheffield

51a Orgreave Dr, Dore House Industrial Estate, Sheffield, S13 9NR

PUBS AND RESTAURANTS

Winter Green

Mitchell Way, Catcliffe, Rotherham, S60 8AR

Everest Inn

Ballifield Dr, Sheffield, S13 9HS

Engin's Bar & Grill

370 Handsworth Rd, Handsworth, Sheffield, S13 9BY

Whitby's Fish and Chips

Poplar Way, Catcliffe, Rotherham, S60 5TR

The Waverley Pub

Brinsworth Rd, Catcliffe, Rotherham, S60 5RW



GIVING NATURE A HOME AT AFFINITY

BUILDING SUSTAINABLE COMMUNITIES

Throughout the planning process before starting build, we consider where we can introduce nature and where we can strengthen it.

At Affinity, we do more than simply craft beautiful homes and desirable developments.

We design and build great places that meet the highest standards, and that promote sustainable, healthy and happy living for our customers.

We know we must give our customers confidence that their homes are designed and built to meet the challenges of the future. We do this through creating places where people and nature can thrive.



Bat and bird

boxes



Wildflower

meadows



Bee-friendly

planting



New trees

planted



**New sapling
hedgerows**

planted



Hedgehog

highways



Electric

car charging points

barratthomes.co.uk



**BARRATT
HOMES**

AFFINITY

DERWENT CHASE, WAVERLEY, SOUTH YORKSHIRE

-  The Hazel
2 Bedroom Home
-  The Kenley
2 Bedroom Home
-  The Maidstone
3 Bedroom Home
-  The Ellerton
3 Bedroom Home
-  The Moresby
3 Bedroom Home
-  The Brentford
3 Bedroom Home
-  The Denby
3 Bedroom Home
-  The Kingsville
4 Bedroom Home
-  The Windermere
4 Bedroom Home
-  The Ripon
4 Bedroom Home
-  The Woodcote
4 Bedroom Home
-  Affordable Housing

SH Show Home

MS Marketing Suite

- BCP Bin Collection Point
- S/S Substation
- P/S Pump Station
- Areas to be adopted by the local authority.



Bat Box



Sparrow Terrace



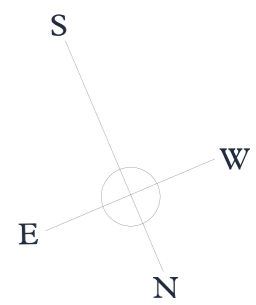
Hedgehog Highway applies to all gardens.

HOMES BY
DAVID WILSON
HOMES

HOMES BY ANOTHER DEVELOPER

HOMES BY ANOTHER
DEVELOPER

HOMES BY DAVID WILSON HOMES



barratthomes.co.uk



CHESTNUT

2 BEDROOM HOME



Waste Water Heat
Recovery
Systems



Argon-filled
double-glazing



Flue Gas Heat
Recovery
System



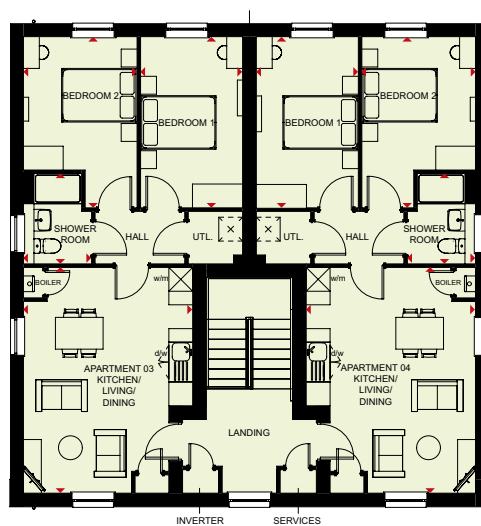
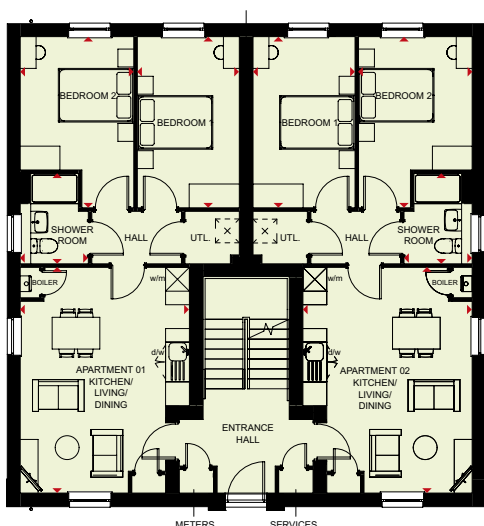
Electric car
charging
point



Decentralised
mechanical
extract ventilation
(d-MEV)



Highly-efficient
insulation



Ground Floor

Kitchen/Living/Dining	4260 x 5682 mm	14'0" x 18'6"
Bedroom 1	2568 x 4310 mm	8'4" x 14'1"
Bedroom 2	2860 x 3357 mm	9'4" x 11'0"
Bathroom	1465 x 2275 mm	4'8" x 7'5"

(Approximate dimensions)

First Floor

Kitchen/Living/Dining	4260 x 5682 mm	14'0" x 18'6"
Bedroom 1	2568 x 4310 mm	8'4" x 14'1"
Bedroom 2	2860 x 3357 mm	9'4" x 11'0"
Bathroom	1465 x 2275 mm	4'8" x 7'5"

(Approximate dimensions)

