

# Shakespeare Park

*Kingsmead, Milton Keynes*

*An exclusive collection of 2 bedroom apartments  
and 3, 4 & 5 bedroom homes*

A development by

**Taylor  
Wimpey**

Agent in Kuwait

 مجموعة توب العقارية  
**TOP REAL ESTATE**  
Marketing & Consultancy

Agent in Qatar

 يوتوبيا للعقارات  
**UTOPIA** Properties



Welcome to  
**Shakespeare  
Park**

An exceptional new collection of high-quality homes offering something for everyone - from first-time buyers through to growing families - all just a short hop from central Milton Keynes and on the edge of Buckinghamshire's stunning countryside.





This computer generated image is for illustrative purposes only. Its purpose is to give a feel for the development, not an accurate description of each property. Please enquire for further details.

The images on this page show a typical Taylor Wimpey home.



*“The moment you enter a Taylor Wimpey home you’ll see that we design and build our homes and communities around you.”*

## Lifestyle

*Welcome to a home where all the fixtures and fittings are brand new and unused. Where you won’t need to worry about DIY and home improvements, so you can spend more time with your family and friends doing all the things you really enjoy.*

From the day you move in, you’ll love the fact that everything in your new home is clean and untouched. Your new home will be decorated in neutral colours, so you’ll get a blank canvas to stamp your own style and personality on from day one.

If you’ve reserved early enough in the build process, you’ll get to choose from a range of brand new carpets, fixtures and fittings that will be installed in your new home before you move in. Which means as soon as you unpack you can start using your dream kitchen or bathroom.

And while it’s these finishing touches that make a house a home, you can also be sure that we’ve constructed your home to energy efficient, modern building standards, so you can enjoy living in a safe and secure environment.

We use traditional construction techniques incorporating modern materials in our homes. Environmentally friendly features like efficient heating systems, double glazed windows, high levels of wall and loft insulation and well-designed ventilation systems will keep your home cosy and warm and effortlessly help you save energy and money.

Just before you move in, we’ll explain how your new home works from top to bottom. And once you’ve moved in, our team will visit you a couple more times to check how you’re settling in and help out with any issues you may have. And all our new homes come with a two year Taylor Wimpey warranty and a 10 year NHBC warranty, giving you absolute peace of mind right from day one.

The moment you enter a Taylor Wimpey home you’ll see that we design and build our homes and communities around you. But we build more than just new homes - last year we helped to create and maintain over 15,000 jobs in the UK and through our planning obligations we contributed over £227million to our local communities. This included providing new roads and improved public transport, schools, nurseries, health centres and shops. Which means you can trust us to not only build stylish homes but to invest in the things that make you and your family happy.

*Images include optional upgrades at additional cost.*



# The Location

*Shakespeare Park is the latest phase of homes in the popular neighbourhood of Kingsmead, a community that really does have it all when it comes to location.*

Not only is there a range of local amenities just a short stroll away at Westcroft District Centre, but central Milton Keynes is barely three miles away for all the shopping, leisure and entertainment opportunities you could wish for. With nearby railway stations offering quick links to London and open countryside on the doorstep, Shakespeare Park is the complete package!

### Shopping and entertainment

Greater Milton Keynes is well served by fantastic local facilities in its outlying neighbourhoods, and Shakespeare Park has the advantage of being only a mile away from Westcroft District Centre. Here, all your everyday needs are taken care of with Morrisons, Next and Boots among the high street retailers occupying Westcroft's shopping complex and plenty of free car parking available, as well as a local pub, McDonalds, KFC and Pizza Hut. Meanwhile, you'll certainly never struggle for things to do with central Milton Keynes just minutes away by car or by bus. There's unrivalled shopping to be enjoyed at thecentre:mk and intu Milton Keynes, which together boast hundreds of shops under half a mile of glass. For entertainment, you can take in a show at the £30 million, 1,400-seat Milton Keynes Theatre, grab a drink and a bite to eat at one

of the many fantastic restaurants and bars, catch a movie at the 16-screen multiplex cinema, or get the adrenaline pumping with ski-ing, indoor skydiving or indoor rock-climbing at Xscape! As if all that wasn't enough, there's also ice-skating at Planet Ice, watersports at Willen Lake while MK Dons Football Club have a state-of-the-art stadium to match their Premier League ambitions. Alternatively, you can wind down at one of the many picturesque parks, woodlands or green open spaces in the local area - including the ancient Howe Park Wood, a haven for wildlife just a short walk away from home.

### Education

There's a wide selection of highly-rated schools for children of all ages within easy reach of Shakespeare Park, making this the ideal place for families to settle.

Less than half a mile from home is the Ofsted 'outstanding'\* rated Priory Rise School for primary-age children, while the 'good'\* rated Giles Brook, Oxley Park, Long Meadow and Whaddon primary schools are all nearby. For secondary-age children, Shenley Brook End School is under a mile away and is also rated 'good'\* by Ofsted.

### Transport links

Shakespeare Park is the perfect spot for commuters, with Milton Keynes Central and Bletchley railway stations both around three miles away for regular services to London Euston in as little as 35 minutes. Frequent buses run from Kingsmead to Milton Keynes Central throughout the day, while the M1 is just the other side of town for direct links north and south.

\* All Ofsted ratings are correct at time of publication.



