



ST GEORGE'S
GATE

EXPERIENCE

— THE DAVID WILSON DIFFERENCE —

At David Wilson Homes we have been building quality homes across the UK for over 40 years. Our reputation is founded on our commitment to provide traditional homes in desirable locations built to a superb specification.

We* are delighted to have received over 90% homeowner recommendation since 2010. This Home Builders Federation accolade, recognises our commitment to bring you beautiful new homes.

Our collection of beautiful homes offer a range of spacious bedroom designs, located in highly desirable locations.

We would encourage you to come and experience the David Wilson Difference and we look forward to seeing you at one of our many developments.



DAVID WILSON HOMES

WHERE QUALITY LIVES

ST GEORGE'S GATE

— ST GEORGE'S WAY, SHIDE, NEWPORT, ISLE OF WIGHT PO30 2QH —



Welcome to St George's Gate, an exclusive development of 2 bedroom luxury apartments and 2, 3 and 4 bedroom homes situated in the popular area of Shide, Newport.

You'll find plenty to see and do - from a leisurely day out experiencing the vibrant local restaurants and cafes in nearby Newport town centre, to a more relaxing pace enjoying the beautiful scenic walks which the neighbouring Country Park and Nature Reserve have to offer.

There are many local supermarkets to choose from including traditional options from the local market - an award-winning selection of butchers, bakers and fresh fruit producers.



The community in Shide and Newport offer a great place to live with lots of facilities close by, including a fully equipped leisure centre, and a golf club with breathtaking views across the surrounding areas.

St George's Gate has excellent transport links to East Cowes and Fishbourne, with regular ferry crossings to both Southampton and Portsmouth, and connecting to the rest of the South coast from the M27 and A3.

Discover the difference with David Wilson Homes at St George's Gate.



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WHERE QUALITY LIVES

LOCAL AMENITIES



LOCAL SCHOOLS

Barton Primary School	0.3 miles
Island Day Nursery	0.5 miles
Nine Acres Community Primary School	1.0 mile
Medina College	1.6 miles
Isle of Wight College	1.8 miles

HEALTH

Medina Healthcare	1.0 mile
Lloyds Pharmacy	1.0 mile
Boots Pharmacy	1.2 miles
St James Dental Clinic	1.1 miles

SHOPPING

ASDA Supermarket	0.2 miles
Marks and Spencer	0.7 miles
Morrisons Supermarket	0.8 miles
Post Office	0.9 miles
The Market Bakery	1.1 miles

LEISURE

Shide Nature Reserve	0.4 miles
Newport Golf Club	0.4 miles
Cineworld Cinema	0.7 miles
St Thomas' Square	1.0 mile
Medina Leisure Centre	1.6 miles

FROM ST GEORGE'S GATE

Newport Town Centre	1.2 miles
East Cowes	5.9 miles
Portsmouth	14.8 miles
Southampton	17.9 miles



- | | | |
|------------------------|-------------------------|-----------------------------|
| 1 Shide Nature Reserve | 3 Barton Primary School | 5 Cineworld Cinema |
| 2 Marks and Spencer | 4 Isobel Park | 6 Nine Acres Primary School |





St George's Way, Shide, Newport,
Isle of Wight PO30 2QH

- Lowesby 2 bedroom apartment
- Rosemoor 2 bedroom apartment
- Woodbury 2 bedroom apartment
- Fishbourne 2 bedroom home
- Arley 3 bedroom home
- Yarmouth 3 bedroom home
- Hadley 3 bedroom home
- Hatton 3 bedroom home
- Ingleby 4 bedroom home
- S/S Substation
- BS/CS Bin Store/Cycle Store



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Development layouts and landscaping are not intended to form part of any contract or warranty unless specifically incorporated in writing into the contract. Images and development layouts are for illustrative purposes and should be used for general guidance only. Development layouts including parking arrangements, social/affordable housing, commercial buildings/space, retail buildings/space, play areas and public open spaces may change to reflect changes in planning permission and are not intended to form part of any contract or warranty unless specifically incorporated in writing. Please speak to your solicitor to whom full details of any planning consents including layout plans will be available. St George's Gate is a marketing name only and may not be the designated postal address, which may be determined by The Post Office.

SP373018/JULY18

THE LOWESBY

TWO BEDROOM DUPLEX APARTMENT



Individual plots may vary, please speak to the Sales Adviser



The Lowesby is a stylish two bedroom duplex apartment set over two storeys offering an open-plan kitchen, dining and living room making it a great place for entertaining and relaxing. Enjoy two good-

sized bedrooms, a stylish bathroom and storage cupboard for a clutter-free home. There's also an allocated parking space available.



