

Get to know

TUDOR GATE - PHASE I

TUDOR GATE - PHASE I

STRATFORD-UPON-AVON | WARWICKSHIRE

Set within the famous Warwickshire town of Stratford-upon-Avon, Tudor Gate Phase 1 offers an exclusive collection of 2, 3, 4 and 5 bedroom new homes in a beautiful range of styles.

5 bedroom homes

The Frampton
5 bedroom home
Plots: 8, 9, 13 & 17



The Templeton
5 bedroom home
Plots: 4 & 5

4 bedroom homes

The Shelford
4 bedroom home
Plot: 18



The Ransford
4 bedroom home
Plots: 3, 7 & 12

3 bedroom homes



The Byford
3 bedroom home
Plots: 1 & 16



The Keydale
3 bedroom home
Plot: 6



The Keydale Special
3 bedroom home
Plots: 11, 19 & 20

2 bedroom homes



The Beauford
2 bedroom home
Plot: 2



The Devonford
2 bedroom home
Plots: 10, 14 & 15

VP Visitor Parking

SS Sub Station

- Bin storage



The Development Layout does not show details of gradients of land, boundary treatments, local authority street lighting or landscaping. It is our intention to build in accordance with this layout. However, there may be occasions when the house designs, boundaries, landscaping and positions of roads and footpaths change as the development proceeds. Please check the details of your chosen property with your sales executive prior to reservation. 55546/TWM/October 2019.

Get to know

TUDOR GATE - PHASE II

STRATFORD-UPON-AVON | WARWICKSHIRE

Set within the famous Warwickshire town of Stratford-upon-Avon, Tudor Gate Phase II offers an exclusive collection of 1, 2, 3 and 4 bedroom new homes in a beautiful range of styles.

4 bedroom homes



The Shelford
4 bedroom home
Plots: 30 & 40



The Ransford
4 bedroom home
Plots: 27 & 42



4 bedroom home*
Plots: 52 & 53

3 bedroom homes



The Byford
3 bedroom home
Plots: 28, 29, 31, 32, 35, 38, 39, 41, 50, 60, 62, 63, 103 & 110-112



The Alton
3 bedroom home
Plots: 108, 109, 113 & 114



The Keydale
3 bedroom home
Plots: 49, 64, 73, 77, 92, 99 & 134



The Keydale Special
3 bedroom home
Plots: 51 & 74



3 bedroom home*
Plots: 21, 36, 37, 54, 65-68, 104-107, 129-131 & 135

2 bedroom homes



The Morgan
2 bedroom home
Plots: 25, 26, 46-48, 97, 98 & 123-125



The Beauford
2 bedroom home
Plots: 61, 75, 76, 78-81, 89-91 & 100-102



The Devonford
2 bedroom home
Plots: 55, 71 & 72



The Somerset
2 bedroom home
Plots: 56*, 69 & 70*



2 bedroom home*
Plots: 22-24, 43-45, 57-59, 86-88, 126-128, 132 & 133

1 bedroom homes



The Anford
1 bedroom home
Plots: 33, 34, 121 & 122



The Burford
1 bedroom home
Plots: 82-85, 93-96* & 115-120*

VP Visitor Parking
RP Refuse collection point
Bin storage
ah/r Rented homes
ah/s Shared ownership homes



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Taylor Wimpey

TUDOR GATE - PHASE I & II

Arden Heath Farm,
Loxley Road,
Stratford-upon-Avon,
Warwickshire,
CV37 7DU

CONTACT US ON

01789 330 483

SATNAV

CV37 7DU

📷 #taylorwimpey
🐦 @TaylorWimpey
📘 taylorwimpey

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FROM THE M40

- Head south-east on M40
- At junction 15, take the A46/A429 exit to Warwick/Stratford/Coventry
- Keep right to continue towards A429
- At Longbridge Island, take the 4th exit onto A429
- At the roundabout, take the 2nd exit and stay on A429
- Take Stratford Road to Loxley Road
- At the roundabout, continue straight onto Loxley Road
- Continue onto Wellesbourne Road
- Continue onto Stratford Road
- Continue onto Loxley Road (Destination will be on the right)



