

# WHITELEY MEADOWS

BOTLEY ROAD, WHITELEY

A range of beautiful new homes in an exciting community in Whiteley, Hampshire.  
Comprising 2, 3 & 4 bedroom houses and 2 bedroom apartments.

## WELCOME TO WHITELEY MEADOWS

The next phase of impeccably designed two, three and four bedroom houses and two bedroom apartments, Whiteley Meadows is set in an unrivalled market town location just 9 miles from the vibrant city of Southampton. This exclusive collection of contemporary Shared Ownership homes from St Arthur Homes offers the ideal combination of style and affordability.

Once completed, Whiteley Meadows will offer schooling for all ages, including two primary schools, a secondary school and two nurseries. There are other primary schools in nearby Curbridge, Whiteley and Botley. Secondary schools within easy reach include Brookfield Community School, Henry Cort Community College and Fareham Academy. At Fareham College you can study A-Levels, apprenticeships and higher education.

CGI images are indicative only.



# BE PART OF THE NEW COMMUNITY AT WHITELEY MEADOWS

Whiteley Meadows offers everything you need to enjoy modern day living. Situated mid-way between the picturesque market village of Botley and the bustling shopping destination of Whiteley, you will be perfectly situated for all the necessary amenities.

Curbridge Nature Reserve, a stunning ancient woodland that runs alongside the River Hamble is just a stone's throw away. There are a range of local cricket and football clubs, golf courses, as well as swimming facilities or yacht and boat clubs along the River Hamble. The Meadowside Leisure Centre, located in Whiteley, offers a range of gym and fitness facilities for the whole family. For the ideal day trip, residents can head to Portsmouth where they can take in attractions including the Emirates Spinnaker Tower, the historic dockyard and The Mary Rose, as well as an abundance of shops, restaurants, art galleries and museums. Other popular destinations include the New Forest National Park, Marwell Zoo and the Isle of Wight, all within easy reach of Whiteley.

There are a range of shops in the area including Co-op just 1.5 miles away in Botley and a host of High Street brands less than 4 miles away at Whiteley Shopping Centre. You'll also find a Tesco superstore and an M&S in Whiteley and a Waitrose in Park Gate. For even more choice, residents can visit Fareham with its large Shopping Centre, or take a city trip to Portsmouth where you can enjoy waterfront shopping at Gunwharf Quays with 90 famous brands.





Map not to scale.



SAT NAV:  
SO30 2EE



## CONVENIENTLY CONNECTED

Whiteley is located just off the A3051, leading north to the A334 and south towards Whiteley and Fareham. Junction 9 of the M27 is just 3.6 miles from Whiteley Meadows offering easy access to Cosham in just 13 miles, while Portsmouth is only 14 miles away. Heading west on the A27, it is only 9 miles to the bustling city of Southampton. Botley train station is a stone's throw from Whiteley Meadows, offering regular services to London Waterloo in approximately 1.5 hours. Trains to Cosham, Portsmouth and Southampton all take around 20-30 minutes. Southampton Airport is 9 miles away and Heathrow Airport can be reached in 67 miles.

### WALKING

from Whiteley Meadows:

Botley Station	29 mins
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### BY CAR

from Whiteley Meadows:

Swanwick Lakes Nature Reserve	6 mins
Whiteley Shopping	9 mins
Cineworld Whiteley	10 mins
River Hamble Country Park	15 mins

### BY TRAIN

from Botley Station:

Fareham	8 mins
Southampton Airport	32 mins
Portsmouth Harbour	42 mins
London Waterloo	1hr 33 mins

\*All times are approximate.

# HIGH QUALITY SPECIFICATION

Whiteley Meadows seamlessly blends the charm and spirit of a traditional village community with modern luxury homes.

Photography from a previous St Arthur Homes development.



## KITCHENS

- Contemporary kitchen units
- Integrated appliances:
  - Fridge freezer
  - Dishwasher
  - Washer dryer
  - 4-ring gas hob
  - Oven
  - Extractor hood
- Laminate worktops and matching upstands
- Stainless steel sink

## BATHROOMS AND EN SUITES

- Full-size bath to bathrooms, shower to en suites
- Porcelanosa wall tiling to all bathrooms, en-suite & WC
- Wall-mounted mirrors to all bathrooms, en-suite & WC
- White sanitaryware to bathrooms, en suites and cloakrooms

## HEATING

- Gas fired combi boiler
- White wall-mounted radiators with individual control valves

## BEDROOMS

- Built-in wardrobe\* with mirrored sliding doors to Bedroom 1

## FLOOR COVERINGS

- Carpets to bedrooms, stairs and landing
- Kardean flooring (or equivalent) to remaining areas

## ELECTRICAL

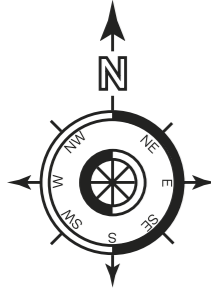
- Wiring for broadband

## EXTERNAL

- Turfed gardens with paved patios to houses
- Two allocated parking spaces to all homes, garage to selected homes
- Outside tap (to houses)

\* Wardrobe size and location is indicative only.

