

Find your sanctuary at

# St Peters Place

Salisbury, Wiltshire

2, 3 & 4 bedroom homes



Charles Church



Welcome  
to your  
sanctuary.

At Charles Church,  
we know what  
makes a house  
a home. It's a  
feeling of comfort,  
belonging  
and connection.

St Peters Place is our stunning collection of two, three, and four-bedroom homes situated on the edge of Salisbury.

The development has plenty of rural walks on your doorstep with all the amenities you need close-by.





# Building your world since 1965.

We've been creating exceptional homes for over 60 years, evolving from a small family-run business in the South East to one of the UK's leading premium housebuilders. Today, with locations across the country, we continue to deliver high-quality homes and customer service to our ever-growing Charles Church community.

We pride ourselves on building desirable homes with high specification inside and out, in sought-after locations using a mix of traditional and modern techniques.

## A pleasure in everyday living

Every Charles Church home is designed to make everyday living a pleasure. Carefully considered layouts that can flex and adapt to how you live your life – it's your sanctuary after all.

## Every touch, every turn

High quality specification comes as standard, so every surface you touch, every switch you flick, every handle you turn, and every door you close makes you feel reassured, comforted, safe and relaxed.

## A sense of place

Finding somewhere we can call home is about more than bricks and mortar, it's about a sense of place and of belonging, too. Well-designed street scenes, gardens and green open spaces will evolve naturally over time, embedding your Charles Church home deeper into its landscape with each year that passes.

## Where sustainability matters

Sustainability is integral to how we design and build our developments and our homes. At every stage, our exacting standards and attention to detail ensures we create homes where quality, style and energy efficiency are seamlessly integrated.

## 5-star customer satisfaction

We're proud to carry the distinction of a 5-star customer satisfaction rating from the Home Builders Federation, meaning over 90% of our homebuyers would recommend us to a friend.

## Building your sanctuary

Ready to find your sanctuary? We're here for you.









Our dedication  
goes beyond  
building houses.  
We craft spaces  
where you can  
thrive.

With a legacy of building homes that combine timeless design, fine craftsmanship, and modern living, we're committed to building more than just houses.

Homes personalised to you, built to the highest standards. Fashioned and fitted with luxurious touches to enhance your lifestyle. Each detail tailored to elevate your every day, be it working, relaxing or entertaining.