FROM THE A46

- Follow A46 to Birmingham Road/A3400
- Head east on A46 towards Stratford Road
- At the roundabout, take the 1st exit and stay on A46
- Follow A3400 to Loxley Road in Stratford-upon-Avon
- At the roundabout, take the 3rd exit onto Birmingham Road/A3400
- At the roundabout, take the 2nd exit and stay on Birmingham Road/A3400 (repeat twice)
- Continue straight onto Warwick Road/A3400/A439
- Turn right onto Bridgeway/A3400
- Turn left onto Bridge Foot/A3400
- Turn left onto Tiddington Road/B4086
- Turn right onto Loxley Road



Taylor Wimpey in their efforts to improve designs reserve the right to alter site plans, floor plans, elevations and specifications without notice. Maps shown are not to scale. Distances are taken from google.co.uk/maps. Taylor Wimpey houses are sold freehold and apartments are sold leasehold. Information is correct at the time of going to print. Please see the development page on our website for further details. 55546/TWM/October 2019.

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THE ANFORD

1 bedroom home



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THE ANFORD

The Anford is a one bedroom plus study starter home ideal for individuals or couples. At the heart of the home is an airy open plan kitchen/living/dining area which opens through french doors to the garden. A useful guest cloakroom and storage closet completes the downstairs. Upstairs, a well-sized double bedroom is found along with a separate study and a main bathroom.

TOTAL 55.93 sq. m. / 602 sq. ft.

Ground floor



| | | |
|-----------------------|---------------|----------------|
| Lounge/Dining | 3.98m × 2.80m | 13' 1" × 9' 2" |
| Kitchen (max.) | 2.70m × 2.13m | 8' 10" × 7' 0" |

First floor



| | | |
|-------------------------|---------------|----------------|
| Bedroom 1 (max.) | 3.98m × 2.67m | 13' 1" × 9' 5" |
| Study | 3.98m × 2.04m | 13' 1" × 6' 8" |

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THE BURFORD

1 bedroom home



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THE BURFORD

The Burford is the ideal starter home for individuals or couples looking for contemporary living. At the heart of the home is a light and airy living/dining room, the ground floor is completed by a contemporary kitchen and a cloakroom. Upstairs, a main bedroom spans the full width of the property, while the landing also leads to a main bathroom and storage cupboard.

TOTAL 60.39 sq. m. / 650 sq. ft.

Ground floor



| | | |
|----------------|---------------|------------------|
| Kitchen | 2.48m × 4.16m | 8' 2" × 13' 6" |
| Lounge | 3.29m × 4.16m | 10' 10" × 13' 6" |

First floor



| | | |
|------------------|---------------|------------------|
| Bedroom 1 | 3.29m × 4.16m | 10' 10" × 13' 6" |
| Bathroom | 2.49m × 1.90m | 8' 2" × 6' 3" |

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THE MORGAN

2 bedroom home



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THE MORGAN

With two bedrooms and generous living space, the Morgan is ideal for first time buyers. The ground floor features a large living room ideal for relaxing or entertaining, a downstairs toilet and a kitchen/dining room with french doors opening through to the private garden. Upstairs consists of the master bedroom with handy storage space, a second double bedroom and a main bathroom.

TOTAL 71.62 sq. m. / 771 sq. ft.

Ground floor



| | | |
|-----------------------|---------------|----------------|
| Kitchen/Dining | 2.60m × 3.55m | 8' 6" × 11' 8" |
| Lounge | 4.65m × 2.80m | 15' 3" × 9' 2" |

First floor



| | | |
|-----------------------|---------------|-----------------|
| Master bedroom | 3.98m × 2.53m | 13' 1" × 9' 4" |
| Bedroom 2 | 4.65m × 2.42m | 15' 3" × 7' 11" |

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THE BEAUFORD

2 bedroom home

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THE BEAUFORD

The 2 bedroom Beauford will appeal to first-time buyers, couples and families looking for a little extra space. A large kitchen/dining room opens through French doors to the rear garden, making it perfect for entertaining and al fresco dining. A good sized lounge, a guest cloakroom and a store cupboard complete the ground floor layout. The first floor comprises the en suite master bedroom, a main bathroom, and a further double bedroom.

TOTAL 81.10 sq. m. / 873 sq. ft.

