



# CRICKLEY FIELDS

BROCKWORTH



Image: flickr.com/photos/terrycym

## **WELCOME TO CRICKLEY FIELDS**

A beautiful development of 2, 3 and 4-bedroom homes in the thriving community of Brockworth, situated on the outskirts of Gloucester and Cheltenham. Providing an ideal blend of rural tranquility and urban accessibility.





Bradford Street Arcade in Walsall (built c.1900) - one of the first projects by William Kendrick



Hillfort Place, Leckhampton - a previous development completed in 2024

# TIME HONoured TRADITIONS

**SINCE 1880, KENDRICK HOMES HAVE BEEN CRAFTING EXCEPTIONAL LIVING SPACES, A TRADITION BEGUN BY WILLIAM KENDRICK AND NOW PROUDLY UPHELD BY THE FIFTH AND SIXTH GENERATIONS OF THE KENDRICK FAMILY.**

For over 140 years, we have made our mark on villages, towns and cities in numerous classical architectural styles. We have built everything from schools and hospitals to grand municipal buildings and a Victorian Arcade. In the Victorian tradition, our homes are designed with character and made to endure. Every brick laid continues that tradition of building homes that stand the test of time and with a deep pride in a job well done.

Our homes of today – designed from start to finish by our in-house design team – are informed by our heritage and are married with an interior style which evolves with the demands of modern living. Our developments have ranged from natural stone cottages and Tudor-style mansions to oak-fronted barns and modern townhouses. A time-honoured passion for perfection, craftsmanship and personal service are the traditions that guide our building of your new home.

## CLASSICAL PROPORTIONS, ENDURING STYLE

Luxury is our standard and the finishing touches are what makes a Kendrick Home stand out. Fitted wardrobes, bathrooms by Roca, Hansgrohe and Minoli, thoughtfully landscaped and freshly turfed gardens and high-end fitted appliances all form part of the standard Kendrick Specification in every home. Your home is ready for you the day you move in.

We design and build flexible and considered rooms that can be furnished in any number of ways and used for different purposes. We build the house, you make it a home.



# EXCLUSIVE LIVING

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**CREATING COMMUNITIES IS AT THE CORE OF WHAT WE DO, WE FOCUS ON SMALL AND MEDIUM SIZED DEVELOPMENTS TO ACHIEVE THIS. WE CELEBRATE THE INDIVIDUAL STYLE THAT EACH OF OUR HOME OWNERS BRING!**

Our developments strive to deliver unique homes on fantastic plots. We seek to maximise open spaces for walking, playing and enjoying the private surroundings. Every lane, street and avenue on a Kendrick Homes development sees a variation of house styles, architectural details and elevational materials. Character is paramount.

We believe in creating spaces where families can grow, thrive, and create lasting memories.











# SUSTAINABILITY

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**FROM INCEPTION TO COMPLETION, FROM DESIGN TO CONSTRUCTION TO LIVING, WE ARE COMMITTED TO REDUCING THE ENVIRONMENTAL IMPACT OF OUR HOMES.**

We focus on clean electricity-generating technologies and integrate innovations in energy and heat efficiency to make your home more efficient and affordable to run. By carefully considering every stage of construction and collaborating closely with our supply chain to use the most sustainable materials, we ensure a greener future for you and the wider environment.



## ENRICHING THE ENVIRONMENT

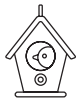
Our development in Brockworth endeavours to enrich both the biodiversity within Crickley Fields and enhance the services and infrastructure in the wider community. We'll be providing over £130,000 towards the local area through the Community Infrastructure levy and money towards local sports facilities and the library.



**RESIDENTS'  
ORCHARD**



**WILDFLOWER  
MEADOW**



**WILDLIFE  
SUPPORT**



**DEDICATED  
PLAY AREA**

## OUR TREE PLANTING PLEDGE

We help nature grow every time we build – by dedicating a newly planted tree in the National Forest for every home we construct. Strengthening woodland habitats, helping wildlife flourish and bringing people joy.





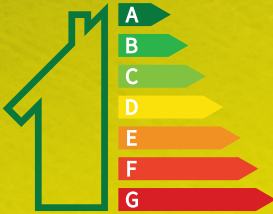


# FUTURE PROOFED

## THOUGHTFULLY DESIGNED FOR A SUSTAINABLE FUTURE.

We design and build homes with your future and the environment in mind. Our commitment to sustainability means we use eco-friendly materials and incorporate advanced technology to ensure your home remains energy-efficient and cost-effective for years to come.

Main image shows previous development (The Martingales) at Newbold on Stour in Warwickshire.



Predicted energy  
efficiency rating B  
for all properties  
at Crickley Fields.



# OUR ENERGY EFFICIENT FEATURES



## LOW ENERGY LIGHTING WITH LED TECHNOLOGY

Energy efficient lighting helps lower electricity bills and carbon dioxide emissions without reducing the quality of light in your home.



## HIGH PERFORMANCE INSULATION

A typical house with no insulation loses 33% of heat through its walls and 25% through the roof. To combat this we install high performance insulation in our homes to keep you warm and reduce energy loss.



## COMPOST AREA, RECYCLING BINS & RAINWATER BUTT

Where possible we ensure there are specific areas set outside for composting and recycling to help you do your bit for the planet. In addition we'll supply a rainwater butt to collect and store water to use in the garden.



## HIGH PERFORMANCE UPVC, DOUBLE GLAZED WINDOWS

Energy-efficient glazing keeps the warmth inside your home, leading to a reduction in energy bills, and adds soundproofing from the outside world.



