



# 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

# BUCKLEY GARDENS

— A LOCATION LIKE NO OTHER —



Buckley Gardens is a development of 2, 3, 4 & 5 bedroom homes in the historic market town of Melksham.

Your new home will be surrounded by 7 acres of open space, and you can enjoy countryside walks along the Kennet and Avon Canal which is less than a 15 minute walk away.

Melksham town centre is close by, and you'll find cafes and pubs within walking distance.

The M4 is less than 25 minutes away, giving easy access to Bath, Bristol and Swindon.

A SENSE OF PEACE,  
**QUALITY**  
— AND SPACE —

Our homes at Buckley Gardens provide a sense of quality from the moment you step inside. We have thought carefully about the demands of family life. Intelligent designs ensure the interior layouts are bright and airy, with free-flowing, flexible rooms easy to adapt to the way you and your family want to live.



Entertaining will be effortless with spare rooms for your guests and open-plan kitchen or living dining areas allowing space for you to enjoy quality time. You won't have to wait for that morning shower as most of our homes have two or more bathrooms, including your own private sanctuary – a main bedroom en suite.



Hallways are large enough for a warm welcome and kitchens or living rooms open onto your garden for those summer days. Most importantly, everything is finished to the highest standards and there is plenty of storage for all of your things to ensure you have an ideal place for a comfortable lifestyle.



# THIRTY MINUTES

FROM YOUR NEW HOME



**Melksham town centre**  
0.8 miles by car



**Melksham train station**  
1.5 miles by car



**Lacock Abbey**  
4.5 miles by car



**Kennet & Avon Canal**  
0.8 miles by foot



**Bowood House & Gardens**  
9 miles by car



**Bath**  
14 miles by car

— CREATING A SUSTAINABLE —

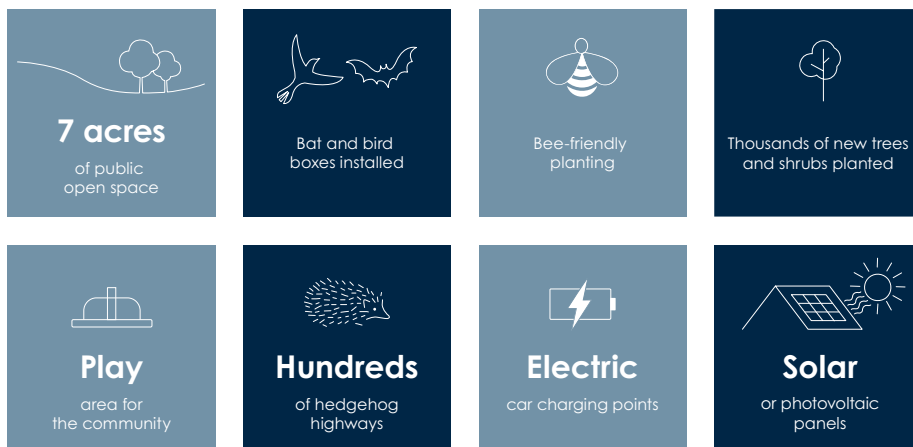
# COMMUNITY

WHERE FAMILIES AND NATURE CAN THRIVE

At David Wilson Homes, 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.







SITE PLAN

Off Semington Road, Melksham SN12 6DU  
2, 3, 4 and 5 bedroom homes

- The Wilford**  
2 bedroom home
- The Greenwood**  
3 bedroom home
- The Hadley**  
3 bedroom home
- The Hadley Special**  
3 bedroom home
- The Bayswater**  
4 bedroom home
- The Holden**  
4 bedroom home
- The Chelworth**  
4 bedroom home
- The Manning**  
5 bedroom home
- The Henley**  
5 bedroom home
- Shared Ownership:**
  - The Ashmoor**  
2 bedroom home
  - The Birchmoor**  
3 bedroom home
  - The Oakmoor**  
3 bedroom home
- Affordable Housing
- V Visitor Parking Space
- BCP Bin Collection Point
- S/S Substation
- LEAP Locally Equipped Area of Play
- SH Show Home



- Trees**
- Balancing pond**
- Please refer to working drawings for specific PV information**
- Giving nature a home on this development:**
  - Hedgehog Highway**
  - Bat Box**
  - Swift Nesting Brick**

Positioning of our sustainability features are subject to change. Speak to a Sales Adviser for more information.