KEY w/m Washing machine space
d/w Dishwasher space
◀▶ Dimension location



KENLEY

2 BEDROOM HOME



Waste Water Heat Recovery Systems



Argon-filled double-glazing



Flue Gas Heat Recovery System



Smart Thermostat



Electric car charging point



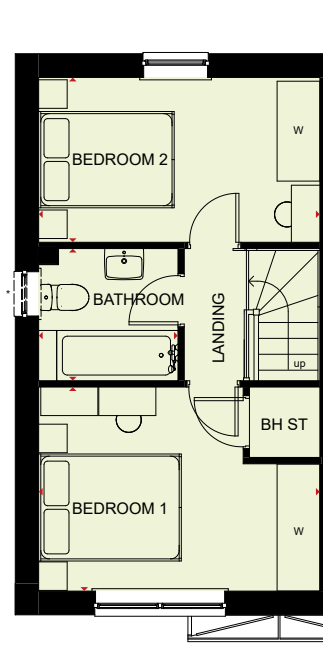
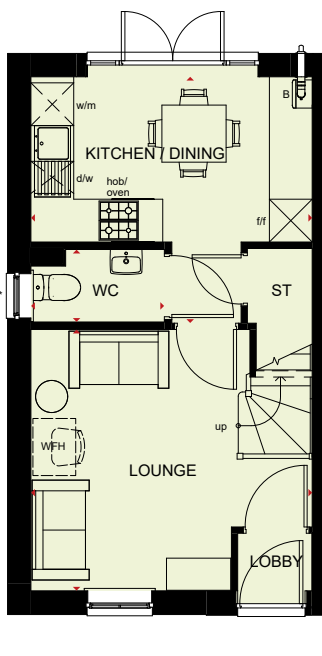
Decentralised mechanical extract ventilation (d-MEV)



Solar or Photovoltaic panels



Highly-efficient insulation



Ground Floor

Lounge	3943 x 3668 mm	12'11" x 12'0"
Kitchen/Dining	3943 x 3454 mm	12'11" x 11'3"
WC	1888 x 1050 mm	6'2" x 3'5"

[Approximate dimensions]

* Window may be omitted on certain plots. Speak to Sales Advisor for details on individual plans.

First Floor

Bedroom 1	3943 x 2865 mm	12'11" x 9'4"
Bedroom 2	3943 x 2316 mm	12'11" x 7'7"
Bathroom	1953 x 1853 mm	6'4" x 6'0"

[Approximate dimensions]

* Window may be omitted on certain plots. Speak to Sales Advisor for details on individual plans.

KEY

B	Boiler
ST	Store
BH/ST	Bulkhead Store

w/m	Washing machine space
d/w	Dishwasher space
f/f	Fridge/freezer space

WFH	Working from home space
W	Wardrobe space
◀▶	Dimension location



MAIDSTONE

3 BEDROOM HOME



Waste Water Heat Recovery Systems



Argon-filled double-glazing



Flue Gas Heat Recovery



Smart Thermostat



Electric car charging point



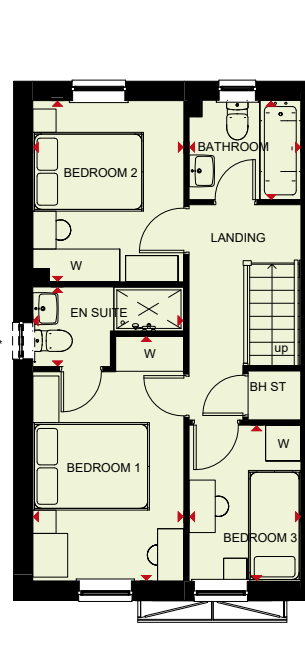
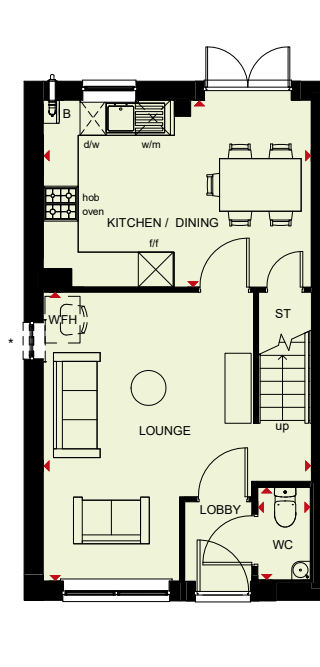
Decentralised mechanical extract ventilation M-EPVI



Photovoltaic panels



Highly-efficient insulation



Ground Floor

Lounge	4955 x 4598 mm	16'3" x 15'1"
Kitchen/Dining	3202 x 4598 mm	10'6" x 15'1"
WC	1620 x 935 mm	5'3" x 3'0"

(Approximate dimensions)

* Window may be omitted on certain plots. Speak to a Sales Adviser for details on individual plots

First Floor

Bedroom 1	4204 x 2592 mm	13'9" x 8'6"
Bedroom 2	3112 x 2592 mm	10'2" x 8'6"
Bedroom 3	2676 x 1918 mm	8'9" x 6'3"
En suite	1365 x 2592 mm	4'5" x 8'6"
Bathroom	1702 x 1918 mm	5'7" x 6'3"

(Approximate dimensions)

* Window may be omitted on certain plots. Speak to a Sales Adviser for details on individual plots

