

LUNAR PARK

Cambourne





LUNAR PARK

Cambourne

A TASTE OF LOCAL LIFE

**Bovis Homes**
Est. 1885



Welcome to **LUNAR PARK**

This exciting new development forms part of the growing West Cambourne community in Cambridgeshire, surrounded by beautiful open green spaces and within easy reach of Cambridge, St Neots and major transport links.

Situated just off the A428, Lunar Park offers the perfect balance of modern living and countryside surroundings. Residents can enjoy a range of everyday amenities nearby, including supermarkets, cafés, restaurants and local retail facilities within Cambourne. The thriving village also provides sports clubs, community facilities, healthcare services and a variety of leisure opportunities for all ages.

West Cambourne is set to benefit from significant investment in new schools, sports pitches, community facilities, play areas and extensive green infrastructure, creating a sustainable and vibrant place to live. Nature lovers can explore Cambourne Nature Reserve, enjoy walks around the lakes and woodlands, or take advantage of the many cycling and walking routes connecting the local area.

With the historic city of Cambridge less than 30 minutes away, residents can enjoy world-class shopping, dining, culture and entertainment while returning home to a welcoming community designed for modern family life. If you're looking for a quality new home in a well-connected and growing neighbourhood, your search ends here.



THE PERFECT LOCATION

Explore the beautiful Cambourne Nature Reserve, a 90-hectare landscape of lakes, wetlands, woodlands and wildflower meadows, perfect for walking, cycling and enjoying nature throughout the year. Residents can also take advantage of the extensive network of greenways and open spaces that connect West Cambourne with the wider community, including community orchards, sports facilities and play areas.

Lunar Park is ideally located for commuters and families alike. Just over a mile from the A428, the development provides excellent connections to Cambridge, approximately 13 miles away, and St Neots, with easy access to the A1 and M11 for wider travel across the region. St Neots railway station offers direct services to London in around an hour, making Lunar Park an attractive choice for those seeking the perfect balance between city access and countryside living.

For everyday convenience, residents can enjoy amenities at Sheepfold Square Local Centre, as well as the established facilities within Cambourne, including Morrisons, Co-op, cafés, restaurants, healthcare services and leisure facilities. Future plans for West Cambourne include additional retail opportunities, community facilities, sports pitches and public open spaces, helping to create a sustainable and thriving new neighbourhood.

Our range of thoughtfully designed 2, 3 and 4-bedroom homes combines contemporary living with quality craftsmanship. Featuring spacious open-plan layouts, stylish kitchens, energy-efficient features and carefully considered finishes, Lunar Park offers homes designed for modern lifestyles.

So, if you're looking for a quality new home in a growing Cambridgeshire community with outstanding connectivity, green spaces and local amenities, your search ends here.

EDUCATION FOR EVERYONE

Families at Lunar Park are exceptionally well placed for education. West Cambourne will benefit from two new primary schools and additional educational investment as the community grows.

Nearby options include Hardwick and Cambourne Community Primary School, Monkfield Park Primary School, Jeavons Wood Primary School and The Vine Inter-Church Primary School, all within the wider Cambourne area and easily accessible from the development.

For older students, Cambourne Village College, located on Sheepfold Lane approximately 1.5 miles from Lunar Park, provides education for pupils aged 11 to 16 and also includes a sixth form provision. The college is at the heart of the community and offers a wide range of academic, sporting and enrichment opportunities.

Those continuing into further education can access a variety of respected colleges and sixth forms in Cambridge, including Hills Road Sixth Form College, Long Road Sixth Form College, and Cambridge Regional College, all within a convenient commuting distance. Combined with the excellent transport links available from Lunar Park, residents have access to outstanding educational opportunities from early years through to higher education.



- LUNAR PARK
- CAMBOURNE VILLAGE COLLEGE
On your doorstep, opp Phase 3.2a | 1 min walk
- HARDWICK & CAMBOURNE COMMUNITY PRIMARY SCHOOL
0.7 miles | 15 mins walk
- CAMBOURNE NATURE RESERVE
1.1 miles | 5 mins drive
- MORRISONS SUPERMARKET
1.4 miles | 5 mins drive
- THE HUB, CAMBOURNE COMMUNITY CENTRE
1.4 miles | 5 mins drive
- CAMBOURNE BUSINESS PARK
2.9 miles | 7 mins drive
- ST NEOTS CAR PARK
8.1 miles | 17 mins drive
- CAMBRIDGE CITY CENTRE
13 miles | 23 mins drive

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



A COMMUNITY TO BE PROUD OF



We believe that a truly special home extends beyond its walls - it's shaped by the community and environment that surround it. At **Lunar 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 **£29 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 LUNAR PARK:

USING LOCAL AND BRITISH SUPPLIERS	WASTE WATER HEAT RECOVERY SYSTEMS	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.



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.



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

Bring Your Dream Home to Life with Select

At **Lunar 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



LUNAR PARK

Dobbins Avenue
West Cambourne
Cambourne
CB23 6LL

01954 380100



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. 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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LUNAR PARK

Development Plan

LUNAR PARK

West Cambourne

Phase 3.2b



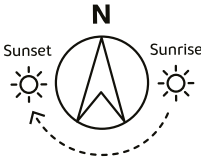
The site plan shown on this page has been produced for home identification purposes only and is not to scale. The development layout, landscaping and tenure of all dwellings may be subject to change throughout the course of the development. Homes shown as "pre sold" and other properties sold on the general 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.

LUNAR PARK

West Cambourne

Phase 3.2a

Development
by Bovis Homes



2 BEDROOM HOMES

- The Brooke
- The Roberts

3 BEDROOM HOMES

- The Milton
- The Keats
- The Shakespeare
- The Armitage
- The Thomson

4 BEDROOM HOMES

- The Chaucer
- The Sampson
- The Spenser
- The Thomas
- The Clough

PRE-SOLD HOMES

- 2 bedroom apartments
- 1 bedroom homes
- 2 bedroom homes
- 3 bedroom homes
- 4 bedroom homes

