



Upton Square

Making home ownership possible

The logo for SO Resi, featuring a large white 'S' on the left, followed by a white speech bubble containing the word 'resi' in lowercase. A registered trademark symbol (®) is located to the right of the speech bubble.

Upton Square

A contemporary collection of 1, 2, 3 and 4 bedroom homes between Northampton's historic centre and beautiful new country park. Our beautifully designed new homes give you the freedom to live life the way you want to.

Shared ownership

Within this exclusive development we are able to offer a selection of homes through SO Resi – shared ownership that makes home ownership possible for more people. With SO Resi you can buy a share of your home, with a lower deposit, smaller mortgage and monthly payment on the rest. It's clear and uncomplicated, before and after you buy.



CGI of homes at SO Resi Upton Square is for illustrative purposes only and subject to change.

Development overview

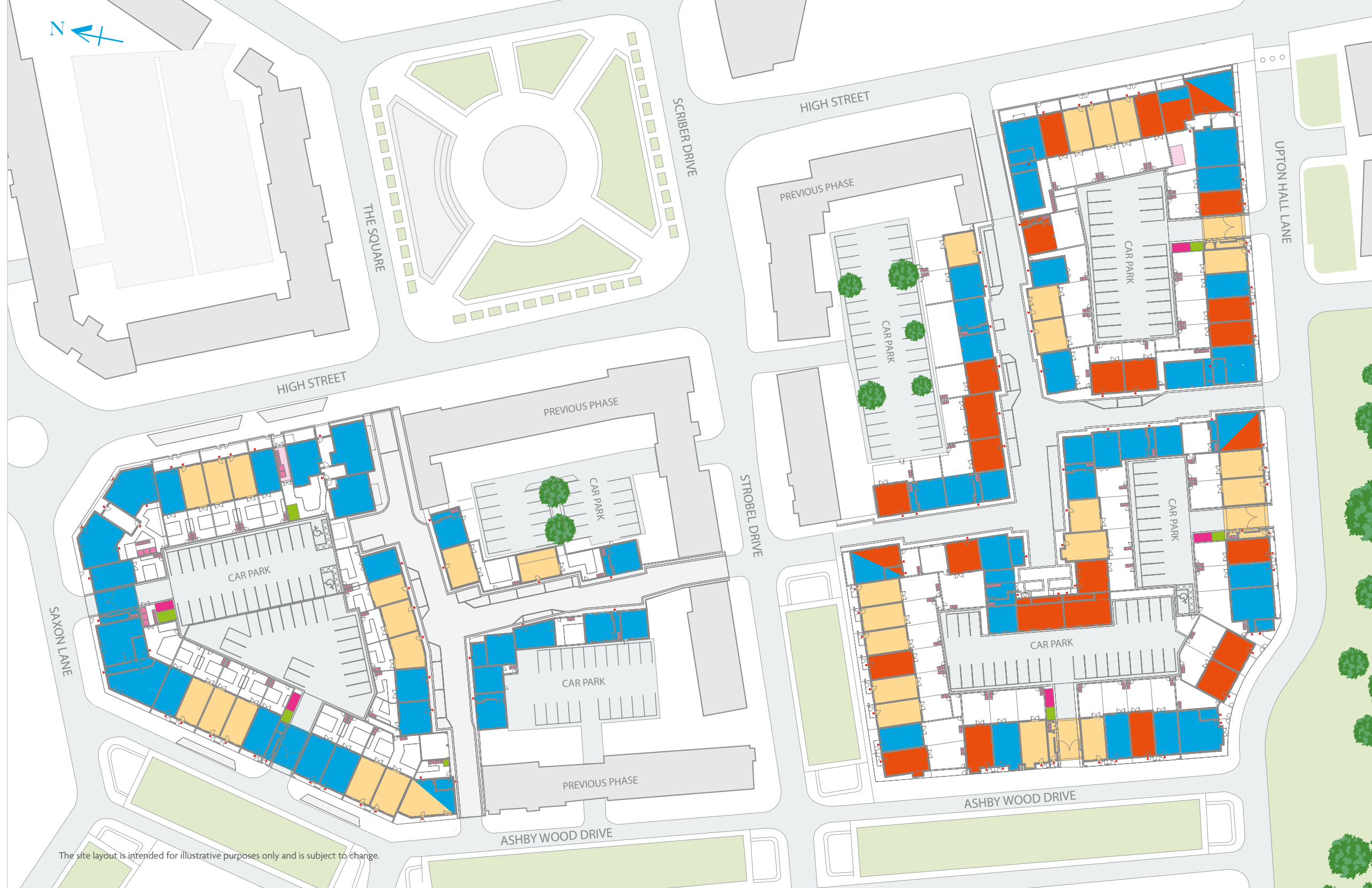
This exciting collection of homes is part of a popular established development just outside Northampton's historic centre. Designed for ease of living, SO Resi Upton Square offers spacious interiors, beautiful shared outdoor space and on-site parking. A bus stop is located right next to the development providing a 22 minute regular service to Northampton and its amenities.



SO Resi Upton Square
Scribers Dr, Upton,
Northampton NN5 4EZ

KEY

- Private sale
- Shared ownership
- Affordable rent
- Communal cycle store
- Bin collection point
- Bin storage area
- Communal bin store



The site layout is intended for illustrative purposes only and is subject to change.