KEY

B	Boiler
ST	Store
BH/ST	Bulkhead Store

wm	Washing machine space
dw	Dishwasher space
f/f	Fridge/freezer space

WFH	Working from home space
W	Wardrobe space
◀▶	Dimension location



ELLERTON

3 BEDROOM HOME



Waste Water Heat Recovery Systems



Argon-filled double-glazing



Flue Gas Heat Recovery System



Smart Thermostat



Electric car charging point



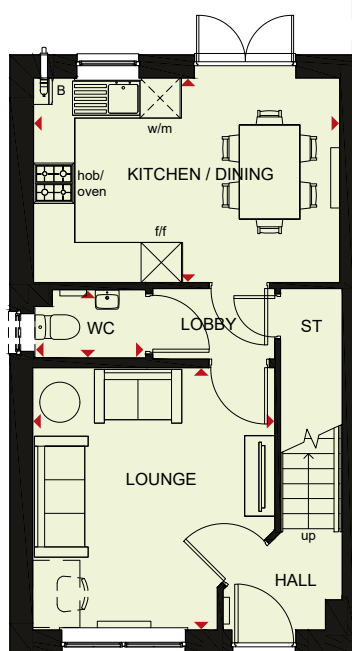
Decentralised mechanical extract ventilation (d-MEV)



Solar or Photovoltaic panels



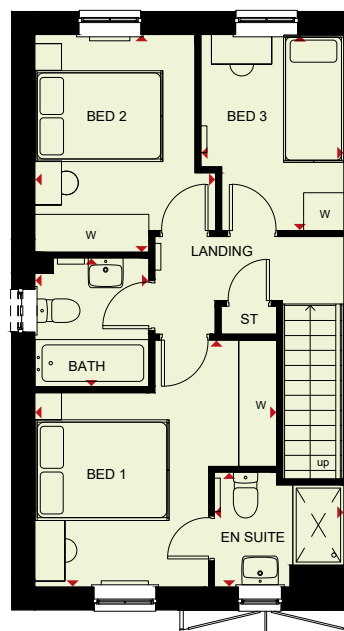
Highly-efficient insulation



Ground Floor

Living Room	3904 x 3599mm	11'9" x 12'9"
Kitchen/Dining	4552 x 3048mm	14'11" x 9'12"
WC	1663 x 1016mm	5'5" x 3'4"

[Approximate dimensions]



First Floor

Bedroom 1	3674 x 3601mm	11'9" x 12'0"
Bedroom 2	3236 x 2694mm	8'10" x 10'7"
Bedroom 3	2918 x 2128mm	6'11" x 9'6"
En suite	1928 x 1707mm	6'3" x 5'7"
Bathroom	1917 x 1700mm	5'6" x 6'3"

[Approximate dimensions]

KEY

B Boiler
ST Store

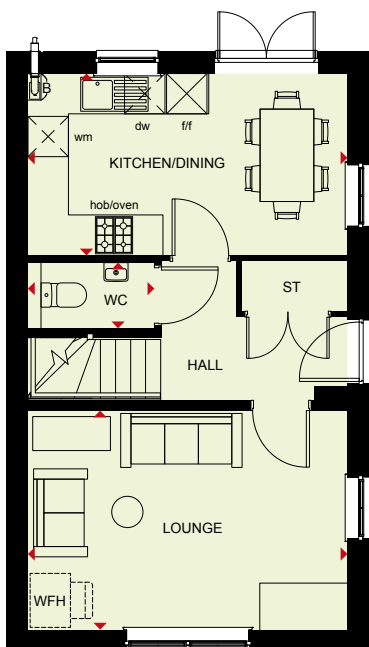
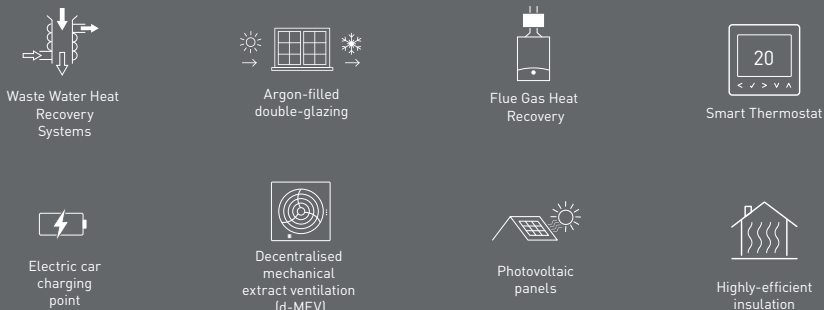
w/m Washing machine space
f/f Fridge/freezer space

◀ ▶ Dimension location



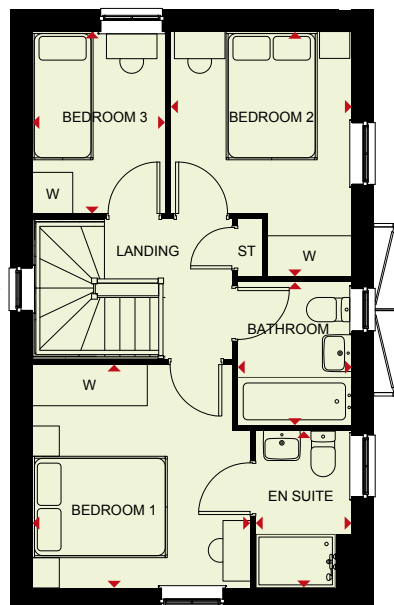
MORESBY

3 BEDROOM HOME



Ground Floor

Lounge	4735 x 3250 mm	15'6" x 10'7"
Kitchen/Dining	4735 x 2696 mm	15'6" x 8'10"
WC	1891 x 945 mm	6'2" x 3'1"



