

THE  WICKETS

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

A SENSE OF PEACE,
QUALITY
— AND SPACE —



Our homes at The Wickets provide a sense of quality from the moment you step inside. We have thought carefully about the demands of family life. Intelligent designs ensure the interior layouts are bright and airy, with free-flowing, flexible rooms easy to adapt to the way you and your family want to live.

Entertaining will be effortless with spare rooms for your guests and open-plan kitchen or living dining areas allowing space for you to enjoy quality time. You won't have to wait for that morning shower with most of our homes boasting two or more bathrooms, including your own private sanctuary – a master bedroom en suite.

Hallways are large enough for a warm welcome and kitchens or living rooms open onto your garden for those summer days. Most importantly, everything is finished to the highest standards and there is plenty of storage for all of your things to ensure you have an ideal place for a comfortable lifestyle.

Main Road, Earls Barton, Northampton NN6 0HJ

- **The Winton**
2 bedroom home
- **The Archford**
3 bedroom home
- **The Fairway**
3 bedroom home
- **The Hadley**
3 bedroom home
- **The Lullingstone**
3 bedroom home
- **The Dunham**
3 bedroom home
- **The Nugent**
3 bedroom home
- **The Avondale**
4 bedroom home
- **The Bradgate**
4 bedroom home
- **The Chelworth**
4 bedroom home
- **The Cornell**
4 bedroom home
- **The Eden**
4 bedroom home
- **The Holden**
4 bedroom home
- **The Hollinwood**
4 bedroom home
- **The Hurst**
4 bedroom home
- **The Layton**
4 bedroom home
- **The Winstone**
4 bedroom home
- **The Buckingham**
5 bedroom home
- **The Lichfield**
5 bedroom home
- **The Manning**
5 bedroom home
- **The Moorecroft**
5 bedroom home
- AH **Affordable Housing**
- SH **Show Homes**
- SC **Sales Centre**
- V **Visitor Parking Space**
- BCP **Bin Collection Point**
- BS **Bin Store**
- CS **Cycle Store**
- S/S **Substation**



THE WINTON

TWO BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



This modern two bedroom home features a quality kitchen and a lounge with dining area, offering a smooth flow of space into the rear garden through French doors.

On the first floor, one generous double bedroom lies at the rear of the house while the second occupies the front, separated by a family bathroom.



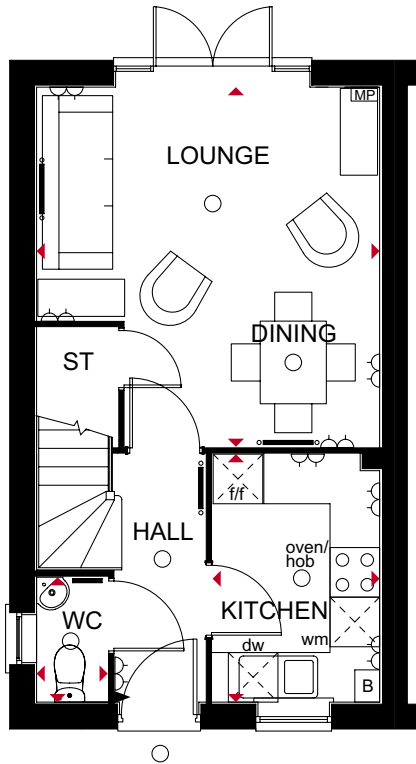
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE WINTON

TWO BEDROOM HOME

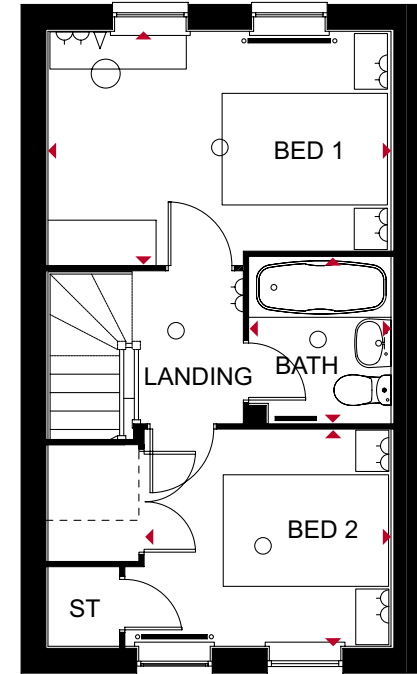
Key

- Light fitting
- ◀ Telephone outlet point
- Media plate
- Towel radiator
- ST Store
- wm Washing machine space
- ◀▶ Dimension location
- ⏏ Electric socket
- ◁ T.V. aerial socket
- Radiator
- B Boiler
- f/f Fridge/freezer space
- dw Dishwasher space



Ground Floor

Lounge/Dining	4351 x 4150 mm	14'3" x 13'7"
Kitchen	3000 x 2021 mm	9'10" x 6'8"
WC	1511 x 860 mm	4'11" x 2'10"



First Floor

Bed 1	4150 x 2821 mm	13'7" x 9'3"
Bed 2	2615 x 2974 mm	8'7" x 9'9"
Bath	2000 x 1710 mm	6'7" x 5'7"

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THE ARCHFORD

THREE BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



The bay front and sash-style windows give the Archford a traditional look. Yet inside, the stylish open-plan kitchen and dining area is designed very much for modern living. French doors open out onto the rear garden, creating a bright, light-filled

room. A lobby separates the kitchen and the bay-fronted lounge, with stairs leading to the first floor. Here, the master bedroom has its own en suite. This attractive home is completed by a further double bedroom, a single bedroom and a family bathroom.



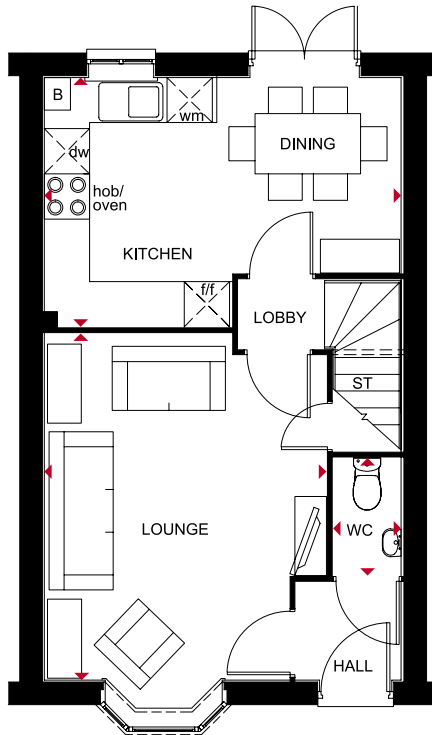
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THE ARCHFORD

THREE BEDROOM HOME

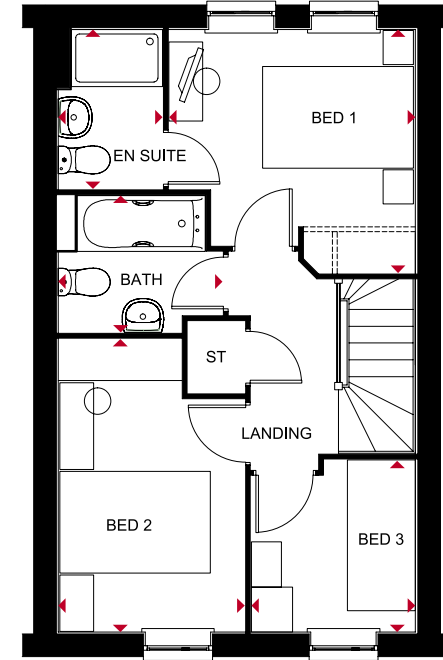
Key

B	Boiler	wm	Washing machine space
ST	Store	dw	Dishwasher space
f/f	Fridge/freezer space	◄▶	Dimension location



Ground Floor

Lounge	5001 x 3726 mm	16'5" x 12'13"
Kitchen/Dining	4750 x 3310 mm	15'7" x 10'10"
WC	1561 x 915 mm	5'1" x 3'0"



First Floor

Bed 1	3234 x 3276 mm	10'7" x 10'9"
En suite	1385 x 2119 mm	4'7" x 6'11"
Bed 2	2475 x 3891 mm	8'1" x 12'9"
Bed 3	2286 x 2186 mm	7'6" x 7'2"
Bath	1815 x 2181 mm	5'11" x 7'2"

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THE FAIRWAY

THREE BEDROOM HOME



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A delightful three bedroom family home, the Fairway is modern and spacious throughout. The kitchen includes a family dining area and is filled with natural light, thanks to French doors that open onto the rear garden. Just as light and roomy is the dual-aspect sitting room

also with its own set of French doors. Upstairs, the master bedroom enjoys an en suite while the remaining double bedroom and a single bedroom share the family bathroom.



DAVID WILSON HOMES

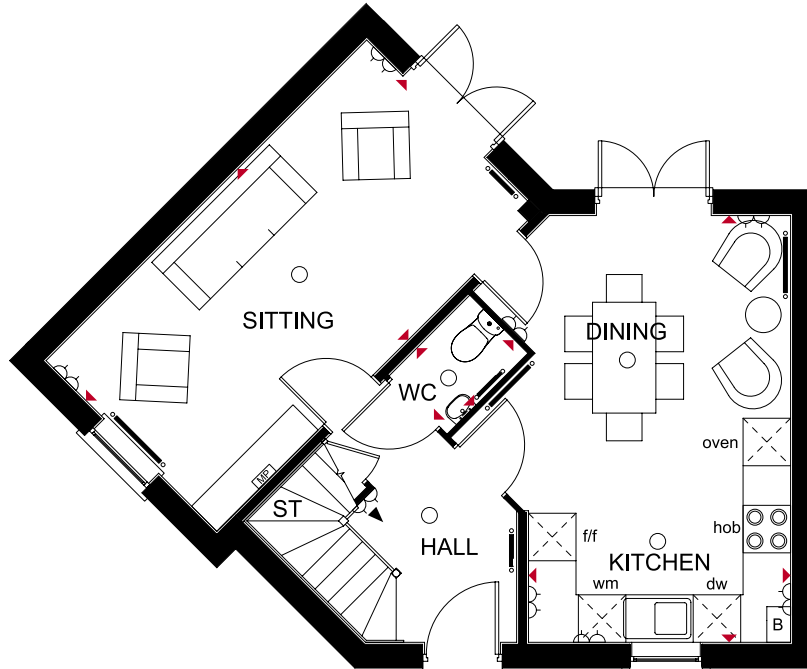
WHERE QUALITY LIVES

THE FAIRWAY

THREE BEDROOM HOME

Key

- Light fitting
- ◀ Telephone outlet point
- ▭ Media plate
- Towel radiator
- CYL Cylinder
- f/f Fridge/freezer space
- dw Dishwasher space
- ⏏ Electric socket
- △ T.V. aerial socket
- Radiator
- B Boiler
- ST Store
- wm Washing machine space
- ◀▶ Dimension location



Ground Floor

Sitting	5727 x 3050 mm	18'9" x 10'0"
Kitchen/Dining	5390 x 3310 mm	17'8" x 10'10"
WC	1419 x 1025 mm	4'8" x 3'4"



First Floor

Bedroom 1	3477 x 3074 mm	11'5" x 10'1"
En suite	2161 x 1650 mm	7'1" x 5'5"
Bedroom 2	3165 x 2861 mm	10'5" x 9'5"
Bedroom 3	3542 x 2136 mm	11'7" x 7'0"
Bath	2015 x 1700 mm	6'7" x 5'7"

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THE HADLEY

THREE BEDROOM DETACHED HOME



Individual plots may vary, please speak to the Sales Adviser



This impressive three bedroom home is perfect for modern family living. The ground floor boasts a comfortable lounge and a stylish kitchen with dining and family areas. This heart of the home also features

an adjoining utility room and French doors that open out onto the garden. Upstairs are two double bedrooms with an en suite shower room to the master bedroom, a single bedroom and a family bathroom.