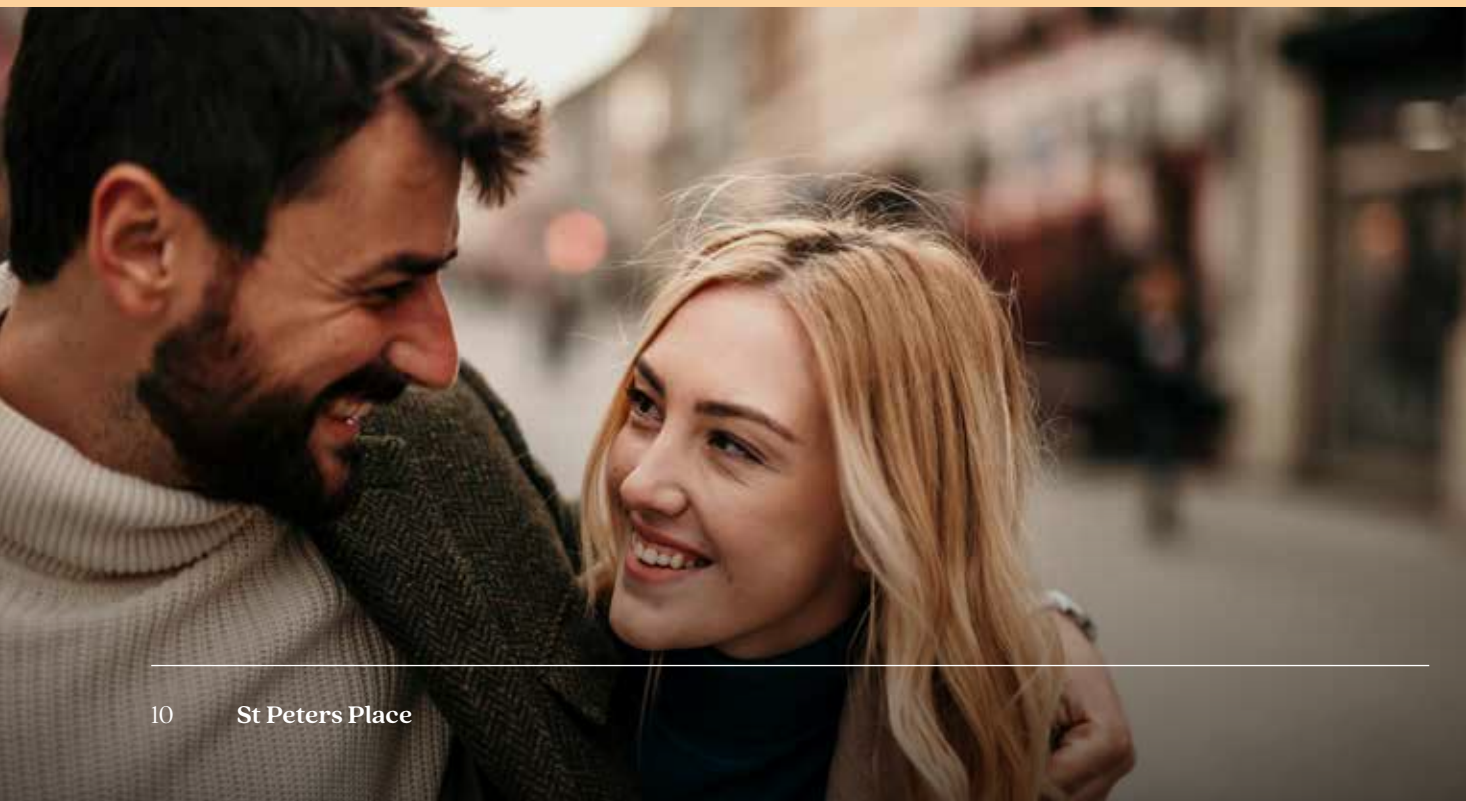




Notice  
that feeling.  
That's the  
feeling  
of home.



Discover  
your happy  
place.





## St Peters Place. The perfect place to live and grow.

St Peters Place is a stunning collection of energy-efficient 2, 3 & 4 bedroom homes. located in Fugglestone Red, a popular area just a short distance from Salisbury city centre. Our latest phase of this exciting development will offer a variety of beautiful new homes to suit professionals, families looking for a new chapter and those looking to downsize. There will truly be something for everyone.

Providing more than just a home, this development offers the opportunity to be part of a thoughtfully-designed new community. Built to complement its existing surroundings whilst conserving and enhancing the natural environment, it will also offer new modern amenities. These will include local centre facilities to entice new shops and employment; a new primary school and enhanced academy provision; large areas of open green space; sports pitches, and a network of footpaths and cycle ways.





Please do  
make yourself  
at home.





# The best of both worlds.

St Peters Place boasts a stunning rural location close to the city of Salisbury, making it an ideal choice for those wishing to be in beautiful surroundings whilst being close to the bustle of a city centre.

For those who enjoy the outdoors, St Peters Place offers endless outdoor leisure opportunities, from boating on the beautiful River Avon to walking and mountain biking across the Salisbury Plain and the nearby countryside.

Another must-see local attraction is Old Sarum Castle, an enormous Iron Age Hillfort of Old Salisbury which became a medieval settlement and now contains the ancient ruins of a large castle. Run by English Heritage and complete with a gift shop and ice creams, it's a great day out for all the family.



- 1 Beautiful walks nearby
- 2 Salisbury high street
- 3 Stunning countryside views
- 4 Salisbury Cathedral
- 5 Aerial view of Old Sarum





A woman with curly hair, wearing a light grey blazer and a red lanyard with a small black device, is looking down at a smartphone in her right hand. She is also holding a brown paper coffee cup with a white lid in her left hand. In the background, a man in a blue suit is also looking at a smartphone. They are standing on a train platform with tracks and a blurred background of greenery and lights.

Always in reach.