- bs bin store
- cs cycle store
- leap local play area
- v visitor space



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SCAN FOR DIRECTIONS



LUNAR PARK

Dobbins Avenue
West Cambourne
Cambourne
CB23 6LL

01954 380100



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THE BROOKE

2 bedroom home

En suite to bedroom 1

Family bathroom to bedroom 2

Generous sitting / dining room

Garage


Bovis Homes
Est. 1885

THE BROOKE

2 bedroom home



FIRST FLOOR

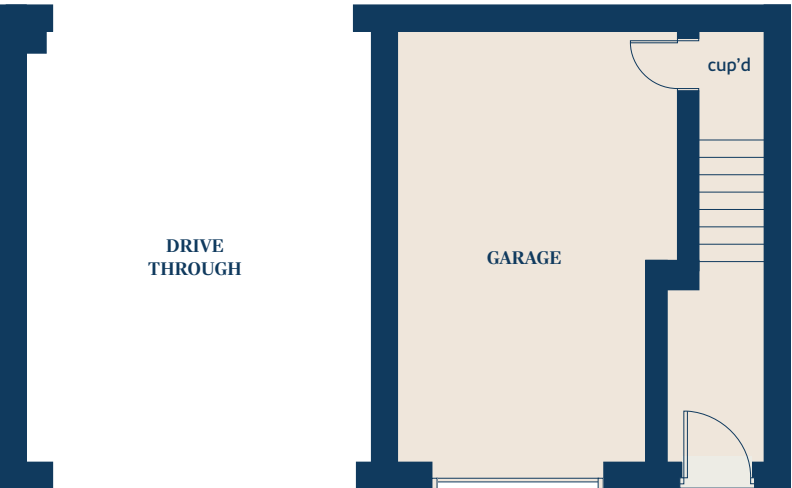


GROUND FLOOR	METRES	FEET/INCHES
Kitchen	3.35 x 1.95	11' 0" x 6' 5"
Sitting / dining area	6.59 x 3.50	21' 7" x 11' 6"
Bedroom 1	4.19 x 3.84	13' 7" x 12' 6"
Bedroom 2	3.04 x 2.75	10' 0" x 9' 0"

measuring points	ovn	oven
ws	washing machine space	ffzs
h	hob	cup'd

The Brooke | Lunar Park
The floorplan has been produced for illustrative purposes only. Room sizes shown are between arrow points as indicated on plan. The dimensions have tolerances of + or -50mm and should not be used other than for general guidance. If specific dimensions are required, enquiries should be made to the sales consultant. The floor plans shown are not to scale. Measurements are based on the original drawings. Slight variations may occur during construction. The illustrations shown are computer generated impressions of how the property may look and are indicative only. External details or finishes may vary on individual plots and homes may be built in either detached or attached styles depending on the development layout. Exact specifications, window styles and whether a property is left or right-handed may differ from plot to plot. Please speak to our sales consultant for specific plot details.

GROUND FLOOR





THE ARNOLD

2 bedroom home

Open plan kitchen / dining area with French doors to garden

Separate sitting room

Wardrobe to bedroom 1

Generous bedroom 2

Downstairs cloakroom


Bovis Homes
Est. 1885

THE ARNOLD

2 bedroom home



GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining area	4.84 x 3.15	15' 11" x 10' 4"
Sitting room	3.83 x 3.76	12' 7" x 12' 4"

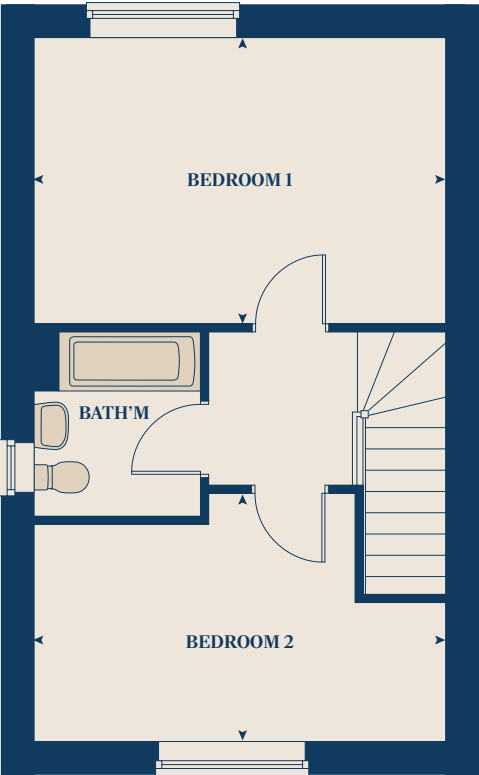
FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	4.84 x 3.35	15' 11" x 11' 11"
Bedroom 2	4.84 x 2.91	15' 11" x 9' 7"

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

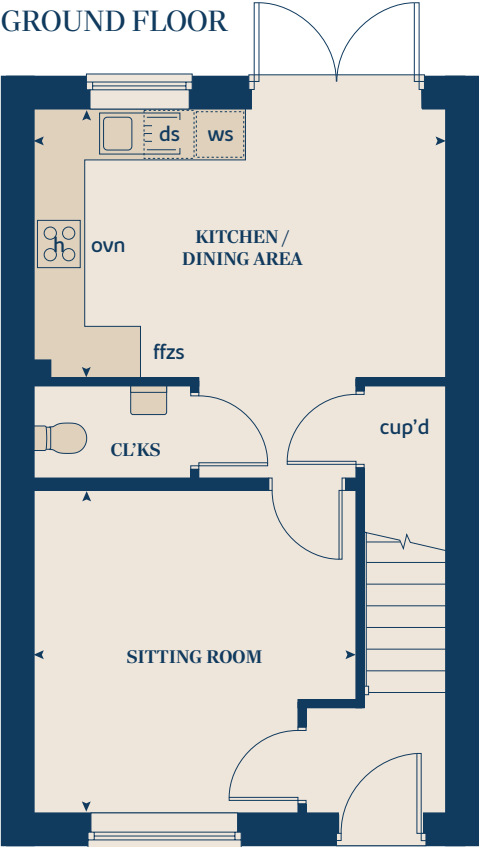
The Arnold | Lunar Park
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FIRST FLOOR