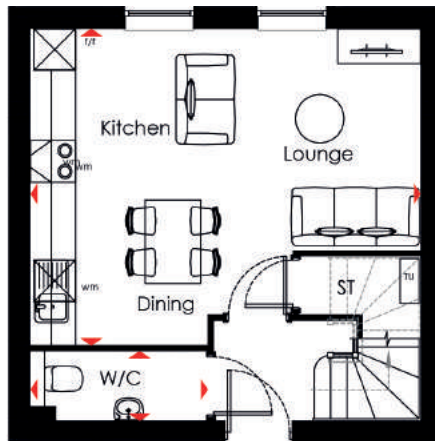
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WHERE QUALITY LIVES

THE LOWESBY

TWO BEDROOM DUPLEX APARTMENT

Key

ST	Store	TU	Bio mass heat exchange unit
f/f	Fridge/freezer space	◄►	Dimension location
wm	Washing machine space		

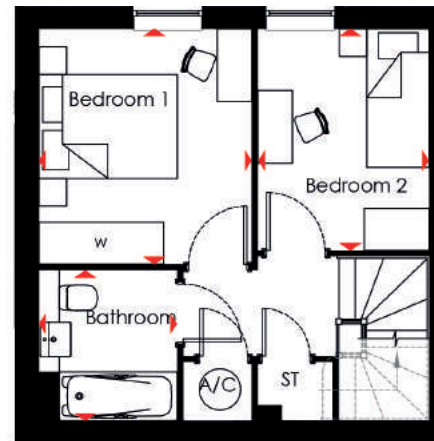


First Floor

Lounge/Kitchen/Dining
WC

5630 x 4570 mm
2560 x 1000 mm

18'6" x 15'0"
8'5" x 3'3"

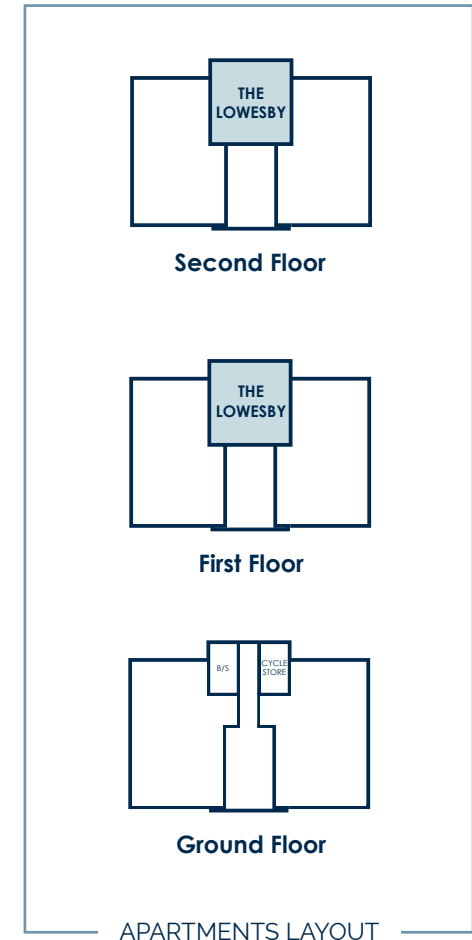


Second Floor

Bedroom 1
Bedroom 2
Bathroom

3080 x 3400 mm
2470 x 3200 mm
2000 x 2170 mm

10'1" x 11'2"
8'1" x 10'6"
6'7" x 7'2"



Floor plans are intended to give a general indication of the proposed floor layout only. Dimensions are accurate to within + or - 50mm but should not be used for carpet or flooring sizes, appliance spaces or items of furniture. Please ask our Sales Adviser for details of the treatments specified for individual plots. Individual features such as windows, brick and other materials' colours may vary, as may drainage, heating and electrical layouts. Images, photographs and dimensions are not intended to form part of any contract or warranty unless specifically incorporated in writing into the contract.

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THE ROSEMOOR

TWO BEDROOM APARTMENT



Individual plots may vary, please speak to the Sales Adviser



The Rosemoor is a stylish two bedroom apartment with an open-plan kitchen, dining and living room making it a great place for entertaining and relaxing. Enjoy two good-sized bedrooms, a stylish bathroom

and storage cupboard for a clutter-free home. There's also an allocated parking space available.



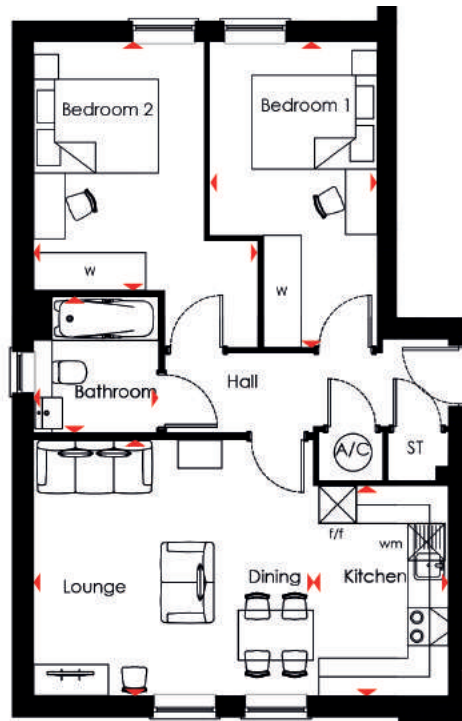
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THE ROSEMOOR

