

**HERITAGE**  
- REDROW -

# ASH GARDENS

WATERLOOVILLE







# WELCOME TO ASH GARDENS



## A COLLECTION OF 3 & 4 BEDROOM HOMES IN A CHARMING GARDEN VILLAGE

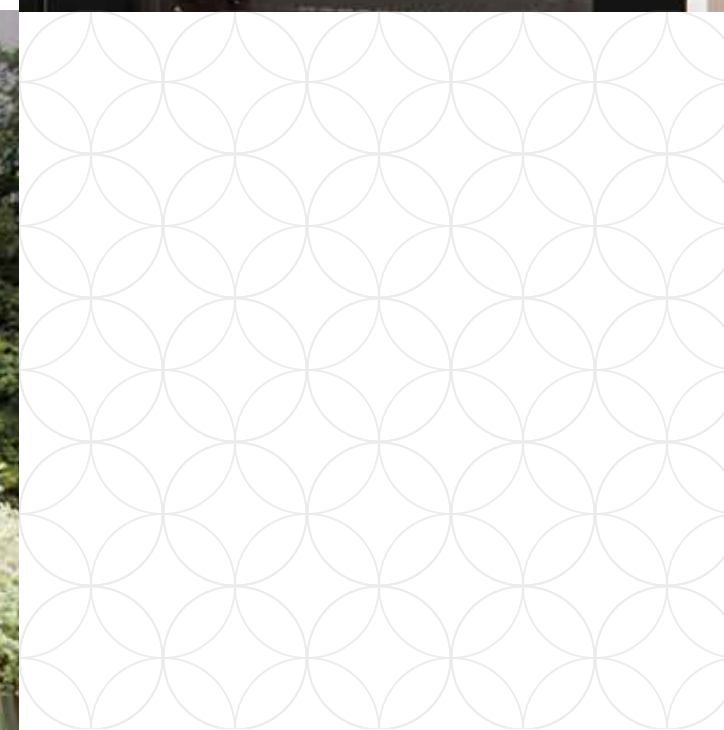
Nestled in the bustling market town of Waterlooville and part of Redrow's burgeoning Berewood community, Ash Gardens offers a high quality of life, whether you're relaxing at home or exploring the surrounding area. Based on the Arts and Crafts style of the 1930s, these elegant homes surround you with quintessential English architecture, while outside, the plentiful amenities and rolling countryside are always within easy reach. With excellent transport links and a good selection of schools too, Ash Gardens offers an enviable quality of life.





# DISCOVER A BETTER WAY TO LIVE

Life is not just about waking up in a beautiful home. It's about everything that goes with it. From stunning open plan kitchens and entertaining spaces, to places that make the most of the outdoors through to our outstanding customer experiences. Welcome to a better way of living.



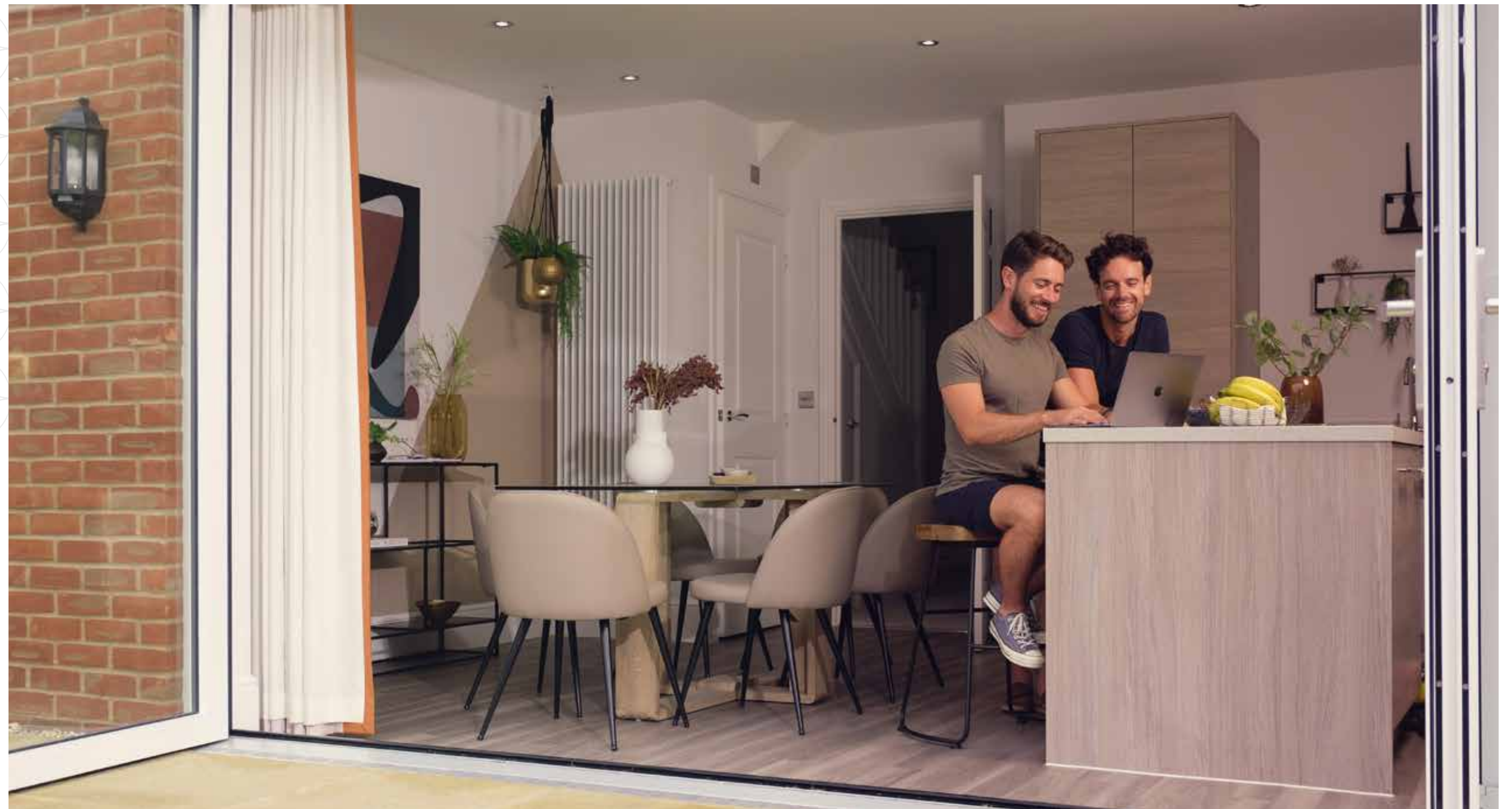
# BETTER BY DESIGN

Imagine how much better life would be, with a little more thought and a lot more space. Waking up in a home full of unique character where everything feels carefully considered inside and out. A place where you can relax, think, breathe, work and play in beautifully designed spaces. With Redrow, it's the level of care we bring, that makes all the difference.



# BETTER PLACES

Picture yourself in a peaceful setting where nature is just a short walk away. Where there's a feeling of tranquility as you enjoy a new, relaxed lifestyle, away from the hustle and bustle. A place where there's a sense of community, of living life at your own pace amongst beautiful street scenes and green open spaces where neighbours and dog walkers meet. That's what sets your new neighbourhood apart.



# BETTER EXPERIENCES

There's a better way to move home and it's with Redrow. It starts with managing your appointments and completing your reservation online. From there, you'll get to know your home and neighbours with a home preview and welcome party. Once you're in your home our home owner support section of My Redrow will help you get settled.





## AN INSPIRED **NEW HOME**

Explore what makes this  
collection so unique

We're dedicated to designing and building homes with character that people are proud to live in. Inspired by the past but designed for the future, this collection offers the best of both worlds.



# WHAT MAKES THIS COLLECTION SO UNIQUE?

Our aim has always been to build homes of the highest quality, reflecting the craftsmanship and details associated with the Arts and Crafts movement. It's this combined with the modern, high end interiors we pride ourselves on that makes this award winning collection so enviable.

Every inch of our homes has been carefully considered, from features such as traditional porches supported by timber posts with gallows brackets to brick plinths that run around the property. These features add grandeur and depth to the front of the home and provide anchoring effect.







## ENJOY THE AREA

Whatever your needs, shopping will always be an enjoyable experience at Ash Gardens. You'll find Sainsbury's and Asda supermarkets close to home, both within a 10 minute drive, and for those day-to-day essentials, there are M&S Simply Food, Co-Operative and Premier convenience stores, all located within 2 miles of the development. There is also a post office and a pharmacy close by, both little more than 5 minutes away by road. For more all-encompassing retail therapy, the Wellington Retail Park is just under a mile away and offers a range of household name retailers, while vibrant Portsmouth is perfect for when you want to shop until you drop, with its Bridge, Cascades and Gunwharf Quays shopping centres offering an A to Z of high street retailers.

The local area also has a rich and vibrant pub and restaurant scene. As well as shopping, Portsmouth is also an excellent choice for eating out, with its many eateries including Raymond Blanc's upmarket Brasserie Blanc and big name chains like Loch Fyne, Nando's, Wagamama and Zizzi. Closer to home, Pasha in Waterlooville offers mouth-watering curries, while The Heroes pub is perfect for a pint, a game of pool, or enjoying some live music.





## ENJOY AN ACTIVE LIFESTYLE

For leisure and pleasure, the local area has it covered, whether you're seeking a gentle stroll or exercise of a more vigorous kind. PureGym Waterlooville is just a 5 minute drive and is open 24 hours a day, seven days a week. Horizon Waterlooville Leisure Centre, meanwhile, is a similar distance and is perfect for the gym, a swim, or sports including five-a-side football, badminton, basketball, netball, table tennis and volleyball. Golfers can enjoy a round or two at Waterlooville Golf Club or Furzeley Golf Course.

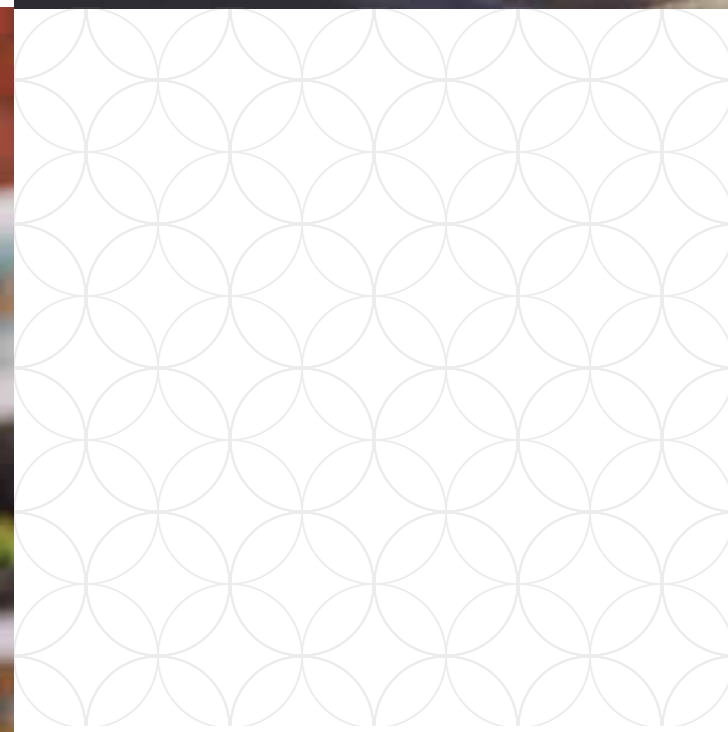
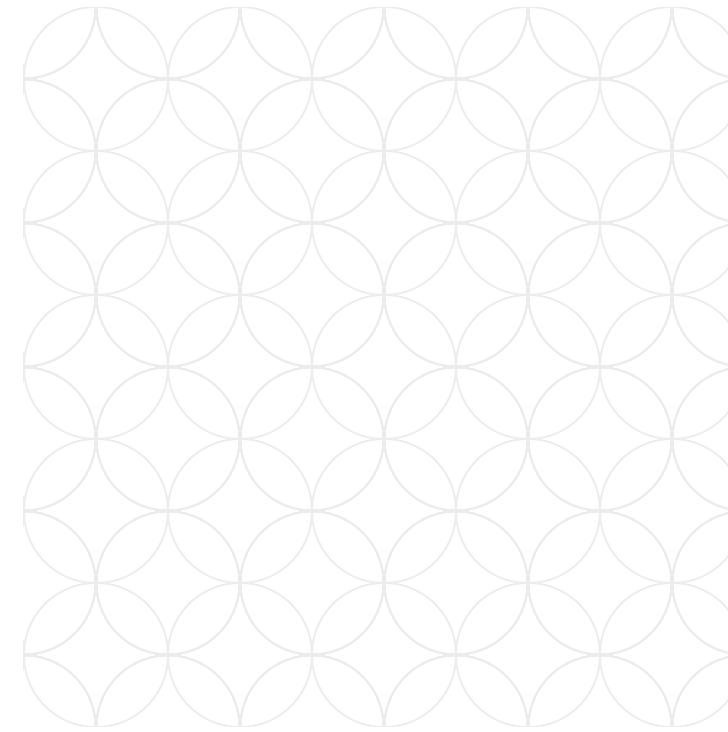
For family days out, options are plentiful, with the popular Paultons Park, Home of Peppa Pig World, around a 40 minute drive and perfect for adults and children alike. Closer to the development, the picturesque Queen Elizabeth Country Park is around 20 minutes away in the car and is ideal for walks, bike rides and picnics. Portsmouth Harbour and the historical Fort Purbrook are also well worth a visit. With Ash Gardens being part of the Berewood Consortium, residents will also have access to the town park, including its cricket oval, play area, skate park, tennis courts, allotments, dog agility areas and much more.



