



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

Burford Road, Witney OX28 6DJ

	THE WILFORD	2 bedroom home
	THE HADLEY	3 bedroom home
	THE KENNETT	3 bedroom home
	THE ARCHFORD	3 bedroom home
	THE ABBEYDALE	3 bedroom home
	THE FAIRWAY	3 bedroom home
	THE HERTFORD	4 bedroom home
	THE WINSTONE	4 bedroom home
	THE HOLDEN	4 bedroom home
	THE BRADGATE	4 bedroom home
	THE ASHTREE	4 bedroom home
	THE LAYTON	4 bedroom home
	THE EDEN	4 bedroom home
	THE KINGFISHER	4 bedroom home
	THE HEREFORD	4 bedroom home
	THE BAYSWATER	4 bedroom home
	THE MILWOOD	4 bedroom home
	THE AVONDALE	4 bedroom home
	THE HENLEY	5 bedroom home
	THE EMERSON	5 bedroom home
	THE MANNING	5 bedroom home
	ASTER GROUP HOMES	



THE WILFORD

TWO BEDROOM SEMI-DETACHED HOME



Individual plots may vary, please speak to the Sales Adviser



The semi-detached Wilford is the ideal solution for those seeking a first or smaller home. Step through the front door and the hall leads to a separate, stylishly fitted kitchen and a downstairs WC. It then opens up into a spacious lounge and

dining area with French doors leading to the rear garden – the perfect place to entertain in good weather. Upstairs are two double bedrooms, a bathroom fitted with contemporary sanitary ware and plenty of essential storage space.



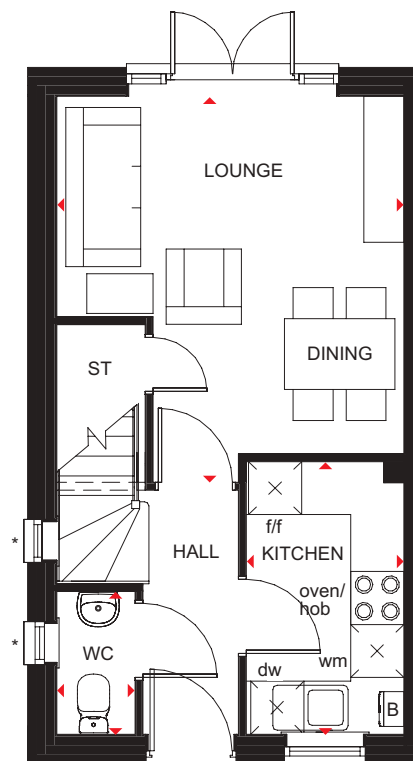
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE WILFORD

TWO BEDROOM END-TERRACE HOME

Key

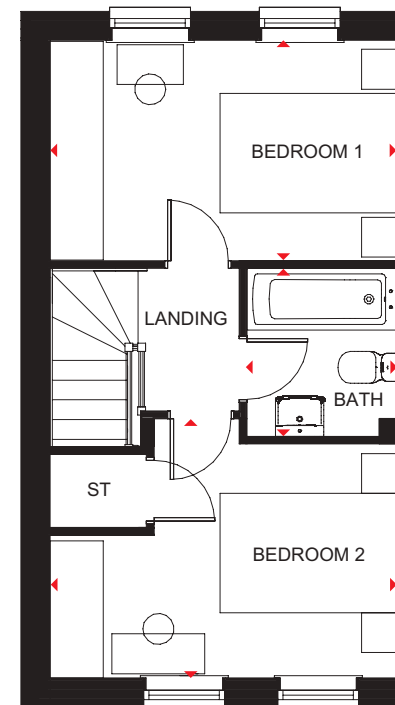
B	Boiler	wm	Washing machine space
ST	Store	dw	Dishwasher space
f/f	Fridge/freezer space	◄►	Dimension location



Ground Floor

Lounge/Dining	4362 x 3923 mm	14'4" x 12'10"
Kitchen	3083 x 1780 mm	10'1" x 5'10"
WC	1615 x 885 mm	5'4" x 2'11"

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



First Floor

Bedroom 1	3923 x 2492 mm	12'10" x 8'2"
Bedroom 2	3923 x 2931 mm	12'10" x 9'7"
Bathroom	1897 x 1695 mm	6'3" x 5'7"

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.