Specification

General

Gardens to houses

Balconies to selected homes

Natural oak effect vinyl flooring by Amtico in kitchen, living room and dining room, bathrooms and en-suites

Extra heavy duty carpet in bedrooms, stairs and landings (Basalt Sensation by Cormar Carpets)

LED warm white down lights to kitchen and bathrooms. Pedant lights to hall and landing areas

Dimmable light switch to living rooms and bedrooms

En-suite bathrooms to selected homes

Kitchen

Fully fitted Symphony kitchens

Brilliant gloss white soft close doors with chrome finished handles

Laminate square edged worktops

One and a half bowl stainless steel sink with drainer tops

Zanussi built in steel fan oven

Zanussi gas hob in stainless steel (for houses)

Zanussi black ceramic hob (for flats)

Zanussi chimney cooker hood - stainless steel

A rated Zanussi washing machine for houses, integrated washer / dryer for apartments

Stainless steel splash-back to hob

A+ rated low frost built-in fridge freezer

A rated Zanussi integrated dishwasher

Bathrooms and ensuites

Contemporary bathroom suite with white sanitary ware

Shaver point within main bathroom (or in en-suite where applicable)

Full room height tiling to shower enclosure

Chrome towel radiator

Clear glass frameless hinged square bath screen

Ceramic wall tiles (Shine Niquel by Porcelanosa)



Specifications stated in this brochure are for guidance only. These particulars do not constitute any part of an offer or contract and are subject to change.

Images for illustrative purposes only

1 bedroom apartment

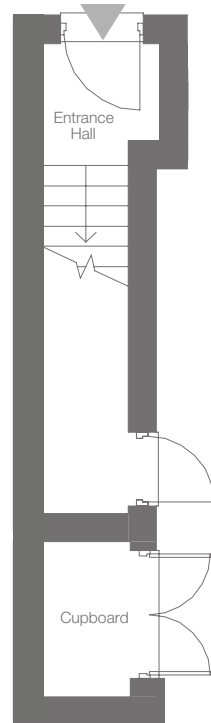
Plot 217 First Floor

2 bedroom apartment

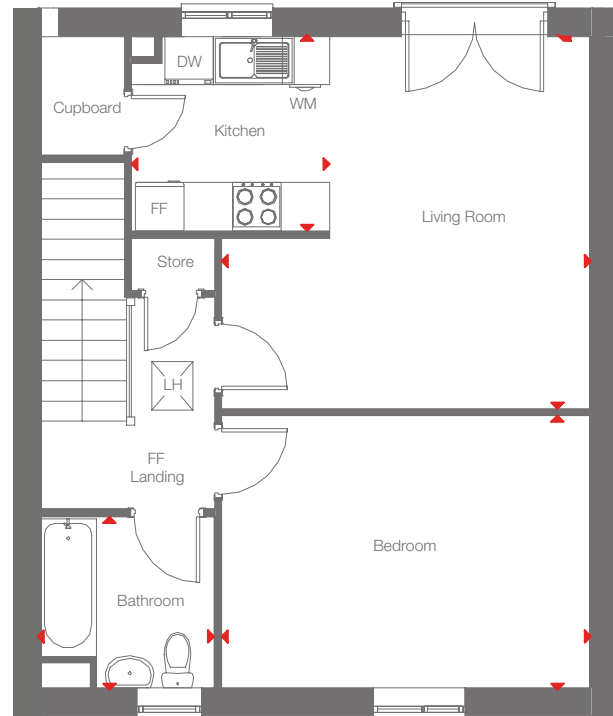
Plot 236 Ground Floor

Plot 237 First Floor

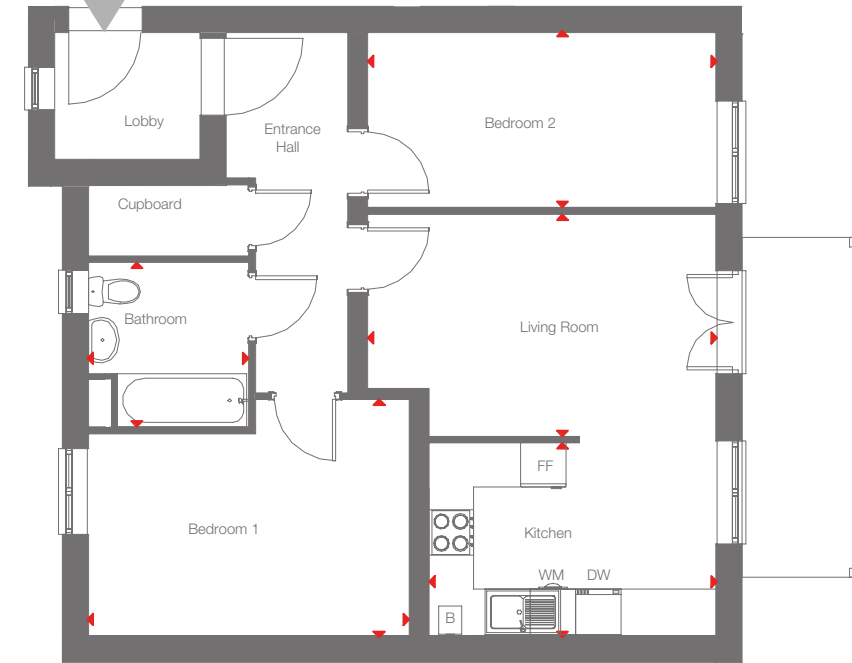
Plot 238 Second Floor



Ground floor



First floor



Room schedule

| | | |
|-------------------|----------------|------------------|
| Living | 4.6 x 4.6m | 15'2" x 15' |
| Kitchen | 2.5 x 2.4m | 8'1" x 8' |
| Bedroom 1 | 4.6 x 3.4m | 15' x 11'2" |
| Bathroom | 2.2 x 2.1m | 7'2" x 7' |
| Total area | 55 sq m | 598 sq ft |

Note: Kitchen layouts may vary slightly from layout plan.