*“Trust Taylor Wimpey to not only build stylish homes but to invest in the things that make you and your family happy. We know that there is no better recommendation than one that comes from the people who actually live in our new homes.”*

Of course, there are plenty of other reasons to choose a Taylor Wimpey home such as a range of schemes to help you move, the piece of mind of a 10 year NHBC warranty, excellent customer care, reduced energy costs and low maintenance.

Average Victorian home energy bill\*

£1621

Average New home energy bill\*

£781

Money saved on energy bill\*

£840



## Buy now, buy new

As an award-winning house builder, we know that everything we do affects the quality of the homes and developments we build and ultimately the well-being of both our customers and the communities in which we work. We are proud of what we build and how we approach every stage of the home-building process.

\*Indicative costs and savings calculated using Zero Carbon Hub house types modelled in NHER plan assessor 5.3/5.4 (SAP 2009).



# Welcome to Shakespeare Park

Enjoying a prime location in the popular neighbourhood of Kingsmead and bordered by open countryside, Shakespeare Park offers a superb selection of high-quality homes ranging from stylish two-bedroom apartments through to spacious three, four and five-bedroom houses.

All your everyday needs are taken care of at Shakespeare Park with a supermarket, high street shops, a pub and restaurants all just a short walk away at Westcroft District Centre. Alternatively, you can hop on a bus or jump in the car and all the fantastic shopping, leisure and entertainment opportunities of central Milton Keynes are right on the doorstep!

Shakespeare Park is a perfect spot for commuters thanks to its close proximity to Milton Keynes Central and Bletchley railway stations for regular services to London Euston is as little as 35 minutes. Meanwhile, families will no doubt appreciate the excellent choice of schools for children of all ages close by.

Offering stunning new homes in a friendly and well-connected community, Shakespeare Park really does have it all!

## 5 bedroom homes

**The Mercutio**  
5 bedroom home  
Plots: 9, 10, 13, 14, 19, 21, 41, 67, 68, 92, 95, 113, 114, 126, 171, 180, 182, 185, 187, 191, 195, 197, 203 & 206

