

Barratt Homes
at
Richmond Park



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.



Barratt Homes at Richmond Park

- **The Alverton**
2 bedroom home
- **The Brentford**
3 bedroom home
- **The Moresby**
3 bedroom home
- **The Maidstone**
3 bedroom home
- **The Ellerton**
3 bedroom home
- **The Denby**
3 bedroom home
- **The Woodcote**
4 bedroom home
- **The Kingsley**
4 bedroom home
- **The Hythie**
4 bedroom home
- **The Chester**
4 bedroom home
- **The Buchanan**
4 bedroom home
- **The Hesketh**
4 bedroom home
- **The Alfreton**
4 bedroom home
- **The Radleigh**
4 bedroom home
- **The Alnmouth**
4 bedroom home
- V **Visitors Parking Space**
- SH **Show Homes** MS **Marketing Suite**
- BCP **Bin Collection Point** CP **Car Port**



Swale



Trees



Balancing
pond



New
tree lines



Mown grass
paths



Parkland
space



Giving nature a home on this
development:

Bat Box
Selected plots*



Bird Box
Selected plots*



Swift Nesting Brick
Selected plots*



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

barratthomes.co.uk



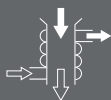
Images and development layouts are for illustrative purposes, should be used for general guidance only and are not intended to form part of any contract or warranty unless specifically incorporated in writing. Development layouts including house types and tenures, the location of affordable housing,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

ELLERTON

3 BEDROOM HOME



Photovoltaic panels



Waste Water Heat Recovery Systems



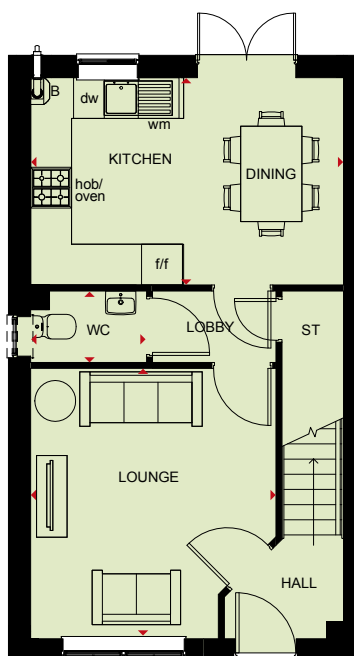
Decentralised mechanical extract ventilation (d-MEV)



Argon-filled double-glazing



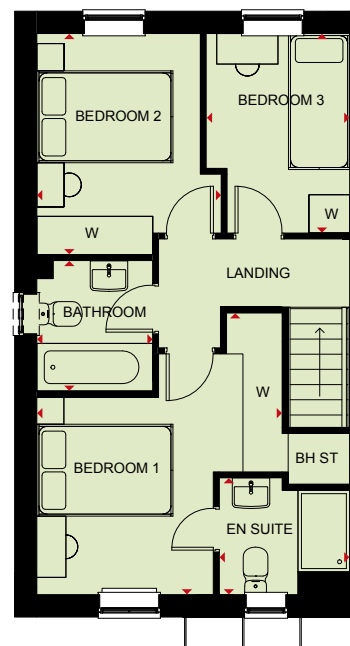
Highly-efficient insulation



Ground Floor

Kitchen/Dining	4551 x 3048 mm	14'11" x 10'0"
Living Room	3903 x 3599 mm	12'10" x 11'10"
WC	1663 x 1016 mm	5'5" x 3'4"

[Approximate dimensions]



First Floor

Bedroom 1	3600 x 3673 mm	11'10" x 12'1"
En Suite	1928 x 1707 mm	6'4" x 5'7"
Bedroom 2	3235 x 2386 mm	10'7" x 7'10"
Bedroom 3	2917 x 2128 mm	9'7" x 7'0"
Bathroom	1917 x 1700 mm	6'3" x 5'7"

[Approximate dimensions]

