WILLOW PARK

Buckingham

NEW HOMES QUALITY CODE

Bovis Homes

Est. 1885



WILLOW PARK

Buckingham

A TASTE OF LOCAL LIFE

Bovis Homes

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Welcome to

WILLOW PARK

Nestled on the edge of the historic market town of Buckingham, Willow Park offers the perfect balance of countryside charm and modern convenience. Surrounded by open green spaces and beautiful Buckinghamshire countryside, this thoughtfully designed new community provides an exceptional setting for contemporary family living.

Buckingham is renowned for its rich heritage, independent character and welcoming atmosphere. The bustling town centre is home to a variety of shops, cafés, restaurants and traditional pubs, alongside regular street markets offering everything from local produce to unique gifts and collectables. Residents can immerse themselves in the town's history with visits to landmarks such as Buckingham Chantry Chapel and Buckingham Old Gaol Museum, both reflecting the area's fascinating past.

Nature lovers will appreciate the abundance of nearby outdoor spaces. The River Great Ouse winds through the town and alongside Bourton Park, where scenic walks, wildlife habitats and open meadows provide the perfect opportunity to unwind. Verney Park and Chandos Park offer further green spaces to explore, while the magnificent Stowe House, Gardens and Parkland lies just a short drive away.

Our collection of beautifully designed homes combines striking architecture with modern layouts, creating spaces tailored for today's lifestyles. Featuring open-plan living areas, stylish kitchens and energy-efficient features throughout, Willow Park has been carefully crafted to meet the needs of modern families, professionals and downsizers alike

With excellent transport connections to Milton Keynes, Oxford, Birmingham and London, Willow Park provides the ideal location for commuters seeking a peaceful place to call home without compromising on connectivity. If you're seeking a quality new home in a thriving Buckinghamshire community, your search ends here.



THE PERFECT LOCATION

Willow Park enjoys an enviable location on the outskirts of Buckingham, offering residents easy access to both town and countryside. Whether you're enjoying a leisurely stroll through Bourton Park, discovering the historic streets of Buckingham or exploring the surrounding Buckinghamshire landscape, there's always something close by to enjoy.

The development is perfectly positioned for commuters, with the A421 providing direct connections to Milton Keynes and Bedford, while the nearby A43 and M40 offer convenient routes towards Oxford, Birmingham and London. Milton Keynes railway station is approximately 12 miles away and provides regular direct services to London Euston, Birmingham, Liverpool and Manchester, making travelling across the country simple and convenient.

Buckingham itself offers an excellent range of everyday amenities, from supermarkets and healthcare facilities to restaurants, leisure centres and sports clubs. The town's lively community atmosphere makes it an attractive place to live for residents of all ages, while nearby attractions such as Stowe Gardens and Silverstone Circuit provide exciting leisure opportunities throughout the year.

Willow Park has been designed with sustainability and community at its heart. Residents will benefit from landscaped open spaces, play areas and attractive green infrastructure, helping to create a welcoming neighbourhood where families can thrive and communities can grow.

Combining outstanding connectivity, historic surroundings and a wealth of local amenities, Willow Park offers everything you need to enjoy modern living in a highly desirable Buckinghamshire location.

EDUCATION FOR EVERYONE

Families at Willow Park are well served by a range of highly regarded educational opportunities, making Buckingham an excellent location for households with children of all ages.

For younger children, Buckingham offers several well-established primary schools, including Buckingham Primary School and Lace Hill Academy, both easily accessible from the development. These schools provide strong foundations for learning within supportive and community-focused environments.

Older students can benefit from access to the highly respected Royal Latin School, one of the area's leading secondary schools with a long-standing reputation for academic excellence. Residents also have access to a number of additional secondary schools and sixth form opportunities within the wider Buckinghamshire and Milton Keynes area.

Buckingham is perhaps best known as the home of the University of Buckingham, one of the UK's most recognised independent universities. The university contributes to the town's vibrant atmosphere and provides higher education opportunities right on the doorstep.

For students pursuing further education and specialist training, Milton Keynes and surrounding towns offer a range of colleges and educational institutions, all within convenient travelling distance.

Combined with excellent transport links and a family-friendly community environment, Willow Park provides outstanding access to education from early years through to higher education.



WILLOW PARK

- **BUCKINGHAM TOWN CENTRE**
  1 mile | 5 mins drive
- **BOURTON PARK**
  1 mile | 20 mins walk
- **BUCKINGHAM PRIMARY SCHOOL**
  1.2 miles | 5 mins drive
- **ROYAL LATIN SCHOOL**
  1.5 miles | 5 mins drive
- **SWAN POOL AND LEISURE CENTRE**
  1.5 miles | 5 mins drive
- **UNIVERSITY OF BUCKINGHAM**
  2 miles | 7 mins drive
- **STOWE GARDENS**
  4 miles | 10 mins drive
- **SILVERSTONE CIRCUIT**
  10 miles | 18 mins drive
- **MILTON KEYNES CENTRAL STATION**
  12 miles | 20 mins drive
- **CENTRE:MK SHOPPING CENTRE**
  12 miles | 20 mins drive

Distances and timings are approximate and for reference only.
Calculated using maps.google.co.uk









A COMMUNITY TO BE PROUD OF

GREENER BY DESIGN

We believe that a truly special home extends beyond its walls – it's shaped by the community and environment that surround it. At **Willow Park** we're proud to do more than build beautiful homes; we invest in the future of the area and the people who live here.

We know that the area surrounding your new home is just as important as the features within your new property. As well as bringing a range of new homes to the area, we also make a commitment, these commitments are chosen based on the needs of our new community and we work with the local council to deliver them. We are proud to have invested towards **£9 million** in local schemes to support the community surrounding your new home in Cambourne.

Our homes are **Greener by Design!** From solar panels, high class insulation and EV charging points, our homes have everything you need to save on your energy bills.







COMMUNITY CONTRIBUTIONS INCLUDE:

IMPROVED PUBLIC TRANSPORT FACILITIES	PUBLIC OPEN SPACES	NEW COMMUNITY FACILITIES	CYCLE ROUTES
CHILDREN'S PLAY AREAS	EDUCATION	SPORTS AND LEISURE FACILITIES	HIGHWAY AND ROAD IMPROVEMENT

GREEN INITIATIVES FOUND AT WILLOW PARK:

USING LOCAL AND BRITISH SUPPLIERS	TIMBER FRAME HOMES	VEHICLE CHARGING POINTS
PV SOLAR PANELS	SUSTAINABLE DRAINAGE	TREES PLANTED

PURCHASE ASSISTANCE SCHEMES

No matter where you are on your home-buying journey - taking your first step, moving up the ladder, or looking to rightsize - we've got a range of fantastic purchase assistance schemes designed to make your move smoother and more achievable.

SMOOTH MOVE

Smooth Move is our scheme for all existing property owners to save time and money. We deal with the estate agents to sell your home and even pay the estate agents' fees!



ARMED FORCES

Helping members of the Armed Forces to own a home with assistance from Bovis Homes, the government and the Ministry of Defence.

TRINITY

KEY WORKER

The Key Worker scheme offers a price discount of £1,000 for every £20,000 you spend on a Bovis Home, up to a maximum of £40,000. Plus we'll also include your flooring to help save you even more!