**The Montague**  
5 bedroom home  
Plots: 17, 18, 20, 93, 125, 148, 172, 181, 183, 184, 186, 188, 189 & 204

**The Horatio**  
5 bedroom home  
Plots: 66, 91, 142, 143, 192 & 198

**The Macbeth**  
5 bedroom home  
Plots: 12, 15, 94, 127, 147, 193, 194, 196 & 201

**The Cleopatra**  
5 bedroom home  
Plot: 109

**The Benedick**  
5 bedroom home  
Plots: 80, 83, 84 & 110

**The Beatrice**  
5 bedroom home  
Plots: 81, 82 & 85

## 4 bedroom homes

**The Angelica**  
4 bedroom home  
Plots: 11, 16, 123, 144, 163, 200 & 205

**The Prospero**  
4 bedroom home  
Plots: 90, 115, 116, 168, 175, 199 & 202

**The Rosalind**  
4 bedroom home  
Plots: 30, 37, 87, 88, 89, 141, 145, 146, 164, 167, 177 & 178

**The Balthasar**  
4 bedroom home  
Plots: 69, 70, 86, 124, 176, 179 & 190

**4 bedroom home**  
Plots: 165 & 166

## 3 bedroom homes

**The Hamlet**  
3 bedroom home  
Plots: 24-29, 111, 112 & 135-140

**3 bedroom home**  
Plots: 71-75, 173 & 174

## 2 bedroom homes

**The Stratford**  
2 bedroom home  
Plot: 108

**2 bedroom home**  
Plot: 134

**2 bedroom home**  
Plots: 22, 23, 31-36, 38-40, 76-79, 169 & 170

## 1-2 bedroom apartments

**Othello apartments**  
2 bedroom apartments  
Plots: 96-107

**Capulet apartments**  
2 bedroom apartments  
Plots: 42-49 & 58-65

**The Globe apartments**  
2 bedroom apartments  
Plots: 149-155

**2 bedroom apartments**  
Plots: 156-162

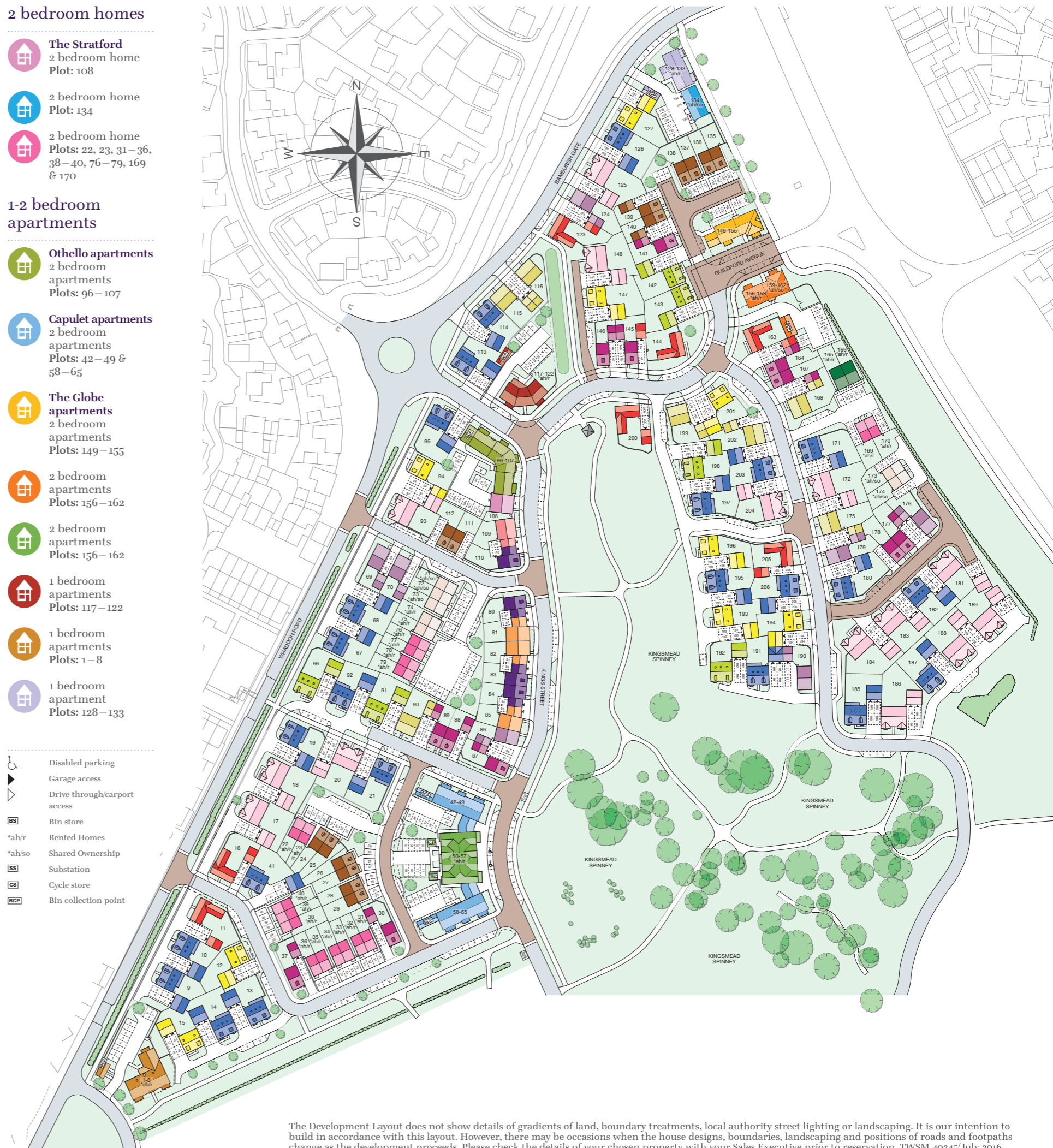
**2 bedroom apartments**  
Plots: 156-162

**1 bedroom apartments**  
Plots: 117-122

**1 bedroom apartments**  
Plots: 1-8

**1 bedroom apartment**  
Plots: 128-133

- Disabled parking
- Garage access
- Drive through/carport access
- Bin store
- Rented Homes
- Shared Ownership
- Substation
- Cycle store
- Bin collection point



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. TWSM 40245/July 2016.



## The Mercutio 5 Bedroom home



*With 3 storeys of living space, the 5 bedroom Mercutio is perfect for family living.*

The hallway leads to a spacious lounge and study at the front of the property, which both benefit from bay windows. The large kitchen/family area has a breakfast bar and French doors leading out to the rear garden. The dining room can be accessed from the kitchen, making these great spaces to entertain and relax. A cloakroom and under-stairs cupboard complete the ground floor.

The master bedroom with en suite shower room is on the first floor, along with two double bedrooms and a family bathroom. The second floor has two more double bedrooms and a bathroom.





## Ground Floor

**Living Room**  
3.72m × 4.84m      12' 3" × 15' 11"

**Kitchen**  
3.03m × 3.23m      10' 0" × 10' 7"

**Family Area (max.)**  
2.83m × 4.58m      9' 4" × 15' 0"

**Dining Room**  
2.88m × 3.91m      9' 5" × 12' 10"

**Study**  
2.91m × 2.27m      9' 7" × 7' 5"

**Utility**  
1.42m × 1.81m      4' 8" × 5' 11"



## First Floor

**Bedroom 1**  
3.67m × 4.54m      12' 1" × 14' 11"

**Bedroom 2 (max.)**  
2.94m × 4.46m      9' 8" × 14' 8"

**Bedroom 3**  
3.67m × 2.92m      12' 1" × 9' 7"



## Second Floor

**Bedroom 4**  
3.67m × 4.04m      12' 1" × 13' 3"

**Bedroom 5**  
2.97m × 4.04m      9' 9" × 13' 3"

**Taylor  
Wimpey**

Want to view one of our gorgeous new showhomes?  
Find a development and book an online appointment at:

**taylorwimpey.co.uk**



## The Montague 5 Bedroom home



*A classic home that's ideal for entertaining and relaxing, The Montague is great for growing families in search of extra space.*

The hallway leads through to the spacious living room and the open plan kitchen/breakfast area, both of which benefit from French doors leading to the rear garden. There is also a separate dining room and a dedicated study, both featuring bay windows. The ground floor is completed by a utility room, a cloakroom and under-stairs storage.

The master bedroom with en suite bathroom is on the first floor, along with three double bedrooms, an additional well proportioned bedroom and a good sized family bathroom.



## *Ground Floor*

### **Living Room**

4.61m × 6.07m      15' 2" × 19' 11"

### **Kitchen/Dining area (max.)**

5.82m × 3.38m      19' 1" × 11' 0"

### **Dining Room**

3.39m × 3.75m      11' 1" × 12' 4"

### **Utility**

1.86m × 1.81m      6' 1" × 5' 11"

### **Study**

3.39m × 2.68m      11' 1" × 8' 10"



## *First Floor*

### **Bedroom 1**

4.32m × 3.38m      14' 3" × 11' 1"

### **Bedroom 2 (max.)**

4.02m × 3.05m      13' 2" × 10' 0"

### **Bedroom 3 (max.)**

4.30m × 2.81m      14' 1" × 9' 3"

### **Bedroom 4**

3.18m × 3.41m      10' 5" × 11' 2"

### **Bedroom 5**

3.18m × 2.33m      10' 5" × 7' 8"

**Taylor  
Wimpey**

Want to view one of our gorgeous new showhomes?  
Find a development and book an online appointment at:

**taylorwimpey.co.uk**



## The Horatio 5 Bedroom home



*The Horatio is a 5 bedroom, traditional property with three storeys of accommodation making it the ideal home for flexible living.*

At the front of the property is the main living area and a separate room with the potential to be a study. These rooms feature bay windows that add to the traditional style. There is a kitchen/breakfast area and a separate dining room, both of which feature French doors leading to the garden. The ground floor also features a guest cloakroom and under-stairs storage.

On the first floor are four bedrooms, three of which are doubles. This floor is completed by a family bathroom and storage space. A private staircase leads up to the second floor master suite which features an en suite shower room and plenty of living space.



### *Ground Floor*

**Living Room**  
3.61m × 5.03m      11' 10" × 16' 6"

**Kitchen/Breakfast**  
5.08m × 3.16m      16' 8" × 10' 5"

**Dining Room**  
3.61m × 2.70m      11' 10" × 8' 10"

**Family Room**  
3.18m × 3.01m      10' 5" × 9' 11"



### *First Floor*

**Bedroom 2**  
3.67m × 3.74m      12' 1" × 12' 4"

**Bedroom 3 (max.)**  
2.85m × 3.80m      9' 4" × 12' 6"

**Bedroom 4 (max.)**  
2.59m × 3.93m      8' 6" × 12' 11"

**Bedroom 5/Home Office (max.)**  
3.67m × 2.47m      12' 1" × 8' 2"



### *Second Floor*

**Bedroom 1 (max. inc. Dressing Room)**  
8.84m × 4.67m      29' 0" × 15' 4"

**Taylor Wimpey**

Want to view one of our gorgeous new showhomes?  
Find a development and book an online appointment at:

**taylorwimpey.co.uk**



## The Macbeth 5 Bedroom home



*With three floors of living accommodation, The Macbeth is a traditional property with plenty of room for family living.*

The study and lounge can be found at the front of the property on either side of the hallway. The hallway also leads through to the open plan kitchen/dining area, which features French doors to the rear garden. An under-stairs cupboard and a guest cloakroom complete the ground floor.

Two double bedrooms and the family bathroom are located on the first floor, along with the master bedroom with en suite shower room and dressing area. The second floor hosts a spacious bedroom, a further lounge area and shower room.



### *Ground Floor*

**Living Room**  
3.58m × 4.59m      11' 9" × 15' 1"

**Kitchen/Dining Room (max.)**  
8.10m × 3.24m      26' 7" × 10' 8"

**Study**  
2.40m × 2.49m      7' 11" × 8' 2"



### *First Floor*

**Bedroom 1 (max.)**  
3.26m × 5.74m      10' 9" × 18' 10"

**Bedroom 3 (max.)**  
2.45m × 4.02m      8' 1" × 13' 2"

**Bedroom 4**  
2.91m × 3.48m      9' 7" × 11' 5"



### *Second Floor*

**Bedroom 2**  
3.28m × 4.25m      10' 9" × 13' 11"

**Bedroom 5/Family Room**  
3.58m × 4.25m      11' 9" × 13' 11"

**Taylor Wimpey**

Want to view one of our gorgeous new showhomes?  
Find a development and book an online appointment at:

**taylorwimpey.co.uk**

\* 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. 40245/TWSM JULY 2016.



## The Cleopatra 5 Bedroom home



*This modern 5 bedroom home is perfect for growing families looking for extra space.*

Located off the hallway is an open plan kitchen/dining area with French doors leading to the private rear garden. There is also a spacious living room to the front of the property along with a separate study. The ground floor is completed by an under-stairs storage cupboard and a guest cloakroom.

On the first floor four double bedrooms can be found, with the master bedroom featuring an en suite shower room. This floor is complete by a good sized family bathroom and a further well proportioned bedroom.





## *Ground Floor*

**Living Room**  
3.78m × 4.74m      12' 5" × 15' 7"

**Kitchen/Dining Room (max.)**  
8.10m × 3.24m      26' 7" × 10' 8"

**Study**  
2.10m × 2.66m      6' 11" × 8' 9"



## *First Floor*

**Bedroom 1 (max.)**  
3.78m × 3.61m      11' 10" × 12' 5"

**Bedroom 2**  
3.15m × 5.75m      10' 4" × 18' 10"

**Bedroom 3 (max.)**  
3.07m × 4.22m      10' 1" × 13' 10"

**Bedroom 4 (max.)**  
2.75m × 4.04m      9' 0" × 13' 3"

**Bedroom 5**  
2.99m × 2.30m      9' 10" × 7' 7"

**Taylor  
Wimpey**

Want to view one of our gorgeous new showhomes?  
Find a development and book an online appointment at:

**[taylorwimpey.co.uk](http://taylorwimpey.co.uk)**



## The Benedick 5 Bedroom home



*This contemporary home has 3 floors of living space making it perfect for growing families.*

Day-to-day life is centred around the spacious living/dining area, which is perfect for relaxing and has French doors leading out to the rear garden. This floor is complete by a contemporary kitchen/breakfast area, a guest cloakroom and an under-stairs storage cupboard.

On the first floor there are three double bedrooms, a main family bathroom and a further well proportioned bedroom, perfect for a dedicated study or nursery. The master bedroom spreads across the entire second floor and features an en suite shower room and a dormer window, making it light and airy.



### *Ground Floor*

#### **Living/Dining Room**

5.00m × 4.20m      16' 5" × 13' 10"

#### **Kitchen (max.)**

3.29m × 3.27m      10' 10" × 10' 9"



### *First Floor*

#### **Bedroom 2**

3.80m × 5.75m      12' 5" × 18' 10"

#### **Bedroom 3**

2.71m × 3.46m      8' 11" × 11' 4"

#### **Bedroom 4**

3.12m × 3.44m      10' 3" × 11' 4"

#### **Bedroom 5**

1.79m × 3.01m      5' 11" × 9' 11"



### *Second Floor*

#### **Bedroom 1 (max.)**

3.82m × 5.68m      11' 1" × 18' 8"

**Taylor  
Wimpey**

Want to view one of our gorgeous new showhomes?  
Find a development and book an online appointment at:

**taylorwimpey.co.uk**



## The Beatrice 5 Bedroom home



*With a unique contemporary design, the Beatrice is ideal for modern family living.*

The central hallway leads to an open plan kitchen/dining area that features French doors leading out to the rear garden and a utility room for added convenience. At the front of the property there is a good sized living room and the ground floor also features an under-stairs storage cupboard and a guest cloakroom.

The master bedroom is on the first floor and features an en suite shower room. There are also two double bedrooms, two additional well proportioned bedrooms and a good sized family bathroom.



### *Ground Floor*

**Living Room**  
3.49m × 4.60m      11' 6" × 15' 1"

**Kitchen/Dining Room**  
5.59m × 3.38m      18' 4" × 11' 1"

**Utility Room**  
1.64m × 1.46m      5' 5" × 4' 10"



### *First Floor*

**Bedroom 1**  
3.39m × 3.85m      11' 2" × 12' 8"

**Bedroom 2**  
3.97m × 5.75m      13' 1" × 18' 10"

**Bedroom 3**  
3.39m × 3.56m      11' 2" × 11' 8"

**Bedroom 4 (max.)**  
2.11m × 3.25m      6' 11" × 10' 8"

**Bedroom 5**  
2.11m × 2.46m      6' 11" × 8' 1"

**Taylor  
Wimpey**

Want to view one of our gorgeous new showhomes?  
Find a development and book an online appointment at:

**[taylorwimpey.co.uk](http://taylorwimpey.co.uk)**



## The Angelica 4 Bedroom home



*The unique design of the Angelica provides flexible living spaces, offering extra room for expanding families.*

A dual aspect living room and the spacious kitchen/dining/family room open up to the private rear garden through French doors, making these great spaces to entertain and relax. The ground floor is completed with a separate dining room, a guest cloakroom and an under-stairs cupboard.

The master bedroom with en suite shower room is found on the first floor along with three further well proportioned bedrooms and a family bathroom.



## *Ground Floor*

### **Living Room**

4.49m × 4.56m      14' 9" × 15' 0"

### **Dining Room**

3.04m × 3.07m      10' 0" × 10' 1"

### **Kitchen/Breakfast/Family Room (max.)**

3.44m × 6.82m      11' 3" × 22' 5"



## *First Floor*

### **Bedroom 1 (max.)**

3.44m × 6.07m      11' 3" × 19' 11"

### **Bedroom 2**

3.08m × 4.56m      10' 1" × 15' 0"

### **Bedroom 3**

3.05m × 2.83m      10' 0" × 9' 3"

### **Bedroom 4/Home Office**

2.62m × 3.46m      8' 7" × 11' 4"

**Taylor  
Wimpey**

Want to view one of our gorgeous new showhomes?  
Find a development and book an online appointment at:

**[taylorwimpey.co.uk](http://taylorwimpey.co.uk)**



## The Prospero 4 Bedroom home



*A traditional 4 bedroom family home that offers plenty of space across two floors, practical for everyday living, as well as entertaining and relaxing.*

The central hallway leads to a spacious lounge and dedicated study at the front of the property. Towards the rear an open plan kitchen/dining area complete with French doors leading out to the private rear garden can be found. The ground floor is completed by a guest cloakroom and an under-stairs storage cupboard.

The master bedroom complete with an en suite shower room and 3 further double bedrooms are found on the first floor, along with a family bathroom.





### *Ground Floor*

**Living Room**  
3.78m × 4.74m      12' 5" × 15' 7"

**Kitchen/Dining Room (max.)**  
8.10m × 3.26m      26' 7" × 10' 9"

**Study**  
2.10m × 2.66m      6' 11" × 8' 9"



### *First Floor*

**Bedroom 1 (max.)**  
3.78m × 3.61m      12' 5" × 11' 10"

**Bedroom 2**  
3.07m × 4.22m      10' 1" × 13' 10"

**Bedroom 3 (max.)**  
2.99m × 3.43m      9' 10" × 11' 3"

**Bedroom 4 (max.)**  
2.75m × 4.04m      9' 0" × 13' 3"

**Taylor Wimpey**

Want to view one of our gorgeous new showhomes?  
Find a development and book an online appointment at:

**taylorwimpey.co.uk**

\* 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. 40245/TWSM JULY 2016.



## The Rosalind 4 Bedroom home



*The Rosalind is a contemporary 2.5 storey, 4 bedroom home, which is perfect for professional couples and growing families.*

The hallway leads to a kitchen/breakfast area at the front of the property and a living/dining area with French doors out to the rear garden. There is a guest cloakroom and under-stairs storage.

On the first floor are two double bedrooms and a further good sized bedroom. There is also a storage cupboard and family bathroom completing this floor. A private staircase leads up to the master suite that spreads across the entire second floor, creating the perfect escape from the hustle and bustle of everyday life.



### *Ground Floor*

#### **Living/Dining Room**

5.00m × 4.20m      16' 5" × 13' 10"

#### **Kitchen (max.)**

3.29m × 3.27m      10' 10" × 10' 9"



### *First Floor*

#### **Bedroom 2**

3.12m × 3.44m      10' 3" × 11' 4"

#### **Bedroom 3**

2.71m × 3.46m      8' 11" × 11' 4"

#### **Bedroom 4/Home Office**

1.79m × 3.44m      5' 11" × 11' 4"



### *Second Floor*

#### **Bedroom 1 (max.)**

3.82m × 5.98m      12' 6" × 18' 8"

**Taylor  
Wimpey**

Want to view one of our gorgeous new showhomes?  
Find a development and book an online appointment at:

**[taylorwimpey.co.uk](http://taylorwimpey.co.uk)**



## The Balthasar 4 Bedroom home



*With 4 bedrooms and open plan living possibilities, The Balthasar is well suited for those looking for a modern family life.*

At the rear of the property is an open plan kitchen/dining area with French doors leading out to the private rear garden, which creates a perfect space to be the heart of the home. Also on the ground floor is the spacious lounge, a downstairs cloakroom and a utility room for extra convenience.

The master bedroom features plenty of space and an en suite shower room. There is also a second double bedroom and two further bedrooms that are ideal for children. The main family bathroom completes the home.



## *Ground Floor*

**Living Room**  
3.48m × 4.60m      11' 5" × 15' 1"

**Kitchen/Dining**  
5.57m × 3.38m      18' 4" × 11' 1"

**Utility Room**  
1.63m × 1.46m      5' 4" × 4' 10"



## *First Floor*

**Bedroom 1**  
3.38m × 3.85m      11' 1" × 12' 8"

**Bedroom 2**  
3.38m × 3.56m      11' 1" × 11' 8"

**Bedroom 3 (max.)**  
2.10m × 3.43m      6' 11" × 11' 3"

**Bedroom 4/Home Office**  
2.11m × 2.46m      6' 11" × 8' 1"

**Taylor  
Wimpey**

Want to view one of our gorgeous new showhomes?  
Find a development and book an online appointment at:

**[taylorwimpey.co.uk](http://taylorwimpey.co.uk)**



## The Hamlet 3 Bedroom home



*The Hamlet is a 3 bedroom town house, ideal for professional couples or growing families searching for some extra space.*

The hallway leads through to the living/dining area that features French doors that open up to rear private garden, whilst the kitchen with breakfast area is at the front of the property. The ground floor is completed by an under stairs storage cupboard and a guest cloakroom.

Two bedrooms can be found on the first floor along with a family bathroom. A private staircase leads up to the second floor that hosts the master bedroom, which is completed by an en suite shower room. With dormer windows and roof lights, this room is wonderfully light and airy.



### *Ground Floor*

#### **Living/Dining Room**

4.35m × 4.15m      14' 3" × 13' 7"

#### **Kitchen (max.)**

2.82m × 3.32m      9' 3" × 10' 11"



### *First Floor*

#### **Bedroom 2**

4.35m × 4.15m      14' 3" × 13' 8"

#### **Bedroom 3**

2.16m × 2.91m      7' 1" × 9' 7"



### *Second Floor*

#### **Bedroom 1 (max.)**

3.22m × 5.66m      10' 7" × 18' 7"

**Taylor  
Wimpey**

Want to view one of our gorgeous new showhomes?  
Find a development and book an online appointment at:

**[taylorwimpey.co.uk](http://taylorwimpey.co.uk)**



## The Stratford 2 Bedroom home



*This unique 2 bedroom property offers a versatile layout to suit first time buyers, individuals, couples and young families.*

The private front door opens up to the stairway that leads up to the first floor accommodation.

The open plan living/dining/kitchen area has a light and airy feel as it has French doors that opens to a Juliet balcony. There is a spacious double bedroom and a further bedroom which could be used as a guest room or home office. The home is completed by a main bathroom and two storage cupboards.





## *Ground Floor*

---



## *First Floor*

---

**Living /Dining Room/Kitchen (max.)**  
6.52m × 4.91m      21' 5" × 16' 1"

---

**Bedroom 1**  
2.98m × 4.47m      9' 9" × 14' 8"

---

**Bedroom 2**  
2.43m × 3.08m      8' 0" × 10' 1"

---

**Taylor  
Wimpey**

Want to view one of our gorgeous new showhomes?  
Find a development and book an online appointment at:

**[taylorwimpey.co.uk](http://taylorwimpey.co.uk)**



## Capulet Apartments *2 bedroom apartments*



*These fantastic 2 bed apartments offer the very best in modern living and are ideal for first time buyers, investors and couples.*

These apartments feature an open plan kitchen/dining/living space which makes for a great space to relax and entertain.