### Travel by **foot** from St Peters Place



Good Lane play area	4 minutes
St Peter's Place CE Primary School	6 minutes
Bunny Park at St Peter's Place	7 minutes
Grace Church	29 minutes
Old Sarum Academy Secondary School	30 minutes
Spar (Bemerton Heath)	32 minutes
Bemerton Heath Surgery	37 minutes

### Travel by **car** from St Peters Place



Wilton	5 minutes
Salisbury Town Centre	12 minutes
Wiltshire College & University Centre	12 minutes
Salisbury District Hospital	15 minutes
Andover Secondary School	31 minutes
Shaftesbury	36 minutes
Southampton Airport	45 minutes
Southampton	51 minutes
Basingstoke	54 minutes

### Travel by **train** from Salisbury



Andover	17 minutes
Basingstoke	42 minutes
Southampton	30 minutes
Reading	1 hour 13 minutes
London Waterloo	1 hours 31 minutes

For your convenience, travel times are sourced from Google Maps and are provided as a guide. Actual journey times may vary due to traffic and other factors.



Find your sanctuary at  
St Peters Place.

# St Peters Place site plan. (Phase 4)

## 2 Bedroom Homes

○ The Redhill

## 3 Bedroom Homes

○ The Wellspring

○ The Shawford

○ The Langford

○ The Rhosilli

## 4 Bedroom Homes

○ The Seacombe

○ The Bamburgh

○ The Cullen

○ The Kingsand

○ The Lancombe

○ The Chopwell

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○ Affordable Housing

○ Shared Ownership





This site layout is intended for illustrative purposes only, and may be subject to change, for example, in response to market demand, ground conditions or technical and planning reasons. Trees, planting and public open space shown are indicative, actual numbers and positions may vary. This site plan does not form any part of a warranty or contract. Further information is available from a site sales executive. The location of the affordable housing on this plan is indicative only and both the location and number of affordable housing plots may be subject to change.

Discover a  
home you  
adore in  
every detail.













# The Redhill

Coach house





Features

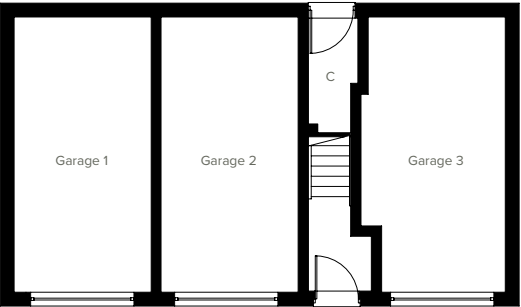
-  2 x Bedrooms
-  1 x Bathroom
-  Parking subject to plot position
-  EV charging point

The Redhill is a super convenient, super easy, place to call home. If you're a first-time buyer or a young professional, if you need your car on a daily basis and don't want the hassle of finding parking after a busy day, this is an ideal choice for you. A straightforward open-plan living area upstairs and secure storage below, will make life straightforward too.

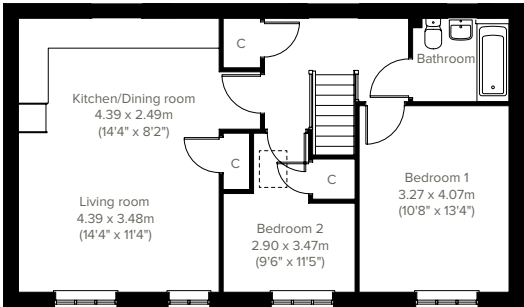


B [81]

Energy  
Efficiency Rating



Ground floor



First floor

Kitchen/Dining room	4.39 x 2.49m
Living room	4.39 x 3.48m
Bedroom 1	3.27 x 4.07m
Bedroom 2	2.90 x 3.47m

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# The Wellspring

Detached Home





Features

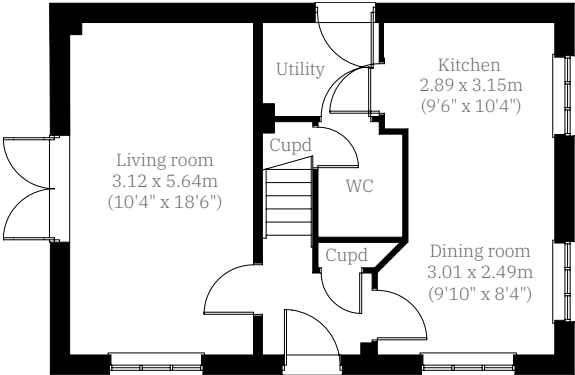
-  3 x Bedrooms
-  1 x Bathroom
-  1 x En suite
-  Solar panels
-  Garage and parking subject to plot position
-  Combi boiler
-  EV charging point

This detached double-fronted new home gives you two lovely dual-aspect living spaces - an open-plan kitchen/dining room and a separate living room which opens out onto the garden. With three bedrooms and two bathrooms, the Wellspring suits all aspects of family life down to the ground and it's a great place to call home for new and growing families.



