

HERITAGE

- REDROW -

THE MALTINGS

HADDENHAM





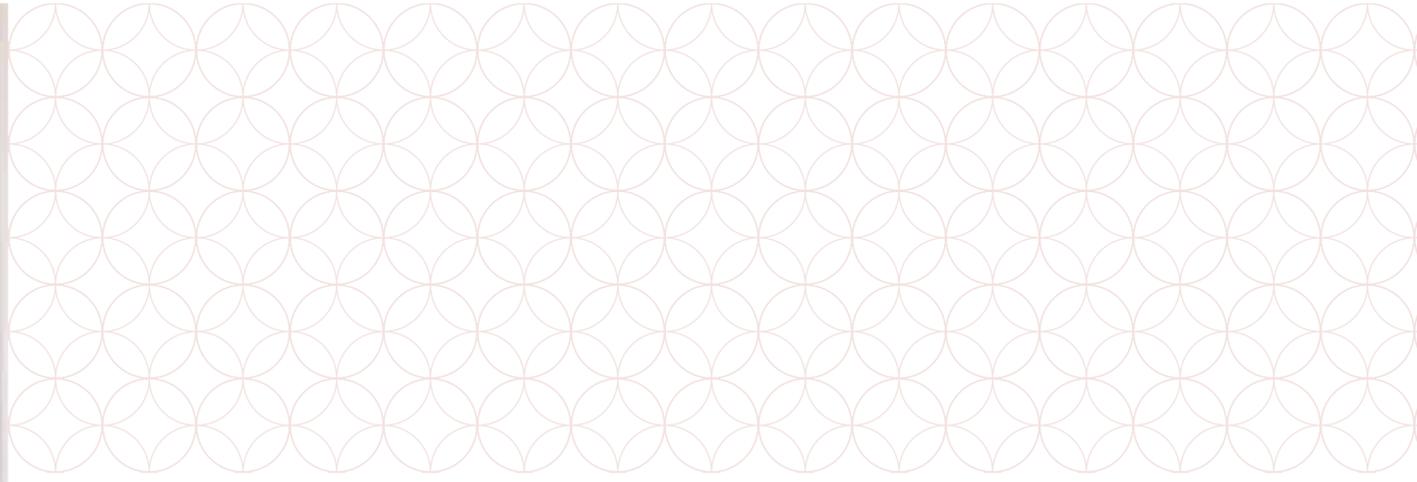
WELCOME TO THE MALTINGS



A COLLECTION OF 2, 3, 4, & 5 BEDROOM HOMES IN THE CHARMING VILLAGE OF HADDENHAM.

With a delightful countryside location and placed in a characterful village packed with amenities, The Maltings offers a standard and style of life to aspire to. Historical Haddenham is located in West Buckinghamshire, around five miles south-west of Aylesbury and 16 miles east of Oxford. The village is thought to date back to the Anglo-Saxons and today maintains a charming, close-knit character of its own. These sophisticated new homes in Haddenham look to the refinement of the past, specifically to the elegance of the Arts and Crafts movement of the late 19th century and its exquisite attention to detail.

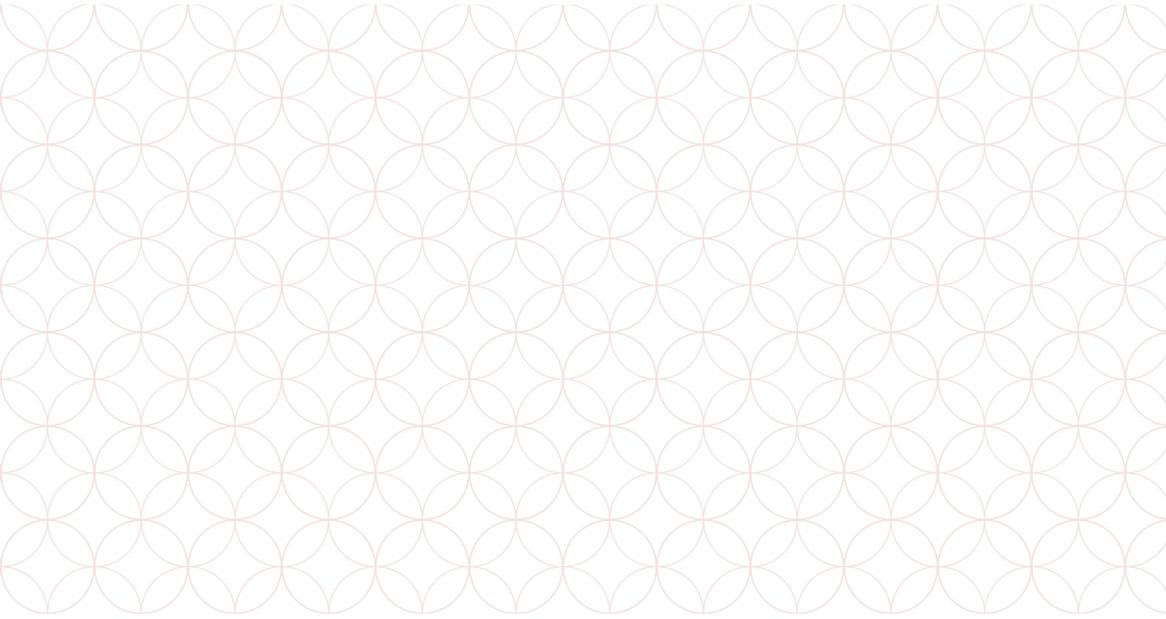




AN INSPIRED **NEW HOME**

Explore what makes this
Heritage collection so unique

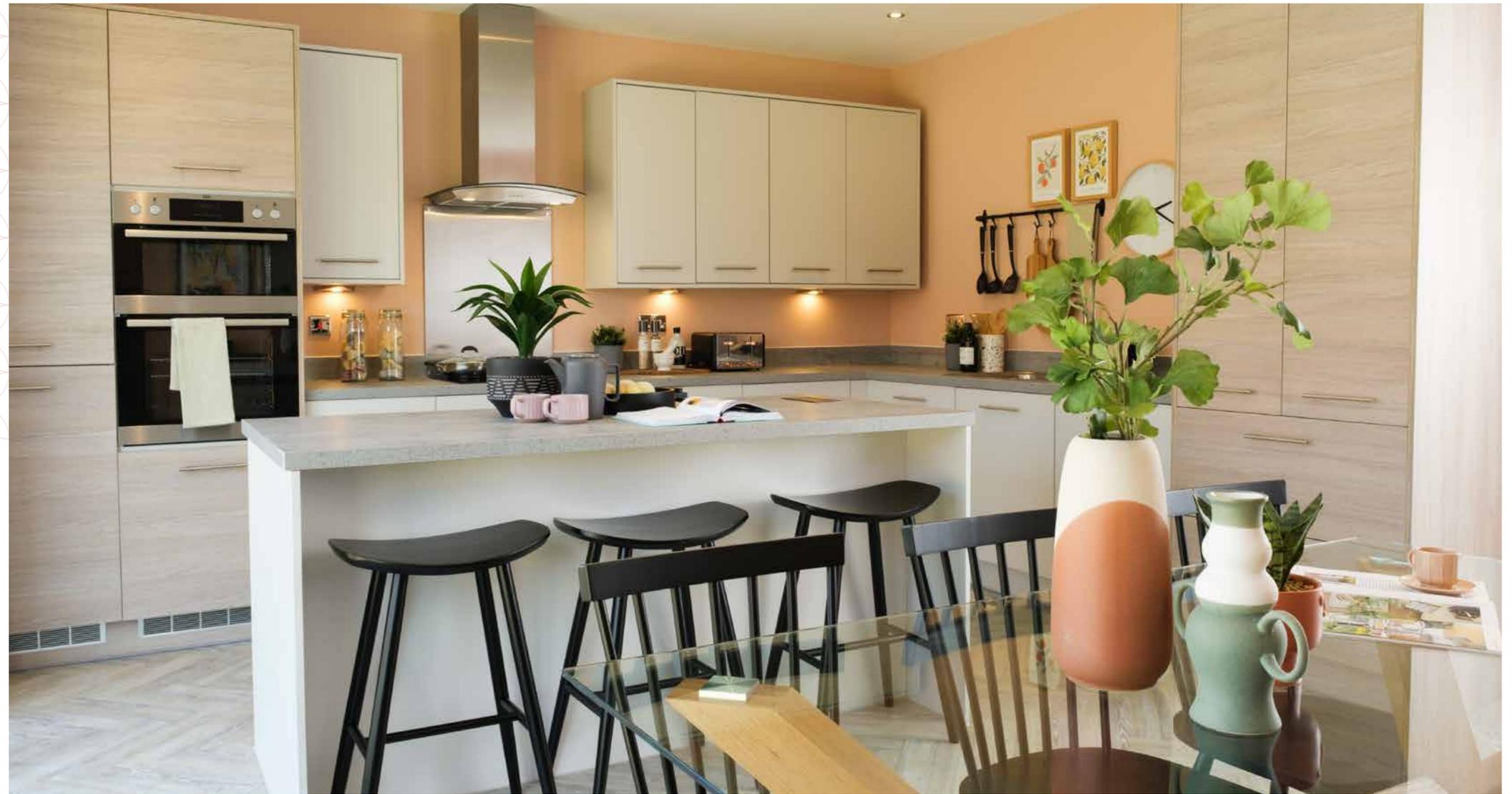
We're dedicated to designing and building homes with character that people are proud to live in. Inspired by the past but designed for the future, this Heritage collection offers the best of both worlds.



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 the whole way round the property. These features add grandeur and depth to the front of the home and provide an anchoring effect.





ENJOY THE AREA

Your everyday essentials are easily accessible in Haddenham village centre. Within a 10 minute walk you will find the local Londis convenience store, the Morrisons Daily, Post Office and Pharmacy as well as greengrocers and hair salon. For a more extensive range of retailers, the bustling market town of Thame is a 10 minute drive away, and offers a wide variety of high street names and some independent boutiques too. Aylesbury, meanwhile, is around 16 minutes away in the car and offers a comprehensive retail scene.

Whether you're after a quick bite or a lazy Sunday lunch you will find a selection of delectable cafes, pubs and restaurants. Bradmoor Farm's café, The Rising Sun pub and The Crown at Cuddington all within easy reach. Thame and Aylesbury are both also well-stocked with independent pubs and restaurants, plus some large chains like Nando's, the Gourmet Burger Kitchen, Wagamama and Prezzo.



ENJOY AN ACTIVE LIFESTYLE

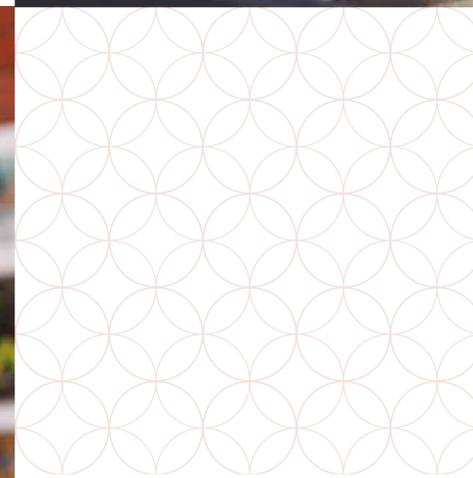
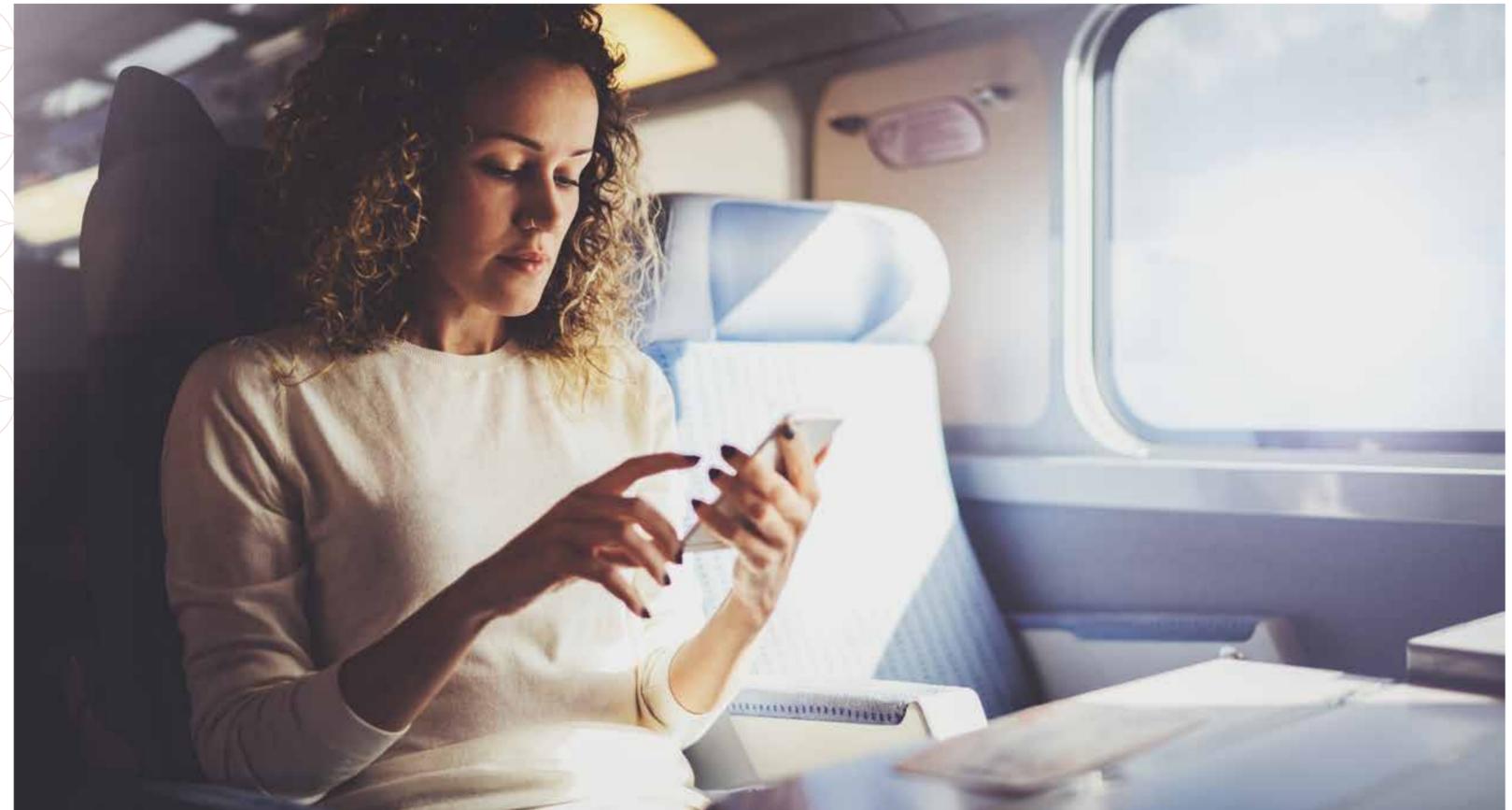
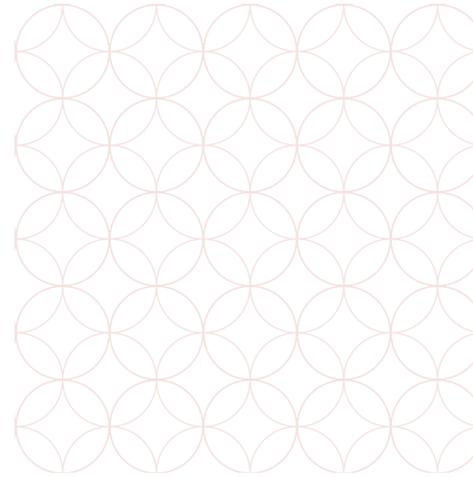
Whether you're looking for personal training or want to improve your lap time in the pool FitLife and Thame Leisure Centre are right on your doorstep. Golfers can enjoy a round at the nearby Ellesborough Golf Club. For leisure and relaxation of a quieter, more indoorsy kind, Aylesbury's Odeon Cinema and Waterside Theatre is a 15 minute drive from home.