## AIR LEAKAGE TESTED

Our homes are tested for air leakage to understand the air movement between the inside and outside of the building, eliminating cracks and gaps while ensuring proper ventilation.



## THERMOSTATICALLY CONTROLLED RADIATOR VALVES

Self-regulating thermostatic radiator valves (TRVs) are used on all radiators to control the air temperature in a room and help to adjust your heating perfectly.



## ELECTRIC CAR CHARGER

Charge your electric car at home with our dedicated home car charging points. This is not only convenient but works out cheaper than filling up a traditional petrol or diesel car.



## A-RATED APPLIANCES

We aim to only install appliances in your home that are 'A'-rated, ensuring low running costs for your new home.



## AIR SOURCE HEAT PUMP

Included on every property at this development, air source heat pumps are an alternative way to heat your home. This technology takes the warm air from outside and uses it to heat your home inside.



## TEMPERATURE MANAGED COMFORT

Intelligently designed windows and modern ventilation technologies to help manage the temperature in your home.

A nighttime photograph of the Gloucester Docks. Several large, multi-story brick warehouses are illuminated from within, casting a warm glow. The buildings are reflected in the calm water of the River Severn. In the foreground, a few boats are moored, including a large white boat and a smaller boat with a blue cover. The sky is dark with some clouds, and the overall atmosphere is serene and historic.

# GLOUCESTER

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**RICH IN HISTORY AND HERITAGE, GLOUCESTER BOASTS A WEALTH OF ARCHITECTURAL GEMS, NUMEROUS EVENTS AND FESTIVALS, A PREMIERSHIP RUGBY TEAM AND CAN TRULY BE REGARDED AS A GREAT ENGLISH CITY.**

Gloucester is located on the River Severn, proudly positioned as the most inland port in the UK, with a strong industrial past clearly visible from the warehouses that still line the docks today. Bursting with history, there are numerous museums and attractions, but the dramatic centrepiece has to be the 11th century Cathedral with the magnificent medieval Cloisters and Great East Window featuring in many film and TV productions from Harry Potter to Doctor Who. Then for sporting drama you can cheer on the famous 'Cherry & Whites' at Kingsholm Stadium, the home of Gloucester Rugby.

The area around the Docks has been transformed into a shopper's paradise thanks to irresistible outlet shopping at Gloucester Quays as well as a wonderful food and drinks offering, a 10-screen cinema, monthly food & craft markets and unmissable outdoor events.



# CHELTENHAM

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**SET AT THE GATEWAY TO THE COTSWOLDS, CHELTENHAM IS REGULARLY RECOGNISED AS BEING AMONG THE BEST PLACES TO LIVE AND RAISE A FAMILY IN THE UK.**

Described as the most complete Regency town in England, Cheltenham displays some wonderful architecture and history that saw it boom as a spa town in the late 1800s. With pavement cafes, antiques shops and boutiques plus a host of cultural and sporting festivals, the town has a distinctly cosmopolitan atmosphere. The biggest event is the well-known horse racing festival in March, but literature, jazz, science and classical music also enjoy their own events throughout the year.

Another big attraction in Cheltenham is quality of education, which offers an exceptional choice in both state and independent sectors (see panel right). And when you, and the children, need a break there are no shortage of excellent parks and gardens – boasting bandstands and boating lakes – plus the magnificent countryside and countless walking opportunities right on your doorstep.

## EXCEPTIONAL SCHOOLS

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Gloucestershire is well known for an impressive range of education options.

Locally, Henley Bank High School is the nearest to Crickley Fields and there are several primary schools also within a mile. Further into Gloucester, Denmark Road High School and Sir Thomas Rich's School (both grammars) feature in the top 100 in The Sunday Times 'Parent Power' rankings.

At nearby Cheltenham, the quality of schooling is no less exceptional. From well-renowned Pates Grammar and Dean Close, popular Balcarras and recently opened Leckhampton High School, through to the iconic institutions of Cheltenham College and Cheltenham Ladies College you can't fail to be impressed by education options in Cheltenham for all ages.





# BROCKWORTH

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**JUST 4 MILES FROM GLOUCESTER AND 6 MILES FROM CHELTENHAM, THE PARISH OF BROCKWORTH IS SITUATED ON THE OLD ROMAN ROAD AND PROBABLY MOST FAMOUS FOR CHEESE ROLLING AT NEARBY COOPERS HILL.**

Although there are all the amenities you need in Gloucester, there are also plenty of local shops and facilities nearby including a 24-hour Tesco store just a couple of miles away plus a David Lloyd Gym & Swimming Pool. If you want to enjoy outdoor space, you could climb Coopers Hill - site of the famous cheese rolling event where contestants chase a Double Gloucester cheese as it rolls down a dangerously steep hill - or else visit Crickley Hill Country Park a couple of miles in the other direction. Boasting many paths and trails you can take in the spectacular views and also immerse yourself in the local nature and wildlife.