BDW002260/NOV22

THE BAYSWATER

FOUR BEDROOM DETACHED HOME



Individual plots may vary, please speak to the Sales Adviser



The Bayswater is beautifully designed over three floors with an intelligent use of space applied. The expansive open-plan kitchen with dining and family areas has French doors leading to the rear garden. The lounge, with an attractive

bay window, is perfect for all the family to relax in. On the first floor are two double bedrooms, a twin bedroom and the family bathroom. The spacious main bedroom, with en suite and dressing area, takes up the entire second floor.



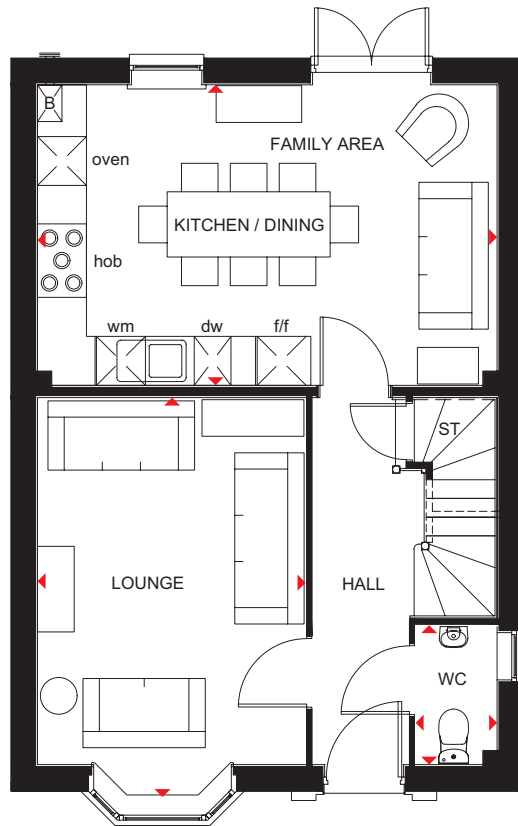
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WHERE QUALITY LIVES