Perfect for family outings, Haddenham's Tiggywinkles Visitor Centre provides a home for ill and injured animals that cannot be returned to the wild. Bucks Goats Centre, meanwhile, is around 14 minutes away in the car and has a variety of different animals to meet. Anyone who's just looking to stretch their legs should look no further than Wendover Woods. Around 30 minutes away by road and home to a Go Ape treetop course, Gruffalo orienteering, café and children's play area, it also has some stunning views across the Chiltern Hills.

OPPORTUNITIES FOR LEARNING

Parents of growing families will be pleased to find good schools for youngsters of all ages close to these new build homes in Haddenham. Haddenham Community Infant School, for children aged from four to seven, is rated 'Outstanding' by Ofsted and is just a six minute walk from home. Haddenham Community Junior School, meanwhile, is eight minutes away on foot, is for pupils aged from 7 to 11 and is rated 'Good'.

For older students, Pebble Brook School in Aylesbury is a 12 minute drive away and is rated 'Outstanding'.



GETTING AROUND

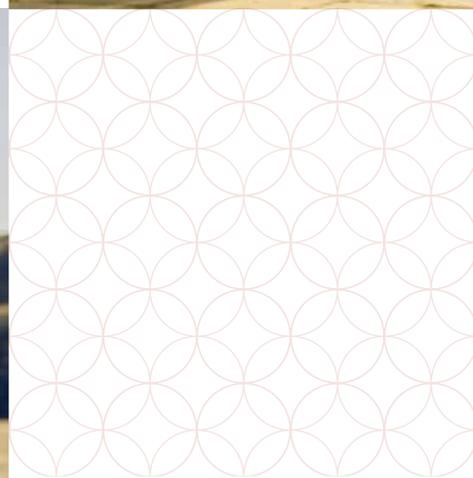
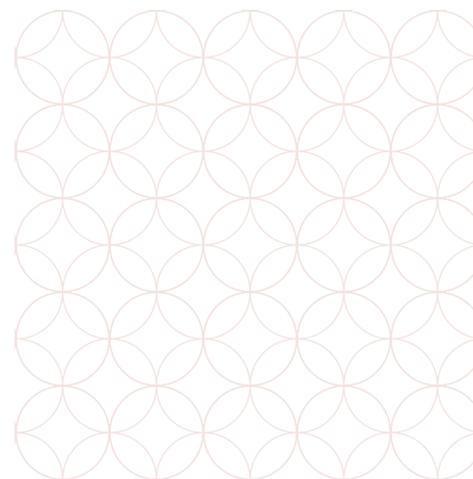
While located in a pretty and serene village, these new homes in Haddenham are also very well connected. The nearby A418 and A40 trunk roads will take you to junction 8A of the M40 motorway in around 16 minutes, for onward travel to London (1 hour and 18 minutes, via the A40), High Wycombe (31 minutes), Banbury (46 minutes) and Birmingham (1 hour and 26 minutes). Milton Keynes, meanwhile, is around 48 minutes away by road.

For rail travel, Haddenham and Thame Parkway train station is a four minute drive from home, and offers services to Oxford (32 minutes), High Wycombe (13 minutes), London Marylebone (40 minutes) and Birmingham Moor Street (1 hour and 22 minutes).

For international travel, Heathrow Airport is 44 minutes away via the M40, and Birmingham Airport around 1 hour and 14 minutes in the opposite direction, also on the M40, 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 **The Maltings**.



SO YOU GET MORE OUT

- Public Green Space
- Cycleways & Footpaths
- Affordable Housing
- Local Equipped Area of Play

EXPLORE THE MALTINGS



KEY

	LETCWORTH 3 BEDROOM SEMI DETACHED HOME		HARROGATE LIFESTYLE 3 BEDROOM DETACHED HOME
	WARWICK LIFESTYLE 2 BEDROOM DETACHED HOME		HARROGATE 4 BEDROOM DETACHED HOME
	STRATFORD 4 BEDROOM DETACHED HOME		SUNNINGDALE 4 BEDROOM DETACHED HOME
	HARLECH 4 BEDROOM DETACHED HOME		HENLEY 4 BEDROOM DETACHED HOME
	OXFORD LIFESTYLE 3 BEDROOM DETACHED HOME		RICHMOND 4 BEDROOM DETACHED HOME
	CAMBRIDGE 4 BEDROOM DETACHED HOME		BLENHEIM 5 BEDROOM DETACHED HOME
	LEAMINGTON LIFESTYLE 3 BEDROOM DETACHED HOME		AFFORDABLE HOUSING
	SHAFTESBURY 4 BEDROOM DETACHED HOME		

Affordable Housing:

Dart - 6, 7, 8, 27, 28, 29, 81, 82, 83, 100, 101, 102, 103, 104, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127 & 128

Tavy - 30, 31, 32, 33, 34, 35, 79, 80, 98, 99, 133, 134, 135, 136, 137 & 138

Tweed - 45, 46, 47 & 48

V - Visitor Parking

S/S - Sub Station

P/S - Pumping Station

LEAP - Local Equipped Area of Play

MUGA - Multi Use Games Area



This plan 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 specific details, other than general site layout, please liaise directly with our Sales Consultant.



HERITAGE

- REDROW -

THE LETCHWORTH

THREE BEDROOM SEMI-DETACHED HOME

 **REDROW**



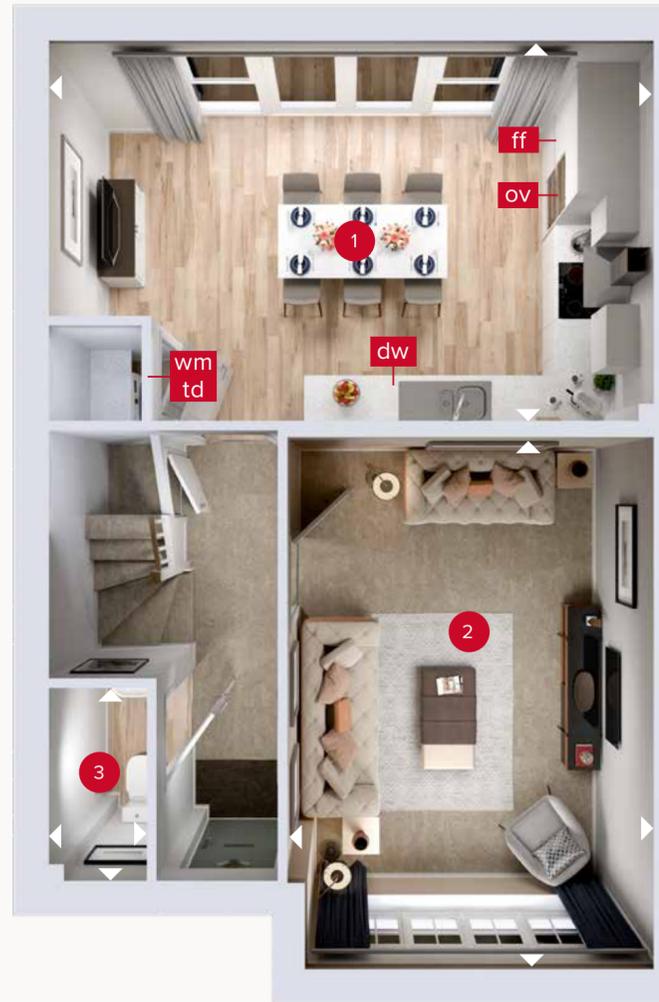
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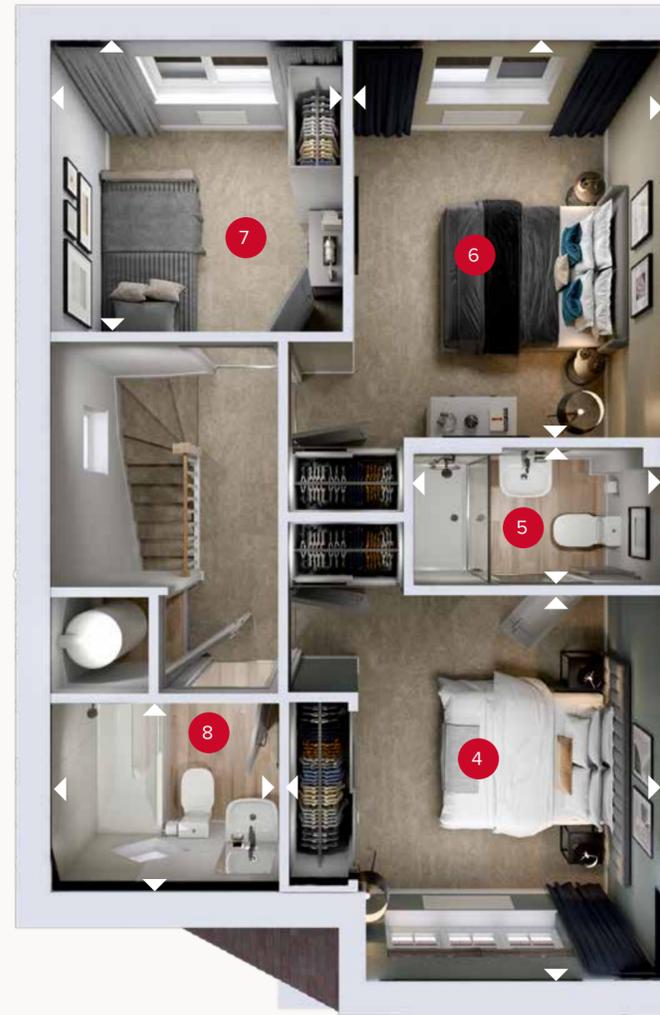
THE LETCHWORTH

THREE BEDROOM SEMI-DETACHED HOME

 **REDROW**



GROUND FLOOR



FIRST FLOOR

THE LETCHWORTH

GROUND FLOOR

1	Kitchen/Dining	18'1" x 11'5"	5.50 x 3.48 m
2	Lounge	16'1" x 11'0"	4.89 x 3.35 m
3	Cloaks	6'5" x 2'11"	1.94 x 0.90 m

FIRST FLOOR

4	Bedroom 1	11'5" x 11'1"	3.47 x 3.38 m
5	En-suite	7'5" x 4'1"	2.26 x 1.25 m
6	Bedroom 2	11'10" x 9'3"	3.62 x 2.81 m
7	Bedroom 3	8'8" x 8'7"	2.64 x 2.61 m
8	Bathroom	6'8" x 5'7"	2.03 x 1.71 m