GROUND FLOOR





THE ROBERTS

2 bedroom home

Open plan kitchen / dining area with French doors to garden

En suite to bedroom 1

Generous sitting / dining room

Garage / car barn / two allocated off-street parking spaces

Downstairs cloakroom


Bovis Homes
Est. 1885

THE ROBERTS

2 bedroom home



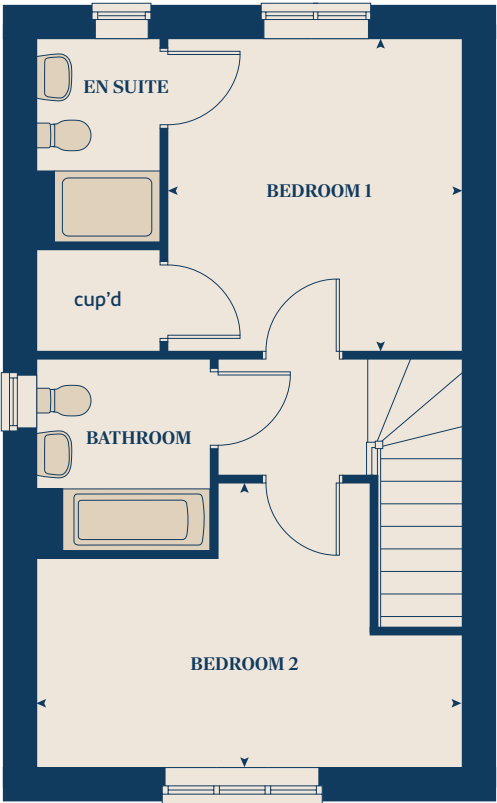
GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining area	4.84 x 3.14	15' 11" x 10' 4"
Sitting room	3.83 x 3.76	12' 7" x 12' 4"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	3.52 x 3.34	11' 7" x 11' 0"
Bedroom 2	4.84 x 3.21	15' 11" x 10' 6"

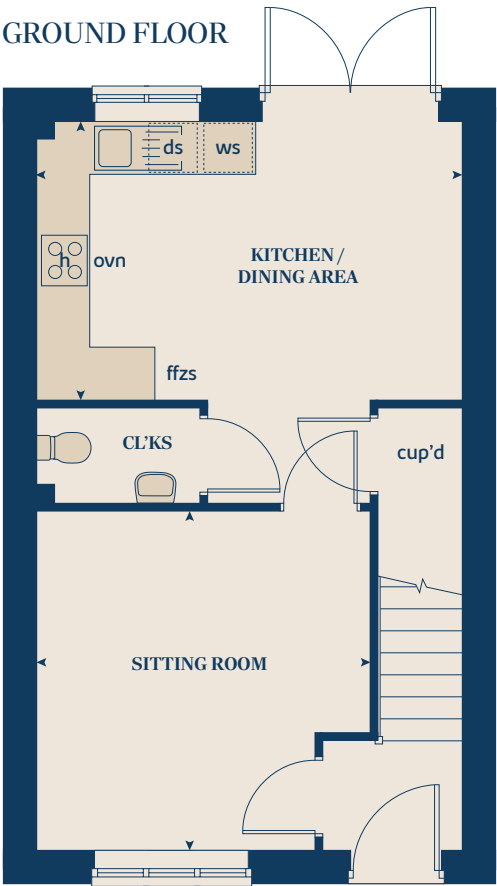
< >	measuring points	ffzs	fridge freezer space
ws	washing machine space	ds	dishwasher space
h	hob	cup'd	cupboard
ovn	oven		

The Roberts | Lunar Park
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FIRST FLOOR



GROUND FLOOR





THE MILTON

3 bedroom home

Open plan kitchen / dining area with French doors to garden

Generous sitting room

Two allocated off-street parking spaces

Downstairs cloakroom

Garage / car barn / two allocated off-street parking spaces


Bovis Homes
Est. 1885

THE MILTON

3 bedroom home



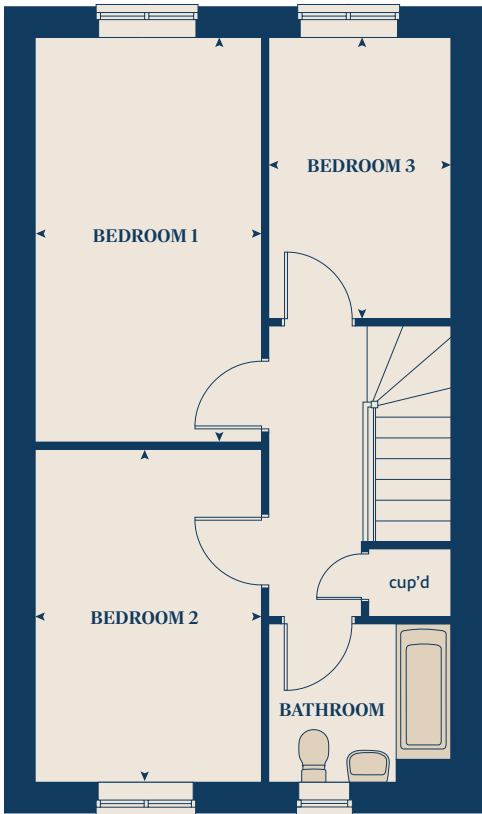
GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining area	5.13 x 3.17	16' 10" x 10' 5"
Sitting room	4.19 x 2.99	13' 9" x 9' 10"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	4.94 x 2.76	16' 3" x 9' 1"
Bedroom 2	4.07 x 2.76	13' 4" x 9' 1"
Bedroom 3	3.44 x 2.25	11' 4" x 7' 5"

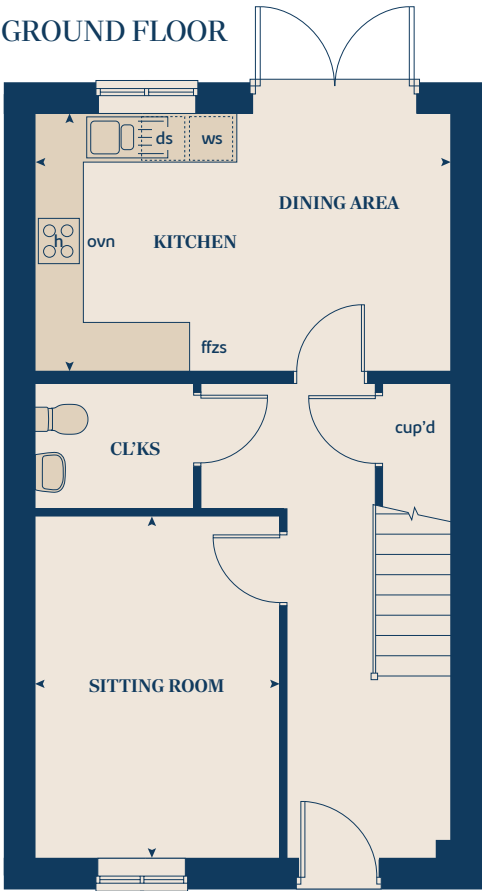
< >	measuring points	ffzs	fridge freezer space
ws	washing machine space	ds	dishwasher space
h	hob	cup'd	cupboard
ovn	oven		

The Milton | Lunar Park
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FIRST FLOOR



