

2 BEDROOM
HOMES AVAILABLE
**WITH SHARED
OWNERSHIP.**

NORTHSTOWE

**DOMOVO**
homes by bpha
Marketing and Sales Brand
domovohomes.co.uk

MAKE YOURSELF AT HOME.

Each home at Northstowe has been designed with modern, family life in mind, which you'll discover in every beautiful new space.

Step inside any of our open and light homes and you'll see that each space is a well-designed blank canvas for you to make your own. You'll find the considered colour scheme throughout will help you feel immediately at home. Of course, you can add your own stylish touches, or leave everything as it is. Those finer details are your decision to make.



2 BEDROOM
HOMES **DESIGNED**
AROUND YOU.



CGI guide only. Image used is from a previous phase of similar homes

FIND YOUR PERFECT **MATCH** AT **NORTHSTOWE.**

A sustainable new development near Cambridge where modern amenities are planned in an area rich in local history, Northstowe is a town with a strong sense of community, shaped to promote health and wellbeing.

With a choice of 2 bedroom homes designed around you available, you'll quickly find the one that suits you perfectly at Northstowe.

Northstowe has an active local community with something for everyone, creating a real sense of belonging and identity.

With a connected neighbourhood regularly organising a community calendar of activities, there's always something happening at Northstowe, including; a winter festival, volunteer

café, running festivals, food vans, sports and wellbeing activities and a day to celebrate Northstowe's anniversary as a new town.

Originally crafted as one of ten NHS England 'Healthy New Towns', the area provides for a mixed and balanced community with an accent on health and wellbeing.



Northstowe is close to a wide choice of outstanding schools, colleges and universities, providing the best education available at all stages of learning.



SHAPED FOR THE FUTURE.

Become part of a vibrant new town at Northstowe, offering an impressive array of local amenities on your doorstep including a purpose-built town centre, both a primary and secondary school, acres of green open space and a water park with extensive walking and cycling routes connecting residents with nature.

Not only does Northstowe provide access to a host of great attractions, it offers a wealth of learning opportunities for those who live there. There are welcoming nurseries and pre-schools within walking distance and excellent primary education, including Pathfinder primary school. For older children, the highly rated Northstowe secondary college provides an opportunity to build character and confidence, while Cambridge's world-class colleges and universities are within easy reach.

AN
EDUCATED
CHOICE.

THE PERFECT PLACE TO BE.

Getting around to and from Northstowe is simple and easy, whether you walk, cycle, run, drive or hop on a bus. Popular locations such as a supermarket, recreation ground, primary school and post office are all walking distances. If you are able to drive there is a selection of shops, restaurants and attractions giving you choice and freedom.

Northstowe benefits from a guided busway into Cambridge and is ideally located near the A14, providing convenient routes Cambridge and Huntingdon. The M11 is 5 miles away, offering easy access to London and the south east. Two major UK airports are also within easy reach. Stanstead airport is only 36 miles and Luton Airport is 46 miles.

PLACES TO WALK.

Longstanton Park and Ride	6 MINS
Co-op Supermarket	12 MINS
Longstanton Recreation Ground	16 MINS
Guided Busway	18 MINS
Pathfinder Primary School	19 MINS
Post Office	20 MINS

PLACES TO DRIVE.

Northstowe Secondary School	5 MINS
Tesco Extra	9 MINS
Cottenham Sports Centre	10 MINS
Willingham Medical Practice	10 MINS
University of Cambridge	20 MINS
Cambridge Central Railway Station	28 MINS

PLACES TO VISIT.

Fen Drayton	10 MINS
Cottenham	10 MINS
Science Park	15 MINS
St Ives	15 MINS
Linton Zoo	30 MINS
Cambridge	30 MINS

Distances from Northstowe, times approximate only

Excellent for commuting, great for leisure.



Cambridge City Centre



St John's College Cambridge

DESIGNED TO SUIT **YOUR** LIFESTYLE.

Sustainable living is the beating heart of the Northstowe community with reliable transport links, cycle lanes and walkways. Northstowe simply provides an opportunity for a better way of living.

Every home at Northstowe has been designed with bright, open interior spaces to create a peaceful environment to support home working.

Each home has been equipped with fibre optic connectivity, giving you faster broadband speeds and more reliable online connections.



With its countryside location, large open spaces, beautiful landscaping and strong sense of community, Northstowe offers the very best of Cambridge living.

Communal areas have been carefully thought through as spaces for people to meet, socialise or simply sit and watch the world go by. With picnic benches dotted throughout the green open spaces, you can sit and soak in the atmosphere, meet with friends and family, or enjoy a family outing.

Your new surroundings have been planned with nature and the great outdoors in mind, as an ideal

place for people to live, work and play amongst the beautiful countryside.

The well-designed play area, Pioneer Park, offers residents a chance to enjoy a selection of great activities including; a basketball court, free outdoor gym, sports pitches and a bowling green.



NORTHSTOWE SITEPLAN.

STYLISH & CONTEMPORARY LIVING SPACES.



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SHARED OWNERSHIP
PLOT 140, 141 & 151
2 BEDROOM HOUSE

**DEVELOPER
OUTRIGHT SALES**

**BPHA
AFFORDABLE RENT**
PLOT 127 - 129, 132 & 133
2 BEDROOM HOUSE
PLOT 142 - 145
3 BEDROOM HOUSE

KITCHEN.

- Woodbury white gloss kitchen cupboards
- Dark Ash worktop with upstands
- Built in oven, hob & integrated cooker hood
- Vinyl flooring

BATHROOM.

- Madagascar Blanco wall tile to wet areas
- Vinyl flooring
- Thermostatic shower over bath
- Heated towel rail

GENERAL.

- Carpet to dry areas - Irish Mist
- Gas central heating
- NHBC warranty

OUTDOORS.

- Two car parking spaces per plot
- Private garden
- Outside tap to houses

It's all in the detail - having all you need is important. It's why we include a superb specification in each of our new homes.

Specification is subject to change

Disclaimer: Whilst we endeavour to make our property details accurate and reliable these particulars are set out as a general outline only for guidance of intended purchasers or lessees and do not constitute as a full or part of contract. Other details are given without responsibility and intending purchasers or tenants should not only rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of them. The purchaser is advised to obtain verification from their Solicitor or Surveyor to their own satisfaction.

RESIDE
IN STYLE.



CGI - Guide only

This stunning new destination combines contemporary architecture with sophisticated interiors, to create beautiful 2 bedroom homes designed to suit every lifestyle.

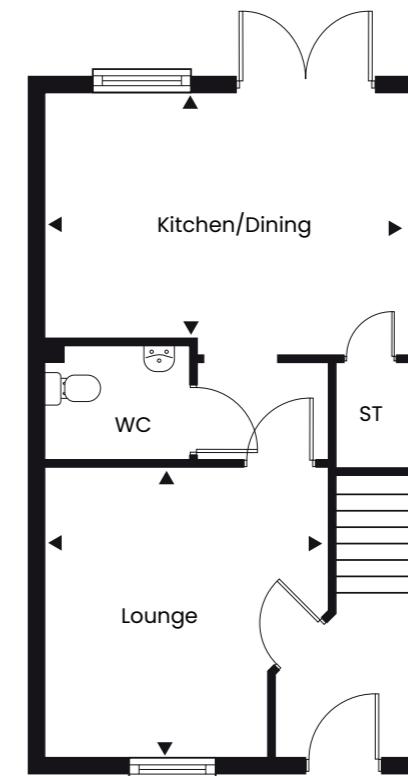
2 BEDROOM HOME.

2 BEDROOM SEMI DETACHED HOMES - PLOTS 140 & 141

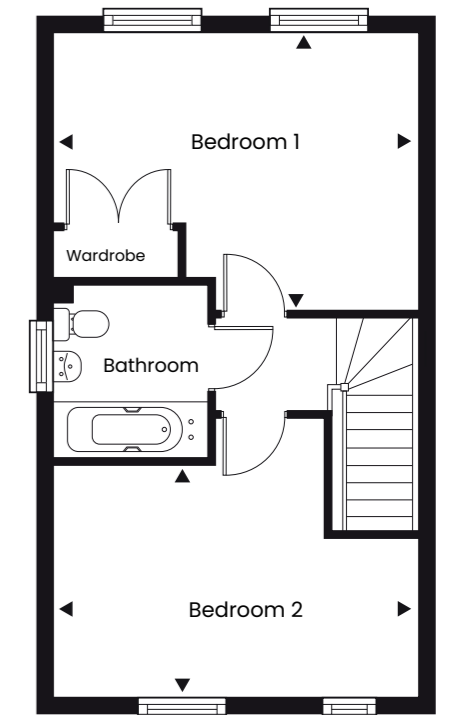
Mallard Close, Northstowe, CB24 1EQ

Lounge	3.60m x 3.66m	11'09" x 12'00"
Kitchen/Dining	4.60m x 3.07m	15'01" x 10'02"
Bedroom 1	4.60m x 3.48m	15'01" x 11'05"
Bedroom 2	4.60m x 2.95m	15'01" x 09'08"

Floor plan layout is an example only. Plot 140's floor plan layout is mirrored. Please speak to your sales advisor for plot specific floor plans.



GROUND FLOOR.



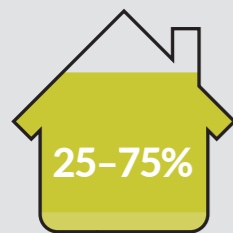
FIRST FLOOR.

Room dimensions if shown are subject to change and are for guidance only. Whilst we endeavour to make our property details accurate and reliable these particulars are set out as a general outline only for the guidance of intended purchasers or lessees and do not constitute as a full or part offer or contract. Other details are given without responsibility and intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of them. The purchaser is advised to obtain verification from their Solicitor or Surveyor to their own satisfaction.

IS SHARED OWNERSHIP RIGHT FOR YOU?

Shared Ownership* enables you to buy an initial share of a property and pay a subsidised rent on the rest, meaning you can get into home ownership in manageable stages and don't take on more of a financial commitment than you can afford.

Initial shares of between 25% and 75%** of our properties are available, you will pay a subsidised rent on the remaining share. In the future you can purchase further shares in your home***, or sell your share and move on.



You can buy between a 25-75% share



Make mortgage payments on the share you own



Pay rent on the remaining shares



Buy more shares in your property in 10% increments



THE OPTION YOU **NEVER** KNEW EXISTED.

MOVING TO NORTHSTOWE FOR A FRESH START.



When renters Josie and Josh Drury discovered they were expecting a baby, they decided it was the right time to finally look at buying their own home.