HERITAGE

- REDROW -

THE WARWICK LIFESTYLE

THREE BEDROOM DETACHED HOME

 **REDROW**



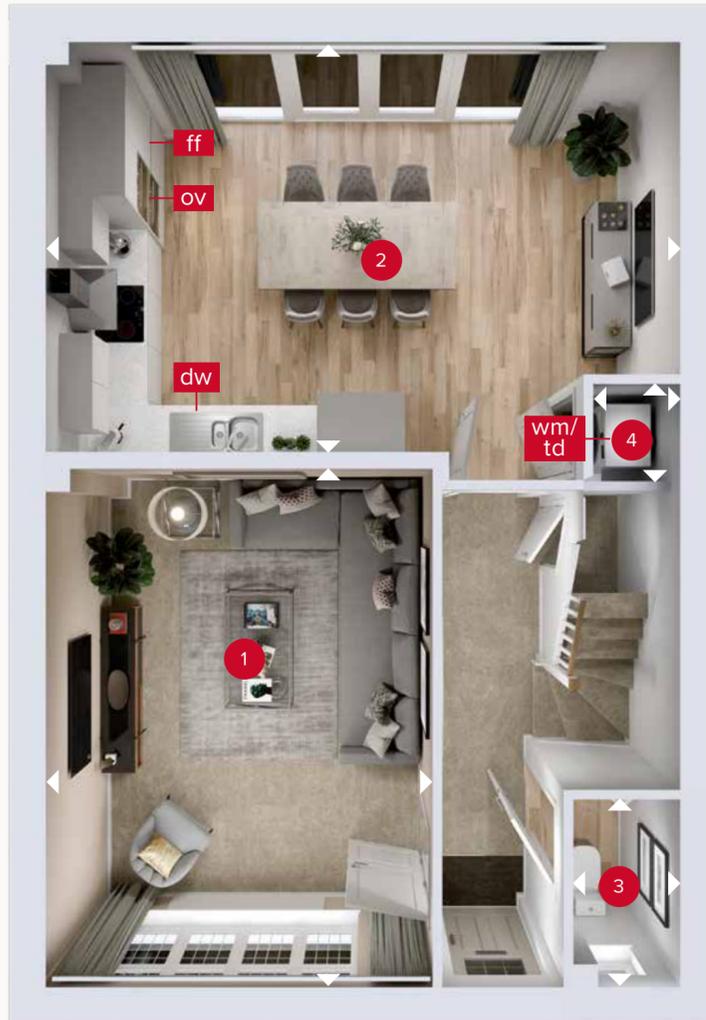
HERITAGE

- REDROW -

THE WARWICK LIFESTYLE

THREE BEDROOM DETACHED HOME

 **REDROW**



GROUND FLOOR



FIRST FLOOR

THE WARWICK LIFESTYLE

GROUND FLOOR

1 Lounge	15'9" x 11'7"	4.80 x 3.53 m
2 Kitchen/ Dining	18'10" x 13'4"	5.75 x 4.06 m
3 Cloaks	5'9" x 3'4"	1.74 x 1.01 m
4 Laundry	2'11" x 2'8"	0.90 x 0.82 m

FIRST FLOOR

5 Bedroom 1	12'2" x 11'10"	3.70 x 3.60 m
6 En-suite 1	10'0" x 6'0"	3.05 x 1.84 m
7 Bedroom 2	12'6" x 12'6"	3.82 x 3.80 m
8 En-suite 2	9'10" x 8'1"	3.00 x 2.47 m



HERITAGE

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THE STRATFORD

FOUR BEDROOM DETACHED HOME

 **REDROW**



HERITAGE

- REDROW -

THE STRATFORD

FOUR BEDROOM DETACHED HOME

 **REDROW**

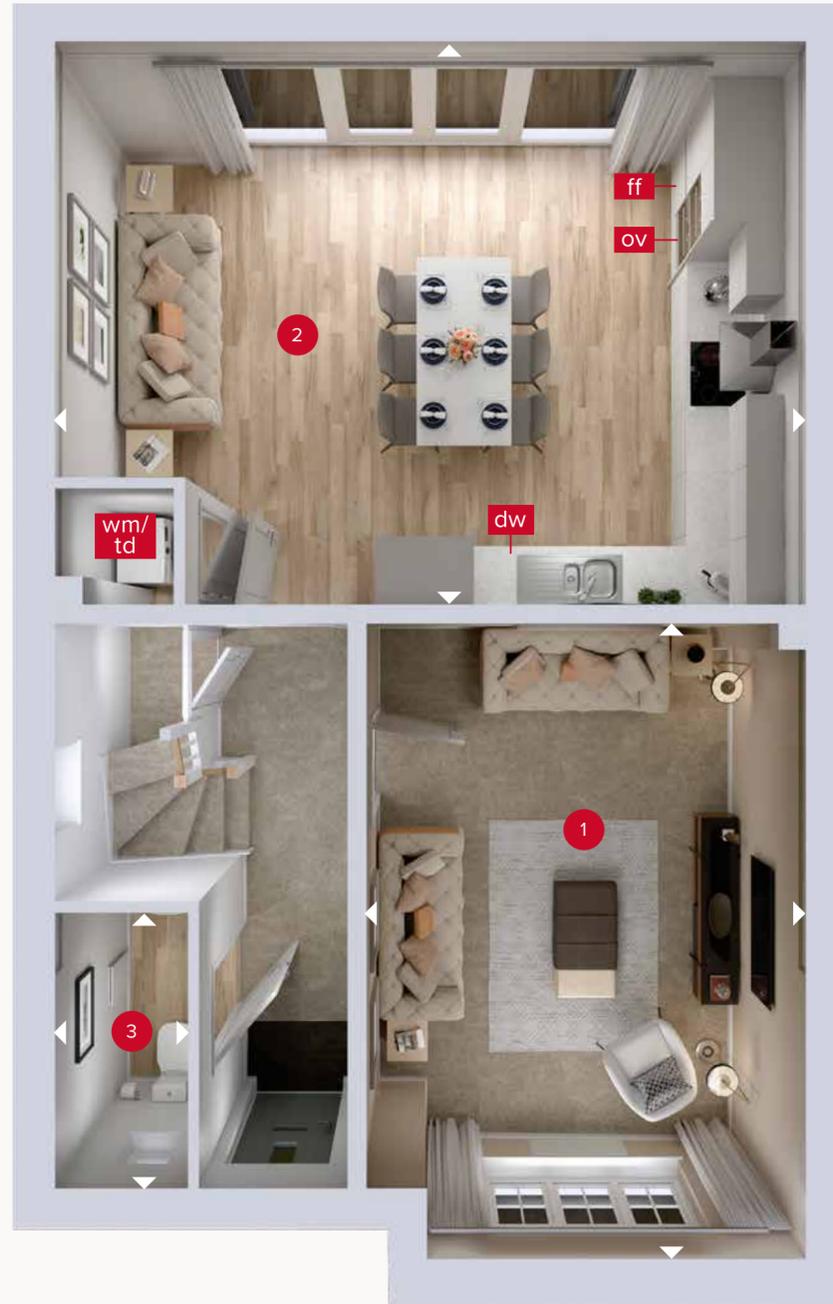
THE STRATFORD

GROUND FLOOR

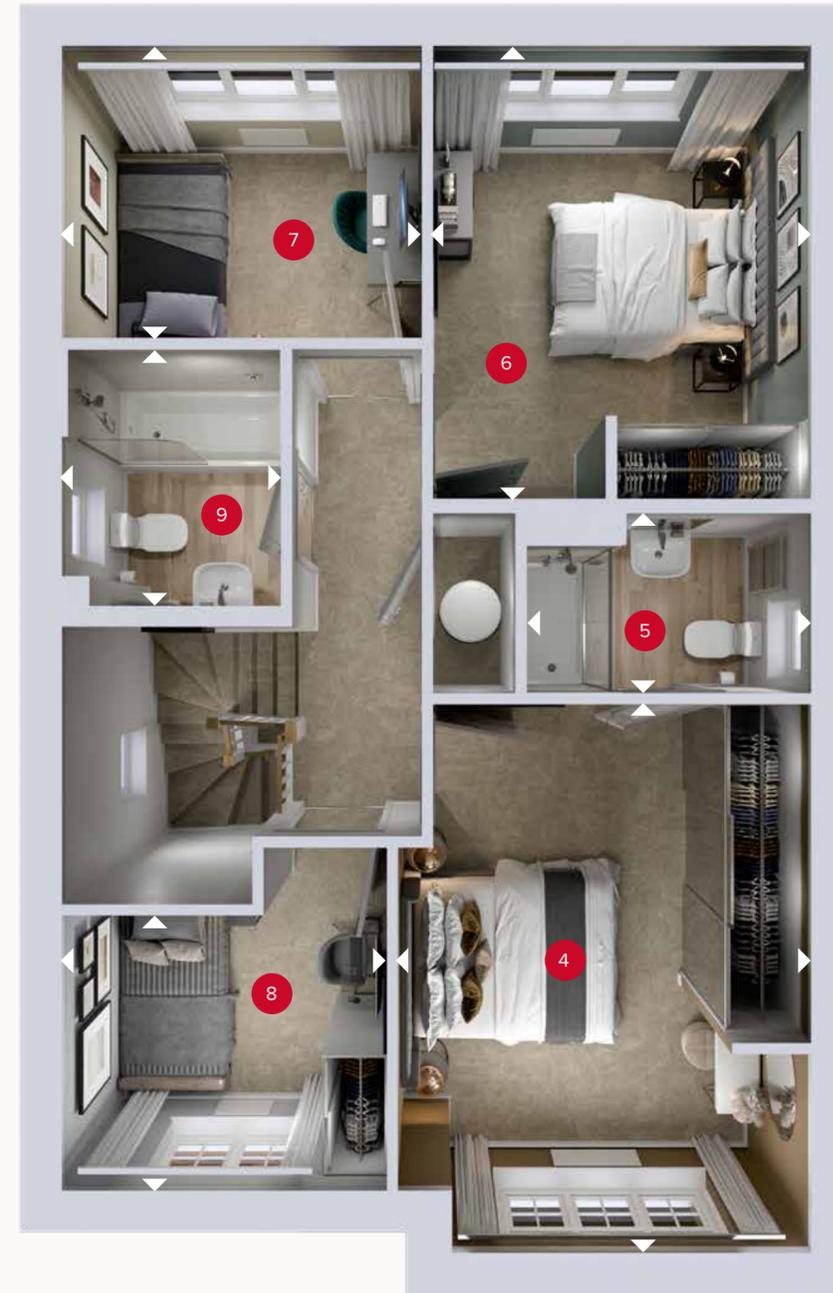
1	Lounge	17'11" x 11'8"	5.45 x 3.56 m
2	Family/ Kitchen/ Dining	19'7" x 15'1"	5.98 x 4.59 m
3	Cloaks	7'4" x 3'7"	2.24 x 1.10 m

FIRST FLOOR

4	Bedroom 1	15'5" x 10'9"	4.83 x 3.27 m
5	En-suite	7'5" x 4'10"	2.27 x 1.47 m
6	Bedroom 2	12'2" x 10'0"	3.71 x 3.06 m
7	Bedroom 3	9'4" x 7'11"	2.85 x 2.42 m
8	Bedroom 4	8'8" x 7'4"	2.64 x 2.24 m
9	Bathroom	6'10" x 5'10"	2.08 x 1.79 m



GROUND FLOOR



FIRST FLOOR



Customers should note this illustration is an example of the Stratford 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. 02181-01 EG_STRA_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



