

# Whistle Wood

A STUNNING COLLECTION OF  
2, 3, 4 AND 5 BEDROOM HOMES

**Impeccable design  
for a modern lifestyle**





## Welcome to **Whistle Wood**

Get ready to embrace spacious, modern living in an attractive community close to great amenities, with Whistle Wood's stunning collection of brand-new homes in Hampshire.

With a choice of two bedroom coach houses or two, three, four and five-bedroom homes, you can expect a thoughtfully-designed and generously sized homes, with no compromise on comfort or visual appeal. A key feature of our homes is the bright, contemporary layout that provides enough flexible living space to accommodate your unique lifestyle, with plenty of storage thrown in for good measure!

Our high-specification kitchens and bathrooms combine convenience with a dash of luxury, while superior fixtures and fittings coupled with our trademark close attention to detail ensure an exquisite finish you're bound to love. And the exterior surroundings — offering private gardens to most homes, parking areas and carefully planned landscaping — are no less distinctive.

Situated within walking distance is the Hogmoor Inclosure, a woodland area with ample playing area ideal for dog walkers and families. You can also enjoy a cup of tea and slice of cake at Cafe Hogmoor.



## A great place to live

**Whitehill & Bordon – located on the edge of the beautiful South Downs National Park – is a vibrant community surrounded by leafy, landscaped areas with a wide choice of shops, restaurants, leisure opportunities and local schools.**

Thanks to an ambitious £1 billion regeneration programme, this former Garrison Town is being transformed into a prosperous and sustainable green town, together with all the supporting infrastructure, amenities and jobs you would expect.

Significant investment is creating a thriving new community, with a new and exciting town centre at the heart of Whitehill & Bordon's transformation into a sustainable green, healthy and connected place to live. Here, brand-new retail, leisure and wellbeing amenities range from shops, cafes and office space to the state-of-the-art Everyone Active leisure centre with its six-lane swimming pool and fitness centre.

Another popular local destination is The Shed, a vibrant hub of artisan treats, home-cooked meals, arts and crafts, creative workspaces and the best local entertainment at its dedicated performance space, The Cube.

Families will be pleased to know there is a good choice of local schools, from the newly extended and improved Bordon Junior School (with another new primary school planned for the town centre) to a brand-new, superbly-equipped secondary school, Oakmoor. The area also benefits from the nearby, very popular Bordon Skate Park.

You and your loved ones will also be able to benefit from an abundance of parks, play areas and natural green spaces which make up Whitehill & Bordon's Green Loop – approximately 150 hectares of nearby green space that conveniently connect to the town via scenic footpaths and cycle ways, reducing the reliance on car travel.

Perfect for days out are the Green Loop's Bordon and Hogmoor Inclosures, where you can simply relax with a picnic and enjoy wildlife spotting or get involved in the many events and activities on offer there – all set against a backdrop of beautiful woodland and heathland.



# A place to call home

Living at Whistle Wood you will be well connected to many other destinations, with a new relief road set to make travelling even easier.



Travel times by car  
(Estimate only)  
 Guildford – 30 mins  
 Portsmouth – 35 mins  
 Reading – 55 mins  
 Southampton – 55 mins  
 London – 1 hr 30mins

- Airport
- School
- Restaurant
- Supermarket
- Doctors
- Dentist



High-specification 2, 3, 4 and 5-bedroom homes, and 2 bedroom coach houses, all generously-sized and with a contemporary layout that adapts to however you want to live your life.



An up-and-coming town, which an ambitious £1 billion regeneration programme is transforming into a warm, welcoming and well-served Community



Surrounded by 150 hectares of parkland, a dedicated skate park, play areas and natural green spaces, with beautiful woodland and heathland at the nearby Bordon and Hogmoor Inclosures.



A great choice of shops and restaurants along with cultural and entertainment facilities, including local artisan hub The Shed and its dedicated performance space, The Cube.