Ground floor



| | | |
|-----------------------|---------------------|-----------------------|
| Lounge | 4.04m x 3.67m (max) | 13' 3" x 12' 1" (max) |
| Kitchen/Dining | 4.70m x 2.87m | 15' 5" x 9' 5" |

First floor



| | | |
|------------------|---------------|----------------|
| Bedroom 1 | 3.57m x 2.94m | 11' 9" x 9' 8" |
| Bedroom 2 | 4.70m x 2.55m | 15' 5" x 8' 4" |

^Δ Storage only required where space standards are a requirement – can be replaced with fitted wardrobes

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THE SOMERSET

2 bedroom home



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THE SOMERSET

The Somerset is a two bedroom bungalow which offers a generous and convenient layout all on one floor. A lengthy hallway leads to a spacious kitchen and a light and airy living room with French doors out to the garden. A master bedroom, second bedroom or study and a main bathroom complete the layout of the property.

TOTAL 62.71 sq. m. / 675 sq. ft.

Ground floor



| | | |
|------------------|---------------|-----------------|
| Bedroom 1 | 2.81m x 4.61m | 9' 3" x 15' 2" |
| Bedroom 2 | 3.02m x 2.45m | 9' 11" x 8' 0" |
| Kitchen | 3.47m x 3.08m | 11' 5" x 10' 1" |
| Lounge | 3.47m x 3.98m | 11' 5" x 13' 1" |

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THE DEVONFORD

2 bedroom home



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THE DEVONFORD

Those wishing to downsize but still wanting a generous layout will be well suited to the two bedroom Devonford. By the entrance hallway the en suite master bedroom can be found, as well as a second bedroom. The property also boasts a large living room and kitchen/dining room, each with French doors out to the garden. A family bathroom and spacious study complete the layout of this ground floor home.

TOTAL 116.13 sq. m. / 1250 sq. ft.

Ground floor



| | | |
|-----------------------|---------------|-----------------|
| Kitchen/Dining | 5.81m × 3.28m | 19' 1" × 10' 9" |
| Lounge | 4.17m × 6.51m | 13' 8" × 21' 4" |
| Bedroom 1 | 3.84m × 3.85m | 12' 7" × 12' 8" |
| Bedroom 2 | 3.42m × 3.53m | 11' 3" × 11' 7" |
| Study | 4.96m × 2.20m | 16' 4" × 7' 3" |

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THE BYFORD

3 bedroom home



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THE BYFORD

Perfect for first-time buyers, couples and families looking for a little extra space, the 3 bedroom Byford is a versatile home. On the ground floor a large kitchen/dining room opens through French doors to the rear garden. A good sized lounge, a guest cloakroom and a store cupboard complete the layout. The first floor comprises the en suite master bedroom, a main bathroom, a well proportioned guest bedroom and a bedroom which could also be used as a study or play room.

TOTAL 90.58 sq. m. / 975 sq. ft.

Ground floor



| | | |
|-----------------------|---------------------|-----------------------|
| Lounge | 4.28m x 3.98m (max) | 14' 1" x 13' 1" (max) |
| Kitchen/Dining | 5.06m x 2.87m | 16' 7" x 9' 5" |

First floor



| | | |
|------------------|---------------------|-----------------------|
| Bedroom 1 | 3.00m x 3.98m (max) | 9' 10" x 13' 1" (max) |
| Bedroom 2 | 2.82m x 2.57m | 9' 3" x 8' 5" |
| Bedroom 3 | 3.91m x 2.15m | 12' 10" x 7' 11" |

^Δ Storage only required where space standards are a requirement – can be replaced with fitted wardrobes

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THE ALTON

3 bedroom home



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THE ALTON

The Alton is a three bedroom townhouse designed for flexible living. Downstairs, an open plan kitchen/dining room leads through to a living room with French doors to the garden, while there is also a guest cloakroom. Upstairs, a spacious double bedroom can be found along with a bathroom and further bedroom, while another staircase leads up to the second floor master suite, featuring high galleried ceilings and en suite shower room.

TOTAL 100.80 sq. m. / 1085 sq. ft.