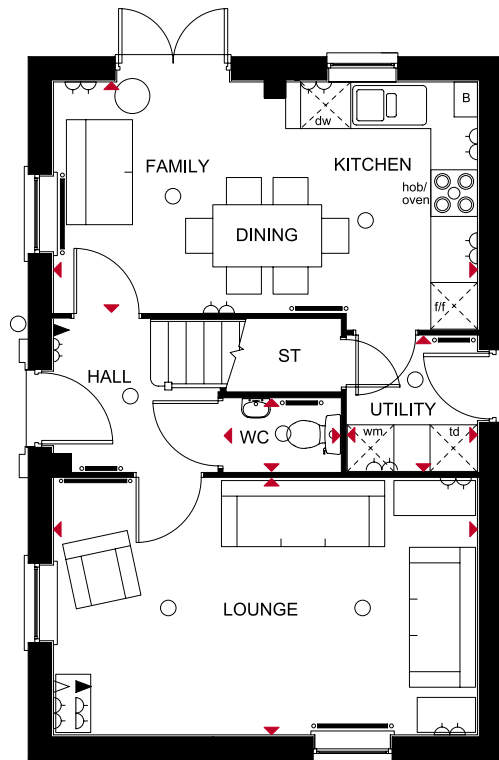


THE HADLEY

THREE BEDROOM DETACHED HOME

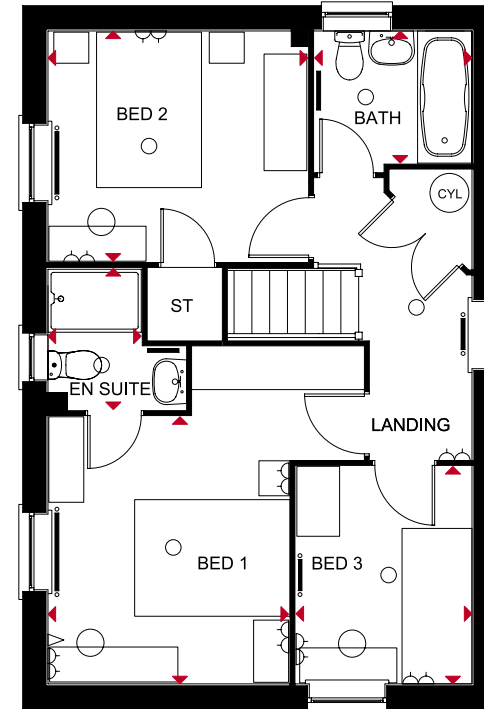
Key

- Light fitting
- ◀ Telephone outlet point
- Radiator
- B Boiler
- CYL Cylinder
- wm Washing machine space
- td Tumble dryer space
- ◁ Electric socket
- ◁ T.V. aerial socket
- Towel radiator
- ST Store
- f/f Fridge/freezer space
- dw Dishwasher 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 1688 mm	5'8" x 5'6"
WC	1484 x 932 mm	4'10" x 3'1"



First Floor

Bed 1	3438 x 3101 mm	11'3" x 10'2"
En suite	1806 x 1200 mm	5'11" x 3'11"
Bed 2	3341 x 2978 mm	11'3" x 9'9"
Bed 3	2713 x 2265 mm	8'11" x 7'5"
Bath	2025 x 1700 mm	6'8" x 5'7"

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THE LULLINGSTONE

THREE BEDROOM HOME



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A beautifully spacious three bedroom home with integral garage, The Lullingstone is designed for modern living making the best use of space and light. The hallway leads to a delightful lounge featuring a bay-fronted window to maximise natural light. The airy kitchen/dining/family area at the rear provides ample room for all the family and entertaining,

with a full-glazed bay and French doors opening up onto the garden. A utility room and WC complete the ground floor. Upstairs, the expansive master bedroom has its own dressing area and en suite. The second bedroom doubles up as a study, while the third bedroom is also double size, and the fully-fitted family bathroom features a separate shower.



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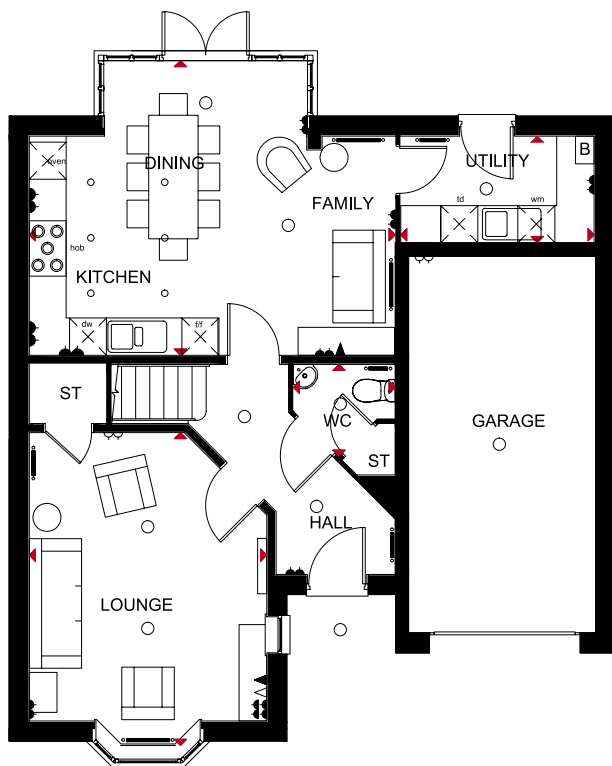
WHERE QUALITY LIVES

THE LULLINGSTONE

THREE BEDROOM HOME

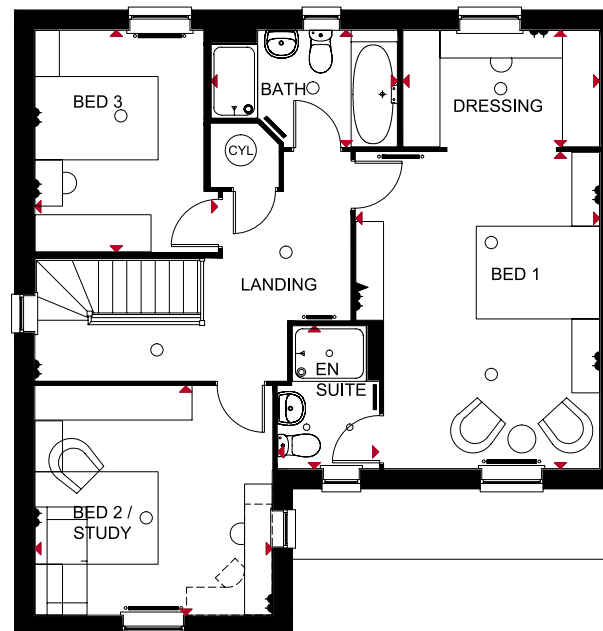
Key

- Light fitting
- ◀ Telephone outlet point
- Radiator
- B Boiler
- CYL Cylinder
- wm Washing machine space
- td Tumble dryer space
- ◀ Electric socket
- ◁ T.V. aerial socket
- Towel radiator
- ST Store
- f/f Fridge/freezer space
- dw Dishwasher space
- ◀ Dimension Location



Ground Floor

Lounge	5068 x 3850 mm	16'7" x 12'8"
Kitchen/Family/Dining	5930 x 4775 mm	19'5" x 15'8"
Utility	3135 x 1725 mm	10'3" x 5'8"
WC	1650 x 1484 mm	5'5" x 4'10"



First Floor

Bed 1	5127 x 3951mm	16'10" x 13'0"
En suite	2315 x 1636 mm	7'7" x 5'4"
Dressing	3188 x 1886 mm	10'6" x 6'2"
Bed 2/Study	3850 x 3711 mm	12'8" x 12'2"
Bed 3	3589 x 2966 mm	11'9" x 9'9"
Bath	3023 x 1886 mm	9'11" x 6'2"

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THE DUNHAM

THREE BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



The Dunham is perfect for those wanting to downsize without compromising on their downstairs living space. This home benefits from a beautiful lounge with bay window, a large kitchen with breakfast area and

a separate dining room with French doors to the rear garden. Upstairs is the impressive master bedroom with dressing area and en suite and two further double bedrooms which share the family bathroom.



DAVID WILSON HOMES

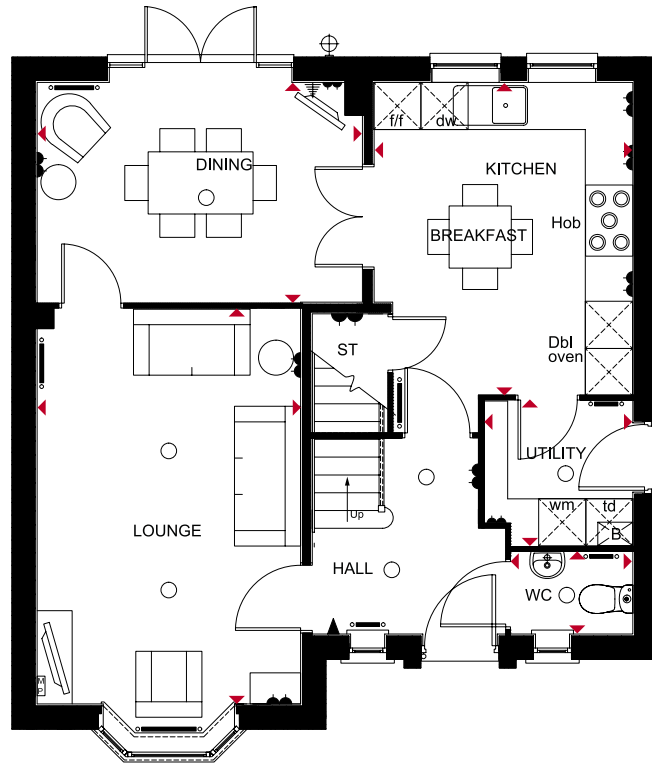
WHERE QUALITY LIVES

THE DUNHAM

THREE BEDROOM HOME

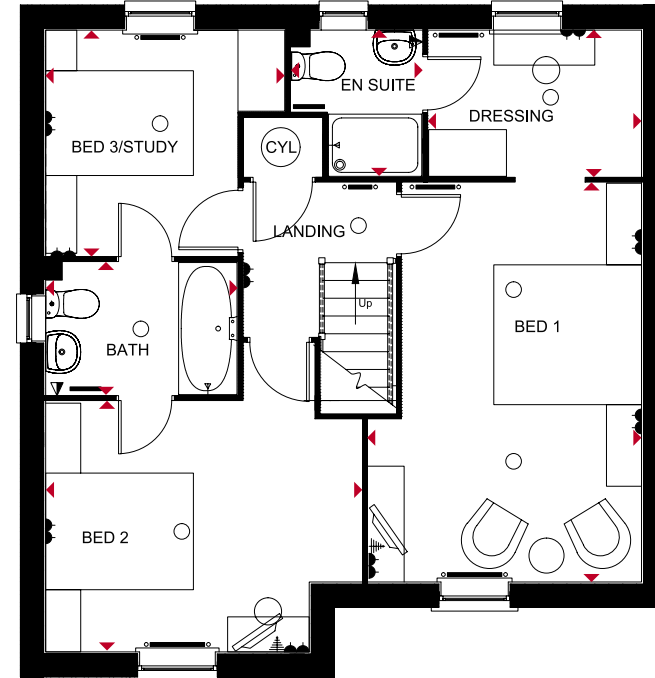
Key

- Light fitting
- ◀ Telephone outlet point
- ▣ Media plate
- Radiator
- B Boiler
- CYL Cylinder
- wm Washing machine space
- td Tumble dryer space
- ◀ Electric socket
- ▲ T.V. aerial socket
- ◀ Shaver socket
- Towel radiator
- ST Store
- f/f Fridge/freezer space
- dw Dishwasher space
- ↕ Dimension location



Ground Floor

Lounge	5082 x 3390 mm	16'8" x 11'1"
Dining	4185 x 2829 mm	13'9" x 9'3"
Kitchen/Breakfast	4011 x 3330 mm	13'2" x 10'11"
Utility	1910 x 1862 mm	6'3" x 6'1"



First Floor

Bedroom 1	5131 x 3512 mm	16'10" x 11'6"
Dressing	2738 x 1880 mm	9'0" x 6'2"
Bedroom 2	4064 x 3221 mm	13'4" x 10'7"
Bedroom 3	2901 x 2461 mm	9'6" x 8'1"

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THE NUGENT

3 BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



The Nugent is a spacious three bedroom three-storey home, cleverly designed to maximize space and comfort. There is an open-plan living/dining room on the ground floor, which benefits from French doors

to the garden. On the first floor are two double bedrooms and the family bathroom, whilst the top floor boasts the master bedroom with en suite.