See the Difference at [dwh.co.uk](http://dwh.co.uk)



DAVID WILSON HOMES  
WHERE QUALITY LIVES

Images and development layouts are for illustrative purposes, should be used for general guidance only and are not intended to form part of any contract or warranty unless specifically incorporated in writing. Development layouts including house types and tenures, the location of affordable housing, parking arrangements, play areas, landscaping and public open spaces are subject to change including any changes required due to a change in planning permission. Buckley Gardens is a marketing name only and may not be the designated postal address, which may be determined by The Post Office.

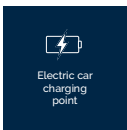


# THE WILFORD

## TWO BEDROOM HOME



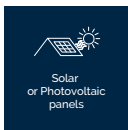
Highly-efficient insulation



Electric car charging point



Decentralised mechanical extract ventilation (d-MEV)



Solar or Photovoltaic panels



Waste Water Heat Recovery Systems



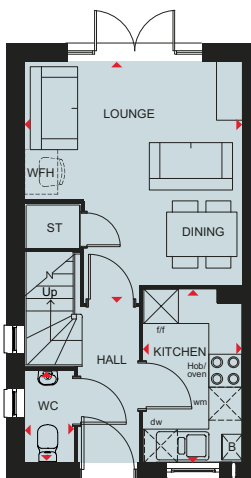
Argon-filled double-glazing



Flue Gas Heat Recovery System



A/B EPC rating

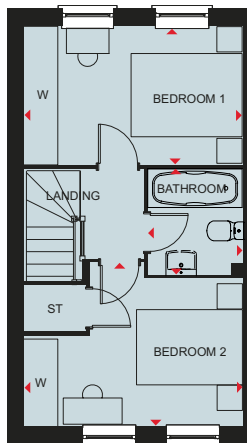


### Ground Floor

Lounge/dining  
Kitchen  
WC

4357 x 3923 mm 14'4" x 12'10"  
3083 x 1780 mm 10'1" x 5'10"  
1615 x 880 mm 5'4" x 2'11"

(Approximate dimensions)



### First Floor

Bedroom 1  
Bedroom 2  
Bathroom

3923 x 2487 mm 12'10" x 8'2"  
3923 x 2926 mm 12'10" x 9'7"  
1897 x 1695 mm 6'3" x 5'7"

(Approximate dimensions)

### Key

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



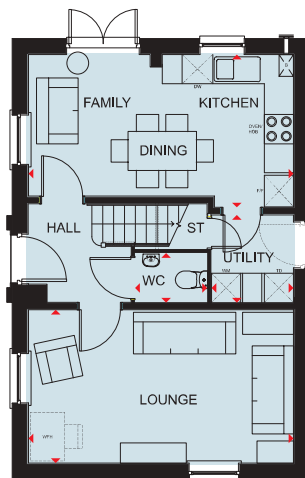
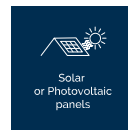
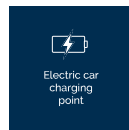
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# THE HADLEY

## THREE BEDROOM HOME

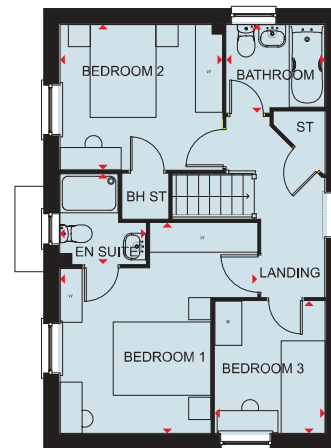


\* Rear door omitted from Plans 19, 73, 105, 111, 118 & 126

### Ground Floor

Lounge	5450 x 3148 mm	17'11" x 10'4"
Kitchen/Family/ Dining	5450 x 3143 mm	17'11" x 10'4"
Utility	1799 x 1688 mm	5'11" x 5'6"
WC	1480 x 1014 mm	4'10" x 3'4"