TWO BEDROOM APARTMENT

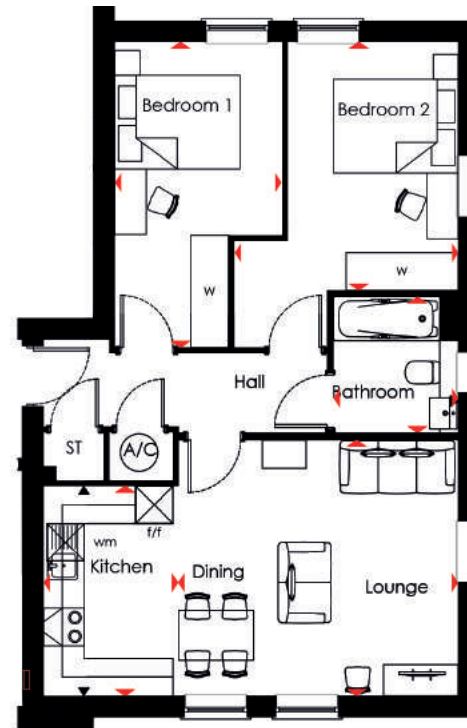
Key

ST	Store	dw	Dishwasher space
f/f	Fridge/freezer space	TU	Bio mass heat exchange unit
wm	Washing machine space	◄►	Dimension location



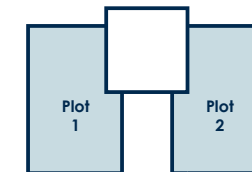
Plots 1 & 3

Lounge/Dining	4480 x 4100 mm	14'8" x 13'5"
Kitchen	2160 x 3360 mm	7'1" x 11'0"
Bedroom 1	2680 x 4900 mm	8'9" x 16'1"
Bedroom 2	3600 x 3980 mm	11'10" x 13'1"
Bathroom	2000 x 2170 mm	6'7" x 7'2"

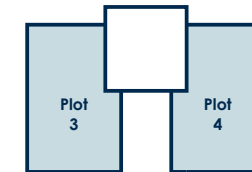


Plots 2 & 4

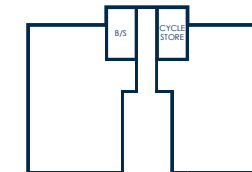
Lounge/Dining	4480 x 4100 mm	14'8" x 13'5"
Kitchen	2160 x 3360 mm	7'1" x 11'0"
Bedroom 1	2680 x 4900 mm	8'9" x 16'1"
Bedroom 2	3600 x 3980 mm	11'10" x 13'1"
Bathroom	2000 x 2170 mm	6'7" x 7'2"



Second Floor



First Floor



Ground Floor

APARTMENTS LAYOUT

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THE WOODBURY

TWO BEDROOM APARTMENT



Individual plots may vary, please speak to the Sales Adviser



The Woodbury is a stylish two bedroom apartment with an open-plan kitchen, dining and living room making it a great place for entertaining and relaxing. Enjoy two good-sized bedrooms, a stylish bathroom

and storage cupboard for a clutter-free home. There's also an allocated parking space available.



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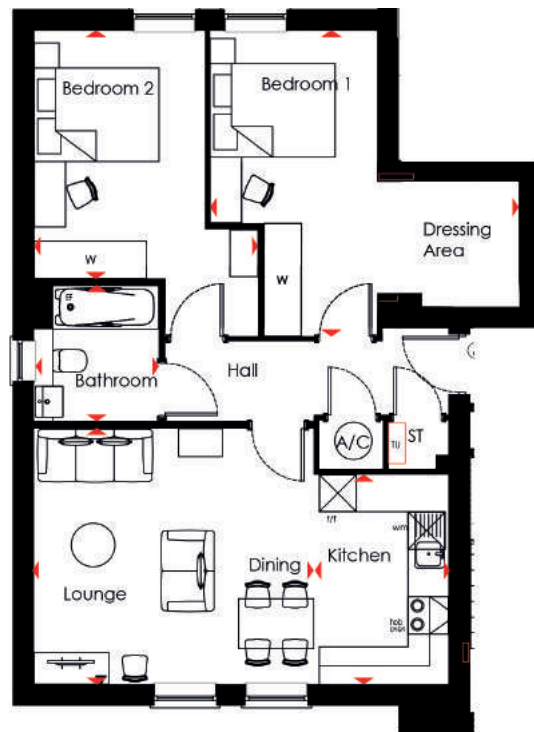
WHERE QUALITY LIVES

THE WOODBURY

TWO BEDROOM APARTMENT

Key

ST	Store	dw	Dishwasher space
f/f	Fridge/freezer space	TU	Bio mass heat exchange unit
w/m	Washing machine space	◀▶	Dimension location



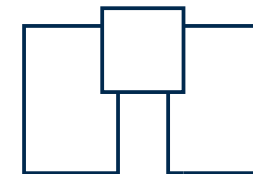
Plot 6

Lounge/Dining	4480 x 4100 mm	14'8" x 13'5"
Kitchen	2160 x 3360 mm	7'1" x 11'0"
Bedroom 1	4940 x 4900 mm	16'3" x 16'1"
Bedroom 2	3600 x 3980 mm	11'10" x 13'1"
Bathroom	2000 x 2170 mm	6'7" x 7'2"

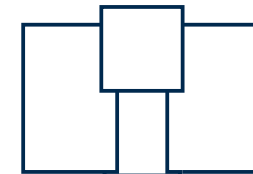


Plot 7

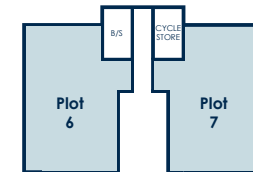
Lounge/Dining	4480 x 4100 mm	14'8" x 13'5"
Kitchen	2160 x 3360 mm	7'1" x 11'0"
Bedroom 1	4940 x 4900 mm	16'3" x 16'1"
Bedroom 2	3600 x 3980 mm	11'10" x 13'1"
Bathroom	2000 x 2170 mm	6'7" x 7'2"



Second Floor



First Floor



Ground Floor

APARTMENTS LAYOUT

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THE FISHBOURNE

TWO BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



The Fishbourne is a lovely first floor, two bedroom home with a separate kitchen and an open-plan dining/ lounge area that makes it a great place to relax or entertain friends. There are also two bedrooms,

a modern bathroom and extra storage space. This home also comes with a garage.



