



DRAKELOW PARK

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 accolade recognises our commitment to bringing you beautiful new homes.

We would encourage you to come and experience the David Wilson Difference and we look forward to seeing you at Drakelow Park.



John Reddington
Managing Director
David Wilson Homes, East Midlands



DAVID WILSON HOMES

WHERE QUALITY LIVES

* "We" refers to the Barratt Developments PLC Group brands.

WELCOME TO

TO DRAKELOW PARK



Our Drakelow Park development is situated in a civil parish that lies on the east bank of the River Trent with a range of 3, 4 & 5 bedroom homes. Being close to Burton gives you plenty of access to everyday amenities. Plus, Derby and Lichfield will be a short



commute away. You will also benefit from a proposed on site school, a cricket pitch and a pavilion whilst being surrounded by plenty of greenery with the opportunity to spend your weekends in the fresh air.

A SENSE OF PEACE,
QUALITY
— AND SPACE —



Our homes at Drakelow Park 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 with most of our homes boasting 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.

IDEALLY LOCATED

FOR YOUR FAMILY



There are schooling options close to the development to choose from. Schools include 'Good' Stanton Primary School, Edge Hill Junior School and Paulet High School which are all located within a 10 minute drive.* As well as schooling options nearby,

Derby, Nottingham and Loughborough University are all within an hours drive from the development* as well as nurseries such as Bright Beginnings Private Day Nursery and The Orange Tree Day Nursery both being just a 10 minutes drive away.*

* Based on the average drive time from the development.

EXCELLENT

CONNECTIONS



Drakelow Park has great road links nearby including the A38 and A511 which will lead you to the M1 taking you up to Nottingham and down to Leicester within an hour.*



Burton-on-Trent train station is a 15 minutes drive from the development and it connects you to Birmingham, Derby and Nottingham. Derby train station is a 35 minute drive from the development* and it connects you directly to London St Pancras which will get you to London in 1 hour and 55 minutes.*



For holidays away, you can get to East Midlands Airport within 40 minutes and Birmingham Airport in under an hour.*

* Based on average drive time from the development.

PLENTY

— TO SEE AND DO —



Drakelow Park is close to the town of Burton-upon-Trent, which provides a range of shops, restaurants, a multi-screen cinema and the popular Branston Golf and Country Club. Nearby Rosliston Forestry Centre, Hicks Lodge and Branston Water Park all offer great outdoor activities like mountain biking, walking trails and fishing.

There are a great range range of facilities in Burton-upon-Trent including shops, supermarkets and popular local pubs and restaurants including a variety of eateries overlooking the canal at The Waterfront Barton Marina.

The village of Drakelow is steeped in history, which today can be seen through the remains of stable blocks and the garden wall of the Gresley family's former Elizabethan home, Drakelow Hall. Catton Park Country Estate is just 7 minutes away* and holds annual horse shows and agricultural shows.

* Based on travelling by car from the development.

10 MINUTES OR LESS

AWAY FROM YOUR NEW HOME



Edge Hill Academy
4 minutes by car



Rosliston Forestry Centre
5 minutes by car



Paulet High School and Sixth Form College
6 minutes by car



Stanton Primary School
8 minutes by car



Barton Marina
9 minutes by car



Branston Golf and Country Club
10 minutes by car



Sainsbury's
10 minutes by car



Burton-on-Trent train station
10 minutes by car



The Crossing pub
9 minutes by car



DRAKELOW PARK

PHASE 3

Walton Road, Drakelow, Derby, Derbyshire, DE15 9UA
3, 4 and 5 bedroom homes

- Bl** The Blyford (H312)
3 bedroom home
- H** The Hadley (P341)
3 bedroom home
- K** The Kennett (T310)
3 bedroom home
- In** The Ingleby (H303)
3 bedroom home
- Bg** The Bradgate (H417)
4 bedroom home
- Ex** The Exeter (H418)
4 bedroom home
- Ki** The Kirkdale (H442)
4 bedroom home
- A** The Avondale (H456)
4 bedroom home
- M** The Meriden (H429)
4 bedroom home
- Ho** The Holden (H469)
4 bedroom home
- Em** The Emerson (H500)
5 bedroom home
- Bu** The Buckingham (H597)
5 bedroom home
- He** The Henley (H588)
5 bedroom home
- SH** Show Home
- MS** Marketing Suite

BCP Bin Collection Point



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

See the Difference at dwh.co.uk



DAVID WILSON HOMES

WHERE QUALITY LIVES

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BDW002029/OCT22

THE INGLEBY

THREE BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



The sash-style windows of this family home give it a delightfully traditional feel, while inside, the large, open-plan kitchen with its dining and family areas has been designed for modern living. Essential utility space is discreetly tucked away in a corner of the kitchen and French doors give access to the rear garden. The

separate lounge provides a comfortable haven where everyone can relax. Upstairs are two double bedrooms, the main with en suite and a further single bedroom. A home study/fourth bedroom and a family bathroom, complete this lovely home.



DAVID WILSON HOMES
WHERE QUALITY LIVES

THE INGLEBY

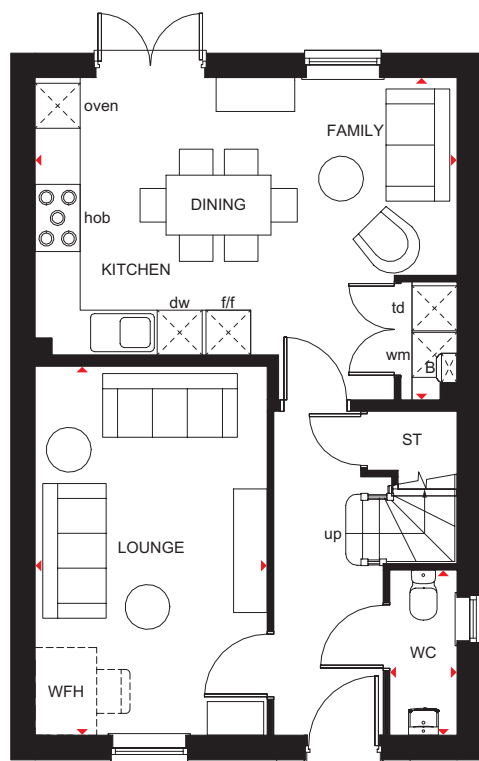
THREE BEDROOM HOME

Key

B Boiler
ST Store
f/f Fridge/freezer space

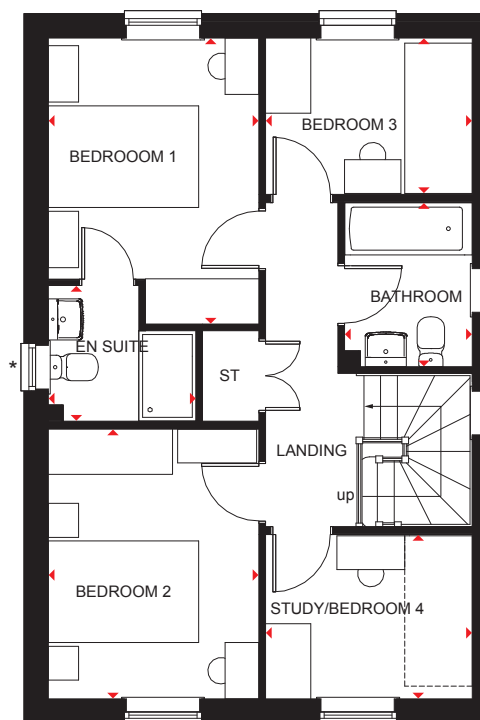
wm Washing machine space
dw Dishwasher space
td Tumble dryer space

WFH Working from home space
◀▶ Dimension location



Ground Floor

Lounge	4930 x 3100 mm	16'2" x 10'2"
Kitchen/Family/ Dining	5365 x 4305 mm	18'6" x 14'1"
WC	2206 x 900 mm	7'3" x 2'11"



First Floor

Bedroom 1	3802 x 2800 mm	12'6" x 9'2"
En Suite	1962 x 1800 mm	6'5" x 5'11"
Bedroom 2	3587 x 2800 mm	11'9" x 9'2"
Bedroom 3	2747 x 2066 mm	9'0" x 6'9"
Study/Bedroom 4	2747 x 2172 mm	9'0" x 7'1"
Bathroom	2179 x 1700 mm	7'2" x 5'7"

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

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dwh.co.uk



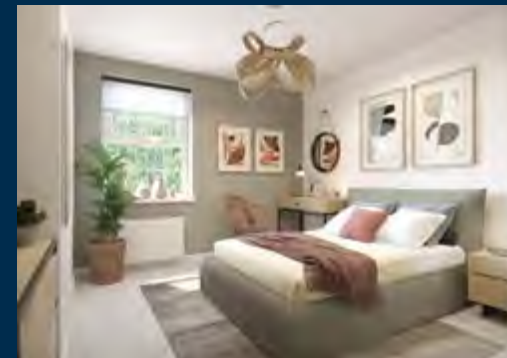
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE BLYFORD

THREE BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



The impressive façade of The Blyford is a strong hint to what lies behind. A spacious lounge leads to a bright open-plan kitchen and dining area, with access to a utility room and the rear garden. An integral garage on the ground floor provides upstairs with space

generous enough for three double bedrooms, a study and a large family bathroom with separate shower. The main bedroom also enjoys the luxury of its own dressing area as well as an en suite.



DAVID WILSON HOMES
WHERE QUALITY LIVES

THE BLYFORD

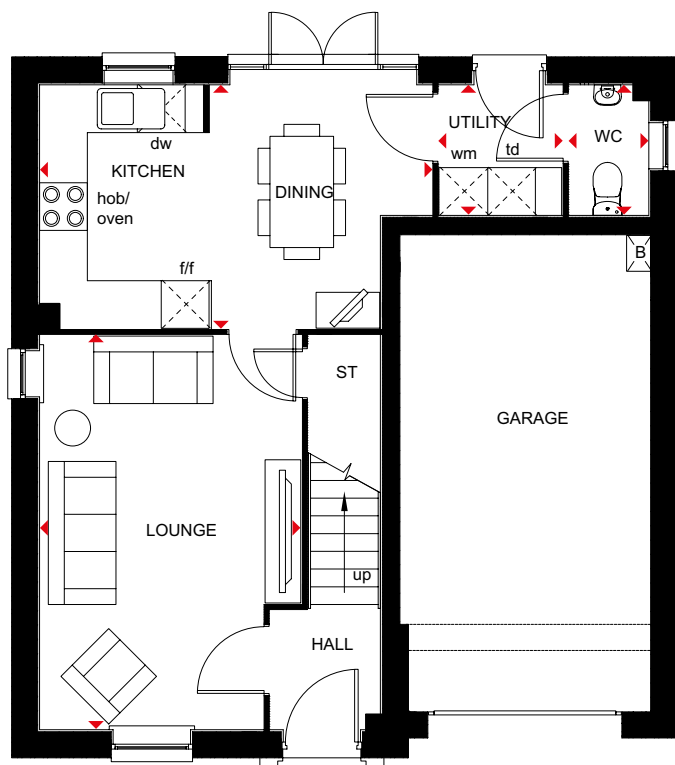
THREE BEDROOM HOME

Key

B Boiler
ST Store
BH ST Bulkhead Store

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

td Tumble dryer space
◀▶ Dimension location



Ground Floor

Lounge	3292 x 4960 mm	10'9" x 16'3"
Kitchen/Dining	4933 x 3064 mm	16'2" x 10'1"
WC	1000 x 1666 mm	3'3" x 5'6"
Utility	1551 x 1666 mm	5'1" x 5'6"



First Floor

Bedroom 1	4298 x 4221 mm	14'1" x 13'10"
En Suite	2290 x 1400 mm	7'6" x 4'7"
Bedroom 2	3275 x 3483 mm	10'9" x 11'5"
Bedroom 3	3492 x 2995 mm	11'5" x 9'10"
Bathroom	2155 x 3188 mm	7'1" x 10'6"
Study	1837 x 2180 mm	6'0" x 7'2"

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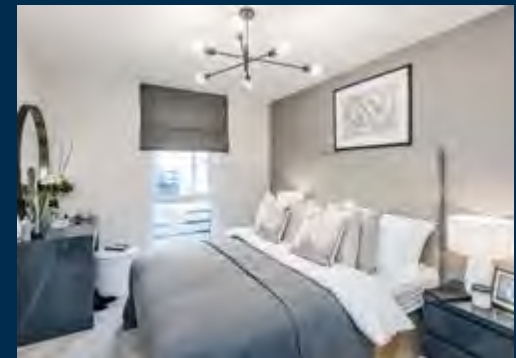
BDW002029/OCT22

THE BLYFORD

THREE BEDROOM HOME



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WHERE QUALITY LIVES

THE BLYFORD

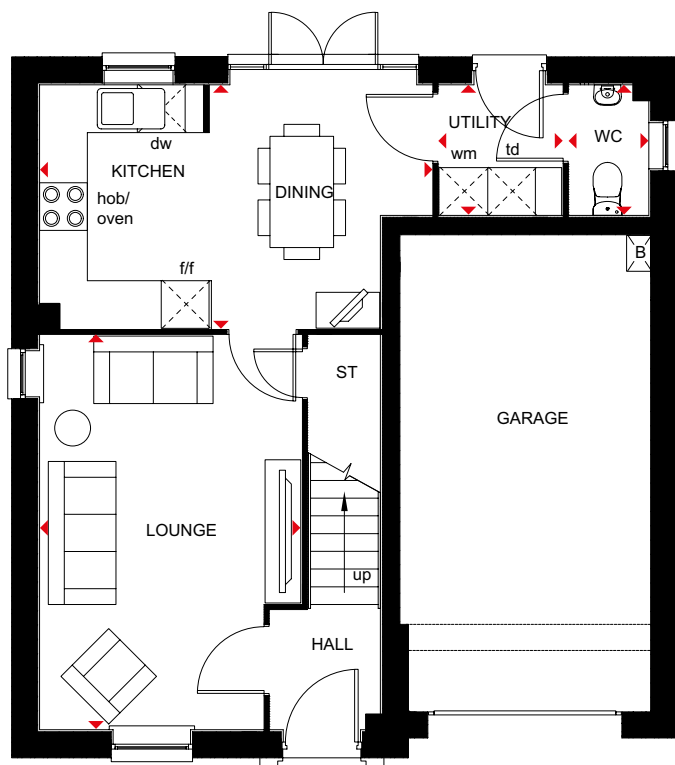
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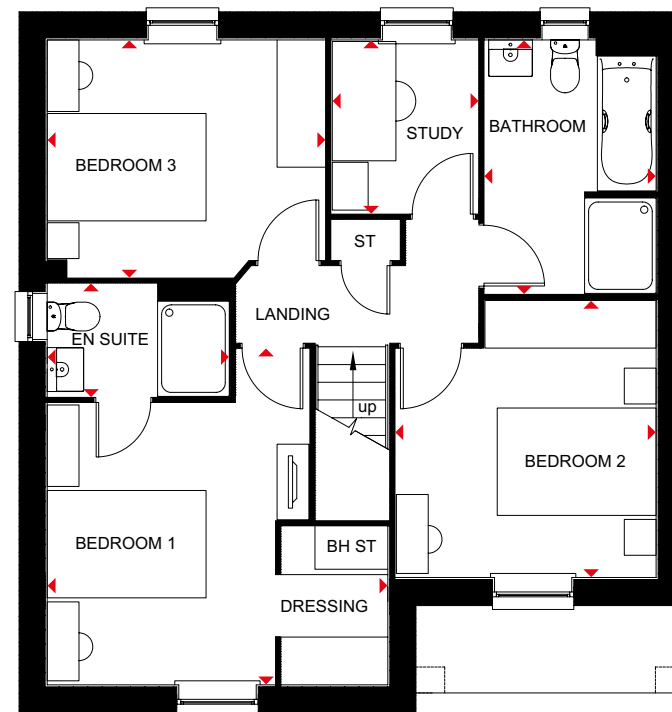
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◀▶ Dimension location



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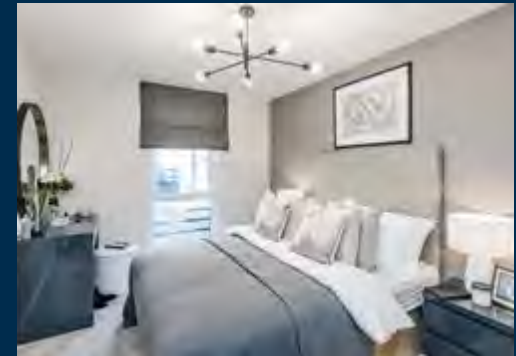
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THE BLYFORD