Ground floor



| | | |
|------------------------------|---------------|------------------|
| Lounge | 4.23m x 3.49m | 13' 11" x 11' 6" |
| Kitchen/Dining (max.) | 5.26m x 3.20m | 17' 3" x 10' 6" |

First floor



| | | |
|-------------------------|---------------|------------------|
| Bedroom 2 (max.) | 4.23m x 3.49m | 13' 11" x 11' 6" |
| Bedroom 3 (max.) | 3.28m x 2.17m | 10' 9" x 7' 2" |

Second floor



| | | |
|-----------------------------------|----------------------|------------------------|
| Bedroom 1 (max ex. dormer) | 6.70m x 3.11m (max.) | 22' 0" x 10' 3" (max.) |
|-----------------------------------|----------------------|------------------------|

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THE KEYDALE

3 bedroom home



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THE KEYDALE

The three bedroom Keydale offers a wealth of space, ideal for growing families. A dual aspect living room forms the heart of the home, whilst the kitchen/dining area provides great space for entertaining. The ground floor is completed by a utility room, a cloakroom and under stairs storage cupboard. The en suite master bedroom can be found upstairs, along with two further well proportioned bedrooms and the main family bathroom.

TOTAL 109.16 sq. m. / 1175 sq. ft.

Ground floor



*Bay window to plots 6 and 134

| | | |
|-----------------------------------|---------------|-----------------|
| Lounge | 3.24m x 6.02m | 10' 8" x 19' 9" |
| Kitchen/Dining room (max.) | 3.38m x 6.02m | 11' 1" x 19' 9" |
| Utility | 2.01m x 1.43m | 6' 7" x 4' 8" |

First floor



| | | |
|-------------------------|---------------|------------------|
| Bedroom 1 (max.) | 3.30m x 6.02m | 10' 10" x 19' 9" |
| Bedroom 2 (max.) | 3.44m x 2.99m | 11' 4" x 9' 10" |
| Bedroom 3 (max.) | 3.05m x 2.95m | 10' 0" x 9' 8" |

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THE KEYDALE SPECIAL

3 bedroom home



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THE KEYDALE SPECIAL

The three bedroom Keydale Special offers a wealth of space, ideal for growing families. A dual aspect living room forms the heart of the home, whilst the kitchen/dining area provides great space for entertaining. The ground floor is completed by a utility room, a cloakroom and under stairs storage cupboard. The en suite master bedroom can be found upstairs, along with two further well proportioned bedrooms and the main family bathroom

TOTAL 109.16 sq. m. / 1175 sq. ft.

Ground floor



*Bay window to plots
11, 19, 20 and 51

| | | |
|-----------------------------------|---------------|------------------|
| Lounge | 3.24m x 6.02m | 10' 8" x 19' 9" |
| Kitchen/Dining room (max.) | 3.38m x 6.03m | 11' 1" x 19' 10" |
| Utility | 2.01m x 1.43m | 6' 7" x 4' 8" |

First floor



| | | |
|-------------------------|---------------|------------------|
| Bedroom 1 (max.) | 3.30m x 6.02m | 10' 10" x 19' 9" |
| Bedroom 2 (max.) | 3.44m x 2.99m | 11' 4" x 9' 10" |
| Bedroom 3 | 3.05m x 2.95m | 10' 0" x 9' 8" |

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THE SHELFORD

4 bedroom home



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THE SHELFORD

The Shelford is a traditional four bedroom family home, offering plenty of space for daily life. The hallway leads to a spacious kitchen/dining room with French doors to the garden, while a living room and separate study are found at the front of the property, as well as a guest cloakroom. An en suite master bedroom and three further double bedrooms are found upstairs, along with a family bathroom.

TOTAL 128.0 sq. m. / 1378 sq. ft.

