



**MORRIS  
SQUARE**  
COWLEY, OXFORD

1 & 2 BEDROOM APARTMENTS  
FOR SHARED OWNERSHIP





**MORRIS  
SQUARE**  
COWLEY, OXFORD

# WELCOME TO MORRIS SQUARE

COWLEY, OXFORD

A vibrant new community of contemporary  
1 & 2 bedroom apartments for Shared  
Ownership in the heart of Cowley, on the edge  
of one of the world's most attractive cities.





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Computer generated image are for illustrative purposes only, plot specific elevations may vary.





## Enjoy the best of contemporary living

Although Cowley has been inhabited since Roman times, it has long been famous for making cars and, in 1913, a young bicycle manufacturer named William Morris opened a car factory here. Today Morris Square sits on the site of the workers' Sports and Athletics Club and although Morris Motors is long gone, the clubhouse is still standing and, nowadays, houses the local school.

Morris Square offers an exciting new opportunity to live in a vibrant community within easy reach of Oxford town centre. The apartments are surrounded by landscaped gardens, with a selection providing views of Oxford's idyllic city centre. The architecture features textured brickwork and bold lines to create an imposing architectural style. Interiors are open plan and stylish, with oversized windows to welcome the light. From the stunning, streamlined kitchens to the striking bathroom décor, each apartment has been beautifully designed with a modern interior. Bicycle storage, allocated parking and charging points for electric cars are also available.





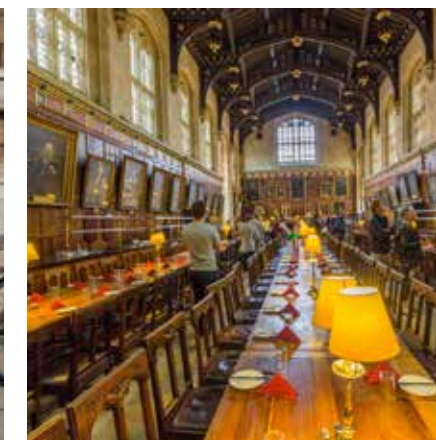
# Oxford University is old. Very old!

Teaching at Oxford dates back to 1096, making it the second oldest university in the world.

The Mob Quad at Merton College Oxford dates back to the 1270s. It is so old the buildings don't even have chimneys, which did not become a major part of English architecture for another 200 years.

The stunning Norman architecture of Christ Church Cathedral is even older, while the city's castle boasts the oldest building of all – St George's Tower dates back to 1020.

The town has played a prominent part in history – a famous siege took place here during the Civil War – and today Oxford University is contributing to science and knowledge as much as ever.



The Bodleian Library is one of the largest in the country, home to 12 million books and other items of reading material.

The distinctive Bridge of Sighs, inspired by the Venetian original, links the old and new quadrangles of Hertford College.

From politicians to poets, from scientists to scholars, Oxford has produced some of the greatest names in British history.

The fine Tudor Dining Hall at Christ Church College apparently inspired the Great Hall of Hogwarts in the Harry Potter movies.

# A vibrant energy all of it's own

From university and college students to the young professionals working in Oxford's business and manufacturing sectors, Oxford is a youthful, energised city.

Whether you are enjoying the smart shops of Westgate, exploring the antiques on Gloucester Green, browsing the stalls of the Covered Market or taking a stroll down the historic High Street, you can shop till you drop in Oxford.

It's a great place for food and drink too. Maybe you are looking for a smart meal gazing out over the dreaming spires of the city, or fancy a mad hatter's tea party in a 500 year old building? Wherever your fancy takes you, Oxford caters for every whim.

Not surprisingly, this is a town that's strong on culture. You can immerse yourself in history at the Castle, spend the afternoon strolling round a museum, then round off the day with a night at the theatre.

There's something special around every corner.





## Cowley - an area of Oxford with a unique buzz

Cowley is a residential neighbourhood with a cool, creative vibe. Global restaurants and bike shops line Cowley Road, where buildings are sprayed with colourful street art.

Nearby, the art deco Ultimate Picture Palace screens indie releases and cult classics. Students hang out in hip bars and pubs, or attend concerts at O2 Academy Oxford. Huge crowds gather to see costume parades during the Cowley Road Carnival.

Along Magdalen Road you will find The Magdalen Arms, voted in the top 50 pubs by Giles Coren along with an eclectic mix of shops and the Pegasus performing arts centre.

Conveniently less than a mile from Morris Square are not one but two shopping centres, Templars Shopping Park and Templars Square Shopping Centre for all your everyday essentials or head to the Tesco Super Store just a little further away.





# Out & about in Oxfordshire

Shotover Country Park is just a short cycle away with an intimate mosaic of hidden valleys covering 117 hectares with spectacular views from the top of Shotover Hill across south Oxfordshire.

The beauty of the Cotswolds, with its charming villages, stretches out in every direction and, when you've had enough of nature, the designer brand outlets of Bicester Village, offer you shopping with a difference.

Living at Morris Square, it's easy to get to anywhere. The centre of town is just an 18-minute cycle ride and Oxford Station is also easy to reach. The train journey into London Paddington takes under an hour.

You're well served with buses too. The 5, U5 and 15 will whisk you into the centre of Oxford. By car, you are within a short drive of the M40 and M25, with easy motorway connections to the rest of the country. London Heathrow is within easy reach.

Oxford is very cycle friendly. Wherever you're going, get there by bike.