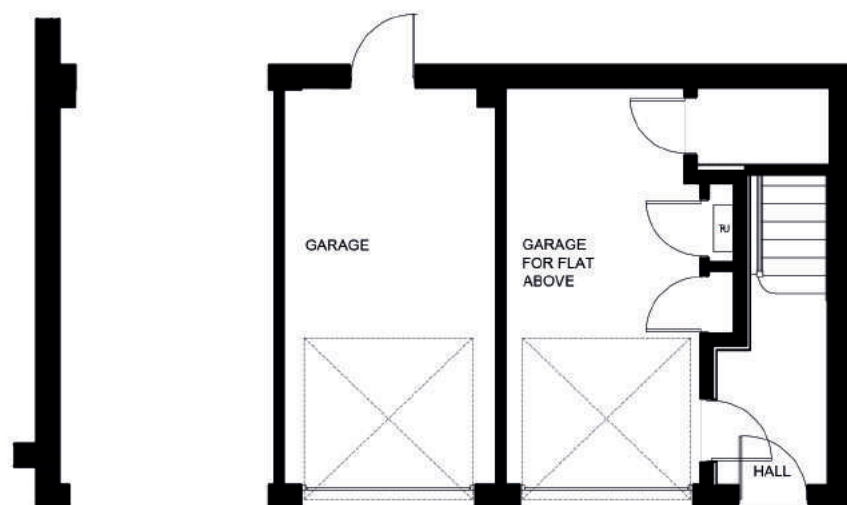
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THE FISHBOURNE

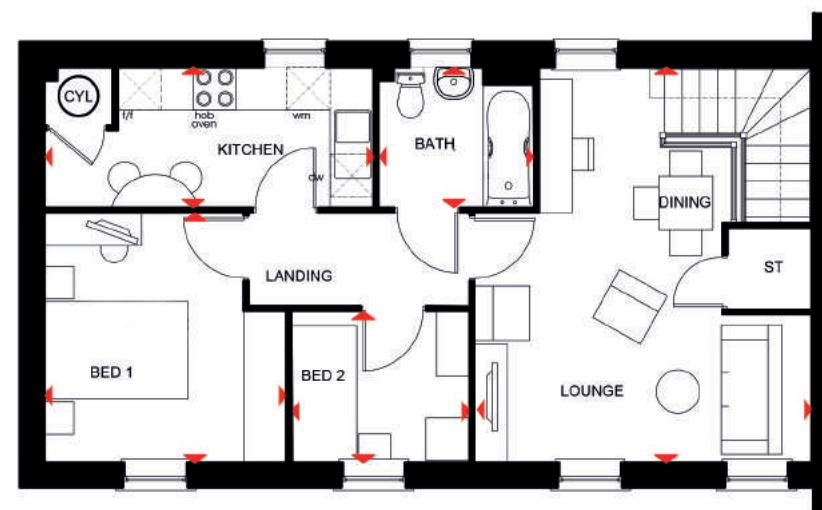
TWO BEDROOM HOME

Key

ST	Store	dw	Dishwasher space
f/f	Fridge/freezer space	TU	Bio mass heat exchange unit
wm	Washing machine space	◀▶	Dimension location



Ground Floor



First Floor

Lounge/Dining	4680 x 5500 mm	15'4" x 18'1"
Kitchen	4570 x 1950 mm	15'0" x 6'5"
Bedroom 1	3360 x 3460 mm	11'0" x 11'4"
Bedroom 2	2460 x 2100 mm	8'1" x 6'10"
Bathroom	2150 x 1950 mm	7'1" x 6'5"

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THE ARLEY

THREE BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser

The Arley is a comfortable home designed for modern living. Light fills your spacious lounge and dining area thanks to its open-plan design and the French doors that lead to the rear garden. At the front of your

home is a stylish fitted kitchen and a cloakroom. The first floor accommodates three bedrooms – a large master bedroom, a further double bedroom, a single bedroom and a family bathroom.