KEY B Boiler
ST Store
BH ST Bulkhead store

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

W Wardrobe space
◀▶ Dimension location

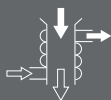


MORESBY

3 BEDROOM HOME



Photovoltaic panels



Waste Water Heat Recovery Systems



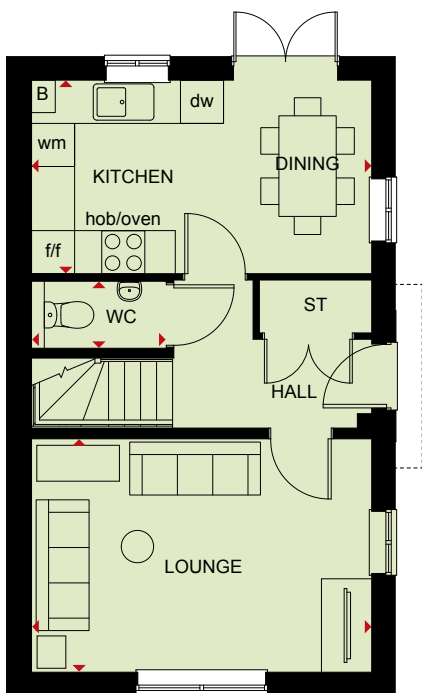
Decentralised mechanical extract ventilation (d-MEV)



Argon-filled double-glazing



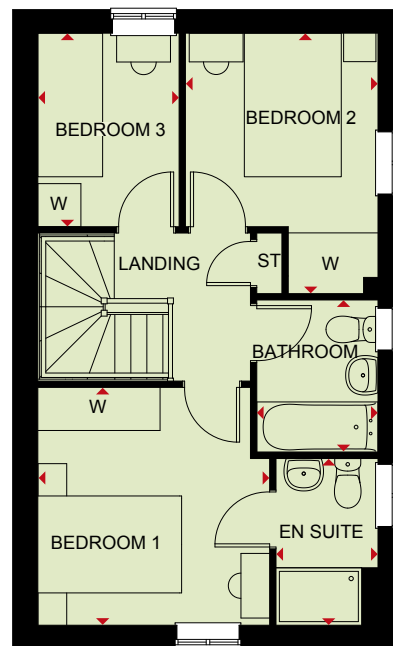
Highly-efficient insulation



Ground Floor

Kitchen/Dining	4694 x 2687 mm	15'5" x 8'10"
Lounge	4707 x 3233 mm	15'5" x 10'7"
WC	1700 x 995 mm	5'7" x 3'3"

(Approximate dimensions)



First Floor

Bedroom 1	3187 x 3282 mm	10'5" x 10'9"
En Suite	2313 x 1432 mm	7'7" x 4'8"
Bedroom 2	3608 x 2688 mm	11'10" x 8'10"
Bedroom 3	2695 x 1951 mm	8'10" x 6'5"
Bathroom	2120 x 1691 mm	6'11" x 5'7"

(Approximate dimensions)

KEY

B Boiler
ST Store
wm Washing machine space

W Wardrobe space
f/f Fridge/freezer space
dw Dishwasher space

◀ ▶ Dimension location

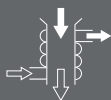


MAIDSTONE

3 BEDROOM HOME



Photovoltaic panels



Waste Water Heat Recovery Systems



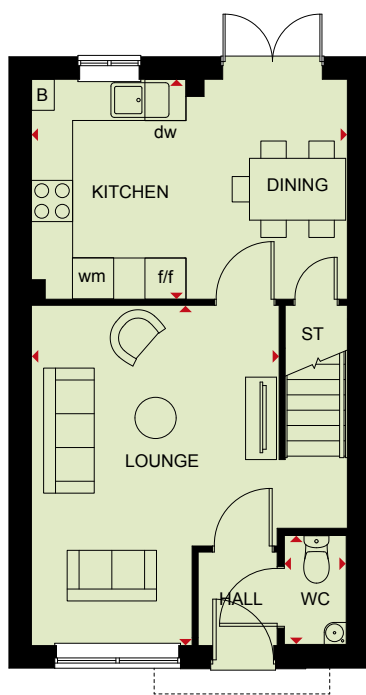
Decentralised mechanical extract ventilation (d-MEV)