HERITAGE

- REDROW -

THE HARLECH

FOUR BEDROOM DETACHED HOME

 **REDROW**

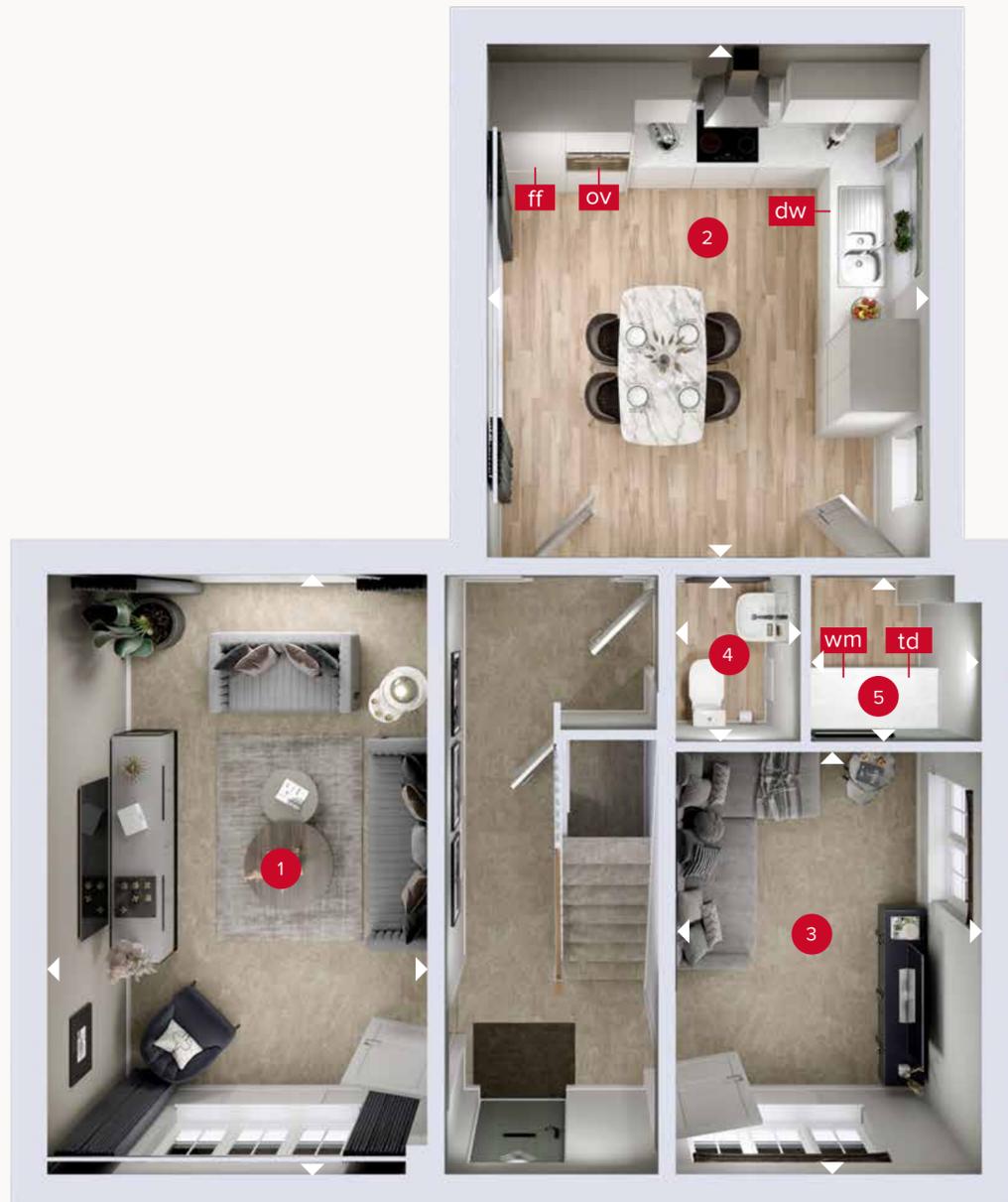
THE HARLECH

GROUND FLOOR

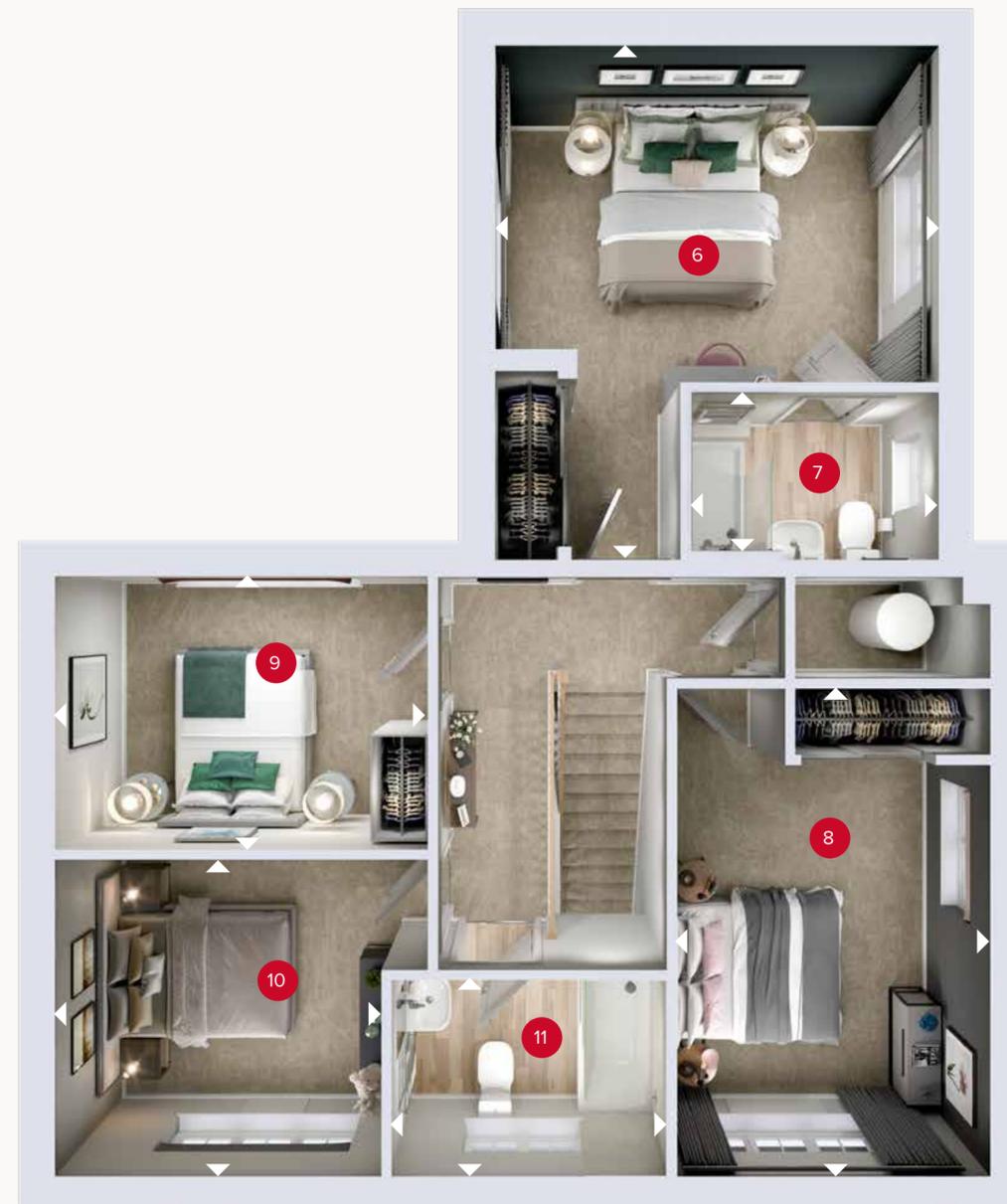
1	Lounge	17'5" x 10'11"	5.30 x 3.32 m
2	Kitchen/ Dining/	14'8" x 12'7"	4.48 x 3.84 m
3	Family/ Study/	12'0" x 8'11"	3.67 x 2.71 m
4	Cloaks	5'2" x 3'5"	1.57 x 1.05 m
5	Laundry	5'2" x 5'2"	1.57 x 1.57 m

FIRST FLOOR

6	Bedroom 1	14'10" x 12'7"	4.51 x 3.84 m
7	En-suite	7'2" x 4'11"	2.19 x 1.49 m
8	Bedroom 2	13'11" x 8'11"	4.24 x 2.73 m
9	Bedroom 3	10'8" x 8'2"	3.25 x 2.48 m
10	Bedroom 4	9'4" x 9'0"	2.84 x 2.76 m
11	Bathroom	7'11" x 5'9"	2.42 x 1.74 m



GROUND FLOOR



FIRST FLOOR



HERITAGE

- REDROW -

THE OXFORD LIFESTYLE

THREE BEDROOM DETACHED HOME

 **REDROW**



HERITAGE

- REDROW -

THE OXFORD LIFESTYLE

THREE BEDROOM DETACHED HOME

 **REDROW**

THE OXFORD LIFESTYLE



GROUND FLOOR



FIRST FLOOR

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



HERITAGE

- REDROW -

THE CAMBRIDGE

FOUR BEDROOM DETACHED HOME

 **REDROW**



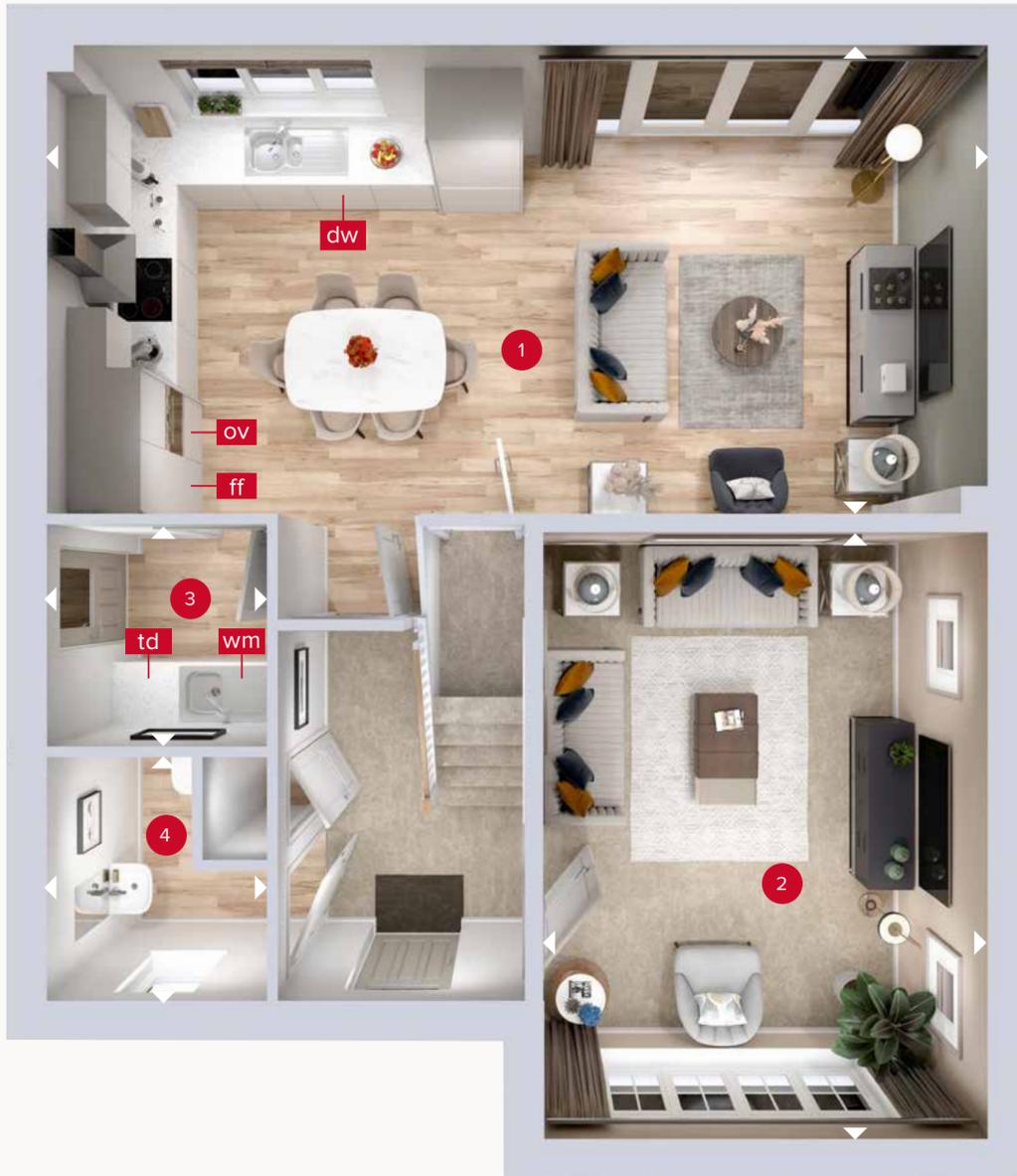
HERITAGE

- REDROW -

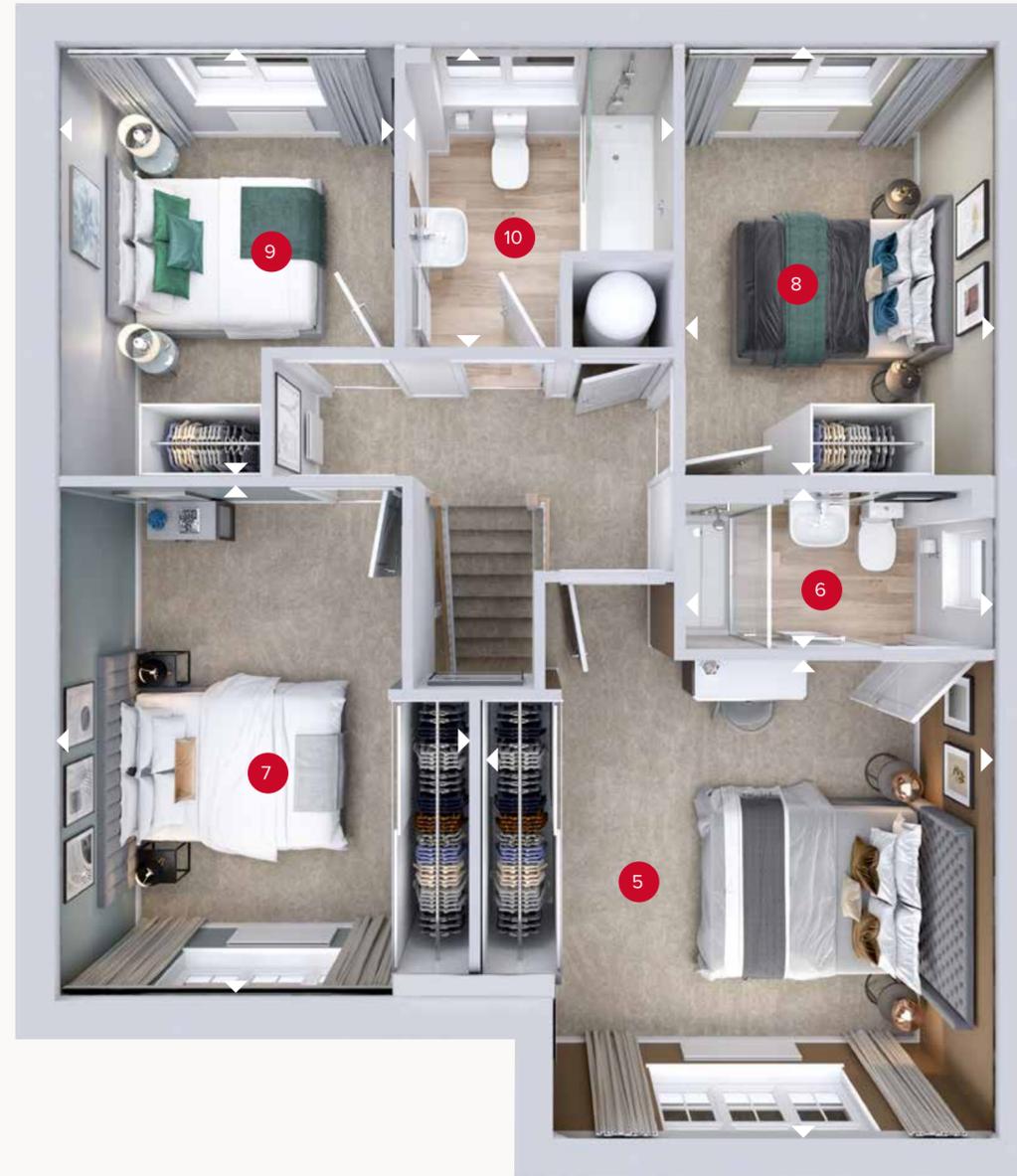
THE CAMBRIDGE

FOUR BEDROOM DETACHED HOME

 **REDROW**



GROUND FLOOR



FIRST FLOOR

THE CAMBRIDGE

GROUND FLOOR

1	Kitchen/Dining/ Family	25'0" x 12'8"	7.62 x 3.87 m
2	Lounge	16'3" x 11'8"	4.95 x 3.57 m
3	Utility	6'1" x 5'11"	1.85 x 1.80 m
4	Cloaks	6'6" x 5'11"	1.99 x 1.80 m