FAMILY ASSIST

When a friend or family member contributes a minimum of 5% towards your deposit to buy one of our new homes, we'll match it and give you 5% to put towards your deposit. Plus, we'll reward your friend or family member with a £2,000 gift upon completion.

HBF Home Builders Federation

★★★★★

Customer Satisfaction 2026



MAKE YOUR NEW HOME TRULY YOURS WITH UPGRADES AND EXTRAS FROM OUR EXCLUSIVE **SELECT** RANGE

Bring Your Dream Home to Life with Select

At **Willow Park**, your new home already comes with a unique and thoughtfully designed specification - but with our **exclusive Select** range, you can go even further.

This is your opportunity to add those special touches that make a house feel like home. Whether it's a sleek, contemporary kitchen with upgraded premium worktops and the latest appliances, or a bathroom finished with elegant ceramics, Select gives you the freedom to shape every detail.

From kitchen cupboards and lighting to built-in wardrobes and flooring, you'll find a wide range of beautiful options to suit your style. Choose from plush carpets, stylish Amtico flooring, or timeless ceramic tiles - each one helping to create a space that reflects you.

Every choice you make brings your vision closer to reality. And with the guidance of our friendly sales consultants, you'll have expert support every step of the way.

Pick up a **Select** brochure from your sales consultant today to find an extensive list of items available. Such as:

- **Quartz kitchen worktops**
- **Premium appliance packages**
- **Flooring**
- **Built-in wardrobes**
- **Upgraded tiling in main bathroom and en suite**

The availability of items is subject to the stage of build and can vary by development and housetype. Our sales consultants will be pleased to provide you with a full brochure and guidance.



SCAN FOR DIRECTIONS

WILLOW PARK

Buckingham
Buckinghamshire
MK18 1TG

01280 360271

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Est. 1885

Cover photograph of Buckingham. Not view from the development. The streetscene has been produced for illustrative purposes only. Please check the details of the homes you are interested in with our sales consultant. Computer generated images, maps, photography and imagery are intended for illustrative purposes only. Features, designs, materials and visual depictions must be treated as general guidance only. Please speak to a sales consultant for details of specific homes.

Vistry Northern Home Counties region
Building 7, Caldecotte Lake Business Park, Milton Keynes, Buckinghamshire MK7 8JU. Telephone: 01908 088 500

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WILLOW PARK

Development Plan

Bovis Homes

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WILLOW PARK

Buckingham



Existing Bovis Homes development and NEAP

2 BEDROOM HOMES

- The Teal
- The Mallard

3 BEDROOM HOMES

- The Wigeon
- The Pintail
- The Pintail II

CUSTOM-BUILD 3 BEDROOM HOMES

- The Kingfisher
- The Skylark

4 BEDROOM HOMES

- The Shelduck
- The Gadwell
- The Mandarin
- The Rouen

CUSTOM-BUILD 4 BEDROOM HOMES

- The Plover

5 BEDROOM HOMES

- The Shoveler
- The Goose
- The Swan

PRE-SOLD HOMES

- 2 bedroom homes
- 3 bedroom homes
- 4 bedroom homes

bcp	bin collection point
leap	local equipped play area
neap	neighbourhood equipped p
ss	substation
v	visitor space

The site plan shown on this page has been produced for home identification purposes only and is not to scale. The development layout, landscaping and tenure of all dwellings may be subject to change throughout the course of the development. Homes shown as "pre sold" and other properties sold on the general market may not be sold to individual owner occupiers and may instead be transferred to other purchasers, including private investors or affordable housing providers. As partner arrangements are agreed, the mix of tenures across a development can change significantly and rapidly. Finishes and materials may vary from those shown. Please check the details of your chosen plot and house type with the sales consultant. Development layout plan correct at time of production.

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Vistry Northern Home Counties region

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THE TEAL

2 bedroom home

En suite to bedroom 1

Family bathroom to bedroom 2

Open plan kitchen / dining room with French doors

Downstairs cloakroom

Generous separate sitting room

Bovis Homes

Est. 1885

THE TEAL

2 bedroom home



GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining area	4.73 x 3.28	15' 6" x 10' 9"
Sitting room	3.73 x 3.72	12' 3" x 12' 3"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	3.48 x 3.46	11' 5" x 11' 4"
Bedroom 2	4.73 x 3.61	15' 6" x 11' 10"

◄ ►	measuring points	ffzs	fridge freezer space
ws	washing machine space	ds	dishwasher space
h	hob	cup'd	cupboard
ovn	oven		

The Teal | BK200-202 |Willow Park

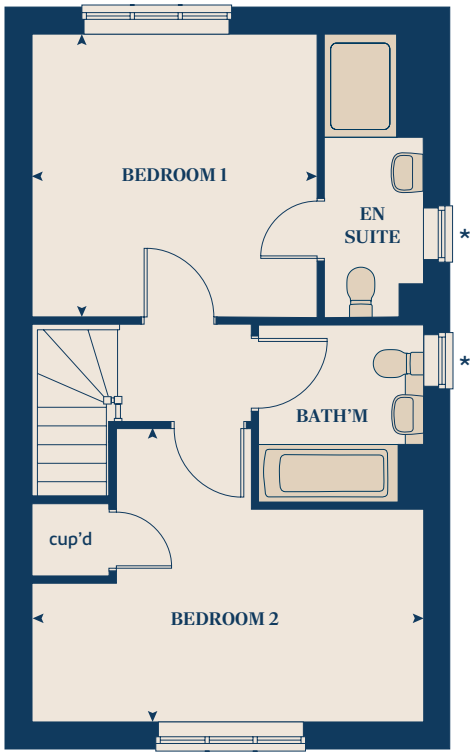
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* Windows not applicable to plots 306, 311, 312, 368, 371 and 391. Please speak to a sales consultant for further details.

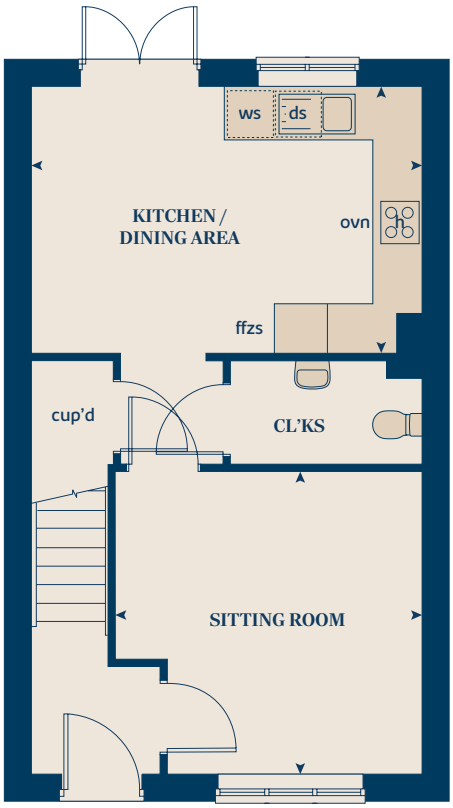
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Bovis Homes
Est. 1885

FIRST FLOOR



GROUND FLOOR





THE MALLARD

2 bedroom home

One storey living

Generous kitchen / dining / sitting room

Sitting room with French doors to garden

Two allocated off-street parking spaces

Bovis Homes

Est. 1885

THE MALLARD

2 bedroom home



GROUND FLOOR	METRES	FEET/INCHES
Kitchen / sitting / dining	7.80 x 3.51	25' 7" x 11' 6"
Bedroom 1	4.21 x 3.25	13' 10" x 10' 8"
Bedroom 2	3.55 x 2.27	11' 8" x 7' 5"