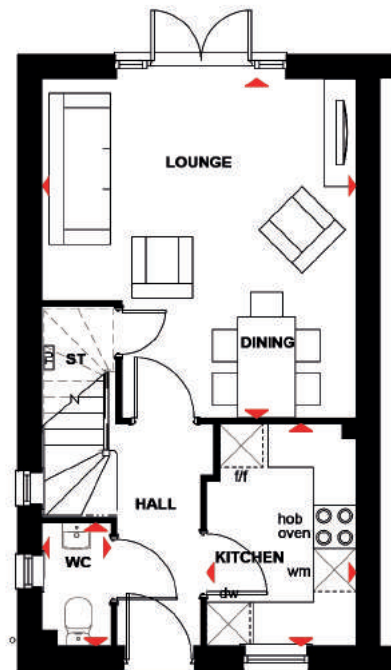
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE ARLEY

THREE BEDROOM HOME

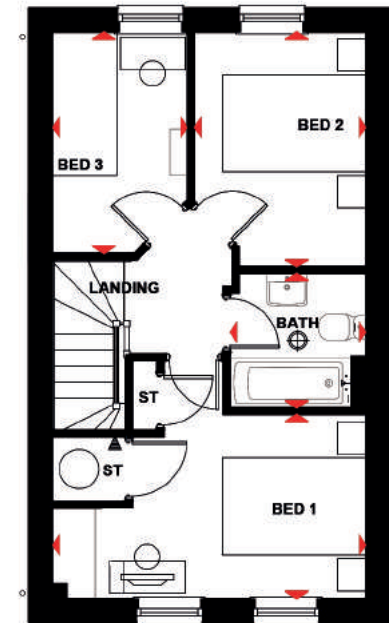
Key

ST	Store	dw	Dishwasher space
f/f	Fridge/freezer space	TU	Bio mass heat exchange unit
wm	Washing machine space	◀▶	Dimension location



Ground Floor

Lounge/Dining	4370 x 4710 mm	14'4" x 15'6"
Kitchen	2080 x 3080 mm	6'10" x 10'1"
WC	970 x 1690 mm	3'1" x 5'6"



First Floor

Bedroom 1	4370 x 2560 mm	14'4" x 8'5"
Bedroom 2	2400 x 3270 mm	7'10" x 10'9"
Bedroom 3	1880 x 3080 mm	6'2" x 10'1"
Bathroom	1900 x 1860 mm	6'3" x 6'1"

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DAVID WILSON HOMES
WHERE QUALITY LIVES

THE YARMOUTH

THREE BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



A stylish home, ideal for those seeking a bit extra space. Downstairs, the lounge/diner is great for entertaining and is big enough for the whole family to enjoy, there's a separate kitchen/breakfast room,

downstairs WC and under-stair storage. Upstairs there's a generous master bedroom with en-suite and built in storage, a good-sized double and a single bedroom plus a bathroom and extra storage.



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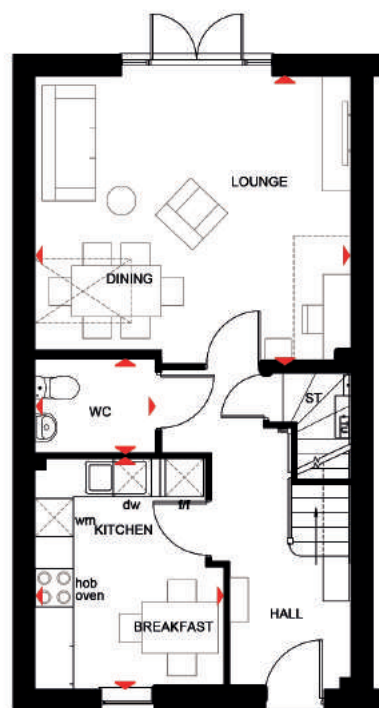
WHERE QUALITY LIVES

THE YARMOUTH

THREE BEDROOM HOME

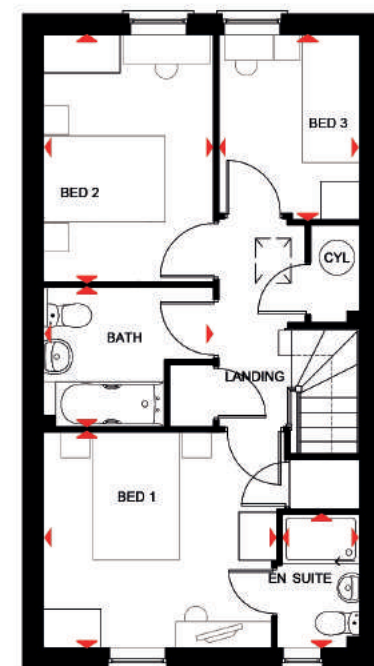
Key

ST	Store	dw	Dishwasher space
f/f	Fridge/freezer space	TU	Bio mass heat exchange unit
wm	Washing machine space	◀▶	Dimension location



Ground Floor

Lounge/Dining	4950 x 4500 mm	16'3" x 14'9"
Kitchen/Breakfast	2960 x 4020 mm	9'9" x 13'2"
WC	1890 x 1460 mm	6'2" x 4'9"



First Floor

Bedroom 1	3650 x 3360 mm	12'0" x 11'0"
En Suite	1290 x 2080 mm	4'3" x 6'10"
Bedroom 2	2660 x 3860 mm	8'9" x 12'8"
Bedroom 3	2200 x 2890 mm	7'3" x 9'6"
Bathroom	2660 x 2170 mm	8'9" x 7'2"

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DAVID WILSON HOMES

WHERE QUALITY LIVES

THE HADLEY

THREE BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



The sash-style windows give this home a delightfully traditional look. Yet inside, the open-plan kitchen – with its dining and family areas and separate utility room – is designed very much for busy, modern living. The spacious dual-aspect lounge

meanwhile provides the perfect place to relax. French doors to the garden give the whole room a bright and airy feeling. Upstairs are two double bedrooms, the large master with en suite, a single bedroom and a family bathroom.



