



Kingswood Park

at Biddenham Vale, Bedford

www.lagan-homes.com

Lagan Homes
A LAGAN COMPANY

Lagan Homes



Originally established in 1983, as Whitemountain (Construction) Limited, Lagan Homes spearheads Lagan's housebuilding activities. This dynamic, forward-thinking residential construction company has become one of Northern Ireland's leading housebuilders with an impressive portfolio of completed developments in prime locations throughout the Greater Belfast area and beyond.

With an increasing number of land purchases in England, in 2007 it was decided to open a dedicated office to manage residential developments and so Lagan Homes England was established in Banbury, Oxfordshire.



The English office acquires land, obtains planning consent and builds and sells new homes across the Midlands and the South East within a seventy-five mile radius of Banbury. Individual developments can range in size from 25 to 250 houses and apartments and offer both open market and affordable housing.

Images show previous Lagan Homes developments at Kenilworth and Bedford

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Kingswood Park, Lagan Homes' selection of 1, 2, 3, 4 and 5 bedroom homes, is located at the newly created Biddenham Vale development in an area known locally as Biddenham Loop, bounded by the River Great Ouse, to the west of Bedford.

The county town of Bedford is set in a rich rural landscape and areas of outstanding natural beauty. The town's history has been influenced by its position on the River Great Ouse, it has been navigable to the town since the middle ages, making it an important market town and a centre for English lace making. Over the centuries successive influxes of workers from abroad has given modern day Bedford an ethnically and linguistically diverse population, including a thriving Italian community, whose descendants arrived to make bricks in the area in the 1950's.

The vibrant town centre includes the Harper and Howard Shopping Centres, high quality shops, many unique independent retailers, along with major retailers and department stores, complemented by a wealth of cultural and entertainment venues.

Rail travel is convenient with Bedford's two railway stations offering fast and frequent main line rail services to London King's Cross/St Pancras (40 minutes).

Road travel links in all directions are excellent. Bedford is located between the M1 and A1(M), with the London Orbital M25 to the south, and the A14 to the north linking to the M6 and M11.



The newly completed western by-pass, beside which Biddenham Vale is located, links the A428 at Bromham to the A421 at Kempston, with its popular out-of-town shopping centre at Kempston Interchange Retail Park.