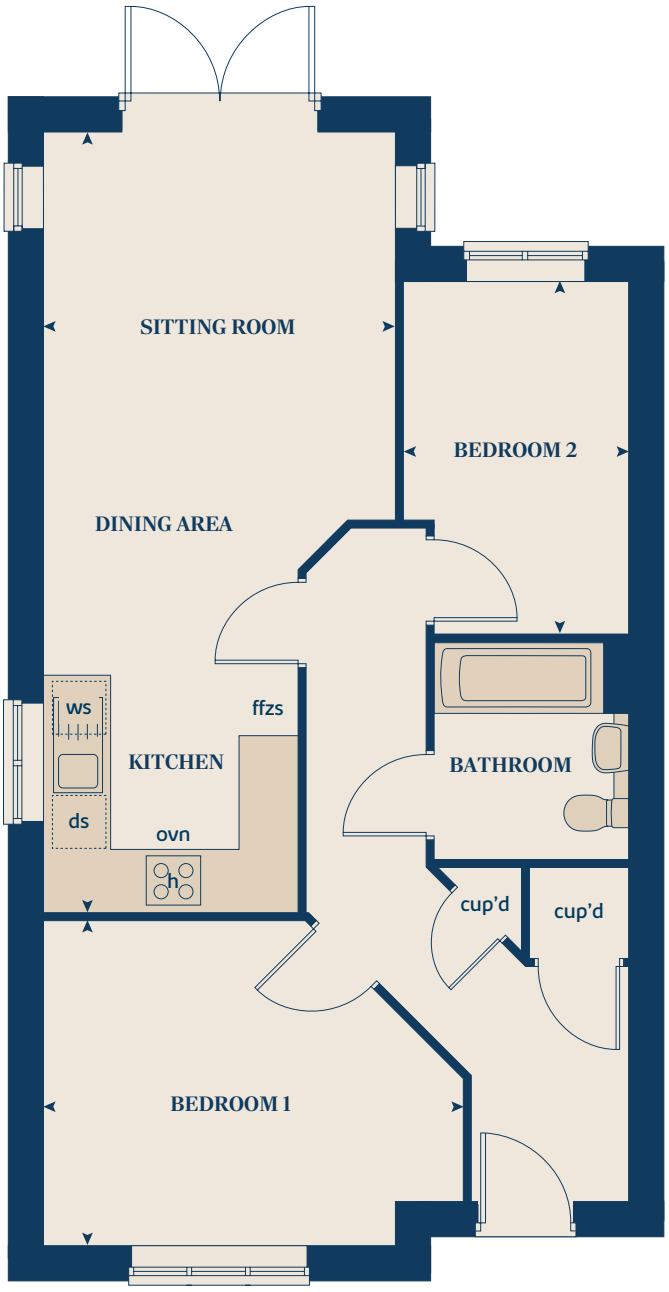
◄ ►	measuring points	ffzs	fridge freezer space
ws	washing machine space	ds	dishwasher space
h	hob	cup'd	cupboard
ovn	oven		

The Mallard | BK220 | Willow Park

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GROUND FLOOR



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THE WIGEON

3 bedroom home

Kitchen / dining room with French doors to garden

Downstairs utility room

Separate sitting room

En suite to bedroom 1

Two allocated off-street parking spaces

Bovis Homes

Est. 1885

THE WIGEON

3 bedroom home



GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining area	5.53 x 3.19	18' 2" x 10' 6"
Sitting room	4.14 x 3.40	13' 7" x 11' 2"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	4.58 x 3.26	15' 0" x 10' 8"
Bedroom 2	4.91 x 3.04	16' 1" x 10' 0"
Bedroom 3	3.70 x 2.41	12' 2" x 7' 11"

◄ ►	measuring points	ffzs	fridge freezer space
ws	washing machine space	ds	dishwasher space
h	hob	cup'd	cupboard
ovn	oven		

The Wigeon | BK300 | Willow Park

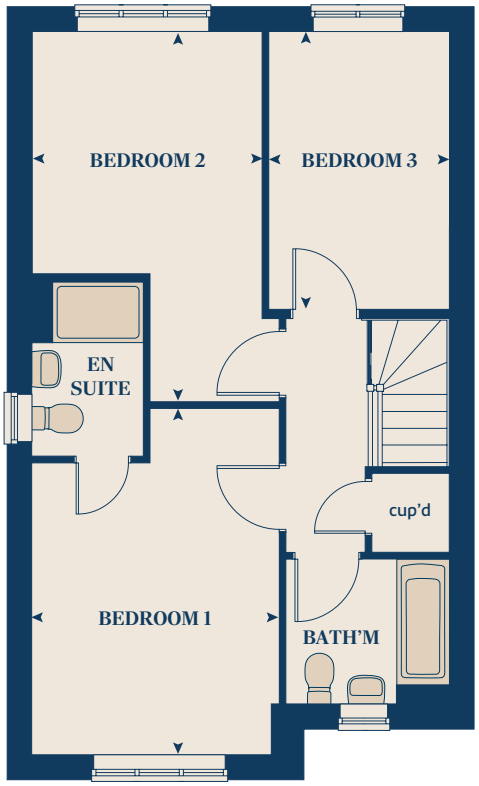
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① Alternative layout applies to plot 296 only.
Please speak to our sales consultant for further details.

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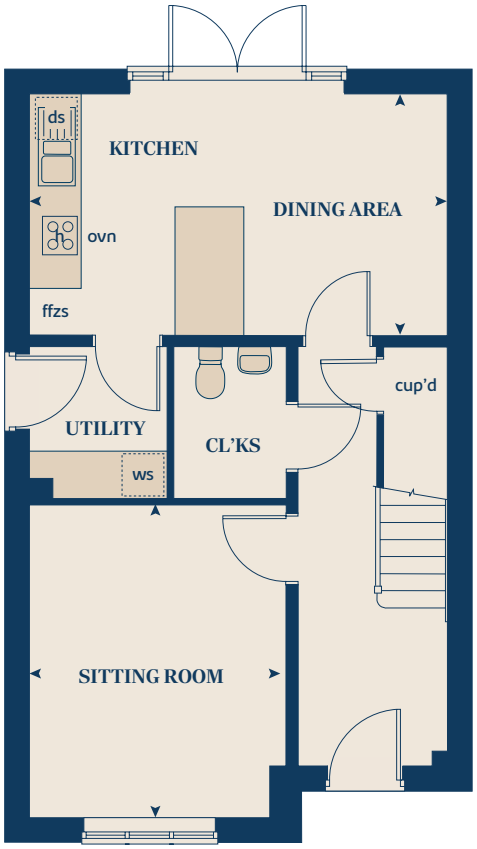
Bovis Homes
Est. 1885

FIRST FLOOR



GROUND FLOOR

① 





THE PINTAIL

3 bedroom home

En suite to bedroom 1

Downstairs cloakroom / utility room

Generous sitting room

Dining room with French doors to garden

Two off-street parking spaces and garage to selected plots

Bovis Homes

Est. 1885

THE PINTAIL

3 bedroom home



GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining area	5.53 x 3.47	18' 2" x 11' 5"
Sitting room	5.53 x 3.63	18' 2" x 11' 11"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	3.69 x 3.26	12' 1" x 10' 8"
Bedroom 2	3.57 x 3.14	11' 9" x 10' 4"
Bedroom 3	3.59 x 2.30	11' 9" x 7' 7"