📍  
Oxford Town Centre  
**3.1 miles\***

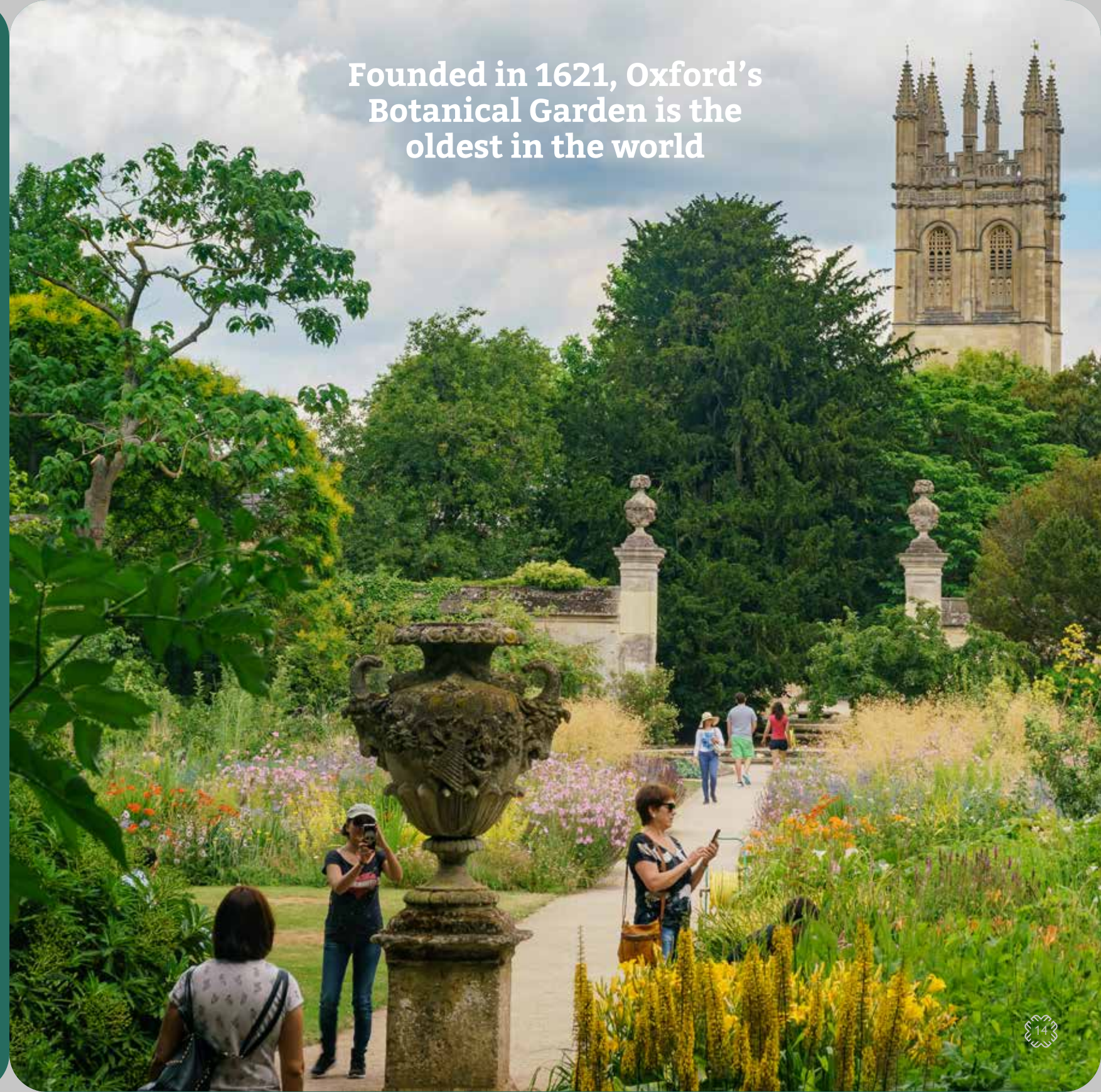
🚶  
Oxford Station  
**4.4 miles\***

✈️  
London Heathrow  
**49 mins\***  
43.3 miles

🚶  
London Paddington  
**52 mins\***

Distances and travel times taken from google.co.uk/maps and nationalrail.co.uk and are approximate only.

## Founded in 1621, Oxford's Botanical Garden is the oldest in the world







## World class sports & education

Whether you prefer flexing your intellectual or physical muscles or both, Oxford is the place to be.

At Morris Square you will have a well-equipped gym, a leading local rugby club, athletics facilities and football club close by, along with a golf club almost at your front door. The Iffley Road Sports Centre is just 2 miles away and home to the iconic Sir Roger Bannister Running Track, where he broke the four-minute mile in 1954.

If you prefer your sport sitting down, you can watch first class cricket at the Parks, and cheer the world's top rowers from the garden of a riverside pub as they practise for the boat race. The Kassam Stadium, home to Oxford United, is handy for Morris Square.

If brain power is more your thing, you will be lucky enough to have world class universities and colleges, teaching hospitals and excellent schools including Tyndale Community School next door.