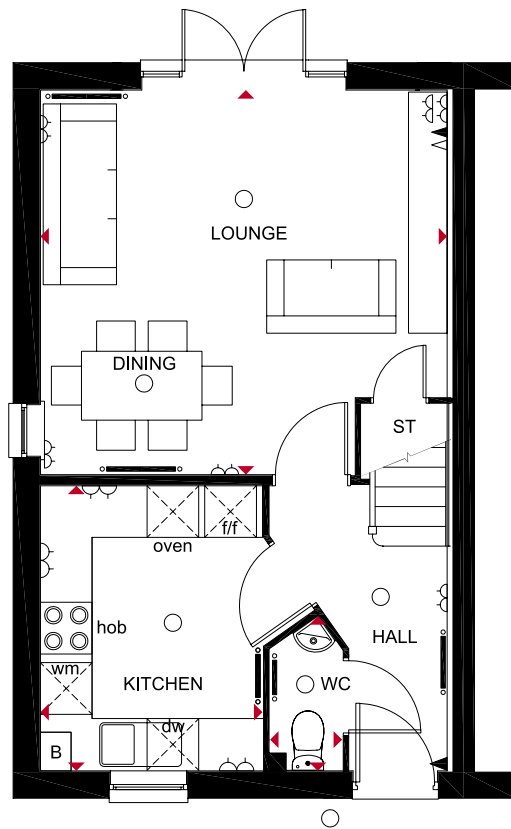
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THE NUGENT

3 BEDROOM HOME

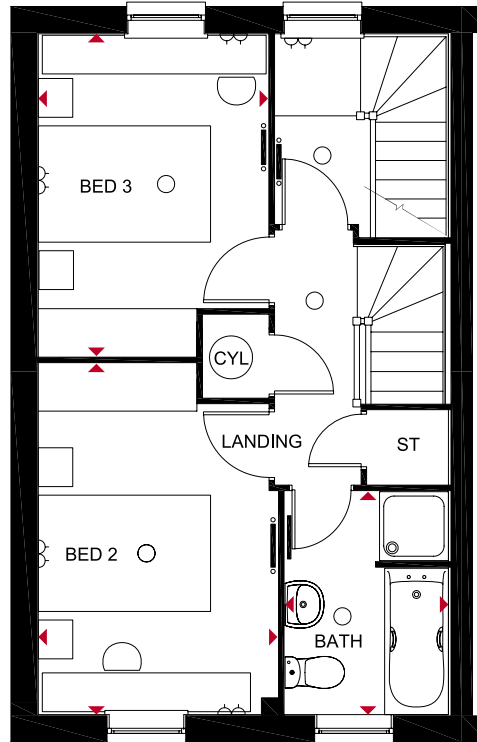
Key

- Light fitting
- ◁ Telephone outlet point
- Radiator
- B Boiler
- f/f Fridge/freezer space
- dw Dishwasher space
- ◁ Electric socket
- ◁ T.V. aerial socket
- Towel radiator
- ST Store
- wm Washing machine space
- ◁ Dimension location



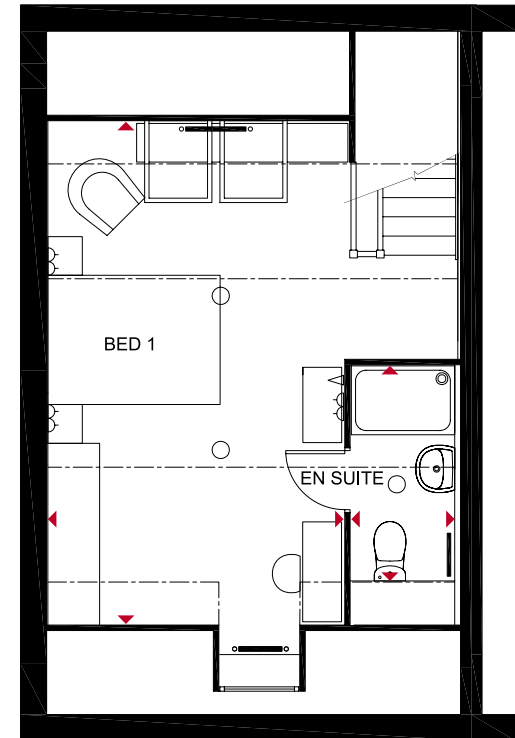
Ground Floor

Lounge/Dining	4723 x 4465 mm	15'6" x 14'8"
Kitchen	3312 x 2577 mm	10'10" x 8'5"
WC	1797 x 836 mm	5'11" x 2'9"



First Floor

Bed 2	2776 x 4074 mm	9'1" x 13'4"
Bed 3	2667 x 3742 mm	8'9" x 12'3"
Bath	1895 x 2589 mm	6'3" x 8'6"



Second Floor

Bed 1	5830 x 3434* mm	19'2"* x 11'3"
En suite	1200 x 2496* mm	3'11" x 8'2"*

* Overall floor dimension includes lowered ceiling areas

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THE AVONDALE

FOUR BEDROOM DETACHED HOME



Individual plots may vary, please speak to the Sales Adviser



This four bedroom detached home is perfect for your growing family. A generously proportioned lounge with an attractive bay window sits alongside the expansive family dining kitchen area with separate

utility. Upstairs, the spacious master bedroom has its own en suite shower room. Three more comfortable bedrooms and a family bathroom complete this lovely home.



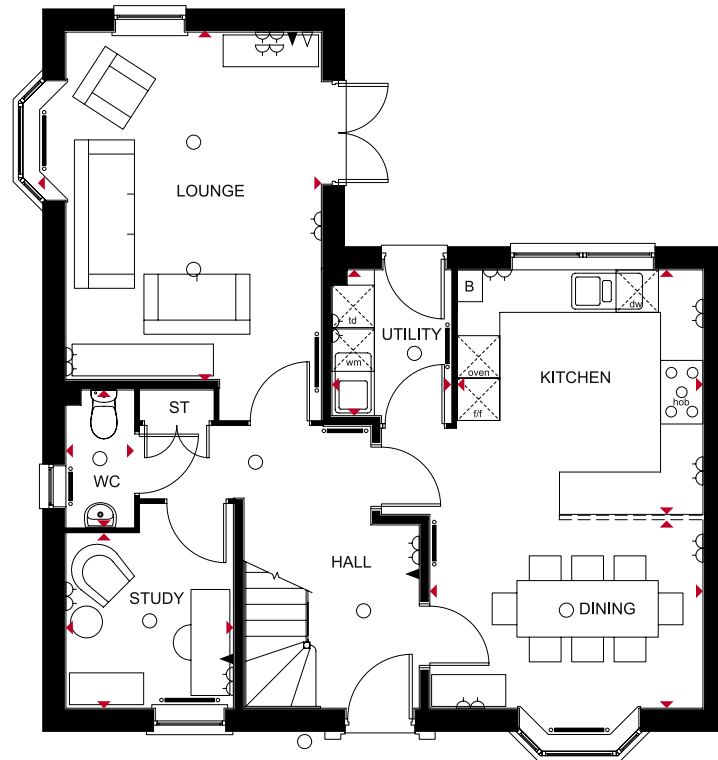
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THE AVONDALE

FOUR BEDROOM DETACHED HOME

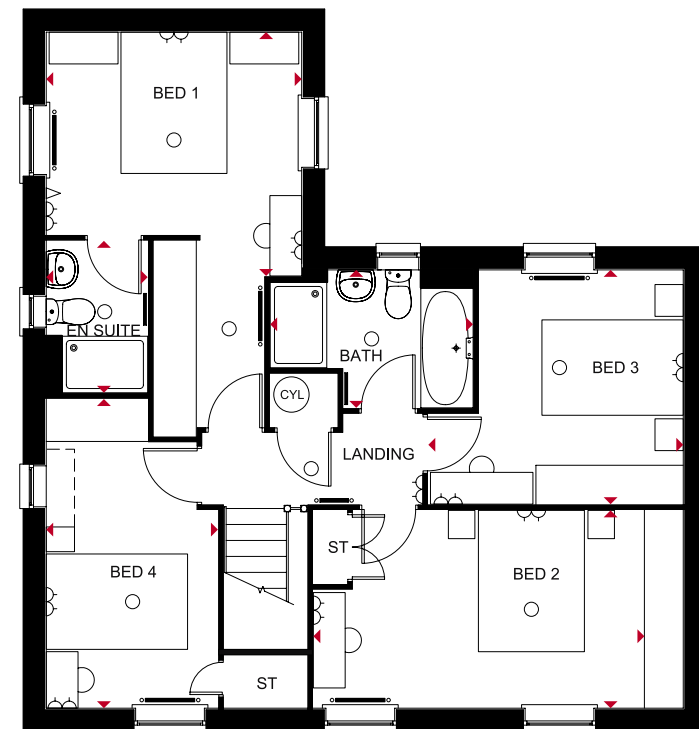
Key

○ Light fitting	◀ Telephone outlet point	— Radiator	B Boiler	CYL Cylinder	wm Washing machine space	td Tumble dryer space
◁ Electric socket	◁ T.V. aerial socket	— Towel radiator	ST Store	f/f Fridge/freezer space	dw Dishwasher space	◀▶ Dimension Location



Ground Floor

Lounge	4965 x 4012 mm	16'3" x 13'2"
Kitchen	3475 x 3460 mm	11'5" x 11'4"
Dining	3865 x 2665 mm	12'8" x 8'9"
Utility	2063 x 1687 mm	6'9" x 5'6"
Study	2473 x 2370 mm	8'1" x 7'9"
WC	1943 x 963 mm	6'4" x 3'2"



First Floor

Bed 1	3615 x 3451 mm	11'10" x 11'4"
En suite	2202 x 1435 mm	7'3" x 4'8"
Bed 2	4685 x 2800 mm	15'4" x 9'2"
Bed 3	3608 x 3316 mm	11'10" x 10'11"
Bed 4	4456 x 2430 mm	14'7" x 8'0"
Bath	2870 x 1953 mm	9'5" x 6'5"

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THE BRADGATE

FOUR BEDROOM DETACHED HOME



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This four double bedroom home is perfect for growing families. The central entrance hall leads to a spacious lounge with bay window, and across the hall is a useful study – also with a bay window – that is perfect for those working from home. Venture down the hallway and you will find

the heart of the home, the kitchen, which benefits from a breakfast bar, an open-plan family/dining area, and a glazed bay with French doors to the garden. Upstairs, the master bedroom features an en suite whilst the rest of the bedrooms share the family bathroom.



DAVID WILSON HOMES

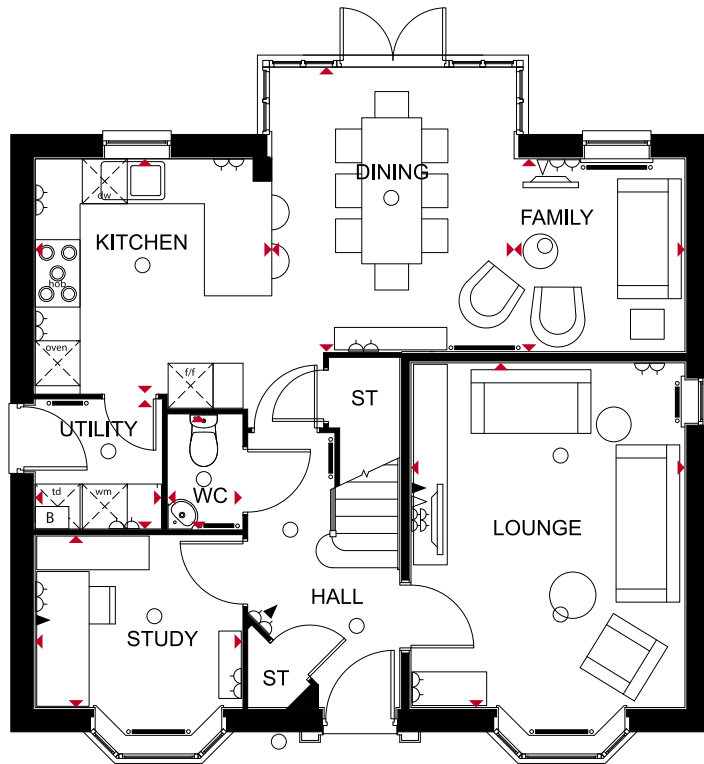
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THE BRADGATE

FOUR BEDROOM DETACHED HOME

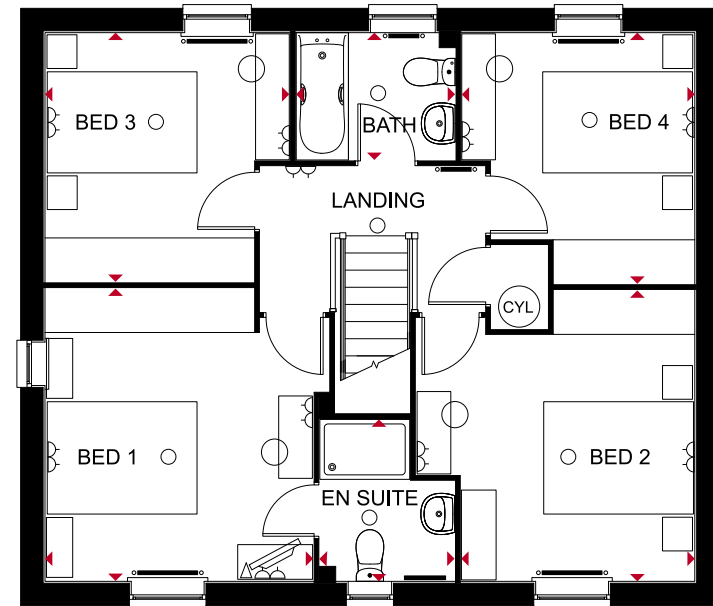
Key

- Light fitting
- ◀ Telephone outlet point
- Radiator
- B Boiler
- CYL Cylinder
- wm Washing machine space
- td Tumble dryer space
- ◁ Electric socket
- ◁ T.V. aerial socket
- Towel radiator
- ST Store
- f/f Fridge/freezer space
- dw Dishwasher space
- ◀▶ Dimension Location



Ground Floor

Lounge	4602 x 3658 mm	15'1" x 12'0"
Kitchen	3160 x 3130 mm	10'4" x 10'3"
Dining	3800 x 3236 mm	12'5" x 10'7"
Family	2575 x 2281 mm	8'5" x 7'5"
Study	2762 x 2295 mm	9'0" x 7'6"
Utility	1687 x 1724 mm	5'6" x 5'7"
WC	1524 x 986 mm	5'0" x 3'2"



First Floor

Bed 1	3581 x 3904 mm	11'9" x 12'9"
En Suite	2162 x 1799 mm	7'1" x 5'10"
Bed 2	3119 x 3885 mm	10'2" x 12'9"
Bed 3	3328 x 3263 mm	10'11" x 10'8"
Bed 4	3112 x 3353 mm	10'2" x 11'0"
Bath	2124 x 1700 mm	6'11" x 5'7"

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THE CHELWORTH

FOUR BEDROOM DETACHED HOME



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The interior of this generous family home more than lives up to the impressive front aspect. An airy hall leads to the lounge and a stylish rear kitchen with breakfast and family areas. This space opens directly out onto the rear garden, as does the adjoining dining room. Downstairs also boasts a separate study. Upstairs,

the four double bedrooms provide relaxing retreats. The master bedroom comes with a full en suite and fitted wardrobes and there is a further bathroom with separate shower for the rest of the family to enjoy.



