

Walstead Park

Lindfield





Walstead Park

Lindfield

A taste of local life

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Bovis
Homes





Welcome to Walstead Park

This exciting new development is just 1 mile from the pretty village of Lindfield in West Sussex, close to the High Weald Area of Outstanding Natural Beauty and within easy reach of Brighton and less than 1 hour by rail to London Victoria

Walstead Park in Scaynes Hill Road, is only a few minutes' drive from historic Lindfield, an historic village built above the scenic River Ouse. The village has shops, pubs, cafes, schools, sports clubs - a picturesque duck pond, a common and the 8-acre Eastern Road Nature Reserve.

In the nearby town of Hayward's Heath, with its peaceful Conservation Area of Muster Green, you'll find restaurants, bistros, wine bars, the pedestrianised Orchards Shopping Centre and entertainment venue Clair Hall. There are leisure centres, sports clubs, a 20-kilometre cycle trail and relaxing parks and gardens to visit.

From Hayward's Heath Railway Station trains run to London Victoria, taking about 45-minutes, and to Brighton, 14 miles, in about 15-minutes. The A272 links the area to the A23 for Brighton and the M23 for Crawley, 14 miles and Gatwick Airport, 18 miles.

Our range of 3, 4 & 5 bedroom homes embrace contemporary design, while retaining classic architecture and traditional build quality. They include popular features such as open-plan living areas, stylish fitted kitchens, bi-fold doors and spacious master bedrooms with en suites.

So, if you're looking for a quality new home close to an Area of Outstanding Natural Beauty and within easy reach of Brighton, or London, your search ends here!

The perfect position

Education for everyone

You'll find pre-schools and primary schools near Walstead Park, including Northlands Wood Primary Academy and Lindfield Primary School, both catering for 5 – 11-year-olds. For senior pupils there's Oathall Community College, and Warden Park Secondary Academy, both for students aged 11 – 16 years.

For post-16 education Haywards Heath College offers 'A'-levels, vocational courses and apprenticeships.

Less than 1 mile from Walstead Park is Great Walstead School, a private day school for children from the age of 2-and-a-half up to 13.



Walstead Park



Eastern Road Nature Reserve
0.6 miles | 12 mins walk

12
mins



The Dolphin Leisure Centre
2.5 miles | 7 mins drive

7
mins



**Haywards Heath
Railway Station**
2.0 miles | 6 mins drive

6
mins



Personalise your new home with upgrades and extras from our **Select** range, where the choice is yours

Customise your kitchen with stylish worktops and the latest modern appliances and personalise your bathrooms with stunning ceramics.

Using the **Select** range there are various options allowing you to create your perfect property which is truly unique to you.

You can personalise every space in your home from kitchen cupboards and electrics to built in wardrobes and if you have a preference for flooring, you can select from our diverse range that includes luxurious carpets, stylish Karndean, ceramics and vinyl.

Pick up a **Select** brochure from a sales consultant today to find an extensive list of items available, including:

- Quartz or Granite worktops
- A selection of kitchen packages including integrated appliances
- Flooring
- Built-in wardrobes
- Upgraded tiling and many more!

The choice is yours - with **Select**.



Purchase assistance schemes

Wherever you are in the home-buying market - a first-time buyer, looking to step up the property ladder or a downsizer - we have a variety of great purchase assistance schemes!

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!

Home Exchange

With Home Exchange you can have peace of mind knowing that we are your guaranteed buyer, meaning you'll have a chain-free move without the estate agents' fees.

Key Worker

Helping essential key workers get on the housing ladder with assistance from Bovis Homes and access to purchase assistance schemes requiring as little as a 5% deposit.

Armed Forces **TRINITY**

Helping members of the Armed Forces to own a home with assistance from Bovis Homes, the government and the Ministry of Defence.

Deposit Unlock



With Deposit Unlock, whether you are a first time or next time buyer, you could purchase a new Bovis Home with just a 5% deposit up to the value of £750,000!

Scan me
for directions



Walstead Park

Lindfield, West Sussex

RH16 2QG

01444 721126

**From Haywards Heath High Street
(South Road / B2272)**

- Head south-east on South Rd/B2272
- At the roundabout, take the 3rd exit onto Franklynn Road / B2272
- At The Birch Hotel Roundabout, take the 1st exit onto Lewes Road / A272
- Turn left onto Bedales Hill / B2111
- Continue to follow B2111 onto Scamps Hill
- Walstead Park development can be found on the left hand side

Cover photograph of Lindfield. Not view from the development. The streetscene has been produced for illustrative purposes only, please check the details of the homes you are interested in with the sales consultant.

Vistry South East region
Linden House, Guards Avenue, Caterham, Surrey CR3 5XL. Telephone: 01883 334 400

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Lindfield DS06770 / 05.24



Walstead Park

Lindfield

Development plan

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Homes

Walstead Park

Lindfield

3 bedroom homes	4 bedroom homes	5 bedroom homes	Pre-sold homes
 The Watermill	 The Bedale	 The Sydney	 1 & 2 bedroom home
 The Heath	 The Snowdrop	 The Clover	 2 bedroom home
 The Wealden	 The Spencer		 3 bedroom home
 The Sussex	 The Weald		
 The Hayward	 The Harley		
 The Snowflake	 The Kempe		
 The Spry	 The Eamer		
	 The Buxshall		
	 The Pontin		
	 The Primrose		ss substation





The Hayward

3 bedroom home

bovishomes.co.uk

Bovis
Homes

The Hayward

3 bedroom home

Ground floor	metres	feet / inches
Kitchen	5.10 x 2.50	16' 8" x 8' 2"
Sitting / dining area	7.06 x 5.19	23' 2" x 17' 1"

First floor	metres	feet / inches
Bedroom 1	5.20 x 3.95	17' 1" x 13' 0"
Bedroom 2	4.70 x 2.76	15' 5" x 9' 1"
Bedroom 3	3.36 x 2.30	11' 0" x 7' 7"

The Hayward | H2VT Lindfield |

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

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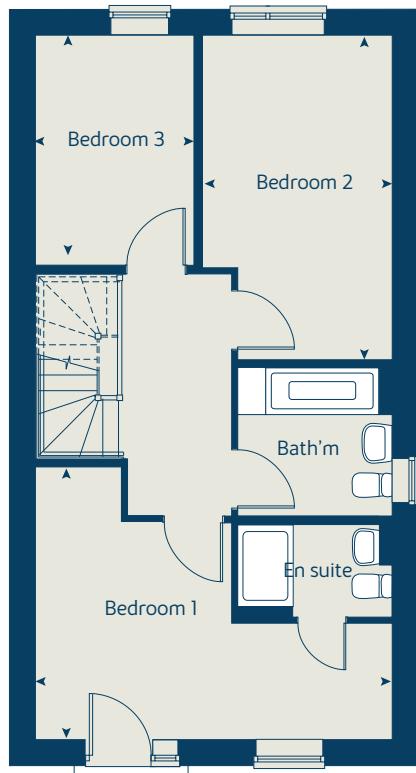
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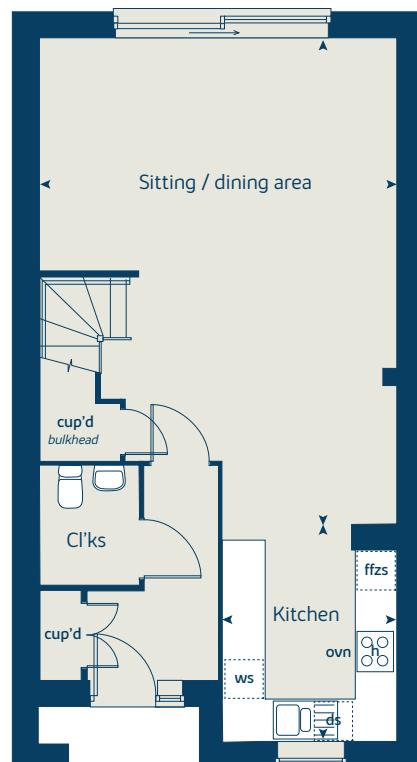
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Lindfield DS15001 / 12.25

First floor



Ground floor





The Watermill

3 bedroom home

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Homes

The Watermill

3 bedroom home

Ground floor	metres	feet / inches
Kitchen	5.10 x 2.50	16' 8" x 8' 2"
Sitting / dining area	5.20 x 5.00	17' 1" x 16' 6"

First floor

Bedroom 1	5.20 x 3.13	17' 1" x 10' 3"
Bedroom 2	4.70 x 2.76	15' 5" x 9' 1"
Bedroom 3	3.36 x 2.30	11' 0" x 7' 7"

The Watermill | H2 Lindfield |

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* Window applies to selected plots only. Please see sales consultant for further details.