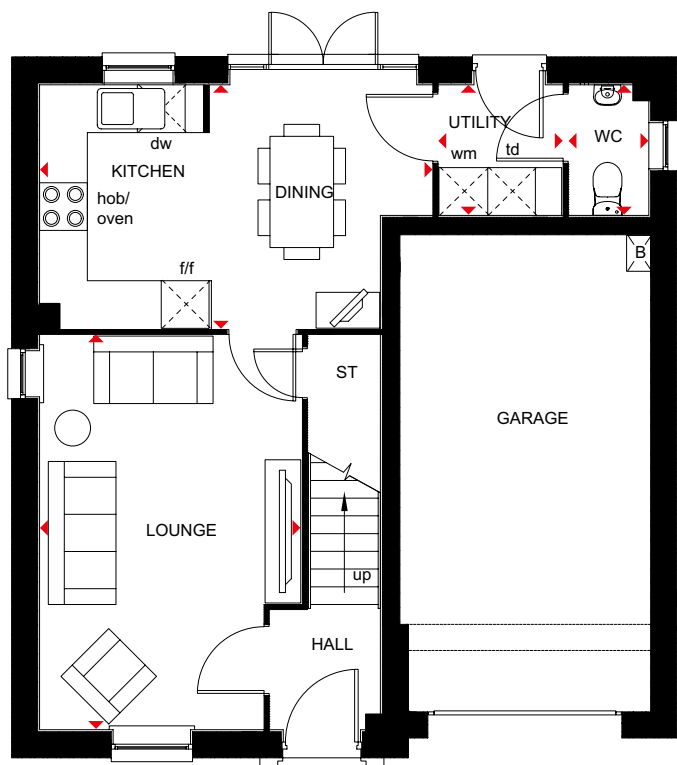
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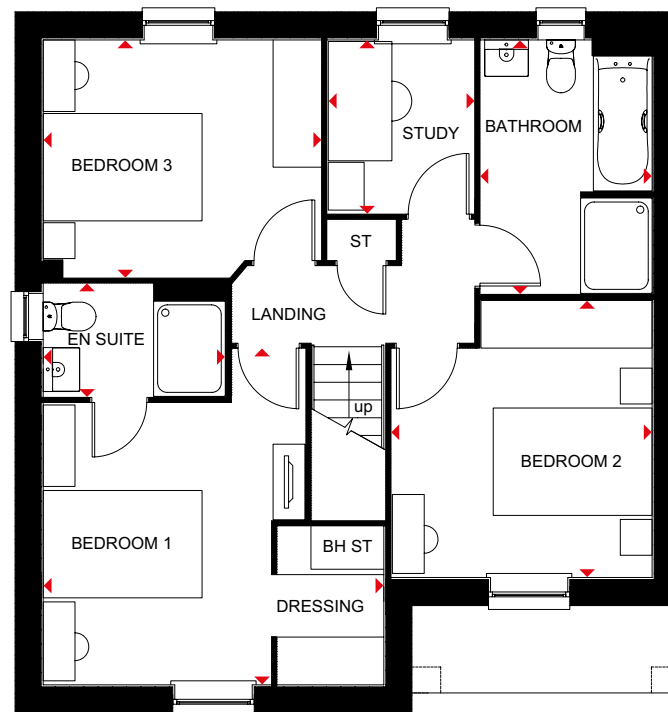
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BDW002029/OCT22

THE HADLEY

THREE BEDROOM HOME



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The sash-style windows give this detached home a delightfully traditional look. Yet inside, the open-plan kitchen – with its dining and family areas and separate utility room – is designed for modern living. French doors to the garden give

the whole room a bright and airy feeling. The spacious dual-aspect lounge meanwhile provides the perfect place to relax. Upstairs are two double bedrooms, the large main bedroom with en suite, a single bedroom and a family bathroom.



DAVID WILSON HOMES
WHERE QUALITY LIVES

THE HADLEY

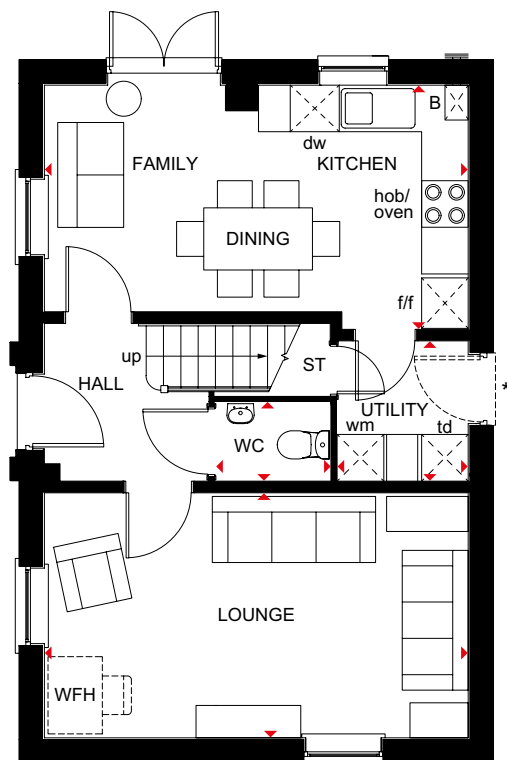
THREE BEDROOM HOME

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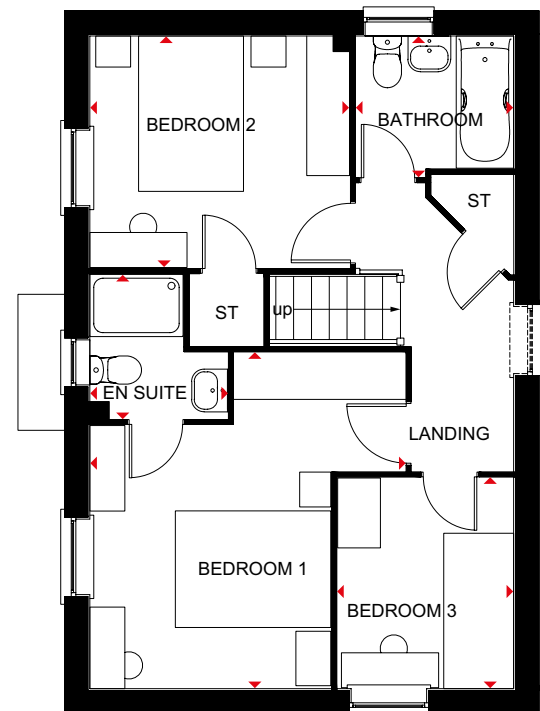
WFH Working from home space
◀▶ Dimension location



Ground Floor

Lounge	5455 x 3153 mm	17'11" x 10'4"
Kitchen/Family/ Dining	5455 x 3143 mm	17'11" x 10'4"
Utility	1804 x 1688 mm	5'11" x 5'6"
WC	1480 x 1014 mm	4'10" x 3'4"

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



First Floor

Bedroom 1	4324 x 4058 mm	14'2" x 13'3"
En Suite	1856 x 1771 mm	6'1" x 5'9"
Bedroom 2	3341 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"

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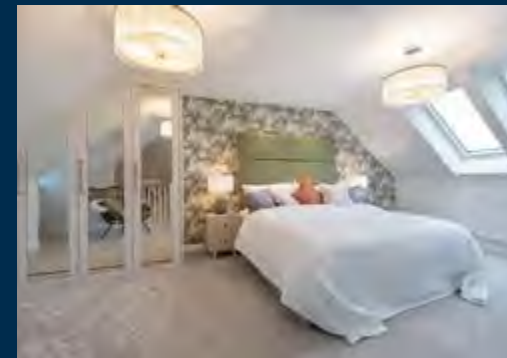
BDW002029/OCT22

THE KENNETT

THREE BEDROOM HOME



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The Kennett is a good sized family home, ideal for flexible modern living. The bright, kitchen-diner features French doors leading to the rear garden. There's a spacious bay-fronted lounge perfect for the family to relax in. Upstairs you will find two double bedrooms,

the family bathroom and access to the second floor, which is entirely occupied by a spacious main bedroom with en suite.



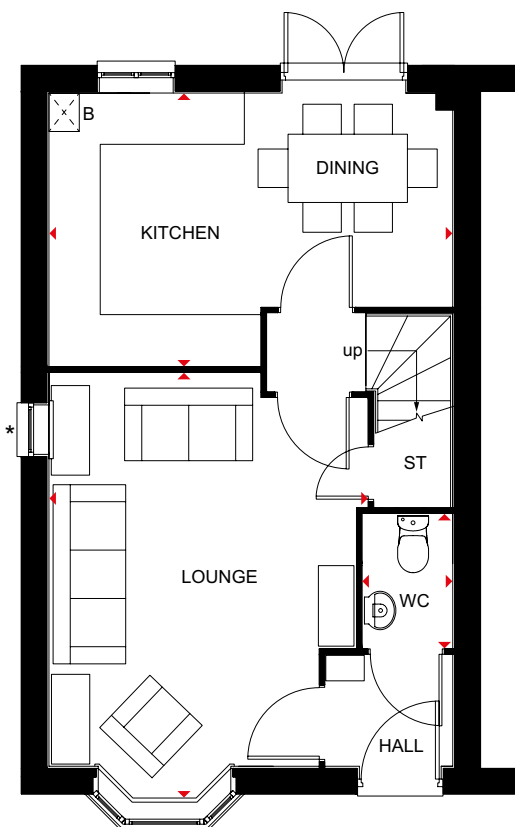
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE KENNETT

THREE BEDROOM HOME

Key

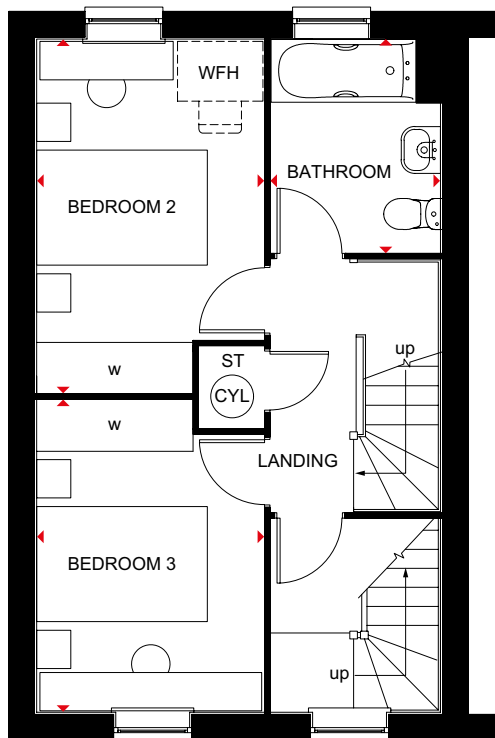
B	Boiler	w	Wardrobe space
ST	Store	WFH	Working from home space
CYL	Cylinder	◀▶	Dimension location



Ground Floor

Lounge	5001 x 3729 mm	16'4" x 12'2"
Kitchen/Dining	4733 x 3197 mm	15'6" x 10'5"
WC	1561 x 1054 mm	5'1" x 3'5"

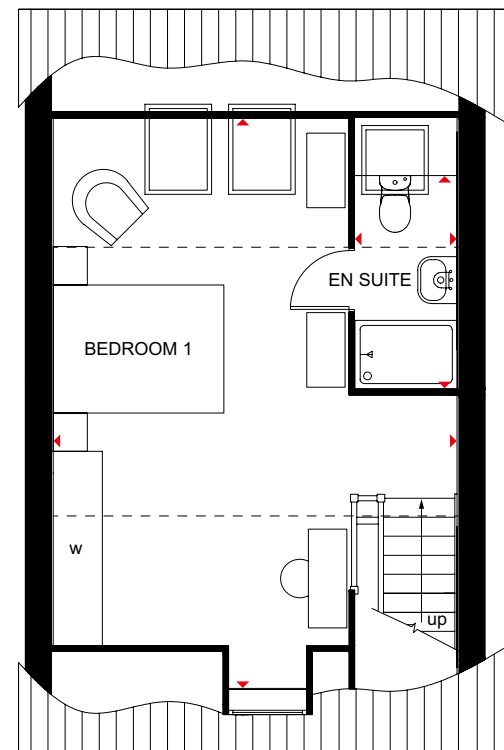
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Second Floor

Bedroom 1	6681 x 4733* mm	21'11" x 15'6"*
En Suite	1189* x 2497 mm	3'11"* x 8'2"

*Overall floor dimension includes lowered ceiling areas



Second Floor

Bedroom 1	6681 x 4733* mm	21'11" x 15'6"*
En Suite	1189* x 2497 mm	3'11"* x 8'2"

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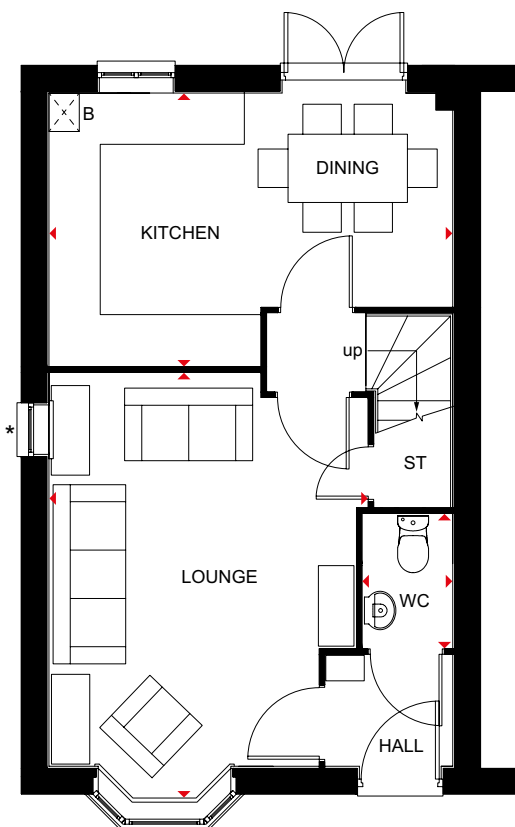
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE KENNETT

THREE BEDROOM HOME

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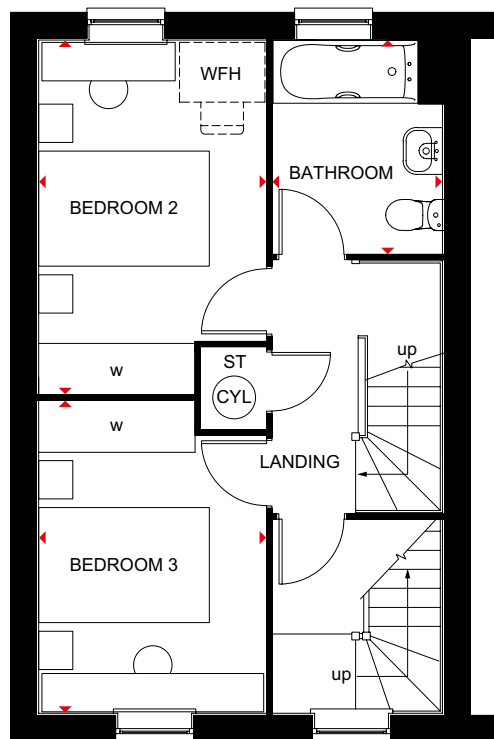
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CYL	Cylinder	◀▶	Dimension location



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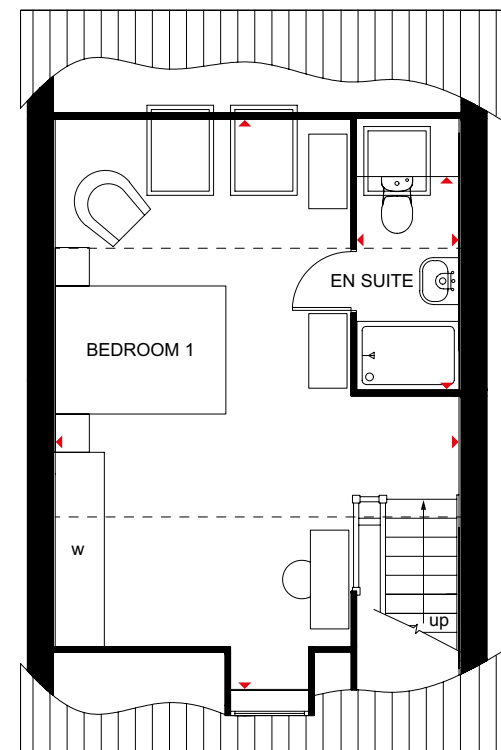
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BDW002029/OCT22

THE BRADGATE

FOUR BEDROOM HOME



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A home to suit all the family, The Bradgate offers a combination of flexible communal areas and dedicated quiet space. An expansive, open-plan kitchen with separate utility has dining and family areas leading to the garden – and extended living space in good weather – via a beautiful walk-in glazed bay with French

doors. A separate study and a lounge with attractive bay window provide room to work and relax in. Four double bedrooms upstairs, the spacious main bedroom with en suite, ensure everyone has space of their own. A family bathroom completes this truly superb family home.