Argon-filled double-glazing



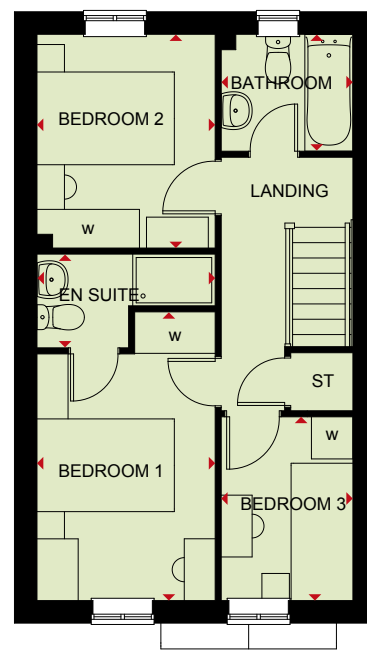
Highly-efficient insulation



Ground Floor

Kitchen/Dining	4552 x 3202 mm	14'11" x 10'6"
Lounge	4887 x 3609 mm	16'0" x 11'10"
WC	1587 x 900 mm	5'2" x 2'11"

[Approximate dimensions]



First Floor

Bedroom 1	4190 x 2597 mm	13'9" x 8'6"
En Suite	2597 x 1355 mm	8'6" x 4'5"
Bedroom 2	3098 x 2597 mm	10'2" x 8'6"
Bedroom 3	2662 x 1918 mm	8'9" x 6'4"
Bathroom	1918 x 1700 mm	6'4" x 5'7"

[Approximate dimensions]

KEY

B Boiler
ST Store
wm Washing machine space

W Wardrobe space
f/f Fridge/freezer space
dw Dishwasher space

◀ ▶ Dimension location

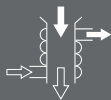


HESKETH

4 BEDROOM HOME



Photovoltaic panels



Waste Water Heat Recovery Systems



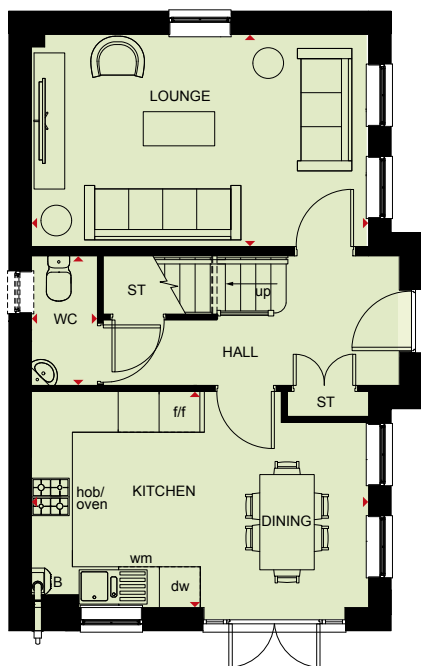
Decentralised mechanical extract ventilation (d-MEV)



Argon-filled double-glazing



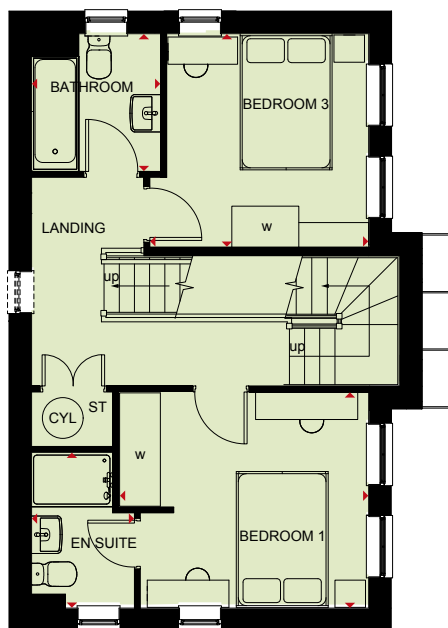
Highly-efficient insulation



Ground Floor

Lounge	4921 x 3108 mm	16'2" x 10'2"
Kitchen/Dining	4921 x 3152 mm	16'2" x 10'4"
WC	1923 x 911 mm	6'4" x 3'0"