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

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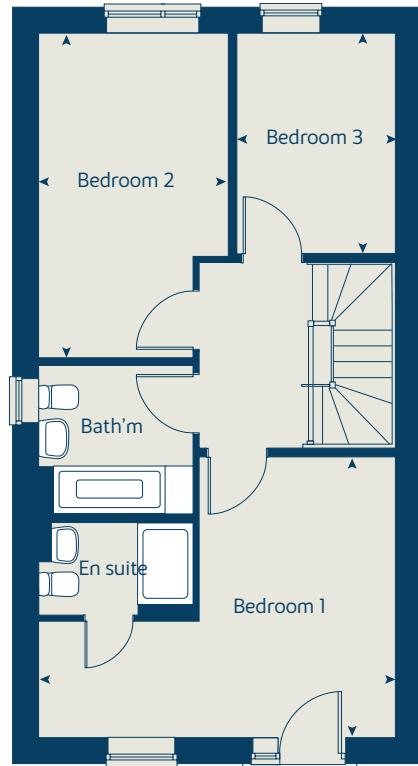
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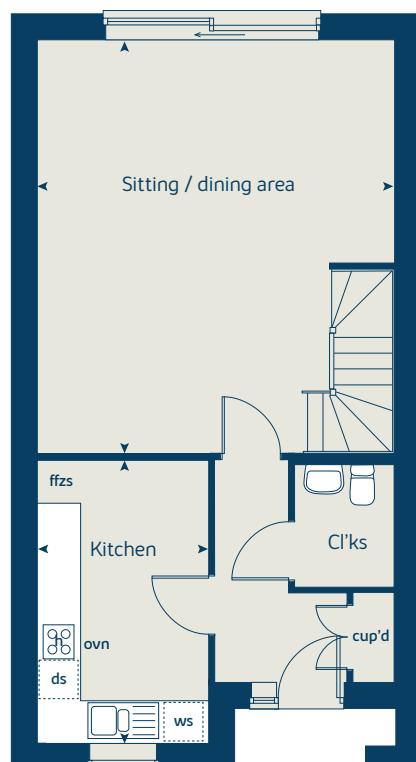
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Lindfield DS15001 / 12.25

First floor



Ground floor





The Spry

3 bedroom home

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The Spry

3 bedroom home

Ground floor	metres	feet / inches
Kitchen	5.10 x 2.50	16' 8" x 8' 2"
Sitting / dining area	7.06 x 5.19	23' 2" x 17' 1"

First floor	metres	feet / inches
Bedroom 1	5.20 x 3.13	17' 1" x 10' 3"
Bedroom 2	4.70 x 2.76	15' 5" x 9' 1"
Bedroom 3	3.36 x 2.30	11' 0" x 7' 7"

The Spry | H2VT2 Lindfield |

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

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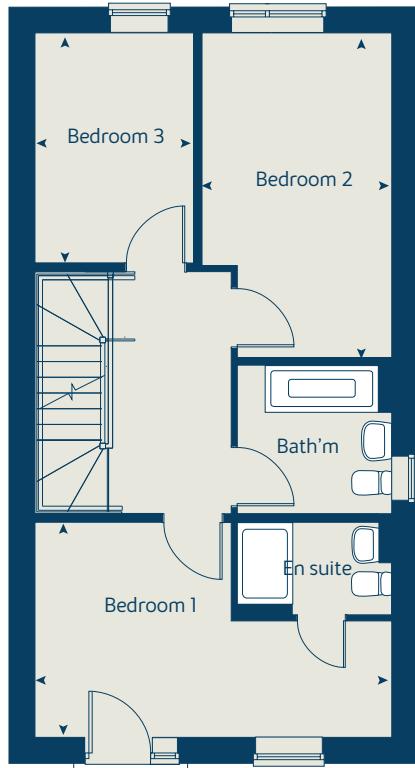
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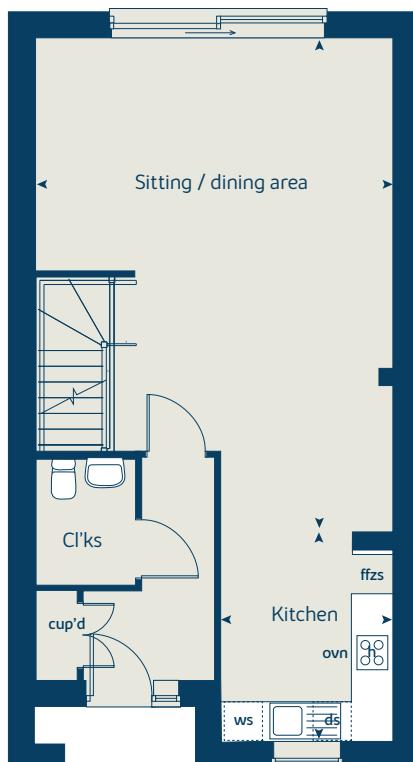
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Lindfield DS11898 / 09.24

First floor



Ground floor





The Snowflake

3 bedroom home

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The Snowflake

3 bedroom home

Ground floor	metres	feet / inches
Kitchen	3.34 x 2.49	11' 0" x 8' 2"
Sitting / dining area	5.19 x 4.54	17' 1" x 14' 11"
Study	2.49 x 1.80	8' 2" x 6' 2"

First floor	metres	feet / inches
Bedroom 1	3.85 x 3.40	12' 8" x 11' 2"
Bedroom 2	3.72 x 3.28	12' 3" x 10' 9"
Bedroom 3	5.19 x 2.89	17' 1" x 9' 6"

The Snowflake | H3 variant Lindfield |

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

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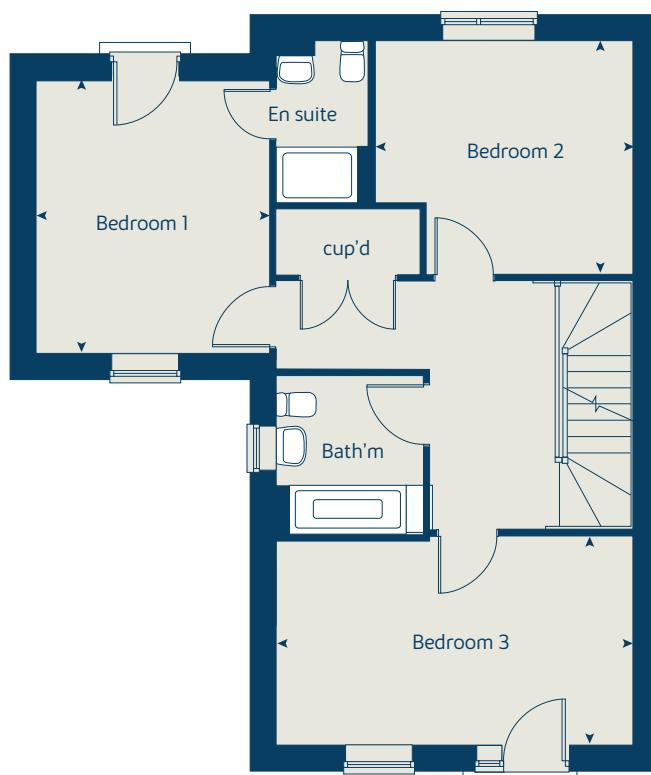
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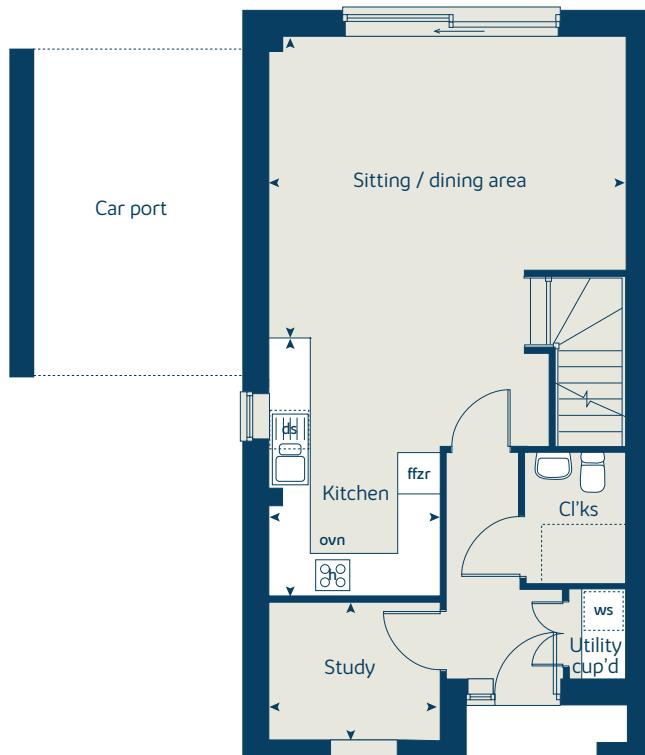
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Lindfield DS15001 / 12.25