DAVID WILSON HOMES

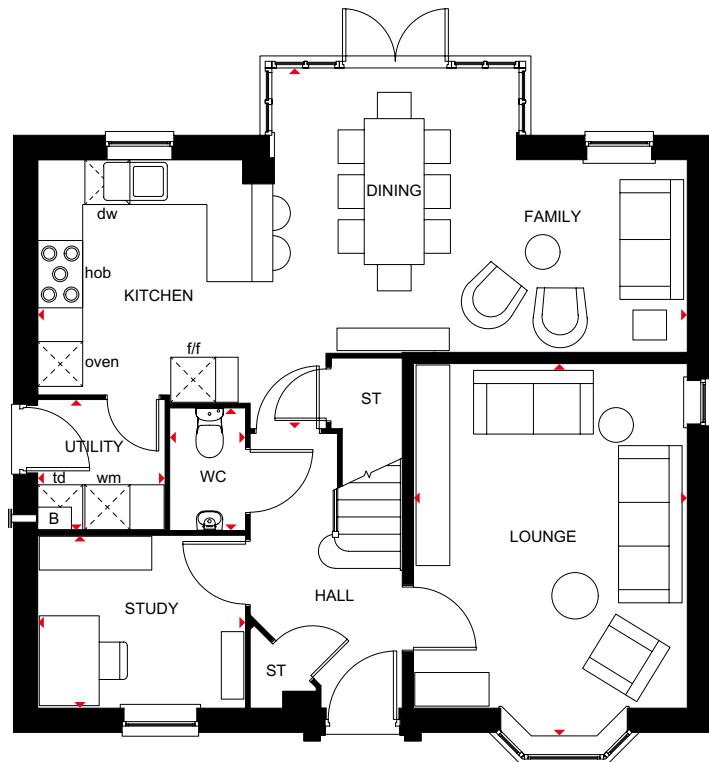
WHERE QUALITY LIVES

THE BRADGATE

FOUR BEDROOM HOME

Key

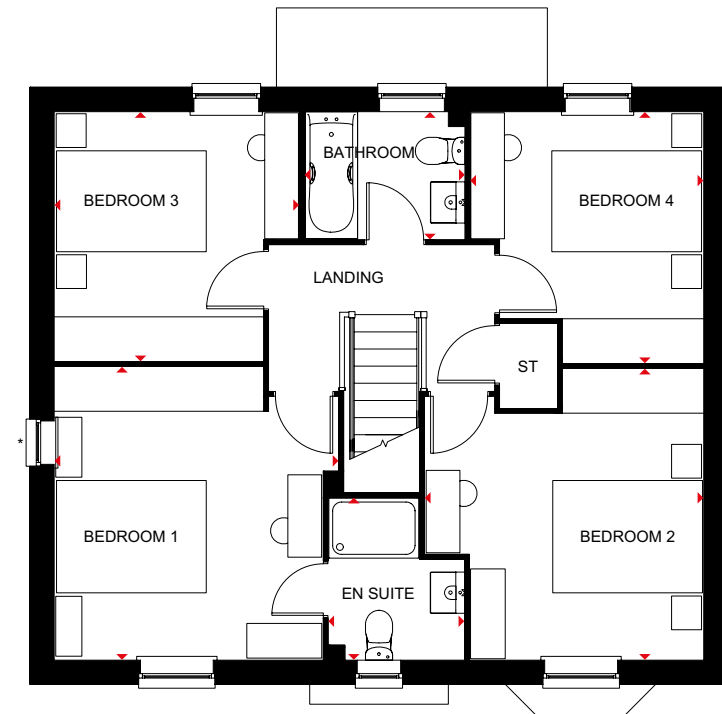
B	Boiler	wm	Washing machine space	◀▶	Dimension location
ST	Store	dw	Dishwasher space		
f/f	Fridge/freezer space	td	Tumble dryer space		



Ground Floor

Lounge	4999 x 3658 mm	16'4" x 12'0"
Kitchen/ Dining/Family	8677 x 4807 mm	28'5" x 15'9"
Study	2762 x 2295 mm	9'1" x 7'6"
Utility	1687 x 1724 mm	5'6" x 5'7"
WC	1614 x 986 mm	5'4" x 3'2"

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



First Floor

Bedroom 1	3910 x 3791 mm	12'9" x 12'5"
En Suite	2162 x 1799 mm	7'1" x 5'10"
Bedroom 2	3720 x 3885 mm	12'2" x 12'9"
Bedroom 3	3329 x 3263 mm	10'11" x 10'8"
Bedroom 4	3353 x 3112 mm	11'0" x 10'2"
Bathroom	2124 x 1700 mm	6'11" x 5'7"

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

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BDW002029/OCT22

THE BRADGATE

FOUR BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



A home to suit all the family, The Bradgate offers a combination of flexible communal areas and dedicated quiet space. An expansive, open-plan kitchen with separate utility has dining and family areas leading to the garden – and extended living space in good weather – via a beautiful walk-in glazed bay with French

doors. A separate study and a lounge with attractive bay window provide room to work and relax in. Four double bedrooms upstairs, the spacious main bedroom with en suite, ensure everyone has space of their own. A family bathroom completes this truly superb family home.



DAVID WILSON HOMES

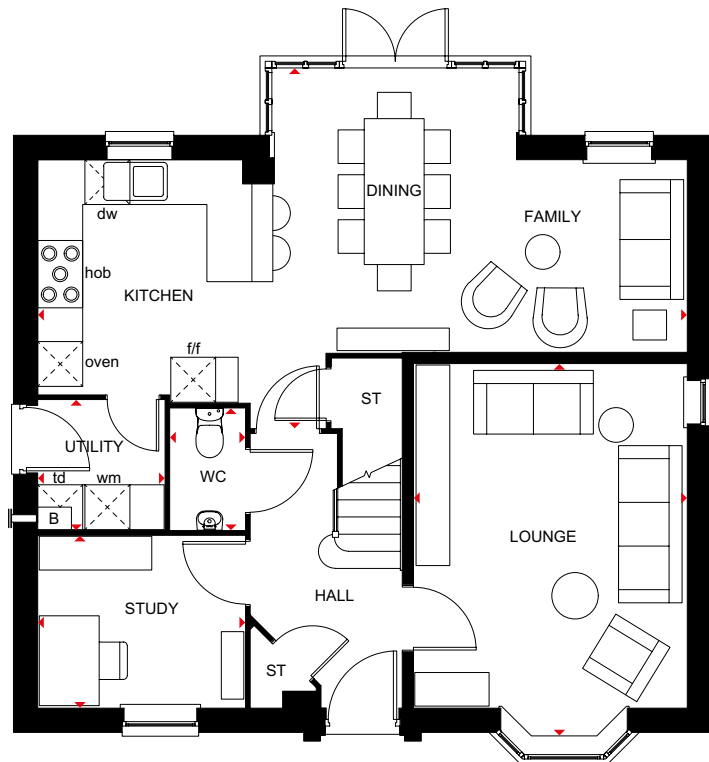
WHERE QUALITY LIVES

THE BRADGATE

FOUR BEDROOM HOME

Key

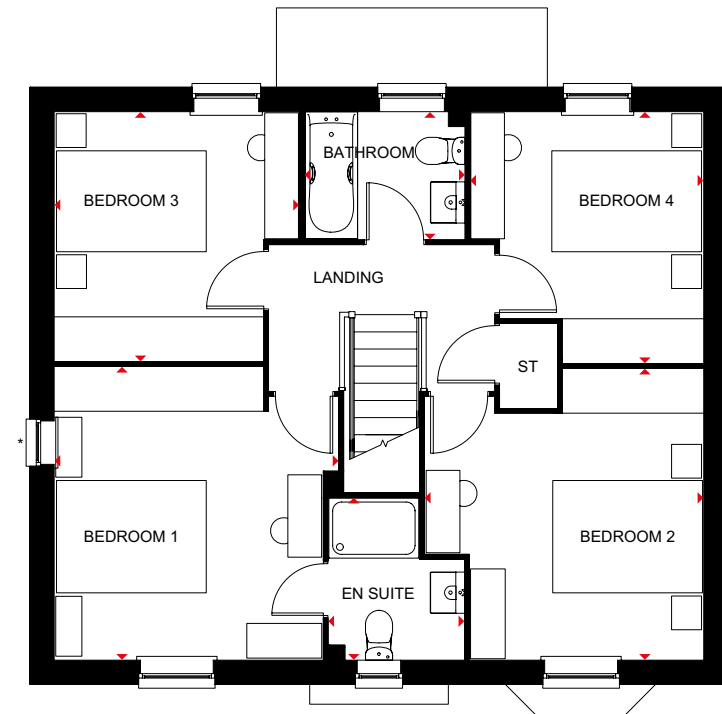
B	Boiler	wm	Washing machine space	◀▶	Dimension location
ST	Store	dw	Dishwasher space		
f/f	Fridge/freezer space	td	Tumble dryer space		



Ground Floor

Lounge	4999 x 3658 mm	16'4" x 12'0"
Kitchen/ Dining/Family	8677 x 4807 mm	28'5" x 15'9"
Study	2762 x 2295 mm	9'1" x 7'6"
Utility	1687 x 1724 mm	5'6" x 5'7"
WC	1614 x 986 mm	5'4" x 3'2"

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



First Floor

Bedroom 1	3910 x 3791 mm	12'9" x 12'5"
En Suite	2162 x 1799 mm	7'1" x 5'10"
Bedroom 2	3720 x 3885 mm	12'2" x 12'9"
Bedroom 3	3329 x 3263 mm	10'11" x 10'8"
Bedroom 4	3353 x 3112 mm	11'0" x 10'2"
Bathroom	2124 x 1700 mm	6'11" x 5'7"

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

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BDW002029/OCT22

THE EXETER

FOUR BEDROOM DETACHED HOME



Individual plots may vary, please speak to the Sales Adviser



The Exeter's design reflects an intelligent use of space. A full-height glazed bay in the luxury fitted kitchen has French doors to the garden, allowing in plenty of natural light. The bright, open-plan kitchen includes dining and family areas and has an adjoining utility room. An attractive bay window makes the separate lounge

a bright and pleasant place to relax. Meanwhile, on the first floor there are four good-sized double bedrooms, the main with en suite, and a large family bathroom. An integral garage completes this spacious family home.

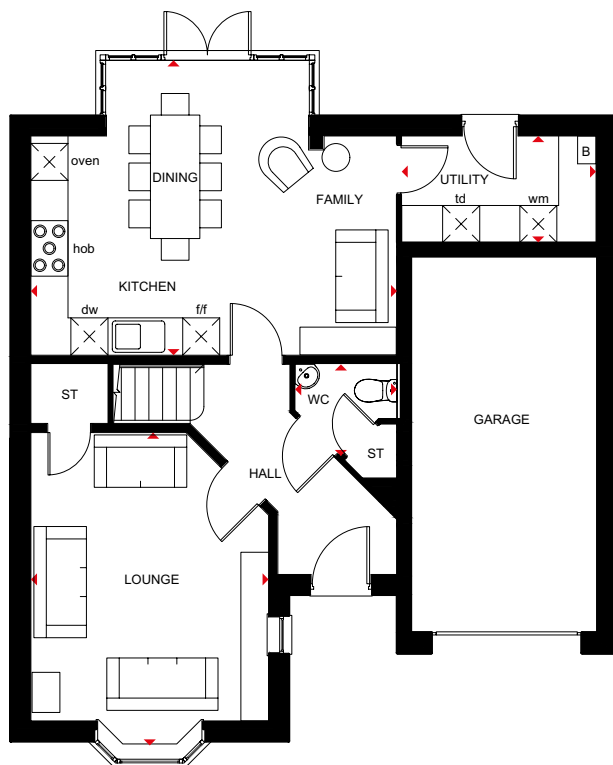
DAVID WILSON HOMES

THE EXETER

FOUR BEDROOM DETACHED HOME

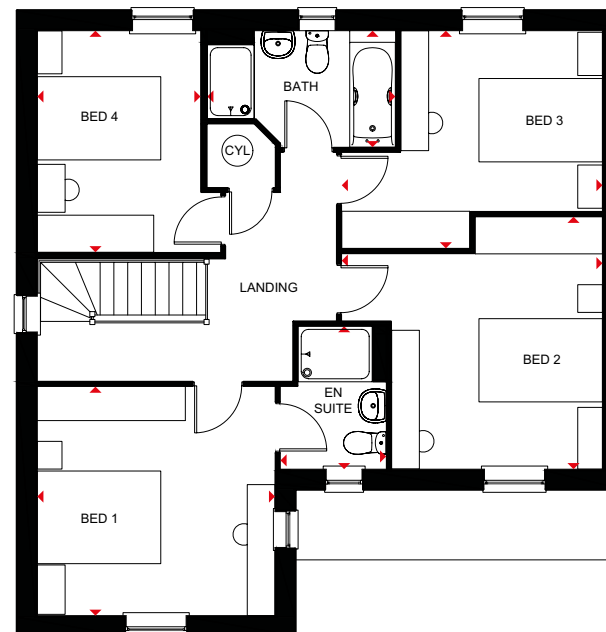
Key

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



Ground Floor

Lounge	5068 x 3850 mm	16'7" x 12'8"
Kitchen/Family/Dining	5832 x 4775 mm	19'2" x 15'8"
Utility	3148 x 1725 mm	10'4" x 5'8"
WC	1650 x 1484 mm	5'5" x 4'10"



First Floor

Bedroom 1	3850 x 3711 mm	12'8" x 12'2"
En suite	2315 x 1711 mm	7'7" x 5'7"
Bedroom 2	4222 x 4088 mm	13'10" x 13'5"
Bedroom 3	4222 x 3525 mm	13'10" x 11'7"
Bedroom 4	3611 x 2665 mm	11'10" x 8'9"
Bathroom	3046 x 1886 mm	10'0" x 6'2"

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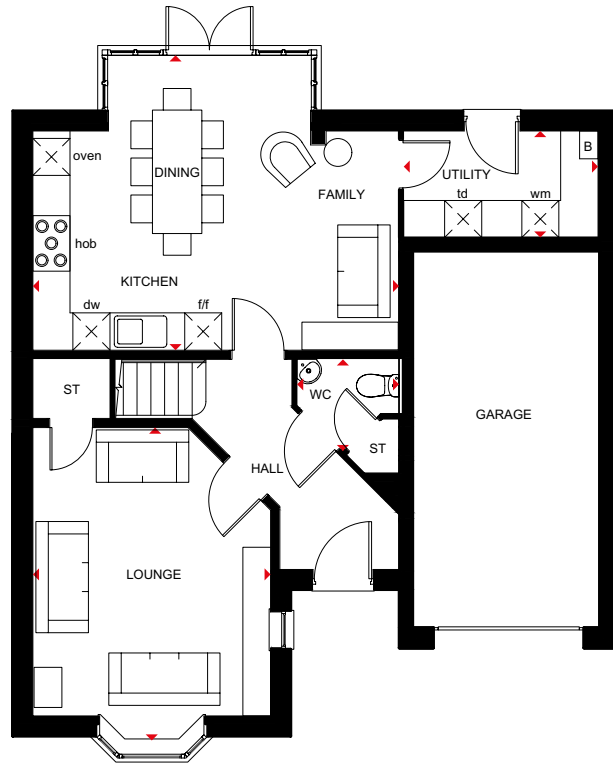
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE EXETER

FOUR BEDROOM DETACHED HOME

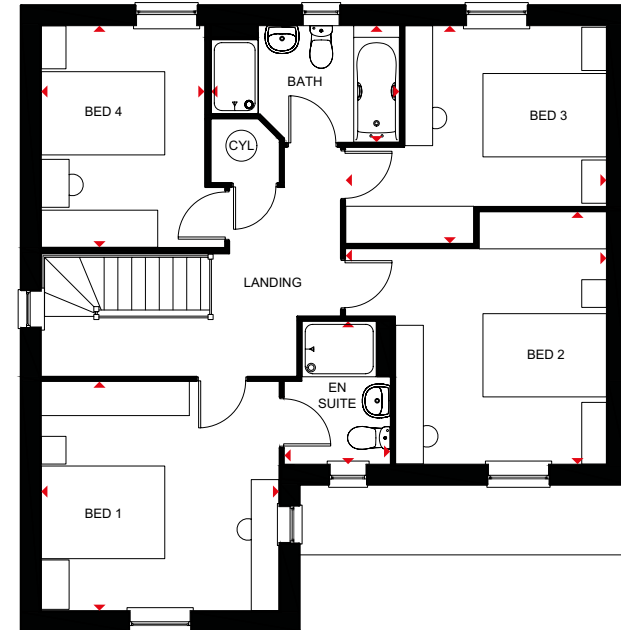
Key

B	Boiler	f/f	Fridge/freezer space	td	Tumble dryer space
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BDW002029/OCT22

THE KIRKDALE

FOUR BEDROOM HOME



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The hub of the house is the open-plan kitchen, which has dining and family areas with French doors to the garden and a separate utility. The lounge has an attractive bay window, making it the

perfect place to relax. Upstairs there are four double bedrooms, the main bedroom with en suite and a family bathroom.



