# Emmer Green Drive

Bovis Homes
Est. 1885

**Development update**

**Issue 9 | Summer 2026**






# KEEPING YOU UPDATED

We wanted to provide you with an update on the development and what you can expect from us over the coming months.

## OVERVIEW

In addition, the development will provide:

- The Emmer Green development delivers 223 new homes, 81 being Private Market homes and 142 being affordable.
- The site benefits from extensive areas of Public Open Space as well as 2 designated play areas.
- Surface water drainage will be managed by Sustainable Urban Drainage Systems (SuDS) that will include attenuation basins and swales in some of the open space areas.
- EV charging points will be provided to each individual home with communal points provided for apartment blocks and PV panels will be installed on a number of homes to improve Energy efficiency across the site.

## SITE ACTIVITY

- Construction of the on site infrastructure such as roads and sewers is substantially complete and a number of homes are now currently under construction.
- We are currently awaiting a road space license from Reading Borough Council to allow the main junction into the site to be completed.
- Roads and pathways are now being surfaced

## TIMELINE

- The first completion took place in November 2024.
- The 5 bedroom Birch show home and 4 bedroom Aspen sales office are open to the public. Please check the website for full opening hours.
- Public open space areas across the development will be completed on a phased approach once construction works are complete. Further updates on specific timings will be communicated in future development updates.
- The majority of on-site roads and sewers have been constructed. Completing areas of open space and final road surfacing will be completed on a phase by phase basis.

## MANAGING AGENT

- Vistry have appointed Trinity Estates as Managing Agent for the development.
- The Management Company name is Emmer Green Drive Management Company Limited.
- Vistry will transfer areas of managed land on a phase by phase process, as and when areas are complete.

## ECOLOGY

- A range of Ecological enhancements have been installed across the development including the planting of numerous new trees and planting, as well as initiatives such as hedgehog highways which are designed to allow hedgehogs to travel through gaps in fences through the site.
- We are also carrying out a programme of installation of bird and bat boxes throughout the development and log piles for invertebrates.
- Future proposals such as the implementation of other measures to benefit dormouse and other mammals.



## SERVICES

- Please be aware that the dates and information provided are correct at time of print and are dependent on a number of factors, including weather, so are subject to change.

# DEVELOPMENT LAYOUT PLAN




## HOW WILL THE DEVELOPMENT BENEFIT THE LOCAL COMMUNITY?

Emmer Green Drive will also support the local community by contributing over £1,572,498.00 towards:

- S106 contributions, local donations
- The bus service
- Leisure & recreation
- Local healthcare
- Public art

**We will also be providing:**

- Affordable Housing
- Community open space
- Play area and green space

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Thank you for your patience while the construction work is taking place. We try to keep disruption to a minimum but appreciate it can be noisy and dirty at times so do contact us if you have any questions, or if you'd like to provide any feedback, by emailing:

**customerservice.thamesvalley@vistry.co.uk**

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