FIRST FLOOR

5	Bedroom 1	13'8" x 12'11"	4.16 x 3.94 m
6	En-suite	8'2" x 4'3"	2.49 x 1.30 m
7	Bedroom 2	13'8" x 11'0"	4.17 x 3.36 m
8	Bedroom 3	11'7" x 8'2"	3.52 x 2.49 m
9	Bedroom 4	11'9" x 9'1"	3.58 x 2.76 m
10	Bathroom	8'4" x 7'2"	2.53 x 2.19 m



HERITAGE

- REDROW -

THE LEAMINGTON LIFESTYLE

THREE BEDROOM DETACHED HOME

 **REDROW**



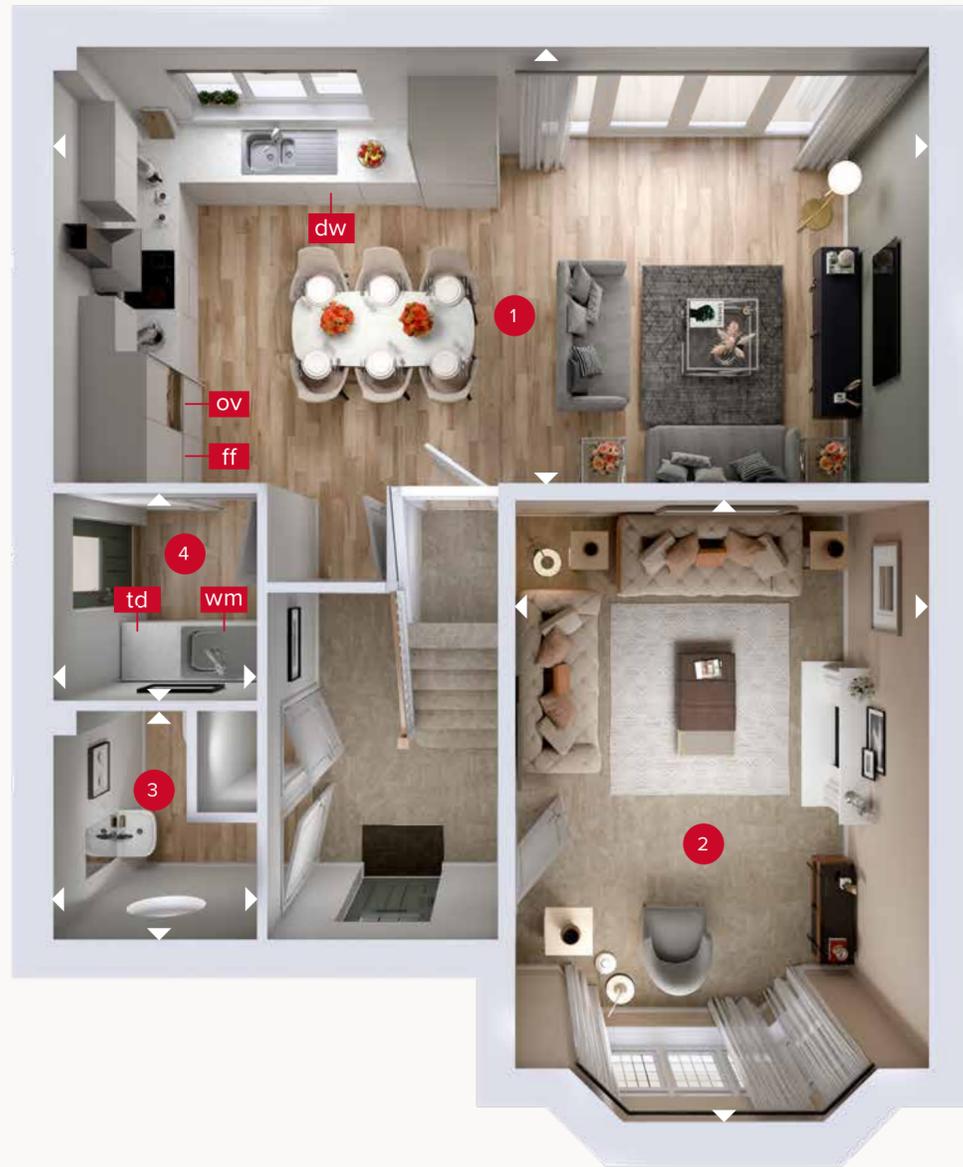
HERITAGE

- REDROW -

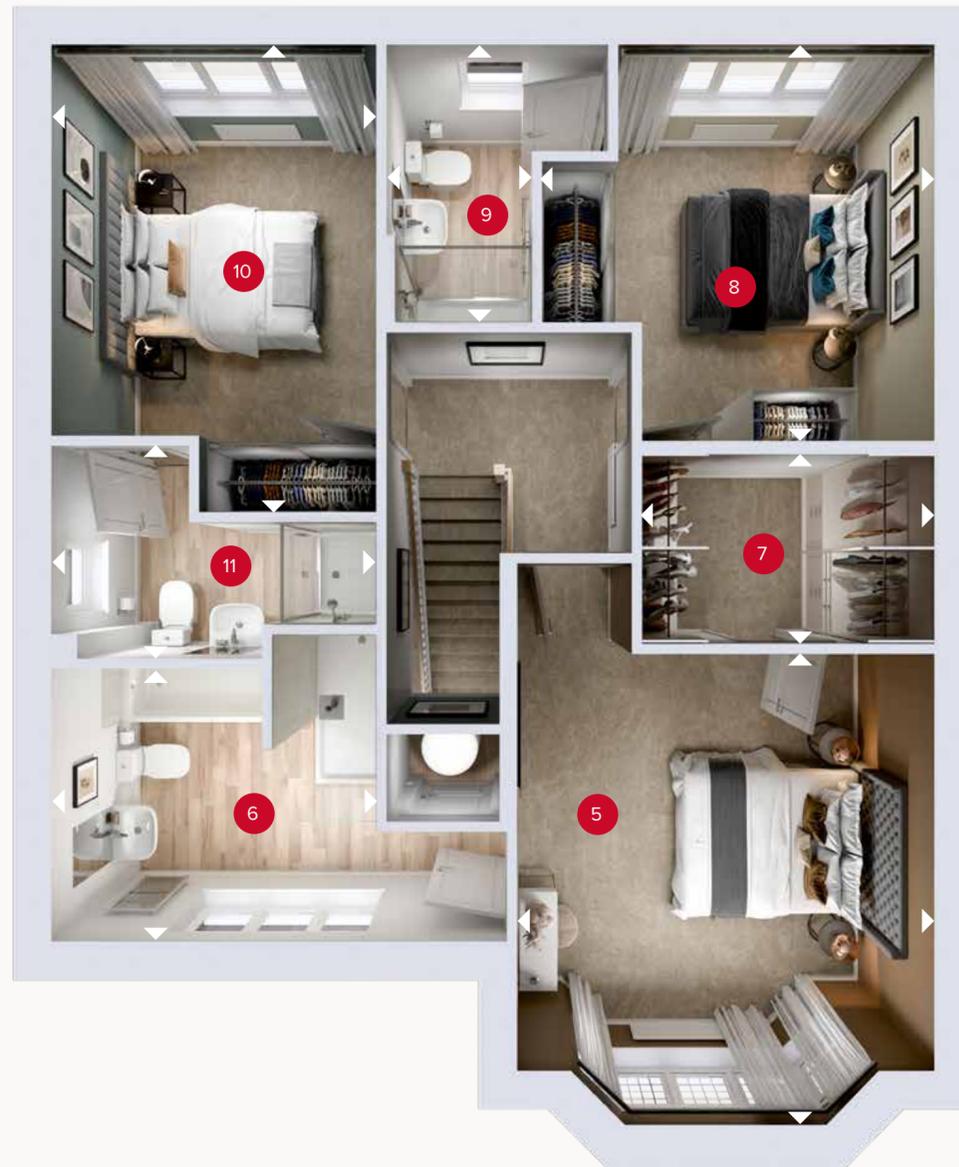
THE LEAMINGTON LIFESTYLE

THREE BEDROOM DETACHED HOME

 **REDROW**



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



HERITAGE

- REDROW -

THE SHAFTESBURY

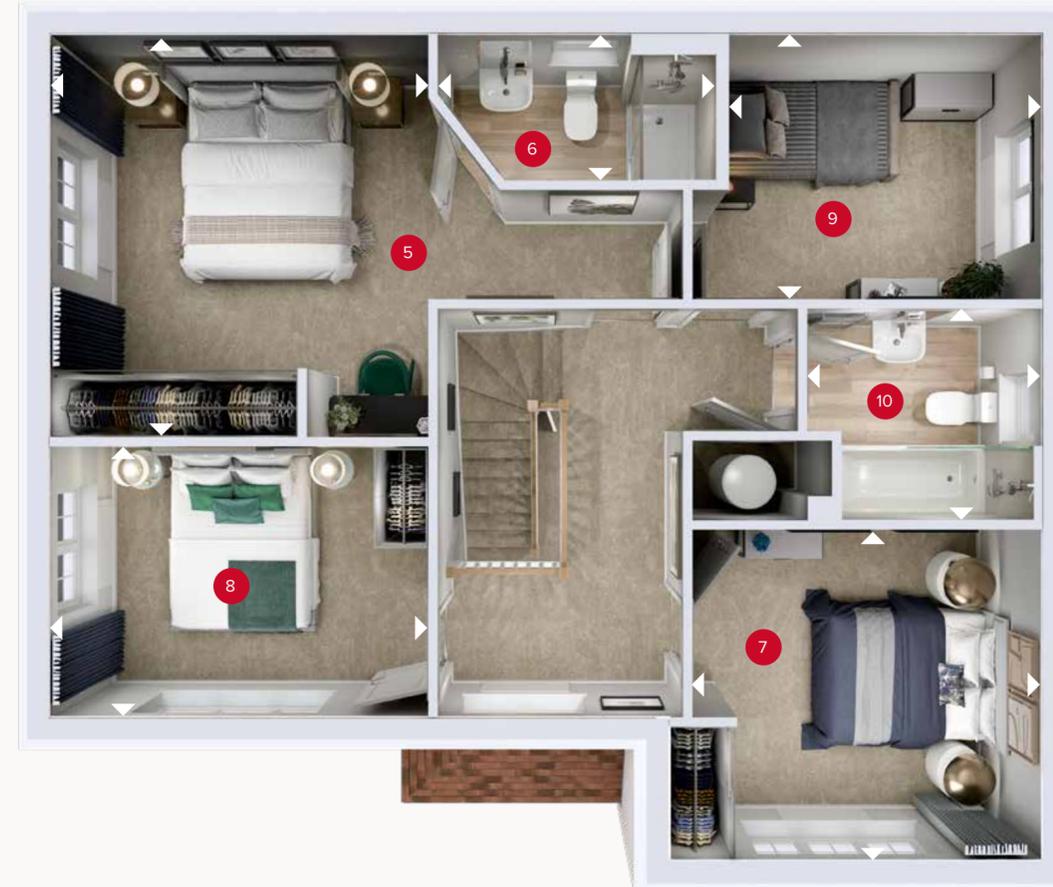
FOUR BEDROOM DETACHED HOME

 **REDROW**

THE SHAFTESBURY



GROUND FLOOR



FIRST FLOOR

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



HERITAGE

- REDROW -

THE HARROGATE LIFESTYLE

THREE BEDROOM DETACHED HOME

 **REDROW**



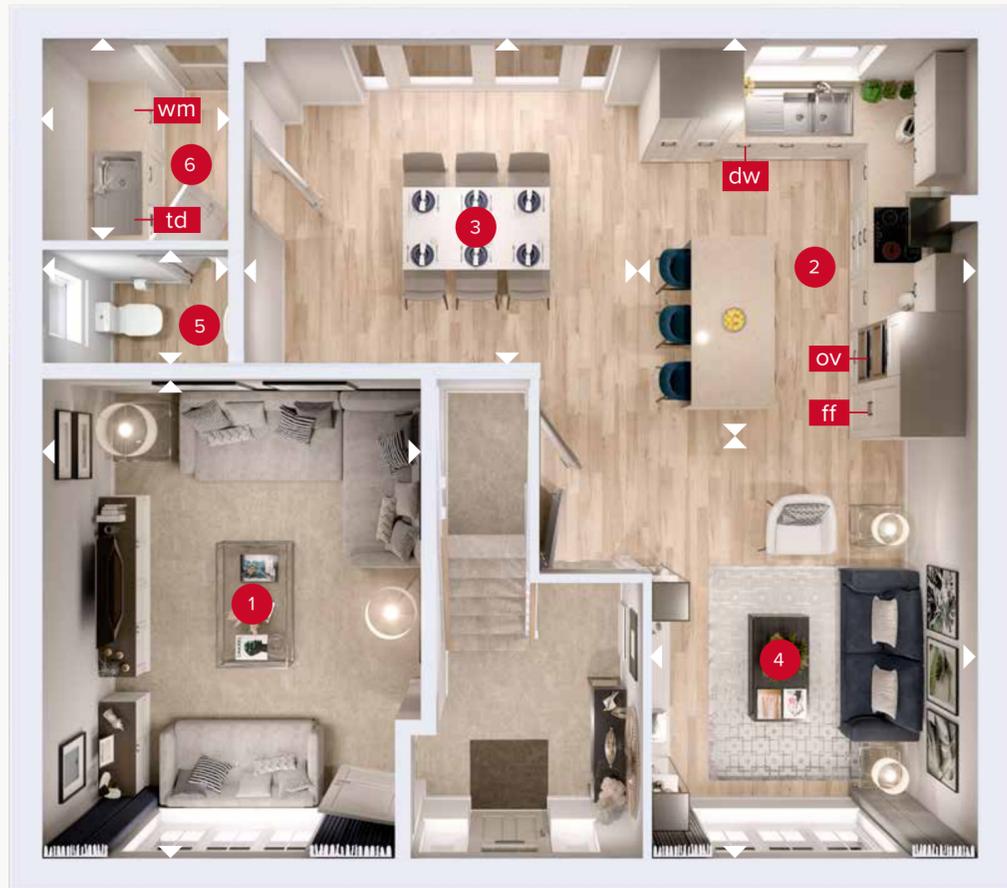
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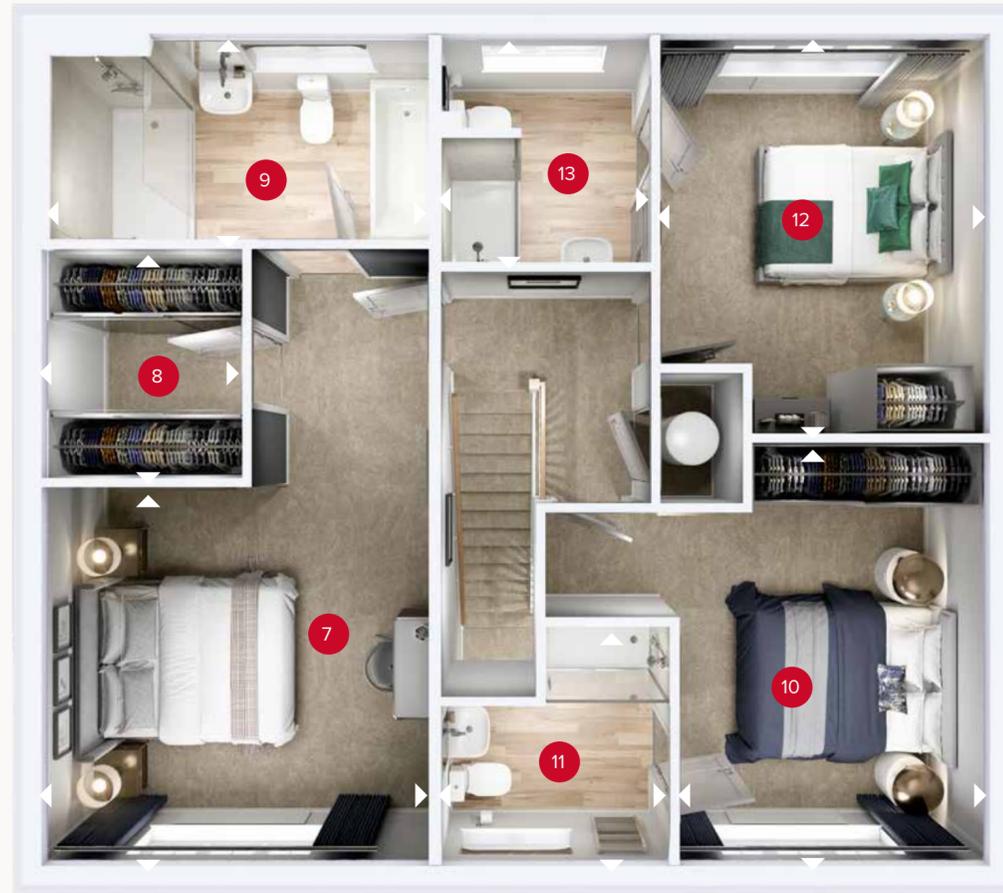
THE HARROGATE LIFESTYLE

THREE BEDROOM DETACHED HOME

 **REDROW**



GROUND FLOOR



FIRST FLOOR

THE HARROGATE LIFESTYLE