Superb transport links, with a new relief road set to make travelling even easier. London is just 50 miles away, less than an hour's journey from Liphook train station.



Historic Guildford and Winchester are only 20 miles from here, while the south coast cities of Portsmouth, Southampton and Chichester are also nearby.



A good choice of local schools include the newly extended and improved Bordon Junior School and a brand-new, superbly-equipped secondary school, Oakmoor.



From scenic footpaths and cycle ways to the state-of-the-art Everyone Active leisure centre with swimming pool and fitness centre, staying active is a pleasure.

Why buy new?

**Buying a brand-new home with Places for People is one of the easiest decisions you'll ever make. Designed for modern living, with plenty of space to relax, work or entertain, all you need to do is unpack and start making your home your own.**

[placesforpeople.co.uk/whistlewood](https://placesforpeople.co.uk/whistlewood)



Research by the Home Builders Federation (HBF)\* shows that new homes are much more environmentally friendly than older equivalent properties, emitting just 1.4 tonnes of carbon a year, compared to the 3.6 tonnes that existing properties emit.

At Places for People, we design and build our homes to maximise energy efficiency, using energy-saving lighting, eco-appliances and water-saving devices as well as excellent insulation to reduce your carbon footprint and keep your utility costs down. Our homes are rated from A to C.

Buying a new home can be good for your bank balance too. The HBF calculates that buyers of new homes save on average £2,510.73 on

household bills each year, with buyers of houses saving even more at £3,117.85 (around £260 per month).

When you buy your new home at Whistle Wood, our experienced sales team will be with you every step of the way to guide you through the home-buying process. Our homes also benefit from a 10-year insurance-backed warranty, meaning you can move in with peace of mind (without the worry of expensive structural repairs) and simply enjoy the thrill of turning a blank canvas into your dream home.

Plus — you and your new neighbours are all getting to build a new community together — what's not to love?

\*Home Builders Federation Watt a Save report Feb 2023





Computer Generated Image – Whistle Wood

## Sustainable living for less

When you buy new with us, you can look forward to all the benefits of an energy and cost-efficient home without having to compromise on comfort or quality.

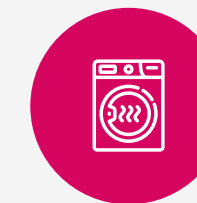
Designed and built to sustainable environmental standards, our energy-efficient homes feature efficient heating systems and energy-saving technology along with an exquisite finish you'll love.

You'll use less energy, spend less on utility bills and still have the warm, welcoming home you've always wanted.

And with everything you need conveniently located nearby — from shops and schools to leisure facilities and green spaces — Whistle Wood is the perfect place to enjoy a more sustainable lifestyle, supporting the local economy while building connections to last a lifetime.



**Forward-thinking fabric design**  
Our well-insulated homes are designed to maximise energy efficiency and reduce running costs, now and in the future.



**Eco-appliances**  
Most of our fitted appliances are A rated so cheaper to run.



**Energy-efficient lighting**  
LED light fittings and bulbs lower energy use as well as your bills.



**Water-saving devices**  
Our kitchen and bathroom fittings save both water and money.

**At Whistle Wood, you can enjoy a more comfortable home that costs less to run, with everything you need close by.**



**Good ventilation**  
Our homes come with good ventilation for a comfortable environment.



**Double glazed windows**  
Benefit from a reduction in heat loss, noise and energy payments.



**Car charging points**  
One for every house encourages greener travel.



**Seasonally efficient**  
Our homes reduce the risk of overheating in the warmer months.





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Aerial image of Brooklands – Milton Keynes

# When you buy a home from Places for People, you know you're in safe hands...

## What we do

We are a property developer and manager with a proven track record for delivering high-quality homes in thriving Communities right across the UK. With us, you can look forward to outstanding quality and service, because we handle the whole development process — from acquiring the land, planning our sites and designing our homes, to building and selling or renting them.