Whilst every effort has been taken to ensure that the information here is correct, it has been supplied as a guide. St Arthur Homes reserve the right to amend the specification as necessary and without notification.



# DEVELOPMENT LAYOUT

PHASE 12c – 16

## APARTMENTS

● 2 BEDROOM APARTMENTS

## 2 BEDROOM HOUSE

- THE CHERRY
- THE HAWTHORN

## 3 BEDROOM HOUSE

- THE APPLE
- THE CYPRESS
- THE HAZEL
- THE SPRUCE

## 4 BEDROOM HOUSE

- THE ROSEWOOD

Not to scale. Trees and landscaping are indicative only and may alter during construction. The trees, shrubs and gardens shown are illustrative only. Finishes and materials may vary from those shown here. Please ask your Sales Consultant for specific details.



# APARTMENTS

## 2 BEDROOM APARTMENTS



### PLOTS 1496, 1498 & 1500

Kitchen/Dining/Living:	8.155m 26'9"	x	4.205m 13'10"
Bedroom 1:	4.705m 15'5"	x	2.800m 9'2"
Bedroom 2:	4.705m 15'5"	x	2.700m 8'10"

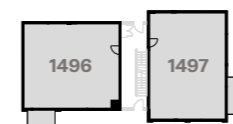
### PLOTS 1497, 1499 & 1501

Kitchen/Dining/Living:	7.300m 23'11"	x	3.760m 12'4"
Bedroom 1:	4.440m 14'7"	x	3.493m 11'6"
Bedroom 2:	4.440m 14'7"	x	2.903m 9'6"

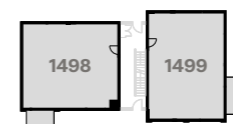
**KEY:** S Storage cupboard W Wardrobe ▶ Measuring point

\* Window to specific homes only. Please check with your Sales consultant.

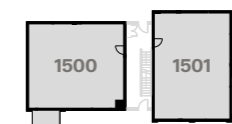
Wardrobe size and location is indicative only.



Ground Floor



First Floor



Second Floor

# THE CHERRY

## 2 BEDROOM HOUSE

### PLOTS

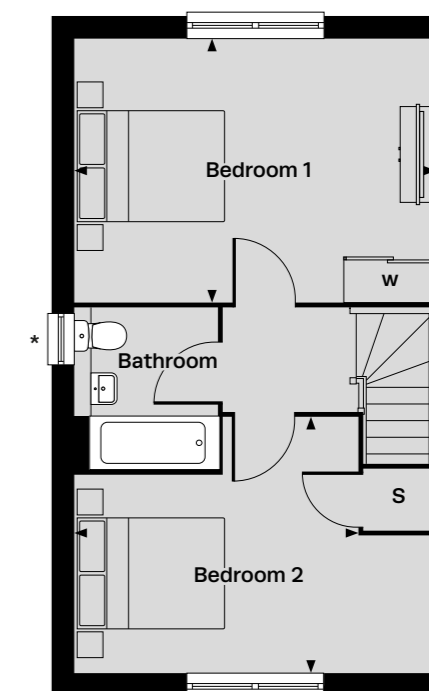
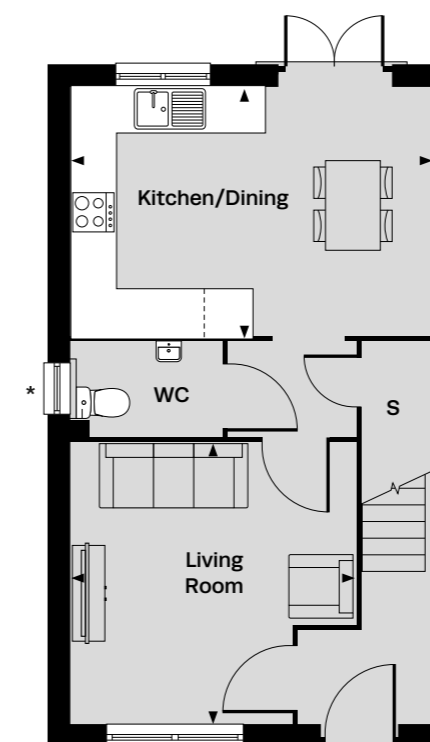
1321-1326, 1414-1417, 1446-1449 and 1492-1495



**Please note**, floorplans and dimensions are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best product to our customers. Computer generated images not to scale and indicative only. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. Wardrobes are not included as standard, the positions shown on the floorplans are indicative only. To confirm specific details on our homes please ask your Sales consultant.

# THE CHERRY

## 2 BEDROOM HOUSE



### GROUND FLOOR

Kitchen/Dining:	4.790m	x	3.323m
	15'9"	x	10'11"
Living Room:	3.702m	x	2.925m
	12'2"	x	9'7"

### FIRST FLOOR

Bedroom 1:	4.790m	x	3.501m
	15'9"	x	11'6"
Bedroom 2:	4.051m	x	2.612m
	13'3"	x	8'7"

**KEY:** S Storage cupboard W Wardrobe WC Cloakroom ▶ Measuring point

\* Obscure glazed window

Please note: on some plots, the floor plans will be mirrored.

Wardrobe size and location is indicative only.



# THE HAWTHORN

## 2 BEDROOM HOUSE

### PLOTS

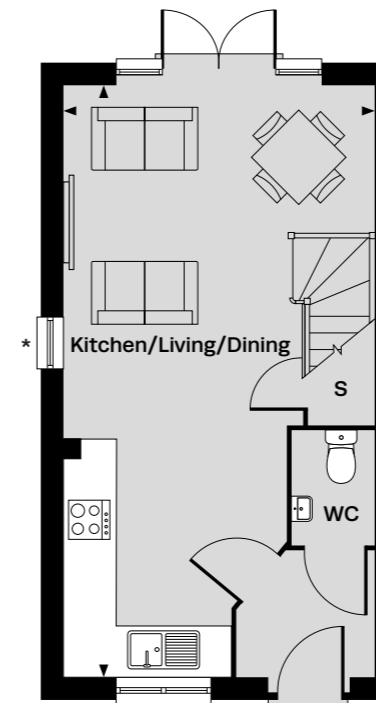
1290, 1292, 1293, 1296-1301, 1310-1312, 1315, 1316, 1331-1336, 1339-1341, 1346, 1347, 1350-1354, 1356, 1358, 1361-1364, 1379 and 1380



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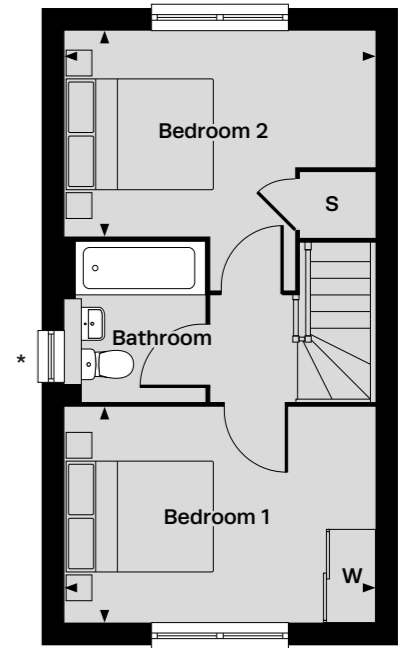
# THE HAWTHORN

## 2 BEDROOM HOUSE



### GROUND FLOOR

Kitchen/Living/Dining:	6.833m	x	4.115m
	22'5"	x	13'6"



### FIRST FLOOR

Bedroom 1:	4.265m	x	2.868m
	14'0"	x	9'5"
Bedroom 2:	4.265m	x	2.765m
	14'0"	x	9'1"

**KEY:** S Storage cupboard W Wardrobe WC Cloakroom ▶ Measuring point

\* Obscure glazed window to plot 1296 only

Please note: on some plots, the floor plans will be mirrored.

Wardrobe size and location is indicative only.