# OPPORTUNITIES FOR LEARNING

Parents of growing families will be pleased to find Ash Gardens has an excellent selection of schools for education at all levels. Pre-schools include the Mulberry Bush, Woodside Nursery and Purbrook nursery schools, all rated 'Good' by Ofsted. Primaries Berewood Primary, Mill Hill and the Waterloo School also have the same rating.

For older children, the Cowplain School, Crookhorn College and Oaklands Catholic School are all within a 10 minute drive and are all also rated 'Good'.



# GETTING AROUND

Travel and transport connections are superb, whether you're travelling by road or rail. The A3(M) trunk road is just minutes away for journeys to Central London in around 1 hour and 45 minutes, or, heading south, Portsmouth (16 minutes), Southampton (38 minutes, via the M27) and Brighton (1 hour and 27 minutes, via the A27).

For train travel, Havant railway station is about 13 minutes away in the car and offers services to London Waterloo (1 hour and 19 minutes), Portsmouth & Southsea (12 minutes), Brighton (1 hour and 11 minutes) and Southampton Central (42 minutes).

For air travel, Southampton Airport is around 31 minutes away by road, and London Heathrow about an hour's drive, with both offering flights around the globe.



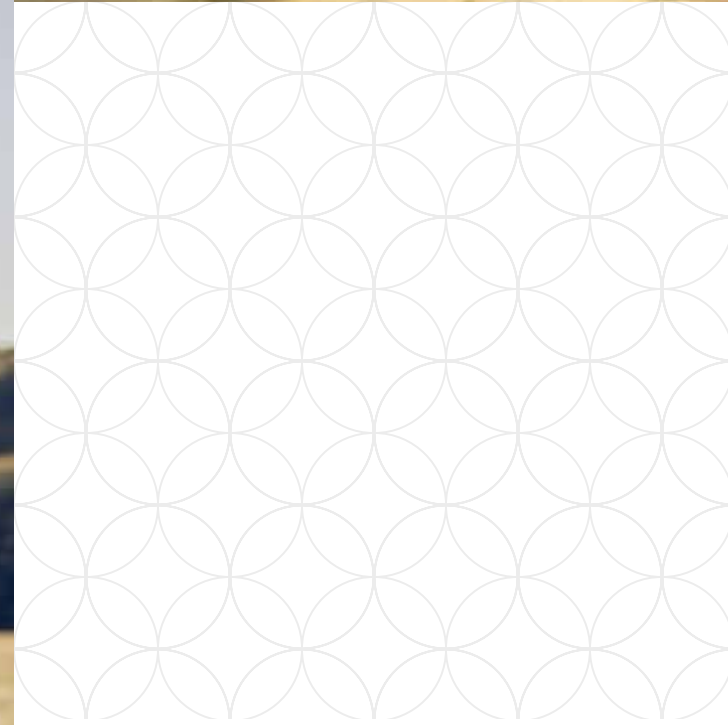
# WE PUT MORE IN

At Redrow we work hard to contribute to the existing facilities and create new ones, to dovetail our development into the local community. Below are some of the community benefits installed at Ash Gardens.



# SO YOU GET MORE OUT























- Public Green Spaces
- Cycleways & Footpaths
- Community Orchard
- Part of the prestigious Berewood Community





# EXPLORE ASH GARDENS

## KEY

 <b>LEADON</b> 1 BEDROOM MAISONETTE HOME	 <b>TWEED MID</b> 4 BEDROOM MID TERRACED HOME
 <b>SPEY</b> 1 BEDROOM MAISONETTE HOME	 <b>TWEED END</b> 4 BEDROOM END TERRACED HOME
 <b>TAVY MID</b> 2 BEDROOM MID TERRACED HOME	 <b>OXFORD</b> 4 BEDROOM DETACHED HOME
 <b>TAVY END</b> 2 BEDROOM END TERRACED HOME	 <b>WINDSOR</b> 4 BEDROOM DETACHED HOME
 <b>TAVY</b> 2 BEDROOM SEMI-DETACHED HOME	 <b>OVERTON</b> 4 BEDROOM DETACHED HOME
 <b>DART MID</b> 3 BEDROOM MID TERRACED HOME	 <b>HARROGATE</b> 4 BEDROOM DETACHED HOME
 <b>DART END</b> 3 BEDROOM END TERRACED HOME	 <b>SHAFTESBURY</b> 4 BEDROOM DETACHED HOME
 <b>BROMS</b> 3 BEDROOM SEMI-DETACHED HOME	 <b>HENLEY</b> 4 BEDROOM DETACHED HOME
 <b>LINCOLN 3</b> 3 BEDROOM SEMI-DETACHED HOME	 <b>MARLOW</b> 4 BEDROOM DETACHED HOME
 <b>LEAMINGTON LIFESTYLE</b> 3 BEDROOM DETACHED HOME	 <b>LEDSHAM</b> 4 BEDROOM DETACHED HOME
 <b>STRATFORD LIFESTYLE</b> 3 BEDROOM DETACHED HOME	 <b>HAMPSTEAD</b> 5 BEDROOM DETACHED HOME
 <b>OXFORD LIFESTYLE</b> 3 BEDROOM DETACHED HOME	

## AFFORDABLE HOUSING

- Shared Ownership
- Affordable Rent

- C/S - Cycle Store
- BCP - Bin Collection Point
- V - Visitor Parking
- U/A - Unallocated Parking
- Apartments
- Block Paving

This plan and the location of affordable homes is indicative and is intended for guidance only and does not form part of any contract or agreement, nor does it show ownership boundaries, easements or wayleaves and is subject to change.

For development and plot specific details inclusive of PV panels and M4(2)/M4(3) compliant properties please liaise directly with our Sales Consultant.





# EXPLORE ASH GARDENS PHASE 1



## KEY

<b>SPEY</b> 1 BEDROOM MAISONETTE HOME	<b>OXFORD LIFESTYLE</b> 3 BEDROOM DETACHED HOME
<b>TAVY MID</b> 2 BEDROOM MID TERRACED HOME	<b>WINDSOR</b> 4 BEDROOM DETACHED HOME
<b>TAVY END</b> 2 BEDROOM END TERRACED HOME	<b>OVERTON</b> 4 BEDROOM DETACHED HOME
<b>DART MID</b> 3 BEDROOM MID TERRACED HOME	<b>HARROGATE</b> 4 BEDROOM DETACHED HOME
<b>DART END</b> 3 BEDROOM END TERRACED HOME	<b>HENLEY</b> 4 BEDROOM DETACHED HOME
<b>LINCOLN 3</b> 3 BEDROOM SEMI-DETACHED HOME	<b>MARLOW</b> 4 BEDROOM DETACHED HOME
<b>LEAMINGTON LIFESTYLE</b> 3 BEDROOM DETACHED HOME	<b>LEDSHAM</b> 4 BEDROOM DETACHED HOME
<b>STRATFORD LIFESTYLE</b> 3 BEDROOM DETACHED HOME	<b>HAMPSTEAD</b> 5 BEDROOM DETACHED HOME

## AFFORDABLE HOUSING

- Shared Ownership
- Affordable Rent

**BCP** - Bin Collection Point  
**V** - Visitor Parking  
**U/A** - Unallocated Parking

- Aparments  
 - Block Paving


















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# EXPLORE ASH GARDENS PHASE 2

## KEY

	<b>LEADON</b> 1 BEDROOM MAISONNETTE HOME		<b>TWEED MID</b> 4BEDROOM MID TERRACED HOME
	<b>SPEY</b> 1BEDROOM MAISONNETTE HOME		<b>TWEED END</b> 4BEDROOM END TERRACED HOME
	<b>TAVY MID</b> 2 BEDROOM MID TERRACED HOME		<b>OXFORD</b> 4 BEDROOM DETACHED HOME
	<b>TAVY END</b> 2 BEDROOM END TERRACED HOME		<b>WINDSOR</b> 4 BEDROOM DETACHED HOME
	<b>TAVY</b> 2 BEDROOM SEMI-DETACHED HOME		<b>OVERTON</b> 4 BEDROOM DETACHED HOME
	<b>DART MID</b> 3 BEDROOM MID TERRACED HOME		<b>HARROGATE</b> 4 BEDROOM DETACHED HOME
	<b>DART END</b> 3 BEDROOM END TERRACED HOME		<b>SHAFESBURY</b> 4 BEDROOM DETACHED HOME
	<b>BROMS</b> 3 BEDROOM SEMI-DETACHED HOME		<b>HENLEY</b> 4 BEDROOM DETACHED HOME
	<b>LEAMINGTON LIFESTYLE</b> 3 BEDROOM DETACHED HOME		<b>MARLOW</b> 4 BEDROOM DETACHED HOME
	<b>STRATFORD LIFESTYLE</b> 3 BEDROOM DETACHED HOME		<b>LEDSHAM</b> 4 BEDROOM DETACHED HOME
	<b>OXFORD LIFESTYLE</b> 3 BEDROOM DETACHED HOME		<b>HAMPSHIRE</b> 5 BEDROOM DETACHED HOME

## AFFORDABLE HOUSING

-  - Shared Ownership  
 - Affordable Rent  
**U/A** - Unallocated Parking  
 - Apartments  
 - Block Paving

**C/S** - Cycle Store  
**BCP** - Bin Collection Point  
**V** - Visitor Parking

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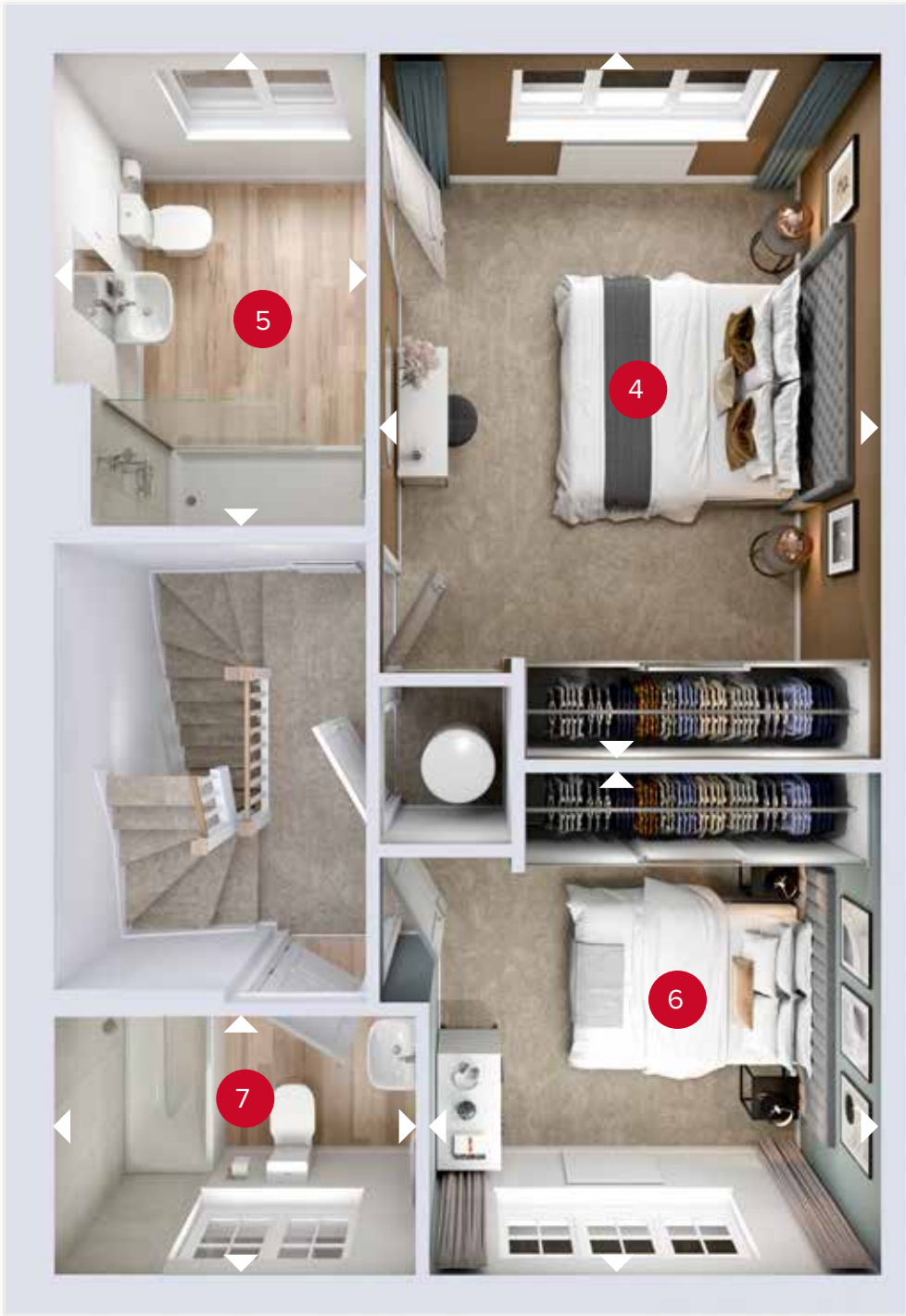
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GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