# STAY CONNECTED

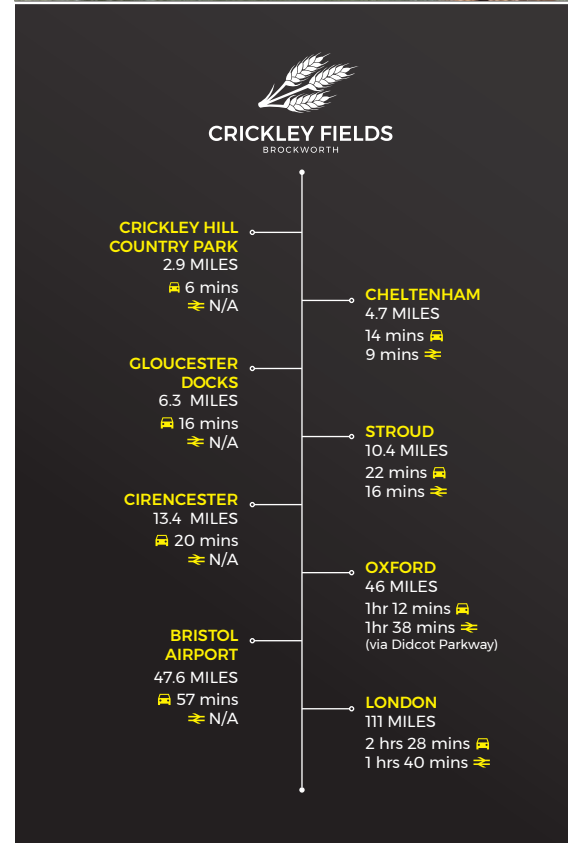
**AT CRICKLEY FIELDS, YOU CAN EXPLORE THE ENCHANTING COTSWOLDS RIGHT ON YOUR DOORSTEP, WHILE STILL ENJOYING ALL THE BENEFITS THAT THE CITY OF GLOUCESTER HAS TO OFFER NEARBY.**

Located just off the junction of the A46 and A417, you have convenient routes in all directions. Head towards Cheltenham through Shurdington, or travel south past Coopers Hill towards Painswick and on to Stroud. Alternatively, the A417 bypass offers quick access to Cirencester and Swindon, or you can join the M5 at Junction 11A.

Gloucester train station, served by Great Western Railway, is just over a 10-minute drive away. For trips to London, a regular direct service to London Paddington takes under two hours.



Connectivity doesn't stop at local infrastructure – your new home will help you stay connected via gigabit fibre at speeds of 900mb+



All travel times and distances are approximate.

# OUT & ABOUT

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## CULTURE



### SPORTS CENTRE

There are excellent leisure facilities nearby, including the Brockworth Sports Centre and David Lloyd Gloucester, a premier health and racquets club, and a great place to relax and socialise.



### CINEMA

Catch the latest blockbusters at the nearby Cineworld in Gloucester Quays, providing a state-of-the-art cinematic experience.



### THEATRE / GALLERY

Enjoy captivating performances at Gloucester Guildhall or the Everyman Theatre in Cheltenham or explore art at The Wilson Art Gallery or Gloucester Museum.

## WELLBEING



### WALKS

Experience the beauty of the Cotswolds with scenic walks along the Cotswold Way, featuring breathtaking countryside views and charming village paths right on Brockworth's doorstep.



### GYMS

Stay fit at the gym and health club at the local Cheltenham Chase Hotel, offering modern equipment, personal training, and various fitness classes to meet all your workout needs.



### DOG WALKS

Take your furry friends for a stroll through the picturesque Crickley Hill Country Park, offering expansive fields and woodlands perfect for dog walking.

## CULINARY



### PUBS / RESTAURANTS

Visit The Royal George Hotel in Brockworth, or numerous other options within easy reach in Gloucester especially at Gloucester Quays.



### TAKEAWAYS

Enjoy a variety of takeout options, including authentic Indian cuisine from Spice Master, classic Chinese from Hing Tai or tasty treats from the Deli Edge Cafe.



### COFFEE SHOPS

Pop across the road for coffee at Brockworth Garden Centre, at Café Royal by the local shops or else visit Costa Coffee next to Tesco, Brockworth - perfect for meeting up with friends.



# SITE PLAN

## HOUSETYPE KEY

- The Bibury  
~ 2 bedroom home
- The Chester  
~ 3 bedroom home
- The Cowley  
3 bedroom home
- The Cranham  
~ 3 bedroom home
- The Dereham  
~ 4 bedroom home
- The Dursley  
~ 4 bedroom home
- The Derwent  
~ 4 bedroom home



## WELCOME TO CRICKLEY FIELDS

The Crickley Fields development at Brockworth comprises 30 properties in total with a choice of 2, 3 and 4-bedroom homes. With easy access to the M5, but hidden away from the main road within a beautifully green landscaped environment, each of these homes has been thoughtfully designed to complement the natural beauty of the area.

High-quality external materials blend seamlessly with the surroundings, and the landscaping includes a variety of native plants and trees, enhancing the green spaces around the properties. Experience the impeccable Kendrick Finish, where every detail reflects our commitment to quality and harmony with nature.







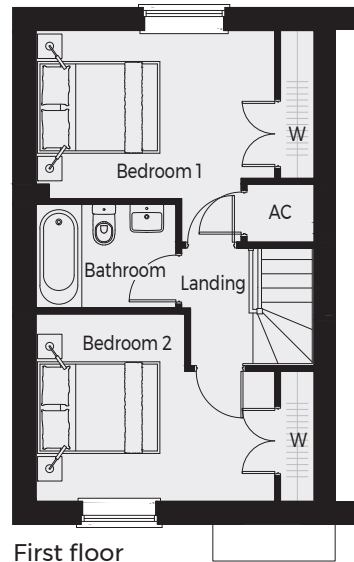
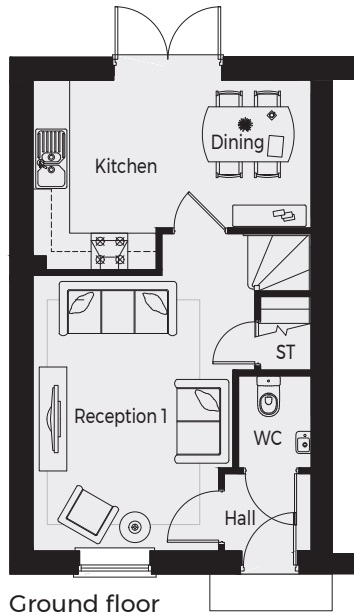
# THE BIBURY