(Approximate dimensions)



\* Landing window omitted from Plans 19, 73, 105, 111, 118 & 126

### First Floor

Bedroom 1	4324 x 4053 mm	14'2" x 13'3"
En Suite	1856 x 1771 mm	6'1" x 5'9"
Bedroom 2	3336 x 2978 mm	11'3" x 9'9"
Bedroom 3	2713 x 2265 mm	8'11" x 7'5"
Bathroom	2025 x 1811 mm	6'8" x 6'0"

(Approximate dimensions)

### Key

B Boiler	wm Washing machine space	dw Dishwasher space	W Wardrobe space	◄ Dimension location
ST Store	f/f Fridge/freezer space	TD Tumble dryer	WFH Working from home space	



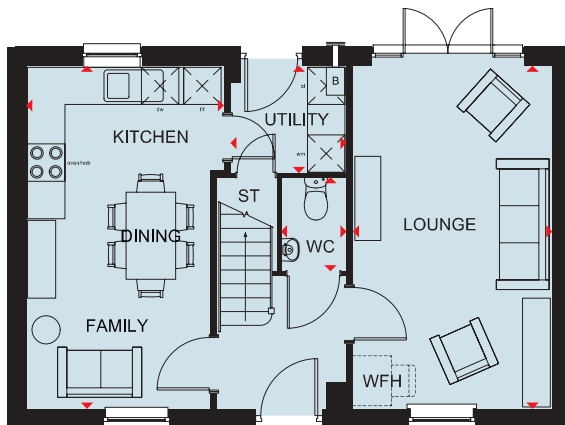
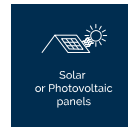
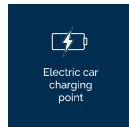
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# THE HADLEY SPECIAL

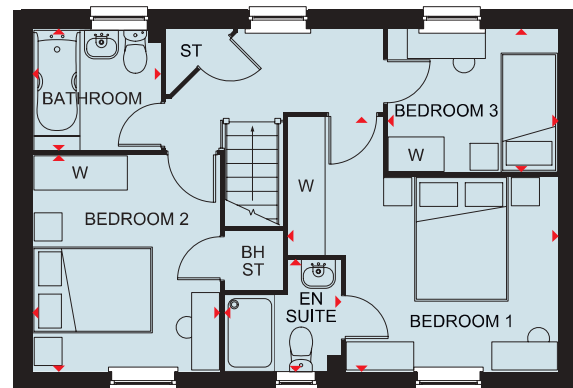
## THREE BEDROOM HOME



### Ground Floor

Lounge	5450 x 3148 mm	17'11" x 10'4"
Kitchen/Family/Dining	5450 x 3131 mm	17'11" x 10'3"
Utility	1811 x 1687 mm	5'11" x 5'6"
WC	1485 x 1013 mm	4'10" x 3'4"

(Approximate dimensions)



### First Floor

Bedroom 1	4324 x 4053 mm	14'2" x 13'4"
En Suite	1856 x 1771 mm	6'1" x 5'9"
Bedroom 2	3436 x 2978 mm	11'3" x 9'9"
Bedroom 3	2713 x 2260 mm	8'11" x 7'5"
Bathroom	2025 x 1925 mm	6'8" x 6'4"

(Approximate dimensions)

### Key

B	Boiler	CYL	Cylinder	wm	Washing machine space	f/f	Fridge freezer space	W	Wardrobe space
ST	Store	td	Tumble Dryer space	dw	Dishwasher space	WFH	Working from home space	↔	Dimension location