Key

- DW Dishwasher
- FF Fridge/freezer
- WM Washing machine
- B Boiler
- LH Loft hatch



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Room schedule

| | | |
|-------------------|----------------|------------------|
| Living / Dining | 5.1 x 3.3m | 16'9" x 10'9" |
| Kitchen | 5.4 x 2.5m | 17'7" x 8'4" |
| Bedroom 1 | 3.6 x 3.1m | 11'10" x 10'3" |
| Bedroom 2 | 3.6 x 2.2m | 11'10" x 7'2" |
| Bathroom | 2.2 x 2.1m | 7'2" x 7' |
| Total area | 72 sq m | 775 sq ft |

Note: Kitchen layouts may vary slightly from layout plan.

Key

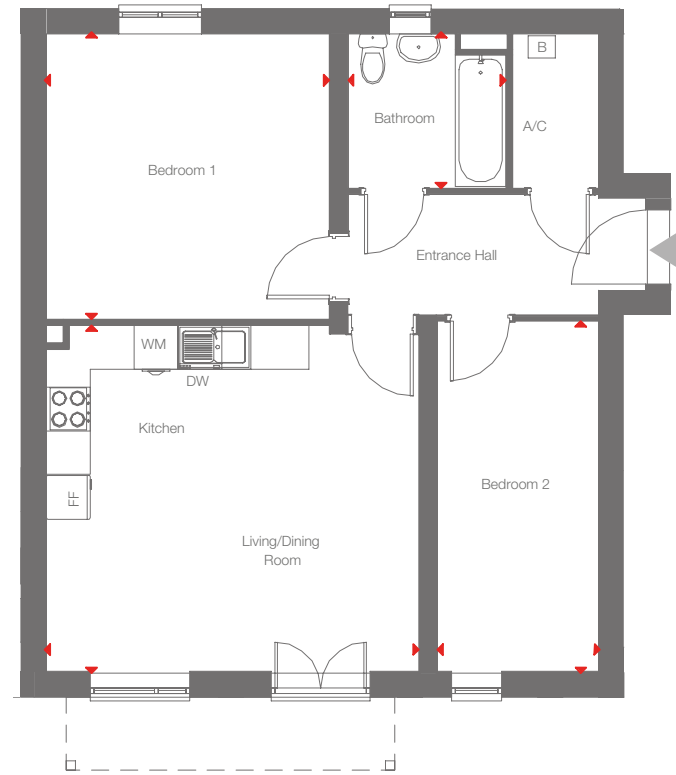
- DW Dishwasher
- FF Fridge/freezer
- WM Washing machine
- B Boiler
- LH Loft hatch



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2 bedroom apartment

Plot 130 – Ground floor



Room schedule

| | | |
|-------------------|----------------|------------------|
| Living / Kitchen | 5.1 x 4.8m | 16'9" x 15'7" |
| Bedroom 1 | 3.9 x 3.9m | 12'11" x 12'9" |
| Bedroom 2 | 4.8 x 2.2m | 15'10" x 7'3" |
| Bathroom | 2.2 x 2.1m | 7'1" x 7' |
| Total area | 72 sq m | 779 sq ft |

Note: Kitchen layouts may vary slightly from layout plan.

Key

- DW Dishwasher
- FF Fridge/freezer
- WM Washing machine
- B Boiler
- LH Loft hatch

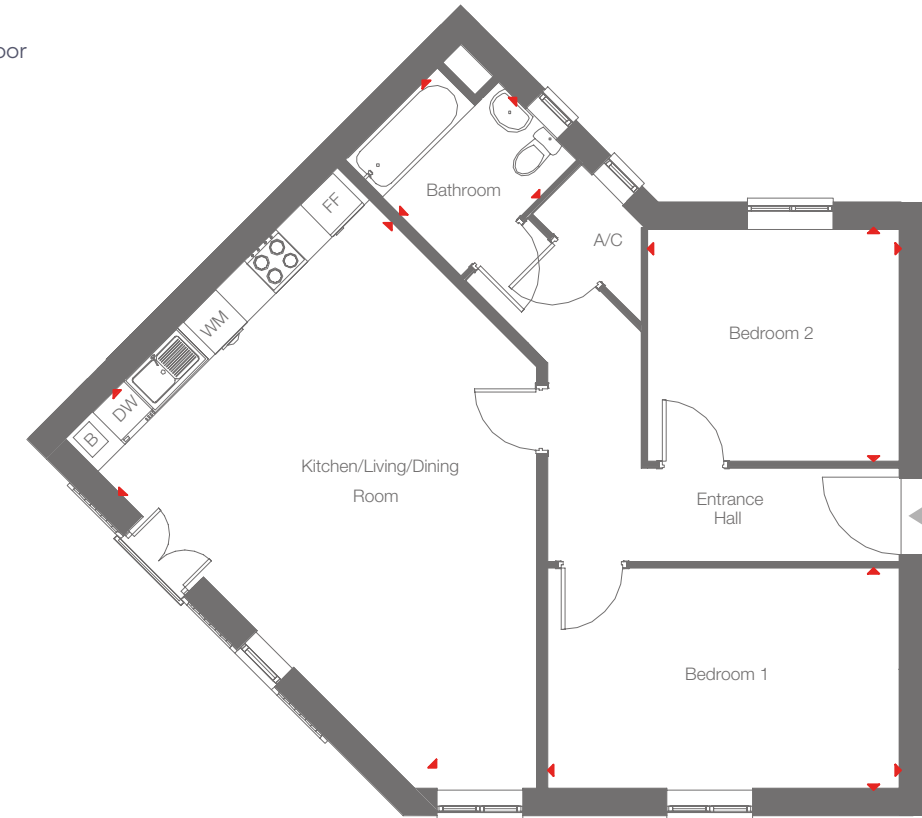
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2 bedroom apartment