GROUND FLOOR





THE KEATS

3 bedroom home

Open plan kitchen / dining area with French doors to garden

En suite to bedroom 1

Generous sitting room

Garage / car barn / two allocated off-street parking spaces

Downstairs utility and cloakroom


Bovis Homes
Est. 1885

THE KEATS

3 bedroom home



GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining area	5.66 x 3.33	18' 7" x 10' 11"
Sitting room	5.66 x 3.38	18' 7" x 11' 1"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	3.41 x 3.26	11' 2" x 10' 9"
Bedroom 2	3.64 x 3.31	11' 11" x 10' 11"
Bedroom 3	3.64 x 2.23	11' 11" x 7' 4"

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

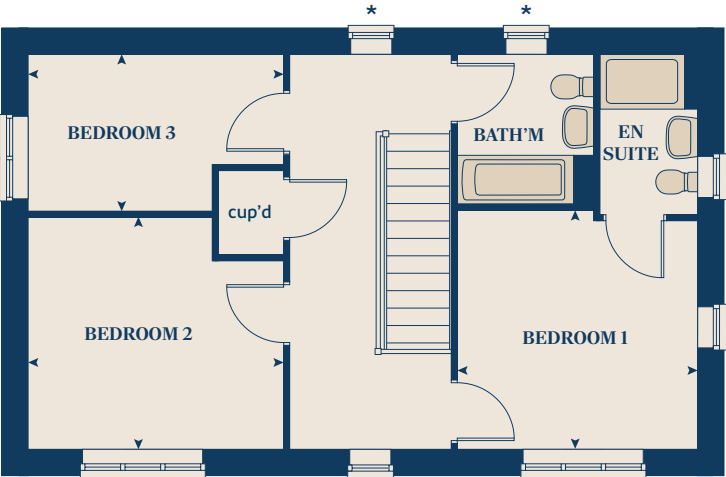
The Keats | Lunar Park

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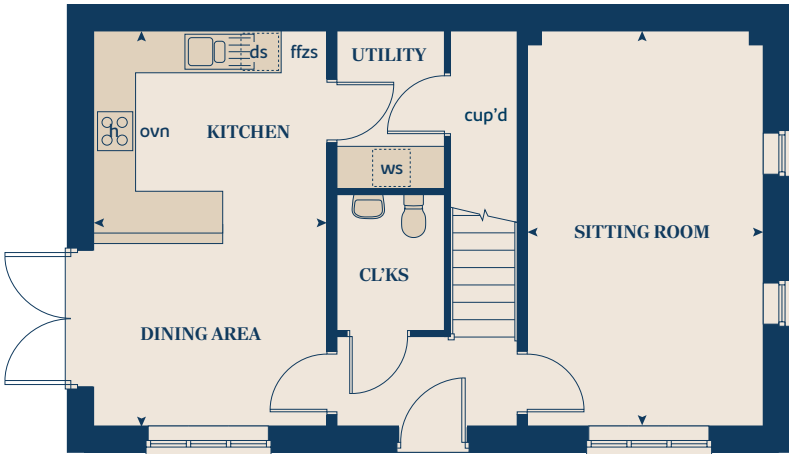
* Windows apply to selected plots only. Please speak to our sales consultant for further details.

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DS17185 / 09.26

FIRST FLOOR



GROUND FLOOR





THE SHAKESPEARE

3 bedroom home

Open plan kitchen / dining area

En suite to bedroom 1

Generous sitting room with French doors to garden

Two allocated off-street parking spaces

Downstairs utility and cloakroom


Bovis Homes
Est. 1885

THE SHAKESPEARE

3 bedroom home



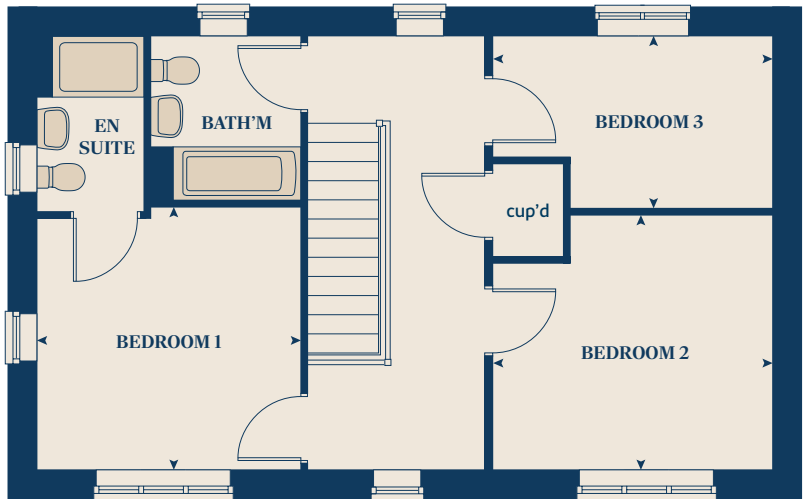
GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining area	5.66 x 3.33	18' 7" x 10' 11"
Sitting room	5.66 x 3.38	18' 7" x 11' 1"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	3.43 x 3.41	11' 3" x 11' 2"
Bedroom 2	3.64 x 3.31	11' 11" x 10' 11"
Bedroom 3	3.64 x 2.23	11' 11" x 7' 4"

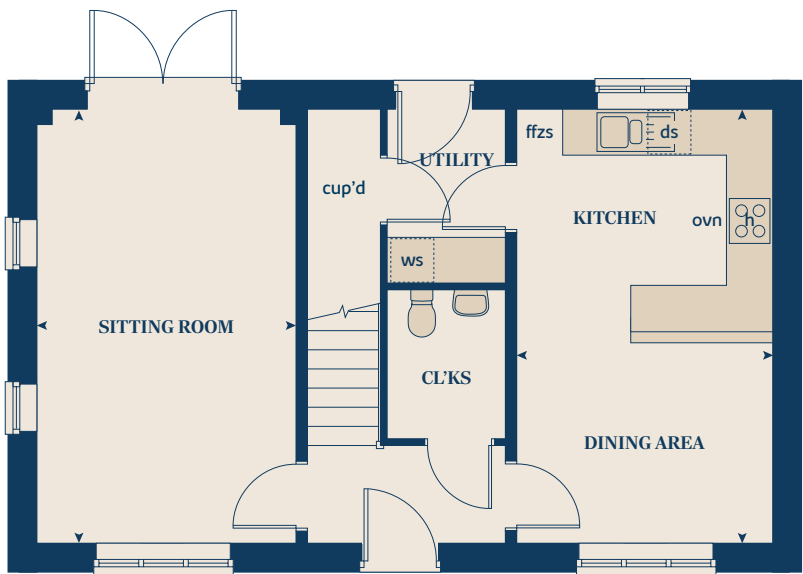
< >	measuring points	ffzs	fridge freezer space
ws	washing machine space	ds	dishwasher space
h	hob	cup'd	cupboard
ovn	oven		