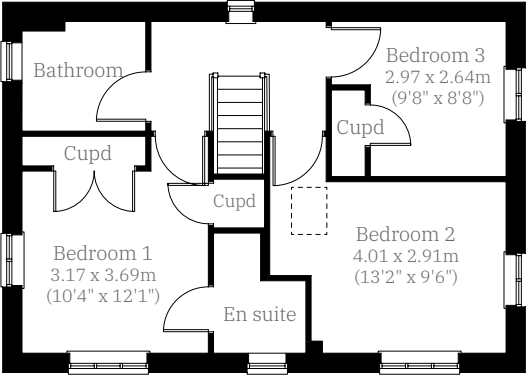
B [83]

Energy  
Efficiency Rating



Ground floor

Kitchen	2.89 x 3.15m
Living room	3.12 x 5.64m
Dining room	3.01 x 2.49m



First floor

Bedroom 1	3.17 x 3.69m
Bedroom 2	4.01 x 2.91m
Bedroom 3	2.97 x 2.64m

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# The Shawford

Detached Home





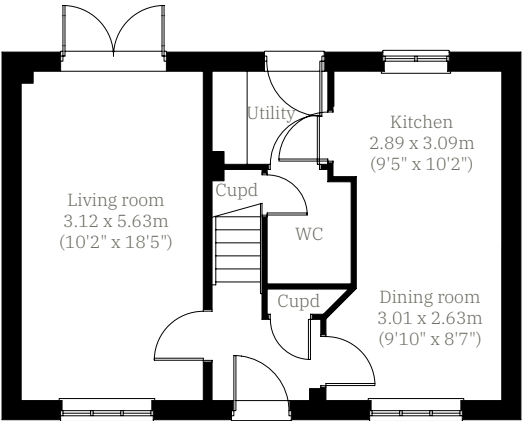
Features

- 3 x Bedrooms
- 1 x Bathroom
- 1 x En suite
- Solar panels
- Garage and parking subject to plot position
- Combi boiler
- EV charging point

The Shawford is a beautiful three-bedroom modern home with two bathrooms, including an en suite. Ideal for family life and entertaining, downstairs there's a separate living room with French doors and a kitchen/dining area. On the ground floor, there's also a WC and store cupboards that provides everyday functionality and extra storage and a utility room with outside access.

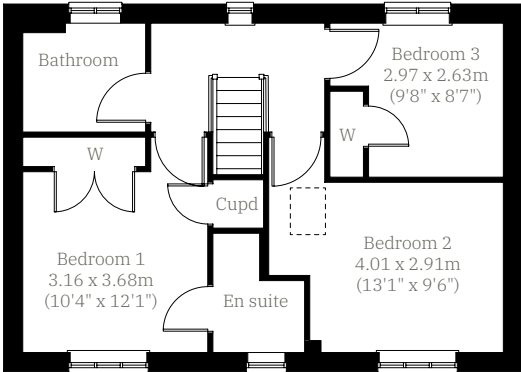
B [83]

Energy Efficiency Rating



Ground floor

Kitchen	2.89 x 3.09m
Living room	3.12 x 5.63m
Dining room	3.01 x 2.63m



First floor

Bedroom 1	3.16 x 3.68m
Bedroom 2	4.01 x 2.91m
Bedroom 3	2.97 x 2.63m

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# The Langford

Semi-detached Home





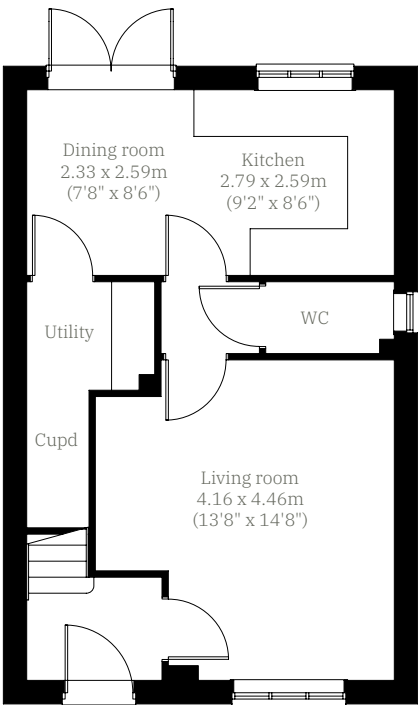
Features

- 3 x Bedrooms
- 1 x Bathroom
- 1 x En suite
- 2 x parking spaces
- EV charging point