**2 bedroom home** ~ plots 28, 31 (semi-detached) & 35 (end-terrace)



# THE BIBURY

2 bedroom home ~ plots 28, 31 (semi-detached) & 35 (end-terrace)



## GROUND FLOOR

### Reception 1

3628 x 5187mm (11'11" x 17')

### Kitchen

2105 x 3100mm (6'7" x 10'2")

### Dining

2534 x 2415mm (8'4" x 7'11")

### Cloak Room

1187 x 1508mm (3'11" x 4'11")

## FIRST FLOOR

### Bedroom 1

3905 x 2746mm (12'10" x 9')

### Bedroom 2

3905 x 3064mm (12'10" x 10'1")

### Bathroom

2290 x 1700mm (7'6" x 5'7")

**Total house size:**  
**767 sq.ft.**

Plus two parking spaces.

## SUMMARY OF FEATURES

- Ideal for first-time buyers or downsizers
- Provides ample space in key areas
- Welcoming hall with WC leading to the main reception room including storage
- Light filled kitchen and dining area featuring double doors to the rear
- Upstairs comprises two spacious double rooms with built-in wardrobes to both rooms
- Lovely main bathroom for added comfort



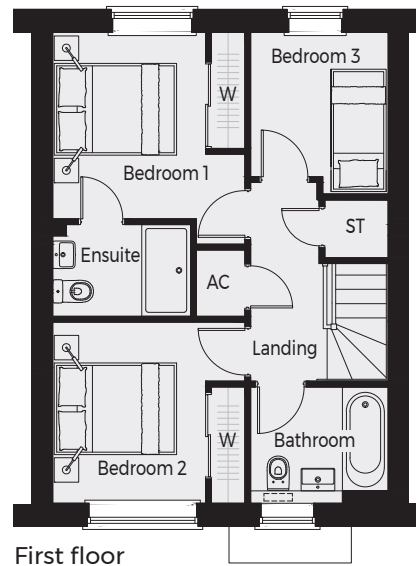
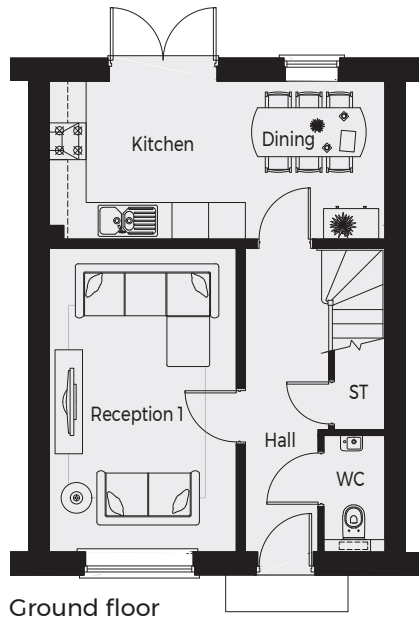
# THE CHESTER

**3 bedroom home** ~ plots 33 (end-terrace) & 34 (mid-terrace)



# THE CHESTER

3 bedroom home ~ plots 33 (end-terrace) & 34 (mid-terrace)



## GROUND FLOOR

**Reception 1**  
3057 x 4963mm (10' x 16'3")

**Kitchen**  
3205 x 2586mm (10'6" x 8'6")

**Dining**  
2280 x 2586mm (7'6" x 8'6")

**Cloak Room**  
1000 x 1902mm (3'3" x 6'3")

## FIRST FLOOR

**Bedroom 1**  
3144 x 3047mm (10'4" x 10')

**Ensuite**  
2255 x 1500mm (7'5" x 4'11")

**Bedroom 2**  
3144 x 2963mm (10'4" x 9'9")

**Bedroom 3**  
2250 x 2640mm (7'5" x 8'8")

**Bathroom**  
2250 x 1902mm (7'5" x 6'3")

**Total house size:**  
**923 sq.ft.**  
Plus two parking spaces.

## SUMMARY OF FEATURES

- Large welcoming hallway with WC and understairs storage
- Reception 1 with large window to the front
- L shaped fitted kitchen with room for a spacious dining table, double doors lead to the rear garden
- Three spacious bedrooms, two doubles and one single
- Bedroom 1 benefits from an ensuite and fitted wardrobes
- Bedroom 2 includes fitted wardrobes
- Spacious and well equipped main bathroom