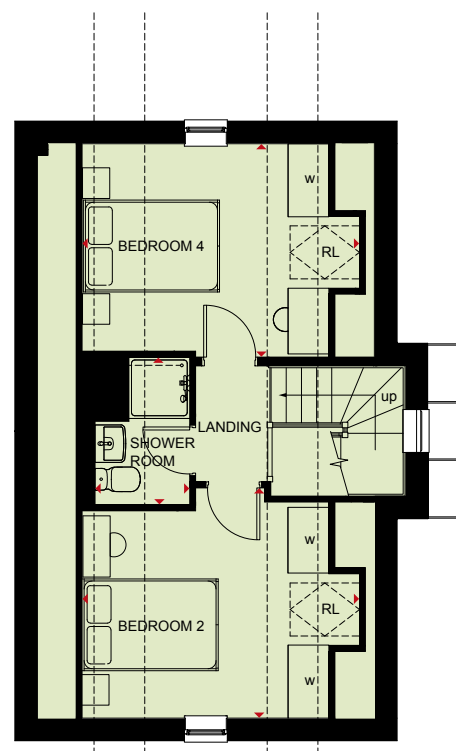
[Approximate dimensions]



First Floor

Bedroom 1	3670 x 3157 mm	12'0" x 10'4"
En Suite	2264 x 1497 mm	7'5" x 4'11"
Bedroom 3	3206 x 3152 mm	10'6" x 10'4"
Bathroom	2015 x 1889 mm	6'7" x 6'2"

[Approximate dimensions]



Second Floor

Bedroom 2	4075 x 3509 mm*	13'4" x 11'6"*
Bedroom 4	4075 x 3152 mm*	13'4" x 10'4"*
Shower Room	2168 x 1323 mm	7'1" x 4'4"

[Approximate dimensions]

*Overall floor dimension includes lower ceiling areas.

KEY

- B Boiler
- ST Store
- CYL Cylinder

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

- W Wardrobe space
- RL Roof light
- ◀▶ Dimension location

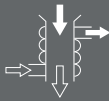


WOODCOTE

4 BEDROOM HOME



Photovoltaic panels



Waste Water Heat Recovery Systems



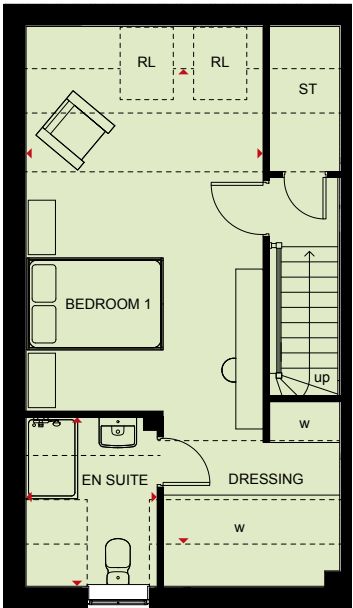
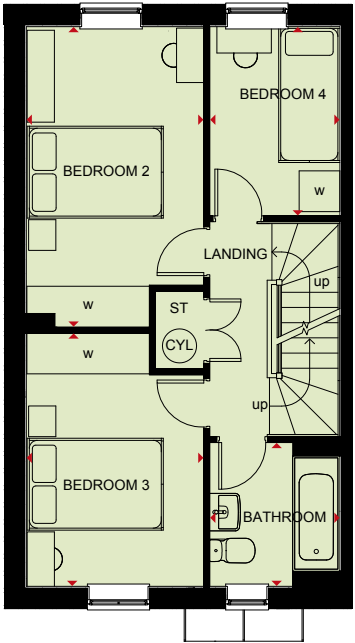
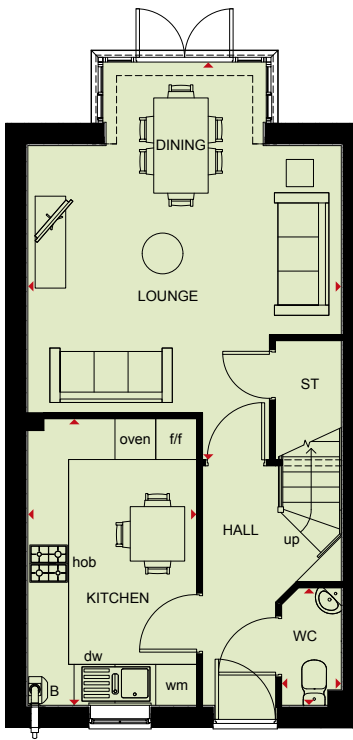
Decentralised mechanical extract ventilation (d-MEV)