Plot 223 First Floor

Plot 224 Second floor



Room schedule

| | | |
|---------------------------|----------------|------------------|
| Living / Dining / Kitchen | 6.6 x 5m | 21'6" x 16'5" |
| Bedroom 1 | 4.7 x 2.9m | 15'4" x 9'7" |
| Bedroom 2 | 3.3 x 3.1m | 12'5" x 9'9" |
| Bathroom | 2.2 x 2.2m | 7'2" x 7'2" |
| Total area | 72 sq m | 775 sq ft |

Note: Kitchen layouts may vary slightly from layout plan.

Key

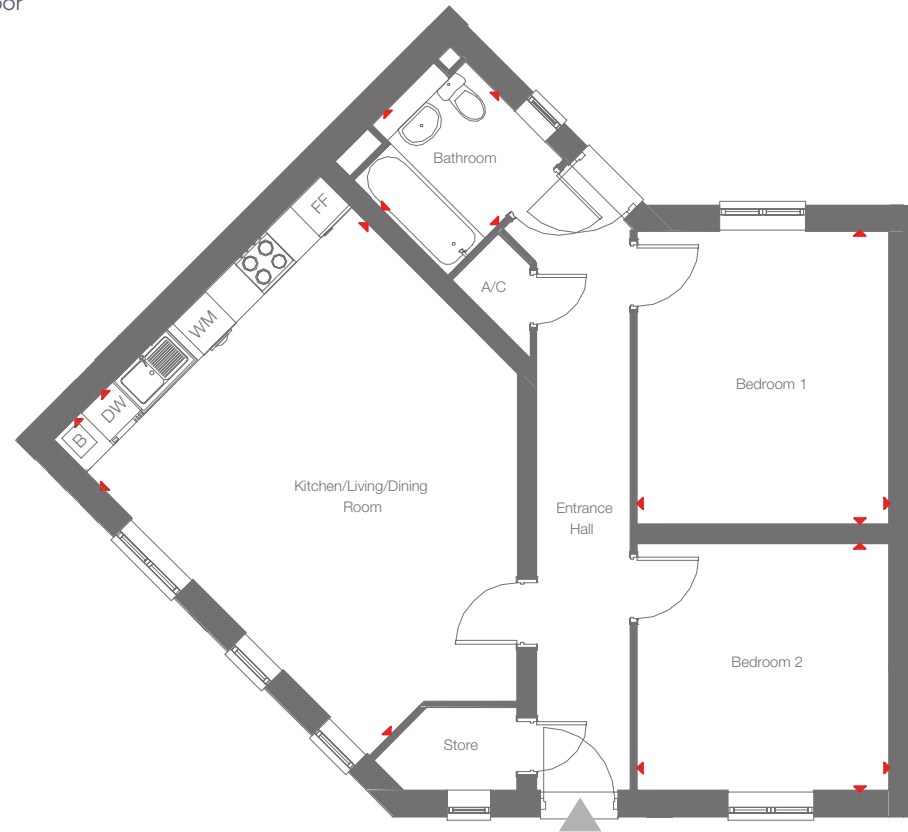
- DW Dishwasher
- FF Fridge/freezer
- WM Washing machine
- B Boiler
- LH Loft hatch

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2 bedroom apartment

Plot 222 Ground Floor



Room schedule

| | | |
|---------------------------|----------------|------------------|
| Living / Dining / Kitchen | 5.9 x 5m | 19'4" x 16'5" |
| Bedroom 1 | 3.9 x 3.3m | 12'9" x 11' |
| Bedroom 2 | 3.3 x 3.3m | 11' x 10'9" |
| Bathroom | 2.2 x 2.1m | 7'2" x 7' |
| Total area | 72 sq m | 775 sq ft |

Note: Kitchen layouts may vary slightly from layout plan.