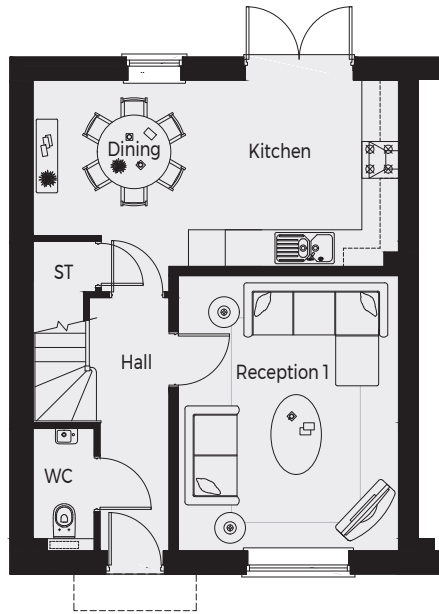
# THE COWLEY

**3 bedroom home** ~ plots 29, 30, 39 & 40 (semi-detached)

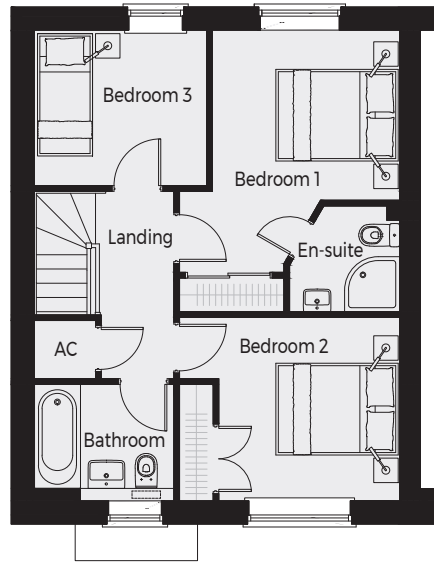


# THE COWLEY

3 bedroom home ~ plots 29, 30, 39 & 40 (semi-detached)



Ground floor



First floor

## GROUND FLOOR

**Reception 1**  
3600 x 4500mm (11'10" x 14'9")

**Kitchen**  
2540 x 3046mm (8'4" x 10')

**Dining**  
3430 x 3046mm (11'3" x 10')

**Cloak Room**  
1000 x 2000mm (3'3" x 6'7")

## FIRST FLOOR

**Bedroom 1**  
3064 x 3960mm (10'1" x 13')

**Ensuite**  
1800 x 1730mm (5'11" x 5'8")

**Bedroom 2**  
2957 x 3000mm (9'8" x 9'10")

**Bedroom 3**  
2816 x 2542mm (9'3" x 8'4")

**Bathroom**  
2280 x 1905mm (7'6" x 6'3")

**Total house size:**  
**1004 sq.ft.**

Plus two parking spaces.

## SUMMARY OF FEATURES

- A bright and spacious entrance hall featuring a WC and understairs storage
- Generous front-facing reception room with a large window filling the space with natural light
- Well-appointed kitchen with double doors leading to the rear, seamlessly connecting to the dining area
- Three well-proportioned bedrooms, including two doubles and a comfortable single
- The principal bedroom boasts an ensuite and built-in wardrobes for added convenience
- Bedroom two also benefits from fitted wardrobes, maximizing storage space
- A stylish and well-equipped main bathroom completes the home





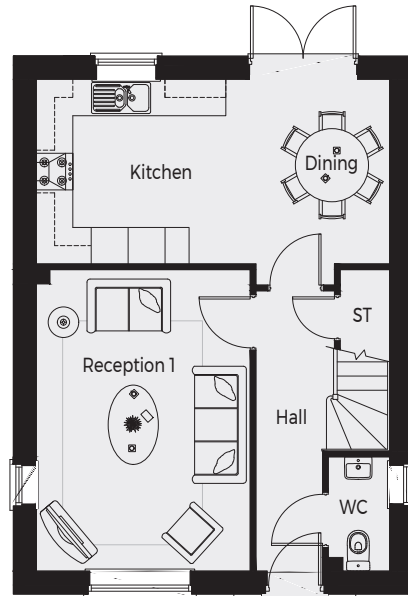
# THE CRANHAM

**3 bedroom home** ~ plots 1, 12-15 & 20-23 (detached)

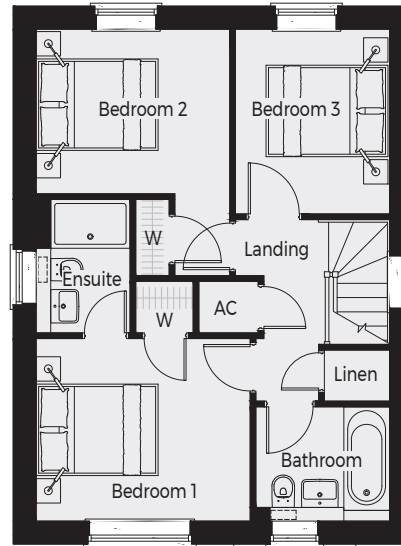


# THE CRANHAM

3 bedroom home ~ plots 1, 12-15 & 20-23 (detached)



Ground floor



First floor

## GROUND FLOOR

**Reception 1**  
3510 x 4946mm (11'6" x 16'3")

**Kitchen**  
3110 x 3032mm (10'2" x 9'11")

**Dining**  
2686 x 3032mm (8'10" x 9'11")

**Cloak Room**  
1007 x 1875mm (3'4" x 6'2")

## FIRST FLOOR

**Bedroom 1**  
3510 x 2995mm (11'6" x 9'10")

**Ensuite**  
1554 x 2188mm (5'1" x 7'2")

**Bedroom 2**  
3175 x 4043mm (10'5" x 13'3")

**Bedroom 3**  
2553 x 3032mm (8'5" x 9'11")

**Bathroom**  
2193 x 1875mm (7'2" x 6'2")

**Total house size:**  
**1022 sq.ft.**

Plus two parking spaces  
and a detached garage.