# THE APPLE

## 3 BEDROOM HOUSE

### PLOTS

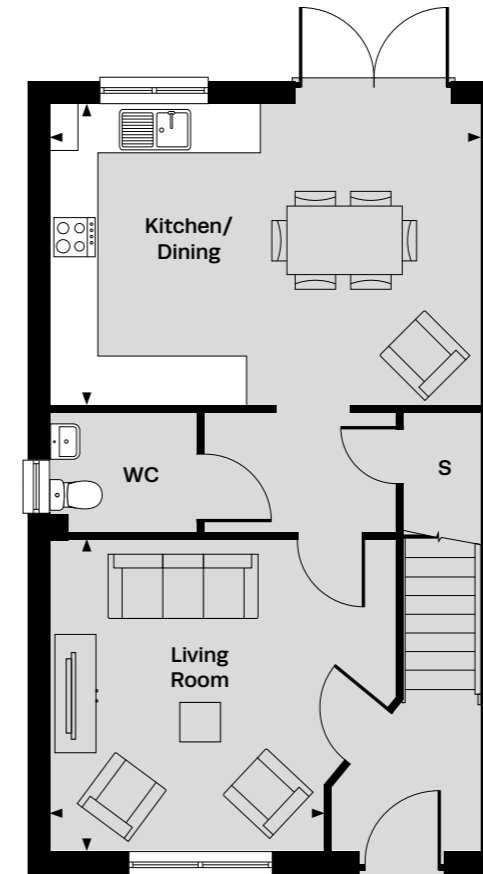
1317, 1318, 1319 and 1320



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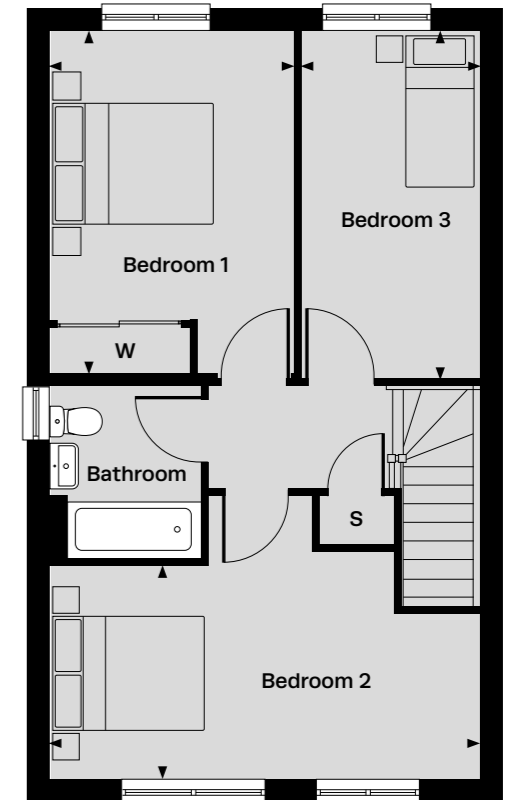
# THE APPLE

## 3 BEDROOM HOUSE



### GROUND FLOOR

Kitchen/Dining:	5.238m	x	3.683m
	17'2"	x	12'1"
Living Room:	3.792m	x	3.347m
	12'5"	x	11'0"



### FIRST FLOOR

Bedroom 1:	4.188m	x	2.998m
	13'9"	x	9'10"
Bedroom 2:	5.237m	x	2.597m
	17'2"	x	8'6"
Bedroom 3:	4.188m	x	2.190m
	13'9"	x	7'2"

**KEY:** S Storage cupboard W Wardrobe WC Cloakroom ▶ Measuring point

Please note: on some plots, the floor plans will be mirrored.

Wardrobe size and location is indicative only.