First floor



Ground floor





The Heath

3 bedroom home

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Homes

The Heath

3 bedroom home

Ground floor	metres	feet / inches
Kitchen	5.15 x 2.49	16' 11" x 8' 2"
Sitting / dining area	5.19 x 4.61	17' 1" x 15' 2"

First floor	metres	feet / inches
Bedroom 1	3.85 x 3.40	12' 8" x 11' 2"
Bedroom 2	3.72 x 3.28	12' 3" x 10' 9"
Bedroom 3	5.19 x 2.89	17' 1" x 9' 6"

The Heath | H3 Lindfield |

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h	hob	w	wardrobe
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	◀ ▶	measuring points

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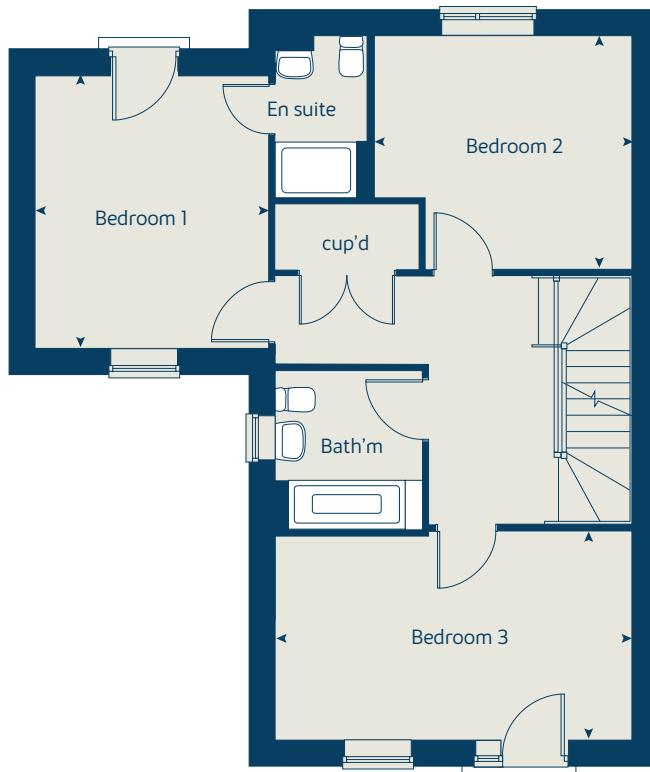
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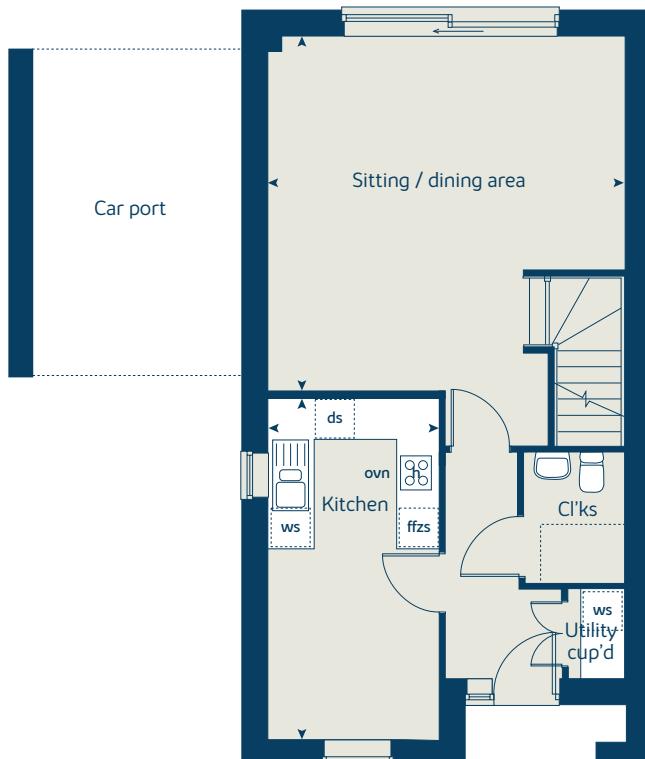
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First floor



Ground floor





The Wealden

3 bedroom home

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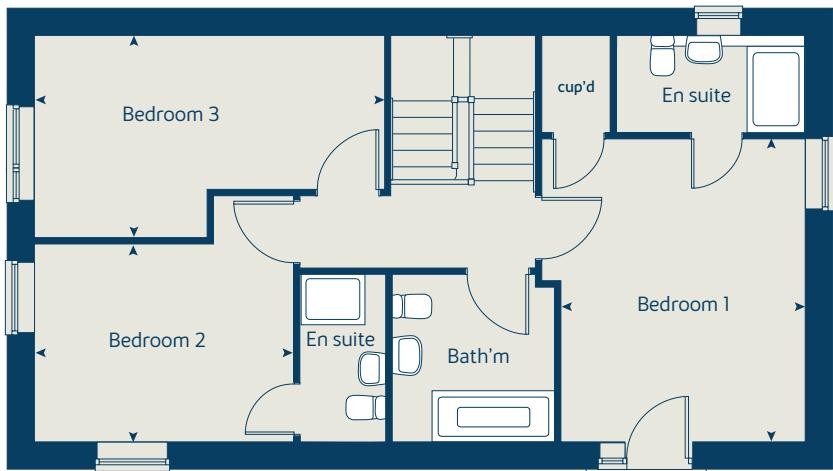
The Wealden

3 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	5.64 x 4.80	18' 6" x 15' 9"
Sitting / study area	5.64 x 3.59	18' 6" x 11' 10"

First floor

First floor



First floor	metres	feet / inches
Bedroom 1	4.21 x 3.32	13' 10" x 10' 11"
Bedroom 2	3.60 x 2.75	11' 10" x 9' 0"
Bedroom 3	4.82 x 2.77	15' 10" x 9' 11"

The Wealden | H4 Lindfield |

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

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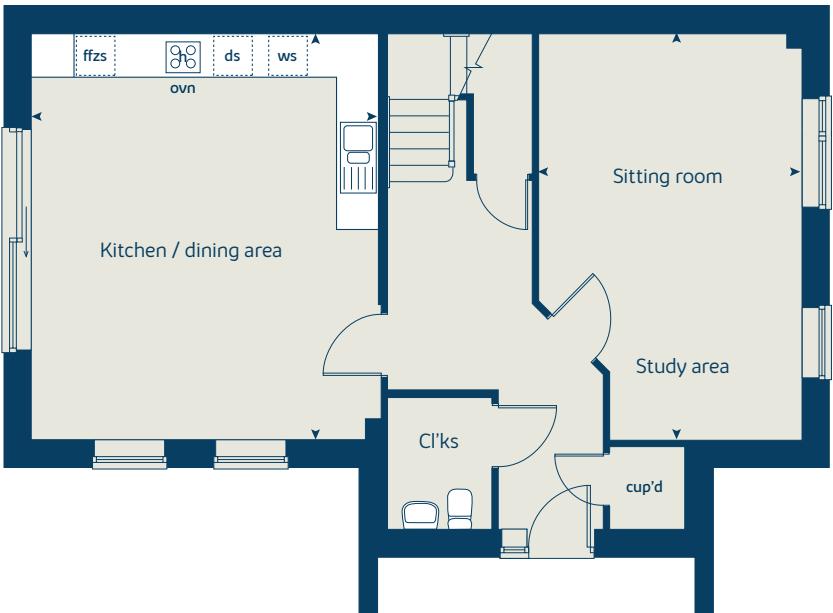
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Lindfield DS15001 / 12.25

Ground floor





The Sussex

3 bedroom home

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Bovis
Homes

The Sussex

3 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	5.64 x 4.80	18' 6" x 15' 9"
Sitting / study area	5.64 x 3.59	18' 6" x 11' 10"

First floor	metres	feet / inches
Bedroom 1	4.21 x 3.32	13' 10" x 10' 11"
Bedroom 2	3.60 x 2.75	11' 10" x 9' 0"
Bedroom 3	4.82 x 2.77	15' 10" x 9' 11"