The Shakespeare | Lunar Park
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FIRST FLOOR



GROUND FLOOR





THE ARMITAGE

3 bedroom home

Open plan kitchen / dining area with French doors to garden

En suite to bedroom 1

Separate sitting room

Garage / car barn / two allocated off-street parking spaces

Downstairs utility / cloakroom


Bovis Homes
Est. 1885

THE ARMITAGE

3 bedroom home



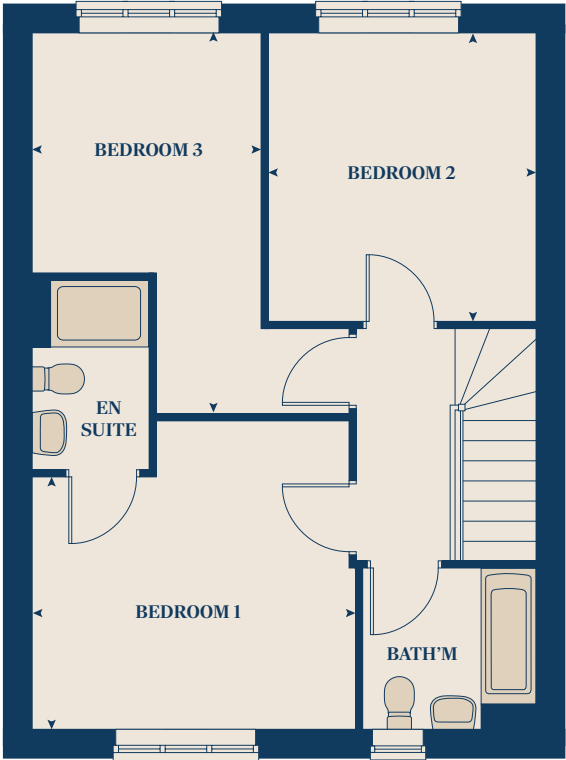
GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining area	6.17 x 2.96	20' 3" x 9' 9"
Sitting room	3.76 x 3.52	12' 4" x 11' 7"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	3.92 x 3.05	12' 10" x 10' 0"
Bedroom 2	3.49 x 3.29	11' 6" x 10' 10"
Bedroom 3	4.62 x 2.76	15' 2" x 9' 1"

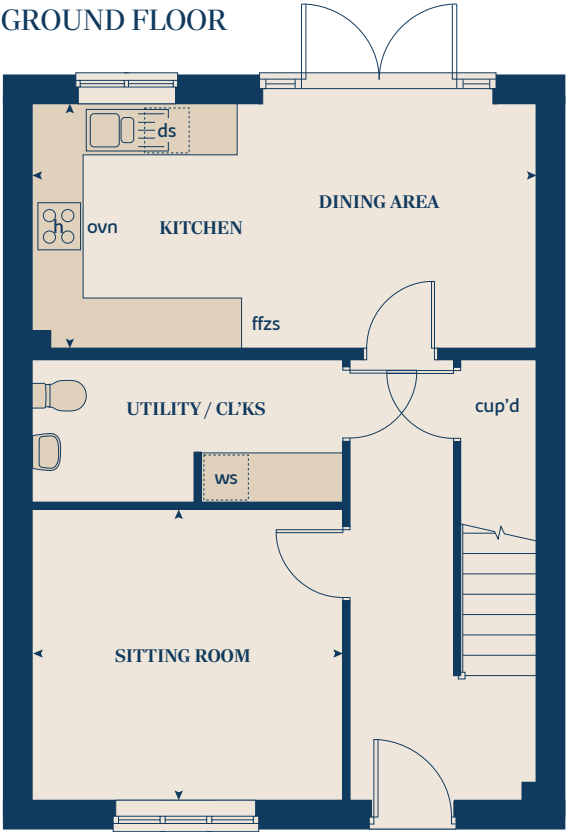
< >	measuring points	ffzs	fridge freezer space
ws	washing machine space	ds	dishwasher space
h	hob	cup'd	cupboard
ovn	oven		

The Armitage | Lunar Park
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FIRST FLOOR



GROUND FLOOR





THE THOMSON

3 bedroom home

Open plan kitchen / dining area with French doors to garden

En suite to bedroom 1

First floor sitting room

Garage / car barn / two allocated off-street parking spaces

Downstairs study and cloakroom


Bovis Homes
Est. 1885

THE THOMSON

3 bedroom home



GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining area	4.87 x 4.87	16' 0" x 16' 0"
Study	1.93 x 1.63	6' 4" x 5' 4"

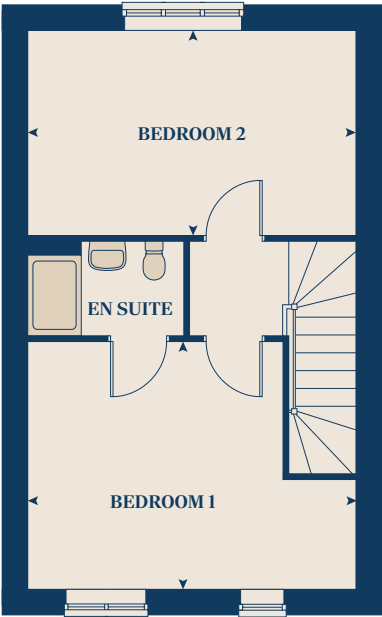
FIRST FLOOR	METRES	FEET/INCHES
Sitting room	4.87 x 3.01	16' 0" x 9' 11"
Bedroom 3	4.87 x 3.05	16' 0" x 10' 0"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	4.87 x 3.63	16' 0" x 11' 11"
Bedroom 2	4.87 x 3.01	16' 0" x 9' 11"

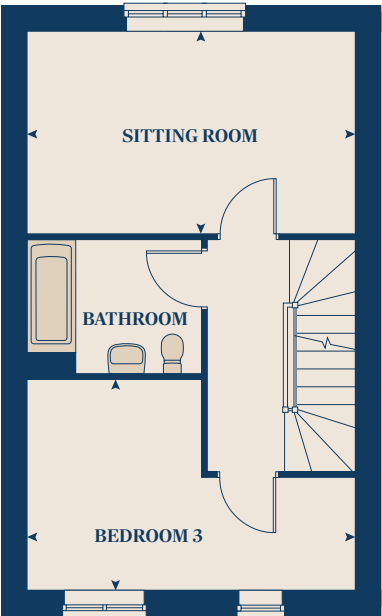
< >	measuring points	ffzs	fridge freezer space
ws	washing machine space	ds	dishwasher space
h	hob	cup'd	cupboard
ovn	oven		