DAVID WILSON HOMES
WHERE QUALITY LIVES

THE KIRKDALE

FOUR BEDROOM HOME

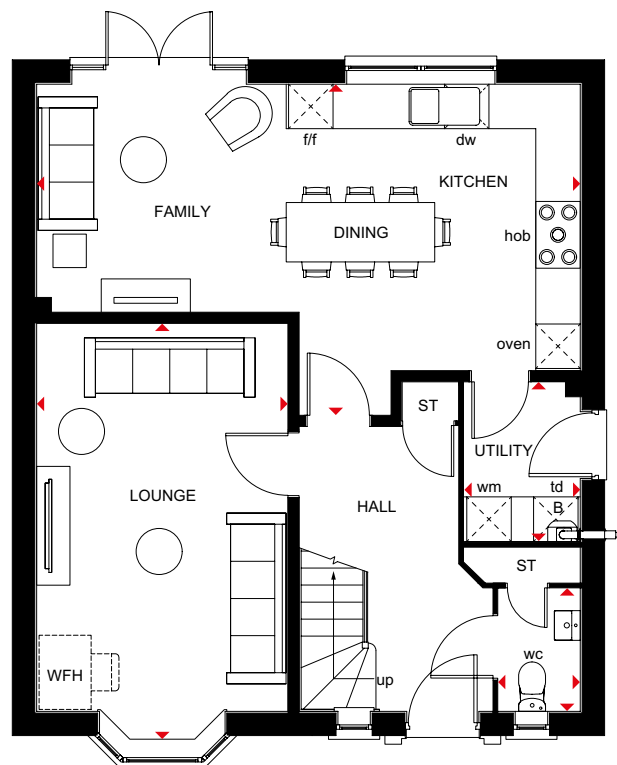
Key

B Boiler
ST Store
BH ST Bulkhead store

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

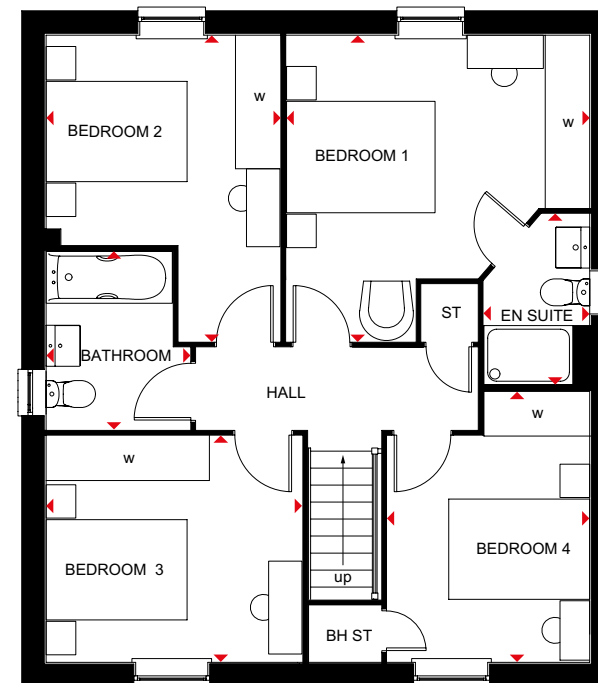
td Tumble dryer space
w Wardrobe space
WFH Working from home space

◀▶ Dimension location



Ground Floor

Lounge	3385 x 5622 mm	11'1" x 18'5"
Kitchen/Family/ Dining	7323 x 4460 mm	24'0" x 14'8"
Utility	1561 x 2150 mm	5'1" x 7'1"
WC	1100 x 1650 mm	3'7" x 5'5"



First Floor

Bedroom 1	4085 x 4124 mm	13'5" x 13'6"
En Suite	1425 x 2300 mm	4'8" x 7'7"
Bedroom 2	3150 x 4124 mm	10'4" x 13'6"
Bedroom 3	3447 x 3048 mm	11'4" x 10'0"
Bedroom 4	2725 x 3648 mm	8'11" x 12'0"
Bathroom	1938 x 2400 mm	6'4" x 7'10"

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BDW002029/OCT22



DAVID WILSON HOMES
WHERE QUALITY LIVES

THE KIRKDALE

FOUR BEDROOM HOME



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DAVID WILSON HOMES
WHERE QUALITY LIVES

THE KIRKDALE

FOUR BEDROOM HOME

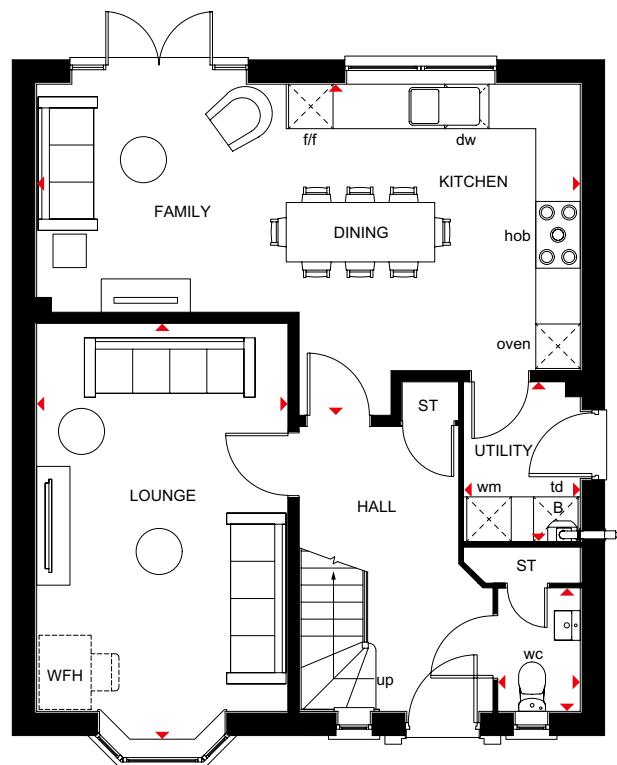
Key

B Boiler
ST Store
BH ST Bulkhead store

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

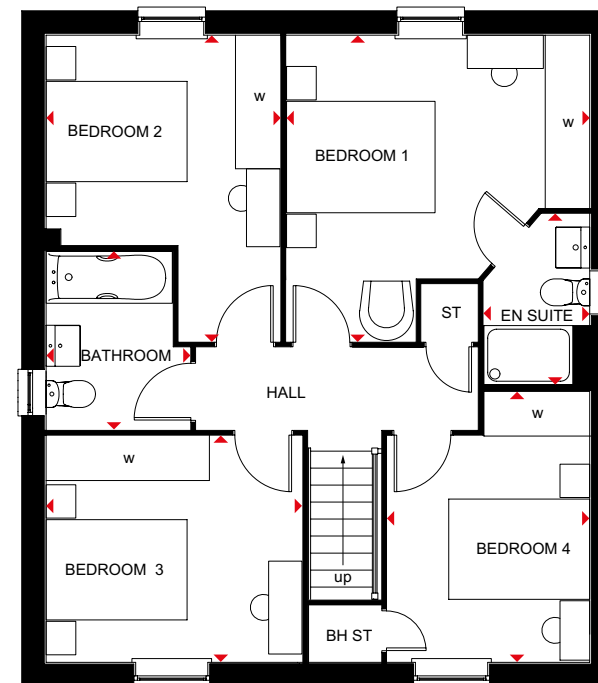
td Tumble dryer space
w Wardrobe space
WFH Working from home space

◀▶ Dimension location



Ground Floor

Lounge	3385 x 5622 mm	11'1" x 18'5"
Kitchen/Family/ Dining	7323 x 4460 mm	24'0" x 14'8"
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First Floor

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THE KIRKDALE

FOUR BEDROOM HOME



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WHERE QUALITY LIVES

THE KIRKDALE

FOUR BEDROOM HOME

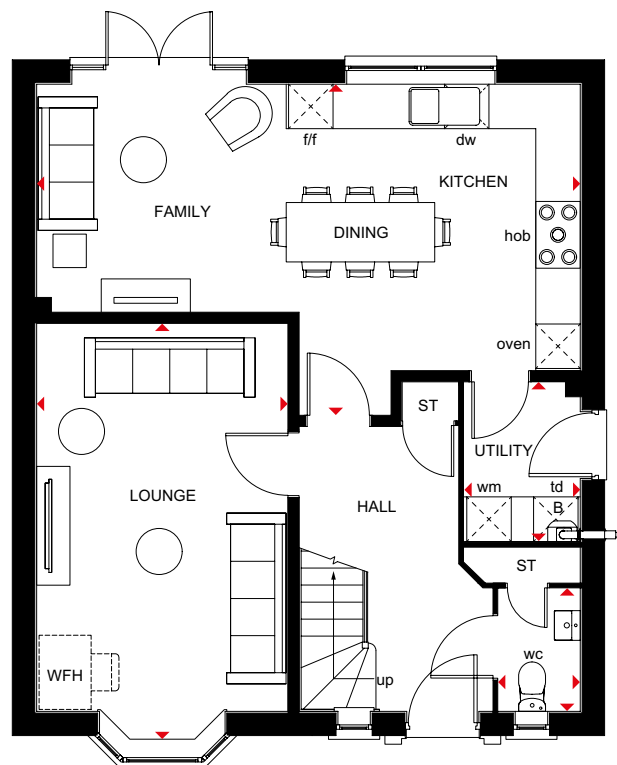
Key

B Boiler
ST Store
BH ST Bulkhead store

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

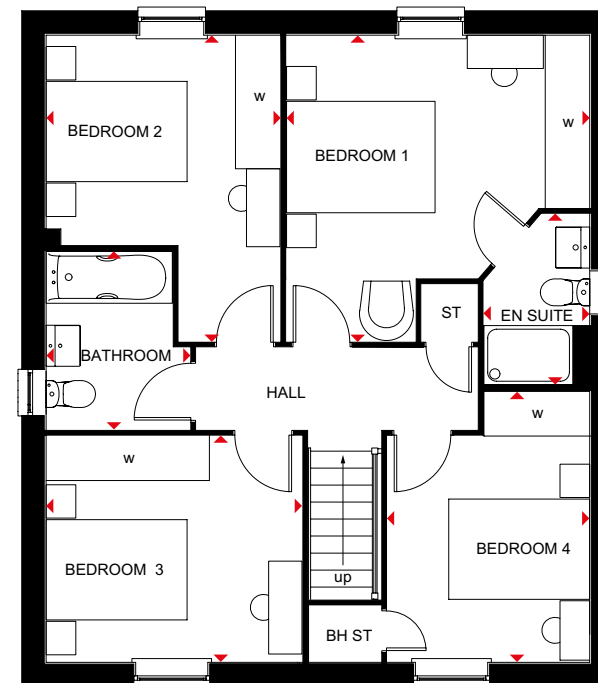
td Tumble dryer space
w Wardrobe space
WFH Working from home space

◀▶ Dimension location



Ground Floor

Lounge	3385 x 5622 mm	11'1" x 18'5"
Kitchen/Family/ Dining	7323 x 4460 mm	24'0" x 14'8"
Utility	1561 x 2150 mm	5'1" x 7'1"
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First Floor

Bedroom 1	4085 x 4124 mm	13'5" x 13'6"
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BDW002029/OCT22

THE AVONDALE

FOUR BEDROOM DETACHED HOME



Individual plots may vary, please speak to the Sales Adviser



This tasteful, double-fronted, detached home, with elegant sash-style windows, provides plenty of flexible living space. The Avondale's generous open-plan kitchen has a dedicated dining area with an attractive bay window, and a separate utility room.

A large, triple-aspect lounge leads to the garden via French doors and a separate study provides quiet space to work. Upstairs are four double bedrooms, the main with en suite, and a family bathroom with bath and shower.

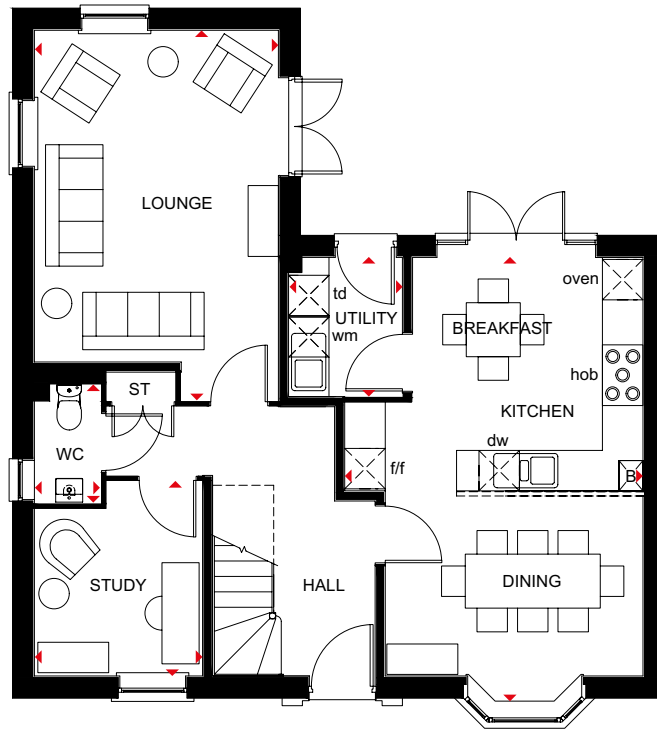
DAVID WILSON HOMES

THE AVONDALE

FOUR BEDROOM HOME

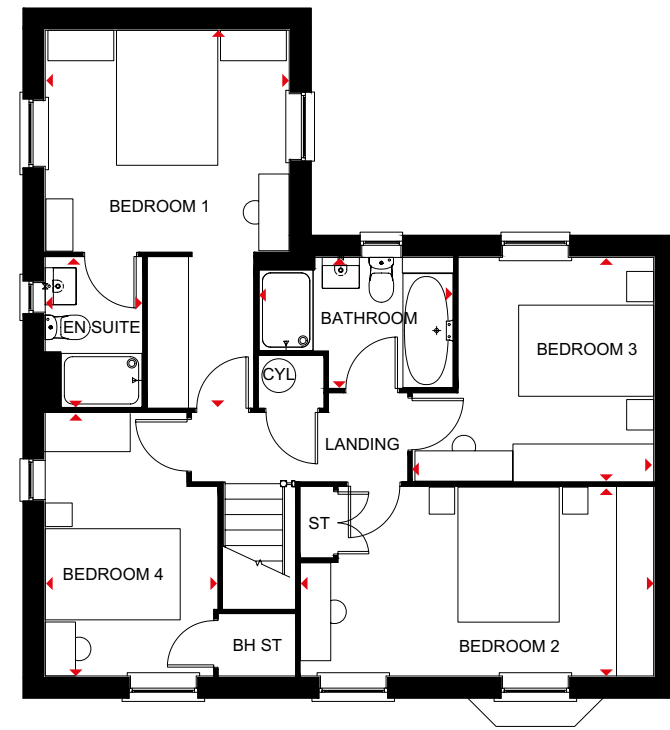
Key

ST	Store	f/f	Fridge/freezer space	dw	Dishwasher space	↔	Dimension location
CYL	Cylinder	wm	Washing machine space	td	Tumble dryer space		



Ground Floor

Lounge	5490 x 3615 mm	18'0" x 11'10"
Kitchen/ Breakfast/Dining	6600 x 4418 mm	21'7" x 14'6"
Utility	2062 x 1688 mm	6'9" x 5'6"
Study	2885 x 2490 mm	9'5" x 8'2"
WC	1768 x 983 mm	5'10" x 3'3"



First Floor

Bedroom 1	5587 x 3615 mm	18'4" x 11'10"
En suite	2222 x 1435 mm	7'3" x 4'8"
Bedroom 2	5227 x 2800 mm	17'1" x 9'2"
Bedroom 3	3566 x 3316 mm	11'8" x 10'10"
Bedroom 4	3893 x 2550 mm	12'9" x 8'4"
Bathroom	2871 x 1929 mm	9'5" x 6'4"

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A large, triple-aspect lounge leads to the garden via French doors and a separate study provides quiet space to work. Upstairs are four double bedrooms, the main with en suite, and a family bathroom with bath and shower.