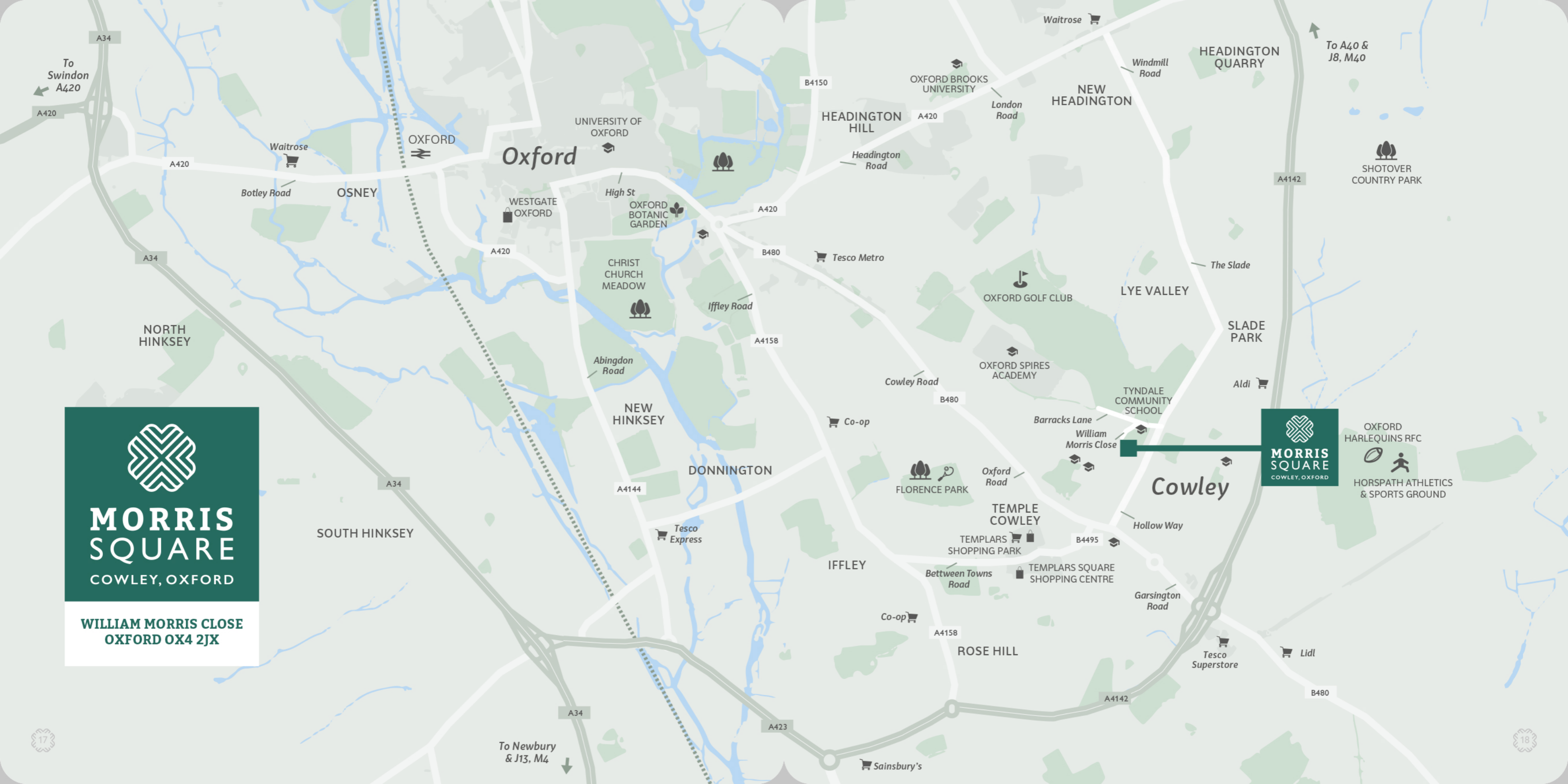


**MORRIS  
SQUARE**  
COWLEY, OXFORD

**WILLIAM MORRIS CLOSE**  
OXFORD OX4 2JX



**MORRIS  
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COWLEY, OXFORD





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SQUARE**  
COWLEY, OXFORD



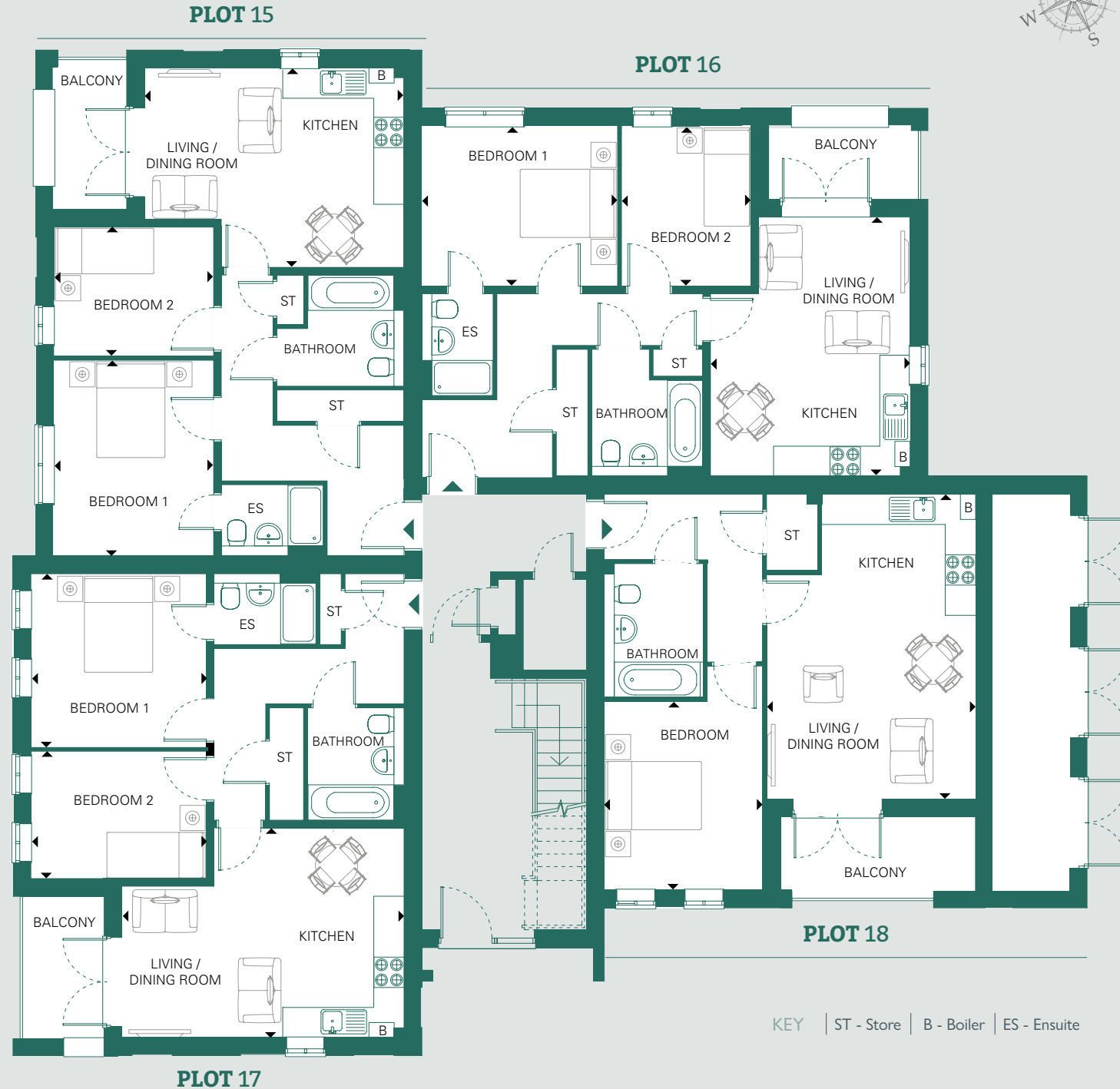
Morris Square offers a superb selection of 1 & 2 bedroom apartments for Shared Ownership. The apartments overlook communal green landscaped gardens and include a cycle storage and electric car charging points.



Computer generated image are for illustrative purposes only, plot specific elevations may vary.



# GROUND FLOOR PLANS - MAJOR HOUSE



KEY | ST - Store | B - Boiler | ES - Ensuite

## PLOT 15

LIVING / DINING / KITCHEN			
length	width	length	width
5.19m	4.00m	17' 0"	13' 1"
BEDROOM 1			
length	width	length	width
3.91m	3.22m	12' 10"	10' 7"
BEDROOM 2			
length	width	length	width
3.22m	2.60m	10' 7"	8' 6"
<b>TOTAL 61.3 sq m / 660 sq ft</b>			

## PLOT 16

LIVING / DINING / KITCHEN			
length	width	length	width
5.19m	4.00m	17' 0"	13' 1"
BEDROOM 1			
length	width	length	width
3.91m	3.22m	12' 10"	10' 7"
BEDROOM 2			
length	width	length	width
3.22m	2.60m	10' 7"	8' 6"
<b>TOTAL 61.3 sq m / 660 sq ft</b>			

## PLOT 17

LIVING / DINING / KITCHEN			
length	width	length	width
5.64m	4.21m	18' 6"	13' 10"
BEDROOM 1			
length	width	length	width
3.52m	3.48m	11' 7"	11' 5"
BEDROOM 2			
length	width	length	width
3.52m	2.56m	11' 7"	8' 5"
<b>TOTAL 62.2 sq m / 669 sq ft</b>			


## PLOT 18

LIVING / DINING / KITCHEN			
length	width	length	width
6.09m	4.18m	20' 0"	13' 9"
BEDROOM			
length	width	length	width
3.77m	3.19m	12' 5"	10' 6"
<b>TOTAL 50.0 sq m / 538 sq ft</b>			

The floorplans shown are for approximate measurements only. Exact layouts, dimensions, entrance and position of windows and doors may vary between plots. All measurements may vary within a tolerance of 5%. Furniture, kitchen and electrical layouts are indicative only and subject to change, please ask a Sales Consultant for further information.

# FIRST FLOOR PLANS - MAJOR HOUSE



**PLOT 19** 

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**LIVING / DINING / KITCHEN**

length	width	length	width
5.19m	4.00m	17' 0"	13' 1"

---

**BEDROOM 1**

length	width	length	width
3.91m	3.22m	12' 10"	10' 7"


---

**BEDROOM 2**

length	width	length	width
3.22m	2.60m	10' 7"	8' 6"

---

**TOTAL** 61.3 sq m / 660 sq ft

**PLOT 20** 

---

**LIVING / DINING / KITCHEN**

length	width	length	width
5.19m	4.00m	17' 0"	13' 1"

---

**BEDROOM 1**

length	width	length	width
3.91m	3.22m	12' 10"	10' 7"


---

**BEDROOM 2**

length	width	length	width
3.22m	2.60m	10' 7"	8' 6"

---

**TOTAL** 61.3 sq m / 660 sq ft

**PLOT 21** 

---

**LIVING / DINING / KITCHEN**

length	width	length	width
5.64m	4.21m	18' 6"	13' 10"

---

**BEDROOM 1**

length	width	length	width
3.52m	3.48m	11' 7"	11' 5"

---

**BEDROOM 2**

length	width	length	width
3.52m	2.56m	11' 7"	8' 5"

---

**TOTAL** 62.2 sq m / 669 sq ft

**PLOT 22** 

---

**LIVING / DINING / KITCHEN**

length	width	length	width
6.09m	4.39m	20' 0"	14' 5"

---

**BEDROOM 1**

length	width	length	width
3.70m	3.33m	12' 2"	10' 11"

---

**BEDROOM 2**

length	width	length	width
3.70m	2.73m	12' 2"	8' 11"

---

**TOTAL** 66.4 sq m / 715 sq ft

The floorplans shown are for approximate measurements only. Exact layouts, dimensions, entrance and position of windows and doors may vary between plots. All measurements may vary within a tolerance of 5%. Furniture, kitchen and electrical layouts are indicative only and subject to change, please ask a Sales Consultant for further information.