The Thomson | Lunar Park
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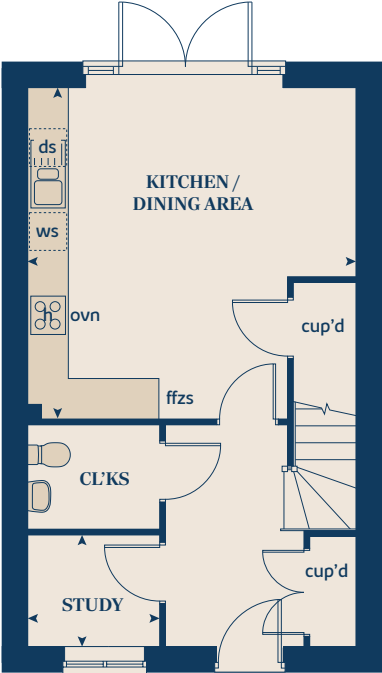
SECOND FLOOR



FIRST FLOOR



GROUND FLOOR





THE CHAUCER

4 bedroom home

Open plan kitchen / dining area with French doors to garden

En suite and wardrobe to bedroom 1

Generous sitting room

Garage / two allocated off-street parking spaces

Downstairs cloakroom


Bovis Homes
Est. 1885

THE CHAUCER

4 bedroom home



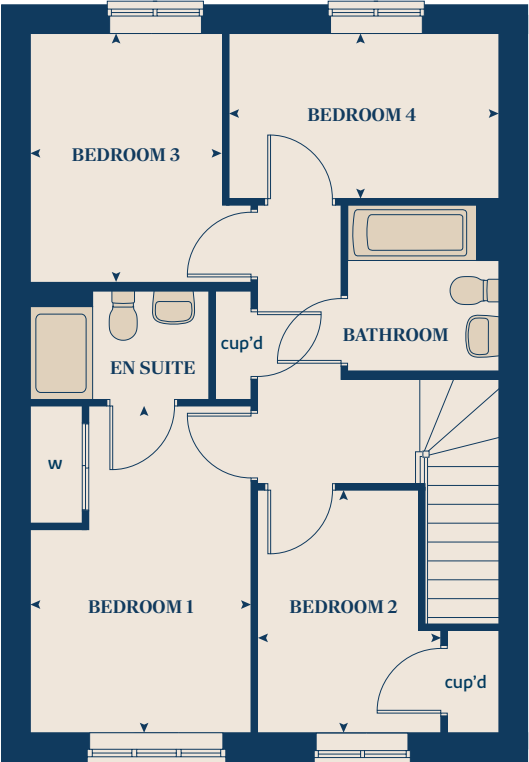
GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining area	6.05 x 3.82	19' 10" x 12' 7"
Sitting room	5.06 x 3.22	16' 7" x 10' 7"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	4.20 x 2.83	13' 10" x 9' 4"
Bedroom 2	3.11 x 2.34	10' 3" x 7' 8"
Bedroom 3	3.21 x 2.46	10' 6" x 8' 1"
Bedroom 4	3.47 x 2.11	11' 5" x 6' 11"

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

The Chaucer | Lunar Park
The floorplan has been produced for illustrative purposes only. Room sizes shown are between arrow points as indicated on plan. The dimensions have tolerances of + or -50mm and should not be used other than for general guidance. If specific dimensions are required, enquiries should be made to the sales consultant. The floor plans shown are not to scale. Measurements are based on the original drawings. Slight variations may occur during construction. The illustrations shown are computer generated impressions of how the property may look and are indicative only. External details or finishes may vary on individual plots and homes may be built in either detached or attached styles depending on the development layout. Exact specifications, window styles and whether a property is left or right-handed may differ from plot to plot. Please speak to our sales consultant for specific plot details.

FIRST FLOOR



GROUND FLOOR





THE SAMPSON

4 bedroom home

Open plan kitchen / dining area with French doors to garden

En suite and wardrobe to bedroom 1

Generous sitting room

Detached garage

Downstairs study and cloakroom


Bovis Homes
Est. 1885

THE SAMPSON

4 bedroom home



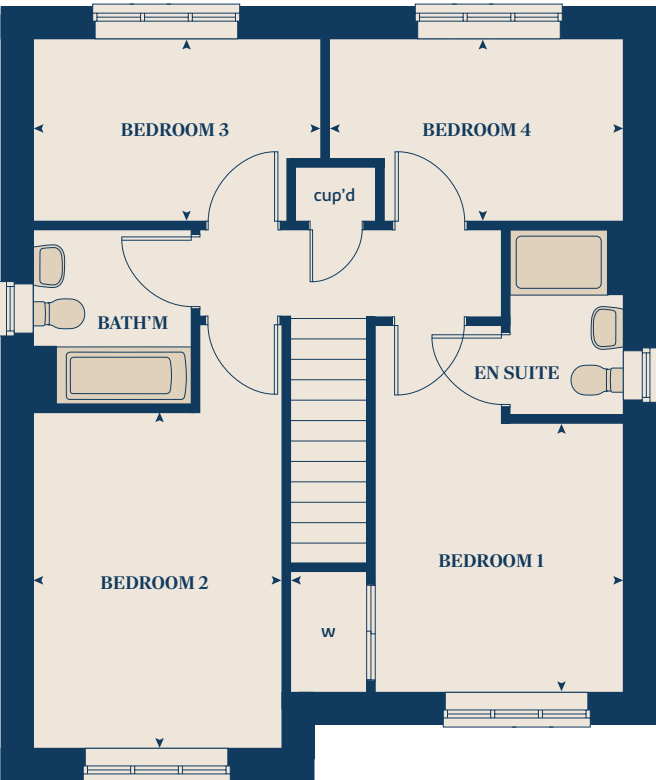
GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining area	7.24 x 3.18	23' 9" x 10' 5"
Sitting room	4.78 x 3.07	15' 8" x 10' 1"
Study	2.12 x 1.94	7' 0" x 6' 4"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	4.07 x 3.30	13' 4" x 10' 10"
Bedroom 2	4.10 x 3.07	13' 5" x 10' 1"
Bedroom 3	3.53 x 2.24	11' 7" x 7' 4"
Bedroom 4	3.60 x 2.24	11' 10" x 7' 4"