DAVID WILSON HOMES

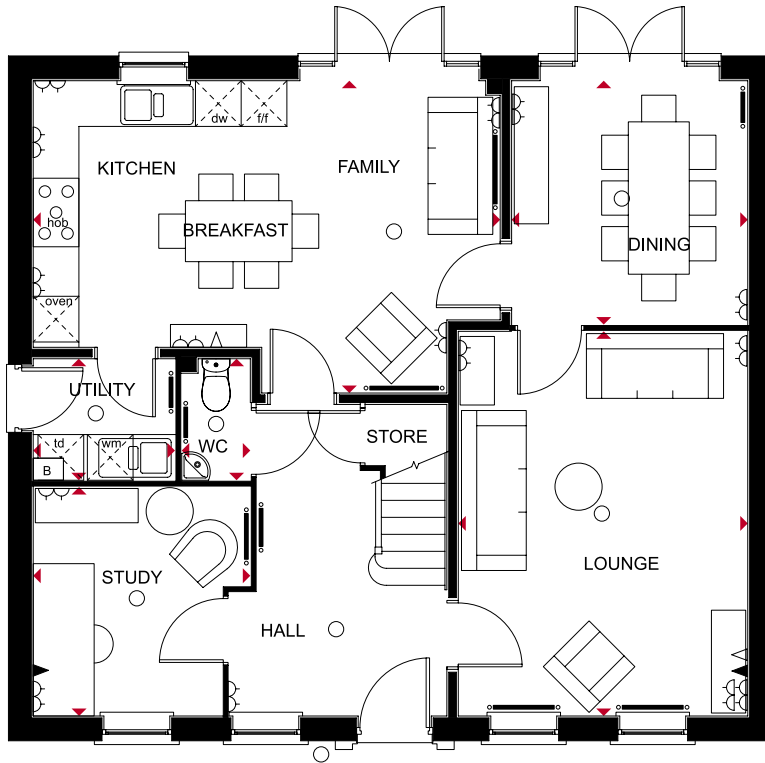
WHERE QUALITY LIVES

THE CHELWORTH

FOUR BEDROOM HOME

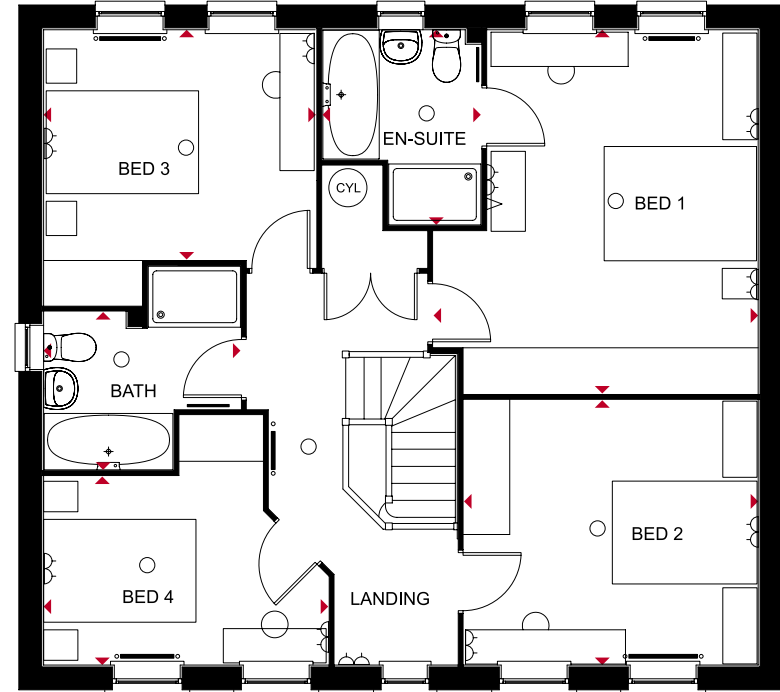
Key

- Light fitting
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- Radiator
- B Boiler
- f/f Fridge/freezer space
- dw Dishwasher space
- ◀ Dimension location
- ◁ Electric socket
- ◁ T.V. aerial socket
- Towel radiator
- CYL Cylinder
- wm Washing machine space
- td Tumble dryer space



Ground Floor

Lounge	5050 x 3800 mm	16'7" x 12'6"
Kitchen/Family/Breakfast	6130 x 4100 mm	20'1" x 13'5"
Dining	3201 x 3100 mm	10'6" x 10'2"
Study	3006 x 2850 mm	9'10" x 9'4"
Utility	1861 x 1595 mm	6'1" x 5'3"
WC	1595 x 900 mm	5'3" x 2'11"



First Floor

Bed 1	4775 x 4261 mm	15'8" x 14'0"
En suite	2077 x 2561 mm	6'10" x 8'5"
Bed 2	3476 x 3861 mm	11'5" x 12'7"
Bed 3	3574 x 3016 mm	11'8" x 9'11"
Bed 4	3736 x 2475 mm	12'3" x 8'1"
Bath	2584 x 2071 mm	8'6" x 6'10"

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.



THE CORNELL

FOUR BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



This family home has a delightfully traditional look, while inside, the large open-plan kitchen, with its spacious dining and family areas, is designed very much for modern living. An elegant full-glazed walk-in bay with French doors gives access

to the rear garden and there's also a separate utility room. The bright and airy lounge, with an attractive bay window, is the perfect place to relax. Upstairs are three double bedrooms, the master with en suite, a single bedroom and a family bathroom.



DAVID WILSON HOMES

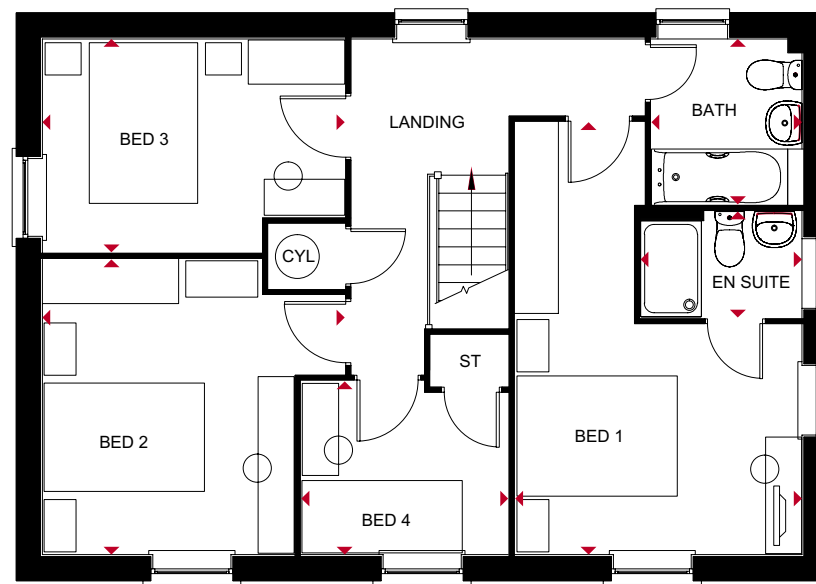
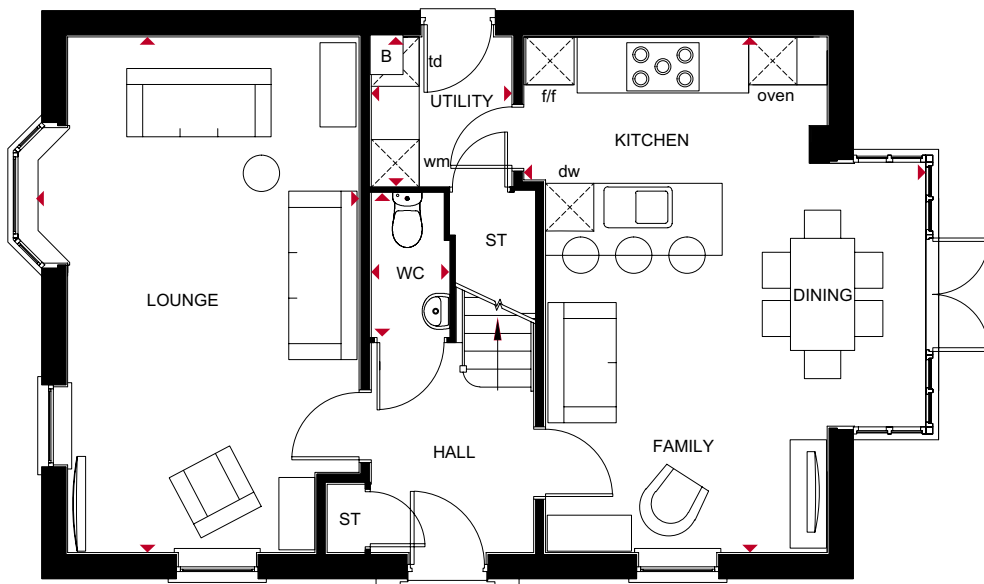
WHERE QUALITY LIVES

THE CORNELL

FOUR BEDROOM HOME

Key

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



Ground Floor

Lounge	6427 x 4028 mm	21'1" x 13'3"
Kitchen/Family/Dining	6427 x 5005 mm	21'1" x 16'5"
Utility	1860 x 1754 mm	6'1" x 5'9"
WC	1786 x 971 mm	5'10" x 3'2"

First Floor

Bed 1	5388 x 3571 mm	17'8" x 11'9"
En suite	2010 x 1324 mm	6'7" x 4'3"
Bed 2	3677 x 3767 mm	12'1" x 12'4"
Bed 3	3767 x 2661 mm	12'4" x 8'9"
Bed 4	2577 x 2160 mm	8'5" x 7'1"
Bath	2062 x 1875 mm	6'7" x 6'2"

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THE EDEN

FOUR BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



A delightful four bedroom home thoughtfully designed with family living in mind. The ground floor has an airy lounge with bay window and French doors leading to the garden. The quality kitchen, which features family and breakfast areas and separate utility, also has French doors leading to the garden. A bay-fronted

dining room completes the ground floor. There are three double bedrooms upstairs; the master bedroom with en suite shower room and dressing area. There is also a single bedroom and family bathroom with bath and separate shower.