As the UK's leading Social Enterprise, our overriding purpose is to create homes where Community matters. From small housing developments to large-scale regeneration projects, we tailor our homes to the needs of local people, take responsibility for our environmental impact, and put People First to build a sense of Community.

## Our approach

With more than 50 years' experience of managing and developing homes, we know what it takes to build happy, healthy and inclusive places to live. All our Communities are delivered by our award-winning, specialist placemaking, property investment and management companies across the UK, who ensure the places we create meet a variety of needs, not just now but well into the future. Where others think in years, we think in decades.

## What makes us different

We believe our homes should be attainable for everyone, which is why we offer a wide range of buying options. So, whether you're taking your first step onto the property ladder or looking for your forever home, there's a place to suit your individual needs.

We listen to our customers too – and give them what they ask for: bright, spacious homes with flexible living areas that easily adapt to work or play, plenty of storage and that all-important private outdoor space. In our well-connected Communities, you'll have all the services and facilities you need on your doorstep – from shops, restaurants, schools and healthcare to beautiful green open spaces offering a natural retreat from the busyness of modern life.

Because when you buy from us, you're not just buying a home – you're buying into a Community; a place where you can belong, build connections and put down roots to last a lifetime.





# steps to secure your dream home

Here's what your home buying journey looks like...

Purchasing a Places for People home has never been easier. Whether you're buying for the first time or you're an existing homeowner looking to move up the ladder, we've kept things simple so you're free to enjoy this next exciting phase.

From the moment you get in touch to that exhilarating day when you pick up your keys (and even after you've settled in), our friendly, experienced sales executives will be right by your side, supporting and guiding you every step of the way.

## Book a viewing

Arrange an appointment to come and see us in person. That way you can explore our Community first-hand and discover for yourself why it's the perfect place to put down roots.

## Determine your budget

You should apply for a 'mortgage in principle', which confirms how much you can borrow — and — more importantly — how much you can afford. We can refer you to an Independent Financial Advisor (IFA).

## Instruct a solicitor

Now you've reserved your new home, it's important to instruct a solicitor to handle the legal aspects of the purchase. We can recommend independent solicitors or you can choose your own.

## Exchange contracts

This is when things become official! Once you're happy with the legal contracts, you can sign them, pay your deposit and arrange a completion date — the point your new home is legally yours.

## Attend a home demonstration

Before completing, we'll arrange for you to attend your new home demonstration — a great opportunity to get to know your new home and understand how everything works before you move in.

## Get expert advice

Whether you need support with funding, selling your existing property or stepping onto the property ladder, our sales team will guide you through the different ways to purchase your dream home.

## Reserve your home

Once you're happy you've found the home of your dreams, you can reserve your chosen plot! Our team will guide you through the reservation process and all aspects of your home buying journey.

## Apply for a mortgage

If you're purchasing your new home with a mortgage, now is when you should contact your mortgage lender or IFA to let them know they can proceed with your mortgage application.

## Get ready to move

Now is the time to organise buildings and contents insurance, arrange removals quotes and set up or transfer accounts for TV, internet and utilities suppliers ready for when you change address.

## Complete and move in

Legal completion is that happy moment when you take ownership of your new home! Your mortgage lender will transfer the funds, you pay any outstanding costs and we arrange handover of your keys!

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**“Everyone I’ve dealt with at Places for People has been so friendly and gone out of their way to help, no matter what your query. They’ve been brilliant and have kept in constant touch with us throughout.”**

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Christian, Bordon Customer



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**“We already loved the area so it only took us five minutes to decide this was the home for us! It’s so convenient here; we’re close to work and we have beautiful walks and a café on our doorstep.”**

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Ellie, Bordon Customer



**The places we make  
are like nowhere else.  
Because no one else makes  
places the way we do.**



**Because Community Matters**  
Proud to be creating sustainable  
communities for the long term



[placesforpeople.co.uk/whistlewood](https://placesforpeople.co.uk/whistlewood)

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