Key

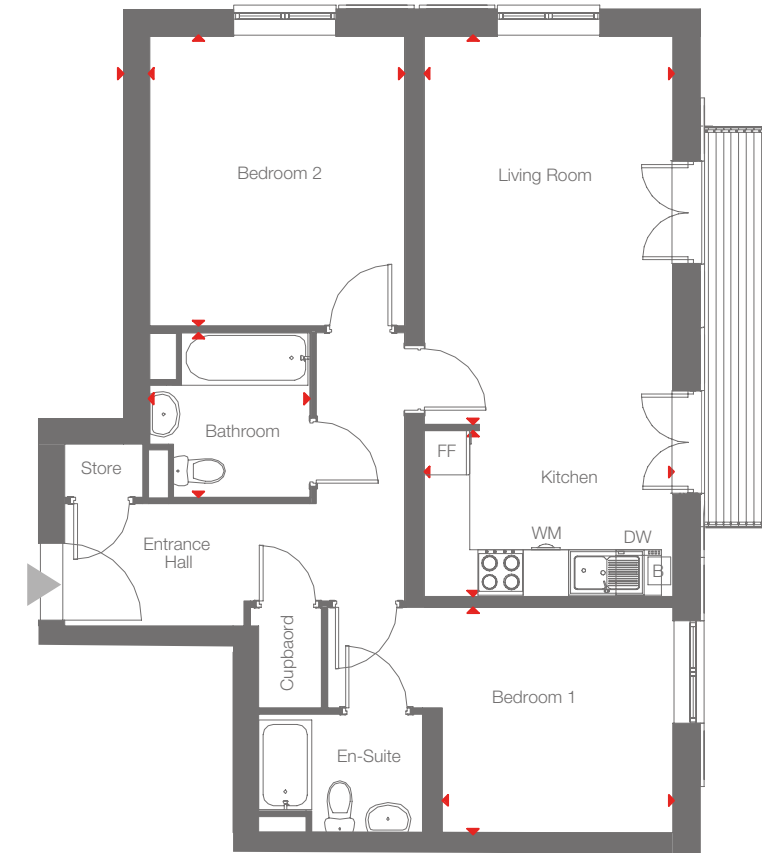
| | |
|-----------------|------------|
| Dishwasher | Boiler |
| Fridge/freezer | Loft hatch |
| Washing machine | |



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2 bedroom apartment

Plot 235 Second Floor



Room schedule

| | | |
|-------------------|----------------|------------------|
| Living | 5.1 x 3.3m | 16'10" x 10'10" |
| Kitchen | 3.3 x 2.3m | 10'10" x 7'6" |
| Bedroom 1 | 4.6 x 3m | 15' x 9'10" |
| Bedroom 2 | 3.8 x 3.4m | 12'5" x 11'1" |
| Bathroom | 2.2 x 2.1m | 7'1" x 7' |
| Total area | 71 sq m | 764 sq ft |

Note: Kitchen layouts may vary slightly from layout plan.

Key

| | |
|-----------------|------------|
| Dishwasher | Boiler |
| Fridge/freezer | Loft hatch |
| Washing machine | |



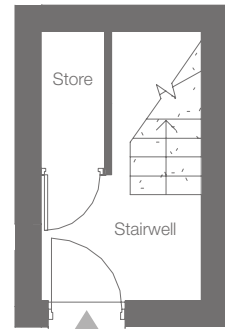
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2 bedroom apartment