# THE CYPRESS

3 BEDROOM HOUSE

## PLOTS

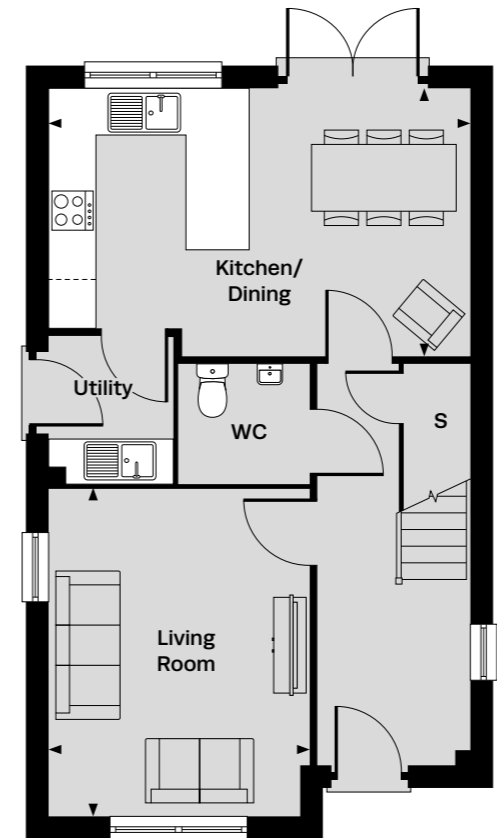
1304 and 1307



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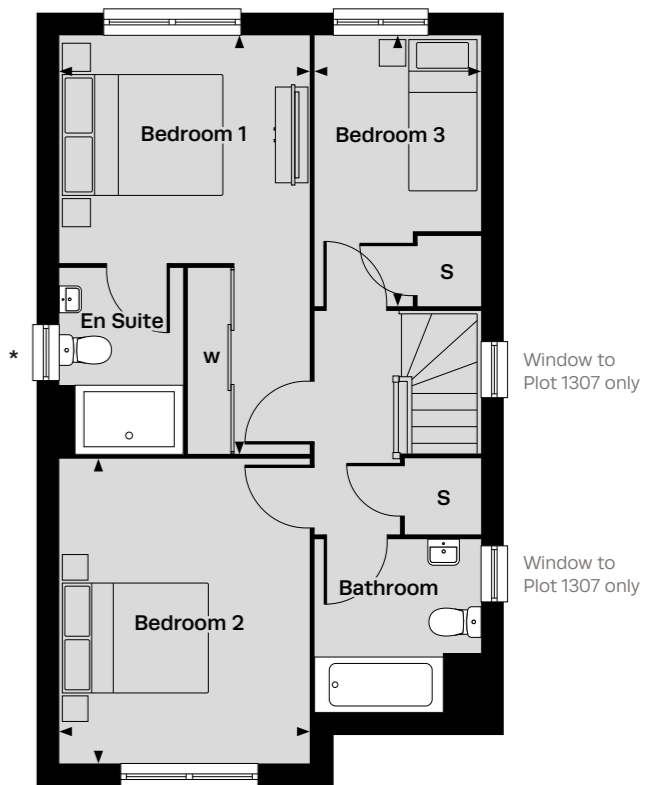
# THE CYPRESS

3 BEDROOM HOUSE



### GROUND FLOOR

Kitchen/Dining:	5.578m	x	3.517m
	18'4"	x	11'6"
Living Room:	4.368m	x	3.481m
	14'4"	x	11'5"



### FIRST FLOOR

Bedroom 1:	5.498m	x	3.353m
	18'0"	x	11'0"
Bedroom 2:	4.005m	x	3.315m
	13'2"	x	10'11"
Bedroom 3:	2.580m	x	2.225m
	8'6"	x	7'4"

**KEY:** S Storage cupboard W Wardrobe WC Cloakroom ▶ Measuring point

\* Obscure glazed window to plot 1304 only

Please note: on some plots, the floor plans will be mirrored.

Wardrobe size and location is indicative only.

# THE HAZEL

## 3 BEDROOM HOUSE

### PLOTS

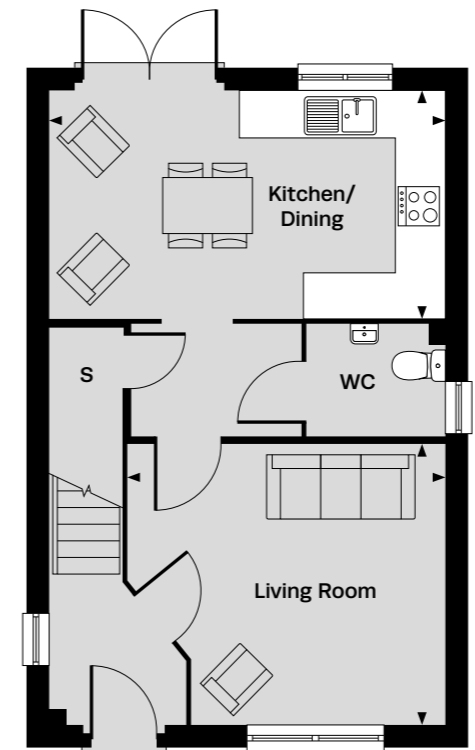
1289, 1295, 1305, 1306, 1308, 1309, 1314,  
1345, 1348, 1378, 1381, 1383, 1384 and 1385



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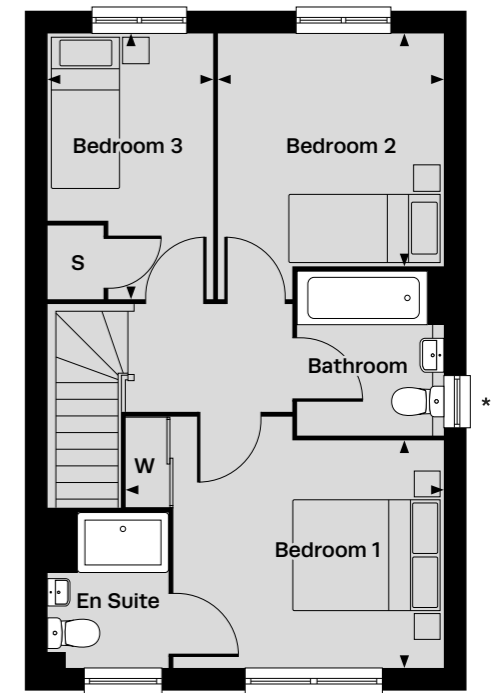
# THE HAZEL