DAVID WILSON HOMES

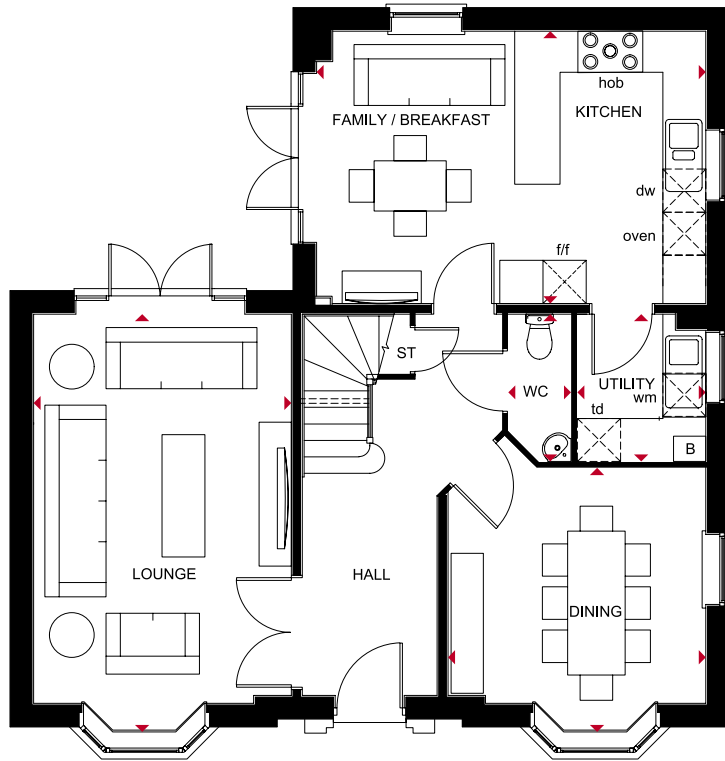
WHERE QUALITY LIVES

THE EDEN

FOUR BEDROOM HOME

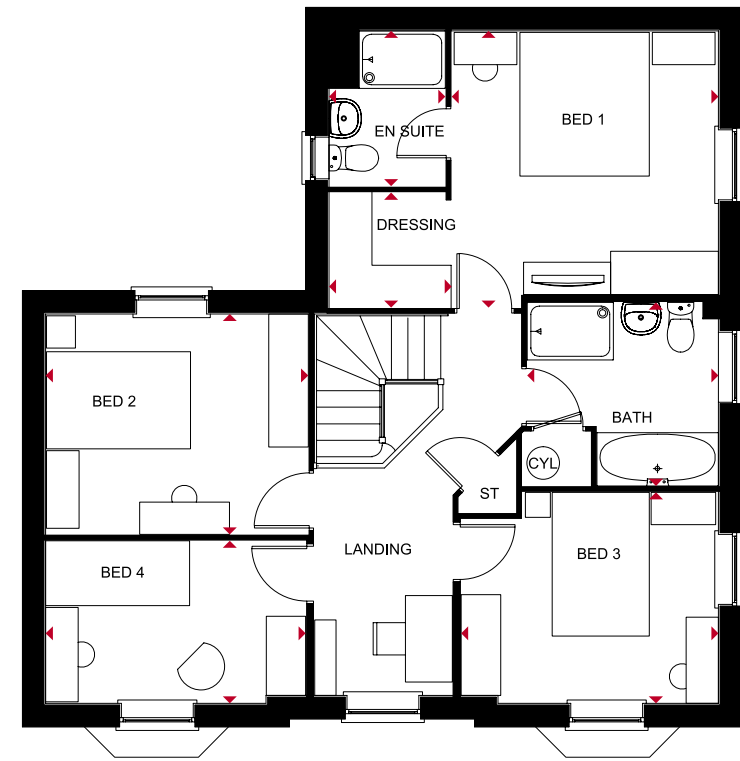
Key

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



Ground Floor

Lounge	5812 x 3588 mm	19'1" x 11'9"
Kitchen/Family/Breakfast	5415 x 3788 mm	17'9" x 12'5"
Utility	2050 x 1787 mm	6'8" x 5'10"
Dining	3588 x 3673 mm	11'9" x 12'11"
WC	2050 x 874 mm	6'8" x 2'10"



First Floor

Bedroom 1	3708 x 3849 mm	12'1" x 12'7"
En suite	2162 x 1618 mm	7'1" x 5'3"
Dressing Area	1598 x 1707 mm	5'3" x 5'7"
Bedroom 2	3649 x 3064 mm	11'11" x 10'0"
Bedroom 3	3577 x 2937 mm	11'8" x 9'7"
Bedroom 4	3616 x 2262 mm	11'10" x 7'5"
Bathroom	2659 x 2549 mm	8'8" x 8'4"

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THE HOLDEN

FOUR BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



This stylish four bedroom detached home has no shortage of space and light. The bright, modern kitchen has been designed with integrated dining and family areas, full-height glazed bay with French doors leading to the garden and an adjoining utility room – making it the true heart of the home. A generously proportioned

lounge with elegant bay window provides a perfect place to relax while a study offers a handy work space. Upstairs a large master bedroom with en suite shower room is located at the front of the house and there are two further double bedrooms, a single bedroom and a family bathroom with bath and separate shower.



DAVID WILSON HOMES

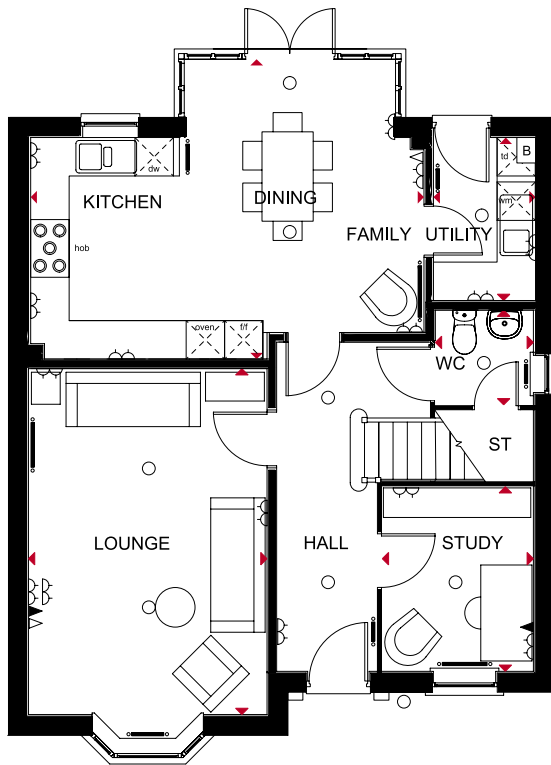
WHERE QUALITY LIVES

THE HOLDEN

FOUR BEDROOM HOME

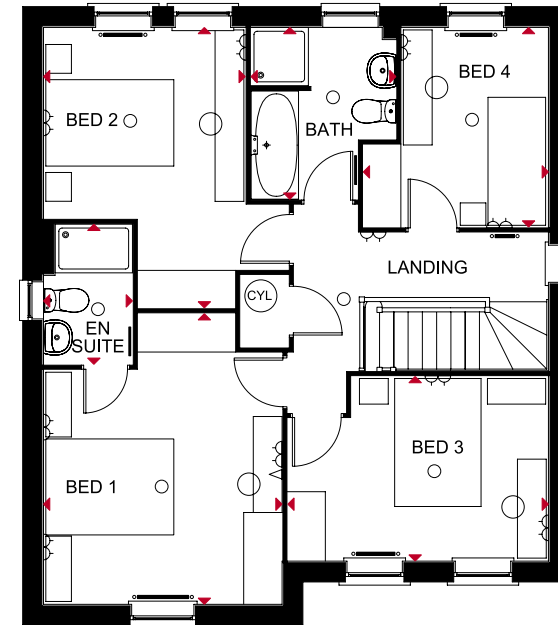
Key

- Light fitting
- ◀ Telephone outlet point
- Radiator
- B Boiler
- CYL Cylinder
- wm Washing machine space
- td Tumble dryer space
- ◁ Electric socket
- ◁ T.V. aerial socket
- Towel radiator
- ST Store
- f/f Fridge/freezer space
- dw Dishwasher space
- ◄ Dimension Location



Ground Floor

Lounge	5405 x 3728 mm	17'9" x 12'3"
Kitchen/Family/ Dining	6147 x 4685 mm	20'2" x 15'4"
Study	2886 x 2361 mm	9'6" x 7'9"
Utility	2545 x 1593 mm	8'4" x 5'3"
WC	1593 x 1481 mm	5'3" x 4'10"



First Floor

Bed 1	4543 x 3728 mm	14'11" x 12'3"
En suite	2190 x 1390 mm	7'2" x 4'7"
Bed 2	4384 x 3103 mm	14'5" x 10'2"
Bed 3	4073 x 2886 mm	13'4" x 9'6"
Bed 4	3120 x 2893 mm	10'3" x 9'6"
Bath	2689 x 2316 mm	8'10" x 7'7"

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THE HOLLINWOOD

FOUR BEDROOM DETACHED HOME



This stylish four bedroom home has no shortage of space and light. The bright, modern kitchen has been designed with integrated dining and family areas, a glazed bay with French doors leading to the garden and an adjoining utility room – making it the true heart of the home. A generously proportioned

lounge with elegant bay window provides a perfect place to relax. Upstairs boasts a large master bedroom with en suite shower room. Two further double bedrooms, a single bedroom and a family bathroom complete this family home.



DAVID WILSON HOMES

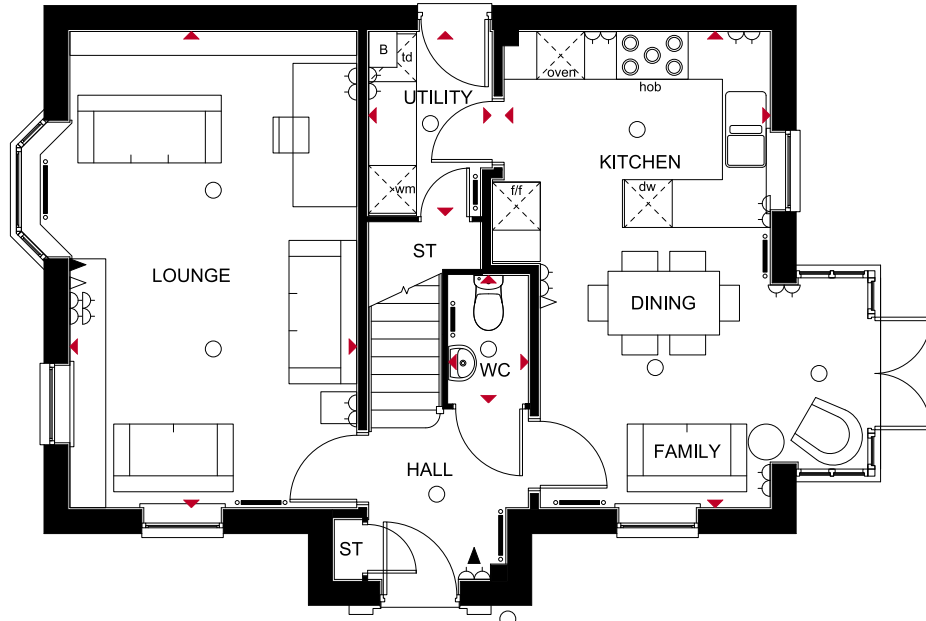
WHERE QUALITY LIVES

THE HOLLINWOOD

FOUR BEDROOM DETACHED HOME

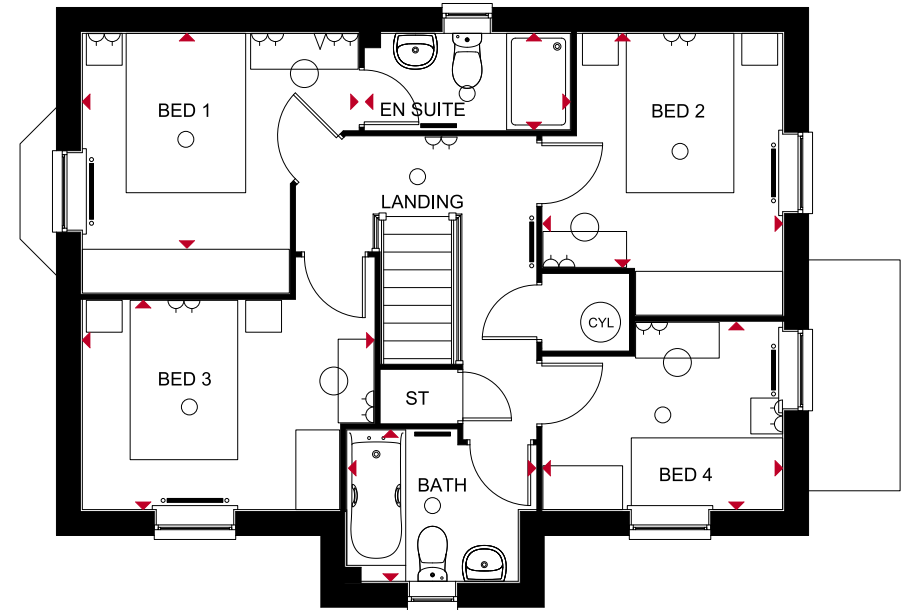
Key

- Light fitting
- ◀ Telephone outlet point
- Radiator
- B Boiler
- CYL Cylinder
- wm Washing machine space
- td Tumble dryer space
- ◁ Electric socket
- ◁ T.V. aerial socket
- Towel radiator
- ST Store
- f/f Fridge/freezer space
- dw Dishwasher space
- ◀▶ Dimension Location



Ground Floor

Lounge	3600 x 5978 mm	11'10" x 19'7"
Kitchen/Family/Dining	3340 x 5978 mm	10'11" x 19'7"
Utility	1550 x 2312 mm	5'1" x 7'7"
W.C.	1000 x 1600 mm	3'3" x 5'3"



First Floor

Bed 1	3462 x 2710 mm	11'4" x 8'11"
En suite	2574 x 1210 mm	8'5" x 4'0"
Bed 2	2937 x 3009 mm	9'8" x 9'10"
Bed 3	3661 x 2627 mm	12'0" x 8'7"
Bed 4	3009 x 2352 mm	9'10" x 7'9"
Bath	2373 x 1900 mm	7'9" x 6'3"

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THE HURST

FOUR BEDROOM DETACHED HOME



Individual plots may vary, please speak to the Sales Adviser



This impressive four bedroom home offers free flowing living space for your family. The kitchen features dining and family areas, as well as French doors that lead to the rear garden. A bay fronted lounge is also presented on the ground

floor. Upstairs, the luxurious master bedroom with en suite shower room makes the perfect haven, accompanying two further double bedrooms, a single bedroom and a family bathroom. This home also comes with a drive through.