The Sussex | H4 Lindfield |

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

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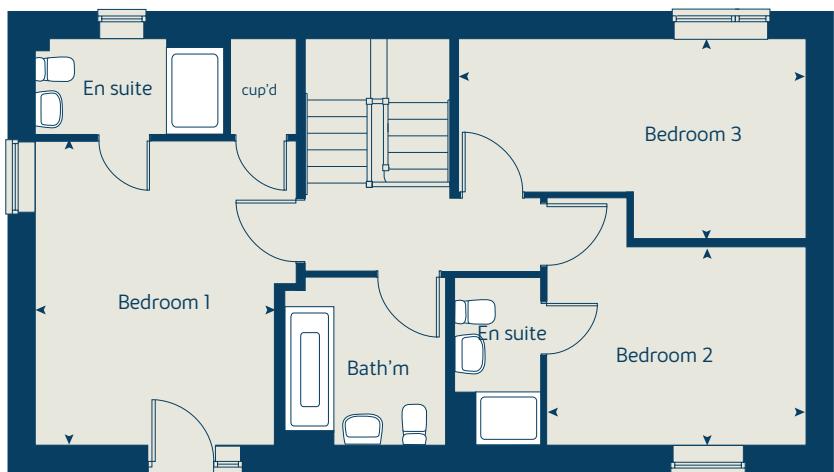
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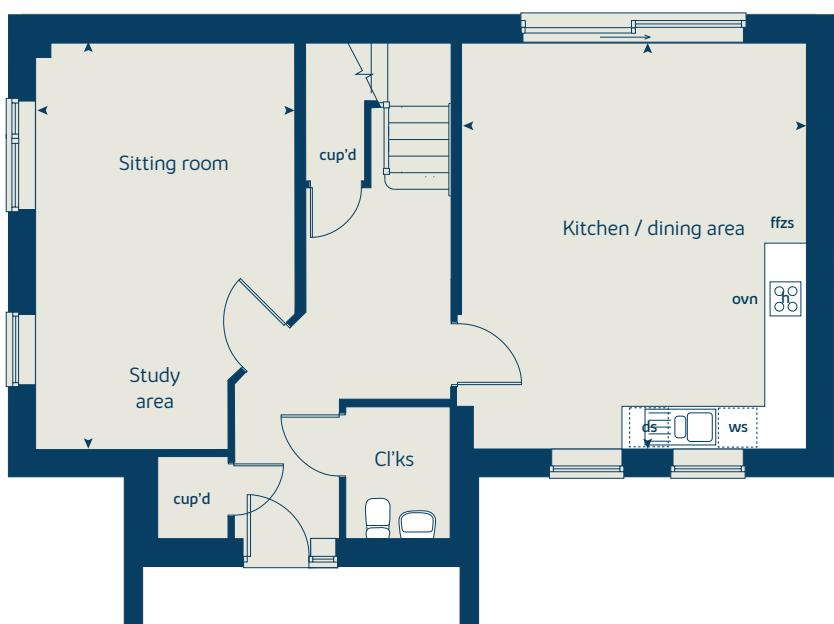
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Lindfield DS11898 / 09.24

First floor



Ground floor





The Bedale

4 bedroom home

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The Bedale

4 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	6.65 x 6.47	21' 10" x 21' 2"
Sitting room	4.65 x 3.45	15' 3" x 11' 4"

First floor

Bedroom 1	3.95 x 3.60	12' 11" x 11' 10"
Bedroom 2	4.06 x 2.92	13' 4" x 9' 7"
Bedroom 3	3.66 x 3.60	12' 0" x 11' 10"
Bedroom 4	3.63 x 2.92	11' 11" x 9' 7"

The Bedale | H5 Lindfield |

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

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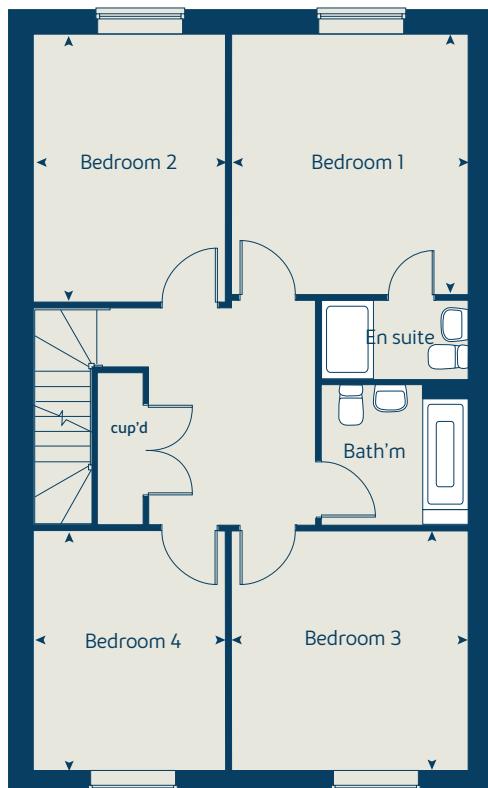
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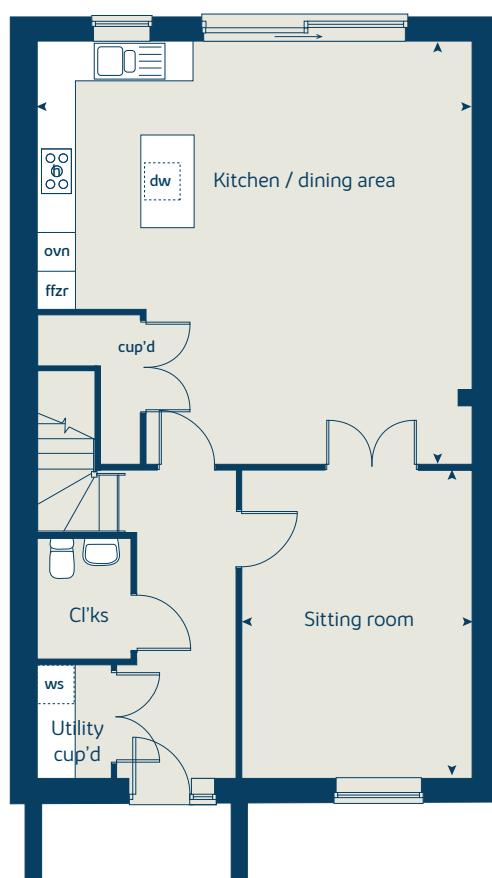
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First floor



Ground floor





The Harley

4 bedroom home

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Homes

The Harley

4 bedroom home

Ground floor	metres	feet / inches
Kitchen	4.71 x 3.45	15' 6" x 11' 4"
Sitting / dining area	6.65 x 6.41	21' 10" x 21' 0"

First floor

Bedroom 1	3.95 x 3.60	12' 11" x 11' 10"
Bedroom 2	4.06 x 2.92	13' 4" x 9' 7"
Bedroom 3	3.66 x 3.60	12' 0" x 11' 10"
Bedroom 4	3.63 x 2.92	11' 11" x 9' 7"

The Harley | H5 variant Lindfield |

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

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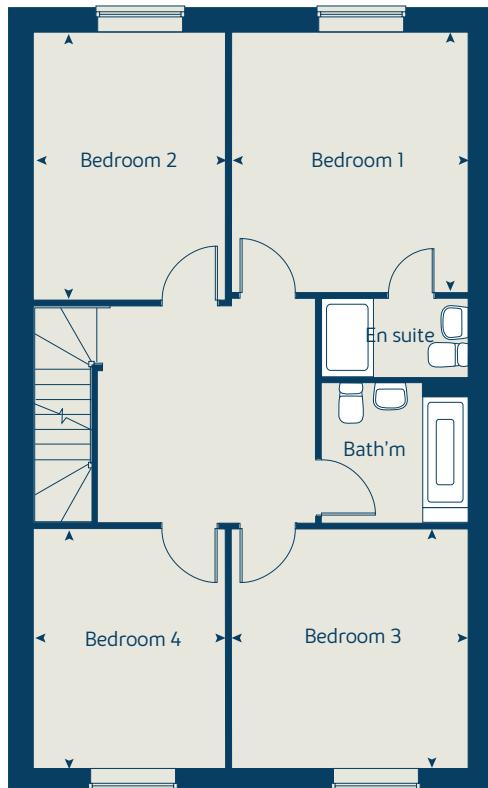
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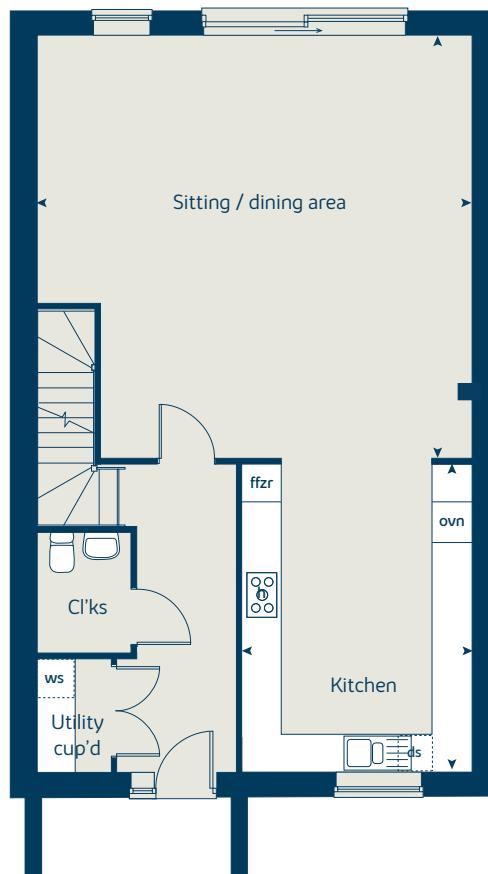
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Lindfield DS15001 / 12.25

First floor



Ground floor





The Eamer

4 bedroom home

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Bovis
Homes

The Eamer

4 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining room	6.99 x 4.05	22' 11" x 13' 4"
Sitting room	4.11 x 3.93	13' 6" x 12' 11"
Study	3.93 x 1.86	12' 11" x 6' 1"

First floor

Bedroom 1	4.04 x 3.17	13' 3" x 10' 5"
Bedroom 2	3.50 x 3.38	11' 6" x 11' 1"
Bedroom 3	4.05 x 2.83	13' 4" x 9' 4"
Bedroom 4	3.90 x 2.20	12' 11" x 7' 3"

The Eamer | H6 v3 Lindfield |

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ovn	oven	cyl	hot water cylinder
h	hob	w	wardrobe
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	► ►	measuring points
ffrz	fridge freezer		

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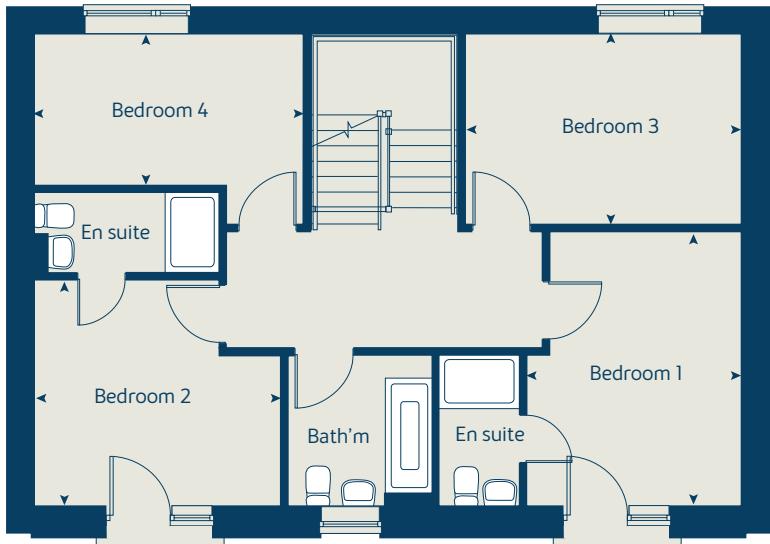
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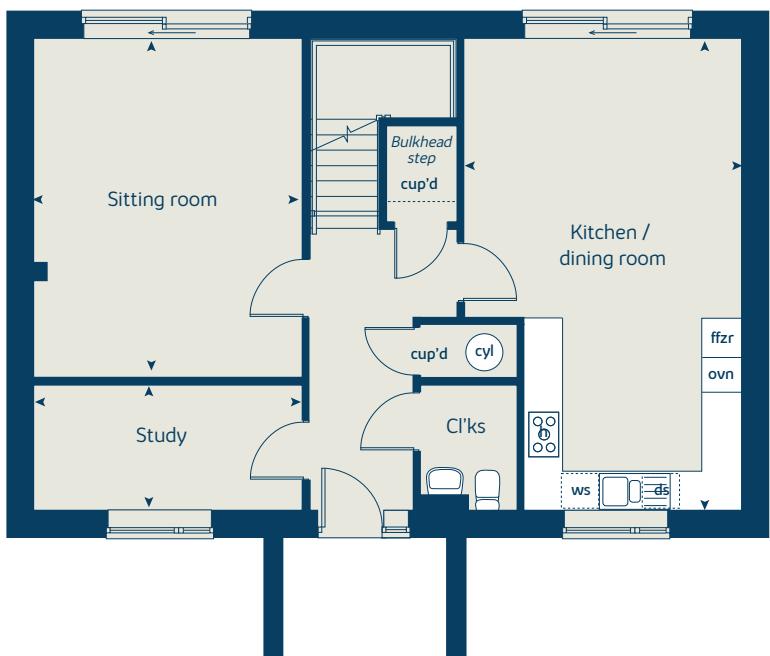
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Lindfield DS15001 / 12.25

First floor



Ground floor





The Snowdrop

4 bedroom home

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Bovis
Homes

The Snowdrop

4 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining room	6.99 x 4.05	22' 11" x 13' 4"
Sitting room	4.98 x 3.93	16' 4" x 12' 11"
Study	3.93 x 1.86	12' 11" x 6' 1"

First floor	metres	feet / inches
Bedroom 1	4.04 x 3.17	13' 3" x 10' 5"
Bedroom 2	3.50 x 3.38	11' 6" x 11' 1"
Bedroom 3	4.05 x 2.83	13' 4" x 9' 4"
Bedroom 4	3.90 x 2.20	12' 11" x 7' 3"

The Snowdrop | H6 Lindfield |

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* Window applies to plot 29 only. Please see sales consultant for further details.

ovn	oven	cyl	hot water cylinder
h	hob	w	wardrobe
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	◀ ▶	measuring points
ffrz	fridge freezer		

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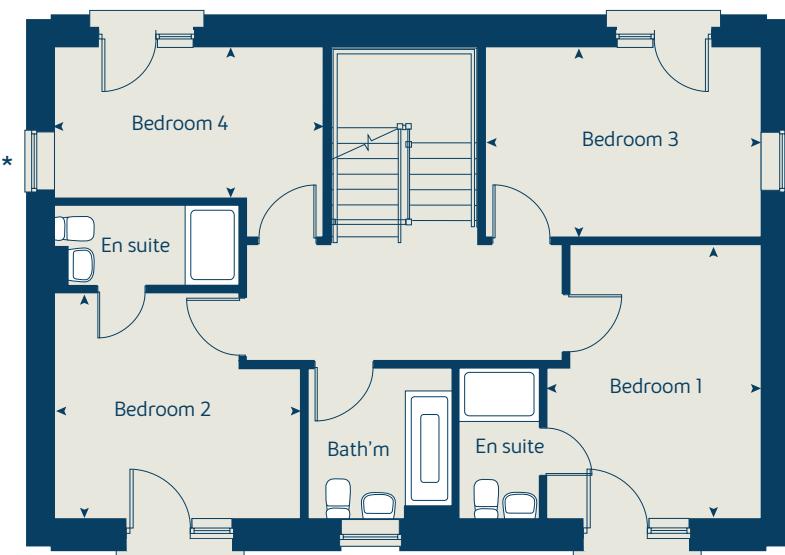
The floorplans shown are not to scale. Measurements are based on the original drawings. Slight variations may occur during construction.

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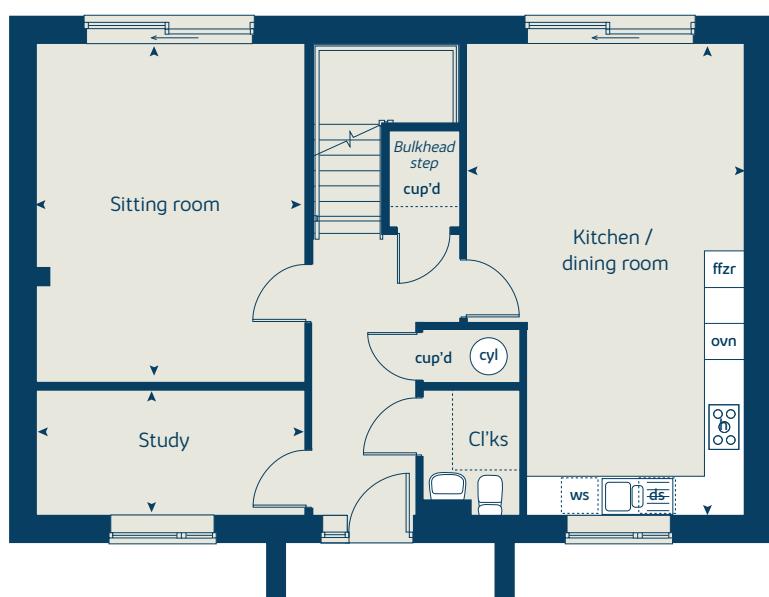
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Lindfield DS06770 / 03.24

First floor



Ground floor





The Kempe

4 bedroom home

bovishomes.co.uk

Bovis
Homes

The Kempe

4 bedroom home

Ground floor	metres	feet / inches
Kitchen	4.24 x 3.90	13' 11" x 12' 11"
Sitting / dining room	6.99 x 4.05	22' 11" x 13' 4"
Study	3.93 x 2.59	12' 11" x 8' 6"

First floor

Bedroom 1	4.04 x 3.17	13' 3" x 10' 5"
Bedroom 2	3.50 x 3.38	11' 6" x 11' 1"
Bedroom 3	4.05 x 2.83	13' 4" x 9' 4"
Bedroom 4	3.90 x 2.20	12' 11" x 7' 3"

The Kempe | H6 v2 Lindfield |

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ovn	oven	cyl	hot water cylinder
h	hob	w	wardrobe
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	◀ ▶	measuring points
ffzr	fridge freezer		

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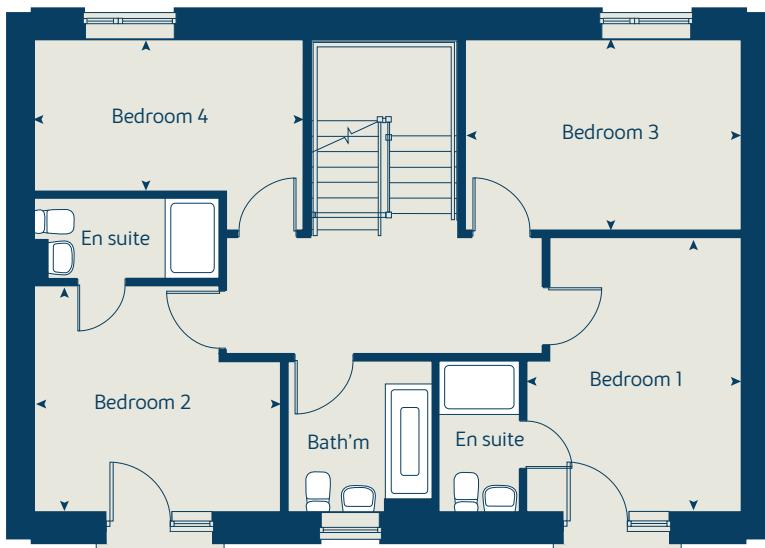
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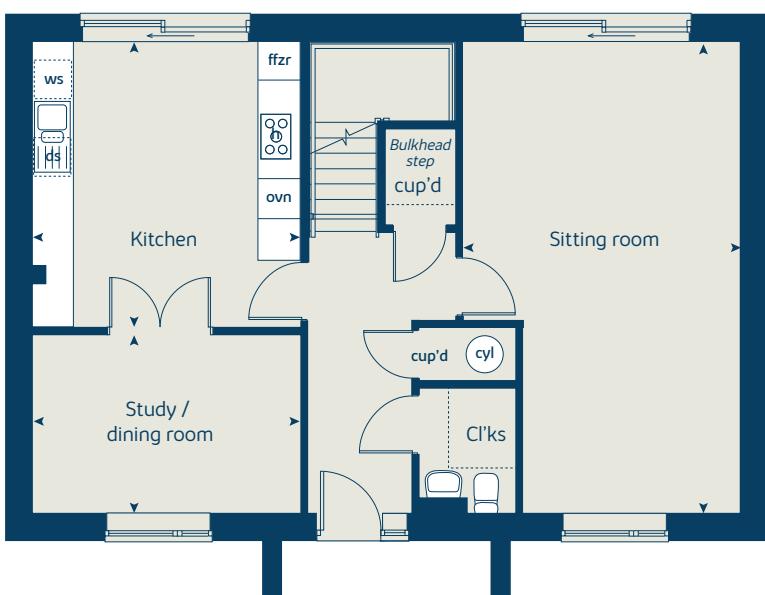
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Lindfield DS15001 / 12.25

First floor



Ground floor





The Pontin

4 bedroom home

bovishomes.co.uk

Bovis
Homes

The Pontin

4 bedroom home

Ground floor	metres	feet / inches
Kitchen	4.23 x 3.93	13' 11" x 12' 11"
Sitting room / Study	6.99 x 4.05	22' 11" x 13' 4"
Dining room	3.93 x 2.61	12' 11" x 8' 7"

First floor	metres	feet / inches
Bedroom 1	4.04 x 3.17	13' 3" x 10' 5"
Bedroom 2	3.50 x 3.38	11' 6" x 11' 1"
Bedroom 3	4.05 x 2.83	13' 4" x 9' 4"
Bedroom 4	3.90 x 2.20	12' 11" x 7' 3"

The Pontin | H6 v5 Lindfield |

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ovn	oven	cyl	hot water cylinder
h	hob	w	wardrobe
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	◀ ▶	measuring points
ffrz	fridge freezer		

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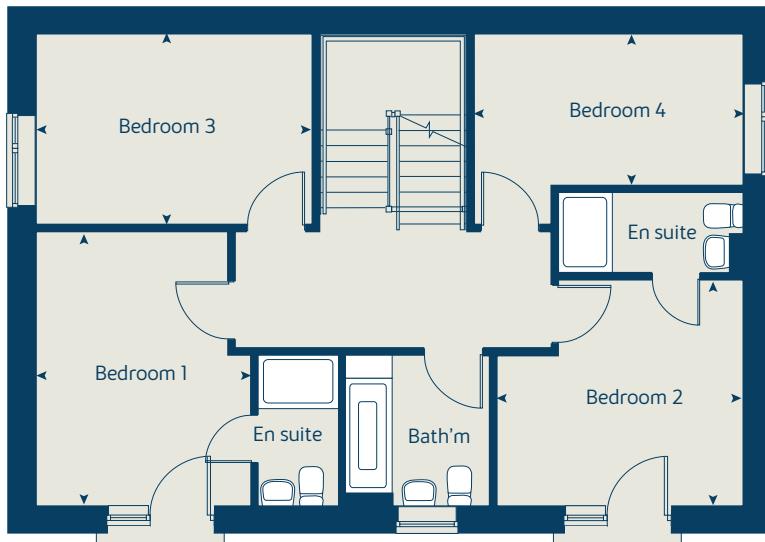
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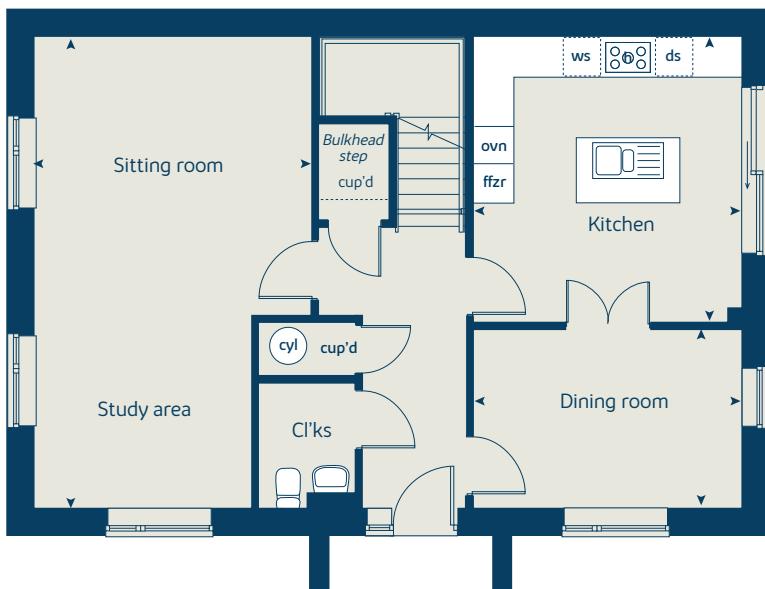
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Lindfield DS15001 / 12.25

First floor



Ground floor





The Buxshall

4 bedroom home

bovishomes.co.uk

Bovis
Homes

The Buxshall

4 bedroom home

Ground floor	metres	feet / inches
Kitchen	4.98 x 3.93	16' 4" x 12' 11"
Sitting / dining room	6.99 x 4.05	22' 11" x 13' 4"
Study	3.93 x 1.86	12' 11" x 6' 1"

First floor

Bedroom 1	4.04 x 3.17	13' 3" x 10' 5"
Bedroom 2	3.50 x 3.38	11' 6" x 11' 1"
Bedroom 3	4.05 x 2.83	13' 4" x 9' 4"
Bedroom 4	3.90 x 2.20	12' 11" x 7' 3"

The Buxshall | H6 v4 Lindfield |

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ovn	oven	cyl	hot water cylinder
h	hob	w	wardrobe
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	◀ ▶	measuring points
ffrz	fridge freezer		

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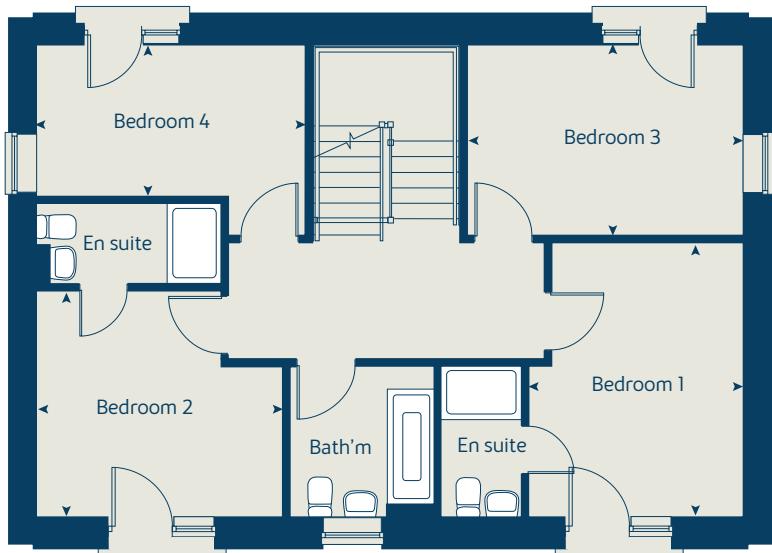
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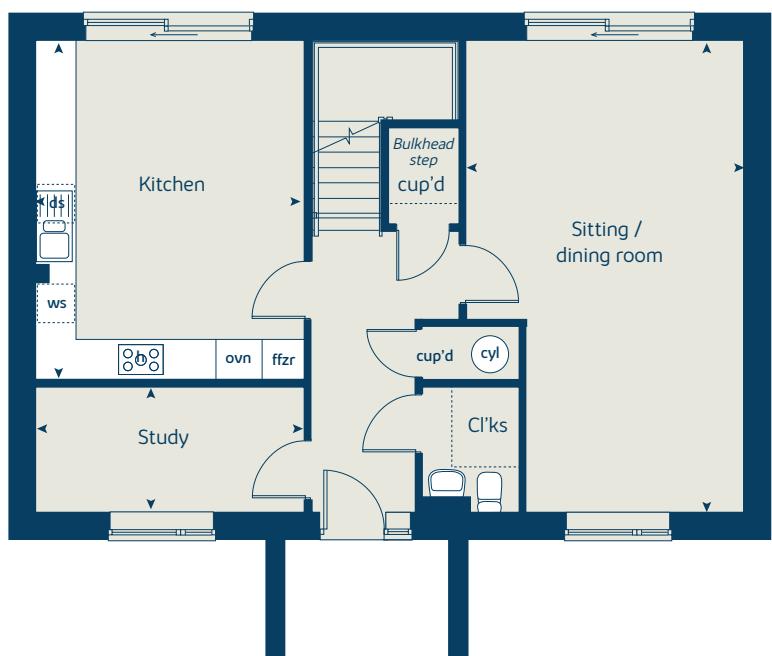
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Lindfield DS06770 / 03.24

First floor



Ground floor





The Spencer

4 bedroom home

bovishomes.co.uk

Bovis
Homes

The Spencer

4 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	6.44 x 5.37	21' 2" x 17' 7"
Study	2.72 x 2.19	8' 11" x 7' 3"

First floor	metres	feet / inches
Bedroom 2	5.20 x 2.75	17' 1" x 9' 0"
Bedroom 3	3.21 x 2.53	10' 7" x 8' 4"
Sitting room	5.37 x 3.65	17' 1" x 12' 0"

Second floor	metres	feet / inches
Bedroom 1	5.37 x 3.69	17' 7" x 12' 1"
Bedroom 4	3.43 x 3.21	11' 3" x 10' 7"

The Spencer | H7 Lindfield |

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ovn	oven	cyl	hot water cylinder
h	hob	w	wardrobe
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	►►	measuring points
ffrz	fridge freezer		

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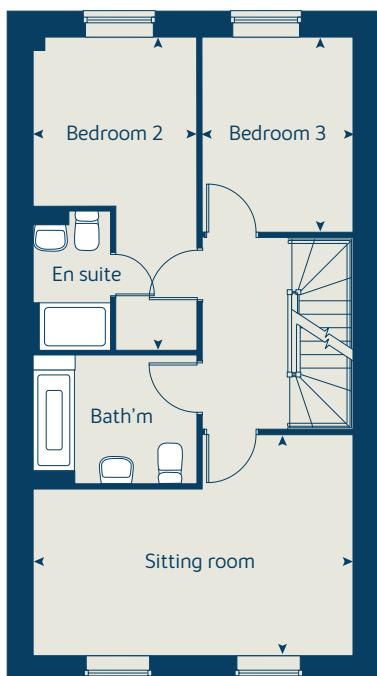
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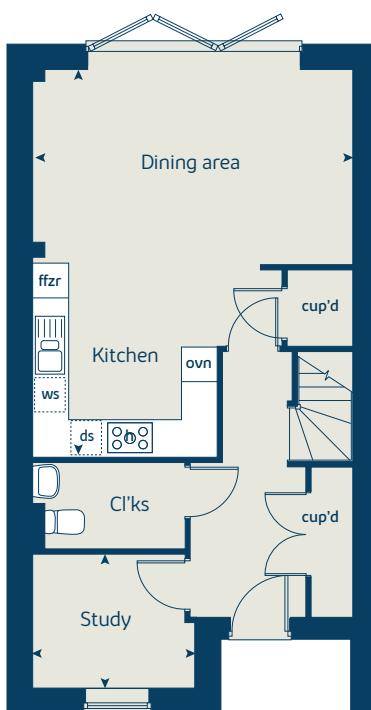
Second floor



First floor



Ground floor





The Primrose

4 bedroom home

bovishomes.co.uk

Bovis
Homes

The Primrose

4 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	6.44 x 5.37	21' 2" x 17' 7"
Study	2.72 x 2.19	8' 11" x 7' 3"

First floor	metres	feet / inches
Bedroom 2	5.20 x 2.75	17' 1" x 9' 0"
Bedroom 3	3.21 x 2.53	10' 7" x 8' 4"
Sitting room	5.37 x 3.65	17' 1" x 12' 0"

Second floor	metres	feet / inches
Bedroom 1	5.37 x 3.69	17' 7" x 12' 1"
Bedroom 4	3.43 x 3.21	11' 3" x 10' 7"

The Primrose | H7 Lindfield |

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ovn	oven	cyl	hot water cylinder
h	hob	w	wardrobe
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	►	measuring points
ffrz	fridge freezer	►	

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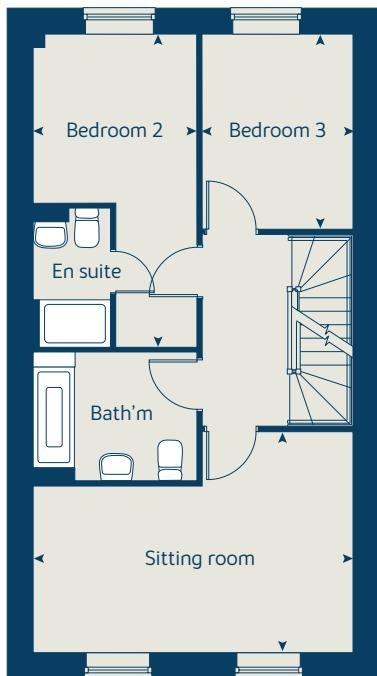
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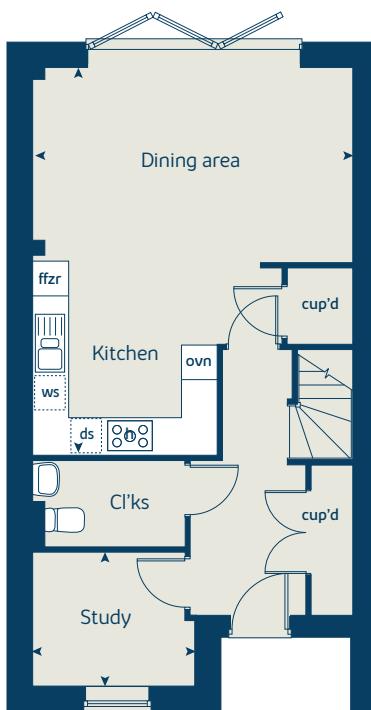
Second floor



First floor



Ground floor





The Weald

4 bedroom home

bovishomes.co.uk

Bovis
Homes 

The Weald

4 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	5.87 x 3.91	19' 3" x 12' 10"
Sitting room	4.93 x 4.57	16' 2" x 15' 0"
Family room	3.45 x 2.93	11' 4" x 9' 7"
Study	2.40 x 1.91	7' 11" x 6' 3"

First floor	metres	feet / inches
Bedroom 1	3.94 x 3.29	12' 11" x 10' 10"
Bedroom 2	4.57 x 2.92	15' 0" x 9' 7"
Bedroom 3	3.51 x 3.44	11' 6" x 11' 4"
Bedroom 4	3.47 x 3.35	11' 5" x 11' 0"

The Weald | H8 Lindfield |

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* Window omitted to plot 1 only. Please see sales consultant for further details.