# THE LINCOLN 3

## GROUND FLOOR

1	Kitchen/ Dining	17'9" x 10'11"	5.40 x 3.32 m
2	Lounge	15'1" x 10'6"	4.60 x 3.20 m
3	Cloaks	5'11" x 3'2"	1.79 x 0.98 m

## FIRST FLOOR

4	Bedroom 1	15'3" x 10'8"	4.66 x 3.26 m
5	En-suite 1	10'3" x 6'9"	3.13 x 2.05 m
6	Bedroom 3	10'11" x 9'7"	3.32 x 2.93 m
7	Bathroom	7'10" x 5'7"	2.38 x 1.71 m

## SECOND FLOOR

8	Bedroom 2	14'0" x 12'9"	4.27 x 3.88 m
9	En-suite 2	8'5" x 6'3"	2.57 x 1.91 m



21.03.2023

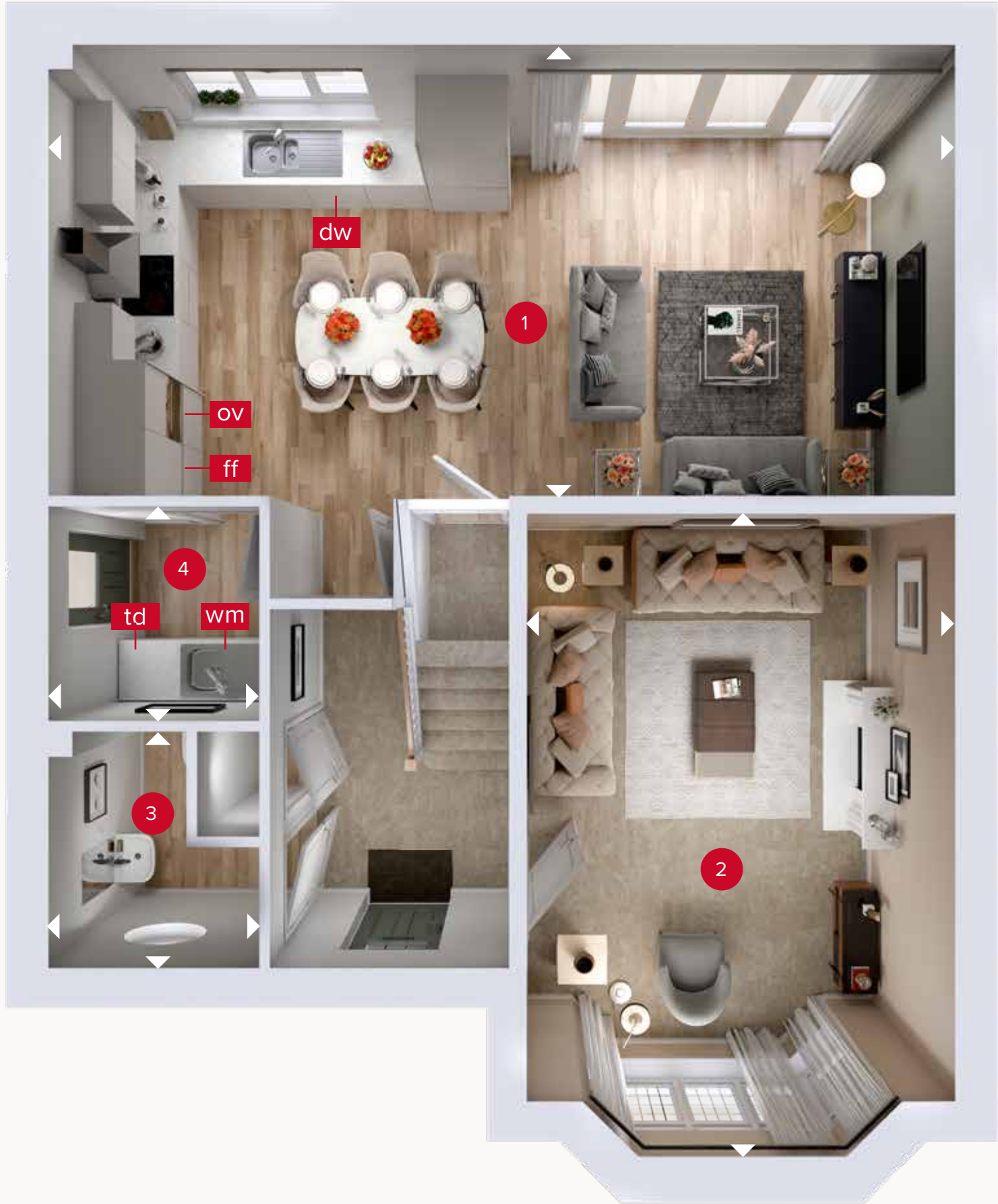
Customers should note this illustration is an example of the Lincoln 3 house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be "handed" (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Customer Experience Suite or Sales Centre during working hours and customers must check their individual specifications prior to making a reservation. Please note that the specification show in this plan may include optional upgrades from standard specification. Please speak with your Sales Consultant or visit MyRedrow for more information. EG\_LINC3\_SM.2

➤ Denotes where dimensions are taken from. All wardrobes are subject to site specification. Please see Sales Consultant for further details.

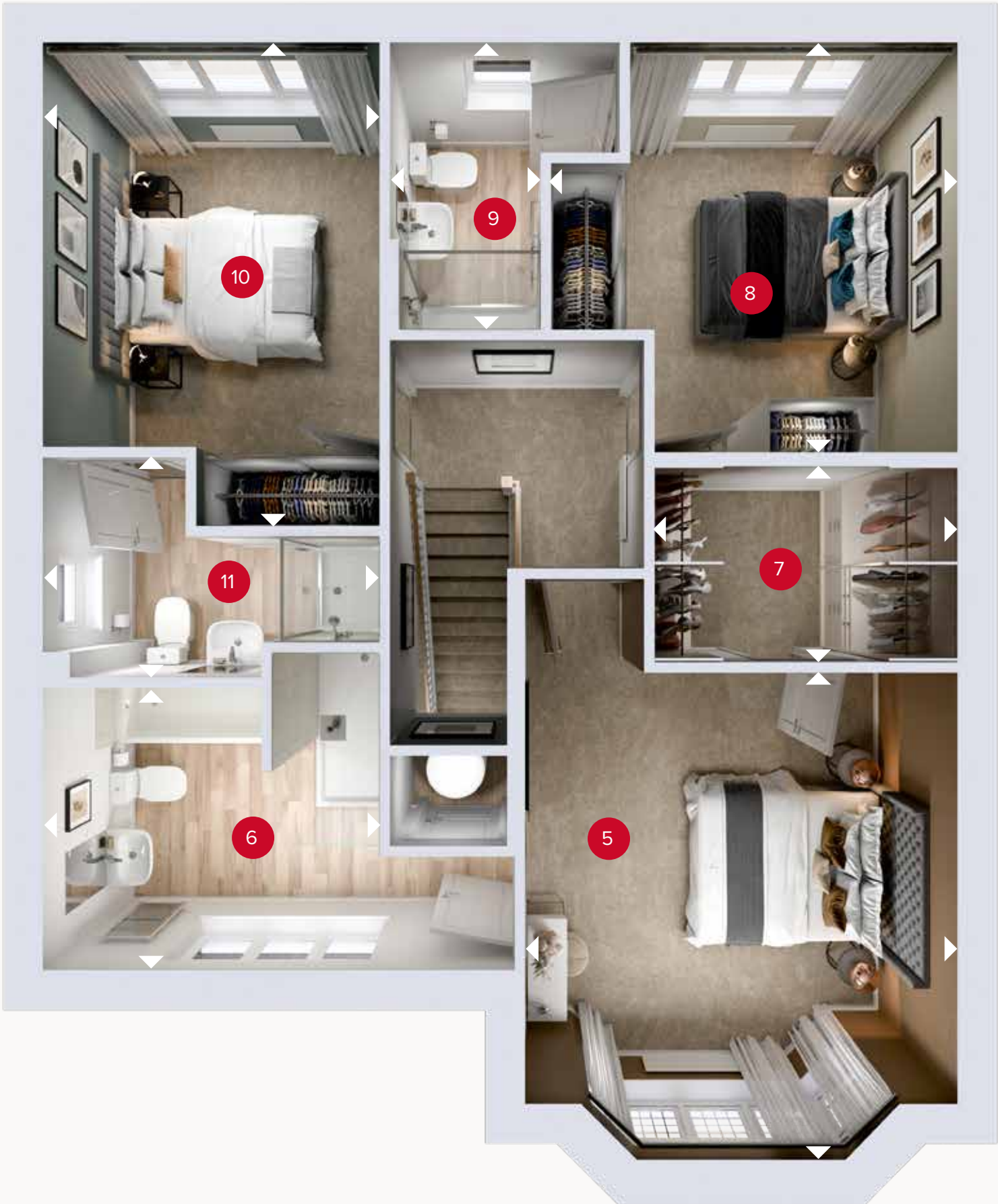
ov - oven  
ff - fridge freezer  
dw - dishwasher space  
wm - washing machine space  
td - tumble dryer space







GROUND FLOOR



FIRST FLOOR

# THE LEAMINGTON LIFESTYLE

## GROUND FLOOR

1	Kitchen/Dining/ Family	25'0" x 12'8"	7.62 x 3.87 m
2	Lounge	17'9" x 11'8"	5.42 x 3.57 m
3	Cloaks	6'6" x 5'11"	1.99 x 1.80 m
4	Utility	6'1" x 5'11"	1.85 x 1.80 m

## FIRST FLOOR

5	Bedroom 1	13'5" x 11'8"	4.09 x 3.57 m
6	En-suite 1	9'3" x 7'9"	2.83 x 2.37 m
7	Wardrobe	8'2" x 5'5"	2.49 x 1.65 m
8	Bedroom 2	11'5" x 11'0"	3.49 x 3.35 m
9	En-suite 2	8'1" x 4'2"	2.46 x 1.26 m
10	Bedroom 3	13'6" x 9'3"	4.13 x 2.83 m
11	En-suite 3	9'3" x 6'0"	2.83 x 1.83 m



Customers should note this illustration is an example of the Leamington Lifestyle house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be 'handed' (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Customer Experience Suite or Sales Centre during working hours and customers must check their individual specifications prior to making a reservation. Please note that the specification show in this plan may include optional upgrades from standard specification. Please speak with your Sales Consultant or visit MyRedrow for more information. EG\_LEAMQ\_DM.2

➤ Denotes where dimensions are taken from. All wardrobes are subject to site specification. Please see Sales Consultant for further details.