◄ ►	measuring points	ffzs	fridge freezer space
ws	washing machine space	ds	dishwasher space
h	hob	cup'd	cupboard
ovn	oven		

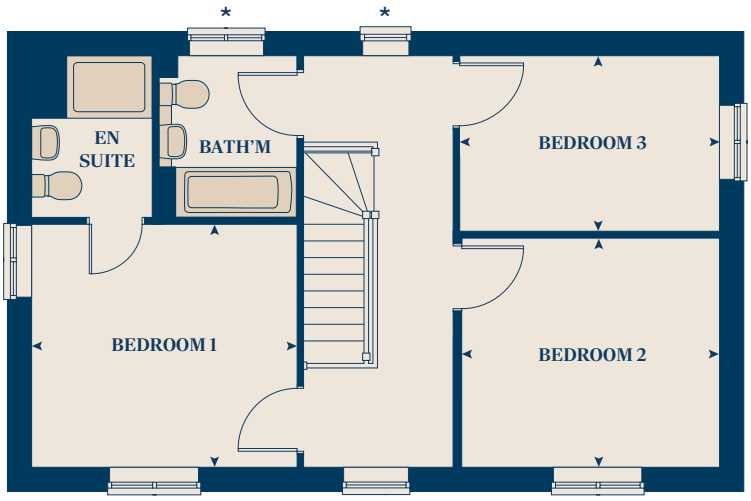
The Pintail | BK310, BK312, BK314 | Willow Park

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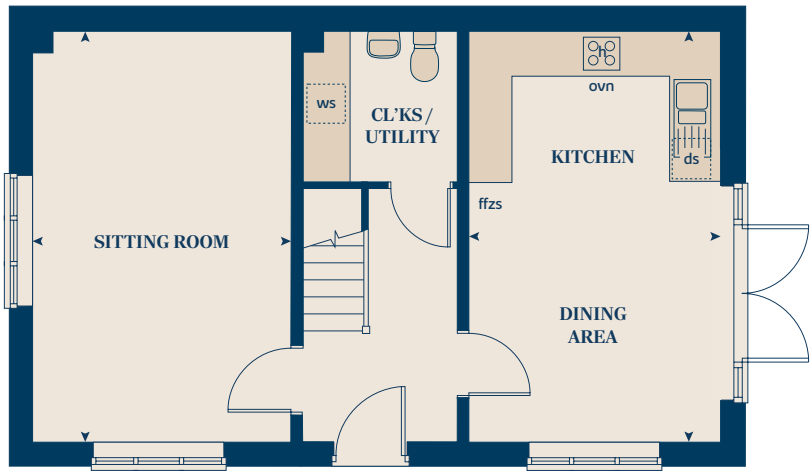
* Windows omitted to plot 314 only. Please speak to a sales consultant for further details.

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FIRST FLOOR



GROUND FLOOR



Bovis Homes
Est. 1885



THE PINTAIL II

3 bedroom home

En suite to bedroom 1

Downstairs cloakroom / utility room

Generous sitting room

Dining room with French doors to garden

Two off-street parking spaces and garage to selected plots

Bovis Homes

Est. 1885

THE PINTAIL II

3 bedroom home



GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining area	5.53 x 3.47	18' 2" x 11' 5"
Sitting room	5.53 x 3.63	18' 2" x 11' 11"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	3.69 x 3.26	12' 1" x 10' 8"
Bedroom 2	3.57 x 3.14	11' 9" x 10' 4"
Bedroom 3	5.57 x 2.30	18' 3" x 7' 7"

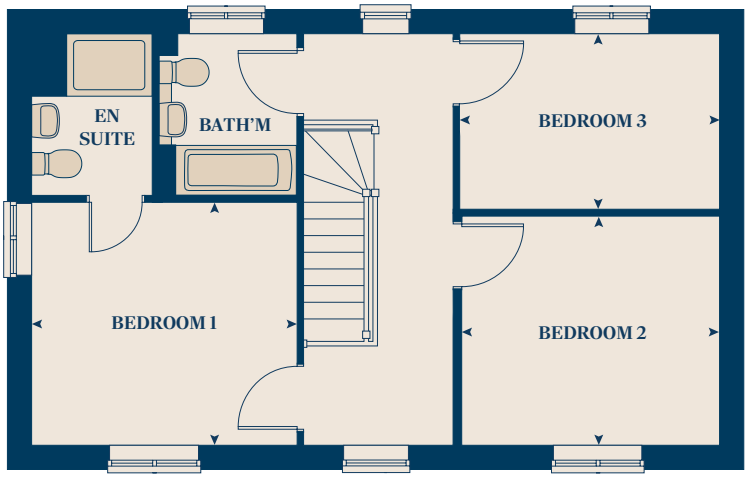
◄ ►	measuring points	ffzs	fridge freezer space
ws	washing machine space	ds	dishwasher space
h	hob	cup'd	cupboard
ovn	oven		

The Pintail II | BK311, BK313, BK315 | Willow Park

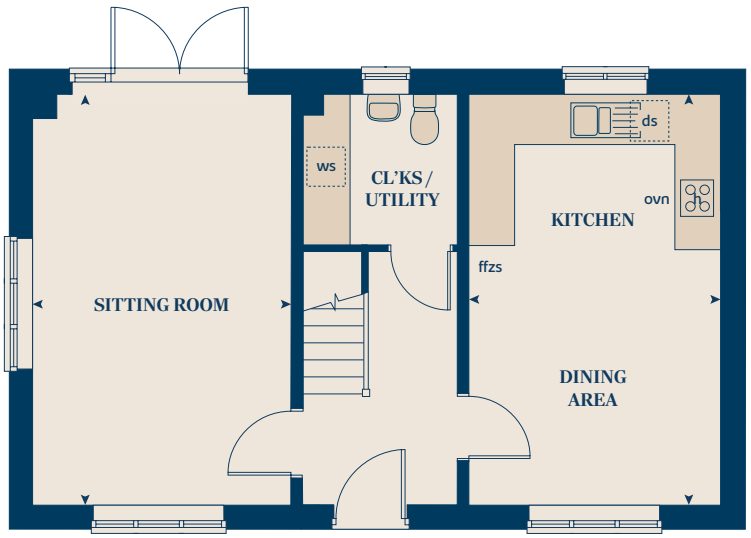
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FIRST FLOOR



GROUND FLOOR



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THE SHELDUCK

4 bedroom home

Downstairs study

Utility and cloakroom

Open plan kitchen / dining room with French doors

Generous bedroom 1 with en suite and wardrobe

Garage and two parking spaces

Bovis Homes

Est. 1885

THE SHELDUCK

4 bedroom home



GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining room	7.78 x 3.20	25' 6" x 10' 6"
Sitting room	5.21 x 3.39	17' 1" x 11' 2"
Study	2.31 x 2.15	7' 7" x 7' 1"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	3.41 x 2.57	11' 2" x 8' 5"
Bedroom 2	3.55 x 3.01	11' 8" x 9' 11"
Bedroom 3	4.15 x 2.36	13' 7" x 7' 9"
Bedroom 4	3.53 x 2.37	11' 7" x 7' 9"