Argon-filled double-glazing



Highly-efficient insulation



Ground Floor

Lounge/Dining	4600 x 5844 mm	15'1" x 19'2"
Kitchen	2454 x 4197 mm	8'1" x 13'9"
WC	896 x 1712 mm	2'11" x 5'7"

[Approximate dimensions]

First Floor

Bedroom 2	2594 x 4400 mm	8'6" x 14'5"
Bedroom 3	2594 x 3708 mm	8'6" x 12'2"
Bedroom 4	1930 x 2765 mm	6'4" x 9'1"
Bathroom	1930 x 2098 mm	6'4" x 6'11"

[Approximate dimensions]

Second Floor

Bedroom 1	3468 x 6985 mm*	11'5" x 22'11"*
En Suite	1915 x 2472 mm*	6'3" x 8'1"*

[Approximate dimensions]

*Overall floor dimension includes lower ceiling areas.

KEY
B Boiler
ST Store
CYL Cylinder

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

W Wardrobe space
RL Roof light
◀▶ Dimension location

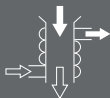


ALFRETON

4 BEDROOM HOME



Photovoltaic panels



Waste Water Heat Recovery Systems



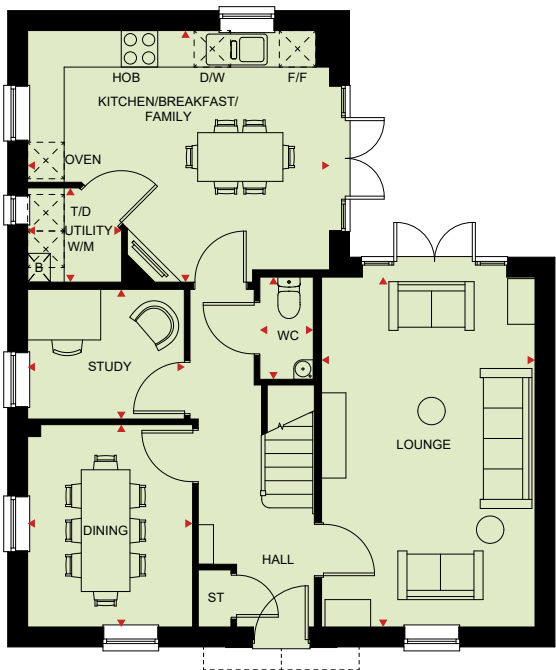
Decentralised mechanical extract ventilation (d-MEV)



