The Atrium

Bovis Homes
Est. 1885

Development update

Issue 3 | Summer 2026



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

Bovis Homes at The Atrium comprises:

- 170 private sale homes
- 180 pre-sold homes

The Atrium masterplan provides a holistically designed, sustainable community of 700 homes. The Atrium will benefit from allotments, parks, balancing features, and substantial areas of public open space.

SITE ACTIVITY

- Phases 1–4 are expected to be completed in autumn 2027.
- Phase 5 will follow Phases 1–4, with a commencement date to be confirmed based on progress through Phases 1–4.

FOOTPATHS

- Footpaths on phase 1-4 due to be complete in Autumn 2027.
- Footpaths on phase 5 due to complete in line with the build schedule on phase 5.

TIMELINE

- The consortium play area is due to open on 25 July 2026.
- Footpaths in Phases 1–4 are due to be completed in autumn 2027. Phase 5 has not yet been released.
- Main site compound due to be removed in Autumn 2027 (smaller compound to be built for phase 5).

MANAGING AGENT

All properties at The Atrium will be subject to an annual service charge to cover the public open including private footpaths, amenity areas, play areas, ornamental gardens with seating, wet wildflower areas, surface water drainage, and balancing features, as identified on the managed area plan which is available from the sales team.

The managing agents, RMG (Residential Management Group Ltd), have been appointed on behalf of the residents. Full budget details are available from the sales team.

Residential Management Group Ltd

- RMG House, Essex Road, Hoddesdon, Hertfordshire EN11 0DR

Registered Management Company:

- (The Atrium) Overstone Residents Management Company Ltd

ECOLOGY

Bird Boxes

- Plots 510 and 517 will be fitted with bird boxes.

Bat Bricks

- Plot 512 will be fitted with bat bricks.

Bee Bricks

- Plots 363, 447, 455, 461, 480, 496, 507 and 513 will be fitted with bee bricks.



SERVICES

- Hyperoptic, Virgin Media and Openreach have been appointed to provide services to all properties on the development.

DEVELOPMENT LAYOUT PLAN



HOW WILL THE ATRIUM BENEFIT THE LOCAL COMMUNITY?

We will support the local community by contributing over £9 million towards:

- Moulton community centre and Overstone village hall
- Moulton fire station
- A doctors' surgery
- Highway improvements
- Indoor sports hall and courts
- Education
- A swimming pool
- Open spaces and allotments

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:

CustomerService.NorthernHomeCounties@vistry.co.uk

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