First Floor

Bedroom 1	3226 x 3312 mm	10'7" x 10'10"
En Suite	2322 x 1421 mm	7'7" x 4'7"
Bedroom 2	2679 x 3628 mm	8'9" x 11'10"
Bedroom 3	2696 x 1968 mm	8'10" x 6'5"
Bathroom	2120 x 1688 mm	6'1" x 5'6"

* Window may be omitted on certain plots. Speak to a Sales Adviser for details on individual plots


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




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BRENTFORD


3 BEDROOM HOME




Waste Water Heat Recovery Systems




Argon-filled double-glazing




Flue Gas Heat Recovery




Smart Thermostat




Electric car charging point



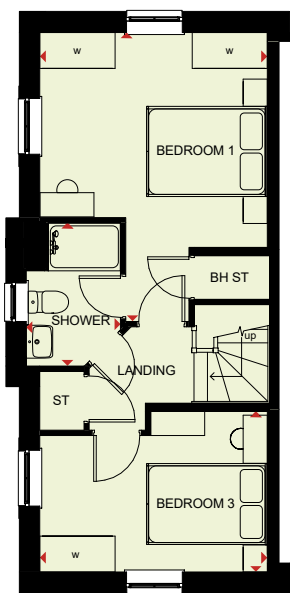
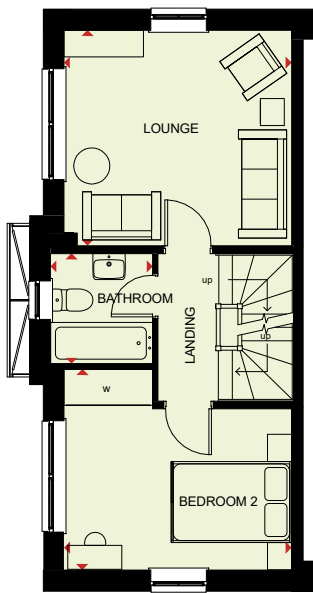
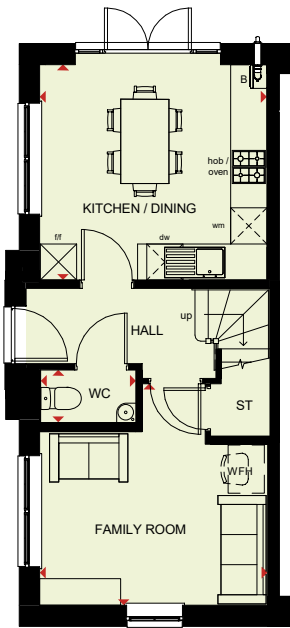
Decentralised mechanical extract ventilation (d-MEV)



Photovoltaic panels



Highly-efficient insulation



Ground Floor		
Family	3784 x 3677 mm	12'4" x 12'0"
Kitchen/Dining	3771 x 3576 mm	12'3" x 11'7"
WC	1579 x 873 mm	5'1" x 2'8"

[Approximate dimensions]

First Floor		
Lounge	3784 x 3585 mm	12'4" x 11'7"
Bedroom 2	3841 x 3339 mm	12'6" x 10'9"
Bathroom	1700 x 1834 mm	5'5" x 6'0"

[Approximate dimensions]

Second Floor		
Bedroom 1	3784 x 4806 mm	12'4" x 15'7"
Bedroom 3	3784 x 2672 mm	12'4" x 8'7"
Shower Room	1576 x 2382 mm	5'1" x 7'8"

[Approximate dimensions]

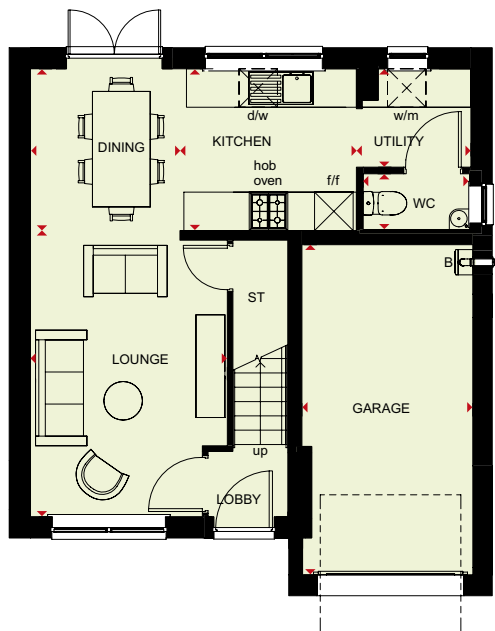
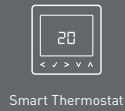
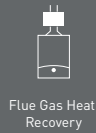
KEY	B	Boiler	BH/ST	Bulkhead Store	f/f	Fridge/freezer space	W	Wardrobe space
	ST	Store	wm	Washing machine space	td	Tumble dryer space	◀▶	Dimension location
	BH	Bulkhead	dw	Dishwasher space	WFH	Working from home space		