## 3 BEDROOM HOUSE



### GROUND FLOOR

Kitchen:	5.240m	x	3.033m
	17'2"	x	9'11"
Living/Dining:	4.170m	x	3.175m
	13'8"	x	10'5"



### FIRST FLOOR

Bedroom 1:	3.590m	x	3.025m
	11'9"	x	9'11"
Bedroom 2:	3.091m	x	3.000m
	10'2"	x	9'10"
Bedroom 3:	3.583m	x	2.190m
	11'9"	x	7'2"

**KEY:** S Storage cupboard W Wardrobe WC Cloakroom ▶ Measuring point

\* Obscure glazed window

Please note: on some plots, the floor plans will be mirrored.

Wardrobe size and location is indicative only.

# THE SPRUCE

## 3 BEDROOM HOUSE

### PLOTS

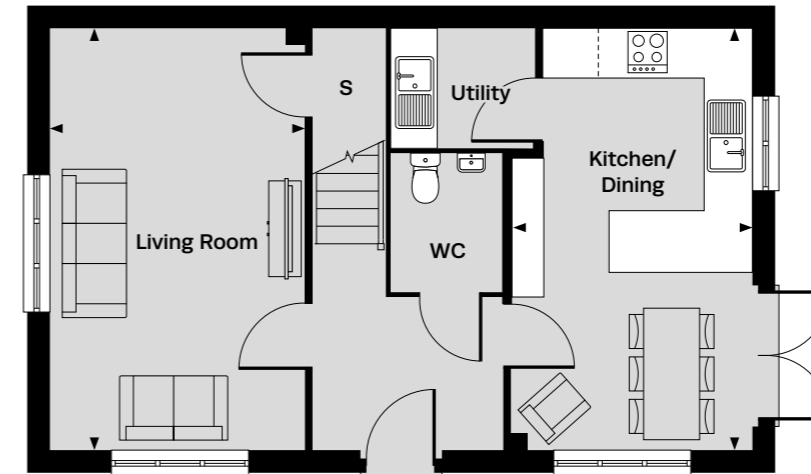
1288, 1291, 1294, 1302, 1303, 1313, 1327, 1330, 1337, 1342, 1349, 1359, 1360, 1365, 1373, 1376, 1377 and 1382



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# THE SPRUCE

## 3 BEDROOM HOUSE

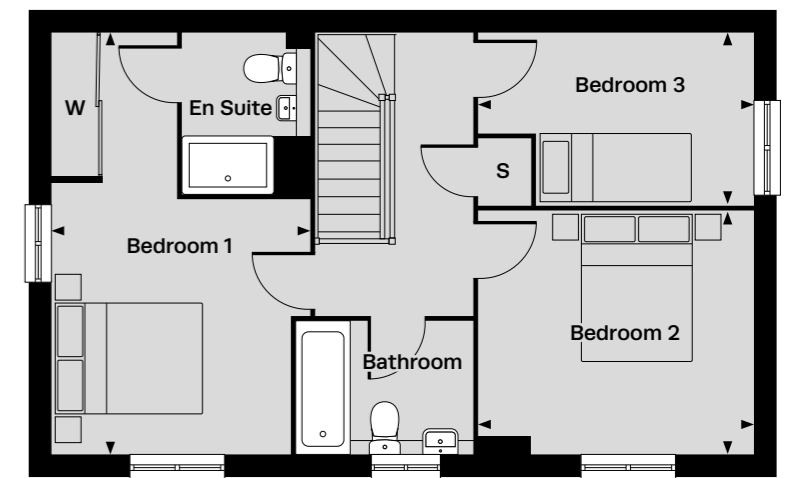


### GROUND FLOOR

Kitchen/Dining:	5.578m	x	3.195m
	18'4"	x	10'6"
Living Room:	5.578m	x	3.373m
	18'4"	x	11'1"

### FIRST FLOOR

Bedroom 1:	5.528m	x	2.991m
	18'2"	x	9'10"
Bedroom 2:	3.648m	x	3.305m
	12'0"	x	10'10"
Bedroom 3:	3.648m	x	2.223m
	12'0"	x	7'4"



**KEY:** S Storage cupboard W Wardrobe WC Cloakroom ▶ Measuring point

\* Obscure glazed window

Please note: on some plots, the floor plans will be mirrored.

Wardrobe size and location is indicative only.