The Langford is a beautiful three-bedroom modern home with one bathroom, and an en suite. Ideal for family life and entertaining, downstairs there's a separate living room and a kitchen/dining room that features French doors that open onto the back garden. On the ground floor, there's also an WC and store cupboard that provides everyday functionality and extra storage plus utility.

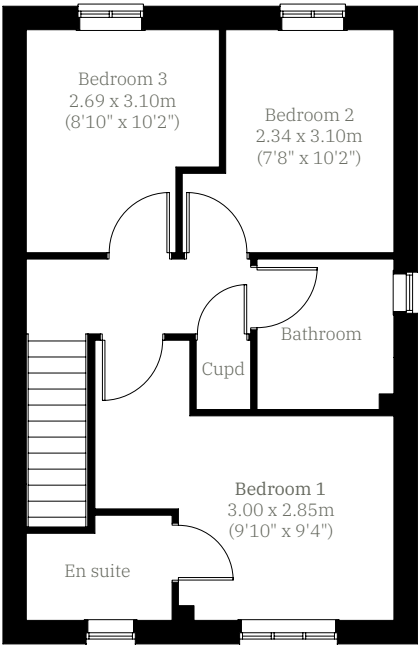
B [83]

Energy Efficiency Rating



Ground floor

Dining room	2.33 x 2.59m
Kitchen	2.79 x 2.59m
Living room	4.16 x 4.46m



First floor

Bedroom 1	3.00 x 2.85m
Bedroom 2	2.34 x 3.10m
Bedroom 3	2.69 x 3.10m

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# The Rhosilli

Semi-Detached Home





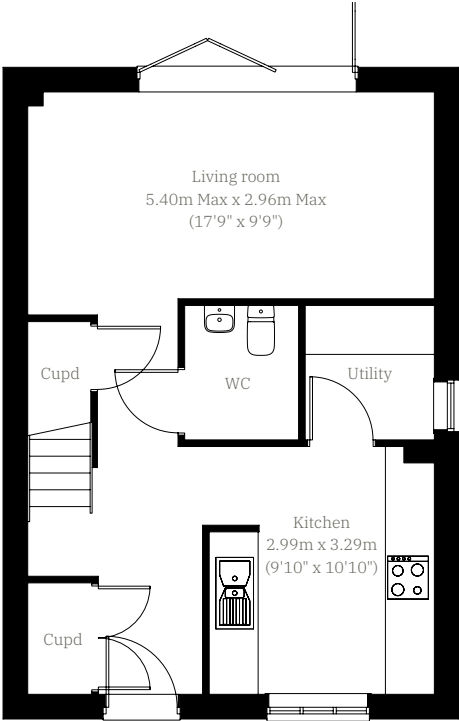
Features

- 3 x Bedrooms
- 1 x Bathroom
- 1 x En suite
- 2 x parking spaces
- EV charging point

The Rhossili is thoughtfully-designed to be a practical as well as an attractive living space. The living room has bi-fold doors to the garden. With a family bathroom and three bedrooms – one of which benefits from an en suite – there’s plenty of space upstairs to spread out as well as to store items.