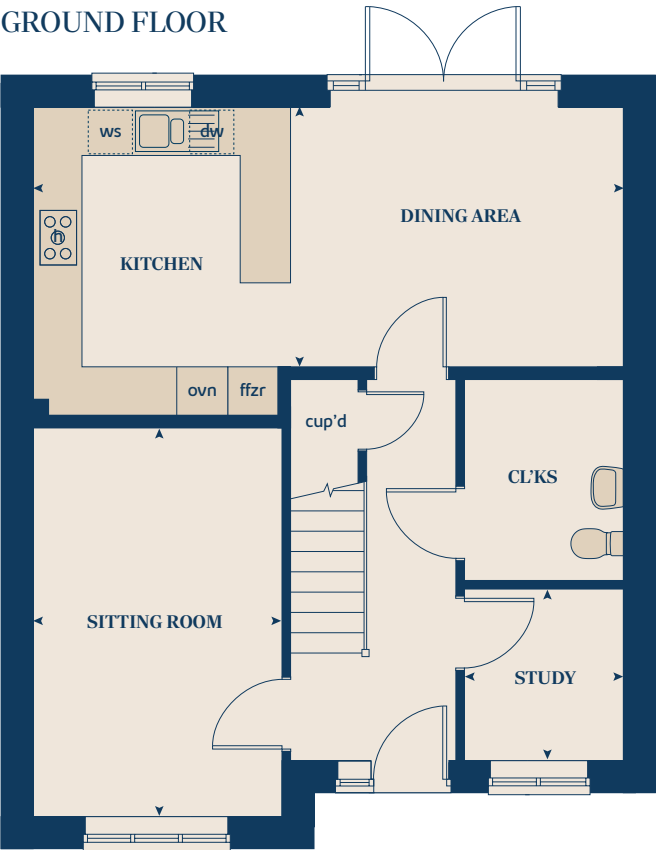
◀ ▶	measuring points	ffzr	fridge freezer
ws	washing machine space	dw	dishwasher
h	hob	cup'd	cupboard
ovn	oven	w	wardrobe

The Sampson | Lunar Park
The floorplan has been produced for illustrative purposes only.
Room sizes shown are between arrow points as indicated on plan.
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FIRST FLOOR



GROUND FLOOR





THE SPENSER

4 bedroom home

Open plan kitchen / dining area with French doors to garden

En suite and wardrobe to bedroom 1

Generous sitting room

Detached garage

Downstairs utility and cloakroom


Bovis Homes
Est. 1885

THE SPENSER

4 bedroom home



GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining area	6.45 x 4.10	21' 2" x 13' 6"
Sitting room	6.45 x 3.07	21' 2" x 10' 1"

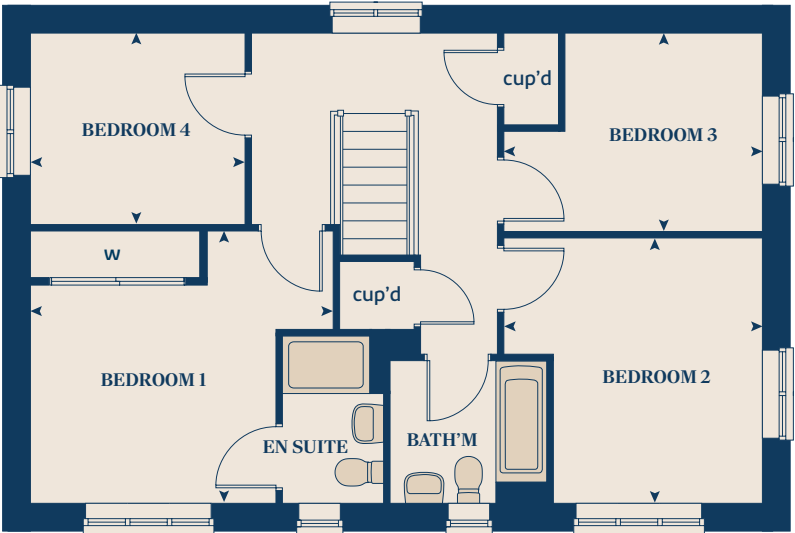
FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	4.15 x 3.72	13' 8" x 12' 3"
Bedroom 2	3.63 x 3.53	11' 11" x 11' 7"
Bedroom 3	3.53 x 2.76	11' 7" x 9' 1"
Bedroom 4	2.93 x 2.61	9' 7" x 8' 7"

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

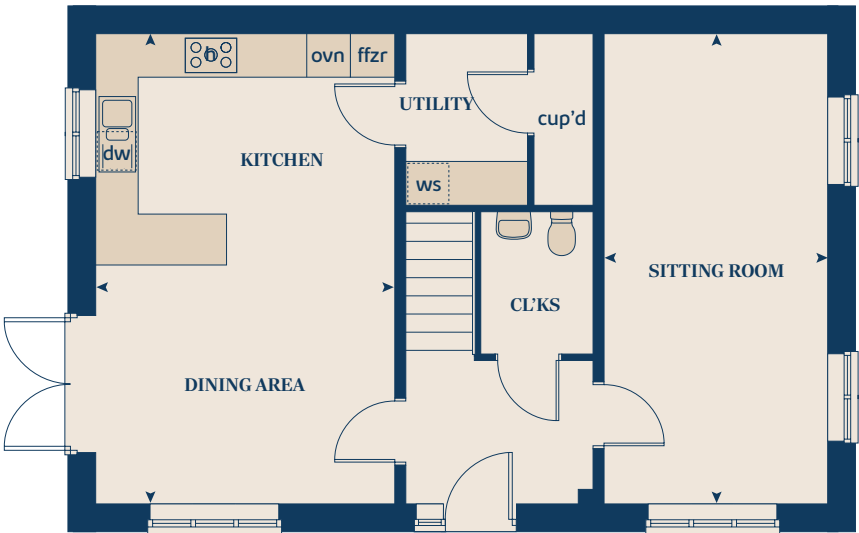
The Spenser | Lunar Park
The floorplan has been produced for illustrative purposes only. Room sizes shown are between arrow points as indicated on plan. The dimensions have tolerances of + or -50mm and should not be used other than for general guidance. If specific dimensions are required, enquiries should be made to the sales consultant. The floor plans shown are not to scale. Measurements are based on the original drawings. Slight variations may occur during construction. The illustrations shown are computer generated impressions of how the property may look and are indicative only. External details or finishes may vary on individual plots and homes may be built in either detached or attached styles depending on the development layout. Exact specifications, window styles and whether a property is left or right-handed may differ from plot to plot. Please speak to our sales consultant for specific plot details.