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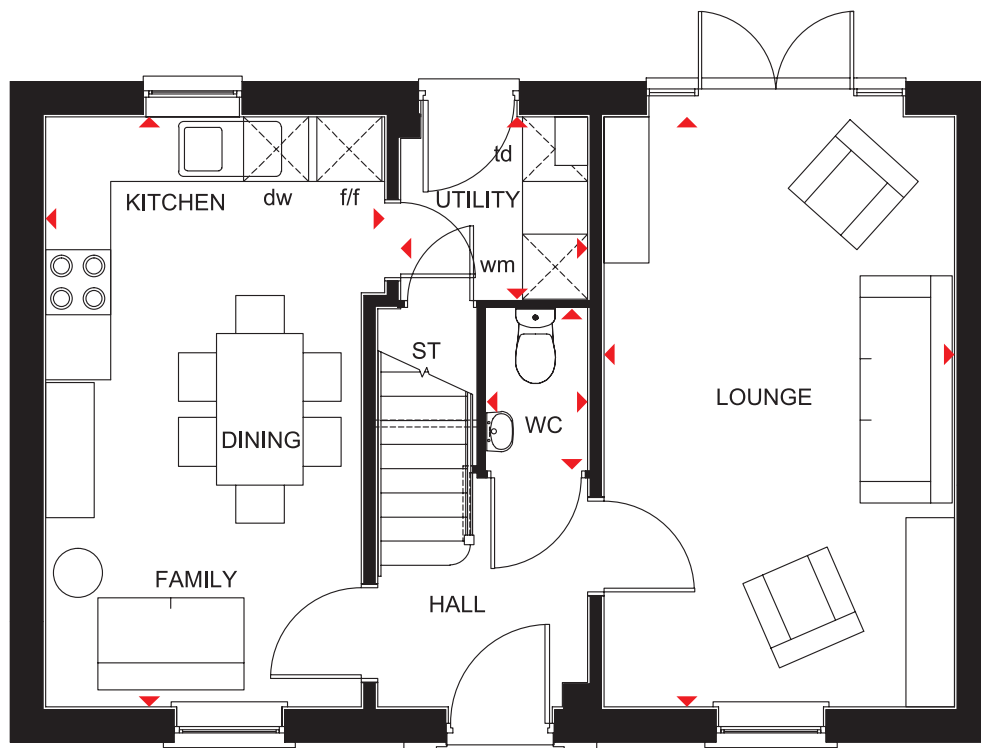
WHERE QUALITY LIVES

THE HADLEY

THREE BEDROOM HOME

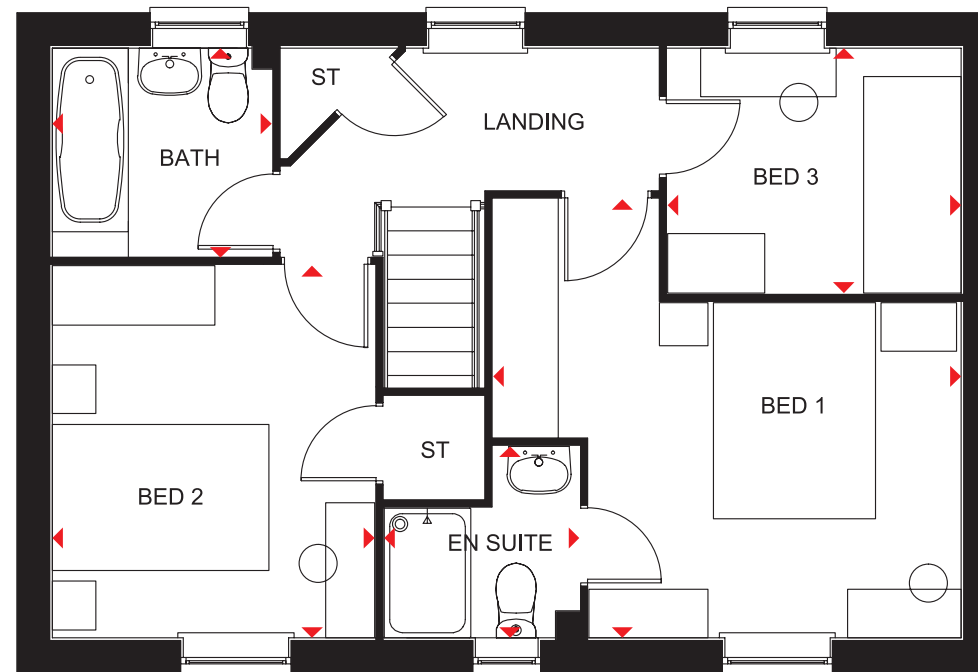
Key

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



Ground Floor

Lounge	5455 x 3242 mm	17'11" x 10'8"
Kitchen/Family/Dining	5455 x 2917 mm	17'11" x 9'5"
Utility	1727 x 1687 mm	5'8" x 5'6"
WC	1485 x 932 mm	4'10" x 3'1"



First Floor

Bed 1	3438 x 3101 mm	11'2" x 10'2"
En suite	1806 x 1200 mm	5'11" x 3'11"
Bed 2	3441 x 2978 mm	11'3" x 9'9"
Bed 3	2713 x 2265 mm	8'11" x 7'5"
Bath	2025 x 1925 mm	6'6" x 6'3"