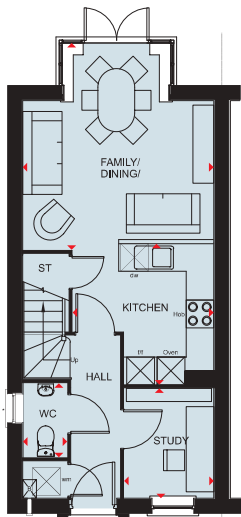
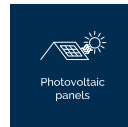
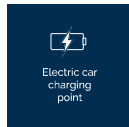


DAVID WILSON HOMES



# THE GREENWOOD

## THREE BEDROOM HOME

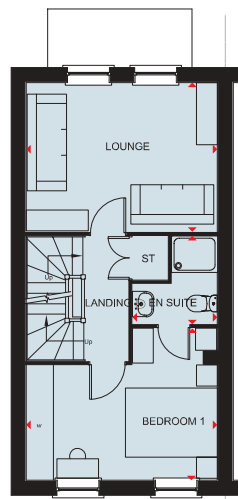


### Ground Floor

Family/Dining	4513 x 4163 mm	14'10" x 13'8"
Kitchen	3074 x 3070 mm	10'1" x 10'1"
Study	2394 x 1960 mm	7'10" x 6'5"
WC	1614 x 963 mm	5'4" x 3'2"

(Approximate dimensions)

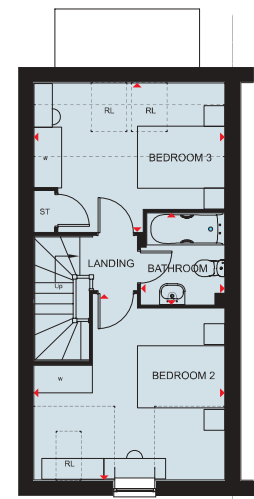
\* WC window to be included where plotting conditions allow



### First Floor

Lounge	4168 x 3253 mm	13'8" x 10'8"
Bedroom 1	4168 x 3316 mm	13'8" x 10'10"
En Suite	1928 x 1848 mm	6'4" x 6'1"

(Approximate dimensions)



### Second Floor

Bedroom 2	4168 x 4054* mm	13'8" x 13'4"
Bedroom 3	4168 x 3248* mm	13'8" x 10'8"
Bathroom	2001 x 1827 mm	6'7" x 6'0"

(Approximate dimensions)

\* Overall floor dimension includes lowered ceiling areas

### Key

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



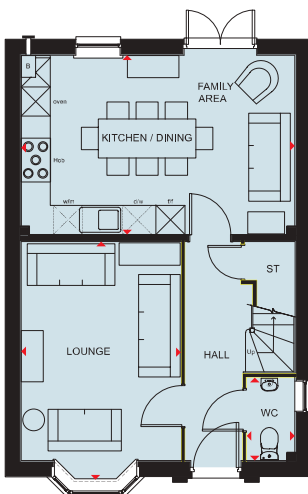
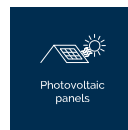
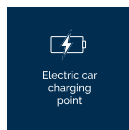
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# THE BAYSWATER

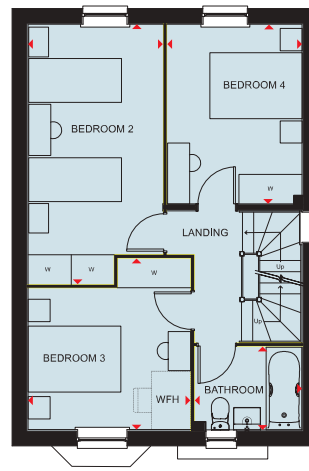
## FOUR BEDROOM HOME



### Ground Floor

Lounge	4895 x 3290 mm	16'1" x 10'10"
Kitchen/Family/Dining	5630 x 3680 mm	18'6" x 12'1"
WC	1712 x 1000 mm	5'7" x 3'3"