## SUMMARY OF FEATURES

- Welcoming hallway with cloak room and understairs storage
- Reception 1 is light and airy with large window to the front and connectivity for TV
- Kitchen/dining room with double doors to the rear
- Three double bedrooms
- Bedroom 1 includes fitted storage and an ensuite
- Large family bathroom with shower over bath



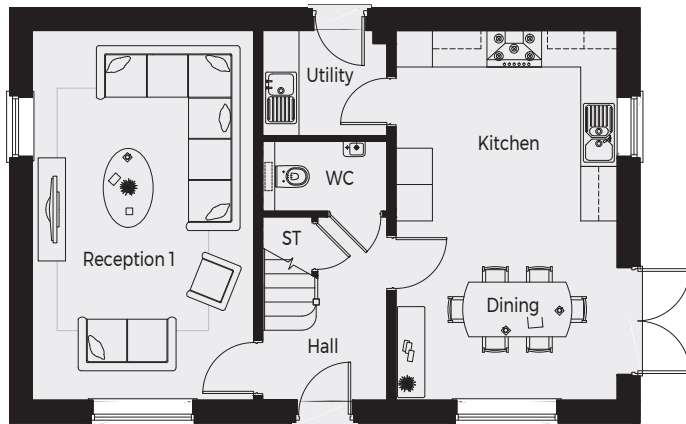
# THE DEREHAM

**4 bedroom home** ~ plots 3, 9, 11 & 27 (detached)

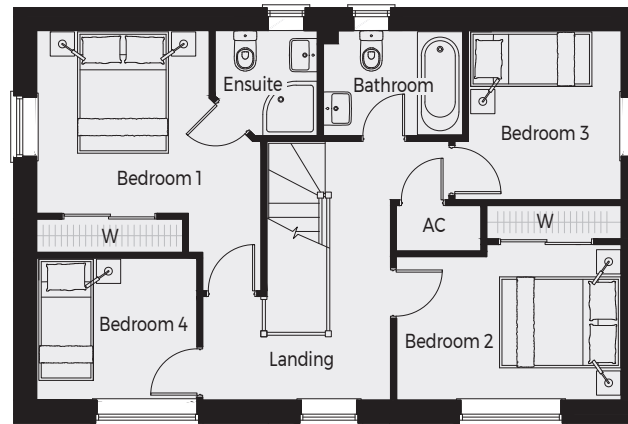


# THE DEREHAM

4 bedroom home ~ plots 3, 9, 11 & 27 (detached)



Ground floor



First floor

NB. Floorplan shown is for plots 9 & 27.  
Plots 3 and 11 have door and window variations - please ask for details.

## GROUND FLOOR

### Reception 1

3648 x 6096mm (12' x 20')

### Kitchen

3648 x 3139mm (12' x 10'4")

### Dining

3648 x 2957mm (12' x 9'8")

### Utility

2050 x 1735mm (6'9" x 5'8")

### Cloak Room

2050 x 1150mm (6'9" x 3'9")

## FIRST FLOOR

### Bedroom 1

3705 x 3014mm (12'2" x 9'11")

### Ensuite

1688 x 1735mm (5'6" x 5'8")

### Bedroom 2

3707 x 2568mm (12'2" x 8'5")

### Bedroom 3

2749 x 2792mm (9' x 9'2")

### Bedroom 4

2646 x 2346mm (8'8" x 7'8")

### Bathroom

2299 x 1735mm (7'7" x 5'8")

## Total house size:

**1297 sq.ft.**

Plus two parking spaces  
and a garage.

## SUMMARY OF FEATURES

- Spacious and well-designed four-bedroom home
- Ample space and storage to grow with your family
- Large kitchen and dining area, perfect for entertaining and cooking (with utility just off it)
- Main reception room with windows to two sides
- Upstairs includes three double bedrooms and one single bedroom
- Fitted wardrobes in bedrooms 1 and 2
- Bedroom 1 benefits from an ensuite
- Family bathroom with shower over bath



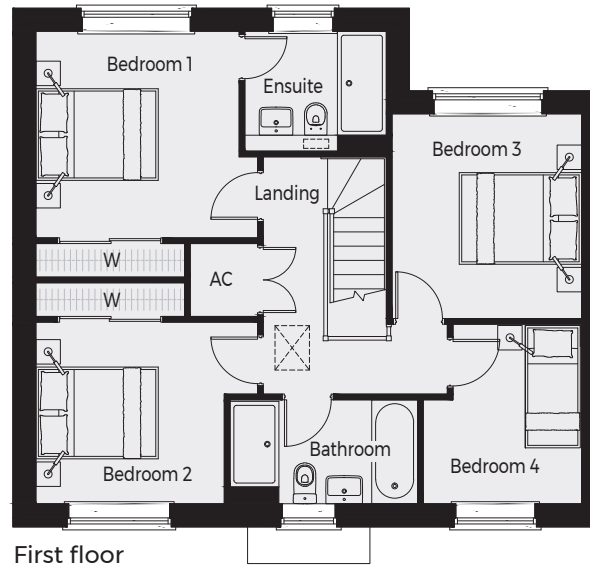
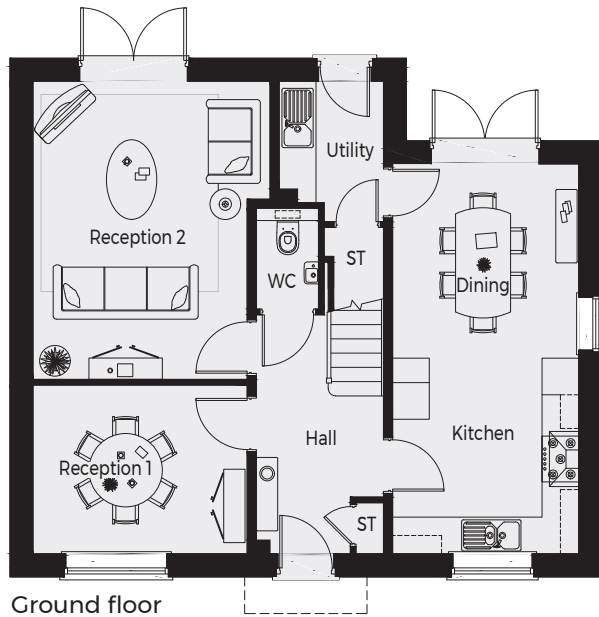
# THE DURSLEY