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DENBY

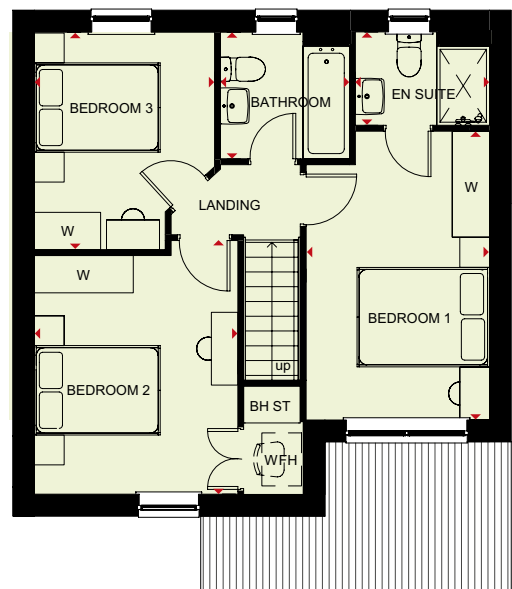
3 BEDROOM HOME



Ground Floor

Lounge	3072 x 4462 mm	10'0" x 14'7"
Kitchen	2688 x 2523 mm	8'9" x 8'3"
Dining	2397 x 2523 mm	7'10" x 8'3"
Utility	1789 x 1533 mm	5'10" x 5'0"
WC	1701 x 903 mm	5'6" x 2'11"
Garage	2663 x 5142 mm	8'8" x 16'10"

(Approximate dimensions)



First Floor

Bedroom 1	2770 x 4361 mm	9'1" x 14'3"
En suite	2026 x 1412 mm	6'7" x 4'7"
Bedroom 2	3072 x 3834 mm	10'0" x 12'6"
Bedroom 3	2722 x 3289 mm	8'11" x 10'9"
Bathroom	1950 x 1913 mm	6'4" x 6'3"

(Approximate dimensions)

KEY B Boiler
ST Store
BH/ST Bulkhead Store

wm Washing machine space
dw Dishwasher space
f/f Fridge/freezer space

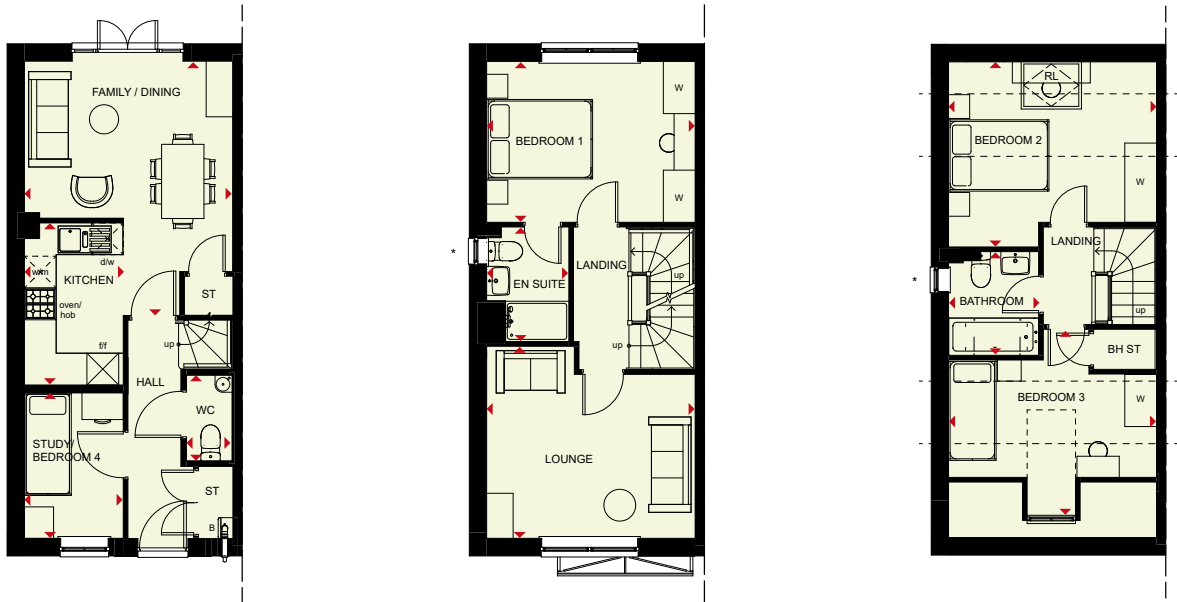
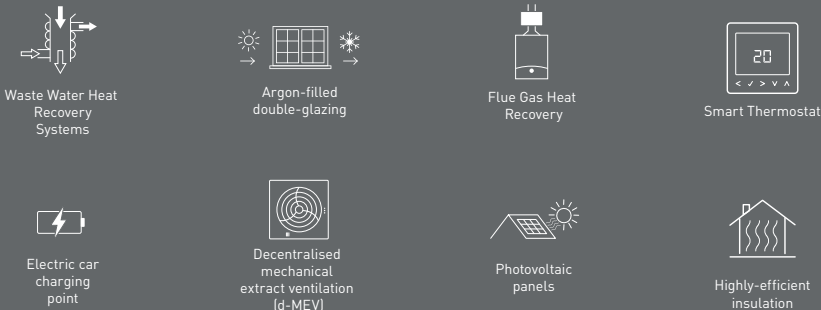
WFH Working from home space
w Wardrobe space
◀▶ Dimension location



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KINGSVILLE

4 BEDROOM HOME



Ground Floor

Kitchen	1866 x 3060 mm	6'1" x 10'0"
Dining/Family	3903 x 4757 mm	12'9" x 15'7"
Study/Bedroom 4	1879 x 2739 mm	6'1" x 8'11"
WC	860 x 1527 mm	2'9" x 5'0"

First Floor

Lounge	3940 x 3632 mm	12'11" x 11'10"
Bedroom 1	3903 x 2998 mm	12'9" x 9'10"
En Suite	1551 x 2169 mm	5'1" x 7'1"

* Window may be omitted on certain plots. Speak to Sales Adviser for details on individual plans.