THE BAYSWATER

FOUR BEDROOM DETACHED HOME

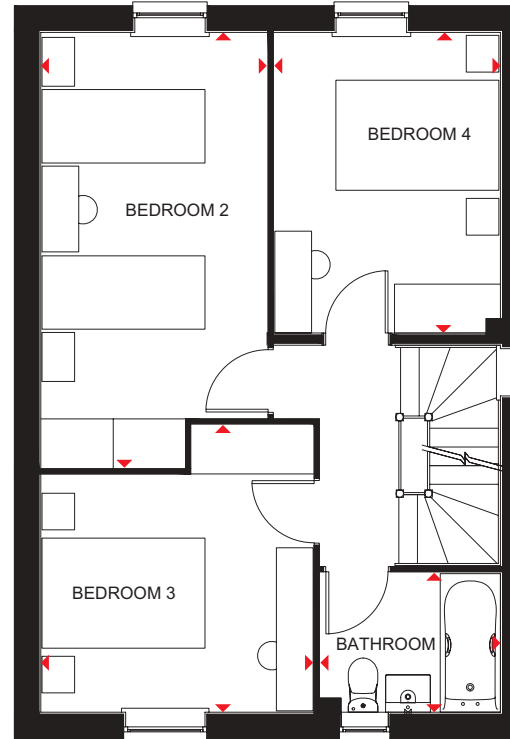
Key

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



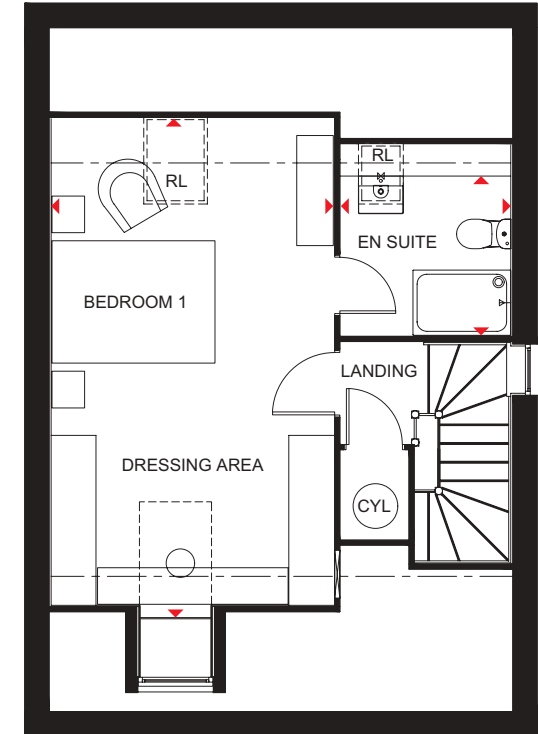
Ground Floor

Lounge	4900 x 3290 mm	16'1" x 10'10"
Kitchen/Family/Dining	5640 x 3687 mm	18'6" x 12'1"
WC	1712 x 1000 mm	5'7" x 3'3"



First Floor

Bedroom 2	2773 x 5341 mm	9'1" x 17'6"
Bedroom 3	3341 x 3525 mm	11'0" x 11'7"
Bedroom 4	2776 x 3688 mm	9'1" x 12'1"
Bathroom	2210 x 1712 mm	7'3" x 5'7"



Second Floor

Bedroom 1/Dressing Area	6120* x 3463 mm	20'1" x 11'4"
En suite	2085 x 1954* mm	6'10" x 6'5"

*Overall floor dimension includes lowered ceiling areas

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THE EMERSON

FIVE BEDROOM HOME



Individual plots and elevations may vary, please speak to the Sales Adviser



The exceptionally spacious Emerson radiates comfort and style over three floors. The large kitchen, with separate utility, has breakfast and family areas and access to the garden. The large dual-aspect lounge also leads to the garden via French

doors and there's a separate dining room for more formal entertaining. On the first floor are three double bedrooms, the large main with dressing area and en suite. The top floor has a further double bedroom, a single bedroom and a shower room.



DAVID WILSON HOMES

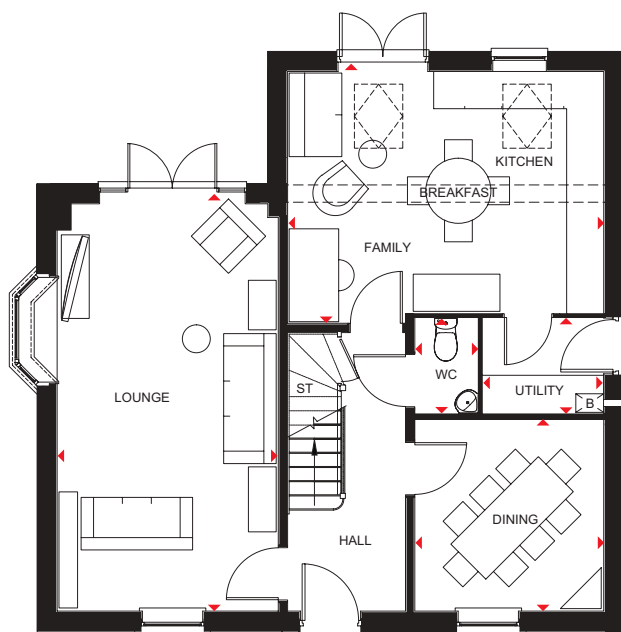
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THE EMERSON