Ground floor



| | | |
|----------------------|---------------|-----------------|
| Lounge | 4.74m x 3.88m | 15' 7" x 12' 9" |
| Kitchen/Dining (max) | 8.10m x 3.24m | 26' 7" x 10' 8" |
| Study | 2.64m x 2.10m | 8' 8" x 6' 11" |

*Traditional W.C. arrangement available

First floor



| | | |
|-----------------|---------------|------------------|
| Bedroom 1 (max) | 3.88m x 3.76m | 12' 9" x 12' 4" |
| Bedroom 2 (max) | 4.22m x 3.07m | 13' 10" x 10' 1" |
| Bedroom 3 (max) | 3.43m x 3.09m | 11' 3" x 10' 2" |
| Bedroom 4 (max) | 3.89m x 2.75m | 12' 9" x 9' 0" |

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THE RANSFORD

4 bedroom home



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THE RANSFORD

The Ransford is a substantial, double fronted 4 bedroom home, which is perfectly suited for flexible contemporary living. A large dual aspect lounge with patio doors opening onto the rear garden is the centre piece of the ground floor. A large kitchen dining area, also with patio doors, a study/family room, cloakroom and under stairs storage closet make up the ground floor. Upstairs, the landing leads to a well proportioned en suite master bedroom, three further spacious bedrooms, one with en suite, and a main bathroom.

TOTAL 155.33 sq. m. / 1672 sq. ft.

Ground floor



| | | |
|-----------------------|---------------|-----------------|
| Lounge | 3.84m x 7.10m | 12' 7" x 23' 4" |
| Kitchen/Dining | 6.60m x 3.47m | 21' 8" x 11' 5" |
| Study | 3.84m x 2.48m | 12' 7" x 8' 2" |

First floor



| | | |
|------------------|---------------------|---------------------|
| Bedroom 1 | 3.92m x 3.54m | 12' 11" x 11' 7" |
| Bedroom 2 | 3.25m x 3.54m | 10' 8" x 11' 7" |
| Bedroom 3 | 2.80m (min) x 2.82m | 9' 2" (min) x 9' 3" |
| Bedroom 4 | 3.84m x 2.24m | 12' 7" x 7' 5" |

* Alternative WC arrangement for M4(2) compliance available.

Δ Storage only required where space standards are a requirement - can be replaced with fitted wardrobes

* Plot specific windows. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your sales executive. All dimensions are + or - 50mm and floor plans are not shown to scale. The kitchen layout and furniture positions are for indicative purposes only. TWM 55546/May 2020.

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THE FRAMPTON

5 bedroom home



Images may include optional upgrades at additional cost. This image is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however, variances from site to site. External materials, finishes, landscaping and the position of garages, (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Please ask for further details.

THE FRAMPTON

The five bedroom Frampton is ideal for growing families looking for extra space. A good sized living room and an open plan kitchen/dining room each open through French doors to the garden. A second family area or dining room, study and a utility room are also located on the ground floor. An en suite master bedroom, three double bedrooms, a well proportioned fifth bedroom and a main bathroom are found off the landing.

TOTAL 199.28 sq. m. / 2145 sq. ft.

Ground floor



| | | |
|-----------------------------|---------------|------------------|
| Lounge | 5.23m x 4.13m | 17' 2" x 13' 7" |
| Kitchen/Diner (max.) | 6.37m x 4.40m | 20' 10" x 14' 5" |
| Dining Room (min.) | 4.74m x 3.00m | 15' 7" x 9' 10" |
| Study | 2.96m x 2.60m | 9' 9" x 8' 6" |

First floor



| | | |
|------------------|---------------|-----------------|
| Bedroom 1 | 3.72m x 4.35m | 12' 2" x 14' 3" |
| Bedroom 2 | 4.74m x 3.00m | 15' 7" x 9' 10" |
| Bedroom 3 | 4.65m x 2.96m | 15' 3" x 9' 9" |
| Bedroom 4 | 2.59m x 3.83m | 8' 6" x 12' 7" |
| Bedroom 5 | 2.65m x 2.71m | 8' 8" x 8' 11" |

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THE TEMPLETON

5 bedroom home



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THE TEMPLETON

A three storey layout provides the five bedroom Templeton with flexible lifestyle options. The entrance hallway leads to the living room, study and downstairs cloakroom. The kitchen and separate dining room each have French doors opening onto the rear garden. On the first floor you can find the master bedroom, two double bedrooms and the main bathroom. On the second floor there are two further double bedrooms and a shower room.

TOTAL 223.58 sq. m. / 2407 sq. ft.