# SECOND FLOOR PLANS - MAJOR HOUSE



KEY | ST - Store | B - Boiler | ES - Ensuite

## PLOT 23



LIVING / DINING / KITCHEN			
length	width	length	width
5.18m	4.06m	17' 0"	13' 4"
BEDROOM 1			
length	width	length	width
3.91m	3.21m	12' 10"	10' 6"
BEDROOM 2			
length	width	length	width
3.21m	2.60m	10' 6"	8' 6"
<b>TOTAL 61.3 sq m / 660 sq ft</b>			

## PLOT 24



LIVING / DINING / KITCHEN			
length	width	length	width
5.19m	4.06m	17' 0"	13' 4"
BEDROOM 1			
length	width	length	width
3.91m	3.22m	12' 10"	10' 7"
BEDROOM 2			
length	width	length	width
3.21m	2.59m	10' 6"	8' 6"
<b>TOTAL 61.3 sq m / 660 sq ft</b>			

## PLOT 25



LIVING / DINING / KITCHEN			
length	width	length	width
5.64m	4.27m	18' 6"	14' 0"
BEDROOM 1			
length	width	length	width
3.51m	3.48m	11' 6"	11' 5"
BEDROOM 2			
length	width	length	width
3.51m	2.55m	11' 6"	8' 4"
<b>TOTAL 62.2 sq m / 669 sq ft</b>			

## PLOT 26



LIVING / DINING / KITCHEN			
length	width	length	width
6.09m	4.39m	20' 0"	14' 5"
BEDROOM 1			
length	width	length	width
3.70m	3.33m	12' 2"	10' 11"
BEDROOM 2			
length	width	length	width
3.70m	2.73m	12' 2"	8' 11"
<b>TOTAL 66.4 sq m / 715 sq ft</b>			

The floorplans shown are for approximate measurements only. Exact layouts, dimensions, entrance and position of windows and doors may vary between plots. All measurements may vary within a tolerance of 5%. Furniture, kitchen and electrical layouts are indicative only and subject to change, please ask a Sales Consultant for further information.

# GROUND FLOOR PLANS - MINOR HOUSE



**PLOT 41**

**PLOT 42**

**PLOT 39**

**PLOT 40**

KEY | ST - Store | B - Boiler | ES - Ensuite

## PLOT 41



### LIVING / DINING / KITCHEN

length	width	length	width
5.64m	4.21m	18' 6"	13' 10"

### BEDROOM 1

length	width	length	width
3.52m	3.48m	11' 7"	11' 5"

### BEDROOM 2

length	width	length	width
3.52m	2.56m	11' 7"	8' 5"

**TOTAL** 62.2 sq m / 669 sq ft

## PLOT 42



### LIVING / DINING / KITCHEN

length	width	length	width
6.09m	4.18m	20' 0"	13' 9"

### BEDROOM

length	width	length	width
3.77m	3.19m	12' 5"	10' 6"

**TOTAL** 50.0 sq m / 538 sq ft

## PLOT 39



### LIVING / DINING / KITCHEN

length	width	length	width
5.19m	4.00m	17' 0"	13' 1"

### BEDROOM 1

length	width	length	width
3.91m	3.22m	12' 10"	10' 7"

### BEDROOM 2

length	width	length	width
3.22m	2.60m	10' 7"	8' 6"

**TOTAL** 61.3 sq m / 660 sq ft

## PLOT 40



### LIVING / DINING / KITCHEN

length	width	length	width
5.19m	4.00m	17' 0"	13' 1"

### BEDROOM 1

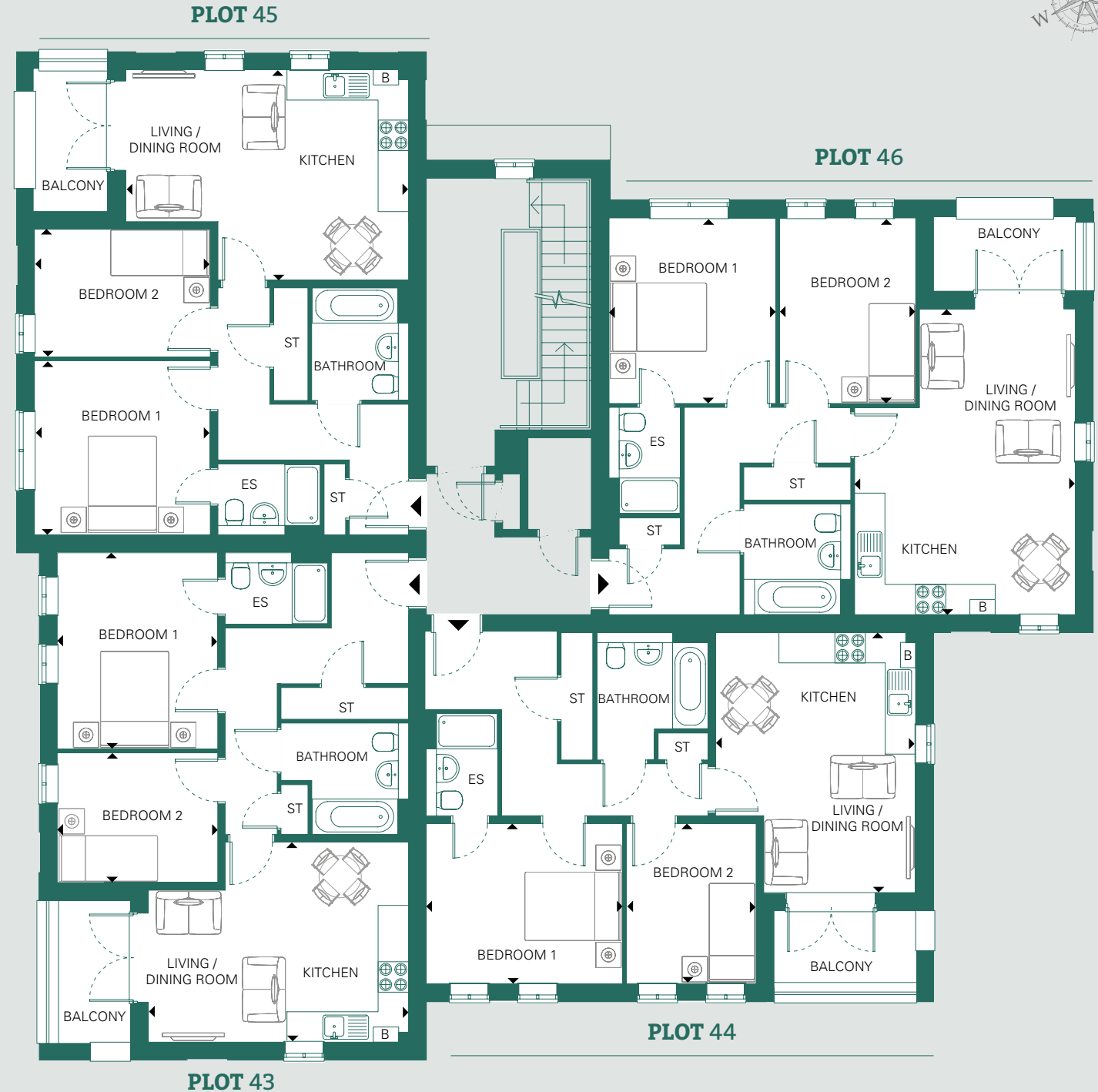
length	width	length	width
3.91m	3.22m	12' 10"	10' 7"

### BEDROOM 2

length	width	length	width
3.22m	2.60m	10' 7"	8' 6"

