



LANGLEY
PARK

WELCOME

Step into home ownership with Langley Park.

1,2,3 and 4 bedroom homes, exclusively available through Shared Ownership.



Computer generated image



OFF FOUNDRY LANE
CHIPPENHAM
WILTSHIRE

A PLACE TO CALL HOME

Langley Park is an opportunity like no other in Chippenham. This is your chance to own a home in central Chippenham, at an affordable price that works for you and your income. A mix of houses and apartments means we have something for everyone. With modern design and a focus on usable space Langley Park is going to tick all the boxes.

Don't call it Langley Park, call it Home.



IN THE HEART OF TOWN

Discover the charm and tranquility of The Cotswolds lifestyle without the premium price tag.

Langley Park presents the most centrally located new homes development in Chippenham, offering unparalleled convenience just a 3-minute walk from

the train station. This prime position ensures effortless commutes, with Bath Spa only 15 minutes away and Bristol Temple Meads reachable in just 30 minutes.

Chippenham is an ideal family destination, offering both immediate advantages and long-term benefits. Its vibrant high street and nearby retail parks provide a diverse array of supermarkets, popular high street brands, and unique independent shops and cafes. The area also benefits from excellent local schools.



Computer generated image

HOW SHARED OWNERSHIP WORKS

Shared ownership is a government-backed scheme that makes it easier for people to get on the property ladder. It's designed for those who may not be able to buy a home outright but want the stability and security of home ownership.



DON'T COMPROMISE

It is getting harder and harder to buy on the open market. So Shared Ownership helps those who don't want to make a compromise about location, size or quality, while still building equity in a home that they own.

We offer a Shared Ownership scheme that allows you to buy a home by paying for the portion you can afford. Shared Ownership makes homeownership more accessible by reducing the need for a large deposit and a substantial mortgage.

SHARED OWNERSHIP COULD BE FOR YOU IF

- You are over 18 years old.
- Your household income is under £80,000 (or £90,000 in London).
- You do not currently own another home at the time of purchasing your Shared Ownership property.*

*ReSI Homes may consider applications from customers whose current home is sold subject to contract.

HOW SHARED OWNERSHIP WORKS

You purchase a share in your chosen home, typically between 25% and 75%, though initial shares can be as low as 10%. You will pay a subsidised rent on the share we own, along with a monthly service charge for the upkeep of communal areas or shared outdoor spaces.

As your financial situation improves and changes, you have the option to buy further shares in your home, known as staircasing. This allows you to increase your ownership and reduce your rent payments.

A significant advantage is that you'll generally only need a deposit equivalent to 5% of the value of your share, rather than 5% of the total property value. This can help you move into your new home sooner.

Shared ownership at Langley Park gives you the freedom to move forward with your home-buying journey in a way that works for you.

DEVELOPMENT LAYOUT



Francis
3-bedroom, semi-detached home
Plots 20, 21, 22, 23, 24, 25, 26, 43, 44, 45, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 80, 81, 121, 122, 127, 128, 266, 267, 280, 281, 282, 283

Atkins
2-bedroom, semi-detached home
Plots 52, 53, 54, 55, 56, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 103, 104, 105, 262, 263, 264, 265, 268, 269, 270, 271, 272, 273, 274, 275

Allum
4-bedroom, 3 storey, semi-detached home
Plots 89, 90, 91, 92, 93, 123, 124, 125, 126

Block 1
106-111

Block 2
112-120

Block 3
94-102

Block 7
191-202

Block 10
242-253

Block 11
289-301

**CHOOSE
YOUR HOME**

HOUSES

ATKINS

2 BEDROOM
SEMI-DETACHED



FRANCIS

3 BEDROOM
SEMI-DETACHED



ALLUM

4 BEDROOM
SEMI-DETACHED



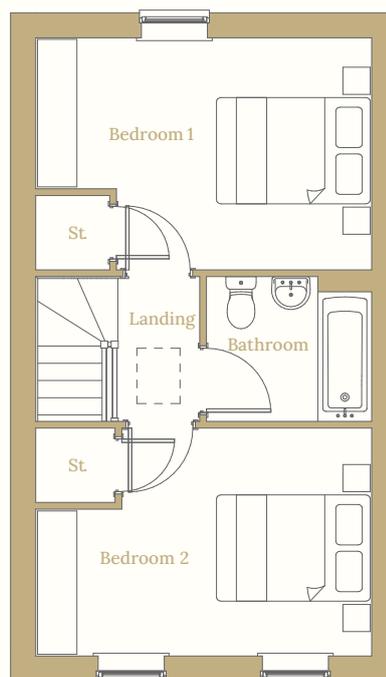
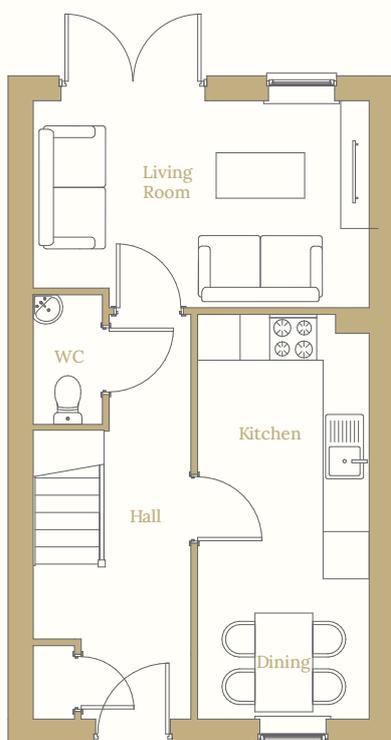


ATKINS

HOMES

2 BEDROOM
SEMI-DETACHED

52-56, 70-79, 103-105,
262-265, 268-275



GROUND FLOOR

Kitchen/Dining	2.27 x 5.35	7'5" x 17'6"
LivingRoom	4.42 x 2.75	14'6" x 9'0"
WC	0.94 x 1.73	3'1" x 5'8"

FIRST FLOOR

Bedroom 1	4.42 x 3.08	14'6" x 10'1"
Bedroom 2	4.42 x 3.03	14'6" x 9'11"
Bathroom 3	2.19 x 1.93	7'2" x 6'4"

Floor plans are for illustrative purposes only. Measurements, layouts and furniture arrangements shown are approximate and may vary. Individual features such as windows, doors and positioning may differ between plots. The information is correct at the time of print but is subject to change as the development progresses. Speak to your sales advisor for plot specific information.

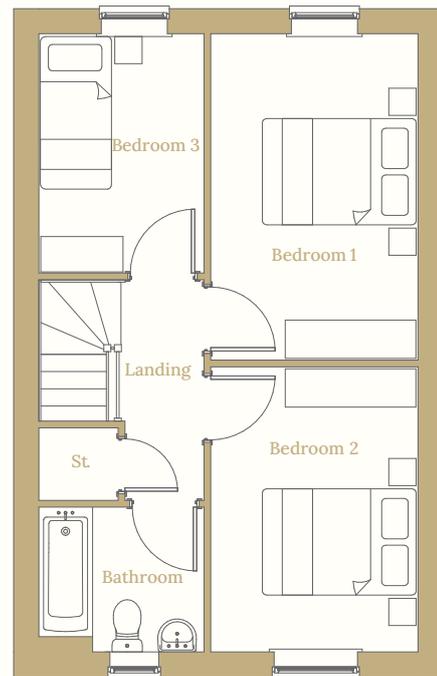


FRANCIS

HOMES

3 BEDROOM
SEMI-DETACHED

20-26, 43-45, 57-69,
80, 81, 121, 122, 127,
128, 366, 267, 280-283



GROUND FLOOR

Kitchen / Dining	4.98 x 2.95	16'4" x 9'8"
LivingRoom	2.71 x 5.11	8'11" x 16'9"
WC	1.01 x 1.94	3'4" x 6'4"

FIRST FLOOR

Bedroom 1	2.73 x 4.32	9'0" x 14'2"
Bedroom 2	2.73 x 3.78	9'0" x 12'5"
Bedroom 3	2.19 x 3.18	7'2" x 10'5"
Bathroom	2.19 x 1.94	7'2" x 6'4"

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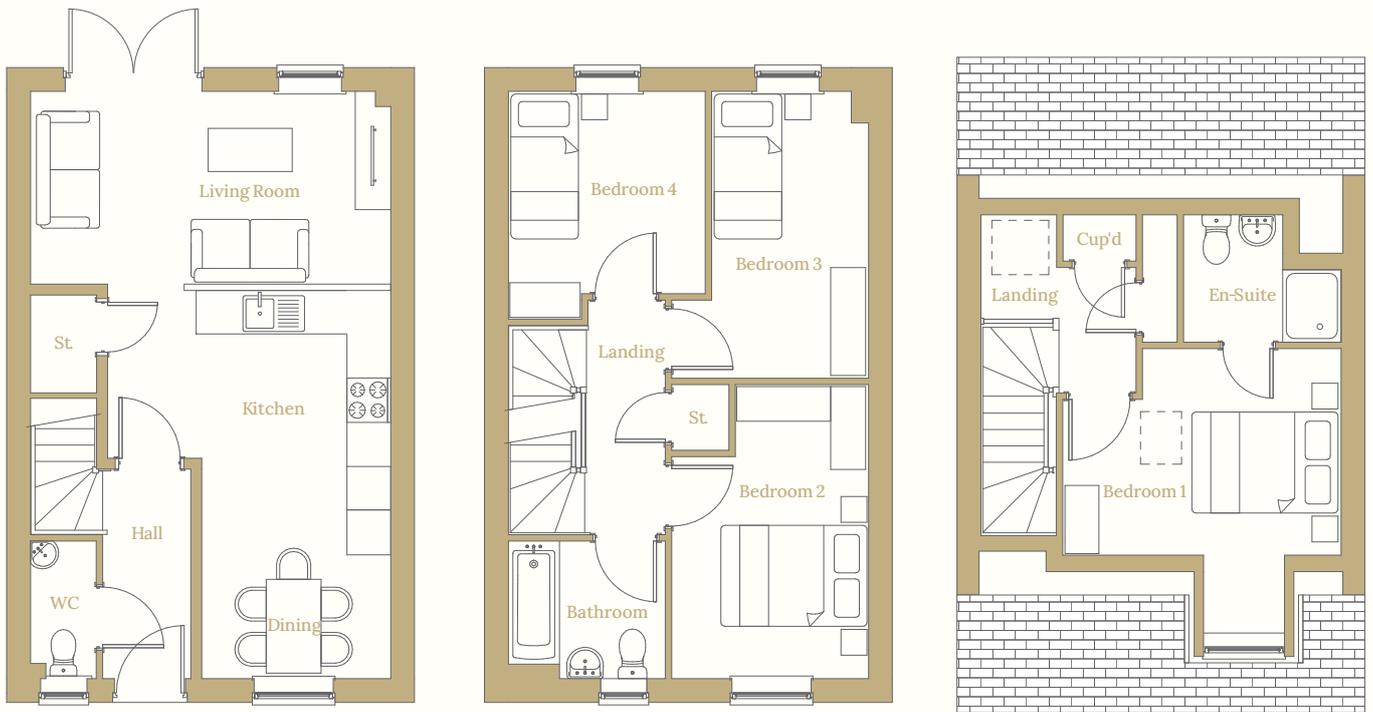


ALLUM

HOMES

4 BEDROOM SEMI-DETACHED

89-93, 123-126



GROUND FLOOR

Kitchen/Dining	3.92 x 5.40	12'9" x 17'9"
Living Room	4.98 x 2.70	16'4" x 8'10"
WC	0.94 x 1.94	3'1" x 6'4"

FIRST FLOOR

Bedroom 2	2.73 x 4.10	9'0" x 13'5"
Bedroom 3	2.19 x 4.00	7'2" x 13'1"
Bedroom 4	2.73 x 3.18	9'0" x 10'5"
Bathroom	2.19 x 1.94	7'2" x 6'4"

SECOND FLOOR

Bedroom 1	3.85 x 2.86	12'8" x 9'5"
Ensuite	2.20 x 1.78	7'2" x 5'10"

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APARTMENTS

BLOCK 1



BLOCK 2



BLOCK 3



BLOCK 7



BLOCK 10



BLOCK 11



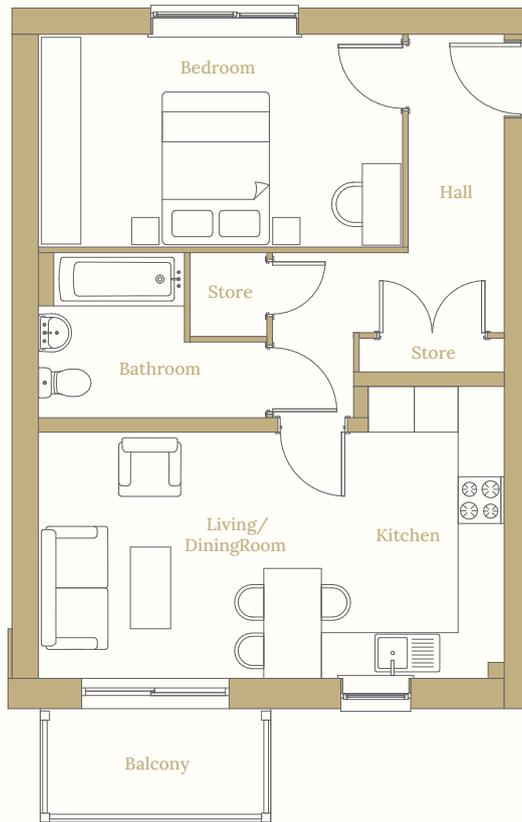


TYPE - A

HOMES

1 BEDROOM APARTMENT

95, 96, 98, 101, 114, 117, 120,
173, 174, 176, 177, 179, 180,
182, 183, 192, 195, 198, 201



Kitchen	1.82 x 3.88	6'0" x 12'9"
Living/Dining	4.29 x 3.28	14'1" x 10'9"
Bedroom	4.78 x 2.83	15'8" x 9'3"
Bathroom	3.01 x 2.20	9'11" x 7'3"

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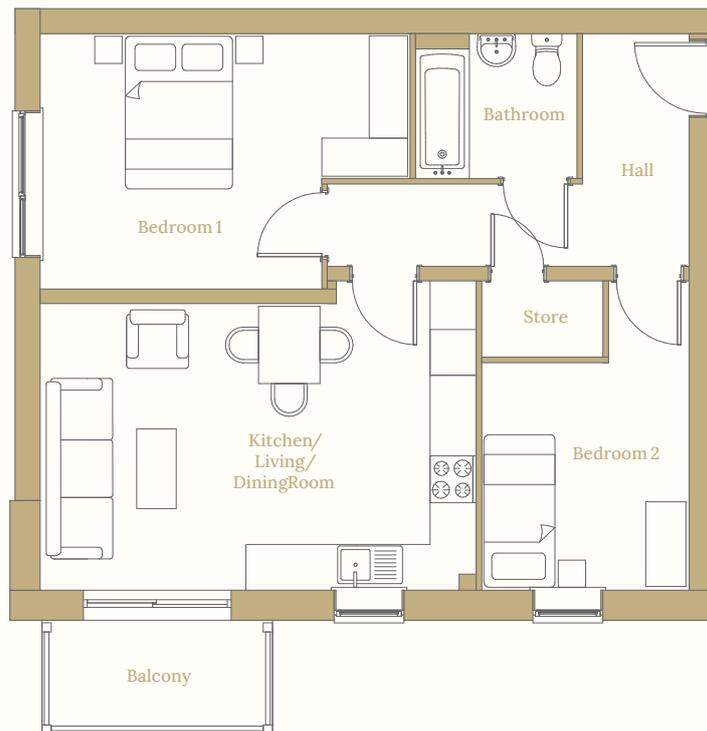


BLOCK 1

HOMES

2 BEDROOM APARTMENT

94, 97, 99, 100, 102, 106 - 113, 115, 116, 118,
119, 165 - 172, 175, 178, 181, 184, 191, 193, 194,
196, 197, 199, 200, 202, 242 - 253, 296 - 301



Kitchen/Living/Dining	5.71 x 3.81	18'9" x 12'6"
Bedroom 1	4.85 x 3.40	15'11" x 11'2"
Bedroom 2	2.74 x 3.02	9'0" x 9'11"
Bathroom	2.13 x 1.94	7'0" x 6'4"

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SPECIFICATION

Every detail has been carefully considered to make your new home a place you'll love from the moment you step inside. From the first impression at the front door to the thoughtful finishes in kitchens, bathrooms and living spaces, we've taken care of the essentials so you can enjoy your new blank canvas without worry.

EXTERIOR & FIRST IMPRESSIONS

- Modern white PVCu double-glazed windows with energy-efficient glass.
- Stylish front doors, insulated and finished in either black or white (subject to plot), with chrome fittings and house numbers.
- Rear gardens turfed as standard with close-board privacy fencing.
- Paved patio area included.
- External lighting provided to front and rear.

HALLWAYS & LIVING SPACES

- Bright, white-painted walls and ceilings throughout.
- Classic 4-panel moulded internal doors with modern chrome handles.
- White painted skirting and architraves.
- TV and telephone points provided in main living areas.
- Ample power sockets throughout.

KITCHENS

- Choice of contemporary fitted Symphony or Moores kitchens in a range of modern finishes (e.g. white, oak, walnut, or ivory).
- 40mm laminate worktops with matching upstands.
- Integrated appliances in Shared Ownership homes, including:
 - Single stainless-steel oven.
 - Four-burner gas hob (or electric where gas isn't available).
 - Integrated extractor hood.
 - Space for fridge/freezer, washing machine, and (in larger homes) dishwasher.
- Stainless steel sink with mixer tap.
- Tiled splashback behind hob.
- LED downlighters to kitchen/dining areas (Shared Ownership).

BATHROOMS, ENSUITES & CLOAKROOMS

- White sanitaryware from Ideal Standard, with soft-close toilet seats.
- Thermostatic shower over bath with glass shower screen.
- Half-height wall tiling around basins and full-height tiling in shower areas.
- Soft-cushion, non-slip vinyl flooring to all wet areas.
- Chrome heated towel rails (Shared Ownership).
- Bright white décor with bulkhead lighting.

BEDROOMS

- TV points in main bedrooms.
- Painted white walls and ceilings for a neutral, fresh finish.
- Ample sockets positioned for flexible furniture layouts.

HEATING & ENERGY EFFICIENCY

- High-efficiency combination boilers or air source heat pumps (plot-specific).
- Modern panel radiators with thermostatic controls.
- EPC rating A, ensuring lower running costs and excellent energy performance.

FINISHES & DECORATION

- Neutral magnolia wall paint for a warm, inviting feel.
- White painted woodwork throughout.
- Staircases finished in white with painted spindles and handrails.

SECURITY & PEACE OF MIND

- Front and rear doors built to PAS 24 security standards.
- Mains-powered smoke, heat, and carbon monoxide detectors with battery back-up.
- Keyless fob access to apartment blocks with secure entry systems.

COMMUNAL AREAS (APARTMENTS)

- Secure communal entrance doors with intercom entry.
- Carpeted hallways and staircases with decorated walls.
- Shared satellite dish and fibre broadband provision to all apartments.
- Lift access in selected apartment blocks.



**BOOK YOUR
APPOINTMENT
TODAY**

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