Argon-filled double-glazing



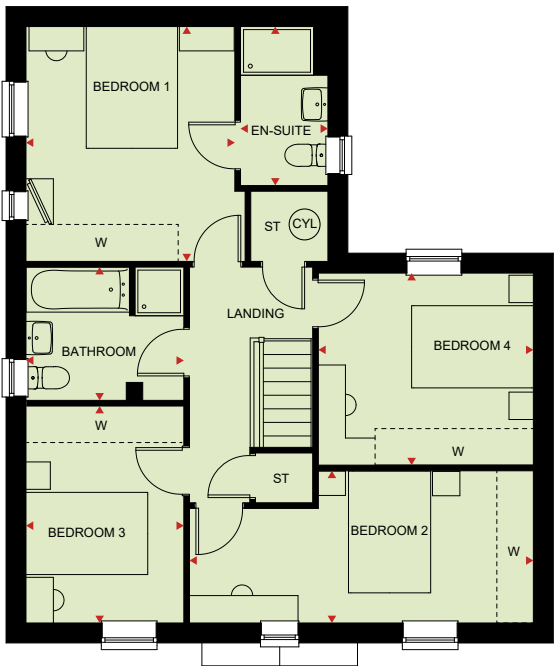
Highly-efficient insulation



Ground Floor

Lounge	3483 x 5719 mm	11'5" x 18'9"
Dining Room	2696 x 3309 mm	8'10" x 10'10"
Utility	1548 x 1517 mm	5'1" x 5'0"
Study	2560 x 2121 mm	8'5" x 7'0"
Kitchen/Family Room	4918 x 4105 mm	16'2" x 13'6"
WC	878 x 1690 mm	2'11" x 5'7"

(Approximate dimensions)



First Floor

Bedroom 1	3600 x 3844 mm	11'10" x 12'7"
En Suite	1427 x 2597 mm	4'8" x 8'6"
Bedroom 2	5621 x 2486 mm	18'5" x 8'2"
Bedroom 3	2593 x 3550 mm	8'6" x 11'8"
Bedroom 4	3140 x 3518 mm	10'4" x 11'7"
Bathroom	2593 x 2190 mm	8'6" x 7'2"

(Approximate dimensions)

KEY

B Boiler
ST Store
wm Washing machine space

f/f Fridge/freezer space
dw Dishwasher space
td Tumble dryer space

◀ ▶ Dimension location

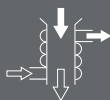


RADLEIGH

4 BEDROOM HOME



Photovoltaic panels



Waste Water Heat Recovery Systems



Decentralised mechanical extract ventilation (d-MEV)



Argon-filled double-glazing



Highly-efficient insulation



Ground Floor

Lounge	3359 x 5059 mm	11'0" x 16'7"
Kitchen/Dining/Family	8069 x 3572 mm	26'6" x 11'9"
Study	2103 x 2262 mm	6'11" x 7'5"
Utility	1542 x 1632 mm	5'1" x 5'4"
WC	889 x 1632 mm	2'11" x 5'4"

[Approximate dimensions]



First Floor

Bedroom 1	3844 x 3523 mm	12'7" x 11'7"
En Suite	1500 x 2308 mm	4'11" x 7'7"
Bedroom 2	4320 x 3398 mm	14'2" x 11'2"
Bedroom 3	3336 x 2810 mm	10'11" x 9'3"
Bedroom 4	3129 x 2959 mm	10'3" x 9'8"
Bathroom	2137 x 1700 mm	7'0" x 5'7"

[Approximate dimensions]

KEY

B Boiler
ST Store
CYL Cylinder

wm Washing machine space
td Tumble dryer space
f/f Fridge/freezer space

dw Dishwasher space
◀▶ Dimension location

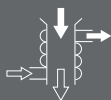


KINGSLEY

4 BEDROOM HOME



Photovoltaic panels



Waste Water Heat Recovery Systems



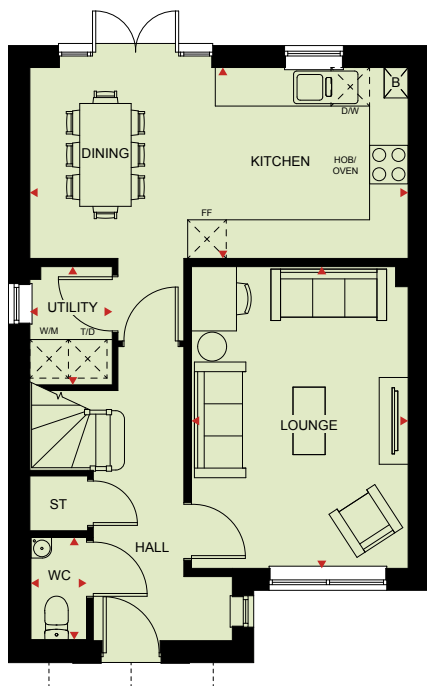
Decentralised mechanical extract ventilation (d-MEV)