**TOTAL** 61.3 sq m / 660 sq ft

# FIRST FLOOR PLANS - MINOR HOUSE



**PLOT 45**

**PLOT 46**

**PLOT 43**

**PLOT 44**

KEY | ST - Store | B - Boiler | ES - Ensuite

**PLOT 45**

**LIVING / DINING / KITCHEN**

length	width	length	width
5.64m	x 4.21m	18' 6"	x 13' 10"

**BEDROOM 1**

length	width	length	width
3.52m	x 3.48m	11' 7"	x 11' 5"

**BEDROOM 2**

length	width	length	width
3.52m	x 2.56m	11' 7"	x 8' 5"

**TOTAL** 62.2 sq m / 669 sq ft

**PLOT 46**

**LIVING / DINING / KITCHEN**

length	width	length	width
6.09m	x 4.39m	20' 0"	x 14' 5"

**BEDROOM 1**

length	width	length	width
3.70m	x 3.33m	12' 2"	x 10' 11"

**BEDROOM 2**

length	width	length	width
3.70m	x 2.73m	12' 2"	x 8' 11"

**TOTAL** 66.4 sq m / 715 sq ft

**PLOT 43**

**LIVING / DINING / KITCHEN**

length	width	length	width
5.19m	x 4.00m	17' 0"	x 13' 1"

**BEDROOM 1**

length	width	length	width
3.91m	x 3.22m	12' 10"	x 10' 7"

**BEDROOM 2**

length	width	length	width
3.22m	x 2.60m	10' 7"	x 8' 6"

**TOTAL** 61.3 sq m / 660 sq ft

**PLOT 44**

**LIVING / DINING / KITCHEN**

length	width	length	width
5.19m	x 4.00m	17' 0"	x 13' 1"

**BEDROOM 1**

length	width	length	width
3.91m	x 3.22m	12' 10"	x 10' 7"

**BEDROOM 2**

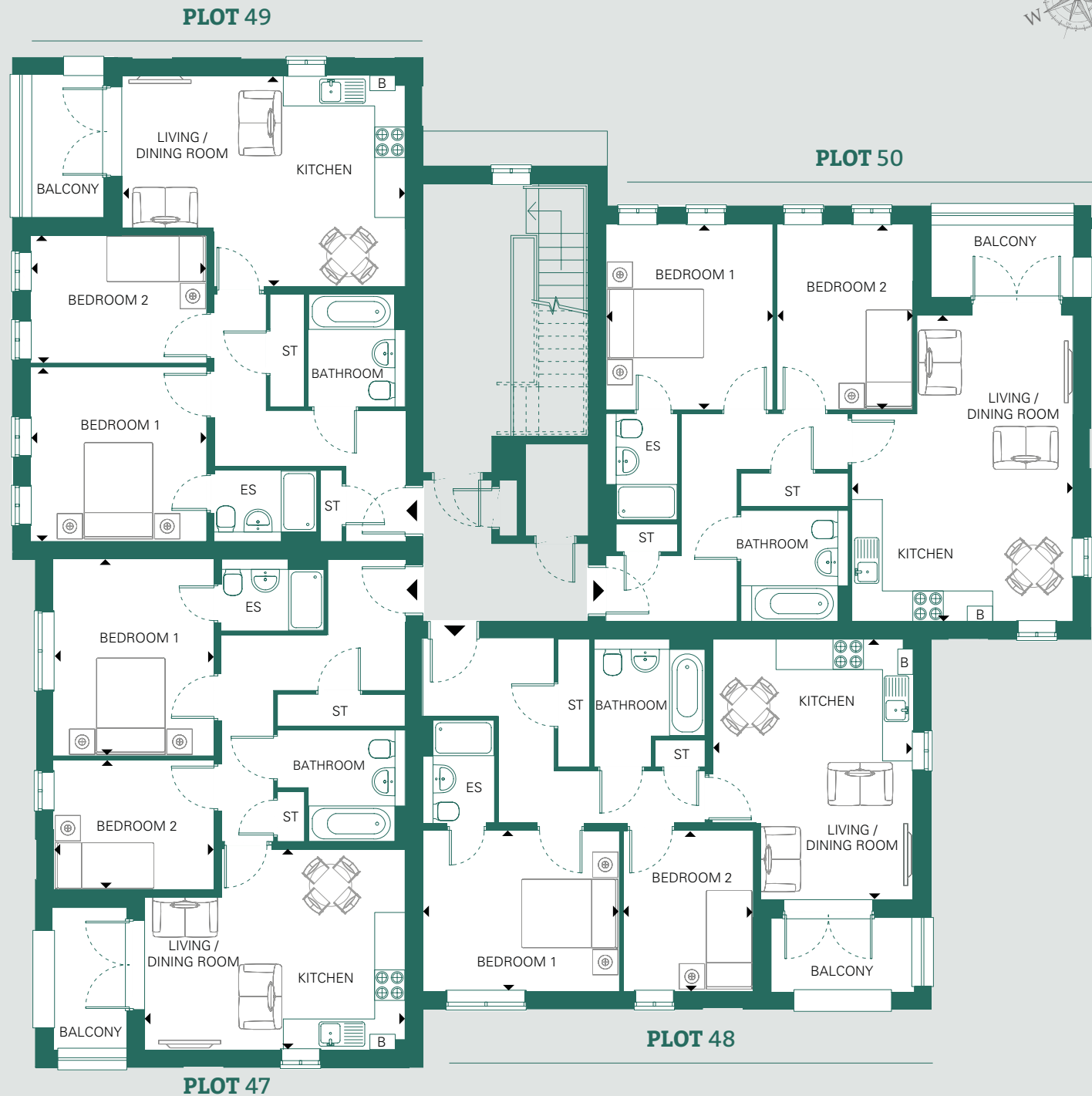
length	width	length	width
3.22m	x 2.60m	10' 7"	x 8' 6"

**TOTAL** 61.3 sq m / 660 sq ft

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# SECOND FLOOR PLANS - MINOR HOUSE



**PLOT 49**

**PLOT 50**

**PLOT 47**

**PLOT 48**

KEY | ST - Store | B - Boiler | ES - Ensuite

## PLOT C49



### LIVING / DINING / KITCHEN

length	width	length	width
5.64m	4.27m	18' 6"	14' 0"

### BEDROOM 1

length	width	length	width
3.51m	3.48m	11' 6"	11' 5"

### BEDROOM 2

length	width	length	width
3.51m	2.55m	11' 6"	8' 4"

**TOTAL** 62.2 sq m / 669 sq ft

## PLOT 50



### LIVING / DINING / KITCHEN

length	width	length	width
6.09m	4.39m	20' 0"	14' 5"

### BEDROOM 1

length	width	length	width
3.70m	3.33m	12' 2"	10' 11"

### BEDROOM 2

length	width	length	width
3.70m	2.73m	12' 2"	8' 11"

**TOTAL** 66.4 sq m / 715 sq ft

## PLOT 47



### LIVING / DINING / KITCHEN

length	width	length	width
5.18m	4.06m	17' 0"	13' 4"

### BEDROOM 1

length	width	length	width
3.91m	3.21m	12' 10"	10' 6"

### BEDROOM 2

length	width	length	width
3.21m	2.60m	10' 6"	8' 6"

**TOTAL** 61.3 sq m / 660 sq ft

## PLOT 48



### LIVING / DINING / KITCHEN

length	width	length	width
5.19m	4.06m	17' 0"	13' 4"

### BEDROOM 1

length	width	length	width
3.91m	3.22m	12' 10"	10' 7"