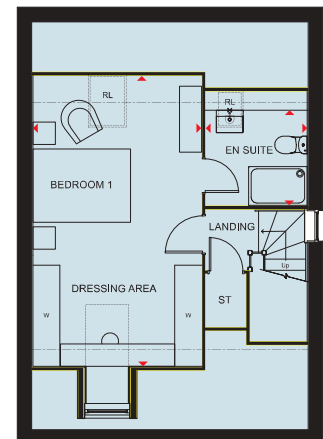
(Approximate dimensions)



### First Floor

Bedroom 2	2773 x 5341 mm	9'1" x 17'6"
Bedroom 3	3341 x 3517 mm	11'0" x 11'6"
Bedroom 4	2776 x 3686 mm	9'1" x 12'1"
Bathroom	2210 x 1712 mm	7'3" x 5'7"

(Approximate dimensions)



### Second Floor

Bedroom 1/ Dressing Area	5970* x 3463 mm	19'7" x 11'4"
En suite 1	2085 x 1954* mm	6'10" x 6'5"*

(Approximate dimensions)

\* Overall floor dimension includes lowered ceiling areas

### Key

B	Boiler	w/m	Washing machine	f/f	Fridge freezer space	W	Wardrobe space	◄	Dimension location
ST	Store	d/w	Dishwasher space	WFH	Working from home space	RL	Roof lights		

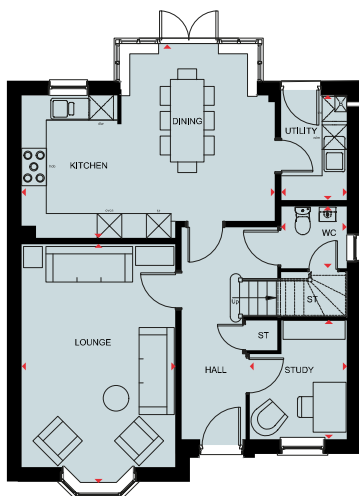
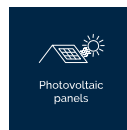
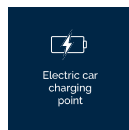


DAVID WILSON HOMES



# THE HOLDEN

## FOUR BEDROOM HOME



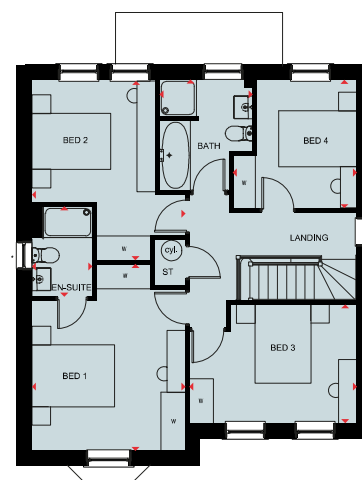
### Ground Floor

Lounge	5797 x 3723 mm	19'0" x 12'3"
Kitchen/Dining	6142 x 4685 mm	20'2" x 15'4"
Study	2881 x 2361 mm	9'6" x 7'9"
Utility	2545 x 1588 mm	8'4" x 5'3"
WC	1498 x 1588 mm	4'11" x 5'3"

(Approximate dimensions)

### Key

B	Boiler	W	Wardrobe space	wm	Washing machine space	CYL	Cylinder	◆◆	Dimension location
ST	Store	f/f	Fridge/freezer space	dw	Dishwasher space	td	Tumble dryer		



### First Floor

Bedroom 1	4538 x 3728 mm	14'11" x 12'3"
En Suite	2190 x 1471 mm	7'2" x 4'10"
Bedroom 2	4379 x 3728 mm	14'4" x 12'3"
Bedroom 3	4073 x 2881 mm	13'4" x 9'5"
Bedroom 4	3115 x 3043 mm	10'3" x 10'0"
Bathroom	2689 x 2266 mm	8'10" x 7'5"

(Approximate dimensions)

\* En Suite window to be fixed on plots 14, 22, 32, 36, 38, 71, 93, 102, 103, 104, 107, 108 & 139 only.