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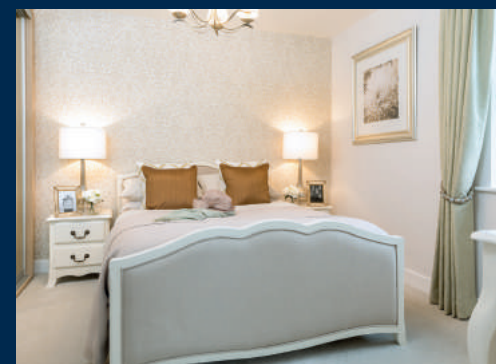
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WHERE QUALITY LIVES

THE HATTON

THREE BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



The Hatton is a spacious, traditional-style detached family home, designed to be flexible enough for modern living. A large, bright, open-plan kitchen and dining area with French doors leading to the garden

makes an ideal hub for all the family. The dual-aspect lounge provides the perfect place for everyone to relax in. On the first floor are two spacious double bedrooms, a single bedroom and a family bathroom.



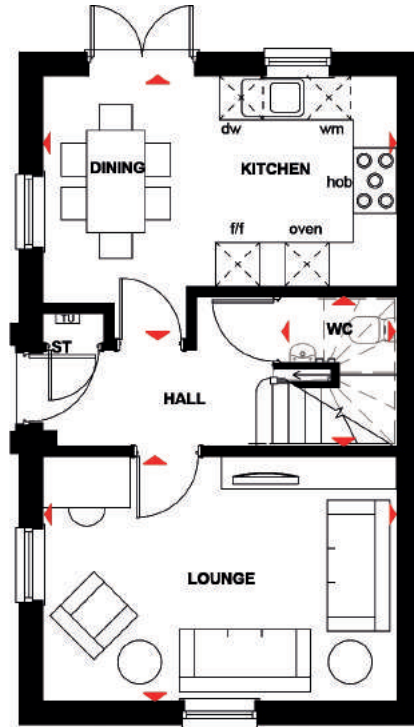
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THE HATTON

THREE BEDROOM HOME

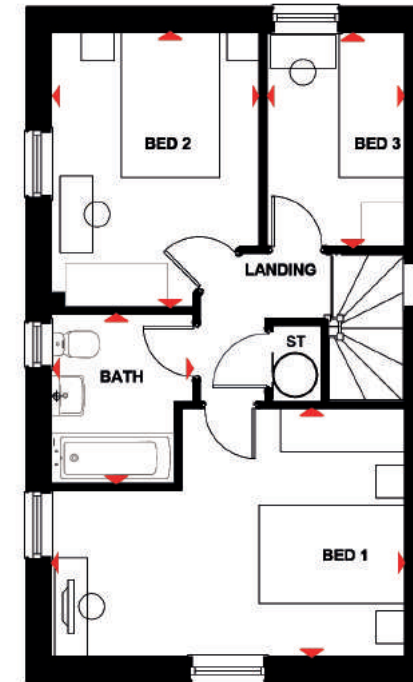
Key

ST	Store	dw	Dishwasher space
f/f	Fridge/freezer space	TU	Bio mass heat exchange unit
wm	Washing machine space	◀▶	Dimension location



Ground Floor

Lounge	4850 x 3340 mm	15'11" x 11'0"
Kitchen/Dining	4850 x 3610 mm	15'11" x 11'10"
WC	1600 x 1900 mm	5'3" x 6'3"



First Floor

Bedroom 1	4850 x 3410 mm	15'11" x 11'2"
Bedroom 2	2860 x 3770 mm	9'5" x 12'2"
Bedroom 3	1900 x 2940 mm	6'3" x 9'8"
Bathroom	1950 x 2330 mm	6'5" x 7'8"

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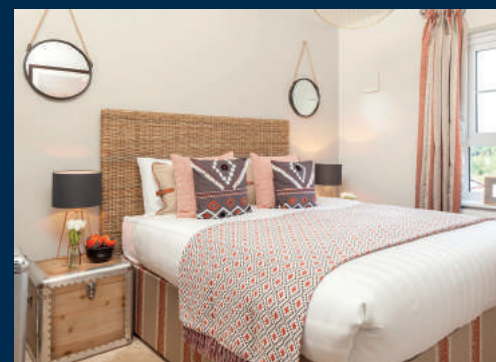
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WHERE QUALITY LIVES

THE INGLEBY

FOUR BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



This beautiful 4 bedroom family home features an open-plan kitchen/dining/family area with French doors leading to the back garden. There is also a separate lounge, perfect for entertaining. Upstairs,

you'll find two double bedrooms, with en suite to the master, two single bedrooms and a family bathroom.