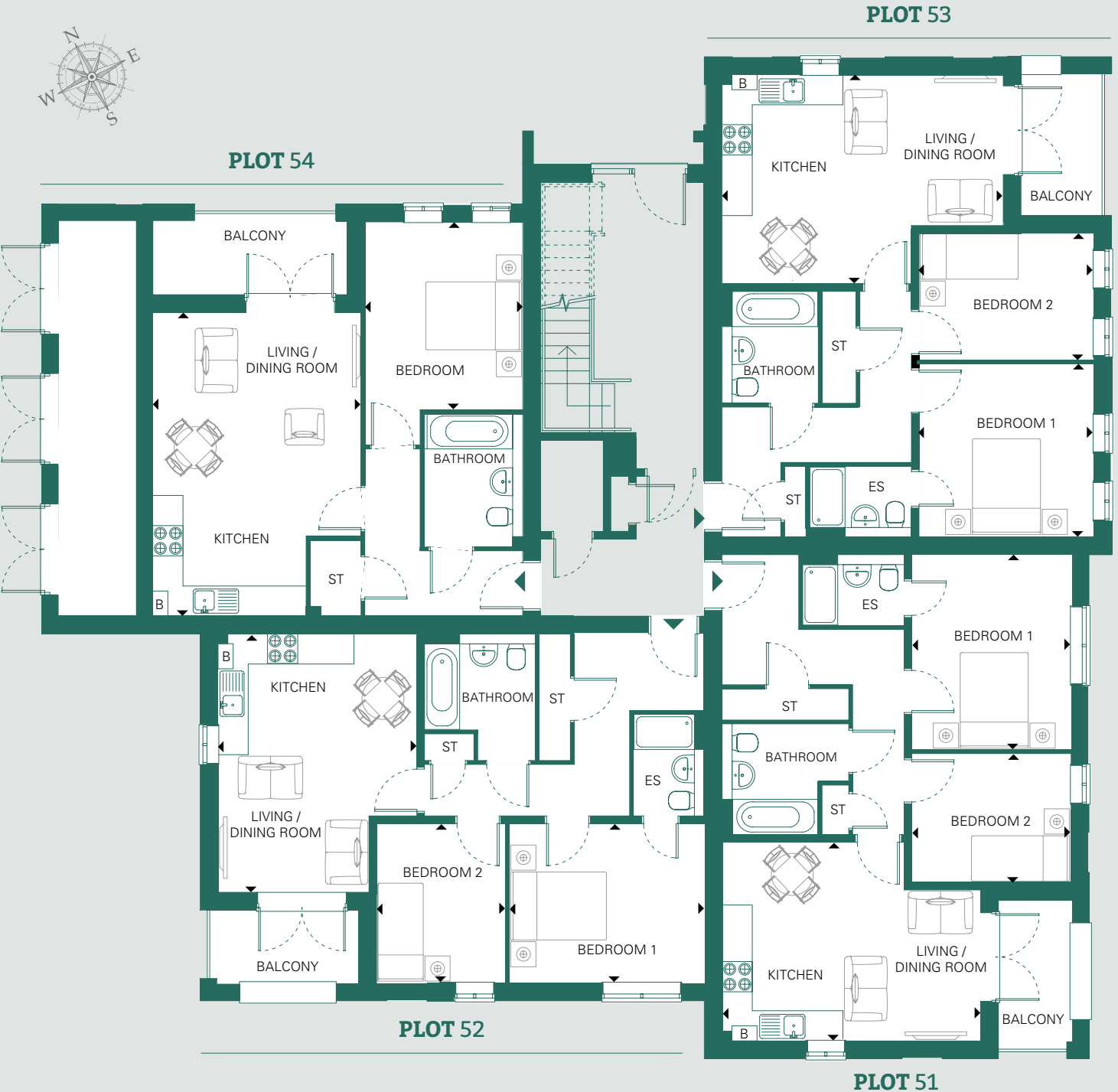
### BEDROOM 2

length	width	length	width
3.21m	2.59m	10' 6"	8' 6"

**TOTAL** 61.3 sq m / 660 sq ft

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# GROUND FLOOR PLANS - MARSHAL HOUSE



KEY | ST - Store | B - Boiler | ES - Ensuite

## PLOT 54



### LIVING / DINING / KITCHEN

length	width	length	width
6.09m	4.18m	20' 0"	13' 9"

### BEDROOM

length	width	length	width
3.77m	3.19m	12' 5"	10' 6"

TOTAL 50.0 sq m / 538 sq ft

## PLOT 53



### LIVING / DINING / KITCHEN

length	width	length	width
5.64m	4.21m	18' 6"	13' 10"

### BEDROOM 1

length	width	length	width
3.52m	3.48m	11' 7"	11' 5"

### BEDROOM 2

length	width	length	width
3.52m	2.56m	11' 7"	8' 5"

TOTAL 62.2 sq m / 669 sq ft

## PLOT 52



### LIVING / DINING / KITCHEN

length	width	length	width
5.19m	4.00m	17' 0"	13' 1"

### BEDROOM 1

length	width	length	width
3.91m	3.22m	12' 10"	10' 7"

### BEDROOM 2

length	width	length	width
3.22m	2.60m	10' 7"	8' 6"

TOTAL 61.3 sq m / 660 sq ft

## PLOT 51



### LIVING / DINING / KITCHEN

length	width	length	width
5.19m	4.00m	17' 0"	13' 1"

### BEDROOM 1

length	width	length	width
3.91m	3.22m	12' 10"	10' 7"