Scan here for more details



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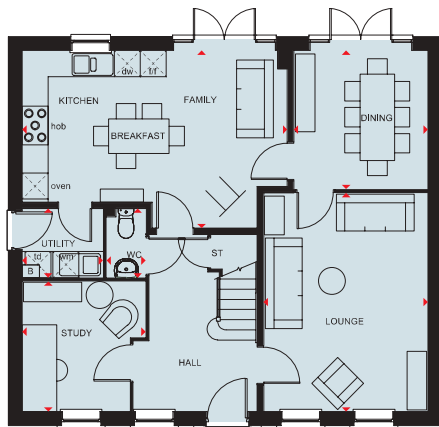
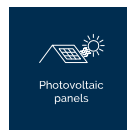
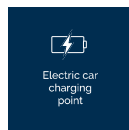
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BDW003493/AUG23



# THE CHELWORTH

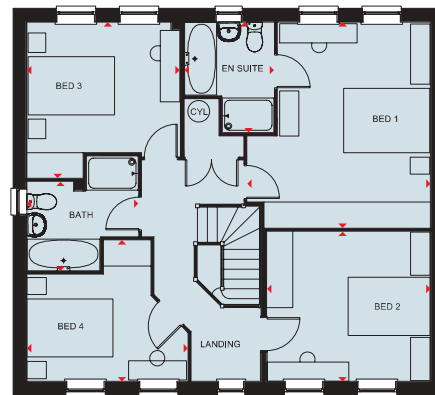
## FOUR BEDROOM HOME



### Ground Floor

Lounge	5050 x 3800 mm	16'7" x 12'6"
Kitchen/Family/Breakfast	6130 x 4100 mm	20'1" x 13'5"
Dining	3201 x 3100 mm	10'6" x 10'2"
Study	2987 x 2850 mm	9'10" x 9'4"
Utility	1861 x 1614 mm	6'1" x 5'4"
W.C.	1614 x 900 mm	5'4" x 2'11"

(Approximate dimensions)



### First Floor

Bed 1	4775 x 4261 mm	15'8" x 14'0"
En-Suite	2077 x 2561 mm	6'10" x 8'5"
Bed 2	3476 x 3800 mm	11'5" x 12'6"
Bed 3	3552 x 3616 mm	11'8" x 11'10"
Bed 4	3736 x 3275 mm	12'3" x 10'9"
Bath	2584 x 2071 mm	8'6" x 6'10"

(Approximate dimensions)

### Key

B	Boiler	BH ST	Bulkhead store	wm	Washing machine space	td	Tumble dryer space	w	Wardrobe space
ST	Store	f/f	Fridge/freezer space	dw	Dishwasher space	WFH	Working from home space	↗	Dimension location

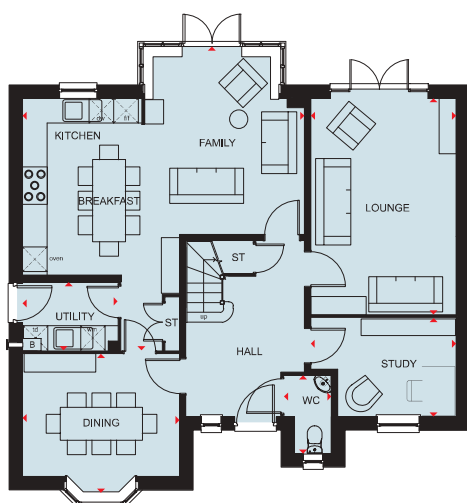
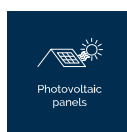
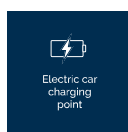