Ground floor



| | | |
|----------------|----------------------|------------------------|
| Lounge | 3.80m x 5.01m | 12' 6" x 16' 5" |
| Kitchen | 6.26m x 3.83m (max.) | 20' 6" x 12' 7" (max.) |
| Dining | 3.82m x 3.12m | 12' 7" x 10' 3" |
| Study | 3.41m x 2.12m | 11' 2" x 6' 11" |

First floor



| | | |
|------------------|---------------|-----------------|
| Bedroom 1 | 3.84m x 4.11m | 12' 7" x 13' 6" |
| Bedroom 2 | 4.50m x 3.21m | 14' 9" x 10' 6" |
| Bedroom 3 | 3.45m x 3.40m | 11' 4" x 11' 2" |

Second floor



| | | |
|------------------|---------------|-----------------|
| Bedroom 4 | 4.39m x 4.96m | 14' 5" x 16' 3" |
| Bedroom 5 | 3.87m x 2.93m | 12' 9" x 9' 8" |

* Plot specific windows. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your sales executive. All dimensions are + or - 50mm and floor plans are not shown to scale. The kitchen layout and furniture positions are for indicative purposes only. TWM 55546/May 2020.

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TUDOR GATE. A VERY SPECIAL PLACE TO BE

A warm welcome to Tudor Gate.

*Set within the historic Warwickshire town of Stratford-upon-Avon,
Tudor Gate offers an exclusive collection of 1, 2, 3, 4 and 5
bedroom new homes in a range of styles.*

MAKE YOURSELF AT HOME

From the first time you open the front door, you know this is somewhere you can call home.

Bright, open rooms, finished to the highest possible standard... and ever so thoughtfully laid out. It's energy efficient too, of course - and up to all modern building standards. Naturally, your new home also comes complete with the very latest fixtures and fittings.

We've even decorated in neutral colours so you can stamp your personality on it from Day 1.

So, come on in... and make yourself at home.



This image shows a typical Taylor Wimpey home and may include optional upgrades at an additional cost.

LIFE IN STRATFORD-UPON-AVON

The medieval market town of Stratford-upon-Avon is famously known as the birthplace of William Shakespeare and is steeped in history. In town you'll find rows upon rows of timber-framed Tudor buildings, plus a variety of shops, cafes, bars and restaurants.

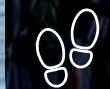
Tudor Gate is positioned in a prime location on the rural edge of town and backs onto beautiful open green countryside. The River Avon flows through the centre of the town and is a popular attraction for couples and families alike, stroll along the banks or take a walk into town and take in the Shakespearian sights.



Visit the Shakespearian sights around the town



Watch a show at the Royal Shakespeare theatre



Take a stroll and discover the traditional timber-framed building



THE PERFECT PLACE TO BE

Tudor Gate is well connected by both road and public transport, making commuting and visiting surrounding cities quick and easy. The M40 and M42 are nearby, whilst Stratford-upon-Avon's railway station is just over 2 miles away.



Maps shown are not to scale. Distances and directions are taken from [google.co.uk/maps](https://www.google.co.uk/maps)



The River Avon flows through the centre of the town



There are many historic sights to visit



Enjoy a round of golf at one of the clubs in the area





WHY BUY NEW?



No buying chain means less stress and hassle



Save money on your household bills from Day 1



Start with a blank canvas and create your home your way



Become part of a new and growing community



Enjoy real peace of mind, with our two-year warranty



Live in a high specification home built to suit modern lifestyles



WE'RE WITH YOU EVERY STEP OF THE WAY

Everyone knows buying a new home is an exciting time. But it can be a stressful one too, which is why our sales executives and customer relations managers are there to help every step of the way, from your initial enquiry right through to opening the front door of your new home for the first time.

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YOU BUY



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HM Government

Help to Buy means you can make the move to your first home - or move to a new one - with a deposit of just 5%.

HERE TO HELP
YOU SELL



PART EXCHANGE

Struggling to sell your current home? Our Part Exchange plan means we could buy your home off you.

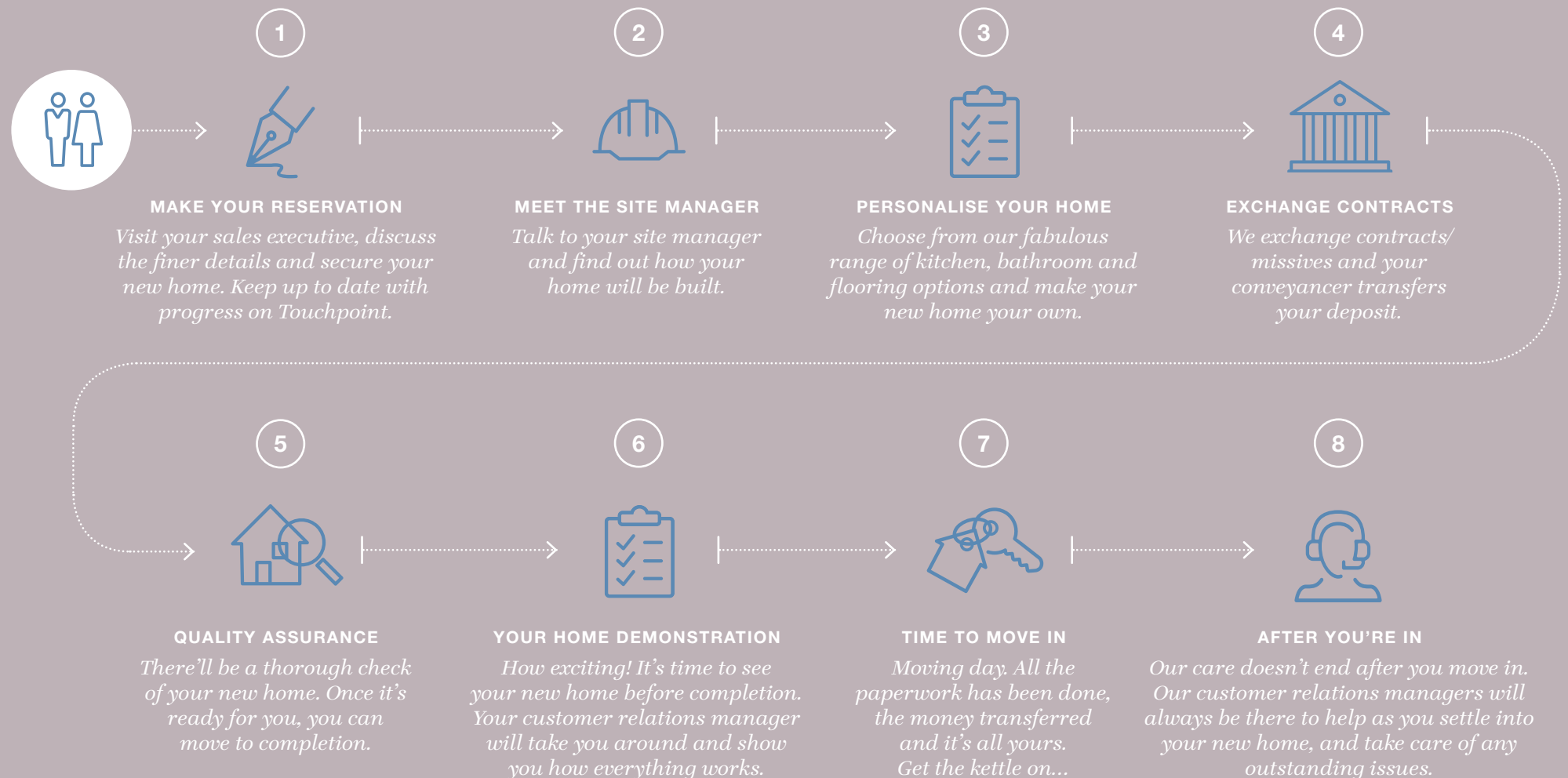


EASYMOVER

or easymover could help remove some of the stress if you need to sell your existing house.

To find out more, just give us a call, pop in for a chat, or pay us a visit at taylorwimpey.co.uk and view our handy Homebuyer Guides.

FROM LOOKING ROUND TO MOVING IN...





Arden Heath Farm, Loxley Road,
Stratford-upon-Avon, Warwickshire, CV37 7DU

01789 330 483

To discover more about options and choices, visit your Touchpoint account or speak to your Sales Executive.

Standard specifications are correct at time of going to print, but are subject to change without notice. Please contact the Sales Executive for further information. TWM 55546/September 2019

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Arden Heath Farm, Loxley Road,
Stratford-upon-Avon, Warwickshire, CV37 7DU

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