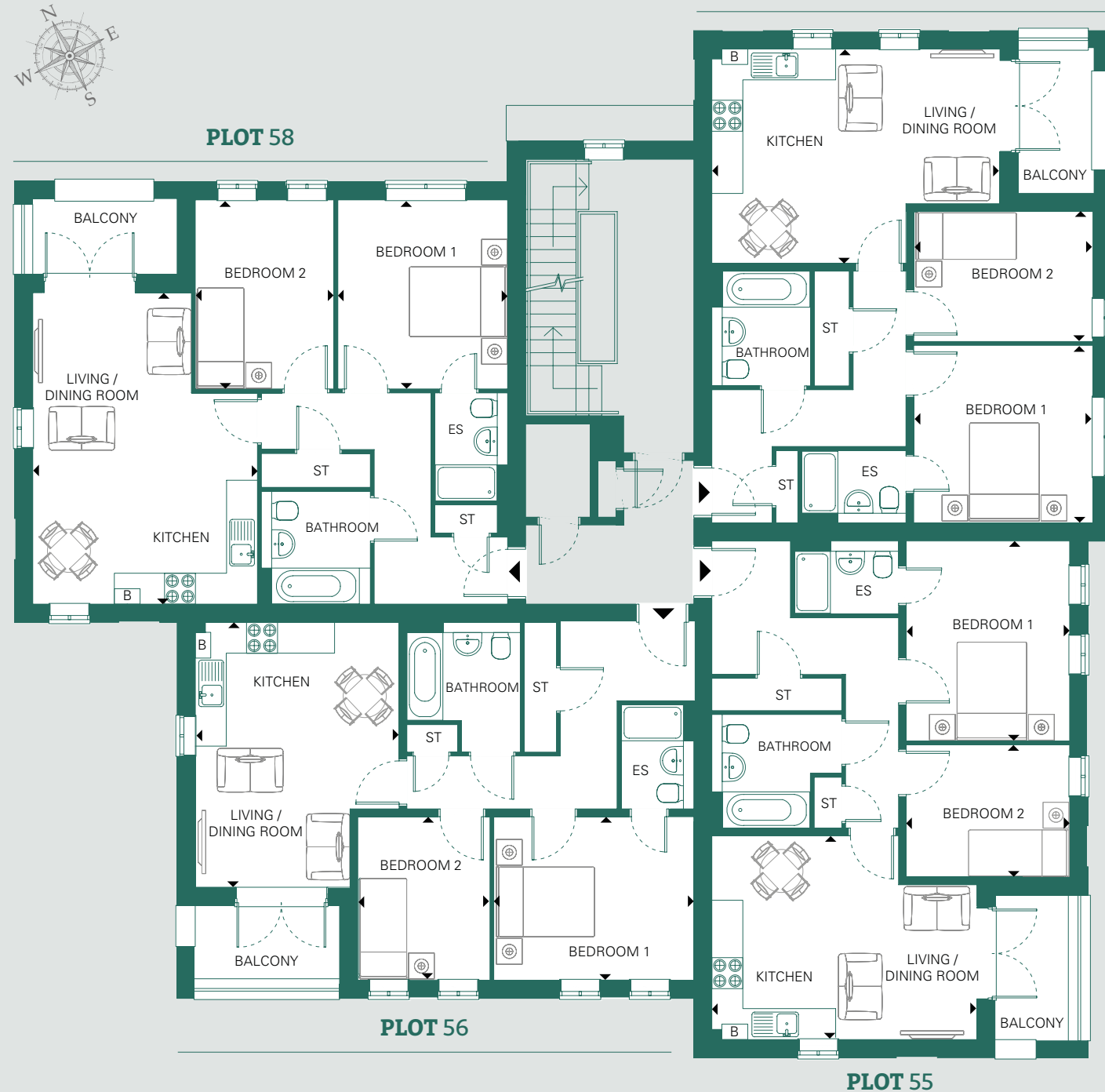
### BEDROOM 2

length	width	length	width
3.22m	2.60m	10' 7"	8' 6"

TOTAL 61.3 sq m / 660 sq ft

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# FIRST FLOOR PLANS - MARSHAL HOUSE



**PLOT 57**

**PLOT 58** 

**LIVING / DINING / KITCHEN**

length	width	length	width
6.09m	4.39m	20' 0"	14' 5"

**BEDROOM 1**

length	width	length	width
3.70m	3.33m	12' 2"	10' 11"

**BEDROOM 2**

length	width	length	width
3.70m	2.73m	12' 2"	8' 11"

**TOTAL** 66.4 sq m / 715 sq ft

**PLOT 57** 

**LIVING / DINING / KITCHEN**

length	width	length	width
5.64m	4.21m	18' 6"	13' 10"

**BEDROOM 1**

length	width	length	width
3.52m	3.48m	11' 7"	11' 5"

**BEDROOM 2**

length	width	length	width
3.52m	2.56m	11' 7"	8' 5"

**TOTAL** 62.2 sq m / 669 sq ft

**PLOT 56** 

**LIVING / DINING / KITCHEN**

length	width	length	width
5.19m	4.00m	17' 0"	13' 1"

**BEDROOM 1**

length	width	length	width
3.91m	3.22m	12' 10"	10' 7"

**BEDROOM 2**

length	width	length	width
3.22m	2.60m	10' 7"	8' 6"

**TOTAL** 61.3 sq m / 660 sq ft

**PLOT 55** 

**LIVING / DINING / KITCHEN**

length	width	length	width
5.19m	4.00m	17' 0"	13' 1"

**BEDROOM 1**

length	width	length	width
3.91m	3.22m	12' 10"	10' 7"

**BEDROOM 2**

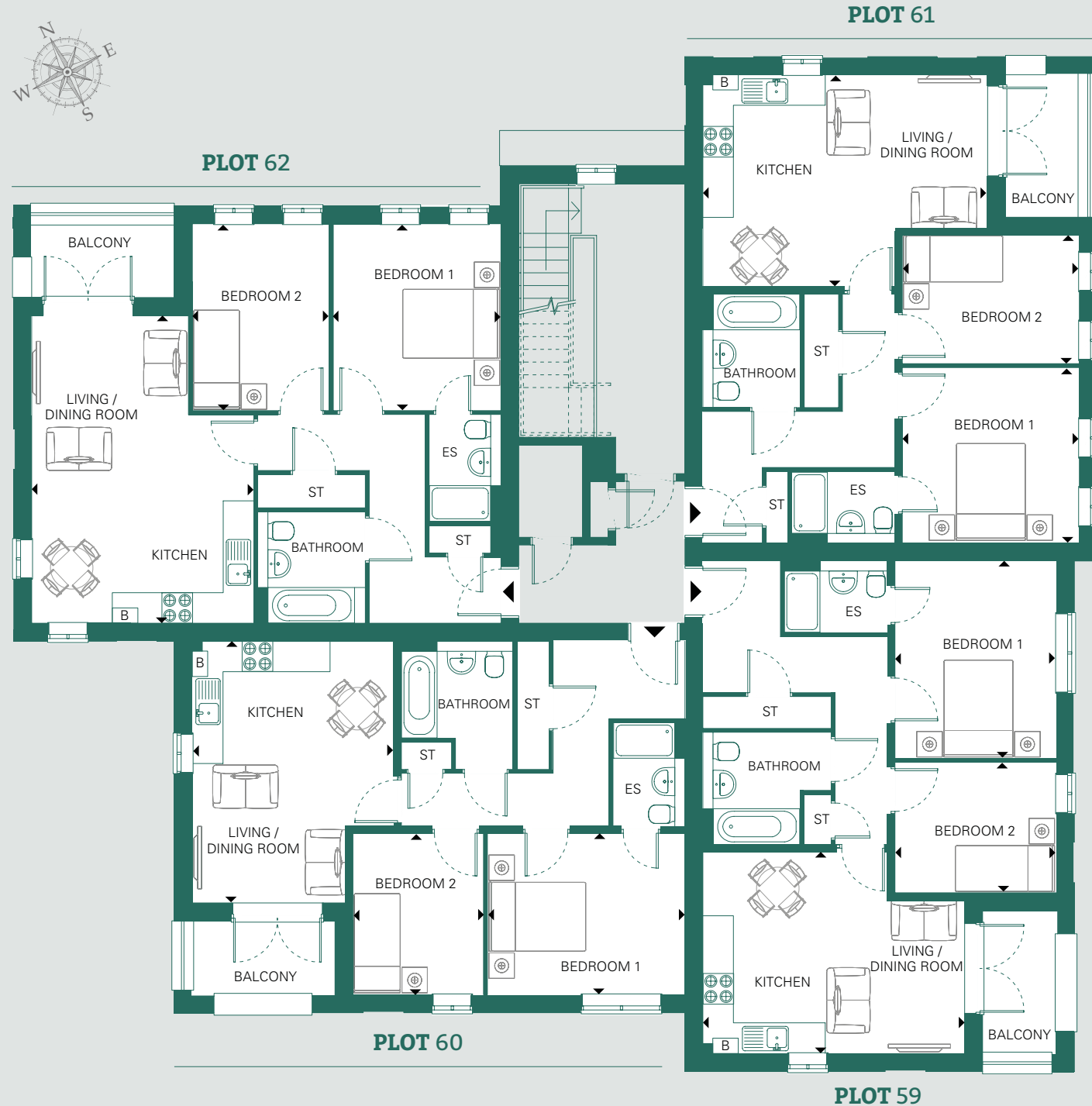
length	width	length	width
3.22m	2.60m	10' 7"	8' 6"

**TOTAL** 61.3 sq m / 660 sq ft

KEY | ST - Store | B - Boiler | ES - Ensuite

The floorplans shown are for approximate measurements only. Exact layouts, dimensions, entrance and position of windows and doors may vary between plots. All measurements may vary within a tolerance of 5%. Furniture, kitchen and electrical layouts are indicative only and subject to change, please ask a Sales Consultant for further information.