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FIRST FLOOR



GROUND FLOOR





THE THOMAS

4 bedroom home

Open plan kitchen / dining area with French doors to garden

En suite and wardrobe to bedroom 1

Generous sitting room with French doors to garden

Detached garage

Downstairs study, utility and cloakroom


Bovis Homes
Est. 1885

THE THOMAS

4 bedroom home



GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining area	5.78 x 3.44	18' 11" x 11' 4"
Sitting room	5.66 x 3.11	18' 7" x 10' 2"
Study	3.33 x 3.05	10' 11" x 10' 0"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	5.66 x 3.21	18' 7" x 10' 6"
Bedroom 2	4.71 x 3.39	15' 5" x 11' 2"
Bedroom 3	3.12 x 2.93	10' 3" x 9' 8"
Bedroom 4	2.93 x 2.52	9' 8" x 8' 3"

< >	measuring points	ffzs	fridge freezer space
ws	washing machine space	ds	dishwasher space
h	hob	cup'd	cupboard
ovn	oven	w	wardrobe

The Thomas | Lunar Park
The floorplan has been produced for illustrative purposes only. Room sizes shown are between arrow points as indicated on plan. The dimensions have tolerances of + or -50mm and should not be used other than for general guidance. If specific dimensions are required, enquiries should be made to the sales consultant. The floor plans shown are not to scale. Measurements are based on the original drawings. Slight variations may occur during construction. The illustrations shown are computer generated impressions of how the property may look and are indicative only. External details or finishes may vary on individual plots and homes may be built in either detached or attached styles depending on the development layout. Exact specifications, window styles and whether a property is left or right-handed may differ from plot to plot. Please speak to our sales consultant for specific plot details.

FIRST FLOOR



GROUND FLOOR





THE CLOUGH

4 bedroom home

Open plan kitchen / dining area with French doors to garden

En suite to bedrooms 1 and 2

Wardrobe to bedroom 1

Detached garage

Downstairs study, utility and cloakroom


Bovis Homes
Est. 1885

THE CLOUGH

4 bedroom home



GROUND FLOOR	METRES	FEET/INCHES
Kitchen / dining area	9.38 x 3.38	30' 9" x 11' 1"
Sitting room	5.28 x 3.53	17' 4" x 11' 7"
Study	3.35 x 2.49	11' 0" x 8' 2"

FIRST FLOOR	METRES	FEET/INCHES
Bedroom 1	5.65 x 3.53	18' 6" x 11' 7"
Bedroom 2	3.45 x 3.13	11' 4" x 10' 3"
Bedroom 3	3.45 x 3.29	11' 4" x 10' 10"
Bedroom 4	3.58 x 3.50	11' 9" x 11' 6"

< >	measuring points	ffzs	fridge freezer space
ws	washing machine space	ds	dishwasher space
h	hob	cup'd	cupboard
ovn	oven	w	wardrobe

The Clough | Lunar Park
The floorplan has been produced for illustrative purposes only. Room sizes shown are between arrow points as indicated on plan. The dimensions have tolerances of + or -50mm and should not be used other than for general guidance. If specific dimensions are required, enquiries should be made to the sales consultant. The floor plans shown are not to scale. Measurements are based on the original drawings. Slight variations may occur during construction. The illustrations shown are computer generated impressions of how the property may look and are indicative only. External details or finishes may vary on individual plots and homes may be built in either detached or attached styles depending on the development layout. Exact specifications, window styles and whether a property is left or right-handed may differ from plot to plot. Please speak to our sales consultant for specific plot details.

FIRST FLOOR



GROUND FLOOR





LUNAR PARK

Specification

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.



KITCHEN					2 bedroom	THE ARNOLD	THE BROOKE	THE ROBERTS	3 bedroom	THE MILTON	THE KEATS	THE SHAKESPEARE	THE ARMITAGE	THE THOMSON	4 bedroom	THE BRONTE	THE CHAUCER	THE SAMPSON	THE SPENSER	THE THOMAS	THE CLOUGH	
Choice of 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 tap									■	■	■	■	■		■	■	■	■	■	■	■	
Indesit gas hob (60cm) with built-in single underoven, with stainless steel splashback and curved glass chimney hood					■	■	■		■	■	■	■	■									
Bosch (75cm) gas hob with built-in double high level oven, with glass splashback and stainless steel pyramid chimney hood															■	■	■	■	■	■	■	
Pendant light fitting					■	■	■		■	■	■	■	■									
Downlighters															■	■	■	■	■	■	■	
LED under-unit flexible strip lighting															■	■	■	■	■	■	■	
Fridge / freezer space					■	■	■		■	■	■	■	■									
Indesit integrated fridge / freezer															■	■	■	■	■	■	■	
Space for 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)																						
Contemporary white sanitaryware					■	■	■		■	■	■	■	■		■	■	■	■	■	■	■	■
Close coupled WC to cloakroom					■		■		■	■	■	■	■		■	■	■	■	■	■	■	
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							■			■	■	■	■									
Ideal Standard low profile shower tray with glass enclosure and dual head rainforest shower to bedroom 1 en suite																■	■	■	■	■	■	
Choice of standard Porcelanosa wall tiling (splashback, 450mm over bath, and full-height to shower cubicle)*					■	■	■		■	■	■	■	■		■	■	■	■	■	■	■	
Choice of Premium Porcelanosa wall tiling (splashback, 450mm 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 1															■	■	■	■	■	■	■	

					2 bedroom THE ARNOLD THE BROOKE THE ROBERTS					3 bedroom THE MILTON THE KEATS THE SHAKESPEARE THE ARMITAGE THE THOMSON					4 bedroom THE BRONTE THE CHAUCER THE SAMPSON THE SPENSER THE THOMAS THE CLOUGH								
BEDROOMS																							
Built in wardrobe to bedroom 1																							
DOORS AND WINDOWS																							
Front door with multi-point security locking system and security chain																							
PVCu double glazing to windows																							
Double glazed PVCu French doors																							
Internal cottage style pre-primed doors with satin finish handles																							
Paving outside French doors																							
GENERAL																							
PV solar panels																							
EV charging points																							
White painted walls and smooth white ceilings																							
Combined usbc / double sockets in kitchen, bedrooms 1 and 2, sitting room and study																							
Media plate to sitting room																							
Master telephone socket to sitting room and study (where applicable)																							
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 / walled rear garden, and garden gate (where applicable).																							
Landscaped front gardens (where applicable)																							
NHBC Buildmark cover																							
First two years' customer service support from Bovis Homes																							

■ Fitted as standard - included in the property
* Subject to stage of construction
† Excluding plot 2264

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.



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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