

Haddon Peake

Development update



Issue 1 | Summer 2024



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

Haddon Peake is part of a larger consortium development, Great Haddon Wood, a large parcel of land undergoing a significant program for new homes and building a new and thriving community with sustainability as a key part of this focus.

Phase 1 of this development consists of 72 homes including a collection of 2, 3, 4 and 5 bedroom properties.

The scheme at Great Haddon, which also includes plans for a new primary school, playing fields, local centre and community building, is part of the wider 5,350-home Great Haddon sustainable urban extension to the south west of Peterborough, next to the village of Yaxley.

Site activity

- The main boulevard at the front of the development is now open.
- All mains have now been installed on the Bovis Homes parcel.
- First homes are expected to be occupied in Summer 2024.
- Sub station and pumping station are now live.



Timeline

- First homes released for sale in April 2024.
- First completions are expected in Summer 2024.
- There is currently no sales office or show home for Bovis Homes on the development. Customer appointments are held at a nearby development, Hampton Water.
- More information about the development can be found here:

<https://www.bovishomes.co.uk/developments/cambridgeshire/haddon-peake>

Managing agent

- Trinity (Estates) Property Management Limited are acting as managing agents.
- Trinity (Estates) Property Management Limited is responsible for the maintenance of public open spaces and communal areas.
- Please refer to the Development Information document for the full breakdown of services and charges.

Ecology

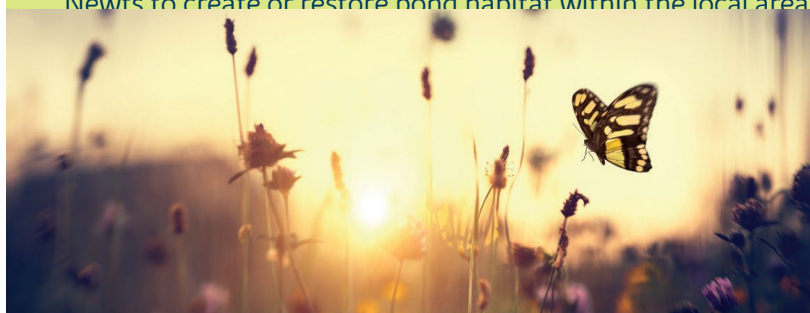
The Biodiversity Strategy has been developed to provide biodiversity opportunities and enhancements within the development.

Our strategy includes creating of new habitats at this development, including:

- New wildflower and wetland meadow areas and tree and hedgerow planting;
- New hibernaculas for reptiles;
- New barn owl boxes.

Acknowledging the scale of this development, we have an ongoing ecological monitoring and reporting systems in place.

In addition to our efforts on site, we are contributing towards the District Licensing Scheme for Great Crested Newts to create or restore pond habitat within the local area.



Services

- The water board: IWNL
- Gas and Electric supplier: British Gas
- Fibre: Openreach


Haddon Peake

Development plan

2 bedroom homes

 The Cherry v visitor parking

3 bedroom homes

 The Beech
 The Cypress
 The Hazel
 The Rowan
 The Spruce
 Sage Home




Proposed future development

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Proposed future development



4 bedroom homes

 The Aspen
 The Maple
 The Willow

5 bedroom homes

 The Yew

Pre-sold homes

 1 and 2 bedroom apartments

This plan 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. Finishes and materials may vary from those shown on the plan. Please check the details of your chosen plot and house type with the sales consultant. Development layout plan correct at time of production.
Produced by the Vitony Group Design Studio.
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How will the development benefit the local community?

Through building homes on the current Phase 1, Bovis Homes will support the local community by contributing over **£1.6 million** towards:

- Public Transport
- Education
- Strategic Highway Improvements

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.

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:

HaddonPeake.Sales@bovishomes.co.uk