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

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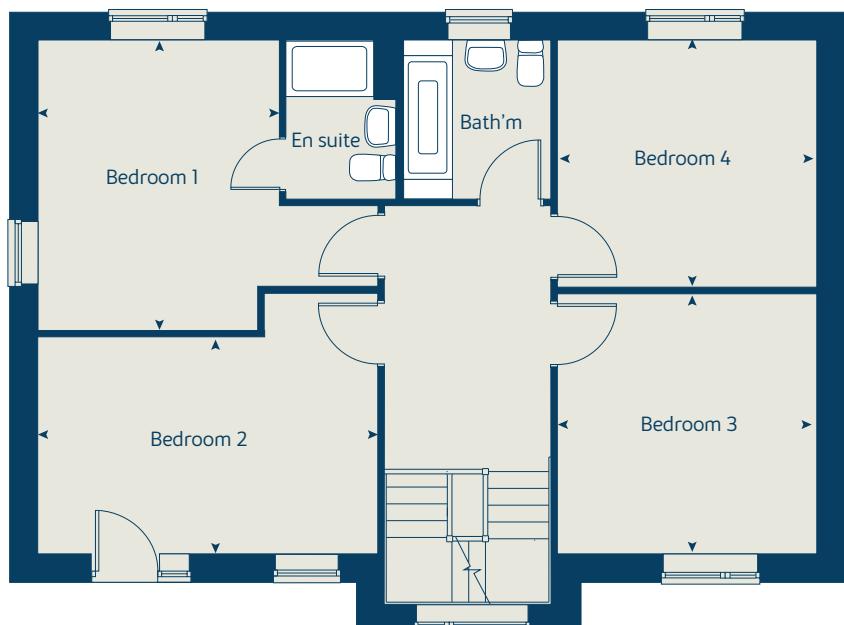
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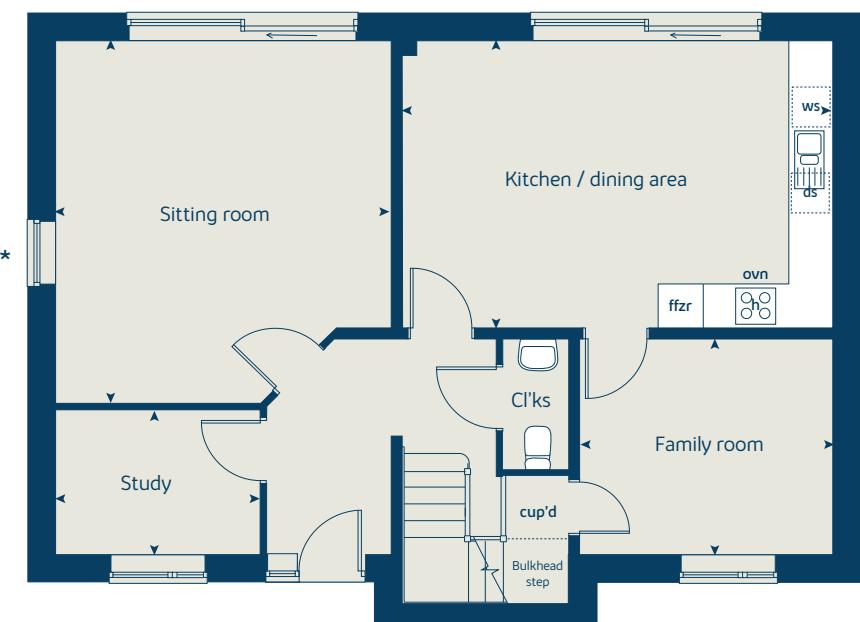
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Lindfield DS06770 / 03.24

First floor



Ground floor





The Sydney

5 bedroom home

bovishomes.co.uk

Bovis
Homes

The Sydney

5 bedroom home

Ground floor	metres	feet / inches
Kitchen	4.16 x 3.19	13' 8" x 10' 6"
Dining area	4.16 x 2.60	13' 8" x 8' 7"
Sitting room	5.20 x 3.73	17' 1" x 12' 3"
Study	3.73 x 1.98	12' 3" x 6' 6"
Bedroom 5	3.62 x 3.16	11' 11" x 10' 5"

First floor	metres	feet / inches
Bedroom 1	3.62 x 3.16	11' 11" x 10' 5"
Bedroom 2	3.77 x 3.08	12' 5" x 10' 2"
Bedroom 3	4.12 x 3.73	13' 6" x 12' 3"
Bedroom 4	4.16 x 2.87	13' 8" x 9' 5"

The Sydney | H10 Lindfield |

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ovn	oven	cyl	hot water cylinder
h	hob	w	wardrobe
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	measuring points	
ffrz	fridge freezer		

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Lindfield DS15001 / 12.25

First floor



Ground floor





The Clover

5 bedroom home

bovishomes.co.uk

Bovis
Homes

The Clover

5 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	6.43 x 5.42	21' 1" x 17' 9"
Sitting room	4.90 x 4.40	16' 1" x 14' 5"
Study	2.72 x 2.20	8' 11" x 7' 3"

First floor

Bedroom 1	4.41 x 2.91	14' 6" x 9' 7"
Bedroom 3	3.42 x 3.20	11' 3" x 10' 6"
Bedroom 4	3.20 x 2.91	10' 6" x 9' 7"
Bedroom 5	3.67 x 2.13	12' 1" x 7' 0"

Second floor

Bedroom 2	4.41 x 2.91	14' 6" x 9' 7"
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The Clover | H11 Lindfield |

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ovn	oven	cyl	hot water cylinder
h	hob	w	wardrobe
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	► ►	measuring points
ffrz	fridge freezer		

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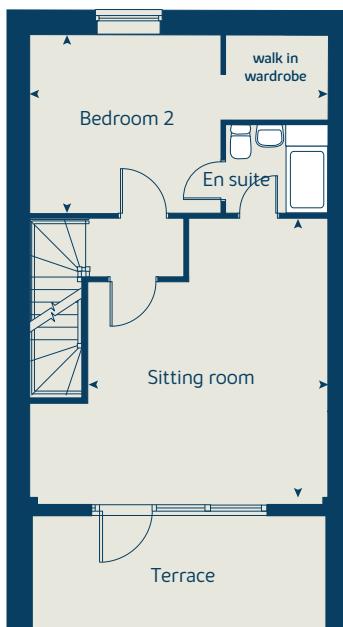
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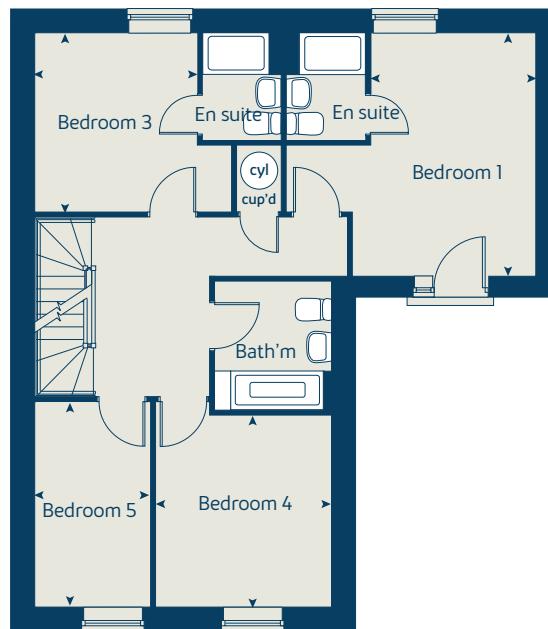
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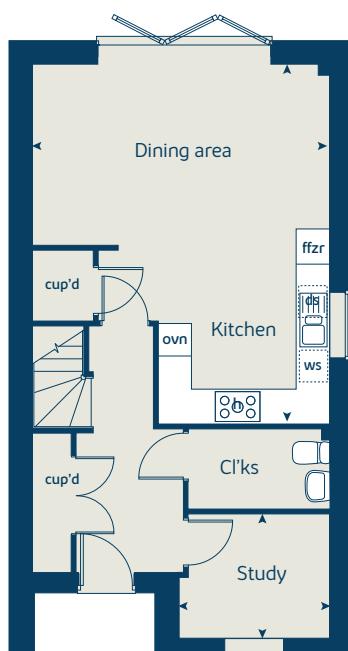
Second floor



First floor



Ground floor



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Please check the details of your chosen plot and house type with the sales consultant. Development
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Vistry South East region
Linden House, Guards Avenue, Caterham, Surrey CR3 5XL. Telephone: 01883 334400

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