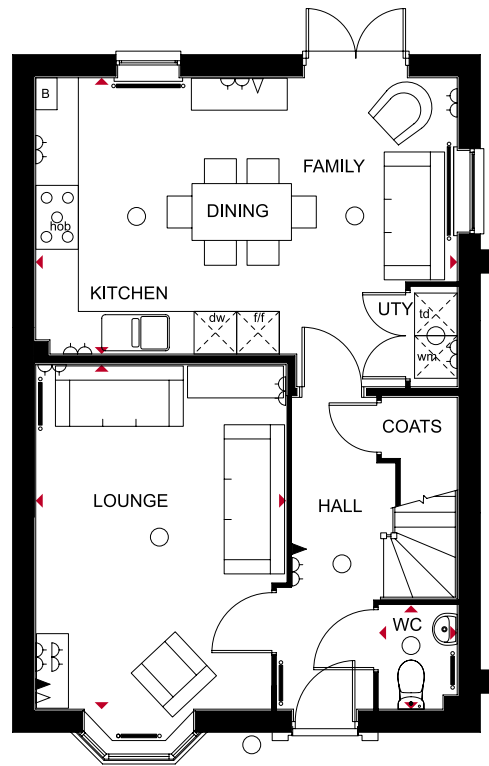
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE HURST

FOUR BEDROOM DETACHED HOME

Key

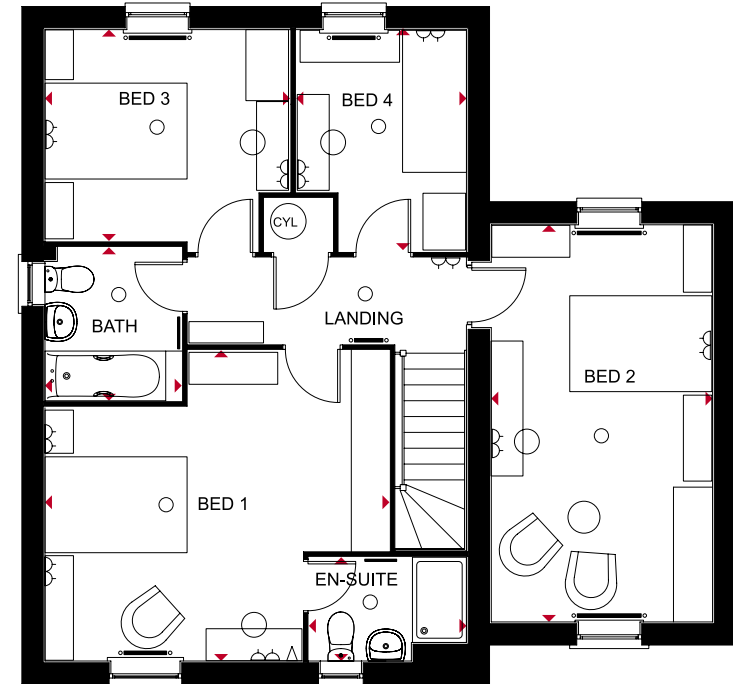
- Light fitting
- ◀ Telephone outlet point
- Radiator
- B Boiler
- f/f Fridge/freezer space
- dw Dishwasher space
- ◀▶ Dimension location
- ◁ Electric socket
- ◁ T.V. aerial socket
- Towel radiator
- CYL Cylinder
- wm Washing machine space
- td Tumble dryer space



DRIVE THROUGH

Ground Floor

Lounge	3525 x 4850 mm	11'7" x 15'11"
Kitchen/Family/Dining	5934 x 3890 mm	19'6" x 12'9"
WC	1461 x 1100 mm	4'10" x 3'7"



First Floor

Bed 1	4850 x 4375 mm	15'11" x 14'4"
En suite 1	1461 x 2218 mm	4'10" x 7'3"
Bed 2	5592 x 3115 mm	18'4" x 10'3"
Bed 3	3450 x 2976 mm	11'4" x 9'9"
Bed 4	3125 x 2395 mm	10'3" x 7'10"
Bath	2161 x 1925 mm	7'1" x 6'4"

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THE LAYTON

FOUR BEDROOM DETACHED HOME



Individual plots may vary, please speak to the Sales Adviser



An impressive family home designed for modern, flexible living where light and space rule. The generosity of the open-plan kitchen with a walk-in bay and French doors leading to the garden, includes a breakfast area as well as a dedicated dining space with bay window. A separate study and a spacious lounge,

also with an attractive bay window and French doors leading to the garden, provide room for work and play. The first floor accommodates four double bedrooms, the master with en suite, and a family bathroom.



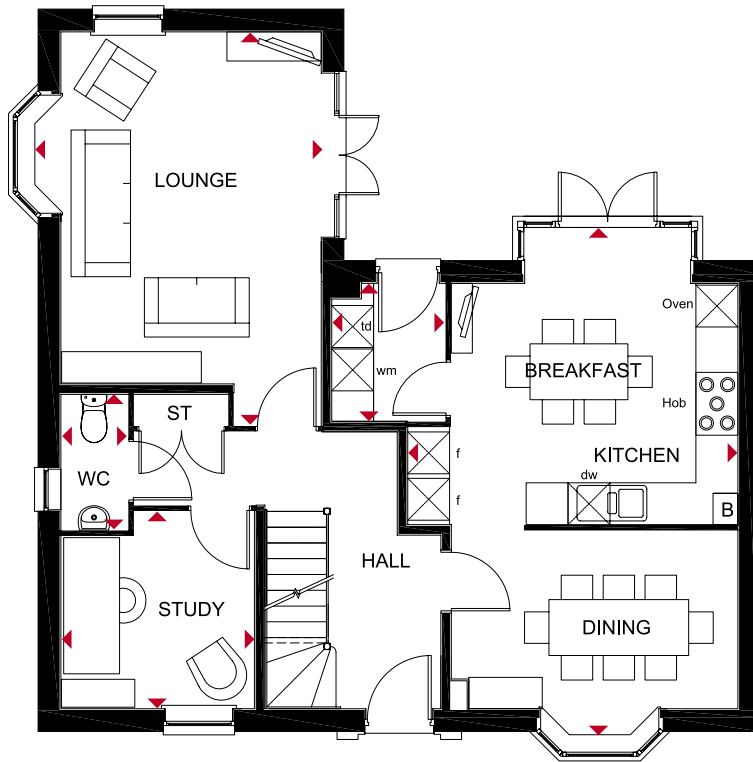
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE LAYTON

FOUR BEDROOM DETACHED HOME

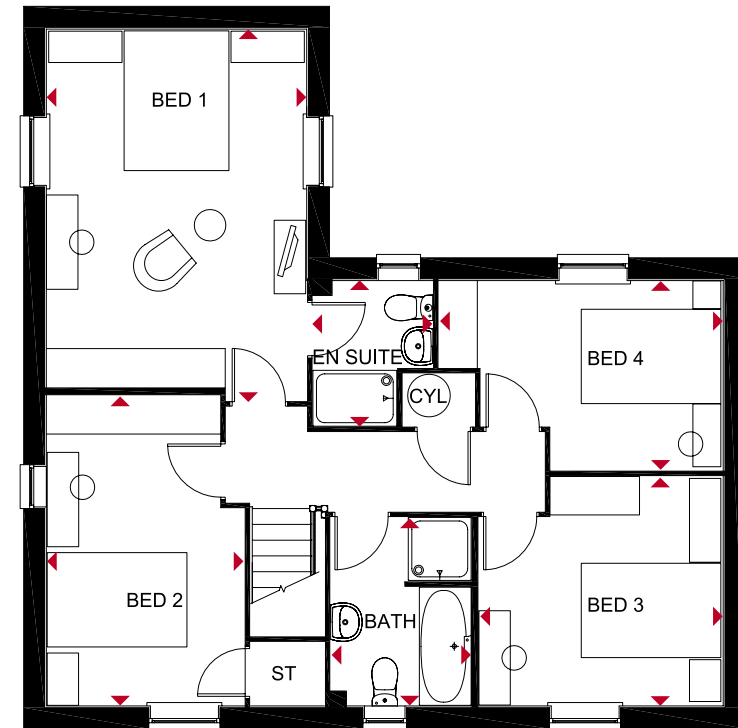
Key

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



Ground Floor

Lounge	5636 x 4124 mm	18'6" x 13'6"
Kitchen/Breakfast/		
Dining	4725 x 7287 mm	15'6" x 23'11"
Study	2772 x 2826 mm	9'1" x 9'3"
Utility	1975 x 1624 mm	6'6" x 5'4"
WC	1942 x 961 mm	6'4" x 3'2"



First Floor

Bed 1	5321 x 3727 mm	17'5" x 12'3"
En suite	1715 x 2085 mm	5'8" x 6'10"
Bed 2	4443 x 2833 mm	14'7" x 9'4"
Bed 3	3498 x 3285 mm	11'6" x 10'9"
Bed 4	4070 x 2716 mm	13'4" x 8'11"
Bath	2698 x 2010 mm	8'10" x 6'7"

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THE WINSTONE

FOUR BEDROOM DETACHED HOME



Individual plots may vary, please speak to the Sales Adviser



Making superb use of its generous space, this beautiful detached house makes the ideal family home. On the ground floor, the generous entrance hall leads to the kitchen and breakfast room with family area. This room also features a glazed bay window that creates a smooth flow of space into the garden. A bay-fronted

dining room, a study and a lounge with French doors leading to the garden are also located downstairs. Upstairs, the master bedroom includes a dressing area and full en suite, accompanied by three further double bedrooms; the second bedroom with an en suite shower room, and a family bathroom.



