Haddon Peake

Development update

Issue 6 | Autumn 2025





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

- All homes on phase 1 are build complete. Final homes now on sale.
- Construction of the area of play is underway, with completion to be expected in 2026.
- All phase 1 mains have now been installed on the Bovis Homes side.
- BT is 100% live.
- Sub station and pumping station are now live.



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Timeline

- Final homes on phase 1 now available for sale.
- This development offers a range of shared ownership properties provided by Sage Homes.
- Sales centre and show home for Bovis Homes is open in the same office as the sister brand Linden Homes.
- Show home is available at this development The Yew
- 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.

Out 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 additional to our efforts on site, we are contributing towards the District Licensing Scheme for Great Crested

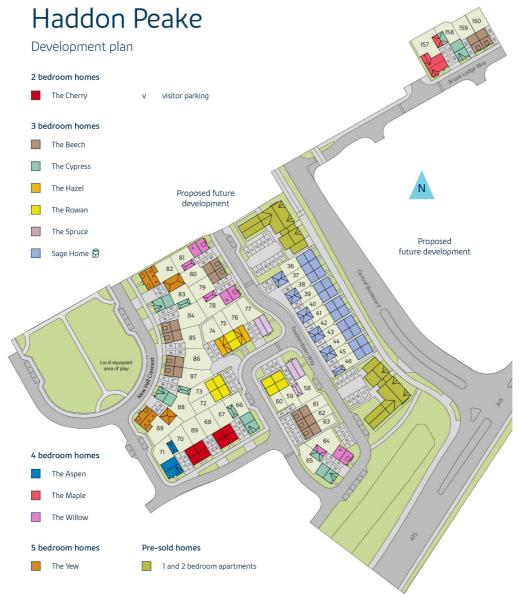
Newts to create or restore good habitat within the local area



Services

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

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This plan has been produced for home identification purposes only and is not to scale. The development layout, landscaping and remot of all dwellage may be subject law change throughout the course of the development links have been produced from those shown on the plan. Pleaser-levels the details of vour chypnen oils and house turn and with the sales consistant. Purelopment planut lang correct at time of production.

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:

