

WHITELEY MEADOWS

BOTLEY ROAD, WHITELEY

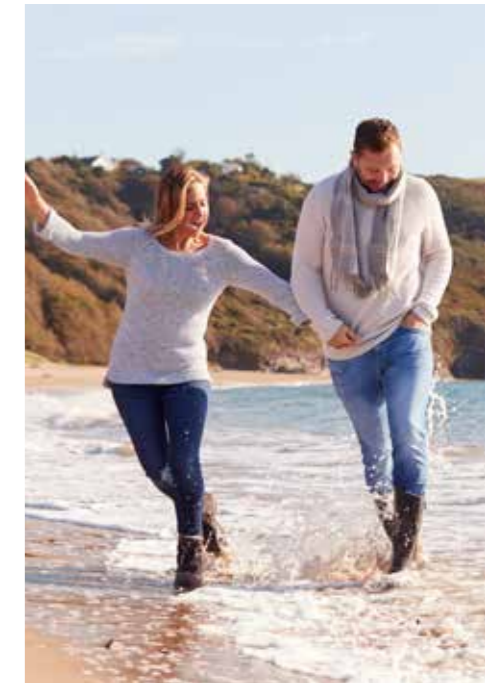
A selection of 4 bedroom new homes in an exciting community
in Whiteley, Hampshire.

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.



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.

SAT NAV:
SO30 2EE



WALKING

from Whiteley Meadows:

Botley Station	29 mins
----------------	---------

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
 - 5-ring gas hob
 - Double Oven
 - Extractor hood
- Laminate worktops and matching upstands
- Stainless steel sink

HEATING

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

ELECTRICAL

- Wiring for broadband

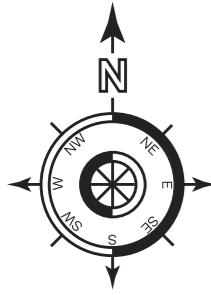
EXTERNAL

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

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 & cloakrooms
- Chrome towel warmers to bathrooms & en-suites

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

4 Bedroom House

 The Aspen

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.

THE ASPEN

4 BEDROOM HOUSE

PLOTS

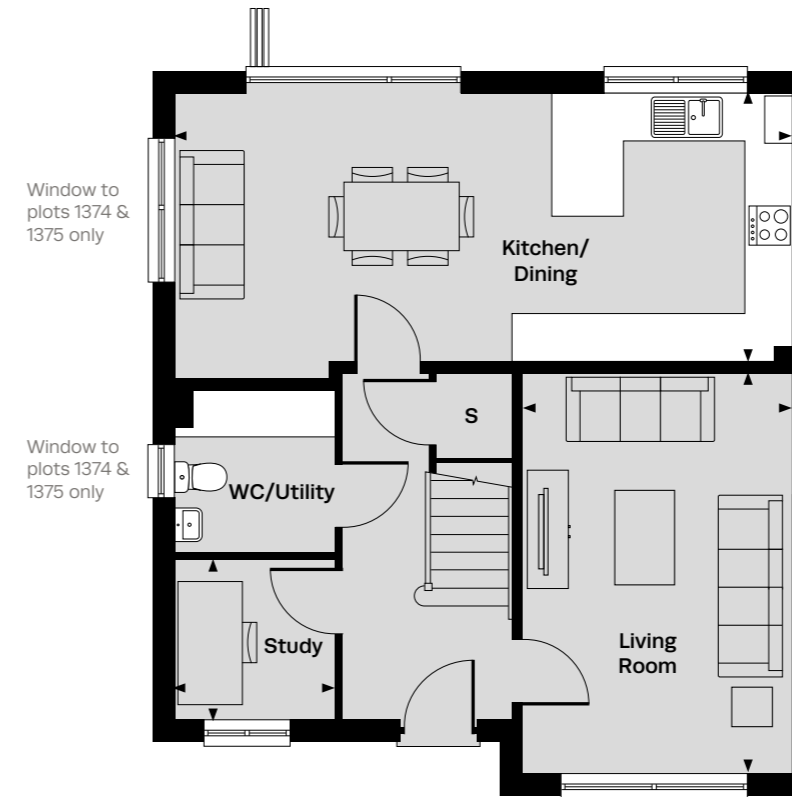
1287, 1328, 1329, 1366, 1367, 1368, 1369, 1371, 1374 and 1375



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 ASPEN

4 BEDROOM HOUSE



GROUND FLOOR

Kitchen/Dining:	7.828m 25'8"	x	3.635m 11'11"
Living Room:	5.090m 16'8"	x	3.440m 11'3"
Study:	2.071m 6'10"	x	2.065m 6'9"

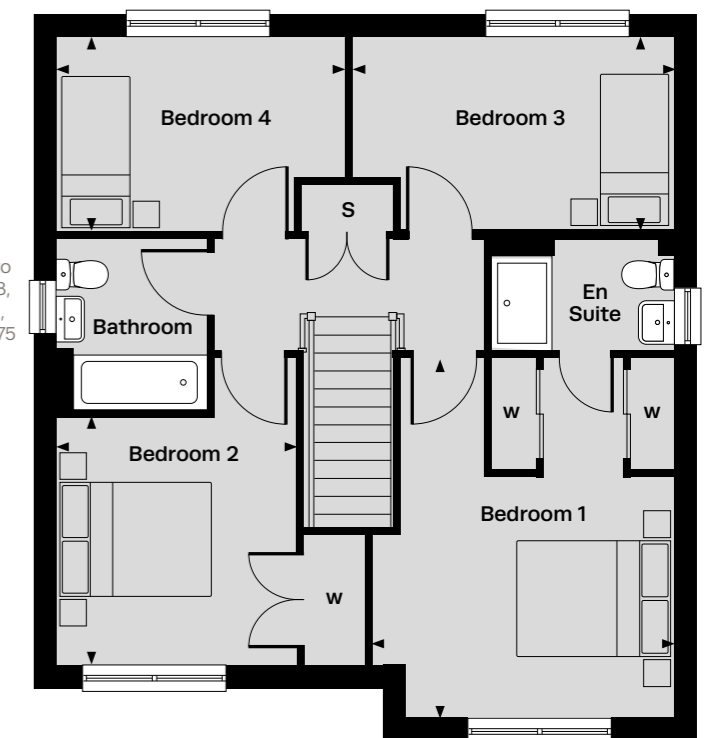
Window to plots 1374 & 1375 only

Window to plots 1374 & 1375 only

Window to plots 1287, 1367 & 1368 only

FIRST FLOOR

Bedroom 1:	3.503m 11'6"	x	3.440m 11'3"
Bedroom 2:	3.160m 10'4"	x	3.063m 10'1"
Bedroom 3:	4.114m 13'6"	x	2.469m 8'1"
Bedroom 4:	3.664m 12'0"	x	2.505m 8'3"



Window to plots 1368, 1369, 1371, 1374 & 1375 only

Window to plots 1287, 1367 & 1368 only

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.

WHITELEY MEADOWS

BOTLEY ROAD, WHITELEY SO30 2EE



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.