DAVID WILSON HOMES

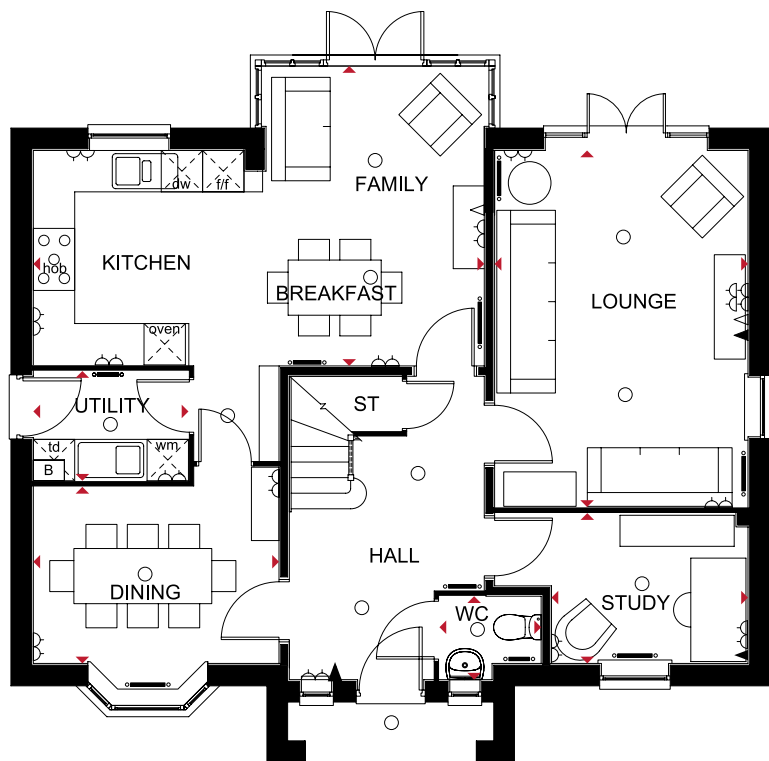
WHERE QUALITY LIVES

THE WINSTONE

FOUR BEDROOM DETACHED HOME

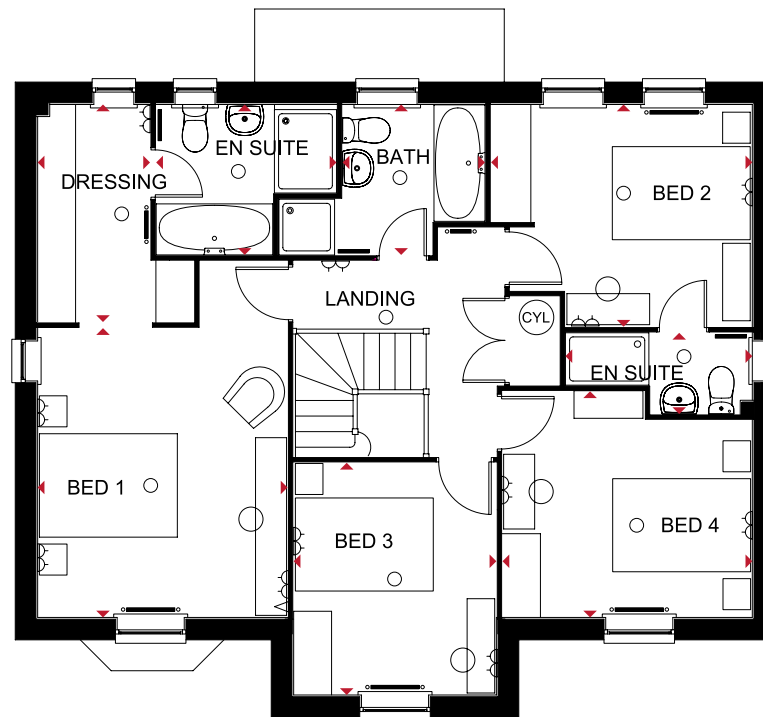
Key

- Light fitting
- ◀ Telephone outlet point
- Radiator
- B Boiler
- CYL Cylinder
- wm Washing machine space
- td Tumble dryer space
- ◁ Electric socket
- ◁ T.V. aerial socket
- Towel radiator
- ST Store
- f/f Fridge/freezer space
- dw Dishwasher space
- ◀▶ Dimension Location



Ground Floor

Lounge	5171 x 3675 mm	17'0" x 12'1"
Kitchen/Family/Breakfast	6540 x 4350 mm	21'5" x 14'3"
Dining	3563 x 2561 mm	11'8" x 8'5"
Study	2850 x 2180 mm	9'4" x 7'2"
Utility	2250 x 1591 mm	7'5" x 5'3"
WC	1475 x 1210 mm	4'10" x 4'0"



First Floor

Bed 1	4196 x 3624 mm	13'9" x 11'11"
Dressing	3155 x 1630 mm	10'4" x 5'4"
En suite	2615 x 2182 mm	8'7" x 7'2"
Bed 2	3722 x 3223 mm	12'3" x 10'7"
En suite	2710 x 1178 mm	8'11" x 3'10"
Bed 3	3368 x 2940 mm	11'1" x 9'8"
Bed 4	3623 x 3280 mm	11'11" x 10'9"
Bath	2182 x 2065 mm	7'2" x 6'9"

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THE BUCKINGHAM

FIVE BEDROOM DETACHED HOME



Individual plots may vary, please speak to the Sales Adviser



Spread over three floors, this beautiful five bedroom home is full of exciting design features. The ground floor boasts a generous entrance hall, leading to a quality kitchen with family, breakfast and utility areas and French doors opening onto the garden. The separate dining room also leads to the garden through French doors. A lounge and handy study

complete the ground floor. The generous master bedroom with en suite shower room, dressing area and fitted wardrobes makes a relaxing haven on the first floor, accompanied by two further double bedrooms and a family bathroom with separate shower. The second floor encompasses two comfortable double bedrooms and a dual access bathroom.



DAVID WILSON HOMES

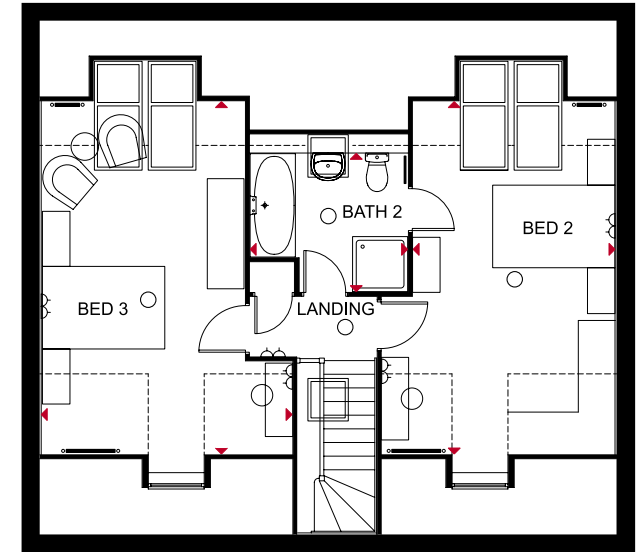
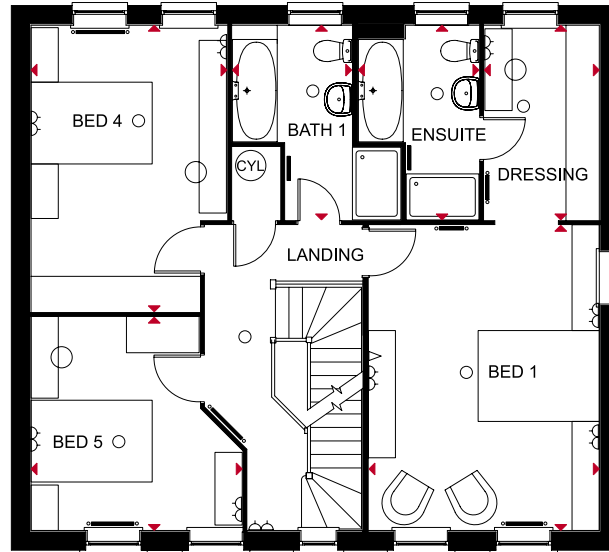
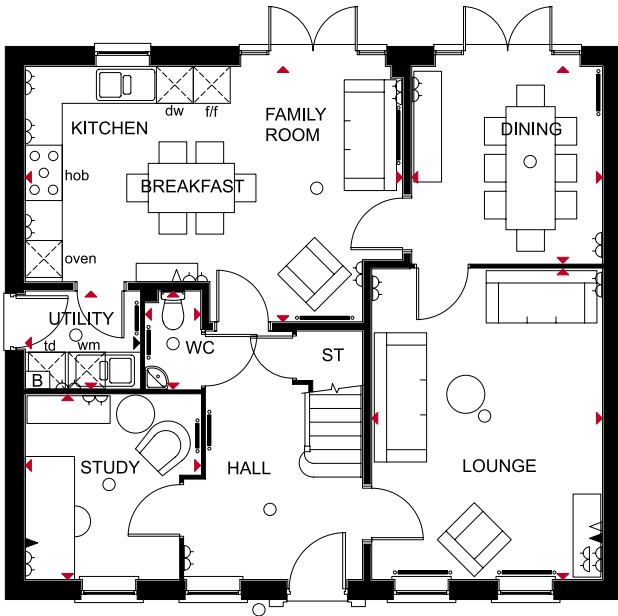
WHERE QUALITY LIVES

THE BUCKINGHAM

FIVE BEDROOM DETACHED HOME

Key

- Light fitting
- ◀ Telephone outlet point
- Radiator
- B Boiler
- CYL Cylinder
- wm Washing machine space
- td Tumble dryer space
- ◁ Electric socket
- ◁ T.V. aerial socket
- Towel radiator
- ST Store
- f/f Fridge/freezer space
- dw Dishwasher space
- ◀▶ Dimension Location



Ground Floor

Lounge	5050 x 3750 mm	16'7" x 12'4"
Kitchen/Family	6130 x 4151 mm	20'1" x 13'7"
Dining	3201 x 3100 mm	10'6" x 10'2"
Study	3006 x 2850 mm	9'10" x 9'4"
Utility	1861 x 1595 mm	6'1" x 5'3"
WC	1595 x 900 mm	5'3" x 2'11"

First Floor

Bed 1	5037 x 3802 mm	16'6" x 12'6"
Dressing	3214 x 1898 mm	10'7" x 6'3"
En suite	1989 x 3214 mm	6'6" x 10'7"
Bed 4	4730 x 3235 mm	15'6" x 10'7"
Bed 5	3521 x 3486 mm	11'7" x 11'5"
Bath 1	1969 x 3214 mm	6'6" x 10'7"

Second Floor

Bed 2	5762* x 3301 mm	18'11" * x 10'10"
Bed 3	5762* x 4101 mm	18'11" * x 13'5"
Bath 2	2575 x 2266* mm	8'5" x 7'5" *

* Overall floor dimension includes lowered ceiling areas

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THE LICHFIELD

FIVE BEDROOM HOME



Individual plots may vary, please speak to the Sales Adviser



This double fronted home is a beautiful property, with a ground floor that features an impressive entrance hall, leading to a comfortable lounge, a separate dining room, a study and a quality kitchen with breakfast, family and utility areas. Along with the dining room, this space opens directly onto the rear garden.

The generous master bedroom enjoys a dressing area and en suite bathroom. It is joined on the first floor by two further double bedrooms and a family bathroom. The second floor is given over to two more double bedrooms and a dual access family bathroom with separate shower.



DAVID WILSON HOMES

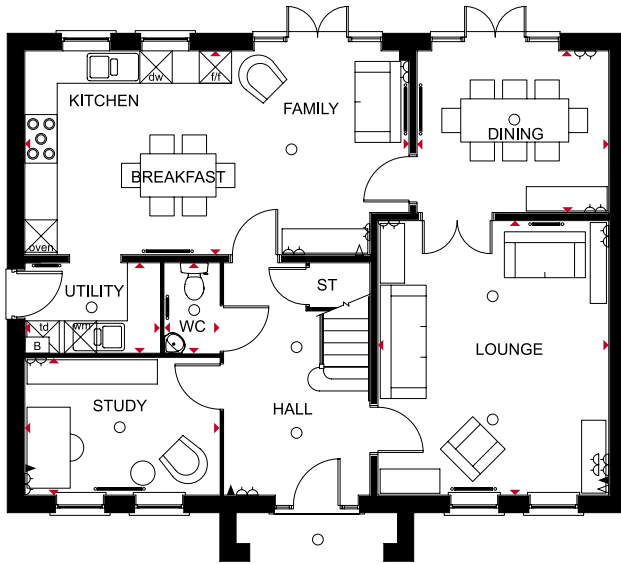
WHERE QUALITY LIVES

THE LICHFIELD

FIVE BEDROOM HOME

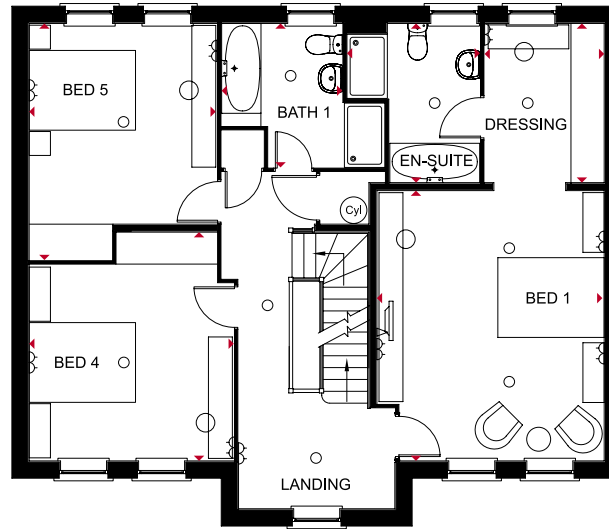
Key

- Light fitting
- ◀ Telephone outlet point
- Radiator
- B Boiler
- CYL Cylinder
- wm Washing machine space
- td Tumble dryer space
- ◁ Electric socket
- ◁ T.V. aerial socket
- Towel radiator
- ST Store
- f/f Fridge/freezer space
- dw Dishwasher space
- ◀▶ Dimension Location



