

DEVELOPMENT UPDATE

# SHERFORD, PLYMOUTH



## 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

We are in the process of constructing 269 new homes, of which 146 will be affordable. When completed, the wider Sherford site will also provide:

- Approximately 5,500 new homes
- Greens spaces spread throughout the development
- A new town centre, with shops and facilities
- New primary & secondary schools
- A 500-acre Country Park
- New sports pitches
- A new business park

In summer of 2025 Bovis Homes completed close to 600 new homes at Sherford.

### Site Activity:

- We are currently in line with our anticipated program.
- Phase 2D now complete.
- Works on Phase 3 have commenced, this will consist of a further 269 homes.

### Specific item:

- Works have commenced on the adjacent Countryside Homes parcel, consisting of 259 homes scheduled to be completed by Summer 2027, with first completions in September 2025.
- Works are due to commence shortly on the adjacent Linden Homes and Countryside Homes parcels in Spring 26.



## Timeline

- Phase 3AB parcel of works consists of 269 mixed tenure plots has commenced with first completions expected in October 2026 with expected completion by Summer 2028.
- Roads and footways are to be completed in line with plot occupations. The highways road adoption process is in progress.

## Ecology

- Badgers are present onsite and use the public open spaces for foraging.
- A badger tunnel has been constructed beneath the main spine road to help the badgers cross the development safely.
- Construction areas are fenced off to protect the badgers from harm.
- Hedgehog highways have been provided where possible within plot back gardens, please ask sales executives for further information.

## Managing Agent

The managing Agent for Sherford is Trinity Estates for parcel and Firstport manages the estate. Key responsibilities include:

- Carry out maintenance and other related property services.
- Follow best industry practice by entering into a formal management agreement with the company and being accountable for delivering all agreed services.
- Carrying out health & safety and fire risk assessments.
- Organising contracts (such as grounds maintenance).

Each phase of development will be handed to Trinity Estates 6 months from the final home completing.



## Services

- The initial billing of Gas and Electric will be through British Gas.
- Your home has an Openreach line terminating in a network termination socket. You should contact your chosen landline / internet service provider for this to be activated.
- Water billing mains water supply will be billed through South West Water.
- Surface water & Foul sewerage will be billed via South West Water an appointed company under OFWAT.



## SHERFORD Plymouth

 <b>THE HOLLY</b> 2 bedroom home	 <b>THE WILLOW</b> 4 bedroom home
 <b>THE BUCKTHORN</b> 2 bedroom home	 <b>THE JUNIPER</b> 4 bedroom home
 <b>THE CEDAR</b> 2 bedroom home	 <b>THE CHESTNUT</b> 4 bedroom home
 <b>THE LARCH</b> 2 bedroom home	 <b>THE ASPEN</b> 4 bedroom home
 <b>THE HAZEL</b> 3 bedroom home	 <b>THE MAPLE</b> 4 bedroom home
 <b>THE OAK</b> 3 bedroom home	 <b>THE BRIAR</b> 4 bedroom home
 <b>THE ROWAN</b> 3 bedroom home	 <b>THE BIRCH</b> 5 bedroom home
 <b>THE SPRUCE</b> 3 bedroom home	 <b>THE YEW</b> 5 bedroom home
 <b>THE CYPRESS</b> 3 bedroom home	 <b>THE PINE</b> 5 bedroom home
 <b>THE BEECH</b> 3 bedroom home	

**PRE** Pre-sold homes

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.

## How will the development benefit the local community?

Sherford will also support the local community by contributing towards:

- 'Major Works' Contributions to the council so far totalling £4.5 million
- £300,000 contribution towards the North Elburton Cycle Connection
- £175,000 contribution towards the Saltram Links
- £500,000 contribution towards local recycling facilities
- New primary and secondary schools
- New Doctors Surgery
- 500 acre Country Park
- New Town Centre, including shops and other facilities
- New play parks, a skate park and outdoor sports pitches

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:

[sherford.sales@bovishomes.co.uk](mailto:sherford.sales@bovishomes.co.uk)

  
**Bovis Homes**  
Est. 1885