**4 bedroom home** ~ plots 2, 10 & 32 (detached)



# THE DURSLEY

4 bedroom home ~ plots 2, 10 & 32 (detached)



## GROUND FLOOR

**Reception 1**  
3500 x 2758mm (11'6" x 9'1")

**Reception 2**  
3875 x 4875mm (12'9" x 16')

**Kitchen**  
3040 x 3200mm (10' x 10'6")

**Dining**  
3040 x 3175mm (10' x 10'5")

**Utility**  
1704 x 1984mm (5'7" x 6'6")

**Cloak Room**  
1016 x 1684mm (3'4" x 5'5")

## FIRST FLOOR

**Bedroom 1**  
3623 x 3377mm (11'11" x 11'1")

**Ensuite**  
2313 x 1959mm (7'7" x 6'5")

**Bedroom 2**  
3079 x 2970mm (10'1" x 9'9")

**Bedroom 3**  
3099 x 3347mm (10'2" x 11')

**Bedroom 4**  
2588 x 2936mm (8'6" x 9'8")

**Bathroom**  
3068 x 1700mm (10'1" x 5'7")

**Total house size:**  
**1409 sq.ft.**

Plus two parking spaces  
and a garage.

## SUMMARY OF FEATURES

- Spacious and well-designed four-bedroom home
- Ample space and storage to grow with your family
- Large kitchen and dining area, perfect for entertaining and cooking (with utility just off it including understairs storage)
- Reception 1 with double doors to the rear garden
- Reception 2, a multifunctional room suitable as separate dining or study
- Upstairs includes three double bedrooms and one single bedroom
- Fitted wardrobes in bedrooms 1 and 2
- Bedroom 1 benefits from an ensuite
- Family bathroom with separate bath and shower



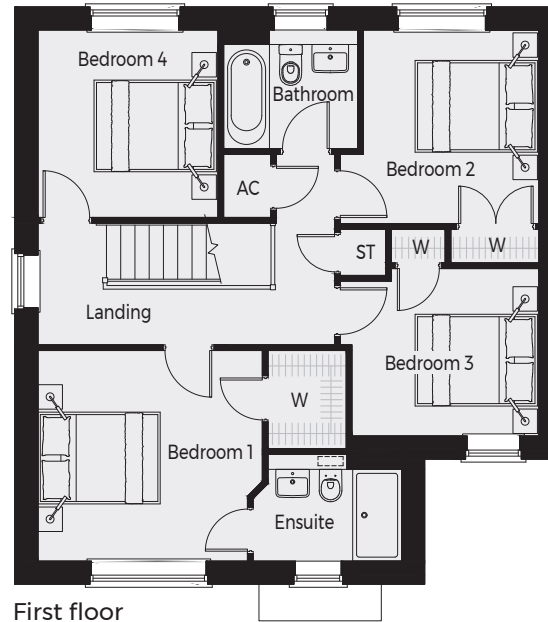
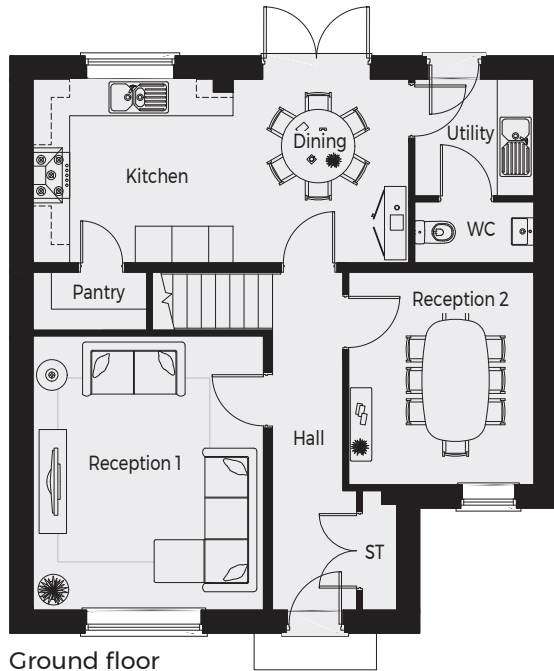


# THE DERWENT

**4 bedroom home** ~ plots 24-26, 46, & 47 (detached)

# THE DERWENT

4 bedroom home ~ plots 24-26, 46 & 47 (detached)



## GROUND FLOOR

**Reception 1**  
3767 x 4483mm (12'4" x 14'8")

**Reception 2**  
3031 x 3481mm (9'11" x 11'5")

**Kitchen**  
2672 x 3006mm (8'9" x 9'10")

**Dining**  
2875 x 3006mm (9'5" x 9'10")

**Utility**  
1952 x 1913mm (6'5" x 6'3")

**Cloak Room**  
1952 x 1000mm (6'5" x 3'3")

## FIRST FLOOR

**Bedroom 1**  
3669 x 3442mm (12' x 11'4")

**Ensuite**  
2428 x 1744mm (8' x 5'9")

**Bedroom 2**  
2869 x 3063mm (9'5" x 10'1")

**Bedroom 3**  
3056 x 2738mm (10' x 9')

**Bedroom 4**  
2943 x 3063mm (9'8" x 10'1")

**Bathroom**  
2193 x 1937mm (7'2" x 6'4")

**Total house size:**  
**1450 sq.ft.**

Plus two or three parking spaces and a garage.