# SECOND FLOOR PLANS - MARSHAL HOUSE



**PLOT 61**

**PLOT 62**



LIVING / DINING / KITCHEN			
length	width	length	width
6.09m	4.39m	20' 0"	14' 5"
BEDROOM 1			
length	width	length	width
3.70m	3.33m	12' 2"	10' 11"
BEDROOM 2			
length	width	length	width
3.70m	2.73m	12' 2"	8' 11"
<b>TOTAL 66.4 sq m / 715 sq ft</b>			

**PLOT 61**



LIVING / DINING / KITCHEN			
length	width	length	width
5.64m	4.27m	18' 6"	14' 0"
BEDROOM 1			
length	width	length	width
3.51m	3.48m	11' 6"	11' 5"
BEDROOM 2			
length	width	length	width
3.51m	2.55m	11' 6"	8' 4"
<b>TOTAL 62.2 sq m / 669 sq ft</b>			

**PLOT 60**



LIVING / DINING / KITCHEN			
length	width	length	width
5.19m	4.06m	17' 0"	13' 4"
BEDROOM 1			
length	width	length	width
3.91m	3.22m	12' 10"	10' 7"
BEDROOM 2			
length	width	length	width
3.21m	2.59m	10' 6"	8' 6"
<b>TOTAL 61.3 sq m / 660 sq ft</b>			

**PLOT 59**



LIVING / DINING / KITCHEN			
length	width	length	width
5.18m	4.06m	17' 0"	13' 4"
BEDROOM 1			
length	width	length	width
3.91m	3.21m	12' 10"	10' 6"
BEDROOM 2			
length	width	length	width
3.21m	2.60m	10' 6"	8' 6"
<b>TOTAL 61.3 sq m / 660 sq ft</b>			

KEY | ST - Store | B - Boiler | ES - Ensuite

The floorplans shown are for approximate measurements only. Exact layouts, dimensions, entrance and position of windows and doors may vary between plots. All measurements may vary within a tolerance of 5%. Furniture, kitchen and electrical layouts are indicative only and subject to change, please ask a Sales Consultant for further information.



# The finishing touches

Each apartment is finished to a high standard with a sleek open plan living area, integrated appliances and private balcony.

## Kitchen

- Contemporary handleless matt grey kitchen with soft close cupboards
- Under pelmet lighting
- Laminate worktops with upstand
- Stainless steel 1½ bowl sink with chrome mixer tap
- Ceramic hob with stainless steel splashback and cooker hood
- Integrated electric oven
- Integrated fridge freezer
- Integrated washer/dryer
- Removable base unit and plumbing for future provision of dishwasher

## Heating & Electrical

- Ideal Logic gas combination boiler
- Contemporary white radiators
- Chrome heated towel rail to bathroom and ensuite
- Downlights throughout except bedrooms
- Dimmer switch control to living room lighting
- Pendant light fitting to bedrooms with additional bedside switch
- Shaver socket to bathroom and ensuite
- Slimline white sockets and switches throughout
- Smoke and carbon monoxide detectors
- Communal satellite dish with Sky Q capability, subject to purchaser subscription
- TV points in living room and main bedroom
- Telephone points in living room
- Light to balcony

## GENERAL

- UPVC double glazed windows, grey externally and white finish internally
- Video door entry system
- Door bell
- Internal walls and woodwork painted white
- White internal doors with chrome lever on rose brassware
- 12 year Premier building warranty

## FLOORING

- Karndean wood effect luxury vinyl flooring to hall, kitchen, lounge/dining area, bathroom and ensuite
- Carpet to bedrooms

## BATHROOM / ENSUITE

- Contemporary white sanitaryware with back to wall toilet and vanity top
- Monoblock mixer tap to basin
- Thermostatic shower above bath and bath filler
- Bath screen
- Chrome shower screen and white shower tray
- Thermostatic shower valve to shower enclosure
- Large format grey ceramic tiles around bath, shower enclosure and basin
- Extractor fan to bathroom and ensuite
- Mirror to bathroom and ensuite

## COMMUNAL AREAS

- Parking managed by permit
- Communal landscaped areas
- Carpet to communal areas
- Cycle store
- Bin store
- Lockable post boxes in lobby



Image from a previous Legal & General development



Image from a previous Legal & General development



Image from a previous Legal & General development



# How can Shared Ownership help you?

Shared Ownership is a great way to get your foot on the housing ladder if you're unable to purchase a home on the open market.

The government backed scheme allows you to initially purchase between a 40-75% share (depending on the development) of your new home and pay a subsidised rent on the remaining share. Over time, you can buy more shares in your home until you own the full 100%.

The deposit required for a Shared Ownership mortgage is also a lot lower than if you were purchasing the property outright. This is because it is calculated on the initial share you are purchasing, rather than the full value of the property and can be as little as 5%.

We'll help you decide how much you can afford to purchase, to avoid being financially stretched.

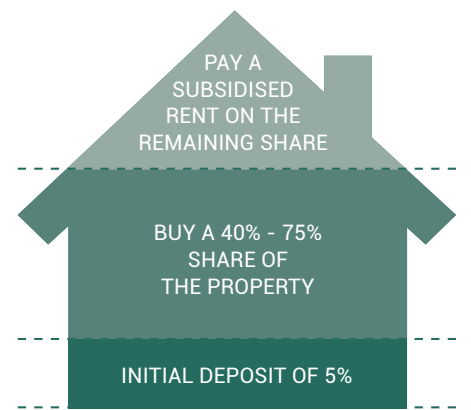
### Am I eligible for Shared Ownership?

If you earn or have a household income up to a maximum of £80,000 (or £90,000 in London) per annum, you could be eligible. You can also use Shared Ownership to buy alone or with another person as long as your joint incomes don't exceed the maximum earnings bracket.

This development has eligibility or prioritisation requirements around where you live and/or work. Please speak to our Sales Consultant for further information.

Whilst every effort has been made to ensure that the information contained in this brochure is correct, it is designed specifically as a guide.

Breakdown example of a new home at Morris Square



For a full breakdown of costs, please speak to one of our Sales Consultants.



*Enjoy your  
new home,  
your way*

## People come first. It's been the Legal & General way for almost 200 years.

Legal & General began in a coffee house on London's Chancery Lane back in 1836. Almost 200 years later we are investing in new homes for all ages, social groups and housing tenures.

The shortage of housing in the UK, and high deposits required to buy a property outright, mean many people can't afford a new home. Our mission is to better people's lives by offering opportunities to those who need a helping hand. Whether it's a first-time buyer, young couple or growing family, it's important that everyone has a safe and secure space to call their own.

Our mission is to become the leading private affordable housing provider in the UK and to make a positive difference to the affordable housing sector. As a company, we have never stopped moving forward, but our position of being a byword for reliability, integrity and trust, is one we will never move from. That's why our key principles underpin everything we do.



**We're here to help**  
[landgah.com/morris-square](https://landgah.com/morris-square)

**01280 814082**

**WILLIAM MORRIS CLOSE**  
**OXFORD OX4 2JX**



### Quality

We aim to bring you the best possible experience in every aspect of your new home. That's in location, design, furnishing, environment and, above all, value.



### Customer Service

We're committed to providing first-class customer service, from the moment you arrive to when you open the door of your new home.



### Sustainability

We work to minimise the environmental impact of what we do. That means reducing carbon emissions, using renewable materials and following sustainable design and building processes.





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**01280 814082**