DAVID WILSON HOMES

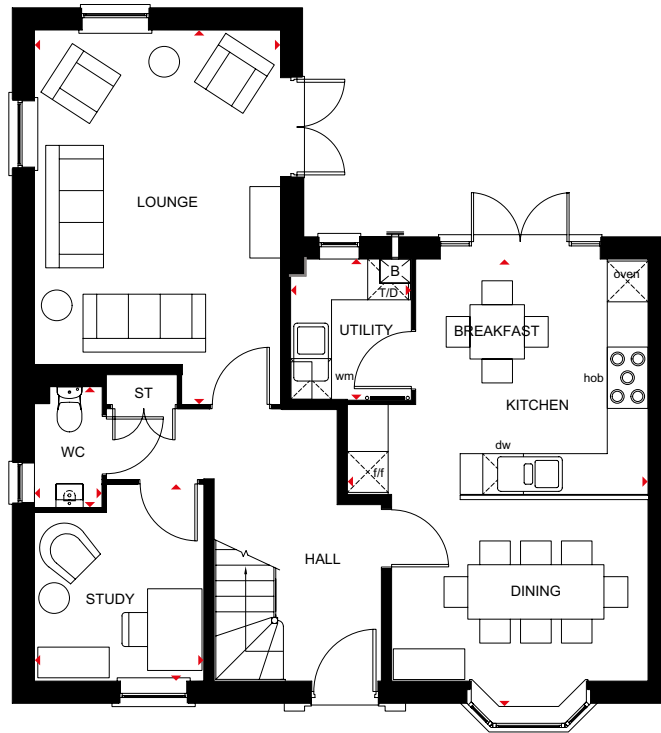
WHERE QUALITY LIVES

THE AVONDALE

FOUR BEDROOM DETACHED HOME

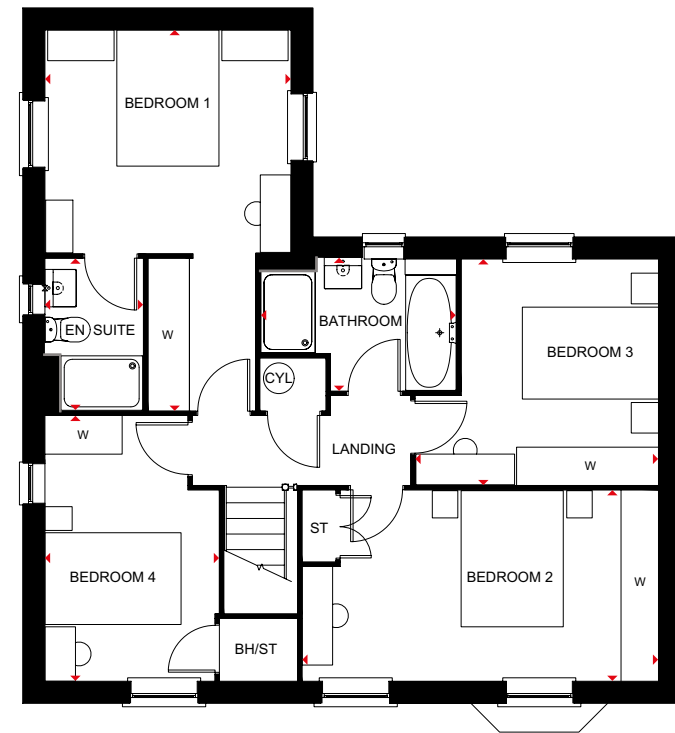
Key

B	Boiler	CYL	Cylinder	wm	Washing machine space	W	Wardrobe space	◀▶	Dimension location
ST	Store	f/f	Fridge/freezer space	T/D	Tumble dryer space	dw	Dishwasher space		



Ground Floor

Lounge	5490 x 3615 mm	18'0" x 11'10"
Kitchen/B'fast/ Dining	6600 x 4418 mm	21'7" x 14'6"
Utility	2062 x 1760 mm	6'9" x 5'9"
Study	2885 x 2490 mm	9'5" x 8'2"
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First Floor

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BDW002029/OCT22

THE MERIDEN

FOUR BEDROOM DETACHED HOME



Individual plots may vary, please speak to the Sales Adviser



The Meriden is a bright place to call home with its attractive bay-fronted lounge and a light-filled glazed bay in the kitchen/dining area leading to the garden. A family space in the kitchen increases flexibility for living and entertaining, while a separate

utility room adds practicality and an integral garage provides extra security. Upstairs are four double bedrooms, the generous main bedroom with en suite, and a family bathroom with shower.

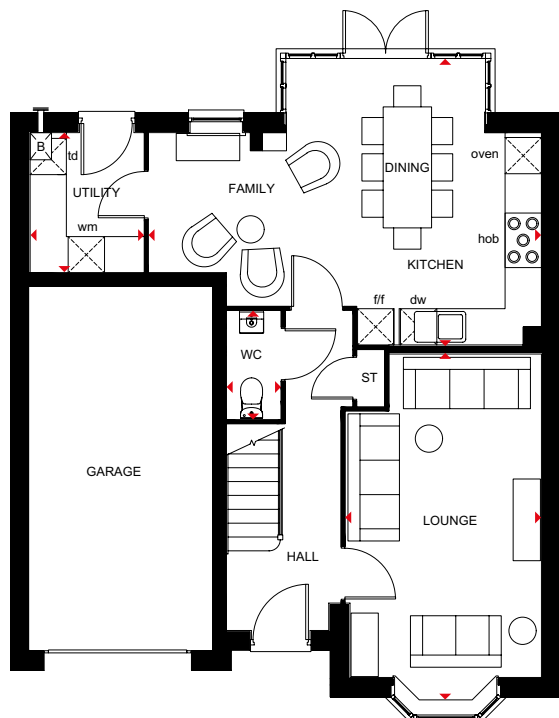
DAVID WILSON HOMES

THE MERIDEN

FOUR BEDROOM DETACHED HOME

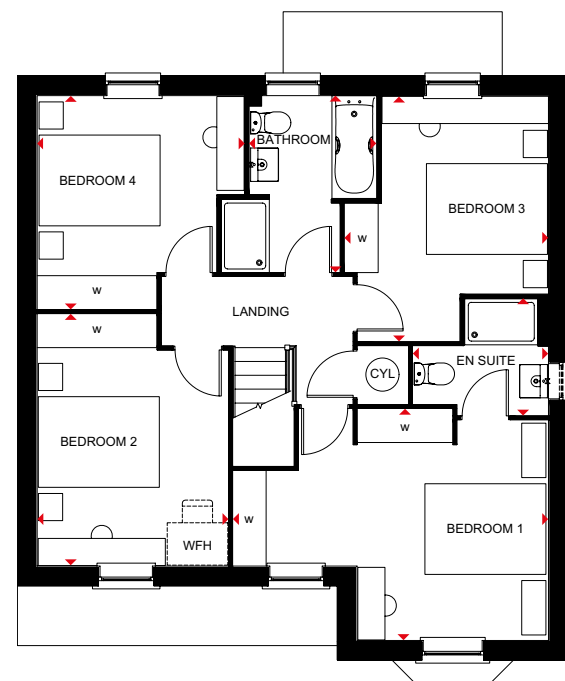
Key

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



Ground Floor

Lounge	5767 x 3235 mm	18'11" x 10'7"
Kitchen/Family/ Dining	6486 x 4735 mm	21'3" x 15'6"
Utility	2305 x 1877 mm	7'7" x 6'2"
WC	1786 x 882 mm	5'10" x 2'11"



First Floor

Bedroom 1	5208 x 3822 mm	17'1" x 12'6"
En Suite	2235 x 1923 mm	7'4" x 6'4"
Bedroom 2	4161 x 3155 mm	13'8" x 10'4"
Bedroom 3	4056 x 3365 mm	13'3" x 11'0"
Bedroom 4	3527 x 3423 mm	11'7" x 11'3"
Bathroom	2913 x 2100 mm	9'6" x 6'11"

* Window may be omitted on certain plots.
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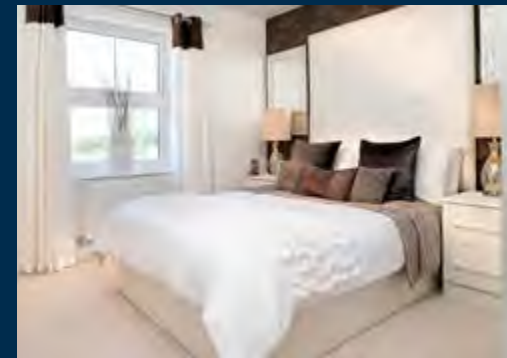
BDW002029/OCT22

THE MERIDEN

FOUR BEDROOM DETACHED HOME



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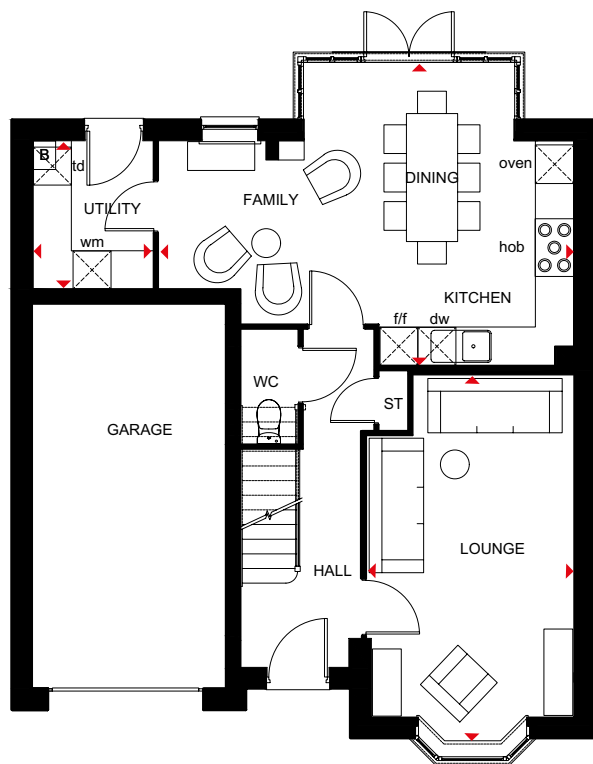
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE MERIDEN

FOUR BEDROOM DETACHED HOME

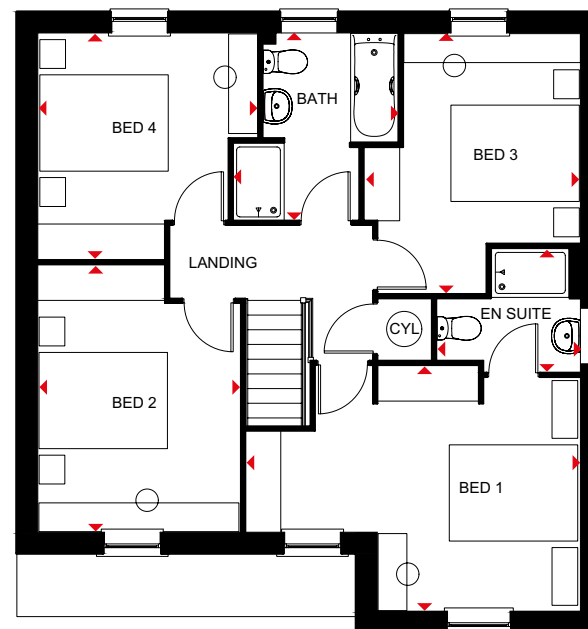
Key

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



Ground Floor

Lounge	5767 x 3235 mm	18'11" x 10'7"
Kitchen/Family/		
Dining	6486 x 4735 mm	21'3" x 15'6"
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Bedroom 4	3527 x 3423 mm	11'7" x 11'3"
Bathroom	2913 x 2100 mm	9'6" x 6'11"

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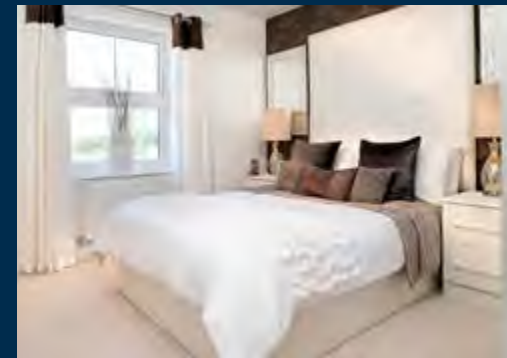
BDW002029/OCT22

THE MERIDEN

FOUR BEDROOM DETACHED HOME



Individual plots may vary, please speak to the Sales Adviser



The Meriden is a bright place to call home with its attractive bay-fronted lounge and a light-filled glazed bay in the kitchen/dining area leading to the garden. A family space in the kitchen increases flexibility for living and entertaining, while a separate

utility room adds practicality and an integral garage provides extra security. Upstairs are four double bedrooms, the generous main with en suite, and a family bathroom with shower.



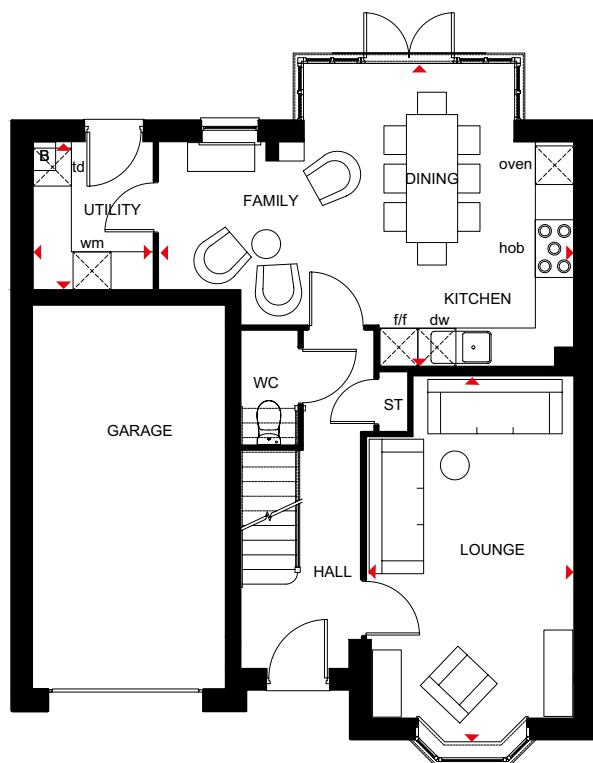
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE MERIDEN

FOUR BEDROOM DETACHED HOME

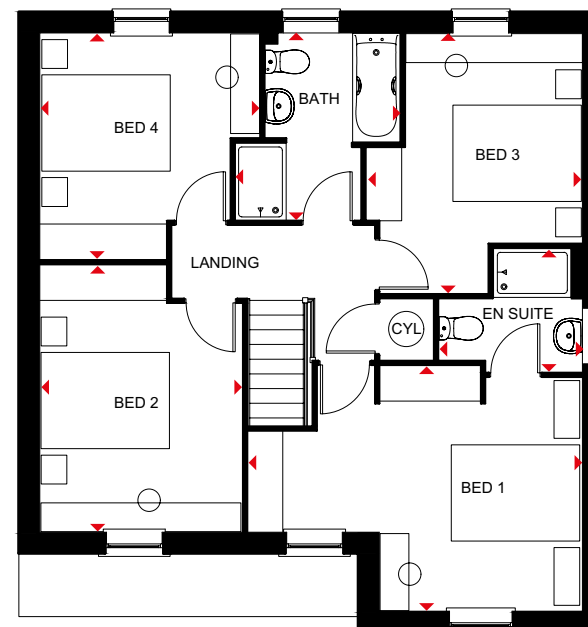
Key

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



Ground Floor

Lounge	5767 x 3235 mm	18'11" x 10'7"
Kitchen/Family/		
Dining	6486 x 4735 mm	21'3" x 15'6"
Utility	2305 x 1877 mm	7'7" x 6'2"
WC	1786 x 882 mm	5'10" x 2'11"



First Floor

Bedroom 1	5208 x 3822 mm	17'1" x 12'6"
En Suite	2235 x 1923 mm	7'4" x 6'4"
Bedroom 2	4161 x 3155 mm	13'8" x 10'4"
Bedroom 3	4056 x 3365 mm	13'3" x 11'0"
Bedroom 4	3527 x 3423 mm	11'7" x 11'3"
Bathroom	2913 x 2100 mm	9'6" x 6'11"

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BDW002029/OCT22

THE HOLDEN

FOUR BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



Sash-style windows give The Holden a charming, traditional look, yet inside it is designed very much for modern family living. A beautiful glazed bay leading to the garden makes the open-plan kitchen, family and dining areas exceptionally bright and airy. A

separate utility room also has access to the garden, while a large bay-fronted lounge and a separate study provide room to relax and work. Upstairs are four double bedrooms, the main with en suite, and a family bathroom with separate shower.