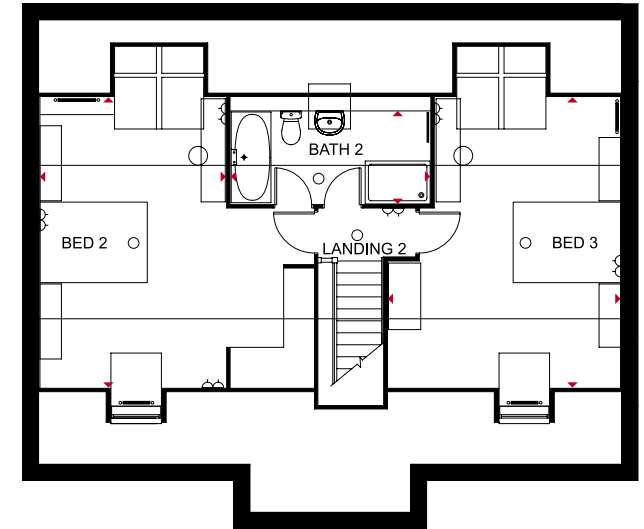
Ground Floor

Lounge	5084 x 4275 mm	16'8" x 14'0"
Kitchen/Family/Breakfast	3775 x 7115 mm	12'5" x 23'4"
Utility	2500 x 1675 mm	8'2" x 5'6"
Dining	3550 x 2994 mm	11'8" x 9'10"
Study	3605 x 2539 mm	11'10" x 8'4"
WC	1675 x 1016 mm	5'6" x 3'4"



First Floor

Bed 1	5084 x 4275 mm	16'8" x 14'0"
Dressing	2994 x 2249 mm	9'10" x 7'5"
En suite	2994 x 2500 mm	9'10" x 8'2"
Bed 4	3848 x 4303 mm	12'8" x 14'1"
Bed 5	3531 x 4450 mm	11'7" x 14'7"
Bath 1	2268 x 2708 mm	7'5" x 8'11"



Second Floor

Bed 2	5409 * x 3465 mm	17'9" * x 11'4"
Bed 3	5409 * x 4336 mm	17'9" * x 14'3"
Bath 2	1733 * x 3715 mm	5'8" * x 12'2"

* Overall floor dimension includes lowered ceiling areas

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THE MANNING

FIVE BEDROOM DETACHED HOME



Individual plots may vary, please speak to the Sales Adviser



The Manning is a beautiful five bedroom home that offers the very best living space for your family. The impressive entrance hall leads to the bright and airy kitchen boasting breakfast, family and utility areas and a glazed bay that opens onto the rear garden. The lounge also features its own set of French doors. A cosy study and

a bay fronted dining room complete the ground floor. Upstairs, the master bedroom comes with a full ensuite, while the second bedroom has an ensuite, making it an ideal space for guests. Two further double bedrooms, a single bedroom and a family bathroom with separate shower offer plenty of room for the rest of the family.



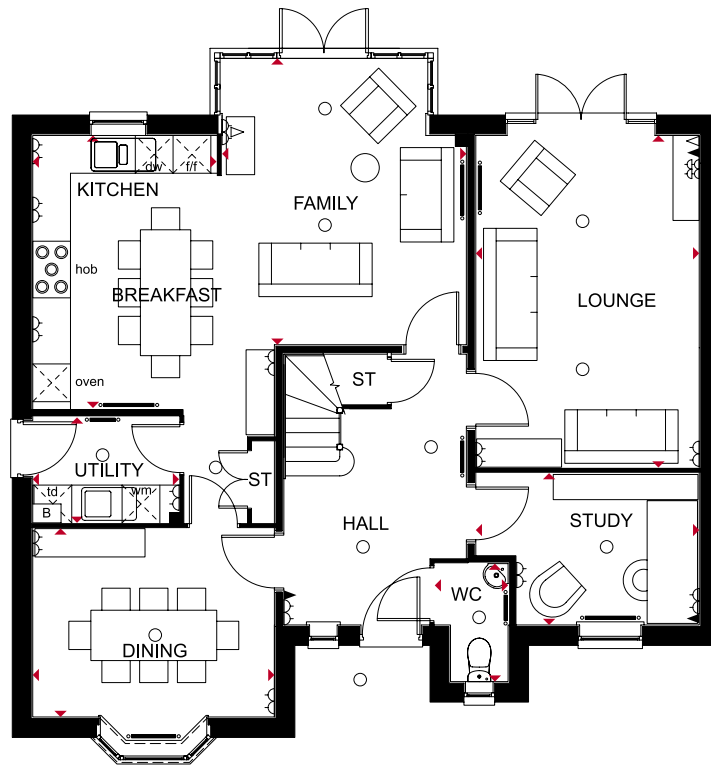
DAVID WILSON HOMES
WHERE QUALITY LIVES

THE MANNING

FIVE BEDROOM DETACHED HOME

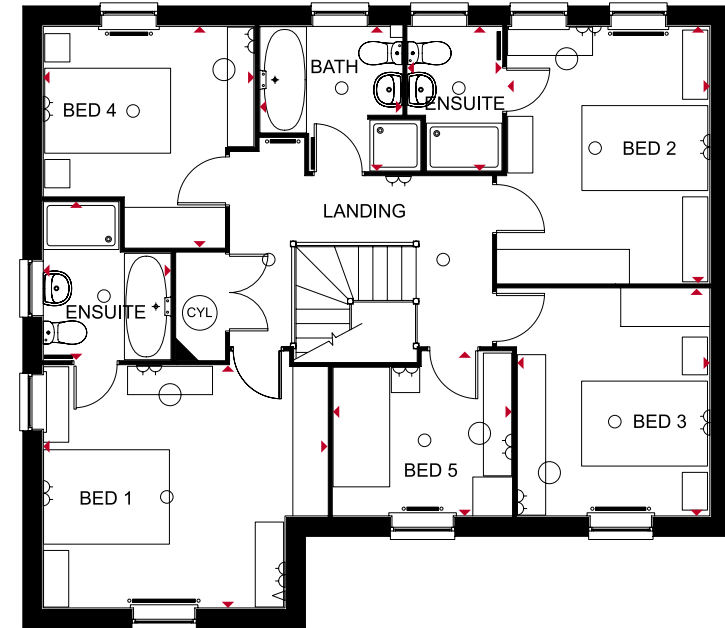
Key

- Light fitting
- ◁ Telephone outlet point
- Radiator
- B Boiler
- CYL Cylinder
- wm Washing machine space
- td Tumble dryer space
- ◁ Electric socket
- ◁ T.V. aerial socket
- Towel radiator
- ST Store
- f/f Fridge/freezer space
- dw Dishwasher space
- ◁ Dimension Location



Ground Floor

Lounge	3550 x 5276 mm	11'8" x 17'4"
Kitchen/Breakfast	4330 x 2900 mm	14'2" x 9'6"
Family	4550 x 3901 mm	14'11" x 12'10"
Dining	3840 x 2996 mm	12'7" x 9'10"
Study	2413 x 3550 mm	7'11" x 11'8"
Utility	2325 x 1675 mm	7'8" x 5'6"
WC	1875 x 1165 mm	6'2" x 3'10"



First Floor

Bed 1	3852 x 4515 mm	12'8" x 14'10"
En suite	2028 x 2514 mm	6'8" x 8'3"
Bed 2	3215 x 4079 mm	10'7" x 13'5"
En suite	1496 x 2296 mm	4'11" x 7'6"
Bed 3	3610 x 3058 mm	11'10" x 10'0"
Bed 4	3352 x 3510 mm	11'0" x 11'6"
Bed 5	2839 x 2611 mm	9'4" x 8'7"
Bath	2260 x 2296 mm	7'5" x 7'6"

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.



THE MOORECROFT

FIVE BEDROOM DETACHED HOME



Individual plots may vary, please speak to the Sales Adviser



With flowing living spaces set over three floors, tied together by a consistently stylish design, the Moorecroft is a beautiful family home. The bright and airy ground floor kitchen features dining and utility areas, leading to the rear garden via French doors. The lounge also boasts its own set of French doors and a bay

window. A separate study and bay fronted dining room complete the ground floor. The first floor offers a master bedroom with full ensuite, three further double bedrooms and a family bathroom. A further double bedroom with ensuite and a cosy den are located on the second floor.



DAVID WILSON HOMES

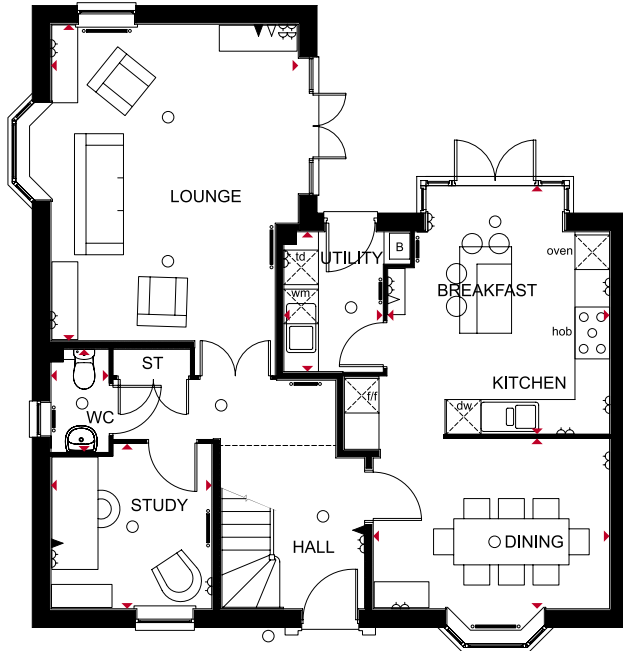
WHERE QUALITY LIVES

THE MOORECROFT

FIVE BEDROOM DETACHED HOME

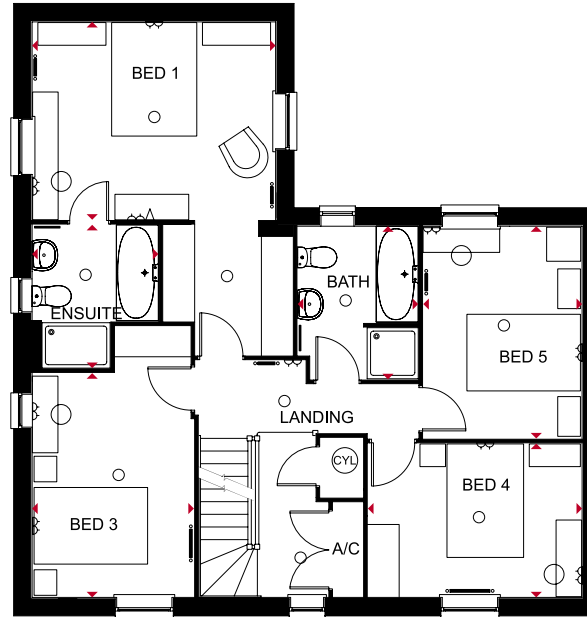
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- f/f Fridge/freezer space
- dw Dishwasher space
- ◀▶ Dimension Location



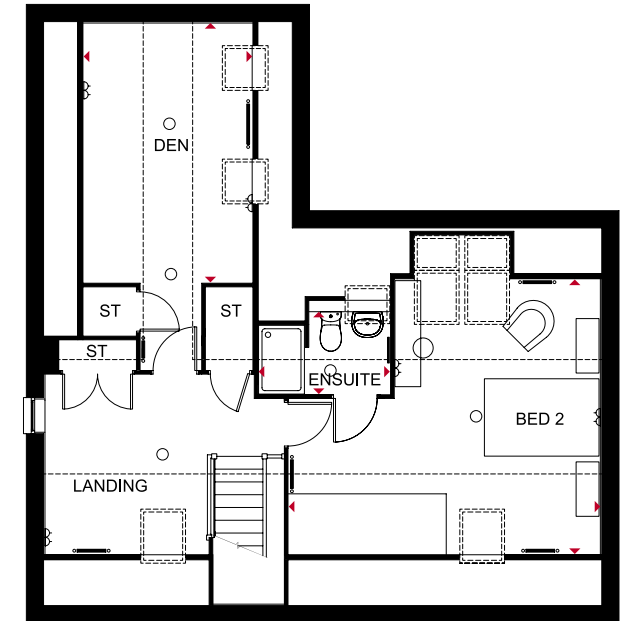
Ground Floor

Lounge	5490 x 4290 mm	18'0" x 14'1"
Kitchen	4310 x 3849 mm	14'2" x 12'8"
Dining	2941 x 4100 mm	9'8" x 13'5"
Study	2790 x 2861 mm	9'2" x 9'5"
Utility	2425 x 1712 mm	7'11" x 5'7"
WC	1775 x 998 mm	5'10" x 3'3"



First Floor

Bed 1	4290 x 3486 mm	14'1" x 11'5"
En suite	2225 x 2525 mm	7'4" x 8'3"
Bed 3	2851 x 3951 mm	9'4" x 13'0"
Bed 4	3773 x 2711 mm	12'5" x 8'11"
Bed 5	3740 x 2798 mm	12'3" x 9'2"
Bath	2698 x 2124 mm	7'0" x 8'10"



Second Floor

Bed 2	5437 x 4790* mm	17'10" x 15'9" *
Den	2940* x 4525 mm	9'8" * x 14'10"
En suite	1437* x 2289 mm	4'9" * x 7'6"

* Overall floor dimension includes lowered ceiling areas

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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.

DAVID WILSON HOMES

WHERE QUALITY LIVES

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