Off the entrance hallway, two well proportioned bedrooms can be found with the master bedroom featuring an en suite shower room. These apartments are completed by a family bathroom and a useful storage cupboard.

Selected plots also feature a balcony from the living area.



48 49  
46 47  
44 45

1st, 2nd & 3rd floor



Ground floor 42 43

**Living Dining/Room/Kitchen (max.)**  
3.38m × 7.26m 11' 1" × 23' 10"

**Bedroom 1**  
3.17m × 4.00m 10' 5" × 13' 2"

**Bedroom 2**  
2.20m × 4.00m 7' 3" × 13' 2"



Ground floor 58 59



1st, 2nd & 3rd floor 60 61  
62 63  
64 65



48 49  
46 47  
44 45

1st, 2nd & 3rd floor



Ground floor 42 43

**Living Dining/Room/Kitchen (max.)**  
3.38m × 7.26m 11' 1" × 23' 10"

**Bedroom 1**  
3.17m × 4.00m 10' 5" × 13' 2"

**Bedroom 2**  
2.20m × 4.00m 7' 3" × 13' 2"



Ground floor 58 59



1st, 2nd & 3rd floor 60 61  
62 63  
64 65



## Othello Apartments *2 bedroom apartments*

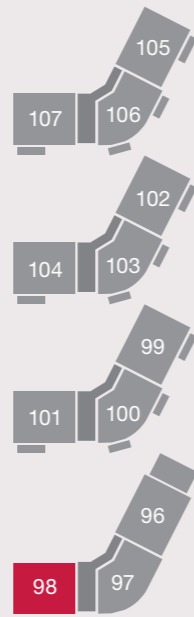


*These fantastic 2 bed apartments offer the very best in modern living and are ideal for first time buyers, investors and couples.*

These apartments feature an open plan kitchen/dining/living space which makes for a great space to relax and entertain.

Off the entrance hallway, two well proportioned bedrooms can be found with the master bedroom featuring an en suite shower room. These apartments are completed by a family bathroom and a useful storage cupboard.

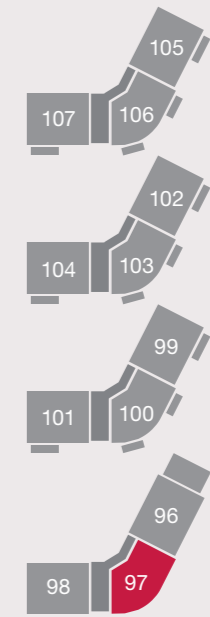
Selected plots also feature a balcony from the living area and the master bedroom.



**Living /Dining Room/Kitchen (max.)**  
4.00m × 7.45m      13' 1" × 24' 5"

**Bedroom 1**  
3.16m × 4.06m      10' 5" × 13' 4"

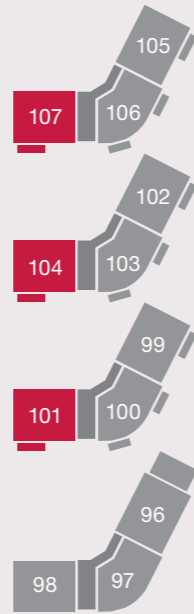
**Bedroom 2 (max.)**  
2.58m × 4.06m      8' 6" × 13' 4"



**Living /Dining Room/Kitchen (max.)**  
4.33m × 6.04m      14' 3" × 19' 10"

**Bedroom 1 (max.)**  
4.50m × 4.73m      14' 9" × 15' 6"

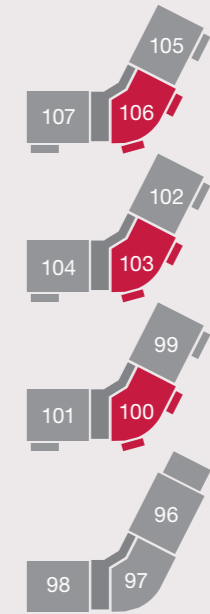
**Bedroom 2 (max.)**  
4.08m × 3.05m      13' 5" × 10' 0"



**Living /Dining Room/Kitchen (max.)**  
4.00m × 7.45m      13' 1" × 24' 5"

**Bedroom 1**  
3.16m × 4.06m      10' 5" × 13' 4"

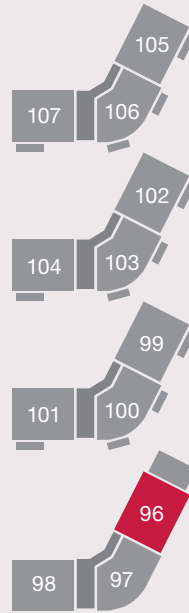
**Bedroom 2 (max.)**  
2.58m × 4.06m      8' 6" × 13' 4"