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WHERE QUALITY LIVES

THE INGLEBY

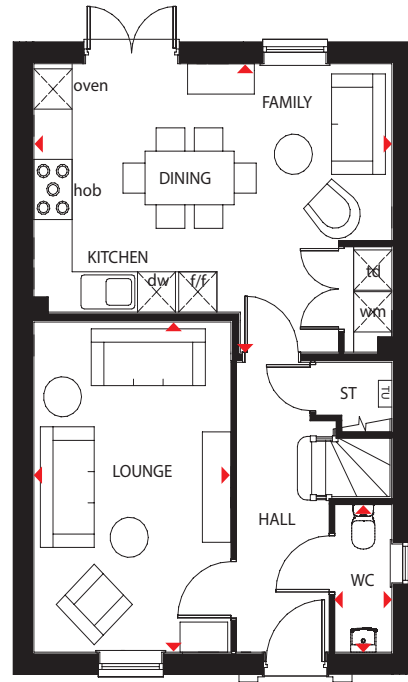
FOUR BEDROOM HOME

Key

ST Store
f/f Fridge/freezer space
wm Washing machine space

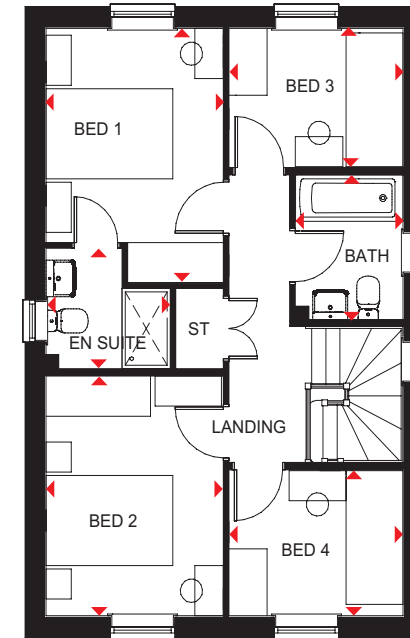
dw Dishwasher space
td Tumble dryer space
TU Bio mass heat exchange unit

◀▶ Dimension location



Ground Floor

Lounge	3100 x 4930 mm	10'2" x 16'2"
Kitchen/Family/Dining	5640 x 4300 mm	18'6" x 14'1"
WC	900 x 2190 mm	2'11" x 7'2"



First Floor

Bedroom 1	2800 x 3800 mm	9'2" x 12'6"
En Suite	1950 x 1780 mm	6'5" x 5'10"
Bedroom 2	2800 x 3770 mm	9'2" x 11'9"
Bedroom 3	2750 x 2080 mm	9'0" x 6'10"
Bedroom 4	2750 x 2180 mm	9'0" x 7'2"
Bathroom	1690 x 2150 mm	5'6" x 7'1"

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www.consumercode.co.uk



DAVID WILSON HOMES
WHERE QUALITY LIVES

YOUR BEAUTIFUL

NEW HOME COMES WITH PEACE OF MIND

David Wilson Homes has been crafting beautiful new homes since 1958. Our decades of experience and unrelenting commitment to excellence means that over 90% of our homeowners would recommend us to a friend, which is why we've been awarded 5 Stars by the Home Builders Federation every year since 2010. What's more, our homes come with an NHBC Buildmark Warranty which gives you a 10 year structural warranty and a 2 year fixtures and fittings warranty** as standard. You're always safe in the knowledge that you can buy one of our new homes with confidence.

WHAT DOES YOUR WARRANTY COVER?

- Central heating system plus any fires
- Hot and cold plumbing system
- Appliances
- Kitchen units
- Electrical system
- Sanitary ware taps and shower doors
- Windows
- External and interiors doors
- Ironmongery
- Renewable energy installation (if fitted)
- Internal/external drainage system
- Boundary brick walls
- Driveway
- 24-hour emergency cover for 2 years
- An NHBC 10 year Buildmark Warranty means we have complied with the NHBC Standards which set out the technical requirements for design, materials and workmanship in new home construction. This is just one of the added benefits of buying a new home.

WARRANTY EXCLUSIONS

While your warranty includes most elements, certain aspects cannot be covered including:

- Garden landscaping
- Fences
- Wear and tear
- Your own alterations
- Registered Social Landlord Homes
- Carpets and floor coverings
- Failure to maintain
- Wilful damage



**"We" and "us" refer to the Barratt Developments PLC Group brands. **First 2 years covered by Builder Warranty & NHBC Guarantee or similar. Years 3-10 covered by NHBC insurance or similar. Full exclusions and limitations can be found on the NHBC website. Available on virtually all of our developments. Images may include optional upgrades at additional cost. All information in this document is correct to the best of our knowledge at the time of going to print. Calls to our 0844 numbers cost 7 pence per minute plus your phone company's access charge.

THE CONSUMER CODE

FOR HOME BUILDERS



The Consumer Code for Home Builders ("the Code"), which came into effect in April 2010, applies to all home builders registered with the UK's main new Home Warranty Bodies: NHBC, Premier Guarantee and LABC Warranty.

The Code gives protection and rights to purchasers of new homes. It requires all new home buyers to be treated fairly and ensure they are fully informed about their purchase before and after they sign the contract.

The aim of the Code is for all new home buyers to:

- be treated fairly
- know what levels of service to expect

- be given reliable information about their purchase and their consumer rights before and after they move in
- know how to access speedy, low-cost dispute resolution arrangements to deal with complaints about breaches of the Code.

The Code reinforces best practice among home builders to encourage a consistently high level of information and customer service. It builds on successful efforts already made by the industry to improve consumer satisfaction in recent years.

The Code covers every stage of the home-buying

purchase – pre-contract, exchange of contract and during occupation.

As a 5 star housebuilder, we are committed to the Consumer Code for Home Builders. For more information on the Consumer Code for Home Builders, please visit <http://www.consumercode.co.uk>



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dwh.co.uk or call **0844 811 33 32**