Second Floor

Bedroom 2	3940 x 3494 mm	12'11" x 11'5"
Bedroom 3	3940 x 3355 mm	12'11" x 11'0"
Bathroom	1705 x 1963 mm	5'7" x 6'5"

* Window may be omitted on certain plots. Speak to Sales Adviser for details on individual plans.

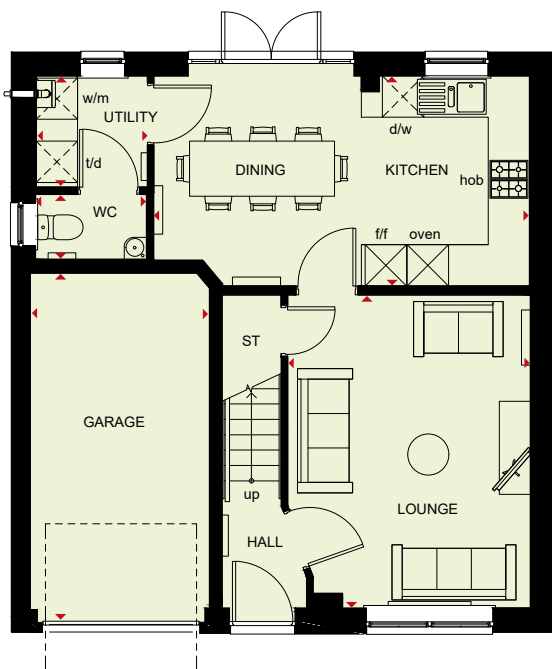
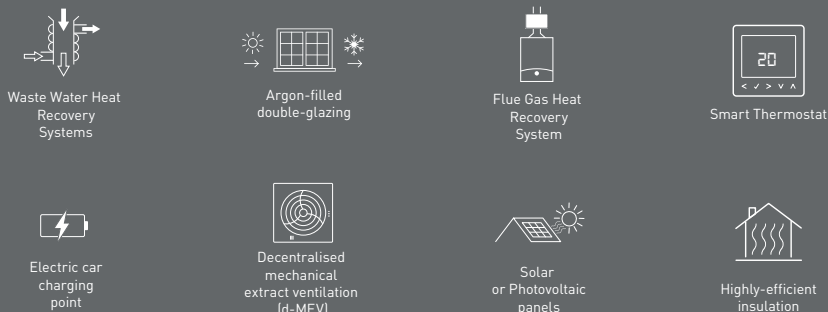
KEY	B	Boiler	d/w	Dishwasher space	W	Wardrobe space
	ST	Store	f/f	Fridge/freezer space	◀▶	Dimension location
	w/m	Washing machine space	BH/ST	Bulkhead Store		



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WINDERMERE

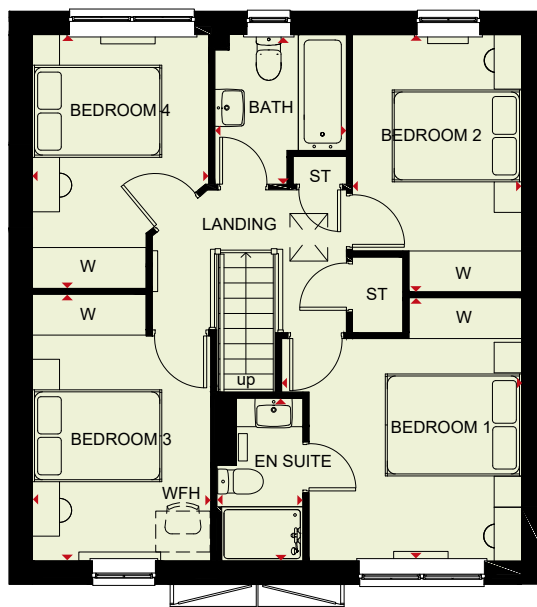
4 BEDROOM DETACHED HOME



Ground Floor

Living room	4542 x 3525 mm	14'10" x 11'6"
Kitchen/Dining	5456 x 3051 mm	17'10" x 10'0"
WC	1594 x 994 mm	5'2" x 3'3"
Utility	1615 x 1614 mm	5'3" x 5'3"
Garage	2606 x 4888 mm	8'7" x 16'0"

[Approximate dimensions]



First Floor

Bedroom 1	3525 x 3917 mm	11'6" x 12'10"
Bedroom 2	3727 x 2484 mm	12'2" x 8'1"
Bedroom 3	3917 x 2621 mm	12'10" x 8'7"
Bedroom 4	3725 x 2590 mm	12'2" x 8'5"
En suite	2391 x 1266 mm	7'10" x 4'1"
Bathroom	2144 x 1934 mm	7'0" x 6'4"

[Approximate dimensions]