DAVID WILSON HOMES



# THE MANNING

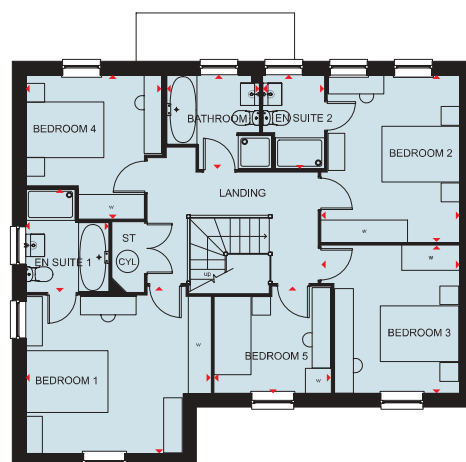
## FIVE BEDROOM HOME



### Ground Floor

Lounge	3545 x 5276 mm	11'8" x 17'4"
Kitchen/Breakfast/Family	7413 x 6883 mm	24'4" x 22'7"
Dining	3840 x 3388 mm	12'7" x 11'1"
Study	2408 x 3550 mm	7'11" x 11'8"
Utility	2325 x 1665 mm	7'8" x 5'6"
WC	1909 x 1165 mm	6'3" x 3'10"

(Approximate dimensions)



### First Floor

Bedroom 1	4066 x 4515 mm	13'4" x 14'10"
En suite 1	2027 x 2514 mm	6'8" x 8'3"
Bedroom 2	3375 x 4072 mm	11'1" x 13'5"
En suite 2	1489 x 2297 mm	4'11" x 7'6"
Bedroom 3	3603 x 3375 mm	11'10" x 11'1"
Bedroom 4	3312 x 3503 mm	10'10" x 11'6"
Bedroom 5	2839 x 2604 mm	9'4" x 8'7"
Bathroom	2261 x 2296 mm	7'5" x 7'6"

(Approximate dimensions)

### Key

B	Boiler	CYL	Cylinder	dw	Dishwasher space	td	Tumble dryer space	↗	Dimension location
ST	Store	wm	Washing machine space	f/f	Fridge/freezer space	w	Wardrobe space		

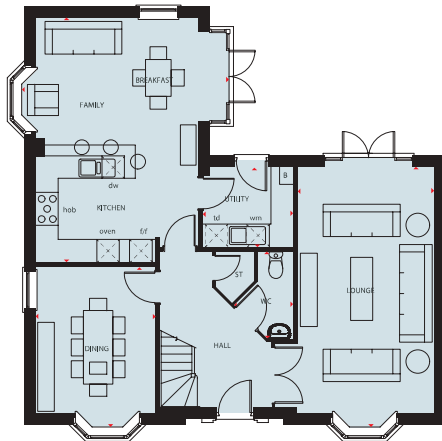
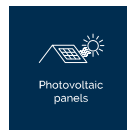
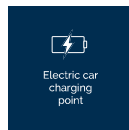


DAVID WILSON HOMES



# THE HENLEY

## FIVE BEDROOM HOME



### Ground Floor

Lounge	7040 x 4300 mm	23'1" x 14'1"
Kitchen/Family/Breakfast	6595 x 5626 mm	21'8" x 18'5"
Dining	4340 x 3218 mm	14'3" x 10'7"
Utility	2440 x 2143 mm	8'0" x 7'1"
WC	2341 x 1595 mm	7'8" x 5'3"

(Approximate dimensions)

### First Floor

Bed 1	6689 x 4388 mm	21'11" x 14'5"
En Suite	2608 x 1394 mm	8'7" x 4'7"
Bed 2	3918 x 3284 mm	12'10" x 10'9"
En Suite	2608 x 1375 mm	8'7" x 4'6"
Bed 3	3733 x 3105 mm	12'3" x 10'2"
Bed 4	3445 x 3209 mm	11'4" x 10'6"
Bed 5/Study	2847 x 2353 mm	9'4" x 7'9"
Bathroom	3027 x 2346 mm	9'11" x 7'8"

(Approximate dimensions)

### Key

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



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# 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 house-builder 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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