ov - oven  
ff - fridge freezer  
dw - dishwasher

wm - washing machine space  
td - tumble dryer space





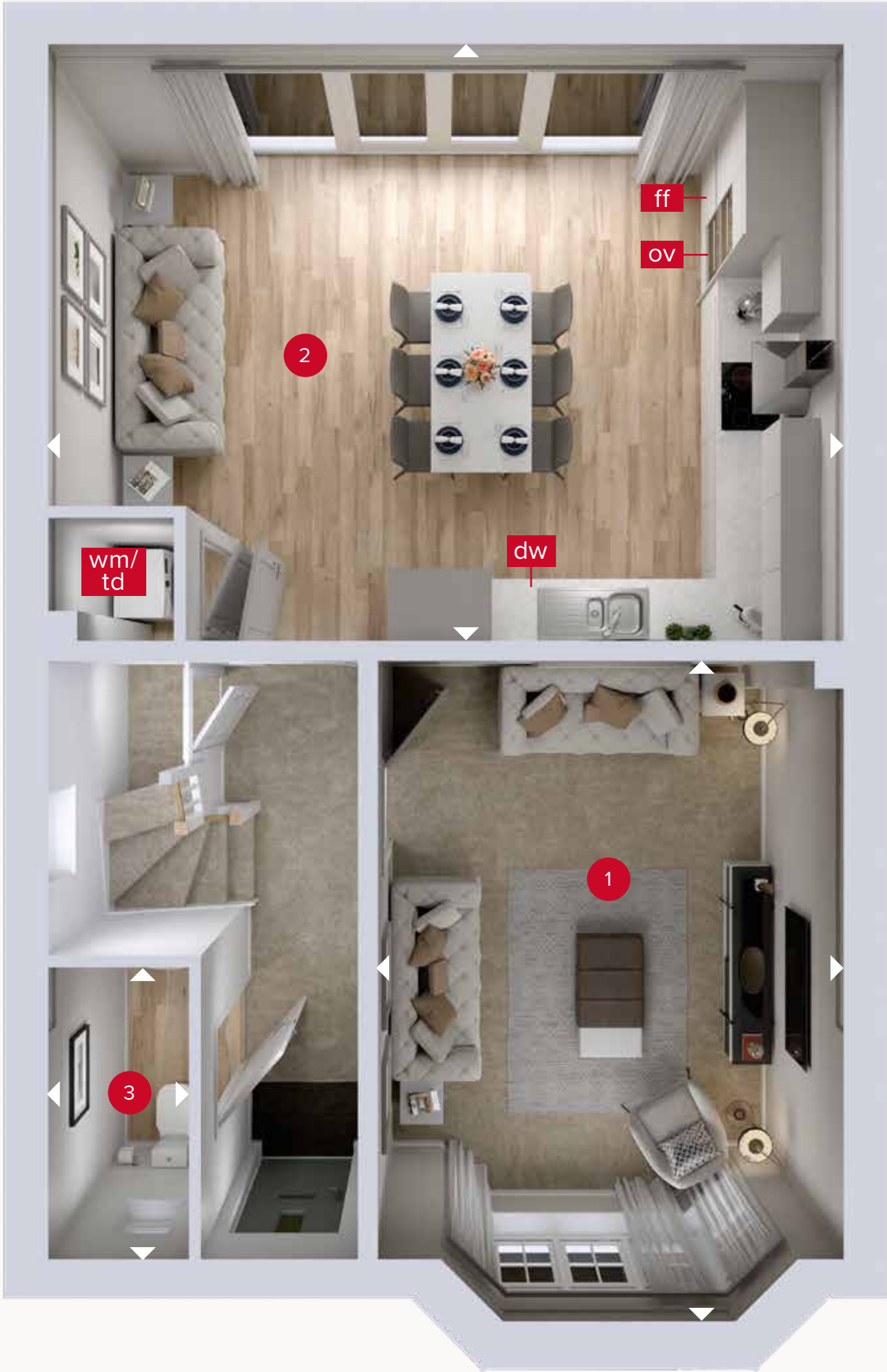
# THE STRATFORD LIFESTYLE

## GROUND FLOOR

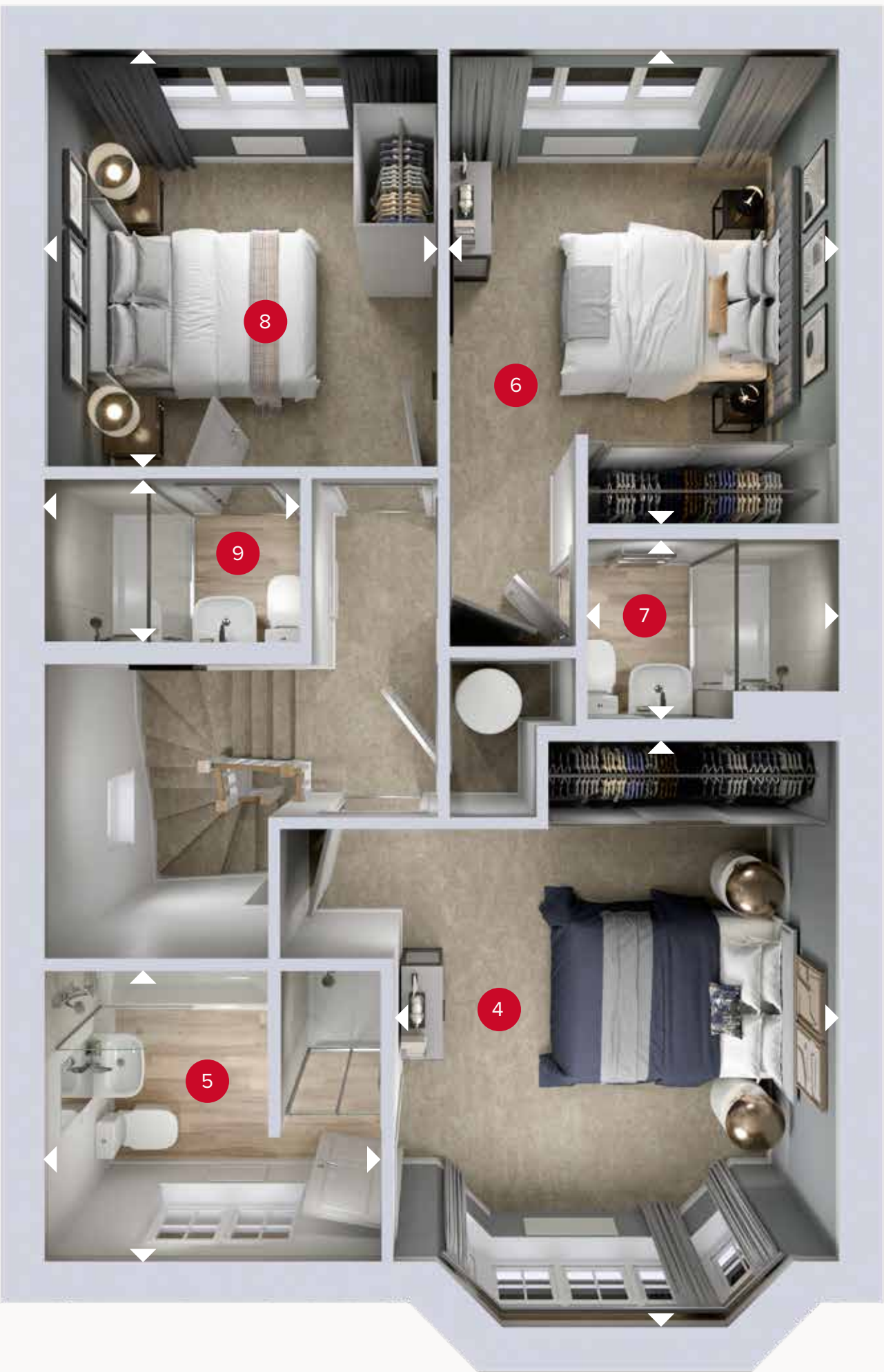
1	Lounge	16'4" x 11'6"	4.97 x 3.51 m
2	Family/ Kitchen/ Dining	19'5" x 14'11"	5.93 x 4.54 m
3	Cloaks	7'3" x 3'6"	2.20 x 1.07 m

## FIRST FLOOR

4	Bedroom 1	14'5" x 10'10"	4.40 x 3.30 m
5	En-suite 1	8'4" x 7'3"	2.54 x 2.20 m
6	Bedroom 2	11'11" x 9'5"	3.62 x 2.87 m
7	En-suite 2	6'1" x 4'7"	1.86 x 1.39 m
8	Bedroom 3	10'6" x 9'9"	3.20 x 2.97 m
9	En-suite 3	6'4" x 4'1"	1.93 x 1.24 m



GROUND FLOOR



FIRST FLOOR



17.03.2023

Customers should note this illustration is an example of the Stratford Lifestyle house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be 'handed' (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Customer Experience Suite or Sales Centre during working hours and customers must check their individual specifications prior to making a reservation. Please note that the specification show in this plan may include optional upgrades from standard specification. Please speak with your Sales Consultant or visit MyRedrow for more information. EG\_STRAQ\_DM.2

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ov - oven  
ff - fridge freezer  
dw - dishwasher

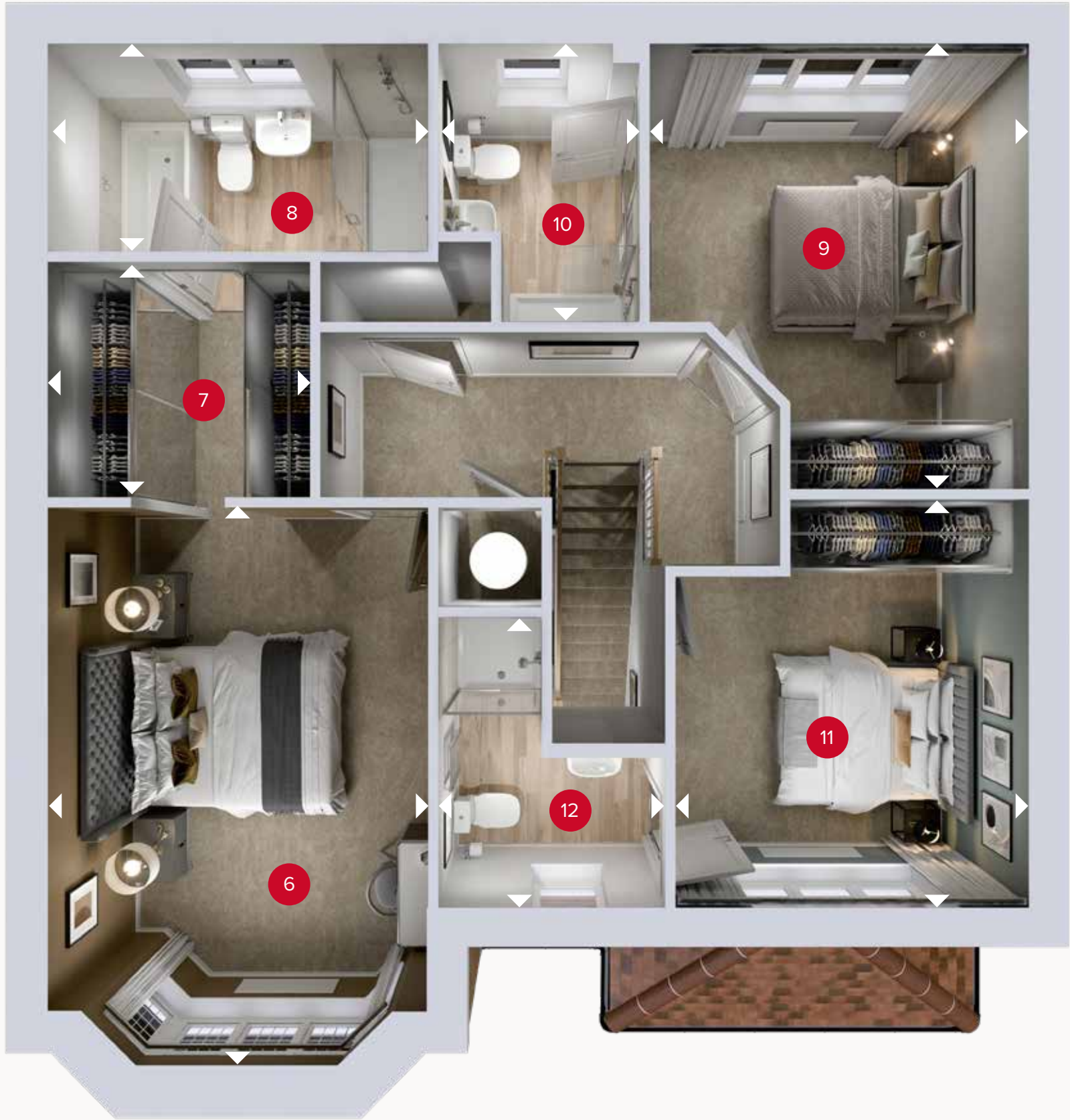
wm - washing machine space  
td - tumble dryer space







GROUND FLOOR



FIRST FLOOR

# THE OXFORD LIFESTYLE

## GROUND FLOOR

1	Kitchen/Dining	21'5" x 12'9"	6.53 x 3.88 m
2	Lounge	15'11" x 10'7"	4.85 x 3.23 m
3	Utility	6'7" x 5'10"	2.01 x 1.78 m
4	Cloaks	5'10" x 3'0"	1.78 x 0.92 m
5	Garage	19'4" x 9'8"	5.89 x 2.94 m

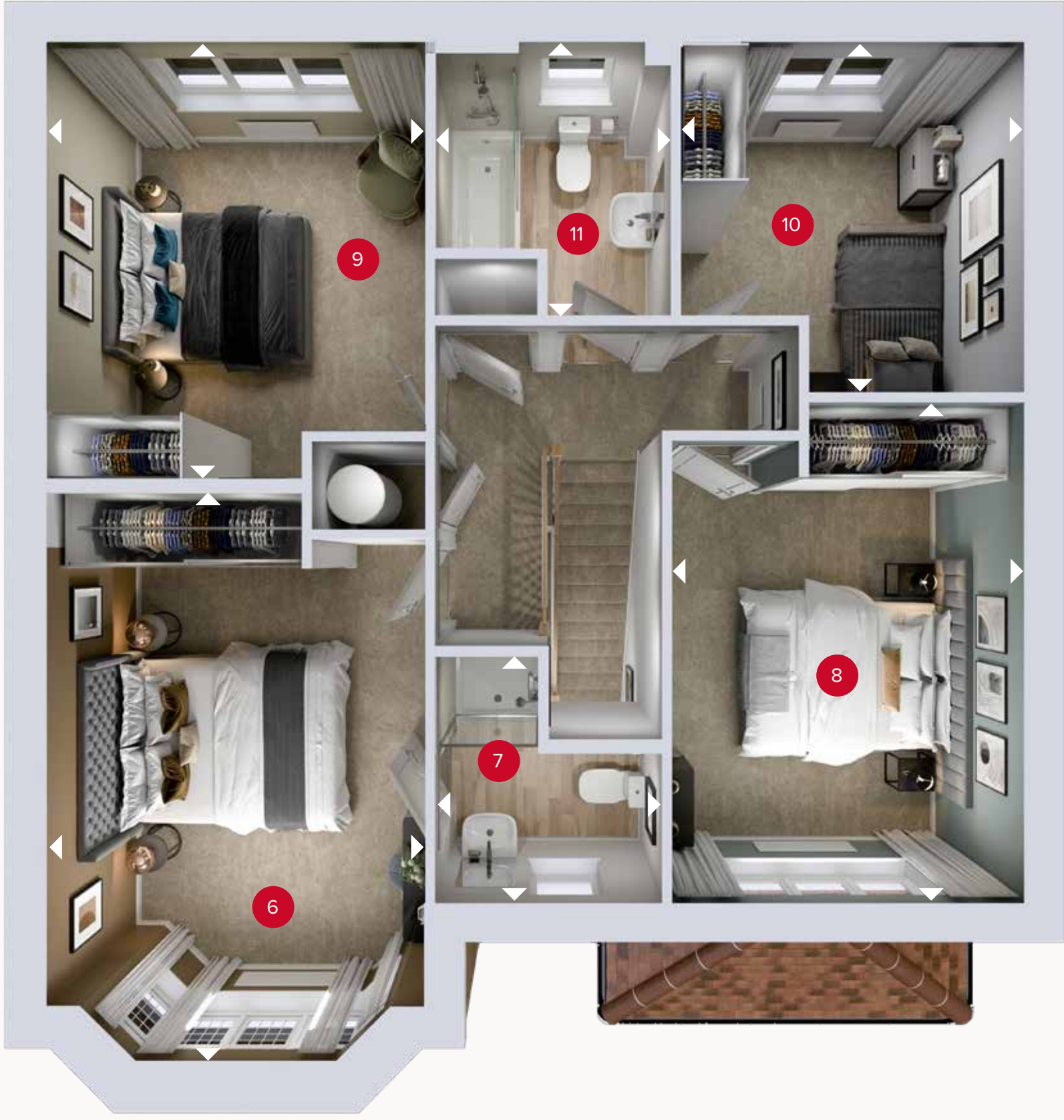
## FIRST FLOOR

6	Bedroom 1	16'0" x 10'7"	4.87 x 3.23 m
7	Dressing	7'4" x 6'8"	2.24 x 2.03 m
8	En-suite 1	10'7" x 5'11"	3.23 x 1.80 m
9	Bedroom 2	12'7" x 10'8"	3.84 x 3.26 m
10	En-suite 2	7'11" x 5'8"	2.41 x 1.74 m
11	Bedroom 3	11'9" x 9'11"	3.57 x 3.02 m
12	En-suite 3	8'3" x 6'6"	2.51 x 1.98 m