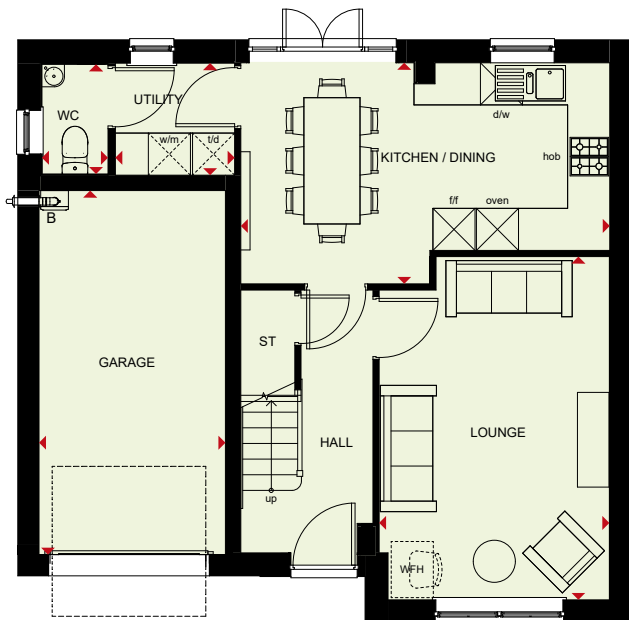
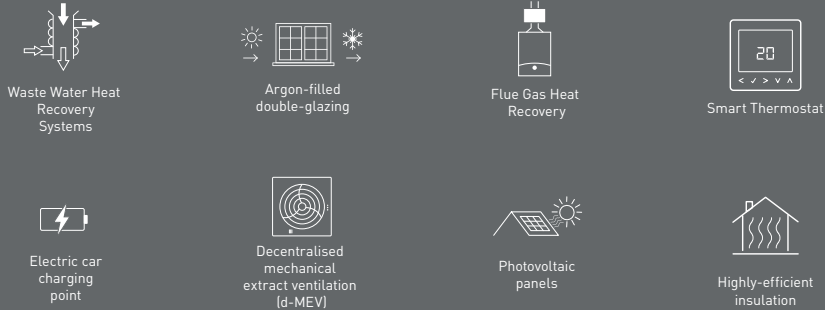
KEY	B	Boiler	f/f	Fridge/freezer space	◀▶	Dimension location
	ST	Store	dw	Dishwasher space		
	w/m	Washing machine space	WFH	Working from home space		



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RIPON

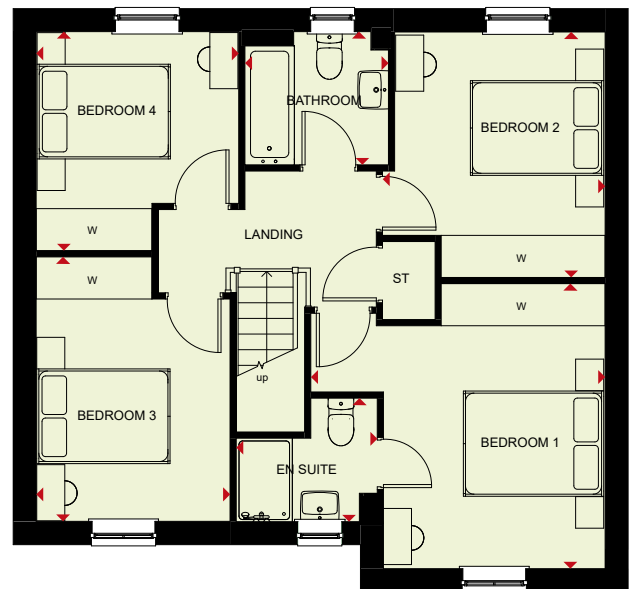
4 BEDROOM HOME



Ground Floor

Lounge	4898 x 3287 mm	16'0" x 10'9"
Kitchen/Dining	5259 x 3151 mm	17'3" x 10'4"
Utility	1700 x 1602 mm	5'6" x 5'3"
WC	976 x 1602 mm	3'2" x 5'3"
Garage	5189 x 3151 mm	17'0" x 10'4"

[Approximate dimensions]



First Floor

Bedroom 1	4196 x 4068 mm	13'9" x 13'4"
En Suite	2011 x 1661 mm	6'7" x 5'5"
Bedroom 2	3174 x 3504 mm	10'4" x 11'5"
Bedroom 3	2764 x 3774 mm	9'0" x 12'4"
Bedroom 4	2888 x 3123 mm	9'5" x 10'2"
Bathroom	2046 x 1899 mm	6'8" x 6'2"

[Approximate dimensions]

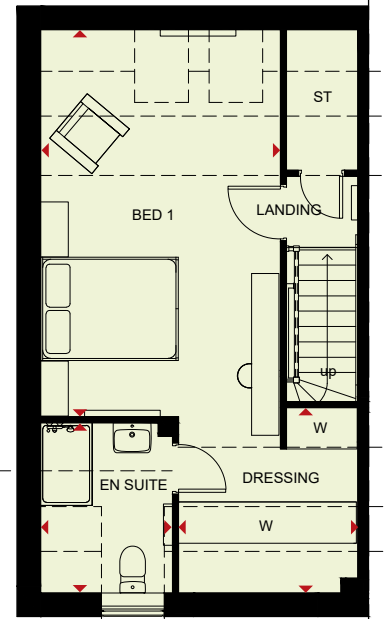
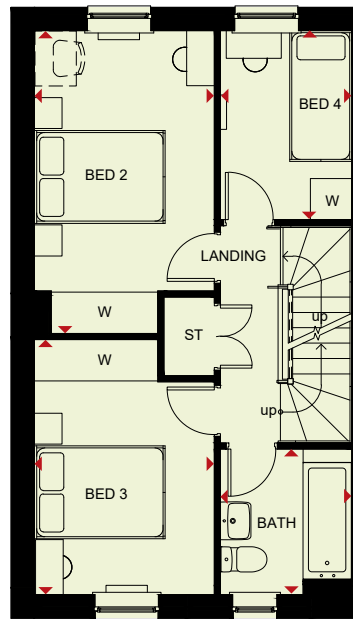
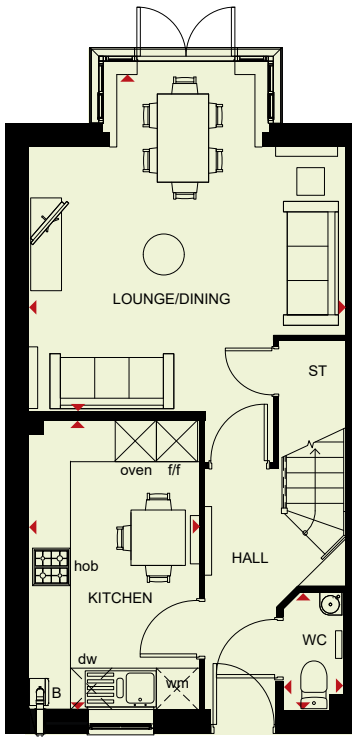
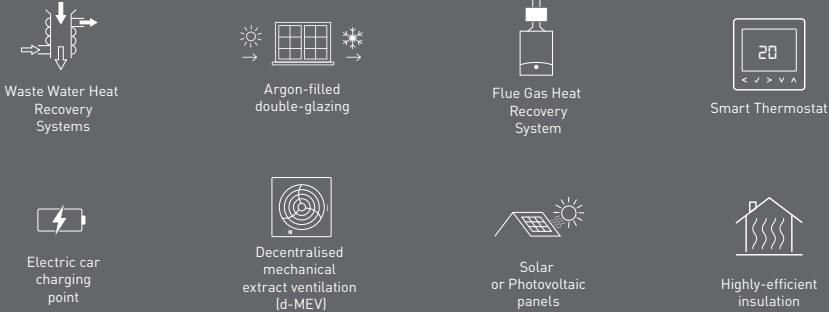
KEY	B Boiler	d/w Dishwasher space	WFH Working from home space
	ST Store	f/f Fridge/freezer space	W Wardrobe space
	w/m Washing machine space	t/d Tumble dryer space	◀▶ Dimension location