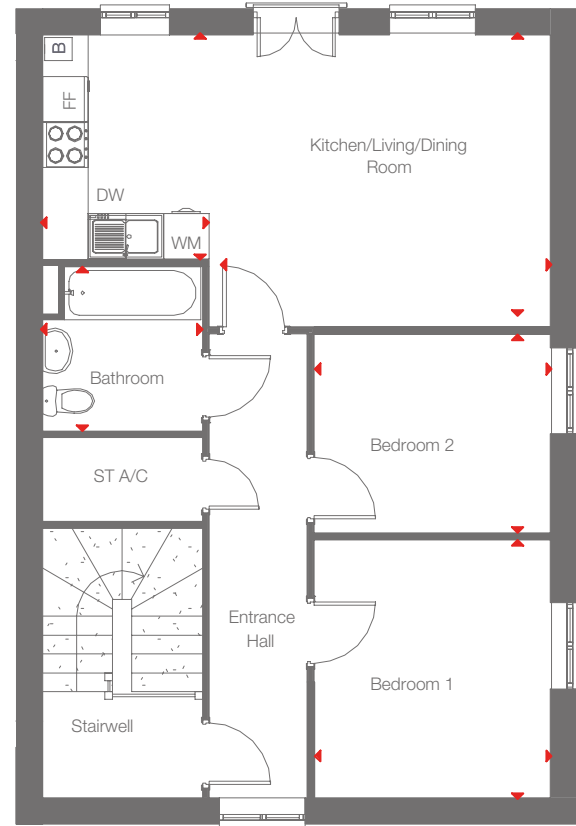
Plot 186

2 bedroom apartment

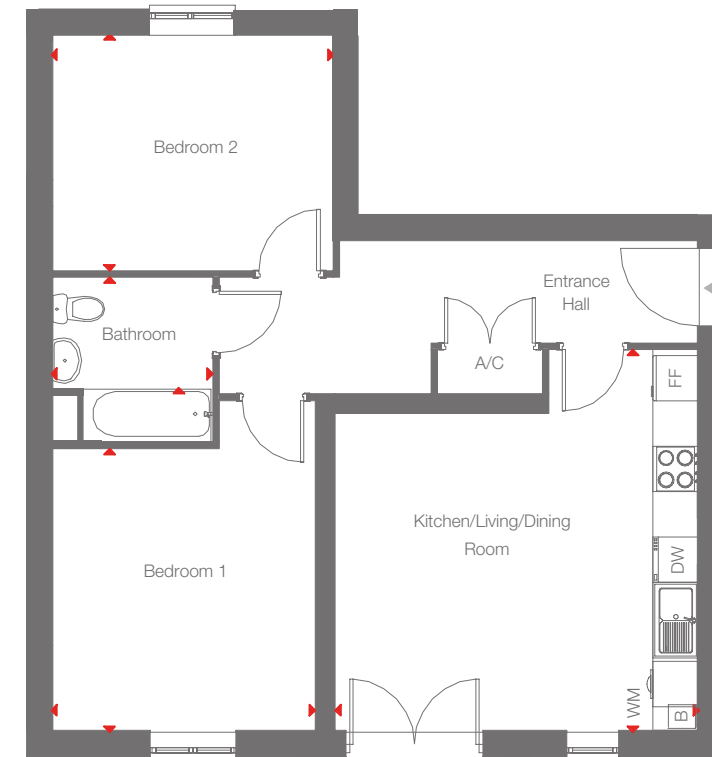
Plot 215 Ground Floor



Ground floor



First floor



Room schedule

| | | |
|-------------------|----------------|------------------|
| Living / Dining | 4.5 x 3.9m | 14'10" x 12'9" |
| Kitchen | 3 x 2.2m | 9'10" x 7'3" |
| Bedroom 1 | 3.4 x 3.1m | 11'3" x 10'3" |
| Bedroom 2 | 3.1 x 2.6m | 10'4" x 8'7" |
| Bathroom | 2.2 x 2.1m | 7'1" x 7' |
| Total area | 71 sq m | 764 sq ft |

Note: Kitchen layouts may vary slightly from layout plan.

Key

- DW Dishwasher
- FF Fridge/freezer
- WM Washing machine
- B Boiler
- LH Loft hatch



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Room schedule

| | | |
|--------------------------|----------------|------------------|
| Living / Dining/ Kitchen | 5.1 x 4.8m | 16'7" x 15'9" |
| Bedroom 1 | 3.7 x 3.5m | 12'3" x 11'5" |
| Bedroom 2 | 3.7 x 3.1m | 12'3" x 10'3" |
| Bathroom | 2.2 x 2.1m | 7'1" x 7' |
| Total area | 65 sq m | 700 sq ft |

Note: Kitchen layouts may vary slightly from layout plan.

Key

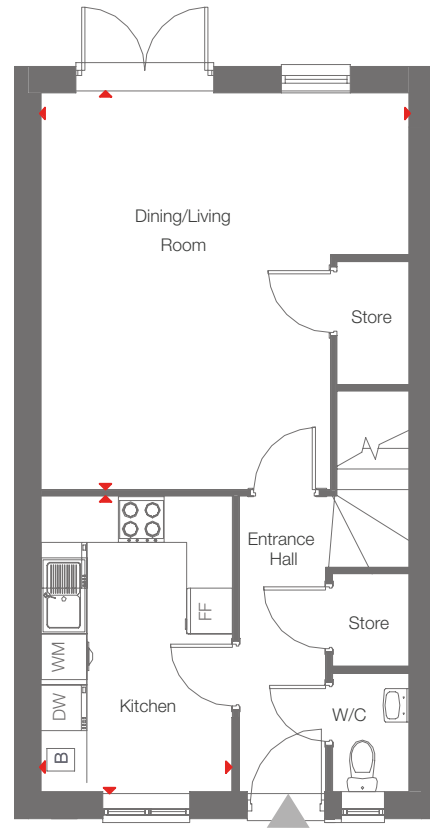
- DW Dishwasher
- FF Fridge/freezer
- WM Washing machine
- B Boiler
- LH Loft hatch



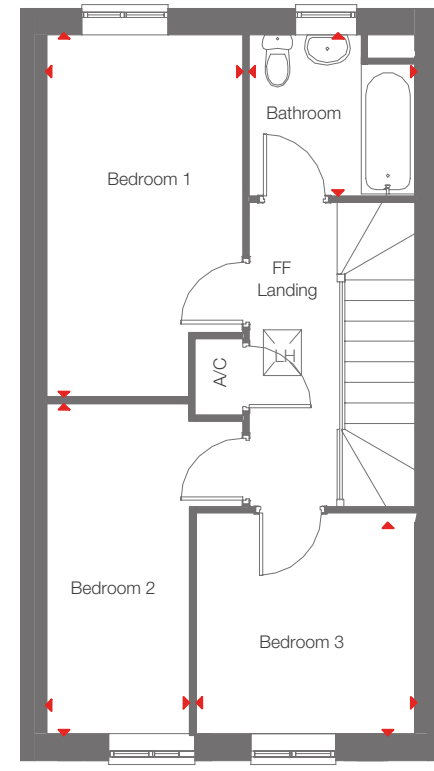
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3 bedroom house

Plot 208
Plot 212



Ground floor



First floor

Room schedule

| | | |
|-------------------|----------------|------------------|
| Living / Dining | 5.2 x 4.9m | 17'2" x 16' |
| Kitchen | 3.9 x 2.5m | 12'10" x 8'3" |
| Bedroom 1 | 4.8 x 2.6m | 15'8" x 8'6" |
| Bedroom 2 | 4.4 x 1.9m | 14'4" x 6'2" |
| Bedroom 3 | 2.9 x 1.9m | 9'6" x 9'2" |
| Bathroom | 2.2 x 2.1m | 7'2" x 7' |
| Total area | 90 sq m | 968 sq ft |

Note: Kitchen layouts may vary slightly from layout plan.

Key

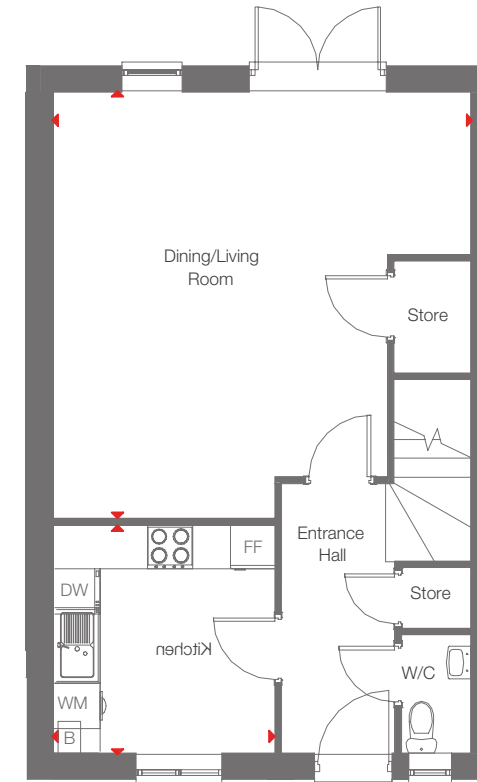
- DW Dishwasher
- FF Fridge/freezer
- WM Washing machine
- B Boiler
- LH Loft hatch



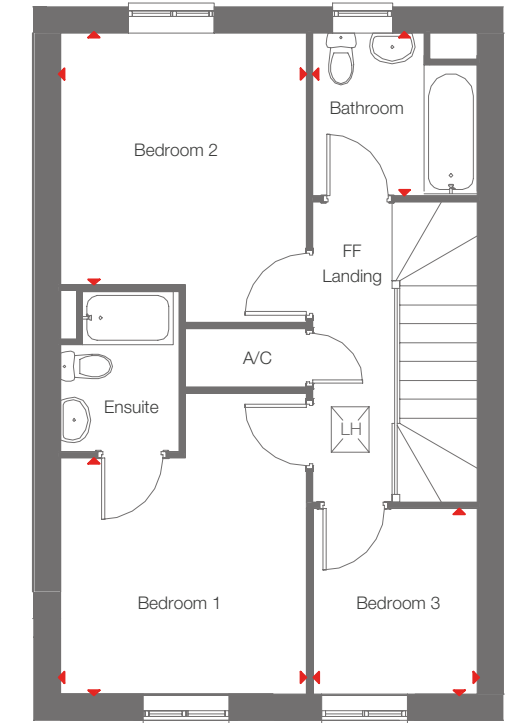
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3 bedroom house

Plot 206



Ground floor



First floor

Room schedule

| | | |
|-------------------|----------------|--------------------|
| Living / Dining | 5.6 x 5.6m | 18'7" x 18'3" |
| Kitchen | 3 x 2.9m | 9'11" x 9'8" |
| Bedroom 1 | 3.3 x 3.1m | 10'9" x 10'4" |
| Bedroom 2 | 3.3 x 3.3m | 11' x 10'9" |
| Bedroom 3 | 2.5 x 2.2m | 8'1" x 7'2" |
| Bathroom | 2.2 x 2.2m | 7'2" x 7' |
| Total area | 98 sq m | 1,050 sq ft |

Note: Kitchen layouts may vary slightly from layout plan.

Key

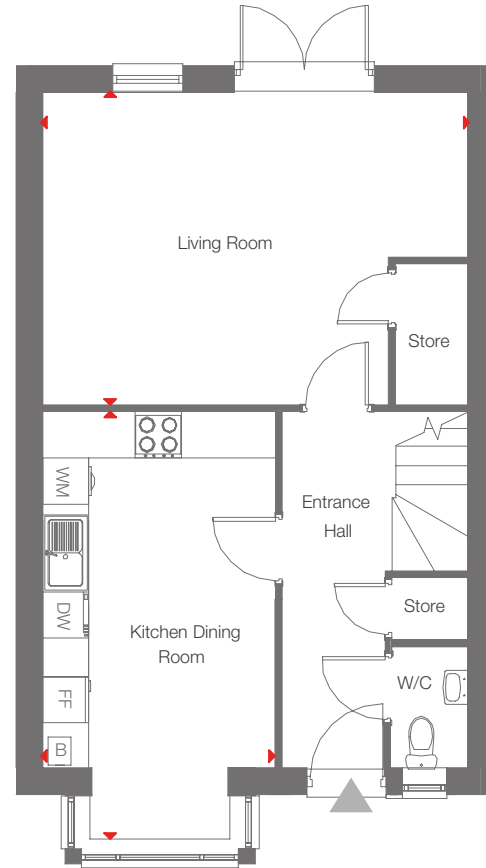
- DW Dishwasher
- FF Fridge/freezer
- WM Washing machine
- B Boiler
- LH Loft hatch



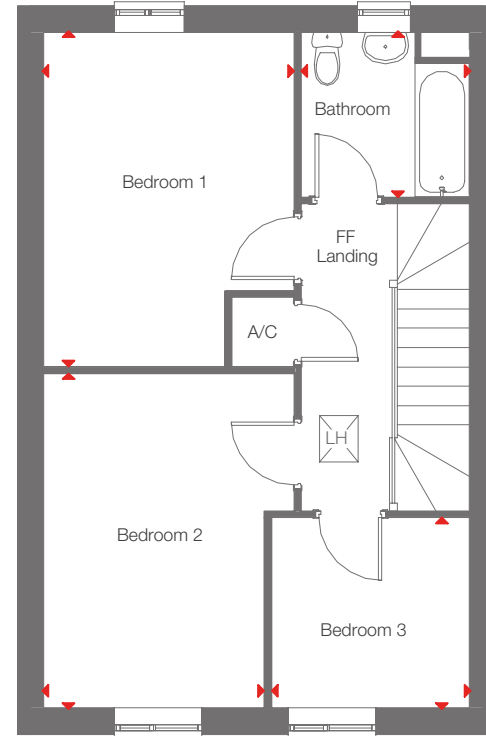
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3 bedroom house

Plot 176



Ground floor



First floor

Room schedule

| | | |
|-------------------|----------------|--------------------|
| Living | 5.5 x 4.1m | 18'2" x 13'4" |
| Kitchen / Dining | 5.5 x 3m | 18'2" x 9'11" |
| Bedroom 1 | 4.3 x 3.3m | 14'3" x 10'8" |
| Bedroom 2 | 4.3 x 2.9m | 14'3" x 9'5" |
| Bedroom 3 | 2.9 x 1.9m | 8'5" x 8'2" |
| Bathroom | 2.6 x 2.5m | 7'2" x 7' |
| Total area | 98 sq m | 1,054 sq ft |

Note: Kitchen layouts may vary slightly from layout plan.