GROUND FLOOR



FIRST FLOOR

# THE OXFORD

## GROUND FLOOR

1	Lounge	15'11" x 10'7"	4.85 x 3.23 m
2	Kitchen/ Dining	21'5" x 12'9"	6.53 x 3.88 m
3	Utility	6'7" x 5'10"	2.01 x 1.78 m
4	Cloaks	5'10" x 3'0"	1.78 x 0.92 m
5	Garage	19'4" x 9'8"	5.89 x 2.94 m

## FIRST FLOOR

6	Bedroom 1	16'5" x 10'7"	5.01 x 3.23 m
7	En-suite	7'2" x 6'6"	2.19 x 1.98 m
8	Bedroom 2	14'7" x 9'11"	4.45 x 3.02 m
9	Bedroom 3	12'3" x 10'7"	3.75 x 3.23 m
10	Bedroom 4	9'9" x 9'9"	2.96 x 2.96 m
11	Bathroom	7'7" x 6'8"	2.30 x 2.04 m



# THE OVERTON

## GROUND FLOOR

1	Lounge	15'10" x 10'7"	4.82 x 3.23m
2	Family/Kitchen/ Dining	24'5" x 12'10"	7.43 x 3.90m
3	Utility	6'7" x 5'10"	2.01 x 1.78 m
4	Cloaks	5'10" x 3'0"	1.78 x 0.92 m
5	Garage	19'4" x 9'8"	5.89 x 2.94 m

## FIRST FLOOR

6	Bedroom 1	15'11" x 10'7"	4.86 x 3.23 m
7	En-suite	7'1" x 6'6"	2.16 x 1.98 m
8	Bedroom 2	12'10" x 9'5"	3.90 x 2.87 m
9	En-suite 2	7'9" x 3'9"	2.37 x 1.14 m
10	Bedroom 3	14'5" x 9'11"	4.38 x 3.02 m
11	Bedroom 4	9'11" x 9'9"	3.03 x 2.96m
12	Bathroom	7'9" x 6'8"	2.37 x 2.04 m



GROUND FLOOR



FIRST FLOOR



Customers should note this illustration is an example of the Marlow house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be "handed" (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Customer Experience Suite or Sales Centre during working hours and customers must check their individual specifications prior to making a reservation. Please note that the specification show in this plan may include optional upgrades from standard specification. Please speak with your Sales Consultant or visit MyRedrow for more information. EG\_OVER\_DM.2

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ov - oven  
ff - fridge freezer  
dw - dishwasher

wm - washing machine space  
td - tumble dryer space





# THE WINDSOR

## GROUND FLOOR

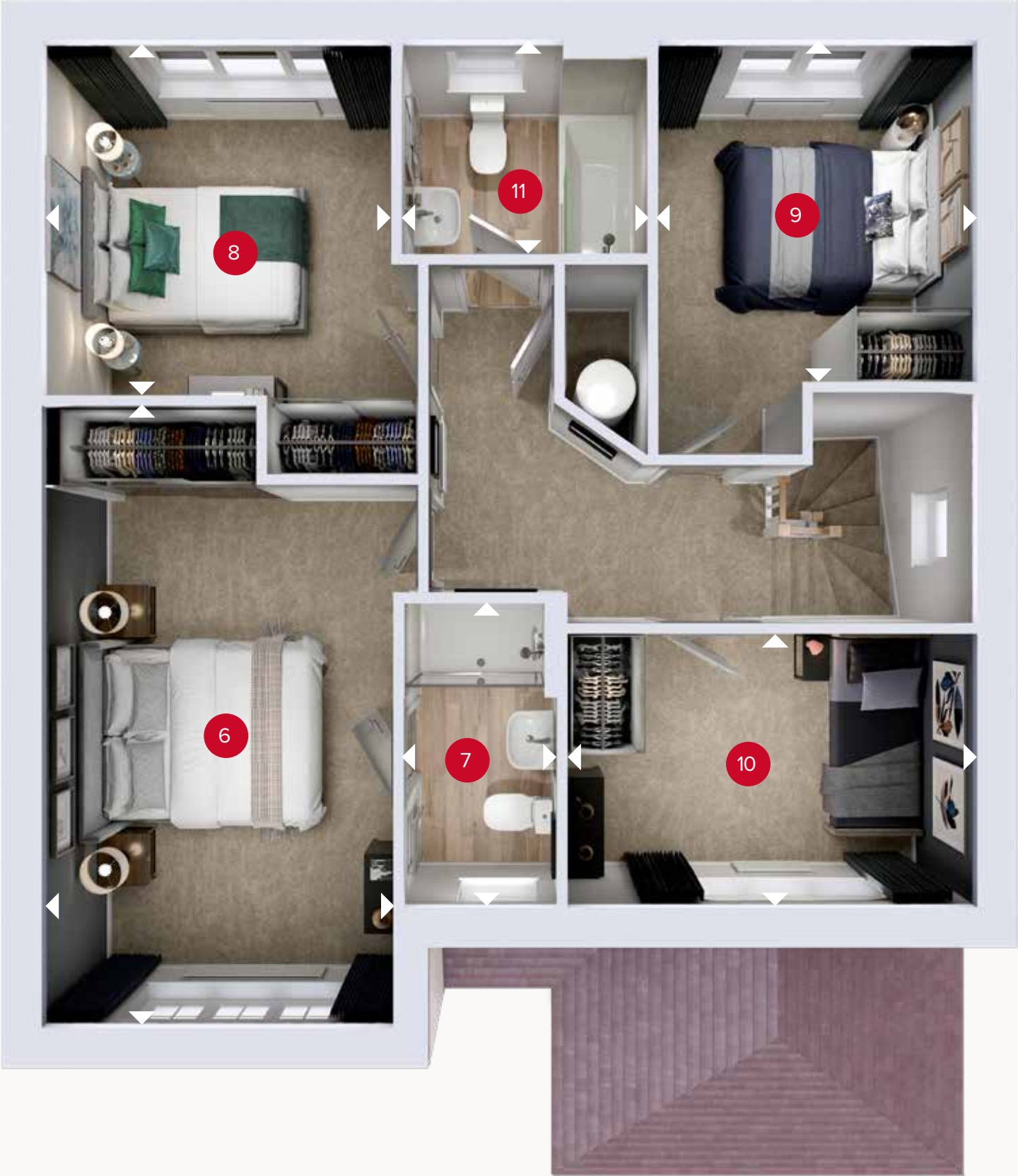
1	Kitchen/ Dining	18'2" x 13'5"	5.53 x 4.09 m
2	Lounge	14'2" x 10'8"	4.32 x 3.26 m
3	Utility	7'4" x 6'3"	2.22 x 1.91 m
4	Cloaks	5'6" x 3'1"	1.69 x 0.94 m
5	Garage	19'1" x 9'10"	5.81 x 3.00 m

## FIRST FLOOR

6	Bedroom 1	17'0" x 9'6"	5.19 x 2.89 m
7	En-suite	8'2" x 4'3"	2.48 x 1.29 m
8	Bedroom 2	10'3" x 9'6"	3.12 x 2.91 m
9	Bedroom 3	9'9" x 8'10"	2.97 x 2.69 m
10	Bedroom 4	11'5" x 7'3"	3.48 x 2.22 m
11	Bathroom	6'9" x 6'4"	2.07 x 1.94 m



GROUND FLOOR



FIRST FLOOR



29.03.2023

Customers should note this illustration is an example of the Windsor house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be "handed" (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Customer Experience Suite or Sales Centre during working hours and customers must check their individual specifications prior to making a reservation. Please note that the specification show in this plan may include optional upgrades from standard specification. Please speak with your Sales Consultant or visit MyRedrow for more information. EG\_WINS\_DM.2

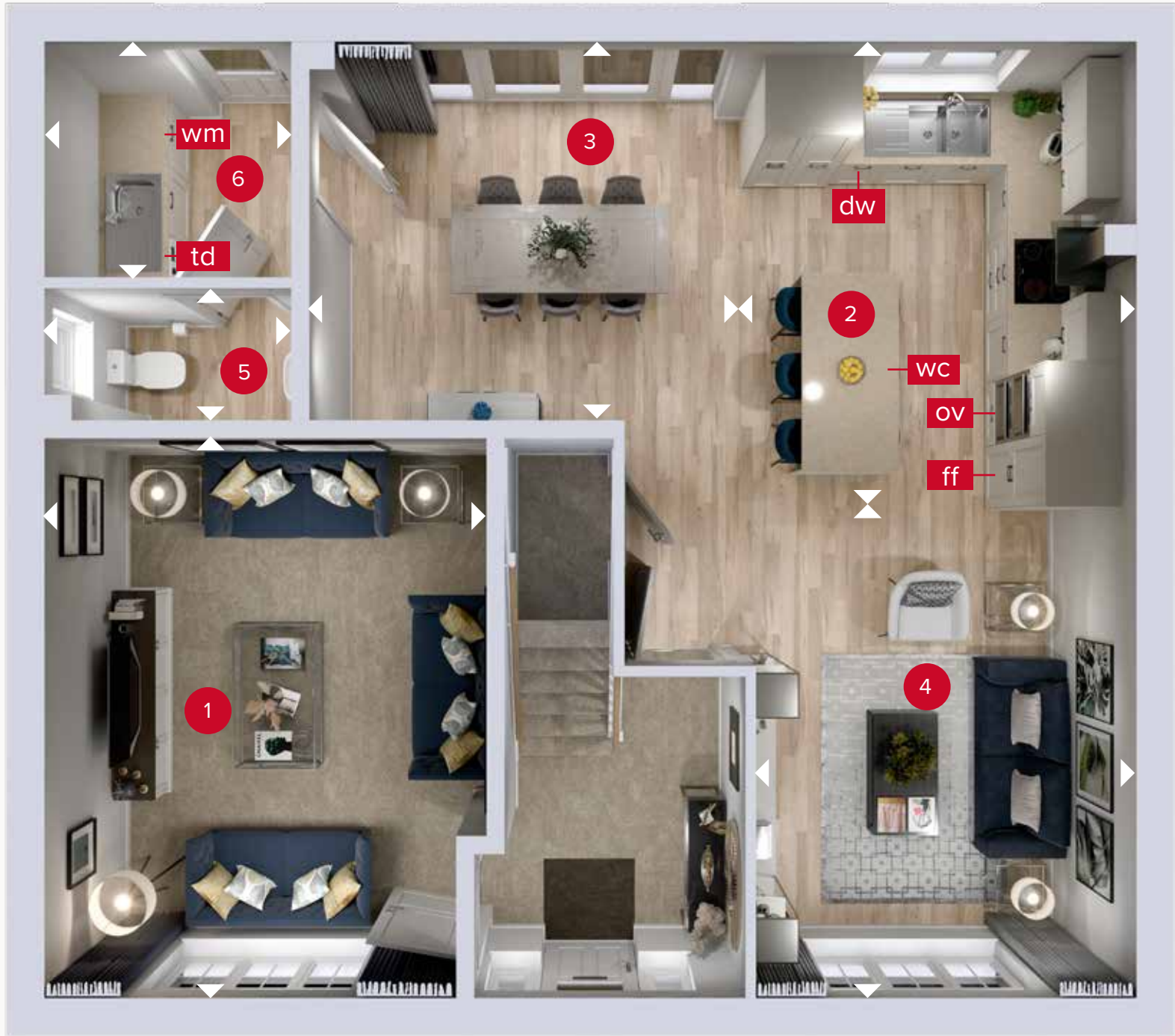
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ov - oven  
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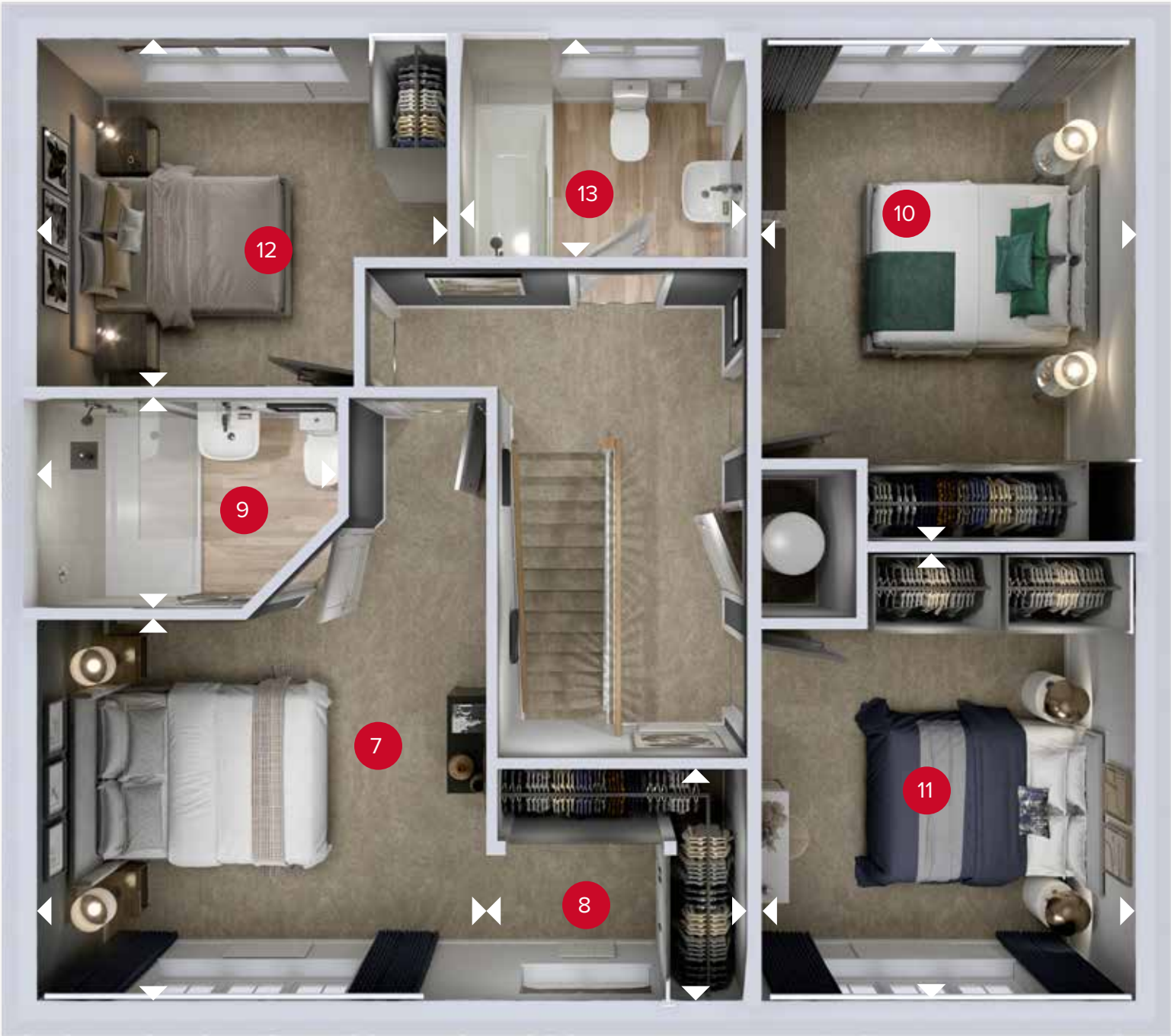
wm - washing machine space  
td - tumble dryer space