◄ ►	measuring points	ffzr	fridge freezer
ws	washing machine space	ds	dishwasher space
h	hob	cup'd	cupboard
ovn	oven	w	wardrobe

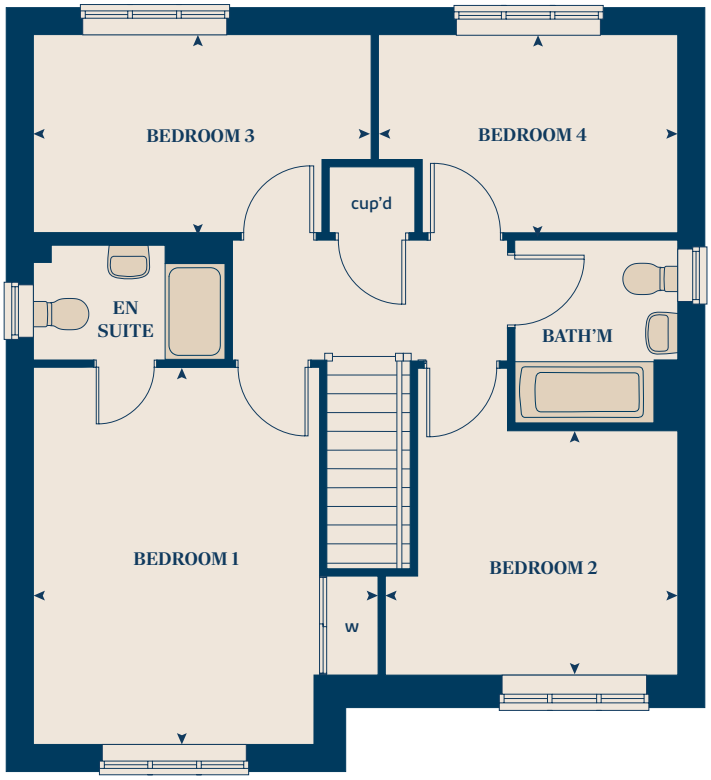
The Shelduck | BK400 | Willow Park

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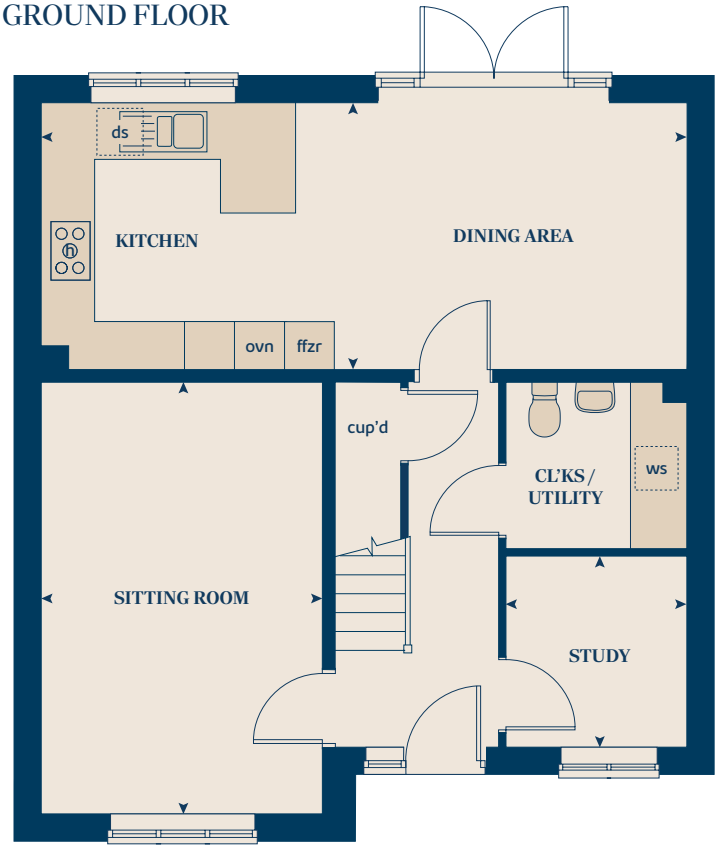
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Bovis Homes
Est. 1885

FIRST FLOOR



GROUND FLOOR





THE GADWALL

4 bedroom home

Generous bedroom 1 with en suite and wardrobe

Garage and two parking spaces

Utility and cloakroom

Downstairs study

Bay window in generous sitting room

Bovis Homes

Est. 1885

THE GADWALL

4 bedroom home



GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining area	8.12 x 2.90	26' 8" x 9' 6"
Sitting room	5.76 x 3.08	18' 11" x 10' 1"
Study	3.08 x 2.26	10' 1" x 7' 5"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	3.59 x 3.19	11' 9" x 10' 6"
Bedroom 2	4.14 x 2.93	13' 7" x 9' 7"
Bedroom 3	3.89 x 2.93	12' 9" x 9' 7"
Bedroom 4	3.21 x 3.20	10' 6" x 10' 6"

◄ ►	measuring points	ffzr	fridge freezer
ws	washing machine space	dw	dishwasher
h	hob	cup'd	cupboard
ovn	oven	w	wardrobe

The Gadwall | BK410 | Willow Park

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Bovis Homes
Est. 1885

FIRST FLOOR



GROUND FLOOR





THE MANDARIN

4 bedroom home

Utility and cloakroom

Downstairs study

Generous bedroom 1 with en suite and wardrobe

Garage and two parking spaces

Spacious sitting room

Bovis Homes

Est. 1885

THE MANDARIN

4 bedroom home



GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining area	8.23 x 2.67	27' 0" x 8' 9"
Sitting room	4.83 x 3.74	15' 10" x 12' 3"
Study	2.72 x 2.27	8' 11" x 7' 5"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	3.72 x 3.60	12' 3" x 11' 10"
Bedroom 2	3.70 x 3.38	12' 2" x 11' 1"
Bedroom 3	4.41 x 2.45	14' 6" x 8' 1"
Bedroom 4	3.70 x 2.72	12' 2" x 8' 11"

◄ ►	measuring points	ffzr	fridge freezer
ws	washing machine space	dw	dishwasher
h	hob	cup'd	cupboard
ovn	oven	w	wardrobe

The Mandarin | BK420 | Willow Park

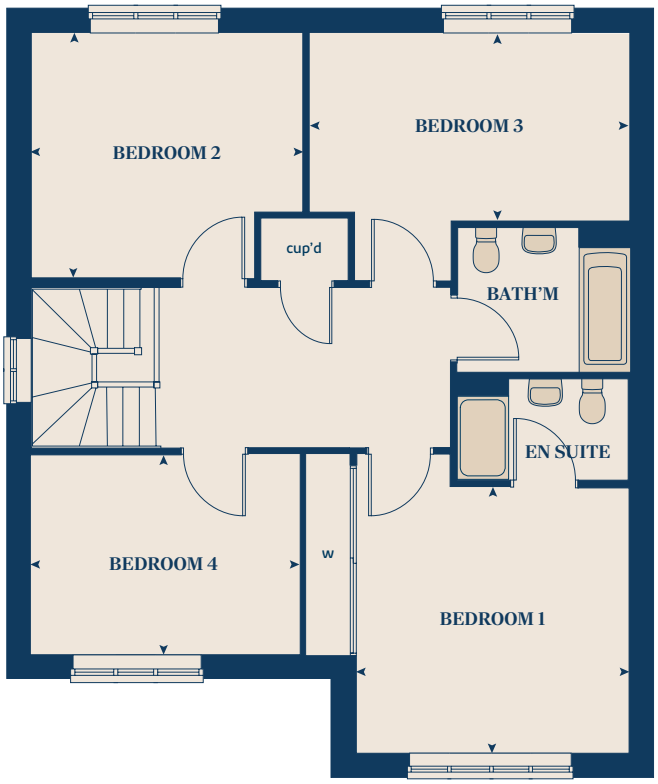
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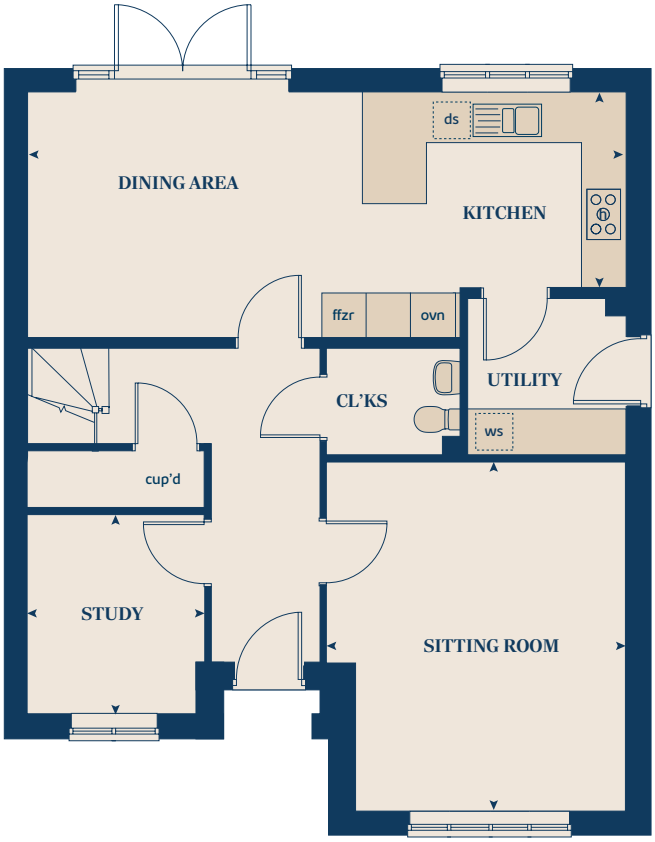
Bovis Homes

Est. 1885

FIRST FLOOR



GROUND FLOOR





THE ROUEN

4 bedroom home

Generous bedroom 1 with en suite and wardrobe

Garage and two parking spaces

Utility and cloakroom

Downstairs study

Bay window in generous sitting room

Bovis Homes

Est. 1885

THE ROUEN

4 bedroom home



GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining area	6.99 x 3.13	23' 0" x 10' 4"
Sitting room	5.11 x 3.26	16' 9" x 10' 8"
Study	3.26 x 1.79	10' 8" x 5' 10"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	3.64 x 3.20	11' 11" x 10' 6"
Bedroom 2	3.67 x 3.06	12' 1" x 10' 0"
Bedroom 3	3.64 x 3.24	11' 11" x 10' 8"
Bedroom 4	3.18 x 2.58	10' 5" x 8' 6"

◂ ▸	measuring points	ffzr	fridge freezer
ws	washing machine space	ds	dishwasher space
h	hob	cup'd	cupboard
ovn	oven	w	wardrobe

The Rouen | BK430 | Willow Park

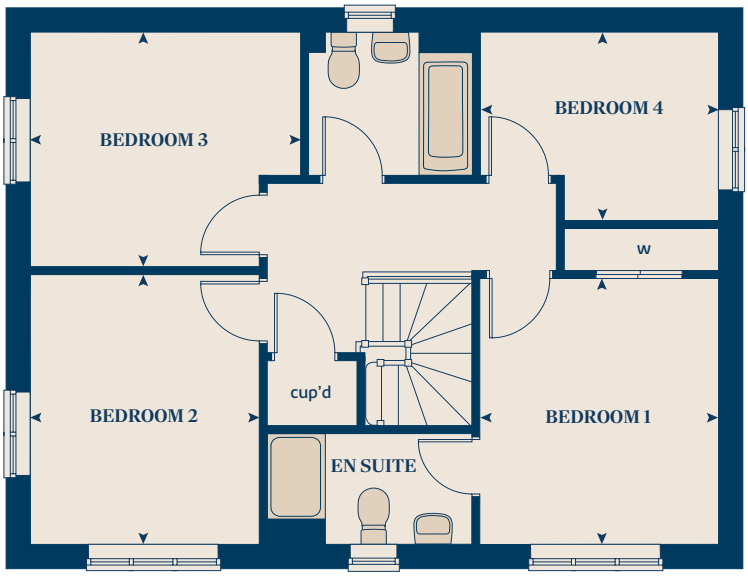
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Bovis Homes

Est. 1885

FIRST FLOOR



GROUND FLOOR





THE SHOVELER

5 bedroom home

Bedroom 1 with en suite and wardrobe

Bedroom 2 with en suite

Downstairs utility, cloakroom and study / dining room

Sitting room with bay window

Double garage and two parking spaces

Bovis Homes

Est. 1885

THE SHOVELER

5 bedroom home



GROUND FLOOR	METRES	FEET/INCHES
Kitchen	4.58 x 3.06	15' 0" x 10' 0"
Family / dining area	6.10 x 3.43	20' 0" x 11' 3"
Sitting room	4.16 x 3.62	13' 8" x 11' 11"
Study / dining room	3.61 x 3.01	11' 10" x 9' 11"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	3.62 x 3.14	11' 11" x 10' 4"
Bedroom 2	3.83 x 2.86	12' 7" x 9' 5"
Bedroom 3	3.45 x 3.07	11' 4" x 10' 1"
Bedroom 4	3.10 x 2.46	10' 2" x 8' 1"
Bedroom 5	2.93 x 2.46	9' 7" x 8' 1"

◄ ►	measuring points	cyl	hot water cylinder
ws	washing machine space	ds	dishwasher space
h	hob	cup'd	cupboard
ovn	oven	w	wardrobe
ffzr	fridge freezer		

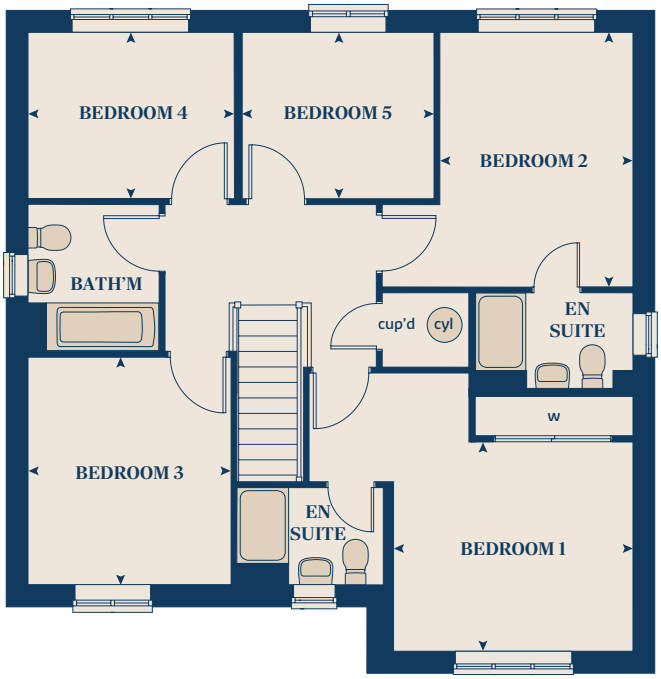
The Shoveler | BK500-501 | Willow Park

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Bovis Homes
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FIRST FLOOR