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	12'1" x 11'8"	3.69 x 3.56 m
8	Dressing Room	7'3" x 6'3"	2.22 x 1.91 m
9	En-suite 1	11'11" x 6'7"	3.63 x 2.00 m
10	Bedroom 2	13'2" x 9'6"	4.02 x 2.89 m
11	En-suite 2	7'6" x 7'2"	2.29 x 2.18 m
12	Bedroom 3	12'7" x 10'1"	3.84 x 3.07 m
13	En-suite 3	7'3" x 6'7"	2.22 x 2.00 m



Customers should note this illustration is an example of the Harrogate 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_HARRQ_DM.2

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THE HARROGATE

FOUR BEDROOM DETACHED HOME

 **REDROW**



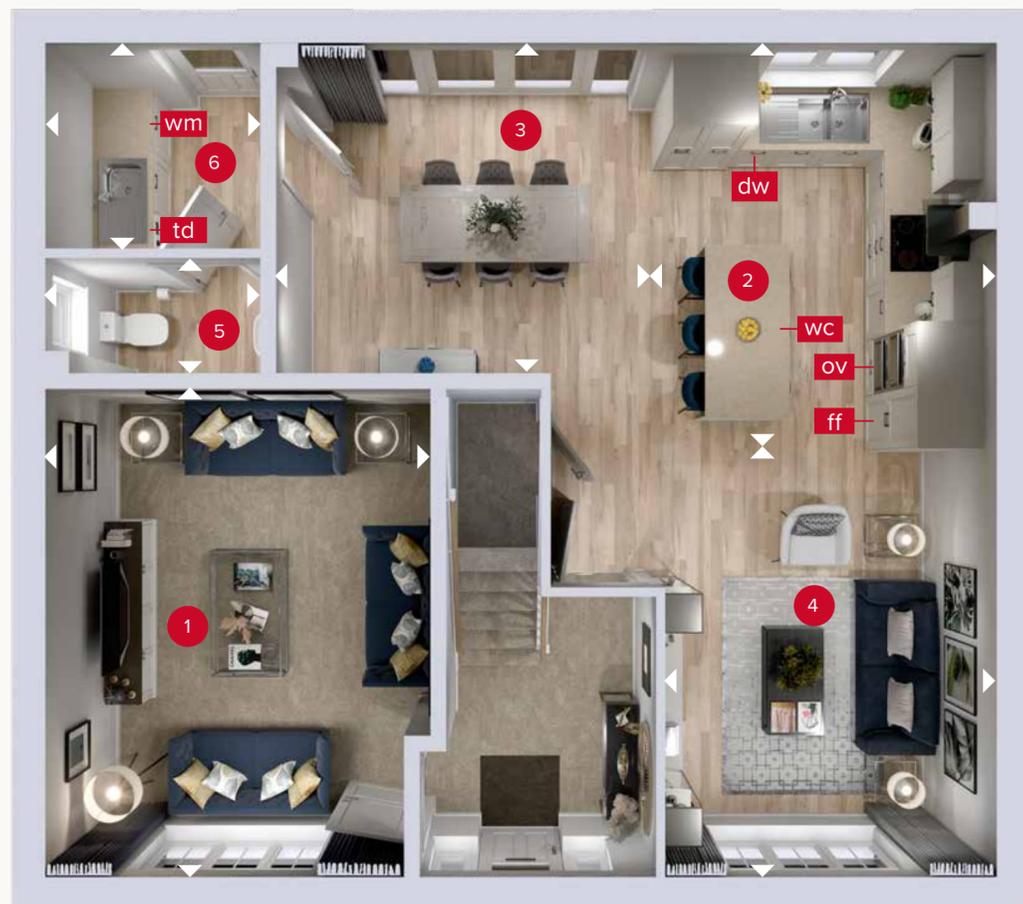
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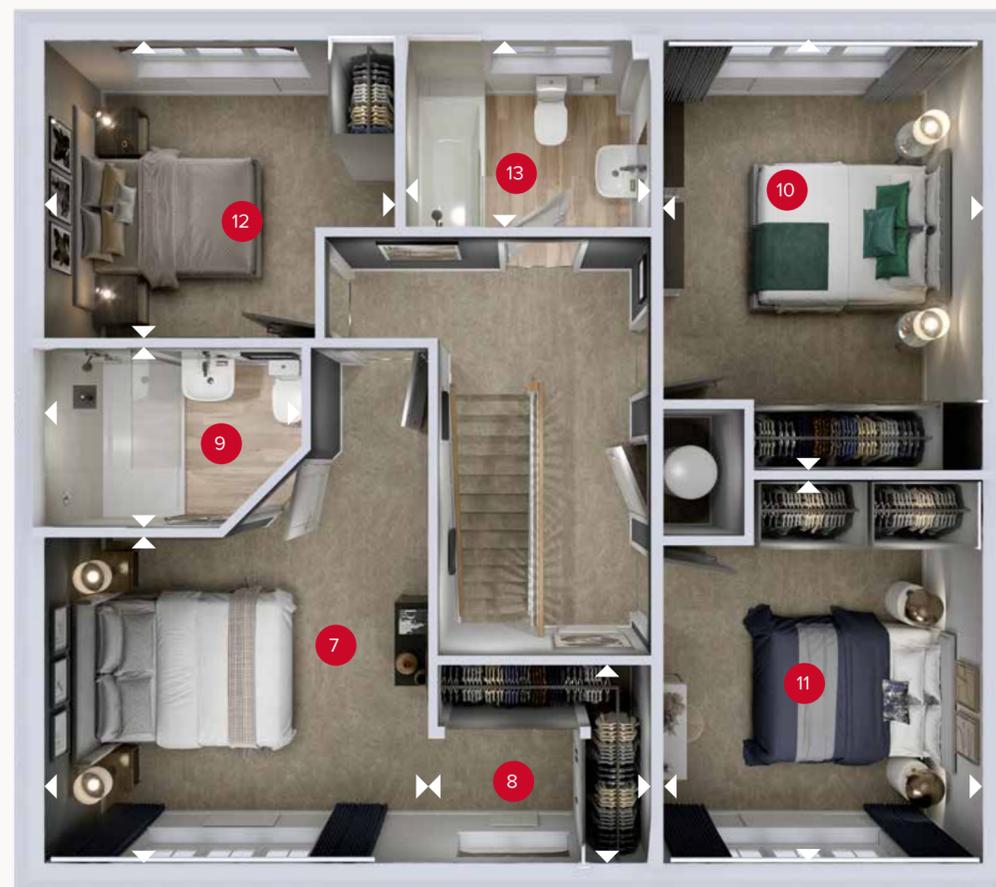
THE HARROGATE

FOUR BEDROOM DETACHED HOME

 **REDROW**



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



HERITAGE

- REDROW -

THE SUNNINGDALE

FOUR BEDROOM DETACHED HOME

 **REDROW**

THE SUNNINGDALE

GROUND FLOOR

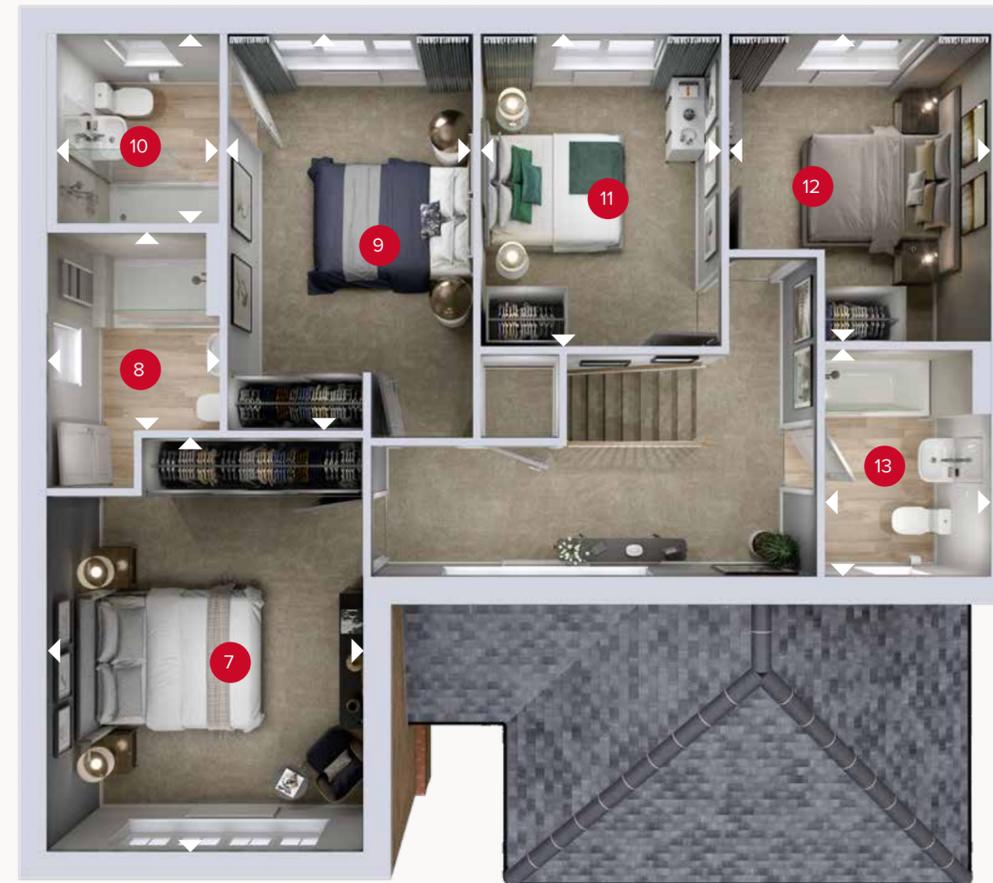
1 Lounge	16'10" x 11'8"	5.12 x 3.56 m
2 Kitchen/Dining	19'8" x 14'1"	6.00 x 4.29 m
3 Snug	9'9" x 9'7"	2.96 x 2.92 m
4 Utility	6'4" x 5'3"	1.93 x 1.61 m
5 Cloaks	6'0" x 3'7"	1.82 x 1.10 m
6 Garage	18'6" x 16'4"	5.64 x 4.97 m