## SUMMARY OF FEATURES

- Stunning welcome with large hall with storage
- Reception 1 includes large window to the front and TV points
- Reception 2, big enough for the largest of tables, a brilliant study or childrens play room
- Large kitchen diner with separate pantry, utility and WC
- Four double bedrooms
- Bedrooms 1, 2 and 3 include built in storage
- Bedroom 1 includes an ensuite
- Family bathroom with shower over bath





# BEAUTIFULLY DESIGNED

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**CLASSIC DESIGNS BLEND SEAMLESSLY WITH EXQUISITE  
MODERN INTERIORS.**

The Kendrick Homes team create the perfect canvas for you to express yourself. We build the house; you make it your home.



# SPECIFICATION

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**LUXURY LIVING, PERFECTED - THOUGHTFULLY PLANNED LIVING SPACES AND STYLISH INTERIORS ARE JUST THE BEGINNING.**

We understand the importance of the finishing touches that make a house a home. With the Kendrick Finish, every detail is crafted to deliver luxury as standard, ensuring an unparalleled living experience.









## STYLISH KITCHEN

- Individually designed kitchen with either laminate or quartz worktops and upstands
- Electric fan assisted single\* or double\* oven with integrated grill
- Four\* or Five\* ring ceramic hob with large feature extractor hood
- Integrated dishwasher and fridge freezer
- Integrated microwave\*
- Porcelain floor tiling by Minoli
- Pelmet lights to kitchen units (where pelmets are available)
- Soft closing doors and drawers
- Washing machine and tumble dryer plumbing and electrics\* (where no utility)



## UTILITY\*

- Stainless steel sink
- Laminate worktops with upstand
- Porcelain floor tiling by Minoli
- Plumbing and electrics for washing machine
- Electrics for tumble dryer







## CONTEMPORARY BATHROOMS AND ENSUITES

- Sanitaryware by ROCA with chrome Hansgrohe fittings\*
- Chrome towel rail radiators to bathroom, cloakroom and ensuite
- Thermostatic shower systems\*
- Half height Minoli tiles to walls with sanitary ware in bathrooms and ensuites and full height tiling to shower cubicles
- White freestanding or standard bath in the main bathroom\*
- Shower and screen in main and ensuite bathrooms
- Porcelain floor tiling by Minoli in bathrooms where a free standing bath is located\*





## HEATING, LIGHTING, ELECTRICAL AND MEDIA

- Electric Vaillant\* air source heat pump with compatible water cylinder
- LED feature downlights throughout (where specified)
- Smoke detectors throughout
- TV point to the lounge and bedroom 1
- CAT 5 cable from BT master point to lounge and study or the smallest bedroom, fibre broadband to all homes
- Multi zone underfloor ground floor heating & 2nd zone upstairs, a 3rd zone is also included where a bedroom is over the garage\*



## ENERGY EFFICIENCY FEATURES

- Air source heat pump
- A-rated appliances
- High performance double glazed grey UPVC flush casement windows and patio doors
- High performance insulation in the floor and walls
- Low energy lighting with LED technology
- Thermostatically controlled radiator valves
- Provision of compost area, recycling bins and rainwater butt\*
- All properties air leakage tested
- Electric car charger







## INTERNAL FEATURES

- White handrail and square fluted newel posts
- High performance composite front doors with chrome fittings
- Oak veneer internal doors with stylish chrome ironmongery
- Built-in wardrobes (where shown) with light oak veneer shelving and chrome hanging rails
- Walls painted in Dulux white or equivalent
- Woodwork painted in white gloss
- Oversized skirting boards



## EXTERNAL FEATURES

- Front door, low energy, PIR controlled light
- Wired front doorbell
- Landscaping and turf to the front and rear gardens
- External cold-water tap
- Security Alarm system\*







# PEACE OF MIND

**WE ARE DEDICATED TO CREATING BEAUTIFUL HOMES IN  
INCREDIBLE LOCATIONS THAT ARE A JOY TO LIVE IN.**

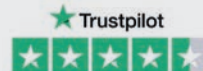
Combining traditional values of craftsmanship with 21st-century features and design, you can always expect a high level of specification with each and every one of our homes.

We believe in excellence with no exceptions. That's why we guide our customers through every step and ensure that every single home we build is personally quality-checked and signed off by a Director. Our high standards are backed by a 10-year Buildmark NHBC warranty for lasting peace of mind.



*Protection for new-build home buyers*

## WHAT DO OUR CUSTOMERS THINK?



Our Trust Pilot reviews speak volumes about the quality of our homes and our commitment to customer satisfaction. Hear from our happy homeowners who have experienced the Kendrick Homes difference first hand.











**CRICKLEY FIELDS**  
BROCKWORTH



For more information about these beautiful homes at Crickley Fields please call our sales team on 01384 446200. Alternatively, scan the QR code below to visit our website and register your interest in this fantastic development on Shurdington Road in Brockworth.





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**CRICKLEY FIELDS**

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