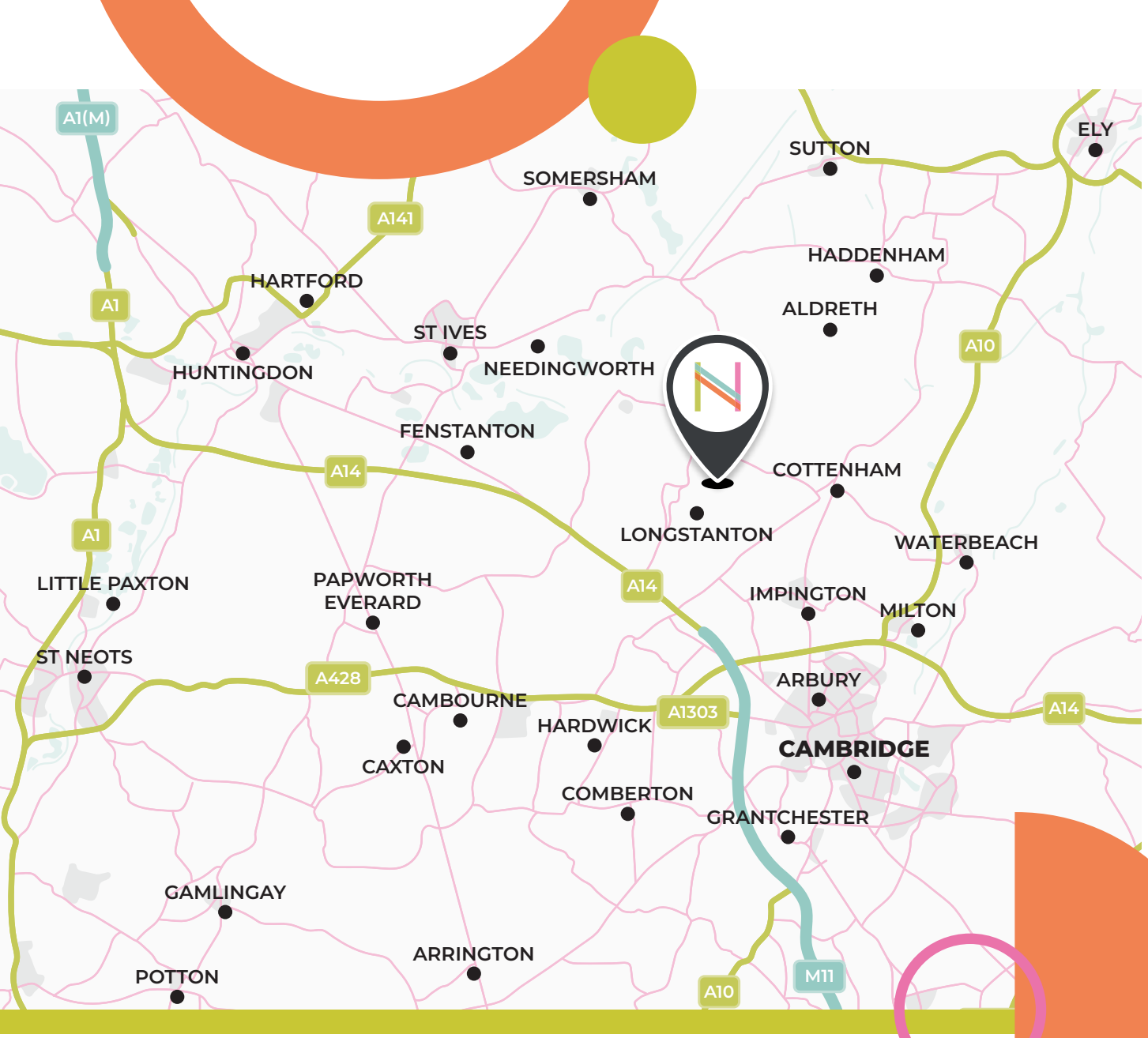
Josie said: "We moved into our first house after we got married but during the pandemic the rent kept increasing and when we found out I was pregnant we realised we definitely wouldn't be able to afford to continue renting and would need more space." With the support and encouragement of both their parents, the couple decided to go ahead and soon found a home at Northstowe. Luckily a work colleague and friend of Josie's was already in the process of buying a shared ownership home through bpha and told them all about how it worked.

The move has also made the couple financially better off, as the monthly cost of mortgage and rent on their home is around £200 less than they paid in rent at their previous property. "It has always been our dream to own our home. We are not big earners, so to be on the property ladder is so lovely."

As Josie knew she would be on maternity pay, the couple decided to buy just 35% shares of the £365,000 house, with a plan to hopefully buy more over time.

Speaking about the process, she said it was really quick, simple and easy for them. "The process went really well, with no delay. The thing that took the most time was getting the finance and mortgage set up." The team at Domovo worked really hard to ensure the couple were in their home before Annabelle was born. "The staff were really friendly and quick at responding," said Josie, 29. "We were blessed in that way, they were really efficient."

WHAT OUR CUSTOMERS **SAY** ABOUT US.



NORTHSTOWE

Plot 140 & 141: 2 bedroom homes

Mallard Close, Northstowe, CB24 1EQ



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