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WOODCOTE

4 BEDROOM HOME



Ground Floor

Lounge/Dining	5676 x 4612mm	18'7" x 15'1"
Kitchen	4202 x 2471mm	13'9" x 8'1"
WC	1674 x 850mm	5'5" x 2'9"

(Approximate dimensions)

First Floor

Bedroom 2	4400 x 2614mm	14'4" x 8'6"
Bedroom 3	3708 x 2614mm	12'1" x 8'6"
Bedroom 4	2747 x 1911mm	9'0" x 6'3"
Bathroom	2116 x 1911mm	6'11" x 6'3"

(Approximate dimensions)

Second Floor

Bedroom 1	3489 x 5631mm	11'5" x 18'5"
En suite	2477 x 1917mm	8'1" x 6'3"
Dressing	2607 x 2565mm	8'6" x 8'4"

(Approximate dimensions)

KEY

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



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CUSTOMER SERVICE BY BARRATT HOMES

BUILDING OUR CUSTOMER SERVICE TO BE THE BEST

At Barratt we are genuinely committed to delivering the highest standards of customer service. The same exacting standards that have helped us win more quality awards than any other major housebuilder also ensure we look after our customers as well as we possibly can.

We believe that solid foundations are as important to a customer relationship as they are to a building. During the planning and design process we go to great lengths to make sure the homes and developments we build are perfectly in tune with the needs and aspirations of their prospective owners.

Our Directors carry out weekly site inspections before, during and after the build process. As your home is built, it is checked at every stage to ensure it reaches the exacting standards we demand.

Our Customer Service Charter lays out our commitments to you and details the care, support and assistance we'll provide you with throughout your purchase and long after you've moved in.

As a result of the outstanding service we provide to our customers, we have been awarded the exceptional accreditation of "5 Star Builder" by the independent Home Builders Federation. 29,000 homebuyers across the country took part in the survey and this honour recognises the highest levels of positive recommendation by our customers, as well as the superior build quality of our homes.





BUILD YOUR FUTURE IN AN ENERGY-EFFICIENT BARRATT HOME

Designed for modern living

Our cleverly laid out rooms give you flexible, multi-purpose spaces which flow between indoors and out, so you can lead the life you want.

Energy-efficient and low cost to run

According to HBF data a brand-new home could be cheaper to run than an older home, meaning you could reduce your running costs.† With efficient heating systems, highly thermally efficient insulation throughout and argon-filled double glazing.

Peace of mind

Our homes come with an NHBC warranty and insurance policy, known as Buildmark, which includes a 2 year builder warranty period, followed by an 8 year insurance cover— so you can settle in to your new home without the worry of unexpected costs.^

Award-winning quality year after year

You'll find quality in all our homes and everything we do, that's why every year since 2010 we've been awarded 5 Stars from the Home Builders Federation, meaning over 90% of our customers would recommend us.*

We're here to help

Our expert Sales Advisers are on hand throughout your homebuying journey, giving you the best possible service and support every step of the way.

†Based on Government and Ofgem data in the HBF "Watt a Save" reports which provide annual average usage figures for existing homes vs new-build homes in the UK.^
2-year builder warranty from legal completion directly from Barratt Homes, backed by NHBC's resolution service. Then 8 years of structural defects insurance cover with NHBC. * We are the only major national housebuilder to be awarded this key industry award every year since 2010. "We" refers to the Barratt Developments PLC group brands including Barratt London, Barratt Homes and David Wilson Homes. Based on HBF star rating scheme from 2010 to 2022 derived from the NHBC national new homes survey at eight weeks (<https://www.hbf.co.uk/policy/policy-and-wider-work-program/customer-satisfaction-survey/latest-results/>), over 90% of Barratt Developments PLC group customer would recommend our brands to a friend.

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.



barratthomes.co.uk

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BARRATT
— HOMES —