FIRST FLOOR

7 Bedroom 1	15'5" x 11'8"	4.71 x 3.56 m
8 En-suite 1	7'9" x 6'5"	2.35 x 1.95 m
9 Bedroom 2	15'2" x 9'3"	4.62 x 2.82 m
10 En-suite 2	17'1" x 6'5"	2.16 x 1.95 m
11 Bedroom 3	12'0" x 8'11"	3.67 x 2.72 m
12 Bedroom 4	11'10" x 9'10"	3.61 x 2.99 m
13 Bathroom	8'5" x 6'3"	2.57 x 1.91 m



GROUND FLOOR



FIRST FLOOR



Customers should note this illustration is an example of the Sunningdale 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_SUND_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



HERITAGE

- REDROW -

THE HENLEY

FOUR BEDROOM DETACHED HOME

 **REDROW**

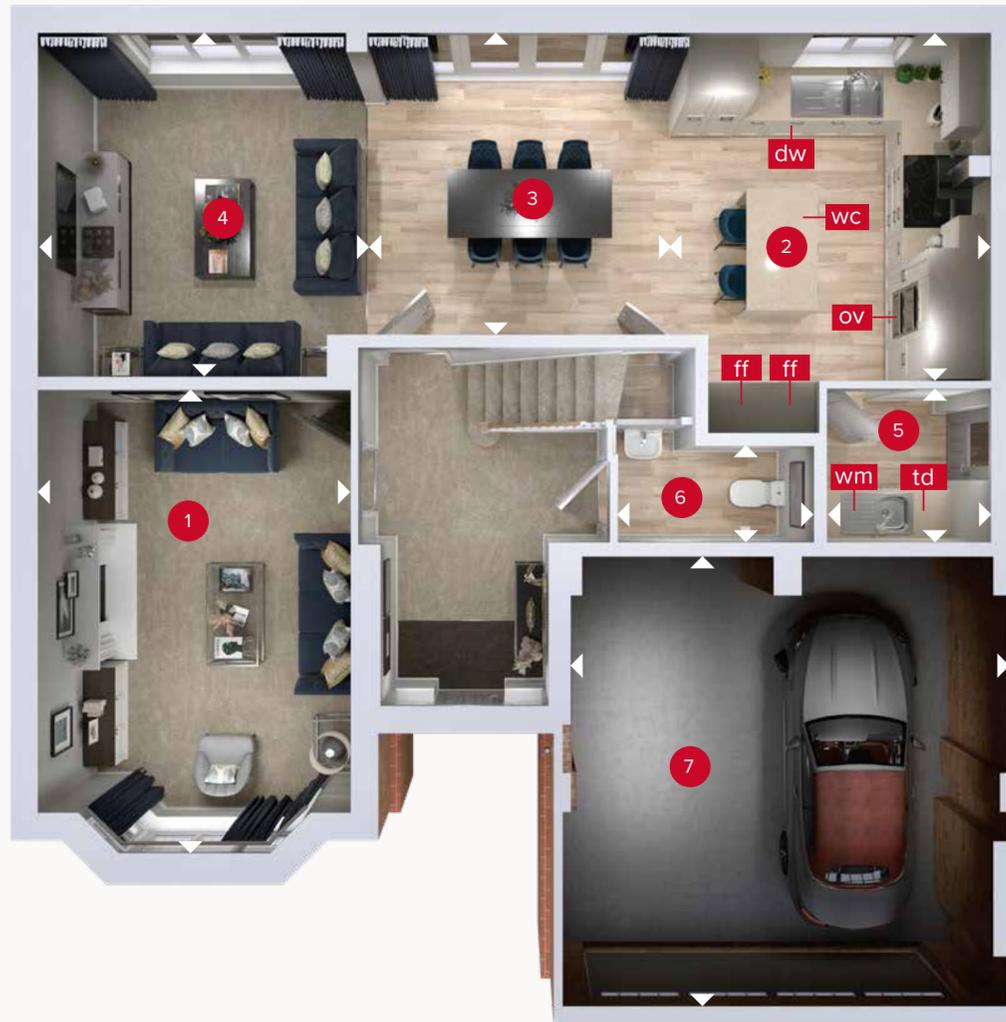
THE HENLEY

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



GROUND FLOOR



FIRST FLOOR



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





HERITAGE

- REDROW -

THE RICHMOND

FOUR BEDROOM DETACHED HOME

 **REDROW**



HERITAGE

- REDROW -

THE RICHMOND

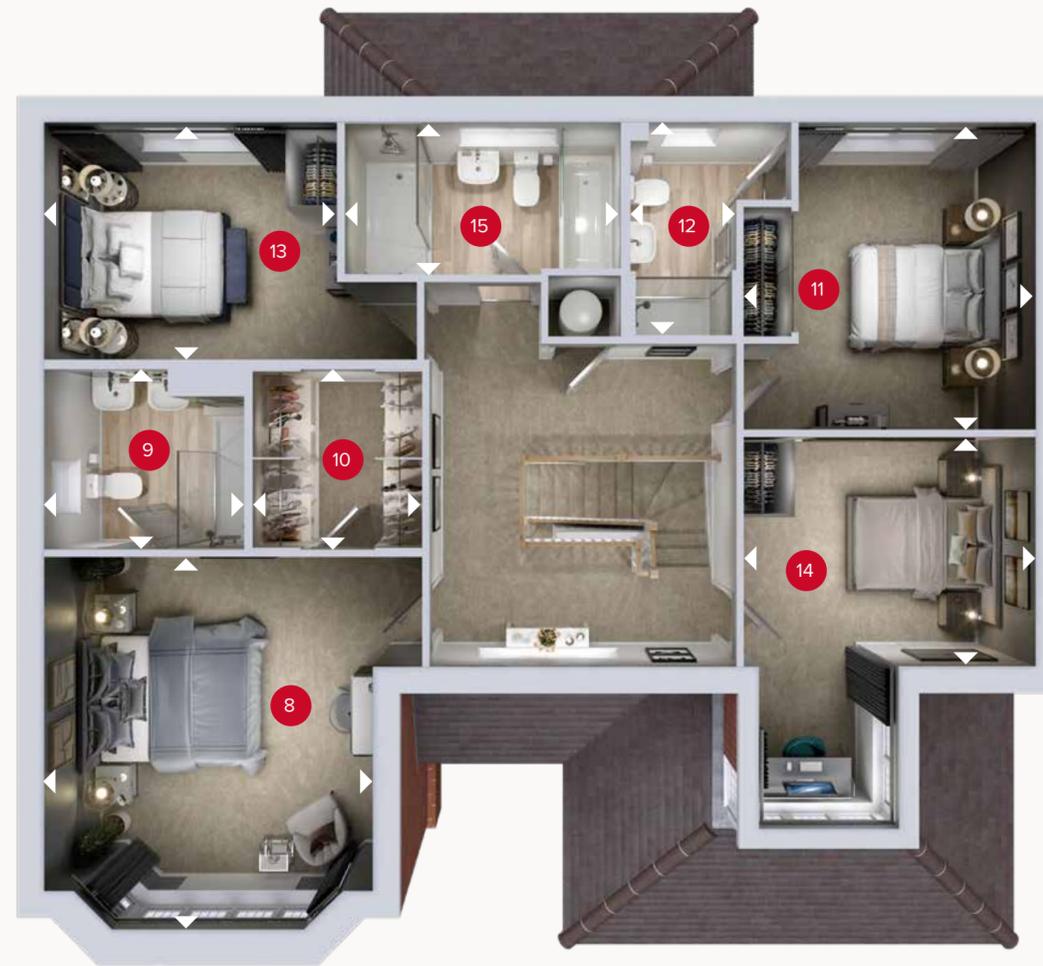
FOUR BEDROOM DETACHED HOME

 **REDROW**

THE RICHMOND



GROUND FLOOR



FIRST FLOOR

GROUND FLOOR

1	Lounge	17'7" x 12'10"	5.35 x 3.90 m
2	Family	14'0" x 11'3"	4.28 x 3.42 m
3	Dining	11'3" x 11'3"	3.43 x 3.42 m
4	Kitchen	15'5" x 14'3"	4.69 x 4.35 m
5	Utility	11'3" x 5'3"	3.42 x 1.60 m
6	Cloaks	5'6" x 3'8"	1.68 x 1.12 m
7	Garage	17'9" x 16'6"	5.41 x 5.03 m

FIRST FLOOR

8	Bedroom 1	14'8" x 12'10"	4.46 x 3.90 m
9	En-suite 1	7'9" x 7'2"	2.37 x 2.17 m
10	Wardrobe	7'2" x 6'9"	2.17 x 2.06 m
11	Bedroom 2	12'5" x 11'5"	3.78 x 3.49 m
12	En-suite 2	8'9" x 4'2"	2.66 x 1.28 m
13	Bedroom 3	11'7" x 9'8"	3.54 x 2.93 m
14	Bedroom 4	11'5" x 9'0"	3.47 x 2.74 m
15	Bathroom	10'10" x 6'1"	3.30 x 1.86 m



09.02.2023

Customers should note this illustration is an example of the Richmond 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 shown in this plan may include optional upgrades from standard specification. Please speak with your Sales Consultant or visit MyRedrow for more information. EG_RICH_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





HERITAGE

- REDROW -

THE BLENHEIM

FIVE BEDROOM DETACHED HOME

 **REDROW**

THE BLENHEIM

GROUND FLOOR

1	Kitchen	13'1" x 12'5"	4.00 x 3.79 m
2	Dining	13'7" x 12'5"	4.14 x 3.79 m
3	Family	13'9" x 12'5"	4.20 x 3.79 m
4	Lounge	18'0" x 12'10"	5.50 x 3.90 m
5	Snug/Dining	12'10" x 11'9"	3.90 x 3.58 m
6	Cloaks	6'6" x 3'2"	1.98 x 0.98 m
7	Utility	12'1" x 6'0"	3.69 x 1.82 m

FIRST FLOOR

8	Bedroom 1	14'10" x 12'4"	4.53 x 3.76 m
9	Dressing	8'0" x 6'9"	2.45 x 2.06 m
10	En-suite 1	8'3" x 8'0"	2.52 x 2.45 m
11	Bedroom 2	12'10" x 10'6"	3.90 x 3.19 m
12	En-suite 2	8'10" x 3'11"	2.70 x 1.19 m
13	Bedroom 3	15'10" x 8'6"	4.81 x 2.60 m
14	Bedroom 4	12'7" x 10'8"	3.85 x 3.26 m
15	Bedroom 5	12'3" x 8'7"	3.73 x 2.61 m
16	Bathroom	8'10" x 7'1"	2.70 x 2.15 m



GROUND FLOOR



FIRST FLOOR



Customers should note this illustration is an example of the Blenheim 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_BLENP_DM.2

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

ov - oven	wm - washing machine space	so - steam oven
fr - fridge	td - tumble dryer space	
fz - freezer	wc - wine cooler	
dw - dishwasher	mw - microwave	

SKILFUL EXECUTION

—
Quality is never an accident, it is always the
result of high intention to detail. It represents
the wise choice of many alternatives.



PLAN YOUR DREAM HOME



KITCHEN & UTILITY

Kitchen Styles

A range of quality kitchen styles are available. Please see sales consultant for details.

Work Surfaces

A range of quality work surfaces are available. Please see sales consultant for details.

Upstand

100mm high matching upstand above work surfaces.