GROUND FLOOR



FIRST FLOOR

# THE HARROGATE

## GROUND FLOOR

1	Lounge	15'4" x 12'0"	4.68 x 3.65 m
2	Kitchen	12'5" x 10'1"	3.79 x 3.09 m
3	Dining	13'1" x 10'3"	4.00 x 3.13 m
4	Family	13'8" x 10'1"	4.17 x 3.08 m
5	Cloaks	5'8" x 3'7"	1.73 x 1.09 m
6	Utility	6'5" x 5'8"	1.94 x 1.73 m

## FIRST FLOOR

7	Bedroom 1	12'2" x 10'10"	3.72 x 3.30 m
8	Dressing	6'10" x 6'5"	2.09 x 1.96 m
9	En-suite	8'1" x 5'6"	2.47 x 1.69 m
10	Bedroom 2	13'8" x 10'0"	4.18 x 3.05 m
11	Bedroom 3	12'1" x 10'0"	3.69 x 3.05 m
12	Bedroom 4	11'2" x 9'2"	3.40 x 2.79 m
13	Bathroom	7'7" x 5'9"	2.31 x 1.76 m



15.02.2023

Customers should note this illustration is an example of the Harrogate house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be 'handed' (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Customer Experience Suite or Sales Centre during working hours and customers must check their individual specifications prior to making a reservation. Please note that the specification show in this plan may include optional upgrades from standard specification. Please speak with your Sales Consultant or visit MyRedrow for more information. EG\_HARR\_DM.2

➤ Denotes where dimensions are taken from. All wardrobes are subject to site specification. Please see Sales Consultant for further details.

ov - oven  
ff - fridge freezer  
dw - dishwasher

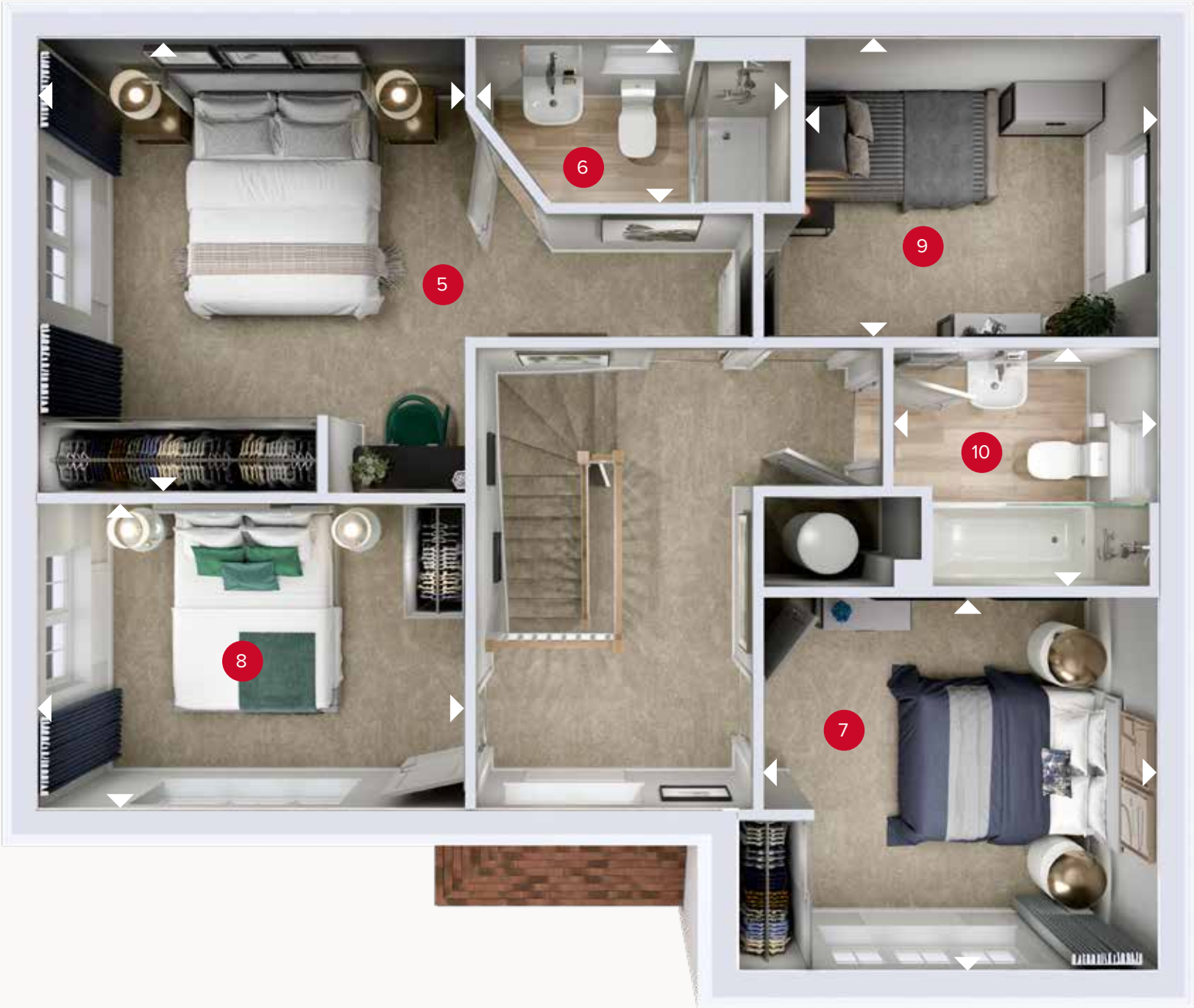
wm - washing machine space  
td - tumble dryer space  
wc - wine cooler







GROUND FLOOR



FIRST FLOOR

# THE SHAFTESBURY

## GROUND FLOOR

1	Kitchen/Dining/ Family	25'4" x 11'9"	7.73 x 3.57 m
2	Lounge	20'11" x 11'8"	6.38 x 3.56 m
3	Cloaks	6'6" x 3'4"	1.99 x 0.97 m
4	Utility	6'6" x 5'9"	1.99 x 1.79 m

## FIRST FLOOR

5	Bedroom 1	12'3" x 11'11"	3.74 x 3.62 m
6	En-suite	8'6" x 4'5"	2.58 x 1.35 m
7	Bedroom 2	11'0" x 10'0"	3.35 x 3.05 m
8	Bedroom 3	11'11" x 8'4"	3.62 x 2.55 m
9	Bedroom 4	9'10" x 8'1"	3.01 x 2.45 m
10	Bathroom	7'5" x 6'9"	2.26 x 2.05 m



Customers should note this illustration is an example of the Shaftesbury house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be "handed" (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Customer Experience Suite or Sales Centre during working hours and customers must check their individual specifications prior to making a reservation. Please note that the specification show in this plan may include optional upgrades from standard specification. Please speak with your Sales Consultant or visit MyRedrow for more information. EG\_SHAF\_DM.2

➤ Denotes where dimensions are taken from. All wardrobes are subject to site specification. Please see Sales Consultant for further details.

ov - oven  
ff - fridge freezer  
dw - dishwasher

wm - washing machine space  
td - tumble dryer space







GROUND FLOOR



FIRST FLOOR

# THE HENLEY

## GROUND FLOOR

1	Lounge	17'8" x 11'8"	5.37 x 3.57 m
2	Kitchen	13'4" x 11'5"	4.07 x 3.49 m
3	Dining	12'8" x 11'9"	3.86 x 3.57 m
4	Family	13'2" x 12'0"	4.03 x 3.65 m
5	Utility	6'3" x 5'11"	1.90 x 1.79 m
6	Cloaks	7'6" x 3'7"	2.28 x 1.10 m
7	Garage	17'1" x 17'0"	5.21 x 5.19 m

## FIRST FLOOR

8	Bedroom 1	16'8" x 11'8"	5.09 x 3.57 m
9	En-suite 1	10'9" x 6'5"	3.28 x 1.94 m
10	Bedroom 2	14'4" x 10'3"	4.37 x 3.11 m
11	En-suite 2	7'5" x 5'4"	2.27 x 1.63 m
12	Bedroom 3	11'11" x 10'0"	3.63 x 3.05 m
13	Bedroom 4	12'5" x 8'6"	3.78 x 2.59 m
14	Bathroom	8'4" x 7'9"	2.54 x 2.37 m



14.02.2022

Customers should note this illustration is an example of the Henley house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be "handed" (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Customer Experience Suite or Sales Centre during working hours and customers must check their individual specifications prior to making a reservation. Please note that the specification show in this plan may include optional upgrades from standard specification. Please speak with your Sales Consultant or visit MyRedrow for more information. EG\_HENL\_DM.2