Key

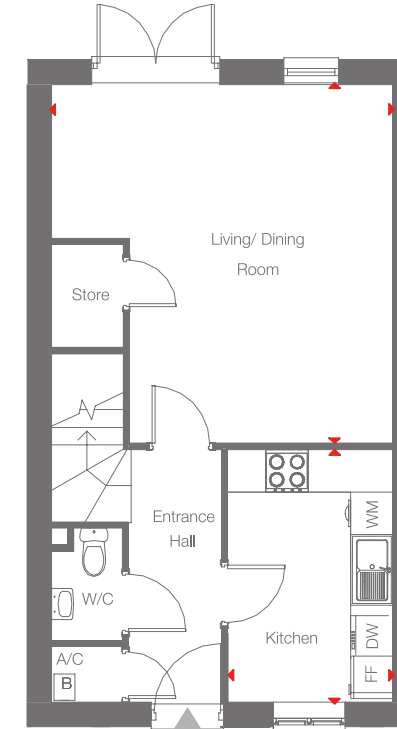
- DW Dishwasher
- FF Fridge/freezer
- WM Washing machine
- B Boiler
- LH Loft hatch

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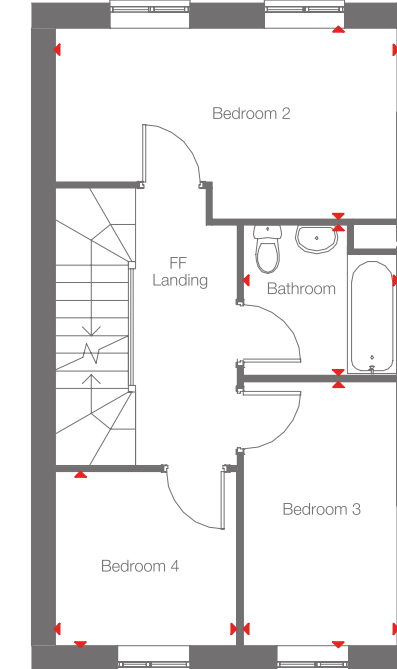
4 bedroom house

Plot 133

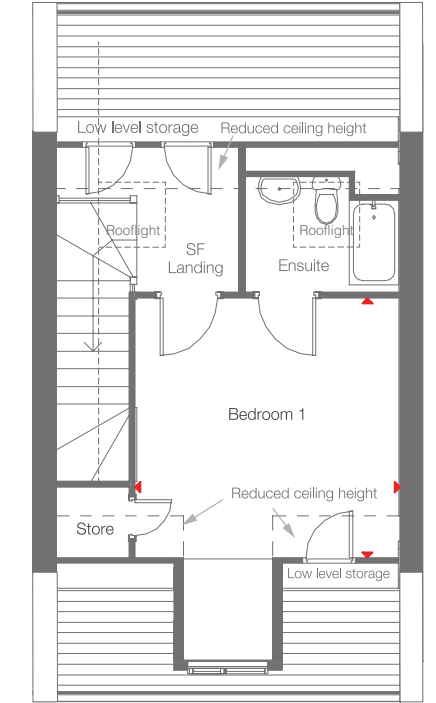
Plot 218



Ground floor



First floor



Second floor

Room schedule

| | | |
|-------------------|-----------------|--------------------|
| Living / Dining | 4.1 x 4.9m | 16'9" x 16' |
| Kitchen | 3.6 x 2.4m | 11'10" x 7'8" |
| Bedroom 1 | 3.8 x 3.7m | 12'4" x 12' |
| Bedroom 2 | 4.9 x 2.7m | 16' x 8'11" |
| Bedroom 3 | 3.8 x 2.2m | 12'4" x 7'2" |
| Bedroom 4 | 2.6 x 2.5m | 8'5" x 8'2" |
| Bathroom | 2.7 x 2.1m | 7'2" x 7' |
| Total area | 114 sq m | 1,227 sq ft |

Note: Kitchen layouts may vary slightly from layout plan.

Key

- DW Dishwasher
- FF Fridge/freezer
- WM Washing machine
- B Boiler
- LH Loft hatch

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Upton Square

Shared ownership with SO Resi

Start small and build up

With shared ownership your initial deposit and monthly mortgage payments are smaller than they would be if you bought your home outright. You buy a share that's right for you now, and can buy more over time. As well as your smaller mortgage, there are two other monthly payments – a SO Resi payment for the share of your home that Metropolitan Thames Valley owns, and a service charge that pays to look after the building you live in. There are the usual other expenses, like household utility bills too. We'll help you understand all the costs and work out what's affordable for you. If you decide to move on, you can sell your share at any time.

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**We're here to help at every stage
of your move into your new home**

Shared ownership enquiries

Email sales@soresi.co.uk or visit www.soresi.co.uk