FIVE BEDROOM HOME

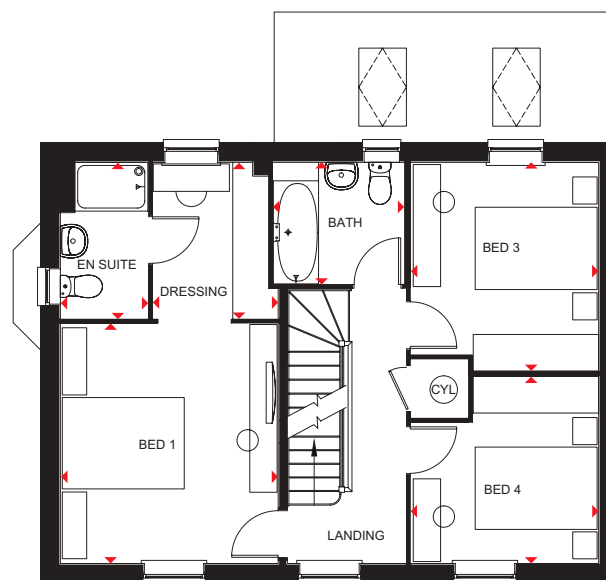
Key

B	Boiler	◀▶	Dimension location
ST	Store		
CYL	Cylinder		



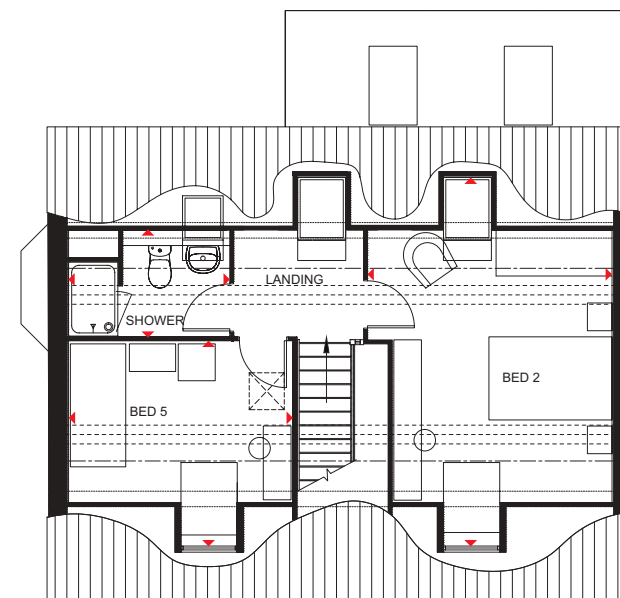
Ground Floor

Lounge	6580 x 3573 mm	21'7" x 11'9"
Kitchen/Family/ Breakfast	5107 x 4067 mm	16'9" x 13'4"
Utility	1948 x 1527 mm	6'5" x 5'7"
Dining	3087 x 3052 mm	10'2" x 10'0"
WC	1531 x 1013 mm	5'0" x 3'4"



First Floor

Bedroom 1	3929 x 3573 mm	12'11" x 11'9"
Dressing	2558 x 2047 mm	8'5" x 6'9"
En Suite	2558 x 1433 mm	8'5" x 4'8"
Bedroom 3	3423 x 3074 mm	11'3" x 10'1"
Bedroom 4	3074 x 3068 mm	10'1" x 10'1"
Bathroom	2138 x 1993 mm	7'0" x 6'6"



Second Floor

Bedroom 2	5648* x 3970 mm	18'6" x 13'0"
Bedroom 5	3632 x 3142* mm	12'0" x 10'3"*
Shower Room	2606 x 1713* mm	8'6" x 5'7"*

*Overall floor dimensions include lowered ceiling areas

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BDW001919/OCT22

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.

DAVID WILSON HOMES

WHERE QUALITY LIVES

dwh.co.uk or call **0333 355 8479**

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