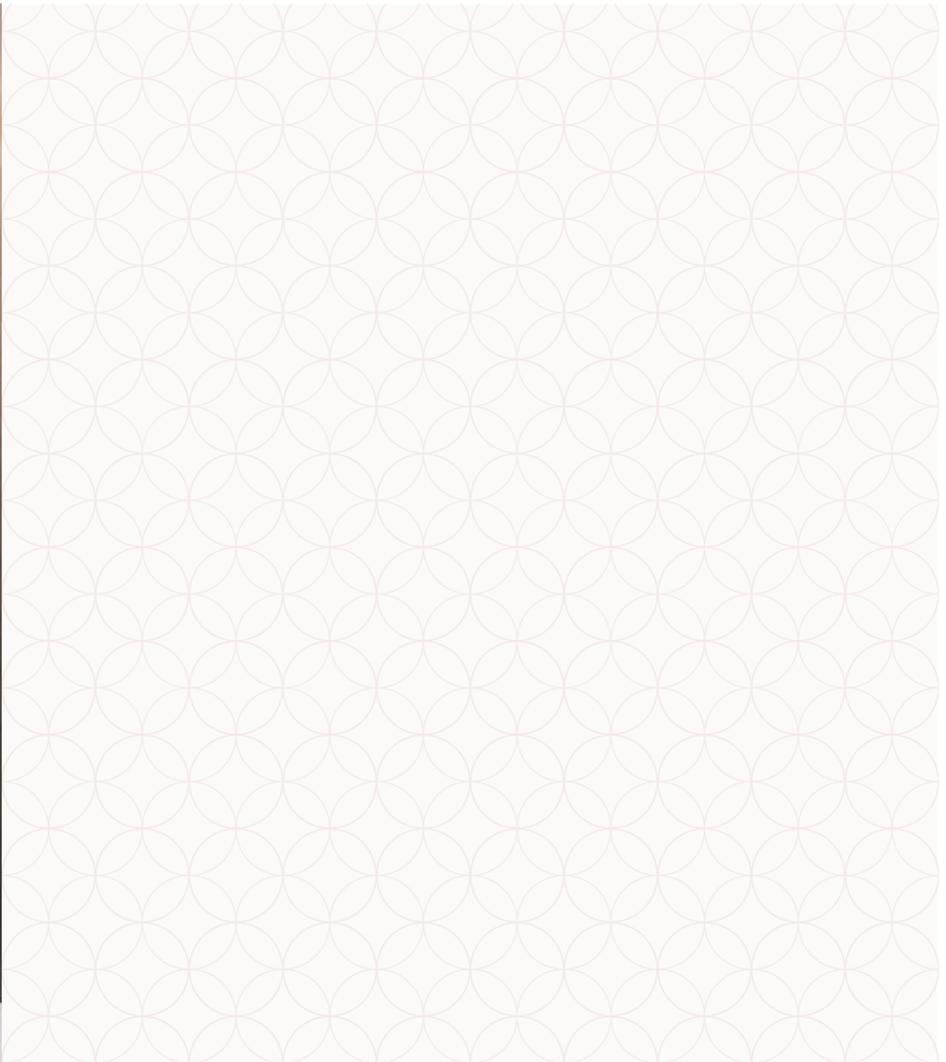
Stainless Steel Splashback

Bowl & Tap

Stainless steel 1.5 bowl sink with chrome mixer tap.

Appliances

- 60cm Ceramic Hob
- Single oven
- Cooker Hood



INTERIOR

Walls

Dulux off white emulsion paint finish.

Internal Doors

Smooth finished, six panelled style door finish in satin white.

Internal Door Furniture

Mitred Lever Handle door furniture in polished or satin chrome effect.

Architrave

Lambs Tongue profile MDF, satin white paint finish.

Skirting Boards

Lambs Tongue profile MDF, satin white paint finish to match architrave.

Staircase

Square plain spindles, square newels with square caps all painted in satinwood white

Ceilings

Dulux white emulsion paint finish.

Central Heating

Full gas central heating with energy efficient wall mounted boiler in all houses. Please see sales consultant for details.

Radiators

Myson round top radiators.

Electrical Sockets & Switch Plates

Schneider Electric low profile white electrical switch and socket plates. Refer to drawings for types and locations.

Lighting

Pendant and batten lighting points.

Consumer Unit

Surface mounted BG consumer unit or semi recessed BG consumer unit to be installed. Please refer to drawings for locations.

Smoke Detectors

Fitted as standard to every property. These are connected to the mains electricity supply and have provision for battery back up in the event of a power cut.

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



BATHROOM & CLOAKROOM

Bathroom, En-suite & Cloakroom styles

Tempo by Ideal Standard.

Shower to En-suite (where applicable)

Shower Valve Scudo bar valve.

Shower Tray Acrylic capped low profile shower tray.

Shower Screen Polished chrome effect finish shower door.

Brassware

Basin Calista mixer tap with single lever control complete with click plug waste.

Bath Calista Mixer tap with single lever control complete with click plug waste.

Bath

Tempo Arc bath with Uniline panel.

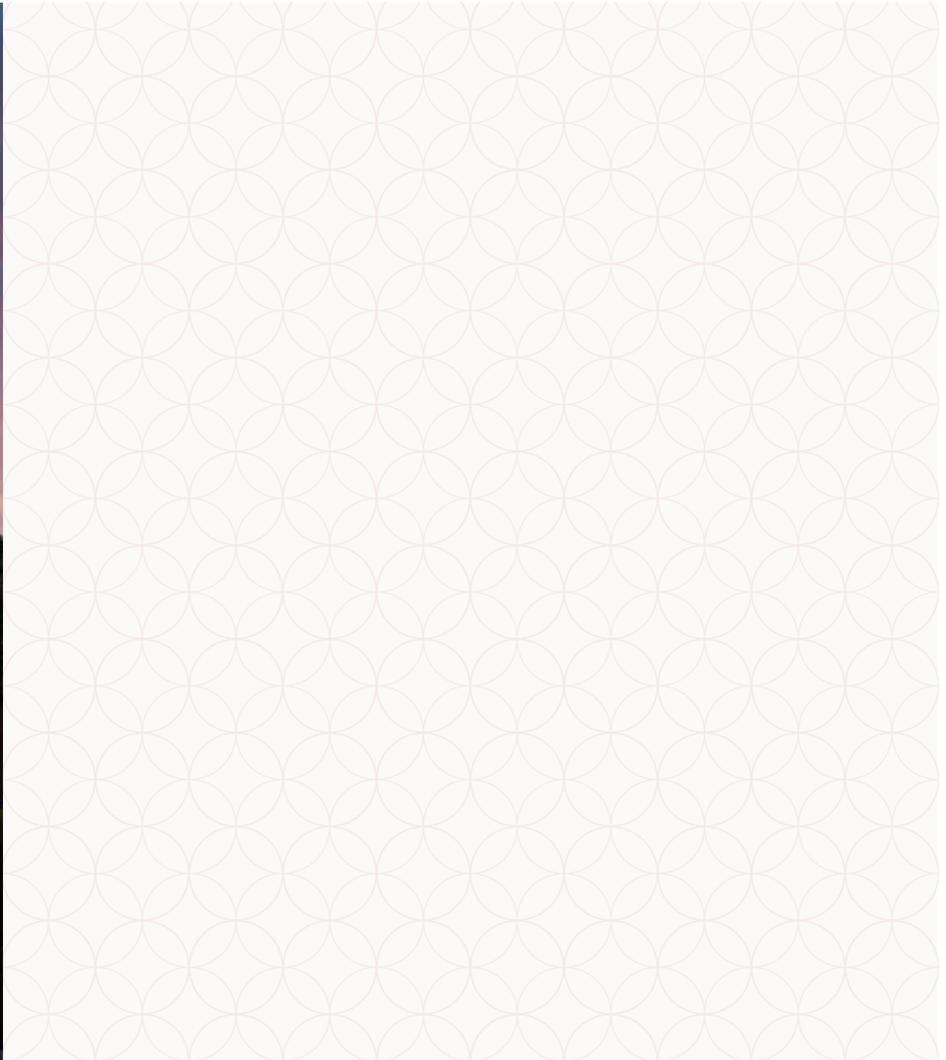
Wall Tiles to Cloakroom, Bathroom & En-suite

Splash back to basins and around bath with full height to shower area, as indicated on drawings. Please see sales consultant for further information.

Shaver Socket to En-suite

(where applicable)

White finish to match sockets and switch plates.



EXTERIOR

Fascia & Soffit

PVCue square fascia & vented soffit board in white profile.

Rainwater System

Rainwater gutters and down pipes in black finish.

Windows

Sealed double glazed uPVC windows in white finish.

Patio Doors

uPVC French patio doors as indicated on the drawings.

External Doors

Front GRP front door with pre-glazed units designed with obscure pattern glass and chrome door furniture internally and externally.

Rear GRP door, finished white both internally and externally with chrome lever handle.

House Numeral

Colour to match front door.

Door Bell

Chrome effect bell push with transformer.

External Lights

Modern stainless steel downlight.

Garage

Door Novoferm 'Thornby' style or Hörmann steel up and over door. Door finish to be painted to match front colour.

Light & Power (where applicable) Double socket point and pendant light fitting. Please see sales consultant for details.

Driveway

Tarmac drive (or as shown on external works layout).

Patio/Paving

Urbex Natural or equal approved concrete flags laid as indicated on drawing.

External Fencing

Side Rail & post.

Rear Vertical boarding 1.8m high.

Garden

Front Good standard turfing to front garden.

Refer to layout for landscaping details.

Rear Topsoil laid across the garden.



WELCOME TO OUR **BEE-FRIENDLY** GARDEN

Find out how bee-friendly your garden is by using the Conservation Trust's Bee Kind app. Select the flowers that you have in your garden to calculate your score and then receive a tailored list of 10 more flowers to add to help the bees even more.

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Working in close partnership with  **Bumblebee Conservation Trust**





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 service are covered within our Home Buyer Guide, a copy of which will be provided to you when you reserve your new Redrow home. We will also comply with the requirements of the Consumer Code for Home Builders ("Consumer Code"). A copy of the code is also on our website at www.redrow.co.uk

- Please ask a Sales Consultant if you require a printed hard copy.
- We'll provide you with full details and clear information about your chosen home.
- We'll provide trained and knowledgeable staff to assist you in the home buying process.
- We'll be available to answer any questions you may have and will provide you with any relevant contact details.
- We'll assist you during the selection of Standard Choices and Optional Extras for your new home.
- We'll 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'll provide you with reliable information about the Buildmark Cover, and any other cover from which you may benefit.
- We'll keep you fully informed about the completion and occupation of your new home.
- We'll ensure that the functions and facilities of your home are demonstrated to you prior to moving in.
- We'll inform you about the after-sales service we provide, as set out in the Home Buyer Guide. Our aim is to deal effectively and efficiently with both routine service matters and with any emergencies.
- We'll provide you with details of who to contact if you believe we have not satisfactorily fulfilled our Charter commitments.



OUR REQUIREMENTS AS HOME-BUILDERS

Consumer code



1. ADOPTING THE CODE

1.1 Adopting the Code

Home Builders must comply with the Requirements of the Consumer Code and have regard to good practice guidance.

1.2 Making the Code available

The Consumer Code for Home Builders' Scheme logo must be prominently displayed in Home Builders' sales offices, those of appointed selling agents, and in sales brochures.

All Home Buyers who reserve a Home should be provided with a copy of the Code Scheme with the Reservation agreement.

1.3 Customer Service: before legal completion

The Home Builder must have suitable systems and procedures to ensure it can reliably and accurately meet the commitments on service, procedures and information in the Code.

1.4 Appropriately trained customer service staff

The Home Builder must provide suitable training to all staff who deal with Home Buyers about their responsibilities to them and what the Code means for the company and its directors.

1.5 Sales and advertising

Sales and advertising material and activity must be clear and truthful.

2. INFORMATION – PRE-CONTRACT

2.1 Pre-purchase information

Home Buyers must be given enough pre-purchase information to help them make suitably informed purchasing decisions.

In all cases this information must include:

- a written Reservation agreement;
- an explanation of the Home Warranty cover;
- a description of any management services and organisations to which the Home Buyer will be committed and an estimate of their cost;
- the nature and method of assessment of any event fees such as transfer fees or similar liabilities.

Also, if a Home is not yet completed, the information must include:

- a brochure or plan illustrating the general layout, appearance and plot position of the Home;
- a list of the Home's contents;
- the standards to which the Home is being built.

2.2 Contact information

Home Buyers must be told how their questions will be dealt with and who to contact during the sale, purchase and completion of the Home.

2.3 Warranty cover

Home Buyers must be given accurate and reliable information about the insurance-backed warranty provided on the Home.

1.1 Health and safety for visitors to developments under construction

Home Buyers must be informed about the health and safety precautions they should take when visiting a development under construction.

1.2 Pre-contract information

Home Builders must advise Home Buyers to appoint a professional legal adviser to carry out the legal formalities of buying the Home and to represent their interests.

1.3 Reservation

Home Buyers must be given a Reservation agreement that sets out clearly the Reservation's terms, including, but not limited to:

- the amount of the Reservation fee;
- what is being sold;
- the purchase price;
- how and when the Reservation agreement will end;
- how long the price remains valid;
- the nature and estimated cost and of any management services the Home Buyer must pay for;
- the nature and method of assessment of any event fees such as transfer fees or similar liabilities.

The Reservation fee must be reimbursed if the Reservation agreement is cancelled. The Home Buyer must be told of any deductions that may be made. While the Reservation agreement is in force, the Home Builder must not enter into a new Reservation agreement or sale agreement with another customer on the same Home.

1. INFORMATION – EXCHANGE OF CONTRACT

1.1 The contract

Contract of sale terms and conditions must:

- be clear and fair;
- comply with all relevant legislation;
- clearly state the contract termination rights.

1.2 Timing of construction, completion and handover

The Home Buyer must be given reliable and realistic information about when construction of the Home may be finished, the date of Legal Completion, and the date for handover of the Home.

1.3 Contract termination rights

The Home Buyer must be told about their right to terminate the contract.

1.4 Contract deposits and pre-payments

The Home Builder must clearly explain how Home Buyers' contract deposits are protected and how any other pre-payments are dealt with.

2. INFORMATION – DURING OCCUPATION

2.1 After-sales service

The Home Builder must provide the Home Buyer with an accessible after-sales service, and explain what the service includes, who to contact, and what guarantees and warranties apply to the Home.

2.2 Health and safety for Home Buyers on developments under construction

Home Buyers must be told about the health and safety precautions they should take when living on a development where building work continues.

3. COMPLAINTS AND DISPUTES

3.1 Complaints handling

The Home Builder must have a system and procedures for receiving, handling, and resolving Home Buyers' service calls and complaints.

The Home Builder must let the Home Buyer know of this, and of the dispute resolution arrangements operated as part of this Code, in writing.

3.2 Co-operation with professional advisers

The Home Builder must co-operate with appropriately qualified professional advisers appointed by the Home Buyer to resolve disputes.



THE MALTINGS



Churchway, Haddenham, Aylesbury HP17 8JU

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[redrow.co.uk](https://www.redrow.co.uk)