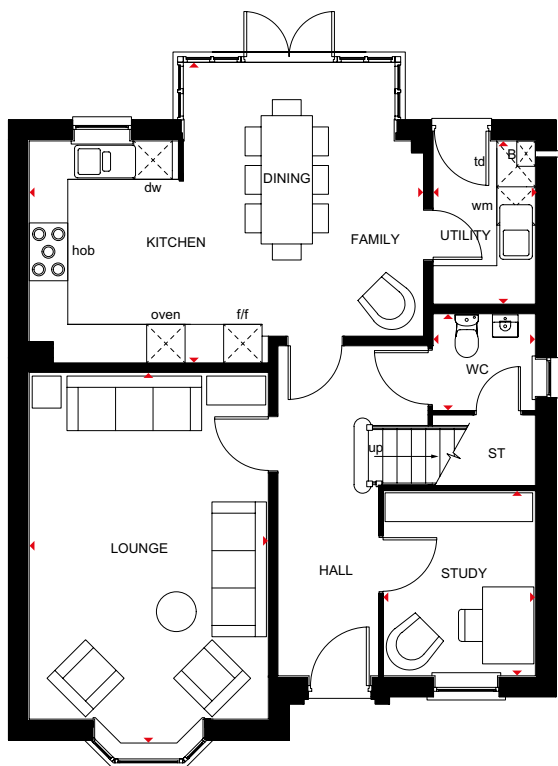
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE HOLDEN

FOUR BEDROOM HOME

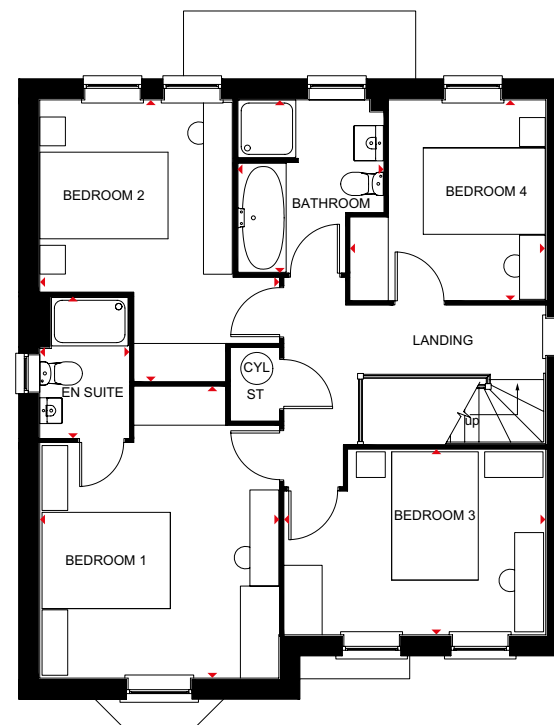
Key

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



Ground Floor

Lounge	5802 x 3728 mm	19'0" x 12'3"
Kitchen/Family/Dining	6147 x 4685 mm	20'2" x 15'4"
Study	2886 x 2361 mm	9'6" x 7'9"
Utility	2545 x 1593 mm	8'4" x 5'3"
WC	1498 x 1593 mm	4'11" x 5'3"



First Floor

Bedroom 1	4543 x 3728 mm	14'11" x 12'3"
En Suite	2190 x 1390 mm	7'2" x 4'7"
Bedroom 2	4384 x 3728 mm	14'4" x 12'3"
Bedroom 3	4073 x 2886 mm	13'4" x 9'5"
Bedroom 4	3120 x 3043 mm	10'3" x 10'0"
Bathroom	2689 x 2266 mm	8'10" x 7'5"

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BDW002029/OCT22

THE HOLDEN

FOUR BEDROOM HOME



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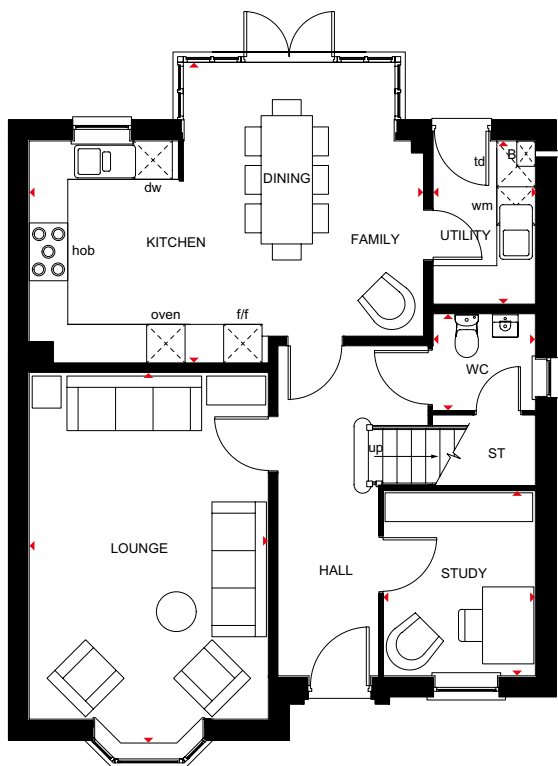
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE HOLDEN

FOUR BEDROOM HOME

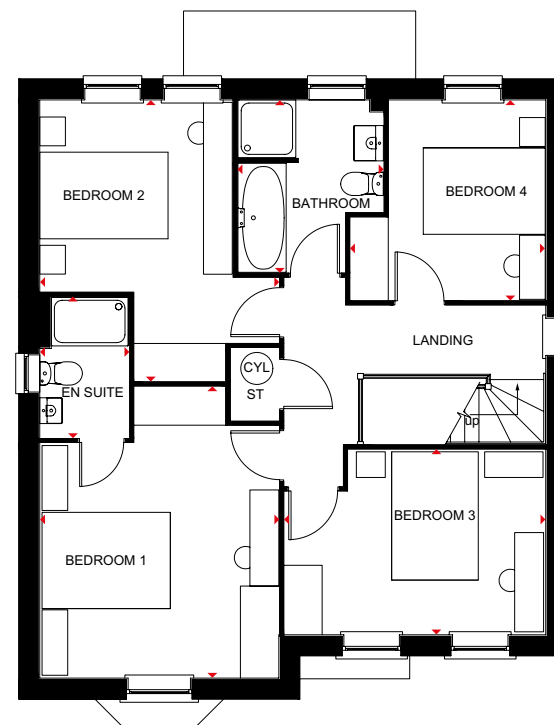
Key

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



Ground Floor

Lounge	5802 x 3728 mm	19'0" x 12'3"
Kitchen/Family/ Dining	6147 x 4685 mm	20'2" x 15'4"
Study	2886 x 2361 mm	9'6" x 7'9"
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First Floor

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En Suite	2190 x 1390 mm	7'2" x 4'7"
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BDW002029/OCT22

THE HOLDEN

FOUR BEDROOM HOME



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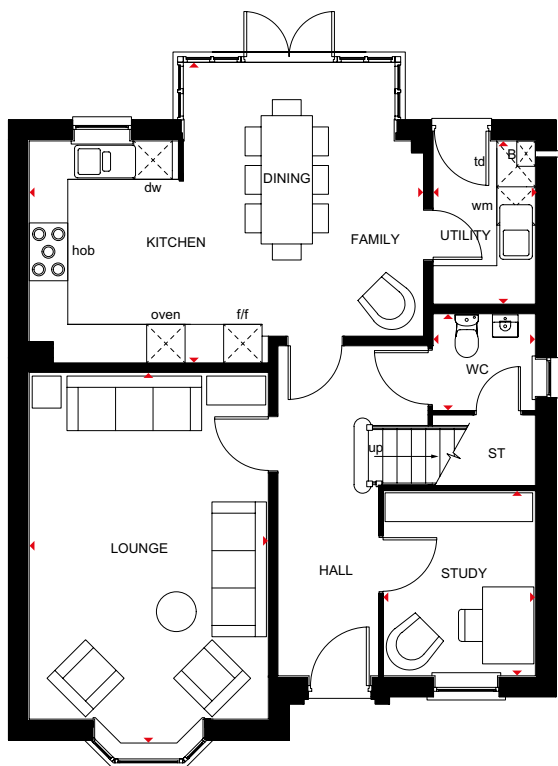
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE HOLDEN

FOUR BEDROOM HOME

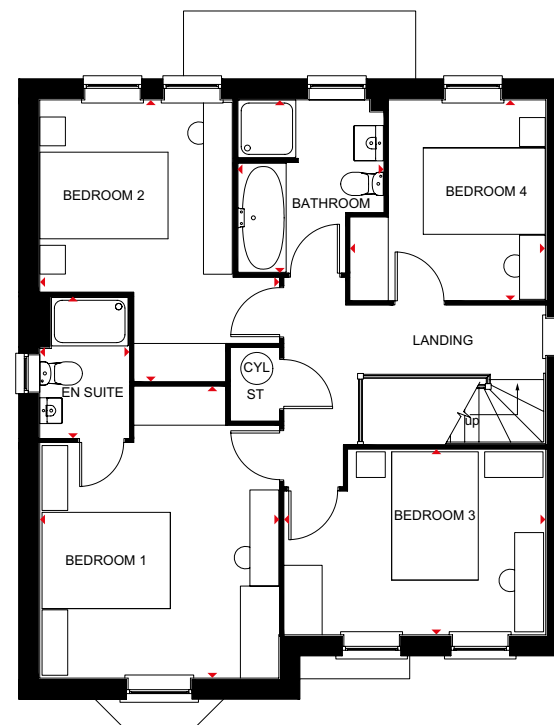
Key

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



Ground Floor

Lounge	5802 x 3728 mm	19'0" x 12'3"
Kitchen/Family/ Dining	6147 x 4685 mm	20'2" x 15'4"
Study	2886 x 2361 mm	9'6" x 7'9"
Utility	2545 x 1593 mm	8'4" x 5'3"
WC	1498 x 1593 mm	4'11" x 5'3"



First Floor

Bedroom 1	4543 x 3728 mm	14'11" x 12'3"
En Suite	2190 x 1390 mm	7'2" x 4'7"
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BDW002029/OCT22

THE EMERSON

FIVE BEDROOM DETACHED HOME



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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 triple-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, and a family bathroom. The top floor has a further double bedroom, a single bedroom and a shower room.

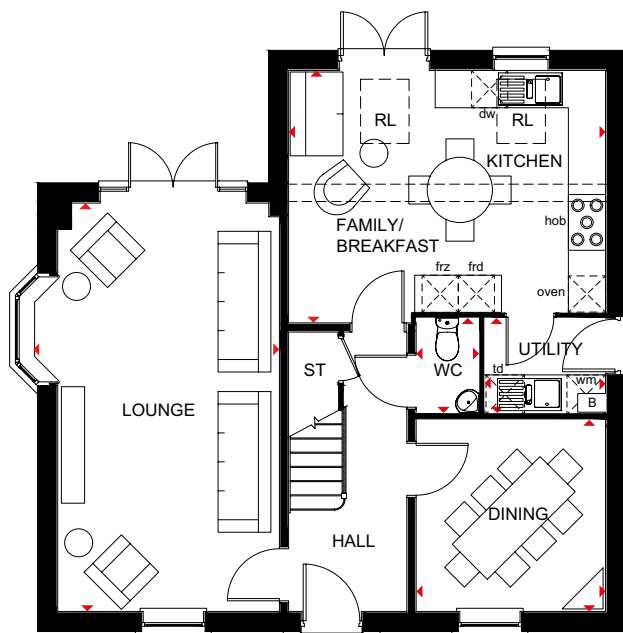
DAVID WILSON HOMES

THE EMERSON

FIVE BEDROOM DETACHED HOME

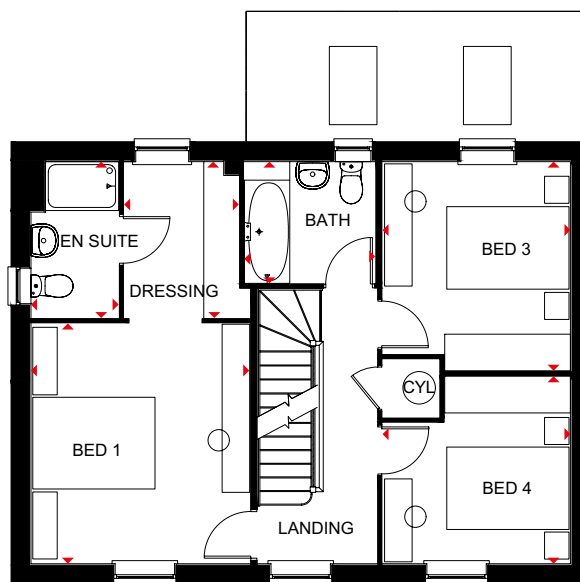
Key

B	Boiler	frz	Freezer space	dw	Dishwasher space	RL	RoofLight
ST	Store	frd	Fridge space	td	Tumble dryer space		
CYL	Cylinder	wm	Washing machine space	↔	Dimension location		



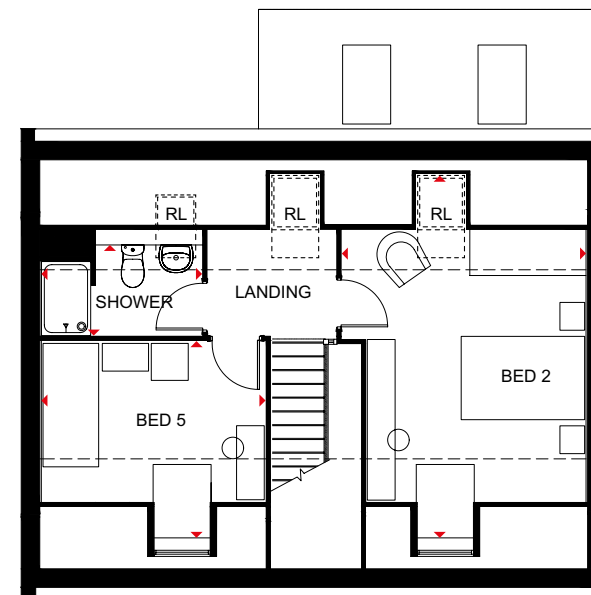
Ground Floor

Lounge	6580 x 3970 mm	21'7" x 13'0"
Kitchen/Family/Breakfast	5107 x 4067 mm	16'9" x 13'4"
Utility	1949 x 1531 mm	6'5" x 5'0"
Dining	3089 x 3051 mm	10'2" x 10'0"
WC	1531 x 1012 mm	5'0" x 3'4"



First Floor

Bed 1	3931 x 3574 mm	12'11" x 11'9"
Dressing	2560 x 1879 mm	8'5" x 6'2"
En suite	2560 x 1435 mm	8'5" x 4'8"
Bed 3	3423 x 3077 mm	11'3" x 10'1"
Bed 4	3077 x 3068 mm	10'1" x 10'1"
Bath	2141 x 1993 mm	7'0" x 6'6"



Second Floor

Bed 2	5870* x 3960 mm	19'3" x 13'0"
Bed 3	3633 x 3189* mm	11'11" x 10'6"*
Shower Room	2605 x 1470* mm	8'7" x 4'10"*

*Overall floor dimension includes lowered ceiling areas

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BDW002029/OCT22

THE EMERSON

FIVE BEDROOM DETACHED HOME



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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 triple-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, and a family bathroom. The top floor has a further double bedroom, a single bedroom and a shower room.