Argon-filled double-glazing



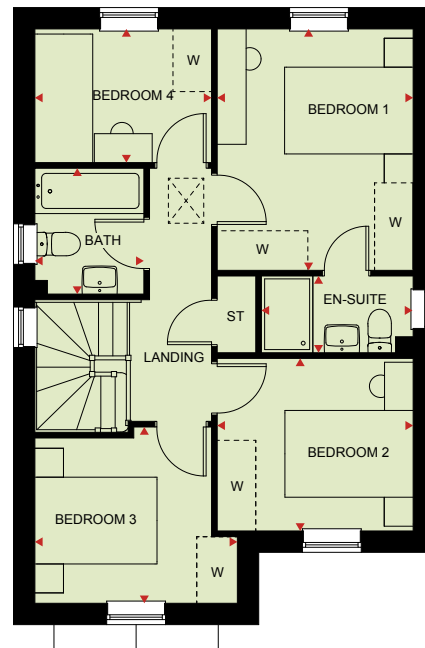
Highly-efficient insulation



Ground Floor

Lounge	3349 x 4685 mm	11'0" x 15'4"
Utility	1273 x 1839 mm	4'2" x 6'0"
Kitchen/Dining Room	5854 x 2691 mm	19'2" x 8'10"
WC	873 x 1597 mm	2'10" x 5'3"

[Approximate dimensions]



First Floor

Bedroom 1	3040 x 3747 mm	10'0" x 12'4"
En Suite	2352 x 1194 mm	7'9" x 3'11"
Bedroom 2	3040 x 2678 mm	10'0" x 8'9"
Bedroom 3	3132 x 2733 mm	10'3" x 9'0"
Bedroom 4	2740 x 2071 mm	9'0" x 6'10"
Bathroom	1687 x 1957 mm	5'6" x 6'5"

[Approximate dimensions]

KEY

B Boiler
ST Store
wm Washing machine space

f/f Fridge/freezer space
dw Dishwasher space
td Tumble dryer space

◀ ▶ Dimension location



CREATING A SUSTAINABLE COMMUNITY

WHERE FAMILIES AND NATURE CAN THRIVE

At Barrat Homes, we do more than simply craft beautiful homes and desirable developments. We design sustainable and energy-efficient places to live that enhance and support the environment, whilst helping you live in harmony with nature.



24

bat and bird
boxes



20

new trees
planted



427+

new sapling
hedgerows planted



Timber

frame homes



BARRATT HOMES HISTORY

LIVING THE MODERN LIFE, IN A MODERN TOWN

Barratt is Britain's best-known housebuilder. We've been in business since 1958 and have built over 300,000 new homes, together with a reputation for quality, innovation and great value for money.

Our commitment to continuous product development coupled with the highest standards of design, construction, finish and customer service, has earned Barratt every major housebuilding industry award in recent years.

We're building for everyone. With more than 400 developments from North East Scotland to the Isle of Wight, we offer the widest choice of locations and prices in Britain today. Homes for all kinds of buyers, from studio apartments to 7 bedroom top-of-the-range homes.

Whichever you choose, we set out to provide the highest standards. Wherever we build, we aim to make a positive contribution. Our developments are in desirable locations where people want to live and are carefully planned to provide stylish and safe living environments.

And we're committed to customer service. Whether you're a first-time buyer or moving on, we can help you every step of the way, from reservation to completion and beyond. We've worked hard to earn our reputation and we continue to do so, year in year out, to further improve the service we provide. As a result you can buy Barratt with confidence.



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. The Woodlands is a marketing name only and may not be the designated postal address, which may be determined by The Post Office. *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. *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. **"exclusive", "we" and "us" refers to the Barratt Developments PLC Group brands.

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

0330 057 6000

Calls to 03 numbers are charged at the same rate as dialling an 01 or 02 number. If your fixed line or mobile service has inclusive minutes to 01/02 numbers, then calls to 03 are counted as part of this inclusive call volume. Non-BT customers and mobile phone users should contact their service providers for information about the cost of calls.

BDW005076/OCT24



BARRATT
HOMES