GROUND FLOOR





THE GOOSE

5 bedroom home

Bedroom 1 and 2 with en suite

Downstairs utility, cloakroom and study

Separate dining and sitting room with bay windows

Double garage and two parking spaces

Built-in wardrobe to bedroom 1

Bovis Homes

Est. 1885

THE GOOSE

5 bedroom home



GROUND FLOOR	METRES	FEET/INCHES
Kitchen / family / dining	8.01 x 3.59	26' 4" x 11' 10"
Sitting room	5.39 x 3.67	17' 8" x 12' 1"
Dining room	4.14 x 3.16	13' 7" x 10' 4"
Study	3.59 x 2.24	11' 9" x 7' 4"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	4.88 x 4.08	16' 0" x 13' 4"
Bedroom 2	4.07 x 3.44	13' 4" x 11' 4"
Bedroom 3	5.07 x 3.22	16' 8" x 10' 7"
Bedroom 4	3.96 x 2.24	13' 0" x 7' 4"
Bedroom 5	2.87 x 2.61	9' 5" x 8' 7"

◄ ►	measuring points	cyl	hot water cylinder
ws	washing machine space	ds	dishwasher space
h	hob	cup'd	cupboard
ovn	oven	w	wardrobe
ffzr	fridge freezer		

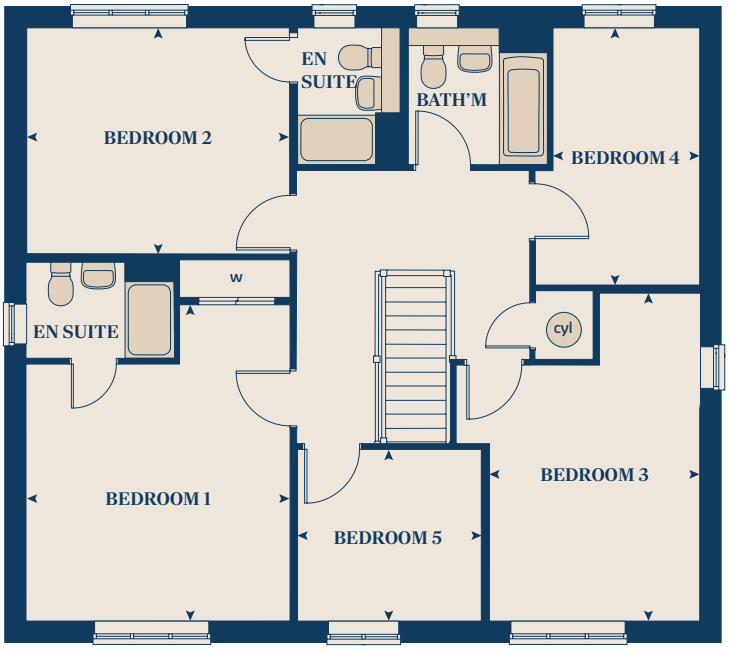
The Goose | BK510-511 | Willow Park

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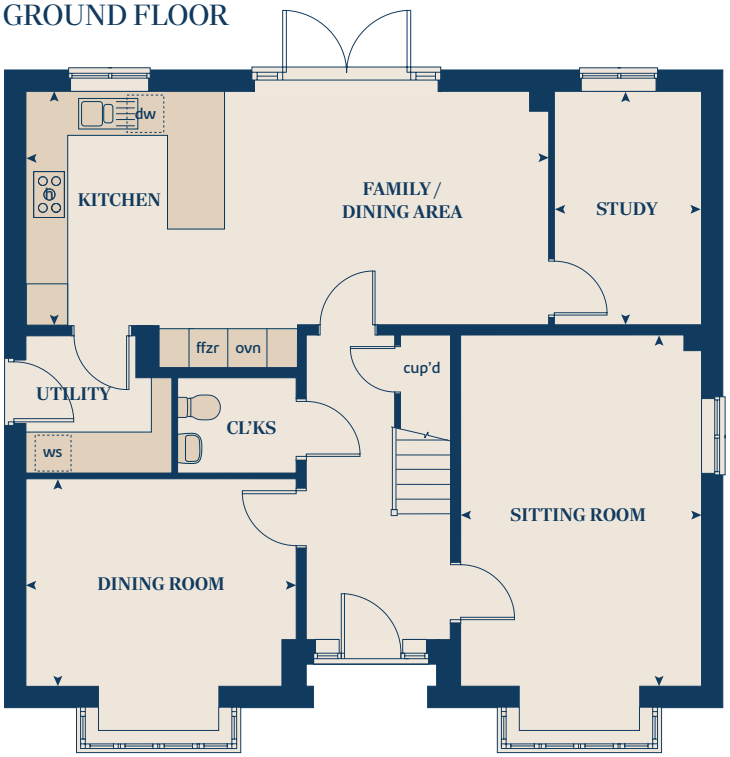
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Bovis Homes
Est. 1885

FIRST FLOOR



GROUND FLOOR





THE SWAN

5 bedroom home

En suite and wardrobes to bedroom 1

Shower room and generous storage on second floor

Bi-fold doors to the open plan kitchen / dining room

Downstairs study, utility and cloakroom

Double garage and two parking spaces

Bovis Homes

Est. 1885

THE SWAN

5 bedroom home



GROUND FLOOR	METRES	FEET/INCHES
Kitchen / family / dining	8.46 x 3.17	27' 9" x 10' 5"
Sitting room	4.74 x 3.20	15' 7" x 10' 6"
Study	3.20 x 1.69	10' 6" x 5' 7"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	4.17 x 3.83	13' 8" x 12' 7"
Bedroom 3	4.16 x 3.22	13' 8" x 10' 7"
Bedroom 5	2.92 x 2.26	9' 7" x 7' 5"

SECOND FLOOR	METRES	FEET/INCHES
Bedroom 2	5.00 x 3.21	16' 5" x 10' 7"
Bedroom 4	3.83 x 3.00	12' 7" x 9' 10"

◄ ►	measuring points	cyl	hot water cylinder
ws	washing machine space	ds	dishwasher space
h	hob	cup'd	cupboard
ovn	oven	w	wardrobe
ffzr	fridge freezer		

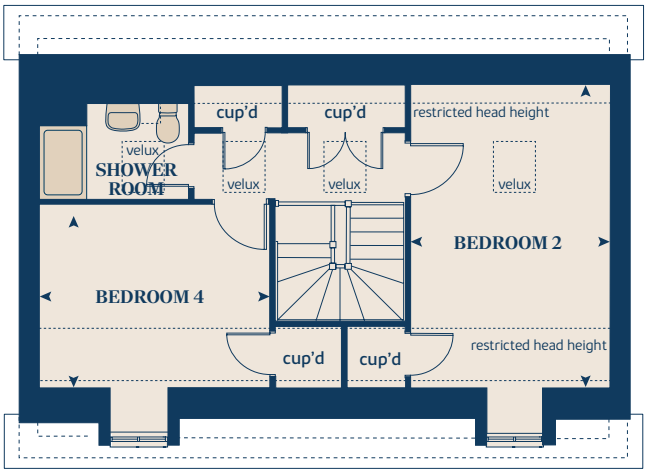
The Swan | BK520 | Willow Park

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SECOND FLOOR



FIRST FLOOR



GROUND FLOOR





WILLOW PARK

Specification

Bovis Homes

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A UNIQUE SPECIFICATION

Every home comes thoughtfully designed and beautifully appointed with a high-quality standard specification that reflects our commitment to craftsmanship and comfort. From sleek, contemporary kitchens, to stylish bathrooms featuring modern fittings and elegant tiling, every detail has been carefully considered.