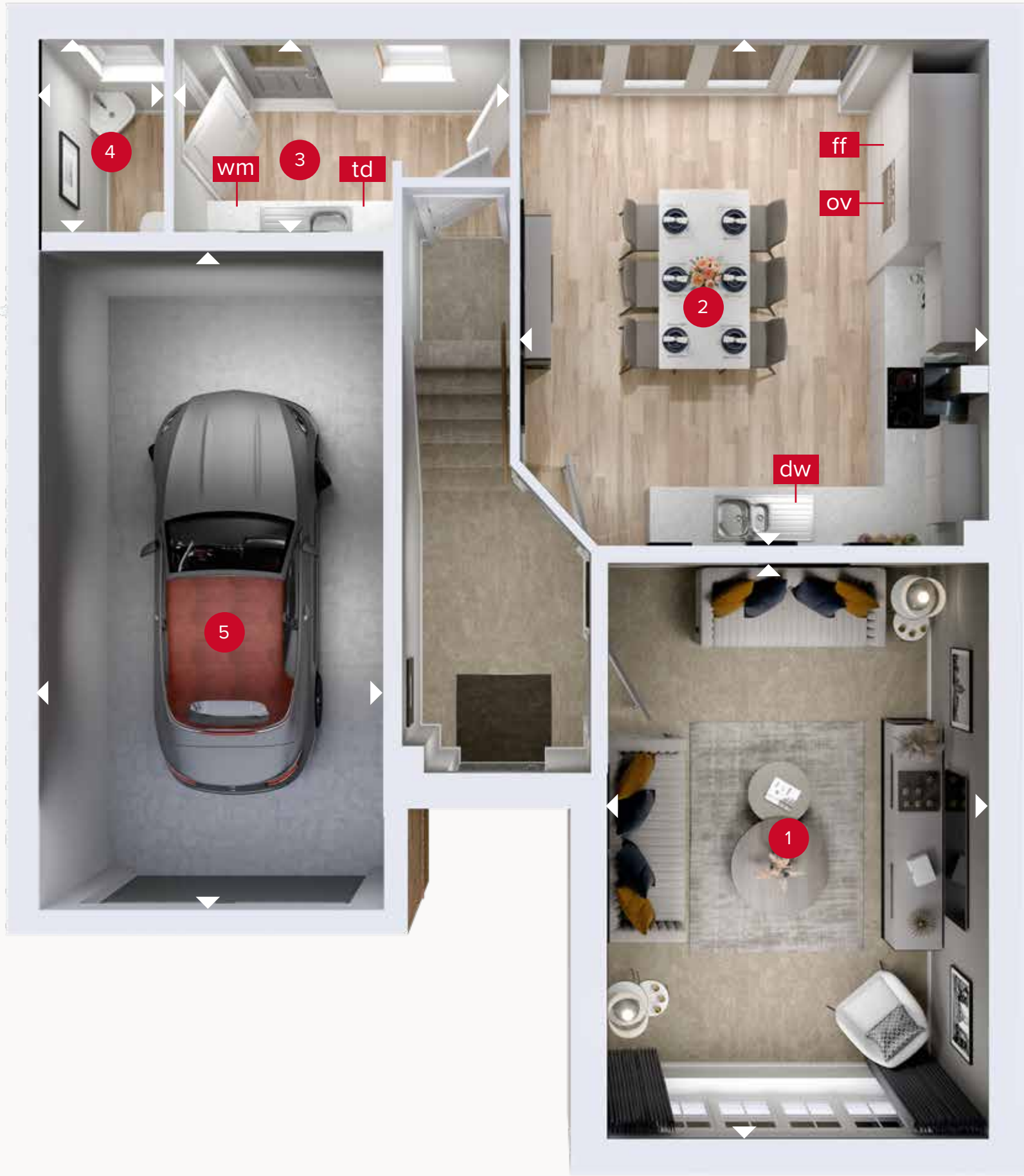
➤ Denotes where dimensions are taken from. All wardrobes are subject to site specification. Please see Sales Consultant for further details.

ov - oven  
ff - fridge freezer  
dw - dishwasher

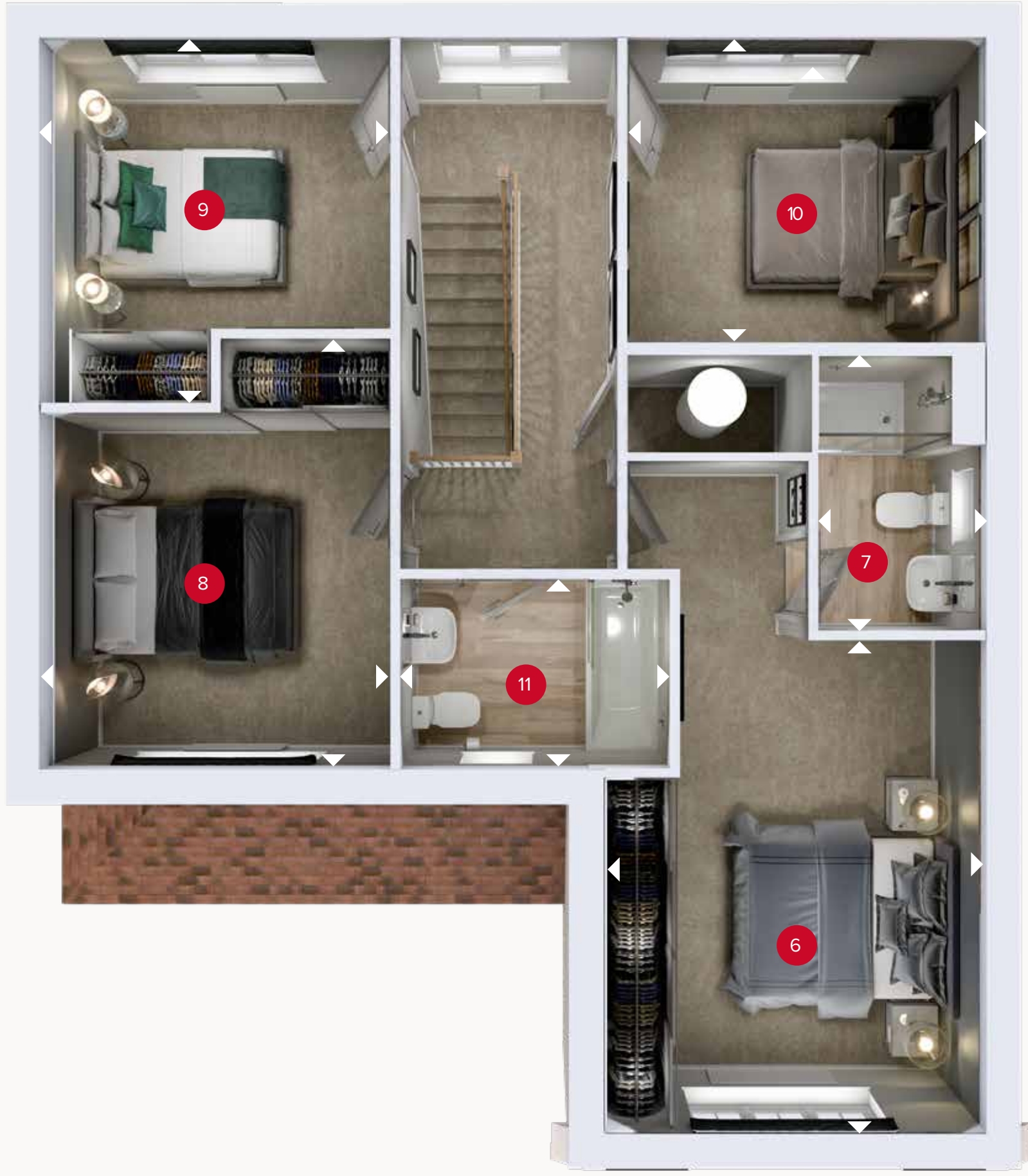
wm - washing machine space  
td - tumble dryer space  
wc - wine cooler







GROUND FLOOR



FIRST FLOOR

# THE MARLOW

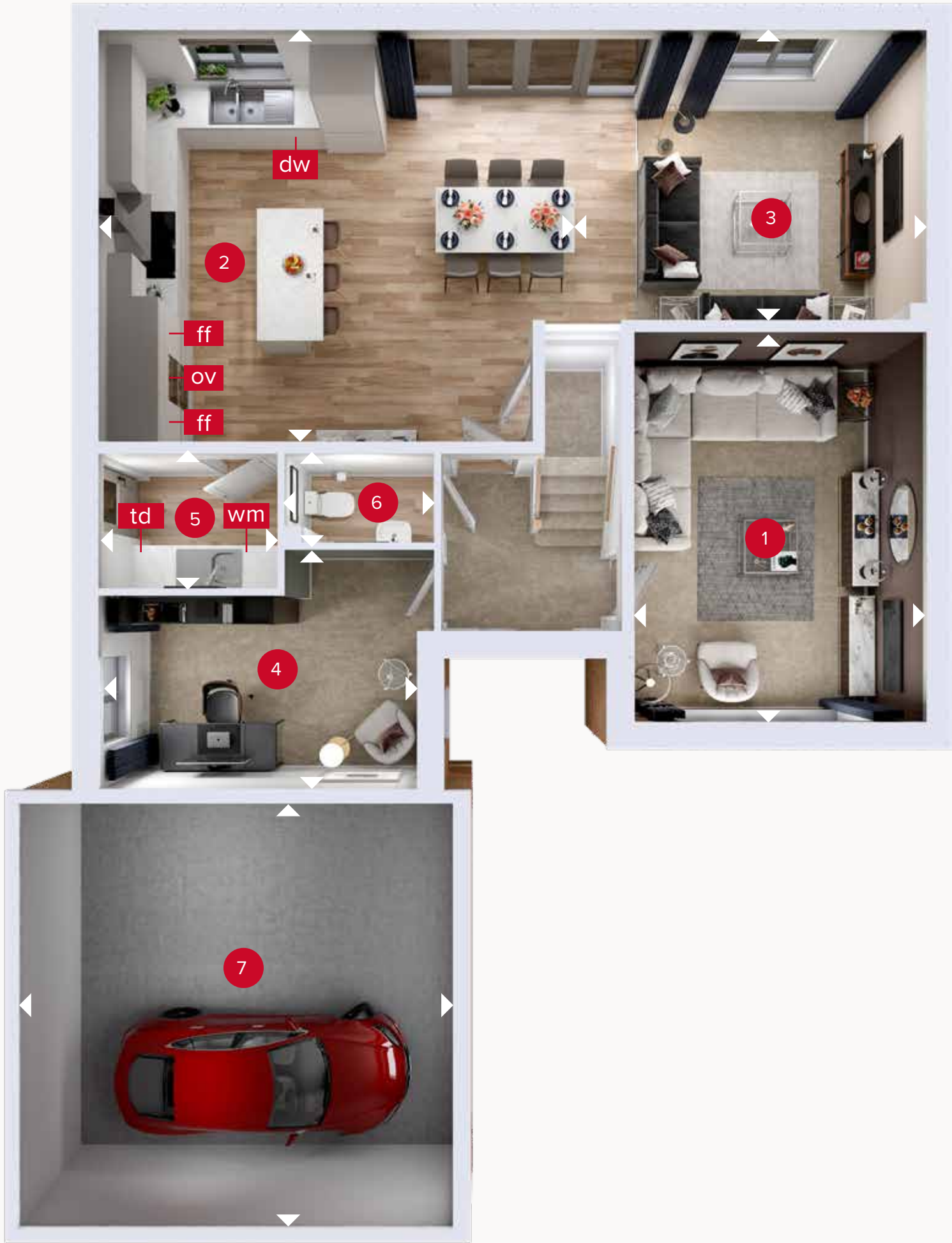
## GROUND FLOOR

1	Lounge	17'0" x 10'11"	5.19 x 3.34 m
2	Kitchen/ Dining	14'10" x 13'7"	4.52 x 4.15 m
3	Utility	9'10" x 5'10"	2.99 x 1.78 m
4	Cloaks	5'10" x 3'6"	1.78 x 1.06 m
5	Garage	19'9" x 10'0"	6.01 x 3.05 m

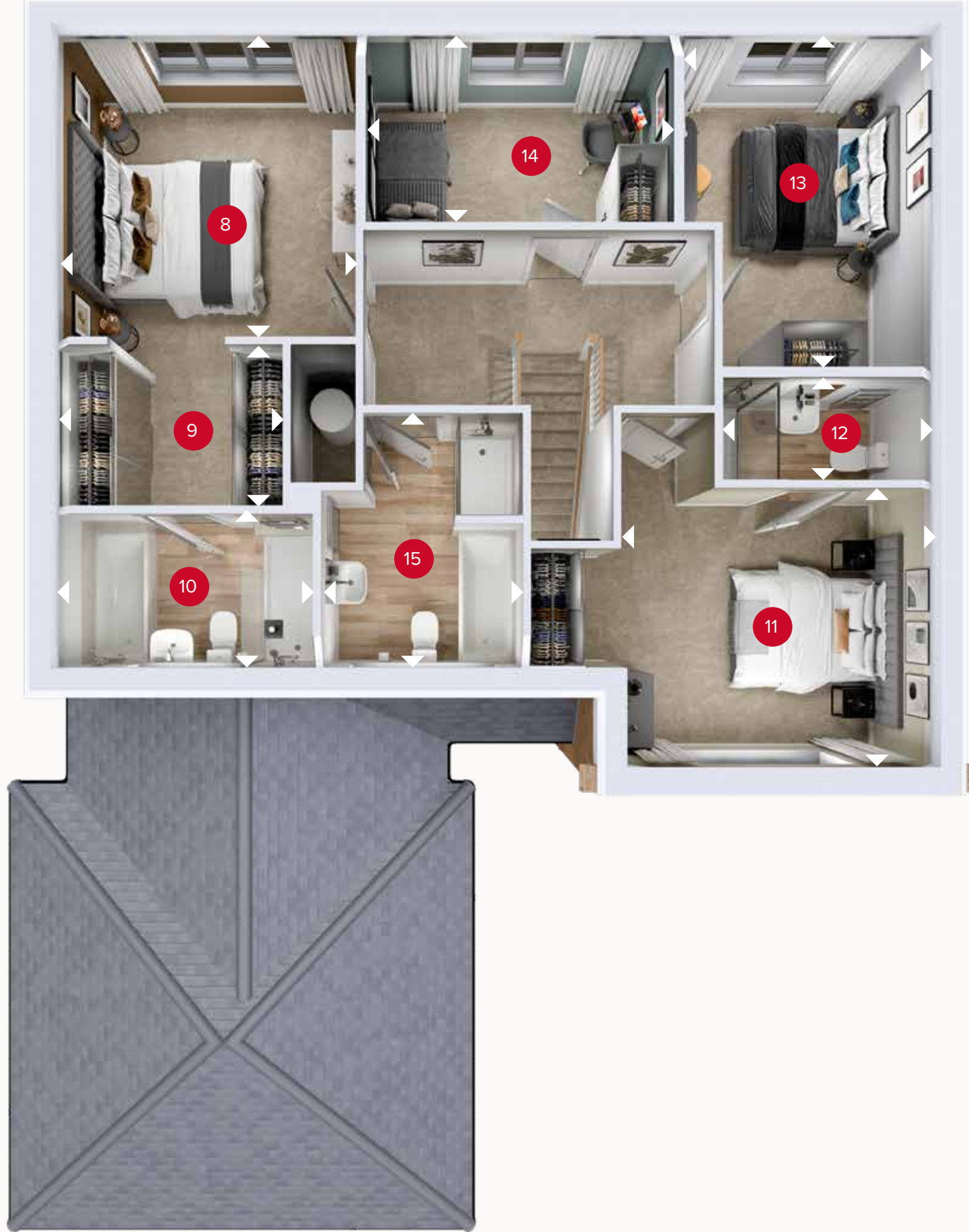
## FIRST FLOOR

6	Bedroom 1	14'8" x 10'11"	4.47 x 3.34 m
7	En-suite	8'1" x 4'10"	2.46 x 1.47 m
8	Bedroom 2	12'7" x 10'3"	3.83 x 3.12 m
9	Bedroom 3	11'0" x 10'3"	3.34 x 3.12 m
10	Bedroom 4	10'7" x 9'0"	3.22 x 2.74m
11	Bathroom	8'0" x 5'7"	2.44 x 1.71 m