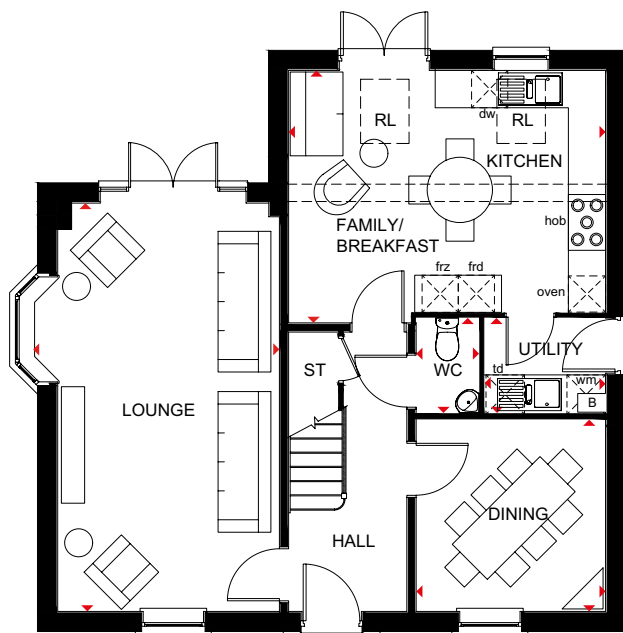
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE EMERSON

FIVE BEDROOM DETACHED HOME

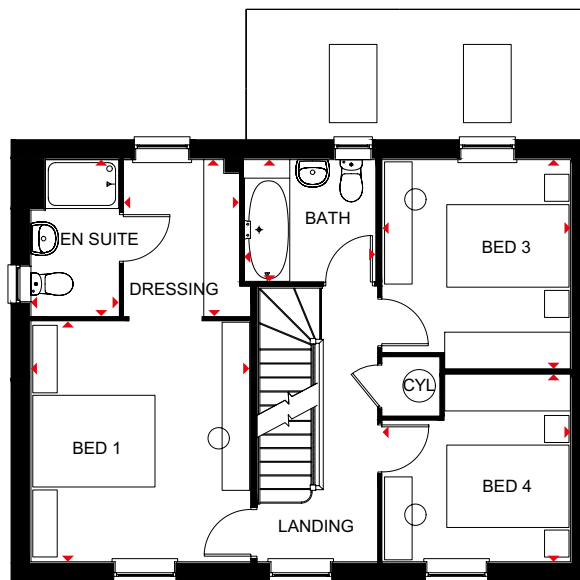
Key

B	Boiler	frz	Freezer space	dw	Dishwasher space	RL	RoofLight
ST	Store	frd	Fridge space	td	Tumble dryer space		
CYL	Cylinder	wm	Washing machine space	◀▶	Dimension location		



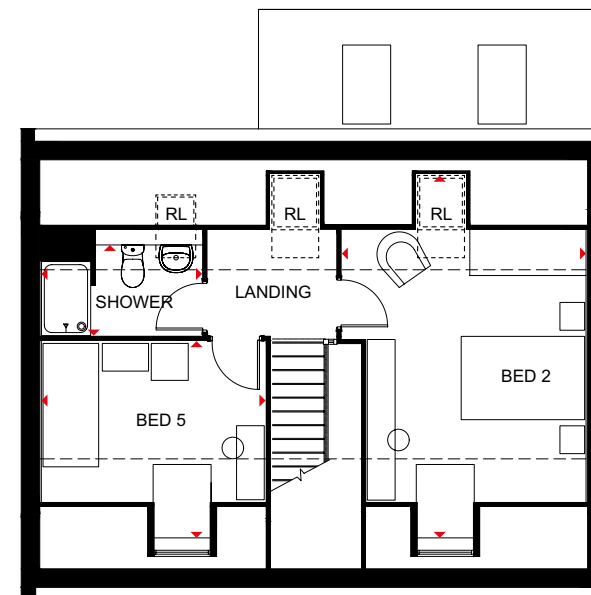
Ground Floor

Lounge	6580 x 3970 mm	21'7" x 13'0"
Kitchen/Family/Breakfast	5107 x 4067 mm	16'9" x 13'4"
Utility	1949 x 1531 mm	6'5" x 5'0"
Dining	3089 x 3051 mm	10'2" x 10'0"
WC	1531 x 1012 mm	5'0" x 3'4"



First Floor

Bed 1	3931 x 3574 mm	12'11" x 11'9"
Dressing	2560 x 1879 mm	8'5" x 6'2"
En suite	2560 x 1435 mm	8'5" x 4'8"
Bed 3	3423 x 3077 mm	11'3" x 10'1"
Bed 4	3077 x 3068 mm	10'1" x 10'1"
Bath	2141 x 1993 mm	7'0" x 6'6"



Second Floor

Bed 2	5870* x 3960 mm	19'3" x 13'0"
Bed 5	3633 x 3189* mm	11'11" x 10'6"*
Shower Room	2605 x 1470* mm	8'7" x 4'10"*

*Overall floor dimension includes lowered ceiling areas

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BDW002029/OCT22

THE EMERSON

FIVE BEDROOM DETACHED HOME



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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 triple-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, and a family bathroom. The top floor has a further double bedroom, a single bedroom and a shower room.



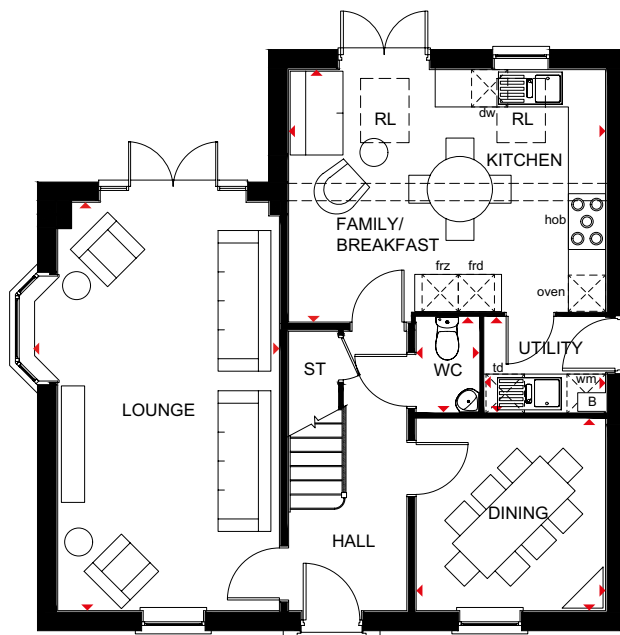
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE EMERSON

FIVE BEDROOM DETACHED HOME

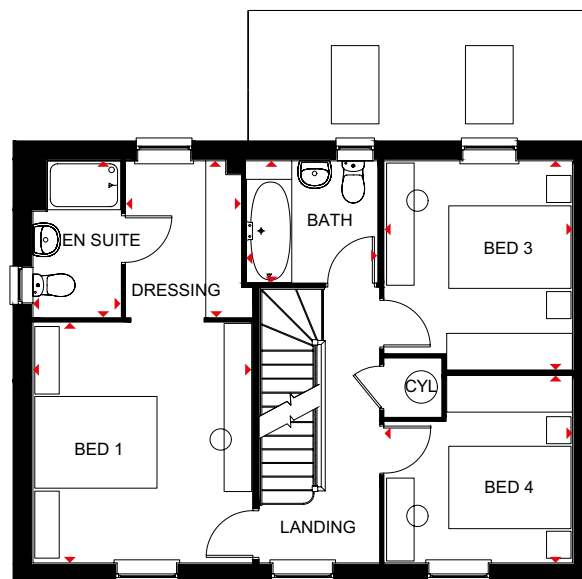
Key

B	Boiler	frz	Freezer space	dw	Dishwasher space	RL	RoofLight
ST	Store	frd	Fridge space	td	Tumble dryer space		
CYL	Cylinder	wm	Washing machine space	◄►	Dimension location		



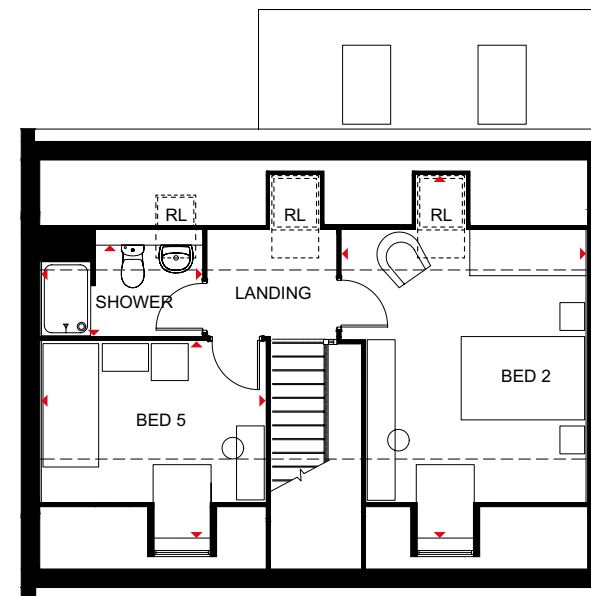
Ground Floor

Lounge	6580 x 3970 mm	21'7" x 13'0"
Kitchen/Family/Breakfast	5107 x 4067 mm	16'9" x 13'4"
Utility	1949 x 1531 mm	6'5" x 5'0"
Dining	3089 x 3051 mm	10'2" x 10'0"
WC	1531 x 1012 mm	5'0" x 3'4"



First Floor

Bed 1	3931 x 3574 mm	12'11" x 11'9"
Dressing	2560 x 1879 mm	8'5" x 6'2"
En suite	2560 x 1435 mm	8'5" x 4'8"
Bed 3	3423 x 3077 mm	11'3" x 10'1"
Bed 4	3077 x 3068 mm	10'1" x 10'1"
Bath	2141 x 1993 mm	7'0" x 6'6"



Second Floor

Bed 2	5870* x 3960 mm	19'3"* x 13'0"
Bed 5	3633 x 3189* mm	11'11" x 10'6"*
Shower Room	2605 x 1470* mm	8'7" x 4'10"*

*Overall floor dimension includes lowered ceiling areas

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BDW002029/OCT22

THE EMERSON

FIVE BEDROOM HOME



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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 bedroom with dressing area and en suite. The top floor has two further double bedrooms.



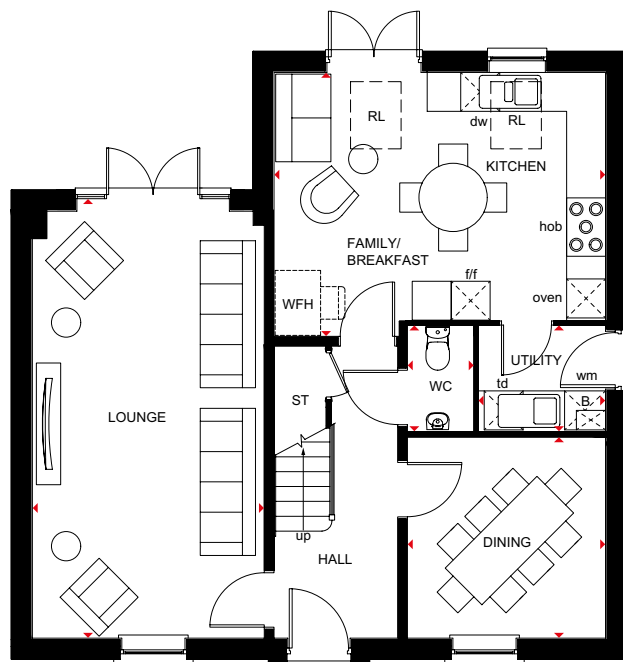
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE EMERSON

FIVE BEDROOM DETACHED HOME

Key

B	Boiler	f/f	Fridge/freezer space	td	Tumble dryer space	◀▶	Dimension location
ST	Store	wm	Washing machine space	WFH	Working from home space		
CYL	Cylinder	dw	Dishwasher space	RL	Roof light		



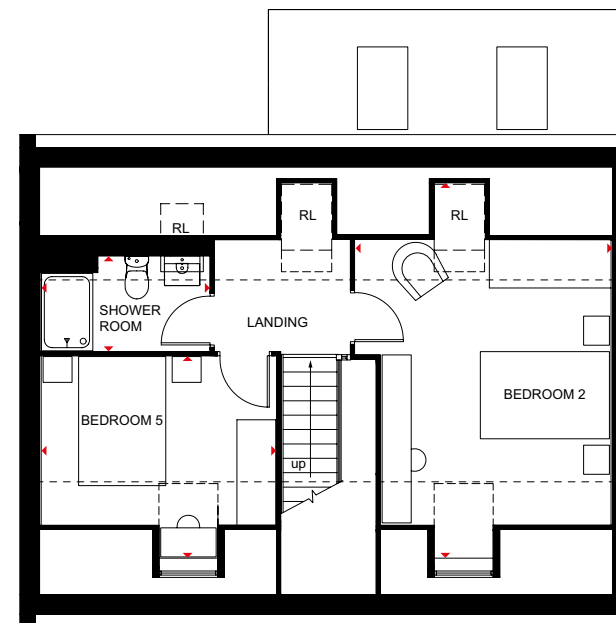
Ground Floor

Lounge	6580 x 3573 mm	21'7" x 11'8"
Kitchen/Family/Breakfast	5107 x 4067 mm	16'9" x 13'4"
Dining	3089 x 3052 mm	10'1" x 10'0"
Utility	1950 x 1613 mm	6'4" x 5'4"
WC	1613 x 1013 mm	5'4" x 3'4"



First Floor

Bedroom 1	3931 x 3574 mm	12'10" x 11'8"
Dressing	2560 x 2055 mm	8'4" x 6'8"
En Suite	2560 x 1435 mm	8'4" x 4'8"
Bedroom 3	3423 x 3077 mm	11'2" x 10'1"
Bedroom 4	3077 x 3068 mm	10'1" x 10'0"
Bathroom	2142 x 1991 mm	7'0" x 6'6"



Second Floor

Bedroom 2	5283 x 3962* mm	17'4" x 13'0"*
Bedroom 5	3634* x 3082 mm	11'11"* x 10'1"
Shower Room	2606* x 1470 mm	8'6"* x 4'9"

*Overall floor dimension includes lowered ceiling areas

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BDW002029/OCT22

THE BUCKINGHAM

FIVE BEDROOM DETACHED HOME



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Designed over three floors, The Buckingham is a most spacious detached family home. The hub of the house is the large open-plan kitchen and breakfast room with family area leading to the dining room. Both have access onto the rear garden via elegant French doors. There is also a separate utility room. The front-aspect lounge provides ample

room for everyone to relax, and there's quiet space to work in the study. The first floor has an expansive main bedroom with full en suite and dressing area. Two further double bedrooms and a bathroom with shower can be found here too. Upstairs again and there are two more double bedrooms and another bathroom with shower.

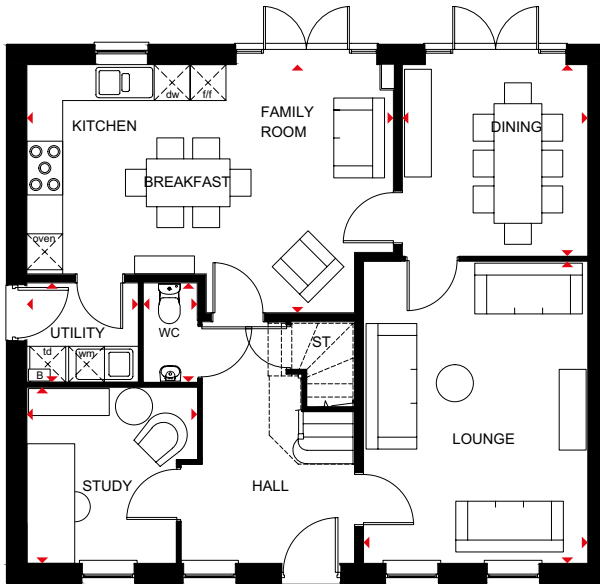
DAVID WILSON HOMES

THE BUCKINGHAM

FIVE BEDROOM DETACHED HOME

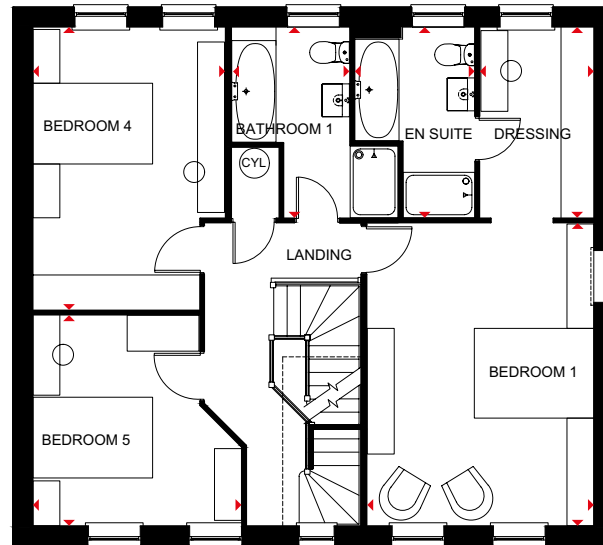
Key

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



Ground Floor

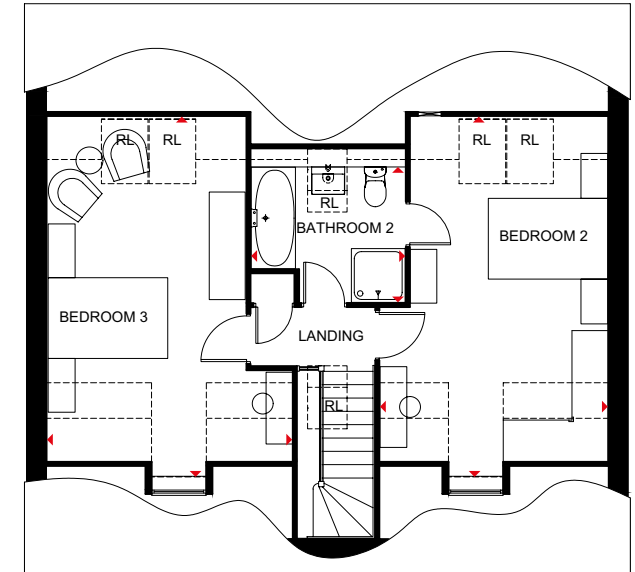
Lounge	5050 x 3750 mm	16'7" x 12'4"
Kitchen/Family	6130 x 4151 mm	20'1" x 13'7"
Dining	3201 x 3100 mm	10'6" x 10'2"
Study	2940 x 2850 mm	9'8" x 9'4"
Utility	1861 x 1661 mm	6'1" x 5'5"
WC	1661 x 900 mm	5'5" x 2'11"



First Floor

Bedroom 1	5062 x 3785 mm	16'7" x 12'5"
Dressing	3189 x 1905 mm	10'6" x 6'3"
En suite	3189 x 2004 mm	10'6" x 6'7"
Bedroom 4	4730 x 3213 mm	15'6" x 10'6"
Bedroom 5	3521 x 3486 mm	11'7" x 11'5"
Bathroom 1	3189 x 1969 mm	10'6" x 6'5"

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



Second Floor

Bedroom 2	6024* x 3811 mm	19'9" * x 12'6"
Bedroom 3	6024* x 4101 mm	19'9" * x 13'5"
Bathroom 2	2575 x 2266* mm	8'5" x 7'5" *

*Overall floor dimensions includes lowered ceiling areas

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THE BUCKINGHAM

FIVE BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



Designed over three floors, The Buckingham is a spacious family home. The hub of the house is the large open-plan kitchen and breakfast room with family area leading to the dining room. Both have access onto the rear garden via elegant French doors. There is also a separate utility room. The front-aspect lounge provides ample room for everyone to relax, and there's quiet

space to work in the study. The first floor has an expansive main bedroom with full en suite and dressing area. Two further double bedrooms and a bathroom with shower can be found here too. On the top floor there are two more double bedrooms and a bathroom with shower.