Energy-efficient heating systems, double-glazed windows, and superior insulation ensure your home is as practical as it is beautiful. With a focus on both form and function, our standard specification offers everything you need to move in and start enjoying your new lifestyle from day one.

	2 bedroom	THE TEAL	THE MALLARD	3 bedroom	THE WIGEON	THE PINTAIL	THE PINTAIL II	4 bedroom	THE SHELDUCK	THE GADWELL	THE MANDARIN	THE ROUEN	5 bedroom	THE SHOVELER	THE GOOSE	THE SWAN	Custom-build homes	THE SKYLARK	THE KINGFISHER	THE PLOVER
KITCHEN																				
Choice of standard fitted kitchen (doors & worktops)		■	■		■	■	■											■	■	
Choice of premium fitted kitchen (doors & worktops)									■	■	■	■		■	■	■				■
Stainless steel sink and drainer (single bowl) with chrome mixer tap		■	■																	
Stainless steel sink and drainer (single and a half bowl) with chrome mixer tap					■	■	■		■	■	■	■		■	■	■		■	■	■
Indesit hob (60cm) with built-in single underoven, with stainless steel splashback and curved glass chimney hood		■	■		■	■	■											■	■	
Bosch (75cm) hob with built-in double high level oven, with glass splashback and stainless steel pyramid chimney hood									■	■	■	■		■	■	■				■
Pendant light fitting		■	■		■	■	■											■	■	
Dimmable downlighters									■	■	■	■		■	■	■				■
Pre-wired for under-unit lighting option		■	■		■	■	■											■	■	
LED under-unit flexible strip lighting									■	■	■	■		■	■	■				■
Fridge / freezer space		■	■		■	■	■											■	■	
Indesit Integrated 50/50 fridge-freezer									■	■	■	■		■	■	■				■
Space for integrated dishwasher with plumbing and electrics		■	■		■	■	■											■	■	
Indesit integrated dishwasher									■	■	■	■		■	■	■				■
Space for washing machine with plumbing and electrics in kitchen		■	■																	■
Space for washing machine with plumbing and electrics in utility					■	■	■		■	■	■	■		■	■	■		■	■	■
BATHROOMS AND EN SUITE(S)																				
Ideal Standard contemporary white Concept Air sanitaryware		■	■		■	■	■		■	■	■	■		■	■	■		■	■	■
Ideal Standard close coupled WC to cloakroom		■	■		■	■	■		■	■	■	■		■	■	■		■	■	■
Handheld hair wash attachment									■	■	■	■		■	■	■				■
Shower over the bath (full height tiling to length and side of bath)		■	■																	
Ideal Standard low profile shower tray with glass enclosure to bedroom 1 en suite					■	■	■		■	■	■	■		■	■	■		■	■	■
Second shower en suite to selected bedrooms														■	■					
Additional shower room to Second floor																■				
Choice of standard Porcelanosa wall tiling (splashback, 450mm over bath, and full-height to shower cubicle)*		■	■		■	■	■											■	■	
Choice of Premium Porcelanosa wall tiling (half-height to walls with fitted sanitary ware, half-height over bath, and full-height to shower cubicle)*									■	■	■	■		■	■	■				■
Chrome bezel LED bulkhead to bathroom and en suite(s)		■	■		■	■	■		■	■	■	■		■	■	■		■	■	■
Chrome towel warmer in bathroom and en suite(s)									■	■	■	■		■	■	■				■







	2 bedroom	THE TEAL	THE MALLARD	3 bedroom	THE WIGEON	THE PINTAIL	THE PINTAIL II	4 bedroom	THE SHELDUCK	THE GADWELL	THE MANDARIN	THE ROUEN	5 bedroom	THE SHOVELER	THE GOOSE	THE SWAN	Custom-build homes	THE SKYLARK	THE KINGFISHER	THE PLOVER
BEDROOMS																				
Built-in wardrobes									■	■	■	■		■	■	■			■	
DOORS AND WINDOWS																				
Front door with multi-point security locking system and security chain	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
Slate numeral plaque	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
PVCu double glazing to windows	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
Double glazed PVCu French doors	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
Powder coated aluminium double glazed bi-fold doors															■					
Internal Cottage style pre-primed doors with Brass Satin finish handles	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
Paving outside French/bifold door and path to garage personnel door (where applicable)	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
GENERAL																				
White painted walls and smooth white ceilings	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
Combined usb / double sockets in kitchen, study, bedroom 1 and 2	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
Multi-media point in living room	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
TV point to bedroom 1 and family room (where applicable)	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
Master telephone socket to lounge and study where applicable	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
Gas central heating with wall mounted combi-boiler, programme selector and room thermostat(s)	■	■		■	■	■		■	■	■	■						■	■	■	
Gas central heating with wall mounted boiler and separate hot water cylinder, programme selector and room thermostat(s)													■	■	■					
Thermostatic valves to all radiators (with the exception of rooms with separate thermostat control)	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
Fitted external tap	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
External light fitted to front porch and wiring for external light to rear door	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
Mains wired smoke detectors with battery back-up	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
Battery powered Carbon Monoxide detector (wall mounted) to be provided for each floor	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
Power and lighting to 'on plot' garage (where applicable)	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
Enclosed fenced rear garden, and garden gate (where applicable).	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
Landscaped front gardens	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
NHBC Buildmark cover	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	
First two years' customer service support from Bovis Homes	■	■		■	■	■		■	■	■	■		■	■	■		■	■	■	

■ Fitted as standard - included in the property
* Subject to stage of construction
^ Selected homes exclude glass splashback

This specification indicates, by means of a dot (■), the items that are included within the home. If there is no dot in a column, the item is not included. Any item not expressly listed or indicated within this specification is excluded from the standard build. For information on the Select upgrade options available depending on build stage, please speak with a sales consultant.

Bovis Homes

Est. 1885

The availability of some items is subject to the stage of build, but our sales consultants will be happy to provide guidance every step of the way. The specification shown in this leaflet is correct at the time of going to press. Bovis Homes is continually reviewing and updating the specification on all housetypes and therefore reserves the right to change specification details. Photographs depict a typical Bovis Homes interior and may include optional upgrades. For full details regarding current specification and finishes, for the plots you are interested in, please refer to our sales consultant.

Vistry Northern Home Counties region

Building 7, Caldecotte Lake Business Park, Milton Keynes, Buckinghamshire MK7 8JU. Telephone: 01908 088 500

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