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House Types

One/Two Bedroom Apartments

- Carrick
- Eastwood
- Whitburn
- Wishaw

Two Bedroom Coach House

- Tullamore

Three Bedroom Houses

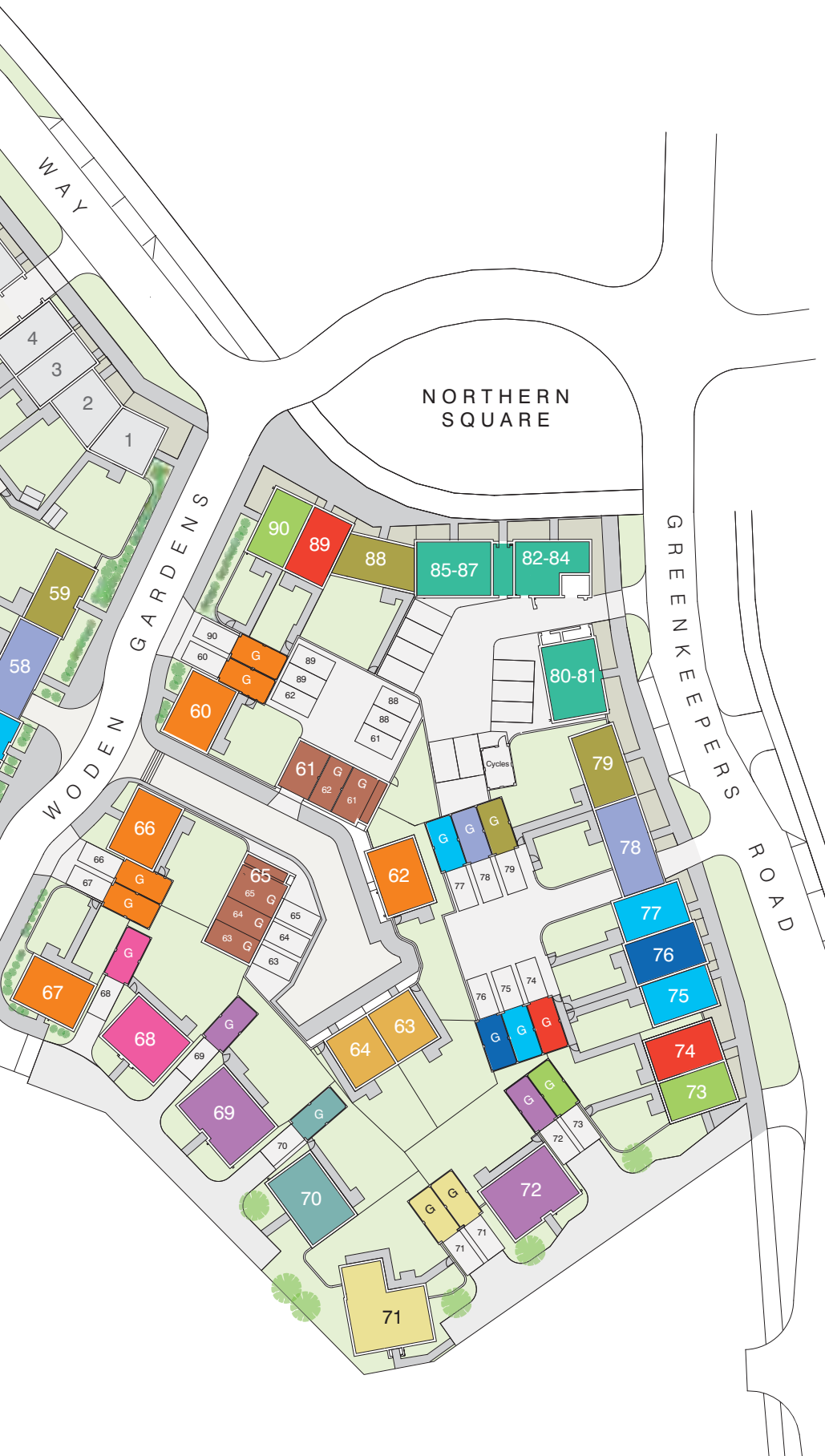
- Galway
- Carlow
- Kyle

Four Bedroom Houses

- Caldicott
- Caithness
- Kildare
- Lisburn
- Newport
- Pembroke
- Waterford

Five Bedroom Houses

- Newborough
- Rhyl
- Roxburgh





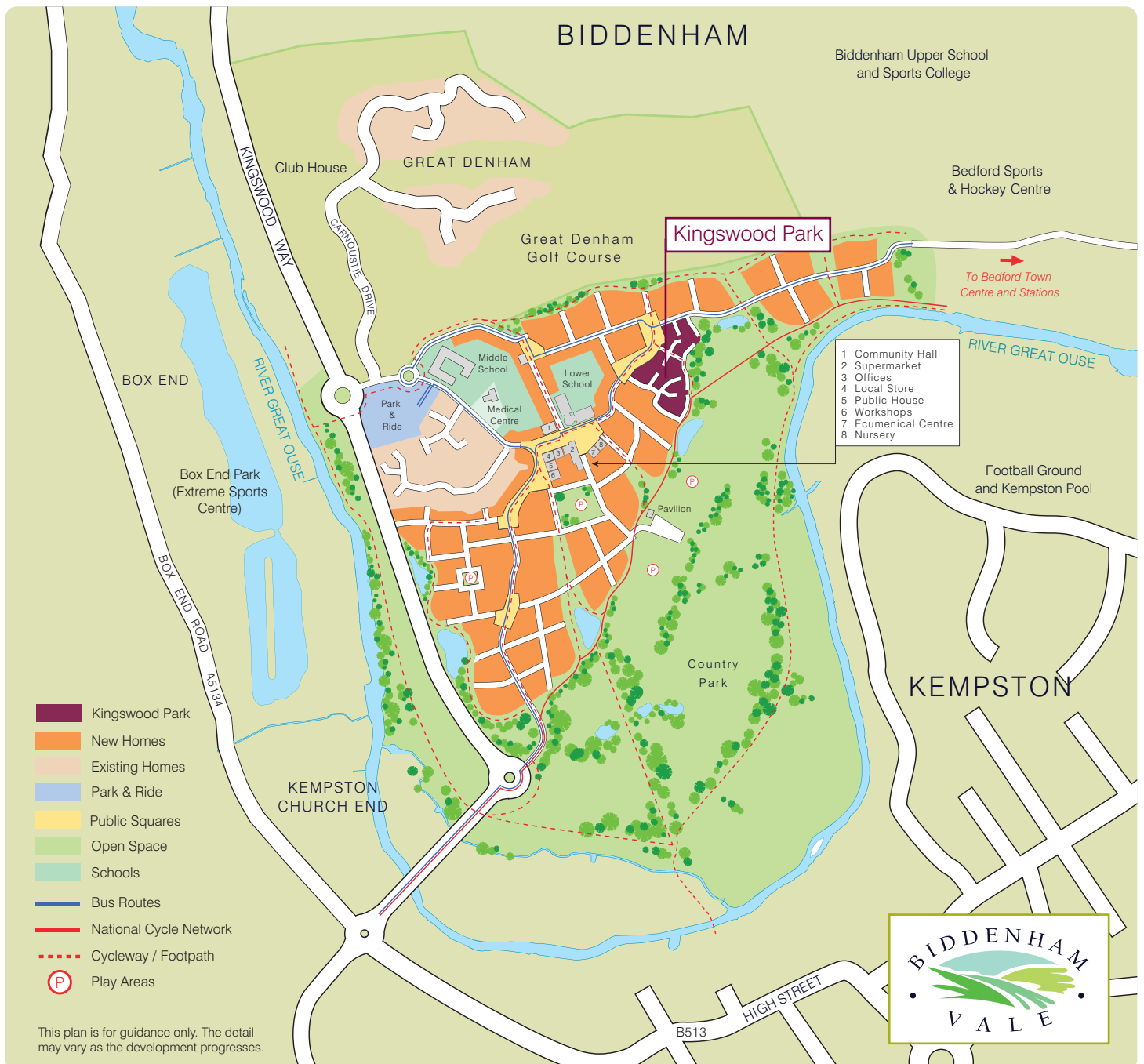
Biddenham Vale

At Biddenham Vale, to the west of Bedford town centre, a new vibrant community of approximately 1,500 new homes is being created.

Biddenham Vale's local centre is planned to include a new lower school and a new middle school, a community hall, food and other retail outlets, a crèche, multi-faith ecumenical hall, public library, recycling facilities, a public house, gymnasium and office/commercial premises, in addition to the existing medical centre.

In the fullness of time, residents will be able to enjoy a 200-acre Country Park beside the River Great Ouse including open space areas, equipped play areas, playing fields, an