# THE ROSEWOOD

4 BEDROOM HOUSE

## PLOTS

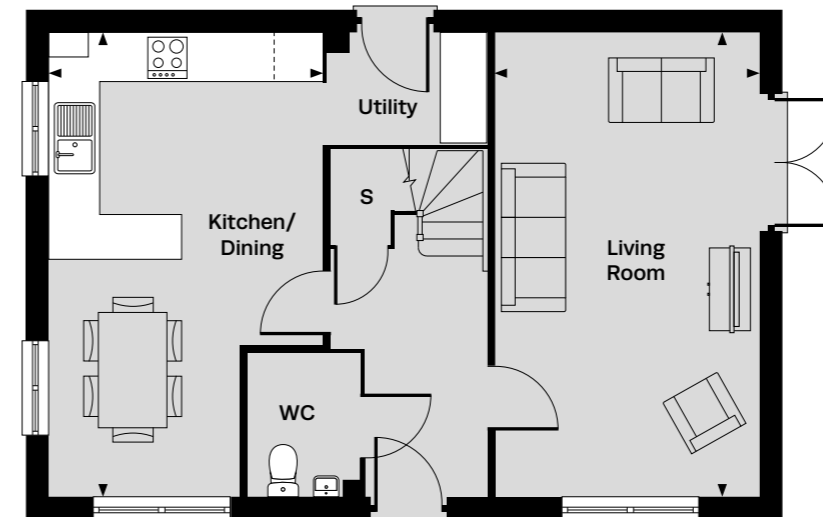
1338, 1343, 1344, 1355, 1370, 1372 and 1386



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# THE ROSEWOOD

4 BEDROOM HOUSE

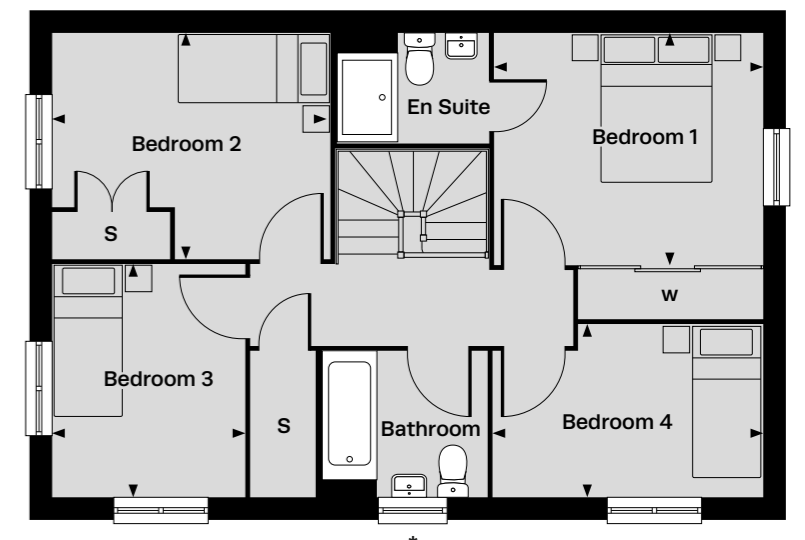


### GROUND FLOOR

Kitchen/Dining:	6.140m	x	4.368m
	20'2"	x	14'4"
Living Room:	6.140m	x	3.510m
	20'2"	x	11'6"

### FIRST FLOOR

Bedroom 1:	3.573m	x	3.073m
	11'9"	x	10'1"
Bedroom 2:	3.657m	x	2.955m
	12'0"	x	9'8"
Bedroom 3:	3.084m	x	2.701m
	10'1"	x	8'10"
Bedroom 4:	3.594m	x	2.305m
	11'9"	x	7'7"