**Living /Dining Room/Kitchen (max.)**  
4.33m × 6.04m      14' 3" × 19' 10"

**Bedroom 1 (max.)**  
4.50m × 4.73m      14' 9" × 15' 6"

**Bedroom 2 (max.)**  
4.08m × 3.05m      13' 5" × 10' 0"



**Living /Dining Room/Kitchen (max.)**  
 4.00m × 7.45m      13' 1" × 24' 5"

**Bedroom 1**  
 3.16m × 4.06m      10' 5" × 13' 4"

**Bedroom 2 (max.)**  
 2.58m × 4.06m      8' 6" × 13' 4"



**Living /Dining Room/Kitchen (max.)**  
 4.00m × 7.45m      13' 1" × 24' 5"

**Bedroom 1**  
 3.16m × 4.06m      10' 5" × 13' 4"

**Bedroom 2 (max.)**  
 2.58m × 4.06m      8' 6" × 13' 4"

**Taylor Wimpey**

Want to view one of our gorgeous new showhomes?  
 Find a development and book an online appointment at:

[taylorwimpey.co.uk](http://taylorwimpey.co.uk)

\* 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. 40245/TWSM JULY 2016.



## The Globe Apartments *2 bedroom apartments*



*These fantastic 2 bed apartments offer the very best in modern living and are ideal for first time buyers, investors and couples.*

These apartments feature an open plan kitchen/dining/living space which makes for a great space to relax and entertain.

Off the entrance hallway, two well proportioned bedrooms can be found with the master bedroom featuring an en suite shower room. These apartments are completed by a family bathroom and a useful storage cupboard.

Selected plots also feature a balcony from the living area.



**Living/Dining Area/Kitchen**  
 3.45m × 7.30m      11' 4" × 23' 11"

---

**Bedroom 1**  
 3.17m × 4.04m      10' 5" × 13' 3"

---

**Bedroom 2**  
 2.15m × 4.04m      7' 1" × 13' 3"



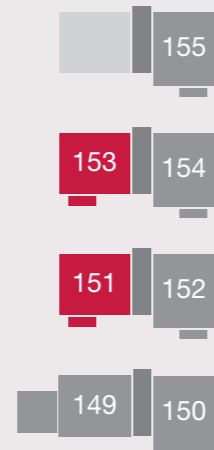
**Living/Dining Area/Kitchen**  
 3.35m × 7.30m      11' 0" × 23' 11"

---

**Bedroom 1**  
 3.27m × 3.80m      10' 9" × 12' 6"

---

**Bedroom 2**  
 2.15m × 3.91m      7' 1" × 12' 10"



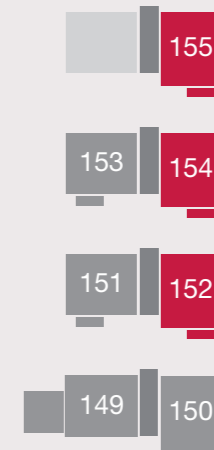
**Living/Dining Area/Kitchen**  
 3.45m × 7.30m      11' 4" × 23' 11"

---

**Bedroom 1**  
 3.17m × 4.04m      10' 5" × 13' 3"

---

**Bedroom 2**  
 2.15m × 4.04m      7' 1" × 13' 3"



**Living/Dining Area/Kitchen**  
 3.35m × 7.30m      11' 0" × 23' 11"

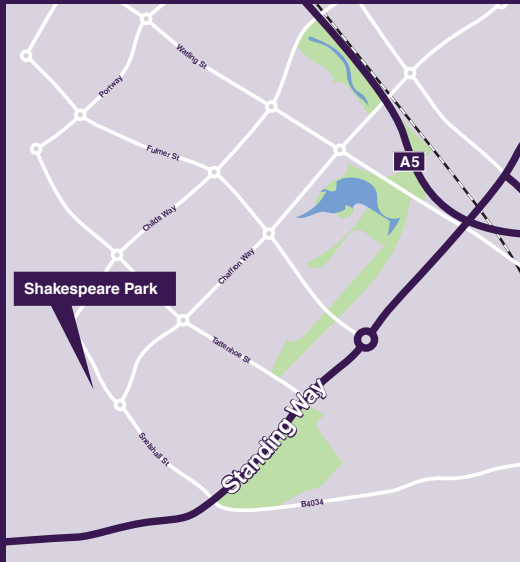
---

**Bedroom 1**  
 3.27m × 3.80m      10' 9" × 12' 6"

---

**Bedroom 2**  
 2.15m × 3.91m      7' 1" × 12' 10"





A development by

**Taylor Wimpey**

## How to find us

### From the M1

Take exit 14 towards Milton Keynes onto the A509. At the roundabout, take the 2nd exit onto Childs Way (A4146) and continue straight on Childs Way for 5.6 miles, crossing over 13 roundabouts. At the next roundabout take the 1st exit onto Snelshall Street and after 0.3 miles turn right onto Guildford Avenue. Follow the signs for Shakespeare Park.

### From Aylesbury

Leave Aylesbury on Buckingham Road (A413) towards Buckingham. Continue on this road, passing straight through Hardwick and Whitchurch. After approximately 2.8 miles after leaving Whitchurch, turn right onto Winslow Road towards Swanbourne. After 1.4 miles as you reach the centre of Swanbourne, turn right onto Mursley Road (B4032). After 0.5 miles turn left onto Main Street into Mursley. After 1 miles turn right onto Whaddon Road and continue straight until you reach the A421. Take the 3rd exit towards Milton Keynes. Go straight over 1 roundabout and at the following roundabout take the 1st exit onto Snelshall Street. Go straight over the following roundabout and take the next left onto Guildford Avenue. Follow the signs for Shakespeare Park.

Agent in Kuwait



Agent in Qatar