GROUND FLOOR



FIRST FLOOR

# THE LEDSHAM

## GROUND FLOOR

1	Lounge	15'11" x 11'8"	4.84 x 3.57 m
2	Kitchen/Dining	19'10" x 17'0"	6.05 x 5.18 m
3	Family	13'8" x 11'11"	4.16 x 3.63 m
4	Study	12'10" x 9'8"	3.90 x 2.95 m
5	Utility	7'4" x 5'6"	2.23 x 1.67 m
6	Cloaks	5'11" x 3'7"	1.81 x 1.10 m
7	Garage	17'9" x 17'5"	5.41 x 5.30 m

## FIRST FLOOR

8	Bedroom 1	11'11" x 11'5"	3.63 x 3.49 m
9	Dressing Room	8'8" x 6'2"	2.65 x 1.88 m
10	En-suite 1	9'10" x 6'0"	3.00 x 1.82 m
11	Bedroom 2	11'11" x 10'8"	3.63 x 3.24 m
12	En-suite 2	8'2" x 3'11"	2.49 x 1.19 m
13	Bedroom 3	13'1" x 9'8"	3.99 x 2.93 m
14	Bedroom 4	11'8" x 7'7"	3.55 x 2.31 m
15	Bathroom	9'9" x 7'9"	2.98 x 2.36 m



24.03.2023

Customers should note this illustration is an example of the Ledsham house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be "handed" (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Customer Experience Suite or Sales Centre during working hours and customers must check their individual specifications prior to making a reservation. Please note that the specification show in this plan may include optional upgrades from standard specification. Please speak with your Sales Consultant or visit MyRedrow for more information. EG\_LEDH\_DM.2

➤ Denotes where dimensions are taken from. All wardrobes are subject to site specification. Please see Sales Consultant for further details.

ov - oven  
ff - fridge freezer  
dw - dishwasher space

wm - washing machine space  
td - tumble dryer space







GROUND FLOOR



FIRST FLOOR

# THE HAMPSTEAD

## GROUND FLOOR

1	Kitchen	12'3" x 10'9"	3.74 x 3.28 m
2	Dining	11'7" x 11'1"	3.53 x 3.37 m
3	Family	13'8" x 11'6"	4.16 x 3.50 m
4	Lounge	17'7" x 11'8"	5.35 x 3.56 m
5	Cloaks	5'8" x 3'7"	1.72 x 1.09 m
6	Utility	7'3" x 6'0"	2.20 x 1.83 m
7	Garage	16'10" x 15'2"	5.12 x 4.63 m

## FIRST FLOOR

8	Bedroom 1	14'10" x 13'2"	4.51 x 4.01 m
9	En-suite 1	7'8" x 6'0"	2.34 x 1.83 m
10	Bedroom 2	10'11" x 10'2"	3.32 x 3.11 m
11	En-suite 2	7'7" x 4'6"	2.30 x 1.36 m
12	Bedroom 3	14'9" x 10'6"	4.49 x 3.21 m
13	Bedroom 4	11'3" x 9'9"	3.43 x 2.98 m
14	Bedroom 5/Study	11'3" x 7'9"	3.43 x 2.37 m
15	Bathroom	9'7" x 7'3"	2.91 x 2.20 m



Customers should note this illustration is an example of the Hampstead house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be 'handed' (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Customer Experience Suite or Sales Centre during working hours and customers must check their individual specifications prior to making a reservation. Please note that the specification show in this plan may include optional upgrades from standard specification. Please speak with your Sales Consultant or visit MyRedrow for more information. EG\_HAMP\_DM.2

➤ Denotes where dimensions are taken from. All wardrobes are subject to site specification. Please see Sales Consultant for further details.

ov - oven  
ff - fridge freezer  
dw - dishwasher

wm - washing machine space  
td - tumble dryer space





# SKILFUL EXECUTION

Quality is never an accident, it is always the  
result of high attention to detail, it represents  
the wise choice of many alternatives







# PLAN YOUR DREAM HOME



## KITCHEN & UTILITY

### Kitchen Styles

A range of quality kitchen styles from Symphony. Please see Sales Consultant for details.

### Work Surfaces

Square Edged worktops. Refer to agreed group specifications – My Redrow for choices.

### Upstand

Matching above worktops, with stainless Steel splashback behind Hob.

### Bowl & Tap

Stainless steel 1.5 bowl with mixer tap to units (in housetypes under 1600sqft). Double bowl sink with mixer tap to units (in housetypes over 1600sqft).

### Appliances AEG

- AEG Ceramic Hob
- AEG Double oven
- Electrolux Chimney extract
- Zanussi Integrated fridge/freezer 50/50

### General

Kitchens to include smooth door closers and plastic cutlery tray

Utility Doors/drawer handles to match kitchen, Stainless steel single bowl and mixer tap





## INTERIOR

### Walls

Crown White paint finish.

### Internal Doors

Internal moulded door.

### Internal Door Furniture

Internal Door Furniture to be polished chrome effect door furniture from Carlisle Brass.

### Architrave

Torus profile MDF, 69 x 14.5mm section size with satin white paint finish.

### Skirting Boards

Torus profile MDF, 194 x 14.5mm section size with satin white paint finish.

### Staircase

41mm Square plain spindles with 90mm square newels in satin white paint finish complete with light ash hardwood, or similar, handrail.

### Ceilings

Crown White paint finish.

### Radiators

Myson Premier round top radiators fitted as standard.

Feature radiators fitted in selected house types.

Radiators upstairs, underfloor heating downstairs – for more information please speak to our Sales Consultant.

### Wardrobes

Gooding's wardrobes to all bedrooms are available as an optional upgrade – refer to My Redrow.

### Phone Point

Phone Point finishes to match electrical accessories in rooms.

### TV Point

TV Point finishes to match electrical accessories in room.

### Electrical Sockets & Switch Plates

BG white electrical switch and socket plates together with pendant and batten lighting points. Please refer to drawings for types and location details.



OUR LUXURY  
SPECIFICATIONS  
ARE CAREFULLY  
CONSIDERED  
**AND BEAUTIFULLY  
DESIGNED TO MAKE  
THE MOST OF YOUR  
NEW HOME**



## BATHROOM & CLOAKROOM

### Bathroom, En-suite & Cloakroom

Sanitaryware Ideal Standard in White finish.

### Wall Tiles to Cloakroom, Bathroom & En-suite

Porcelanosa Splash back to basin and full-height tiling around bath, if bath does not have a shower then half-height tiling only. Towel Rail 'Curved style' wet-feed towel warmers in Chrome finish to be installed in Bathrooms and all En-suites.

### Shower over Bath

Shower valve & screen to be provided above the bath except when there is a separate shower enclosure within the bathroom.

Thermostatic shower valve (as development specification) above the bath including bath screen.  
Low profile Tray Acrylic capped low profile shower tray.  
Shower Screen Polished Chrome effect finish shower door.





## EXTERIOR

### Fascia & Soffit

uPVC fascia and vented soffit board, in white profile.

### Rainwater System

Rainwater half-round gutters and downpipes to be finish in black for brick and render elevations as per group deals.

### Windows

Sealed double-glazing uPVC windows in white finish with stainless steel easy-clean hinges. Obscure glazing to be provided for all WC and Bathroom windows.

### External Doors

GRP primed door with patterned glass. Style of door to be all as indicated on house plan, finished in solid colour externally and white finish internally. Frame to be uPVC. Rear steel door with patterned glass, finished internally and externally in white.

### House Numeral

To front of property on numeral plaque from Bennetts to match the colour of the front door except when white when numeral to be black.

### External Lights

Front lamp provided as standard position as indicated on plot specific drawings.

### Garden

Front Quality turf to front garden with planting where applicable, refer to landscaping layout for details. Rear Gardens topsoil in accord with NHBC requirements.

### Garage

Detached garages to receive double socket point and lighting pendant if access from plot is not through a communal courtyard. Doors Novofern Berwick style or similar steel up & over with window panels to top. Door & frame finish to be painted to match front door colour.

### Door Bell

Black bell push with transformer.

### Fencing

All plots to receive 1800mm high close board fencing where screen walls are not indicated. All plots to receive 1800mm high close board framed, ledged and braced gate.

### Car Charging Points

Car Chargers to every home - see Sales Consultant for details and location.





# A THRIVING PARTNERSHIP

Our 'Nature for people' biodiversity strategy was developed alongside our long-standing partners, The Wildlife Trusts. The strategy focuses on three key themes – Nature Gains, Rewilding Lives and Flourishing Legacy with a view to improving people's well-being through nature.

Find out more at [redrowplc.co.uk/sustainability](https://redrowplc.co.uk/sustainability)

Working in close partnership with





# OUR COMMITMENT TO HOME-BUYERS

## Customer charter

At Redrow, we're committed to delivering a quality service throughout the whole home-buying process and beyond. This Customer Charter sets out our commitment to you, our customer.

Full details of our services will be provided to you when you reserve your new Redrow home.

We will also comply with the requirements of the New Homes Quality Code, which is displayed in our Customer Experience Suites and Sales Centres. A copy of the Code is also on our website at [www.redrow.co.uk](http://www.redrow.co.uk)

- Please ask a Sales Consultant if you require a printed hard copy.
- We will provide you with full details and clear information about your chosen home.
- We will provide trained and knowledgeable staff to assist you in the home buying process.
- We will be available to answer any questions you may have and will provide you with any relevant contact details.
- We will ensure our services are accessible, meeting differing customer needs to ensure transparency and equality throughout every contact with us.
- We will assist you during the selection of Standard Choices and Optional Extras for your new home.
- We will provide you with health and safety advice to minimise the risk of danger during construction and in the use of your new home after you move in.
- We will provide you with reliable information about the Buildmark Cover, and any other cover from which you may benefit.
- We will keep you fully informed about the completion and occupation of your new home and offer you the ability to visit and view your new home with an accredited person before you move in.
- We will ensure that the functions and facilities of your home are demonstrated to you prior to moving in and that you have access to information to continue to assist with this once you move in.
- We will inform you about the after-sales service we provide. Our aim is to deal effectively and efficiently with both routine service matters and with any emergencies.
- We will provide you with details of who to contact if you believe we have not satisfactorily fulfilled our Charter commitments.
- We will always treat our customers with respect and civility and ask that you show our colleagues and working partners the same courtesy. Where necessary to protect our colleagues, we are within our rights to take action which may include limiting or ceasing communication.





# OUR REQUIREMENTS AS HOME-BUILDERS

## The New Homes Quality Code: Statement of Principles

This **Statement of Principles** (the core principles) sets out the main principles which registered developers agree to follow to benefit their customers.

### 1. FAIRNESS

Treat customers fairly throughout the buying and after-sales process.

### 2. SAFETY

Carry out and complete work in line with all regulations and requirements that apply to the new home, as set out by the Government, and have the necessary certificates from an appropriately approved body to show they have done this.

### 3. QUALITY

Complete all work to a high standard in line with all building and other standards and regulations that apply, as well as to the specification for the new home, and make sure that completion does not take place until the new home is complete (see section 2 of this code).

### 4. SERVICE

Have in place systems, processes and staff training to meet the customer service requirements of the code, and not use high-pressure selling techniques to influence a customer's decision to buy a new home.

### 5. RESPONSIVENESS

Have in place a reliable after-sales service and effective complaints procedure to make sure responses to customer queries are clear, thorough and provided in good time.

### 6. TRANSPARENCY

Provide clear and accurate information about buying the new home, including tenure and any costs the customer may have to pay in the future, such as ground rents and service charges.

### 7. INDEPENDENCE

Make sure that customers know they should appoint independent legal advisers when buying a new home and that they have the right to ask for an independent pre-completion inspection before completion takes place.

### 8. INCLUSIVITY

Take steps to identify and provide appropriate support to vulnerable customers and make sure the code is available to all customers, including in appropriate formats and languages.

### 9. SECURITY

Make sure there are reasonable financial arrangements in place, through insurance or otherwise, to meet all their obligations under the code, including repaying deposits when they are due and any financial awards made by the New Homes Ombudsman Service.

### 10. COMPLIANCE

Meet the requirements of the code and the New Homes Ombudsman Service.







# ASH GARDENS

—

Marrelsmoor Avenue, Waterlooville, Hampshire PO7 3DP

Discover a better way to live  
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