**KEY:** S Storage cupboard W Wardrobe WC Cloakroom ▶ Measuring point

\* Obscure glazed window

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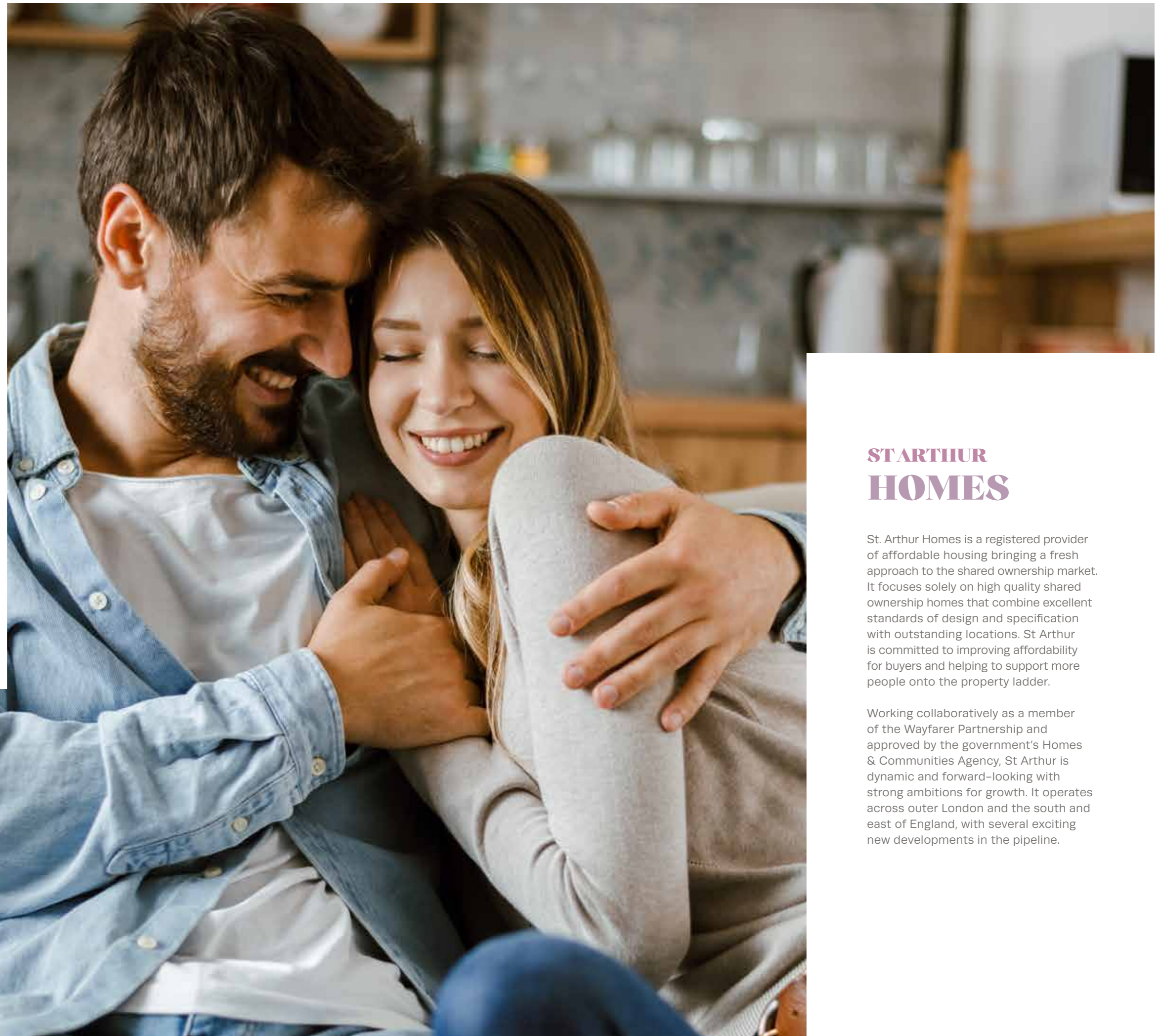
## SHARED OWNERSHIP

Shared ownership lets buyers get a foothold on the property ladder in an affordable way. By choosing a part buy, part rent scheme you combine the security of ownership with the benefit of reduced monthly costs.

In a nutshell, shared ownership means you buy a share in the property, with the remaining share retained by St. Arthur Homes. At Scholars Green, you can purchase anything from a 25% to a 75% share of the property, with the opportunity to buy further shares up to 100% and outright ownership in the future. The beauty of this flexible ownership model means a smaller deposit and a smaller mortgage, topped up by rental payments on the remaining balance, making it a perfect option for first time buyers.

To qualify, you must have a household income of under £80,000, a good credit history and the ability to afford the regular payments. The initial outlay is as little as a 5%\* deposit bringing countryside living to genuinely affordable levels.

Subject to lender criteria.



## STARARTHUR HOMES

St. Arthur Homes is a registered provider of affordable housing bringing a fresh approach to the shared ownership market. It focuses solely on high quality shared ownership homes that combine excellent standards of design and specification with outstanding locations. St Arthur is committed to improving affordability for buyers and helping to support more people onto the property ladder.

Working collaboratively as a member of the Wayfarer Partnership and approved by the government's Homes & Communities Agency, St Arthur is dynamic and forward-looking with strong ambitions for growth. It operates across outer London and the south and east of England, with several exciting new developments in the pipeline.

# WHITELEY MEADOWS

BOTLEY ROAD, WHITELEY SO30 2EE



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The artist's impressions, floor plans and maps are for guidance purposes only, landscaping shows how the site may look when mature. All measurements have been taken from plans, and whilst every effort has been made to ensure their accuracy, these cannot be guaranteed. The brochure does not form part of an offer or contract and whilst every effort has been taken to ensure that the information here is correct, it has been supplied as a guide. St Arthur Homes reserve the right to amend the specification as necessary (to the same or higher level than originally specified) and without notification.