DAVID WILSON HOMES

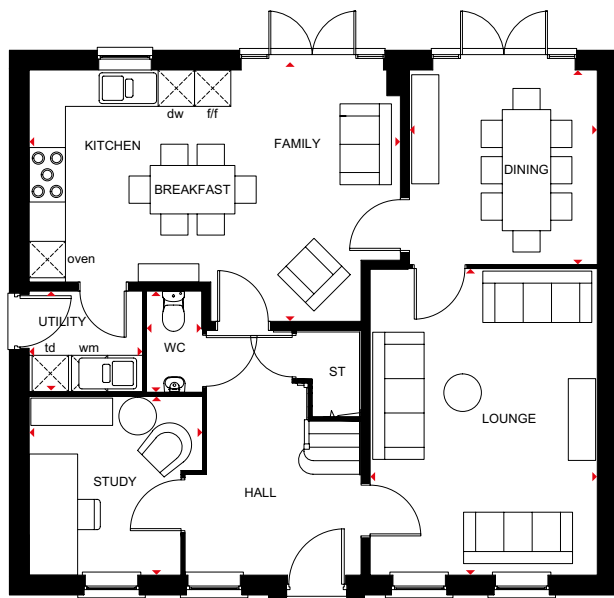
WHERE QUALITY LIVES

THE BUCKINGHAM

FIVE BEDROOM DETACHED HOME

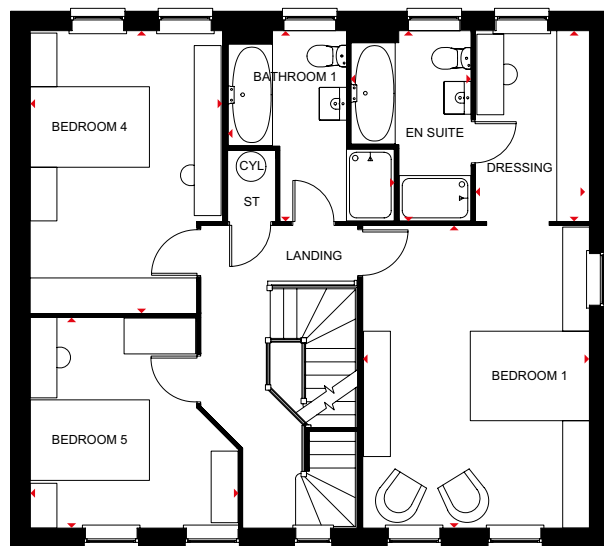
Key

ST	Store	wm	Washing machine space	RL	Roof light
CYL	Cylinder	dw	Dishwasher space	◀▶	Dimension location
f/f	Fridge/freezer space	td	Tumble dryer space		



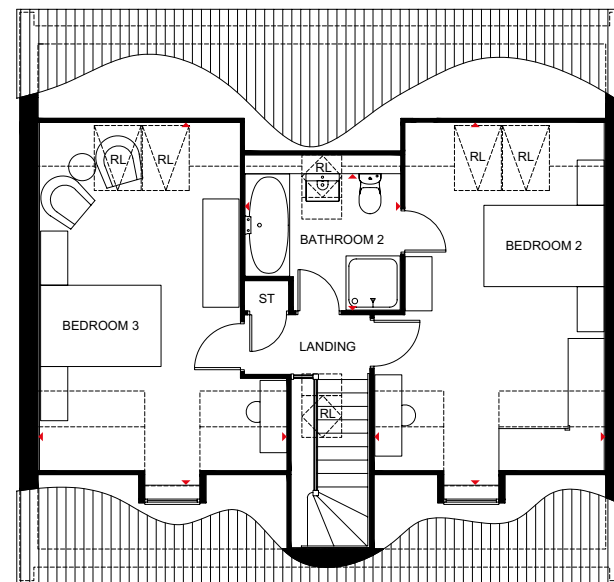
Ground Floor

Lounge	5050 x 3750 mm	16'7" x 12'4"
Kitchen/Family	6130 x 4151 mm	20'1" x 13'7"
Dining	3201 x 3100 mm	10'6" x 10'2"
Study	2940 x 2850 mm	9'8" x 9'4"
Utility	1861 x 1661 mm	6'1" x 5'5"
WC	1661 x 900 mm	5'5" x 2'11"



First Floor

Bedroom 1	5062 x 3785 mm	16'7" x 12'5"
Dressing	3189 x 1905 mm	10'6" x 6'3"
En Suite	3189 x 2004 mm	10'6" x 6'7"
Bedroom 4	4730 x 3213 mm	15'6" x 10'6"
Bedroom 5	3521 x 3486 mm	11'7" x 11'5"
Bathroom 1	3189 x 1969 mm	10'6" x 6'5"



Second Floor

Bedroom 2	6024* x 3811 mm	19'9"* x 12'6"
Bedroom 3	6024* x 4101 mm	19'9"* x 13'5"
Bathroom 2	2575 x 2266* mm	8'5" x 7'5"*

*Overall floor dimension includes lowered ceiling areas.

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THE BUCKINGHAM

FIVE BEDROOM HOME



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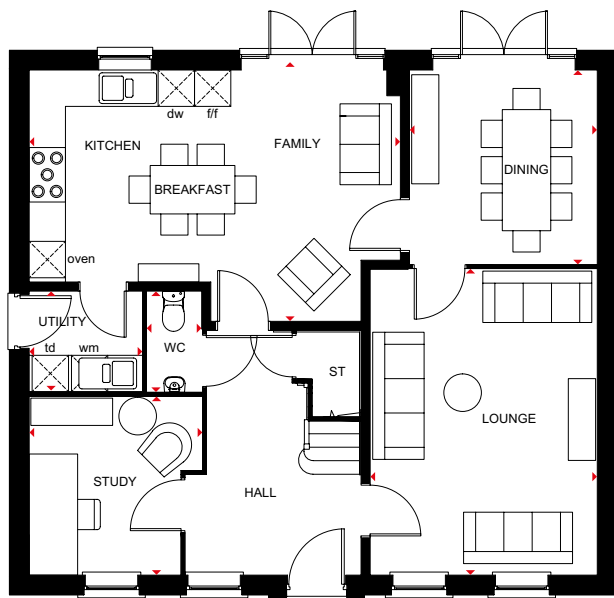
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE BUCKINGHAM

FIVE BEDROOM DETACHED HOME

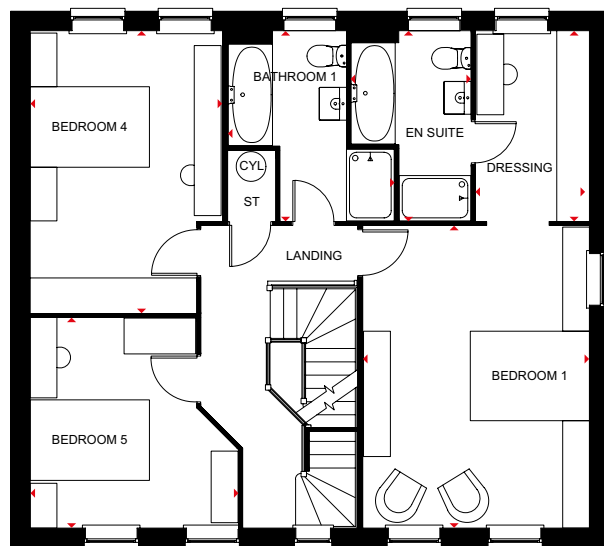
Key

ST	Store	wm	Washing machine space	RL	Roof light
CYL	Cylinder	dw	Dishwasher space	◀▶	Dimension location
f/f	Fridge/freezer space	td	Tumble dryer space		



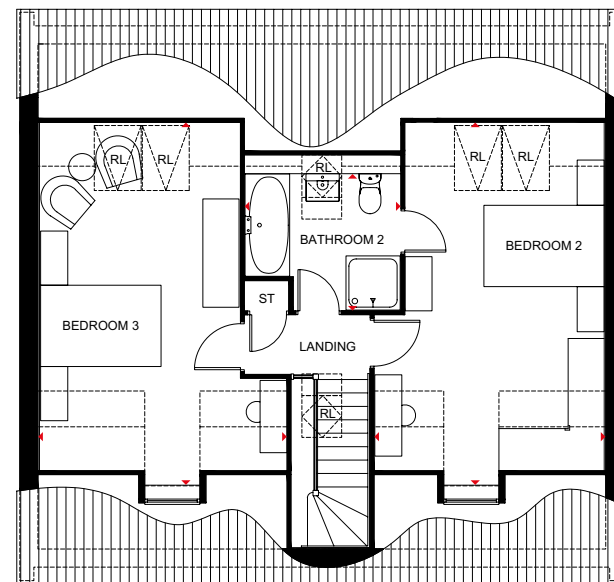
Ground Floor

Lounge	5050 x 3750 mm	16'7" x 12'4"
Kitchen/Family	6130 x 4151 mm	20'1" x 13'7"
Dining	3201 x 3100 mm	10'6" x 10'2"
Study	2940 x 2850 mm	9'8" x 9'4"
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WC	1661 x 900 mm	5'5" x 2'11"



First Floor

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Second Floor

Bedroom 2	6024* x 3811 mm	19'9"* x 12'6"
Bedroom 3	6024* x 4101 mm	19'9"* x 13'5"
Bathroom 2	2575 x 2266* mm	8'5" x 7'5"*

*Overall floor dimension includes lowered ceiling areas.

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THE HENLEY

FIVE BEDROOM DETACHED HOME



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The Henley is an incredibly bright and spacious family home with attractive walk-in bay windows in three of the ground floor rooms. Its stylishness is apparent from the moment you step through the front door. The hall leads to a large lounge through elegant double doors, as well as to a separate dining room and an expansive open-plan

kitchen with breakfast area and family space. Both kitchen and lounge lead to the garden via French doors and there is also a separate utility room. The first floor is just as spacious with four double bedrooms, both the large main and Bedroom 2 with en suite. A single bedroom can be used as a study and there is also a family bathroom with shower.

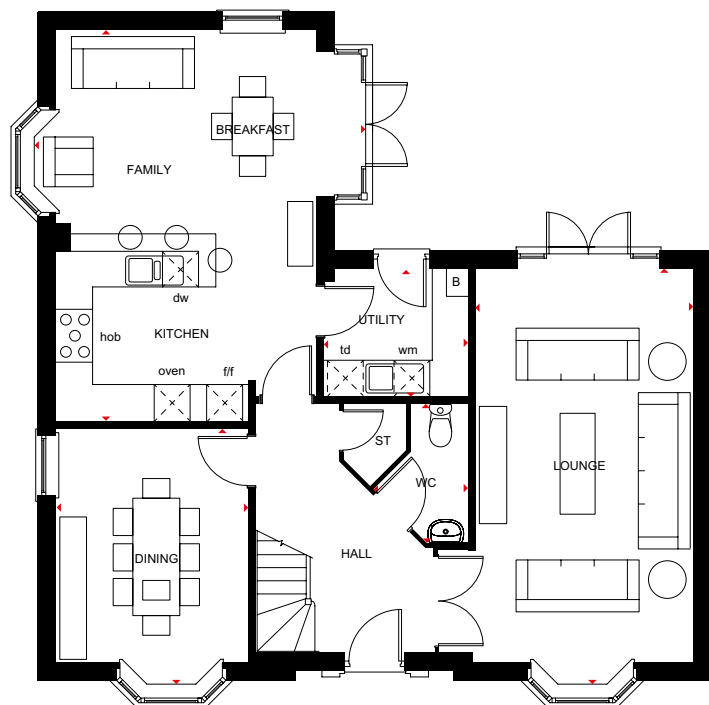
DAVID WILSON HOMES

THE HENLEY

FIVE BEDROOM DETACHED HOME

Key

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



Ground Floor

Lounge	7050 x 3675 mm	23'1" x 12'1"
Kitchen/Family/Breakfast	6602 x 5600 mm	21'8" x 18'4"
Dining	4347 x 3225 mm	13'0" x 10'7"
Utility	2437 x 2150 mm	8'0" x 7'0"
WC	2340 x 1600 mm	7'8" x 5'3"



First Floor

Bed 1	6397 x 4403 mm	21'0" x 14'5"
En suite 1	2610 x 1390 mm	8'7" x 4'7"
Bed 2	3925 x 3286 mm	12'11" x 10'9"
En suite 2	2610 x 1374 mm	8'7" x 4'6"
Bed 3	3733 x 3112 mm	12'3" x 10'2"
Bed 4	3452 x 3211 mm	11'4" x 10'6"
Bed 5/Study	2849 x 2352 mm	9'4" x 7'9"
Bathroom	3023 x 2347 mm	9'11" x 7'8"

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THE HENLEY

FIVE BEDROOM HOME



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The Henley is an incredibly bright and spacious family home with attractive bay windows in three of the ground floor rooms. Its stylishness is apparent from the moment you step through the front door. The hall leads to a large lounge through elegant double doors, there is a separate dining room and an expansive open-plan kitchen with breakfast area and family space. Both

the kitchen and lounge lead to the garden via French doors and there is also a separate utility room. The first floor is just as spacious with four double bedrooms, both the main and second bedroom have an en suite. A single bedroom can be used as a study and there is also a family bathroom with shower.



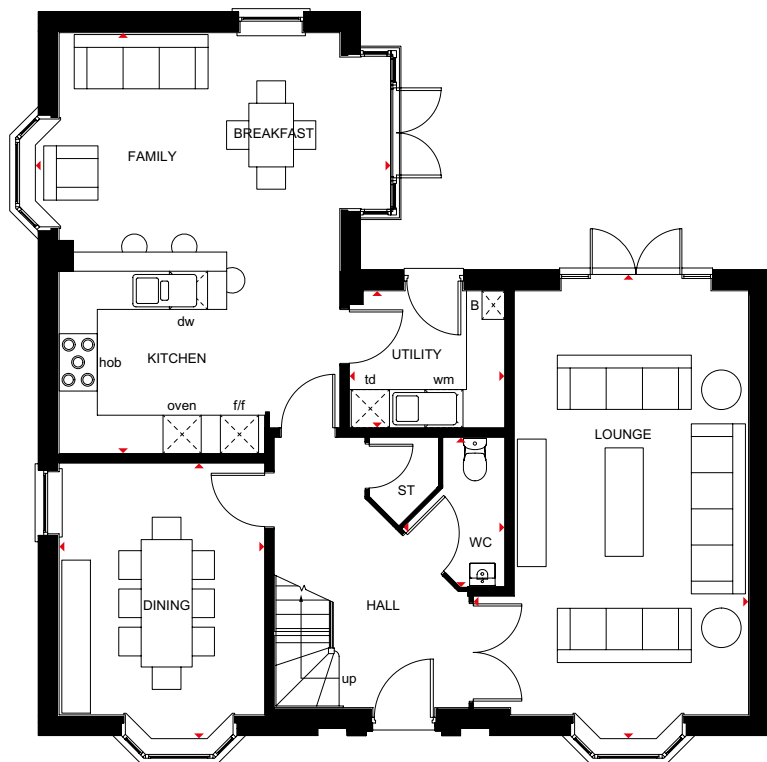
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WHERE QUALITY LIVES

THE HENLEY

FIVE BEDROOM HOME

Key

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



Ground Floor

Lounge	7050 x 4307 mm	23'2" x 14'2"
Kitchen/Family/Breakfast	6602 x 5600 mm	21'8" x 18'4"
Dining	4347 x 3225 mm	14'3" x 10'7"
Utility	2437 x 2150 mm	8'0" x 7'0"
WC	2340 x 1600 mm	7'8" x 5'3"



First Floor

Bedroom 1	6688 x 4403 mm	21'11" x 14'5"
En Suite 1	2610 x 1390 mm	8'7" x 4'7"
Bedroom 2	3925 x 3286 mm	12'11" x 10'9"
En Suite 2	2610 x 1374 mm	8'7" x 4'6"
Bedroom 3	3733 x 3112 mm	12'3" x 10'3"
Bedroom 4	3452 x 3211 mm	11'4" x 10'6"
Bedroom 5/Study	2849 x 2352 mm	9'4" x 7'9"
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