



Keeping you updated!

We wanted to provide you with an update on the development and what you can expect from us over the coming months.

Overview

Summary of what's being built:

- 75 Open Market homes sold by Linden Homes
- 127 Pre-sold homes
- Local Equipped Area of Play
- Attenuation Pond

Site activity

- To date we have completed 75 homes – a mix of pre-sold and open market.
- We have been working our way up from homes 109-100 and in the rear of these homes 110-123 bringing them to roof .
- We have now pulled the street scene into play from plots 100 to 109
- Throughout the summer we are expecting to get plots 128 to 138 complete and handed over along with bringing the flats C & D out the ground

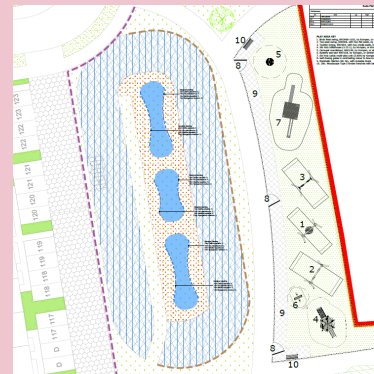
Mains water connections

We are currently chlorinating wate to the top end of the development, ready for future home connections as the build progresses.

Timeline



- The first completions at Stamford Gardens took place in April 2023.
- The Show Home & Sales Centre are now open. Please check our website for the most up to date opening times.
- Opening date of play parks and larger area of public open space will be in late 2024. We will provide an update closer to the time.
- All main roads coming through site will have the final surfacing course once the final home is completed.
- Completion on site expected in late 2025.



Ecology

Over the course of the development, we will be planting over 100 new trees and shrubs and ornamental hedge to gardens. The public open space, which includes an attenuation pond will include a species-rich grass mix, wetland flower mix, and planting to the edge of the waterline. 4 new trees have just been planted across plots 100-109. We are also installing hedgehog highways to fence lines. Pollinator friendly seed packets are being provided for every new homeowner to sow in their gardens.



Managing Agent

Company: Residential Management Group (RMG)

Anticipated Handover Date: Winter 2025

Contact details: 0345 002 4444 or customerservice@rmguk.com

Please visit our website for further management company details.

Services

These providers are flexible, and new residents are not tied to them exclusively:

Gas & Electric: British Gas - 0330 100 0056

Telephone/Broadband: BT Openreach - 0800 023 2023

These providers are exclusive:

Drinking Water: IWNL - 02920 028711

Foul Water: Anglian Water- 0345 791 9155

Development layout plan



Stamford Gardens
Stamford
Development layout

- 4 bedroom home**
 - The Uffington
 - The Uffington II
 - The Weland
 - The Rudard Special
 - The Burgley Special
 - The Myne
- 3 bedroom home**
 - The Becket
 - The Ermslie
 - The Eveleigh
 - The Mountford
- 2 bedroom home**
 - The Hardwick
- 2 bedroom apartments**
 - Cromwell Court
 - Affordable housing
 - Shared ownership
- Historic space** **Local equipped area of play**

Not to scale. This is a conceptual illustration and may be subject to change. The details and other information are subject to change. Please see our sales consultation for further details.

How will the development benefit the local community?

Stamford Gardens will also support the local community by contributing **£241,000** towards:

- Community Hall Improvements
- Healthcare

Integrating with your local community:

We've also engaged with Uffington C of E Primary, and St Georges C of E Primary, conducting health & safety talks, site tours, wildflower workshops, and assistance with Milan's Memorial Garden. Stamford College Carpentry & Brickwork students have also enjoyed work experience weeks and a H&S based site tour.

Local Sponsorships: Stamford Town Cricket Club & Stamford Scarecrow Festival.

Please be aware that the dates and information provided are correct at time of print and are dependent on several factors, including weather, so are subject to change.

Thank you for your patience while the construction work is taking place. We try to keep disruption to a minimum but appreciate it can be noisy and dirty at times so do contact us if you have any questions, or if you'd like to provide any feedback, by emailing:

Stamford.Gardens@LindenHomes.co.uk

Linden
HOMES