all weather multi-use sports pitch, youth facilities and a new pavilion with changing rooms. New cycle ways are being created, linking to the national cycle way network and a park and ride facility. Road links are being much improved with the opening of the new Bedford Western bypass.

All the homes at Biddenham Vale will be designed and built to Eco Homes 'Very Good' standards, to increase energy efficiency and reduce water consumption. Selected homes will be provided with built-in renewable energy technologies to reduce running costs. All homes will be provided with a green tariff electricity provider.



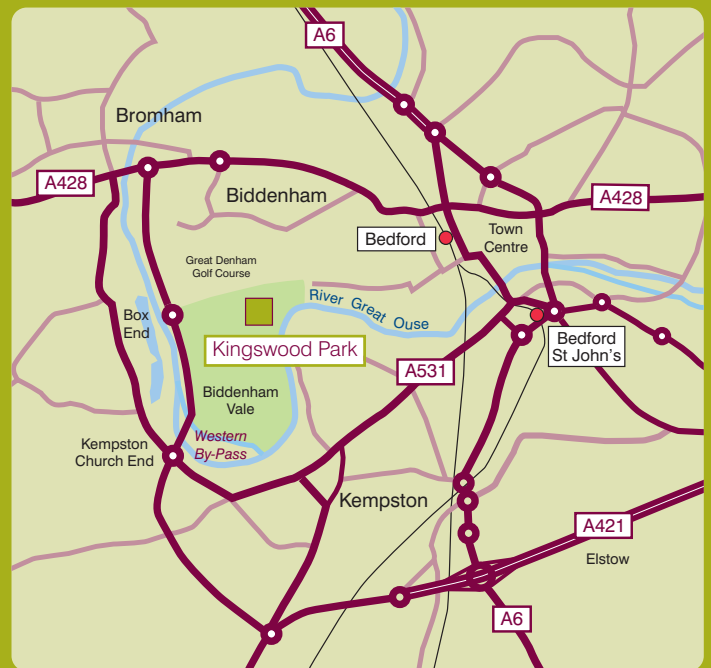
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Whilst every effort has been made to ensure that the information in this brochure is correct, it is designed specifically as a guide and Lagan Homes reserve the right to amend the specification as necessary and without notice. This does not constitute or form part of any contract or sale. October 2009



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Postcode for 'Sat Nav' guidance: MK40 4GH