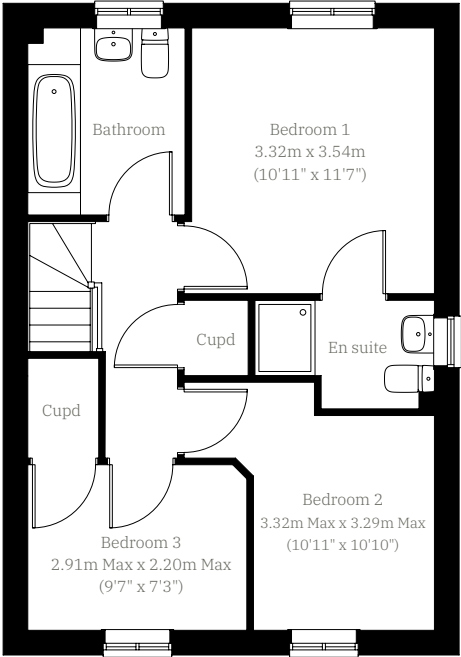
B [83]

Energy  
Efficiency Rating



Ground floor

Kitchen	2.99 x 3.29m
Living room	5.40 x 2.96m



First floor

Bedroom 1	3.32 x 3.54m
Bedroom 2	3.32 x 2.29m
Bedroom 3	2.91 x 3.20m

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# The Seacombe

Detached Home






Features

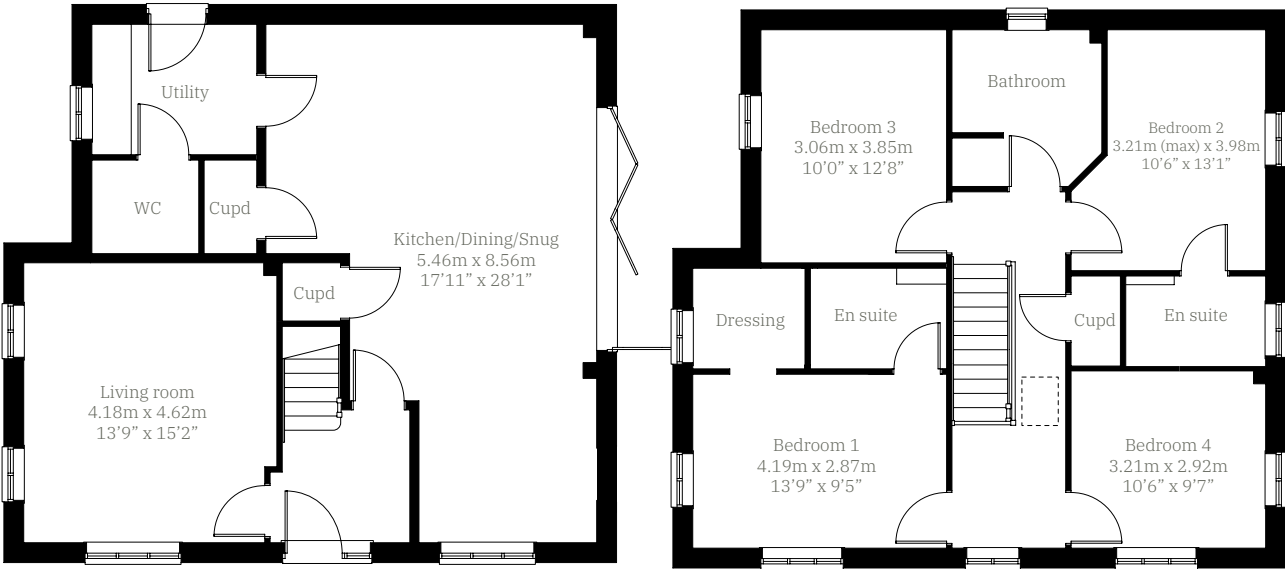
-  4 x Bedrooms
-  1 x Bathroom
-  2 x En suites
-  Garage and parking dependent on plot position
-  1 x Dressing room
-  EV charging point

Designed for modern family living, The Seacombe offers space, style and flexibility. The expansive open-plan kitchen, dining and snug area is the heart of the home, with bi-fold doors opening out to the garden for a seamless indoor-outdoor feel. A separate living room provides a quiet retreat, while the utility room with outside access adds everyday practicality. Upstairs, four generous bedrooms and three bathrooms – including a luxurious en suite and dressing area to bedroom one – complete this beautifully balanced home.



**B [85]**

Energy  
Efficiency Rating



Ground floor

Kitchen/Dining/Snug	5.46 x 8.56m
Living room	4.18 x 4.62m

First floor

Bedroom 1	4.19 x 2.87m
Bedroom 2	3.21 x 3.98m
Bedroom 3	3.06 x 3.85m
Bedroom 4	3.21 x 2.92m

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# The Bamburgh

Detached Home





Features

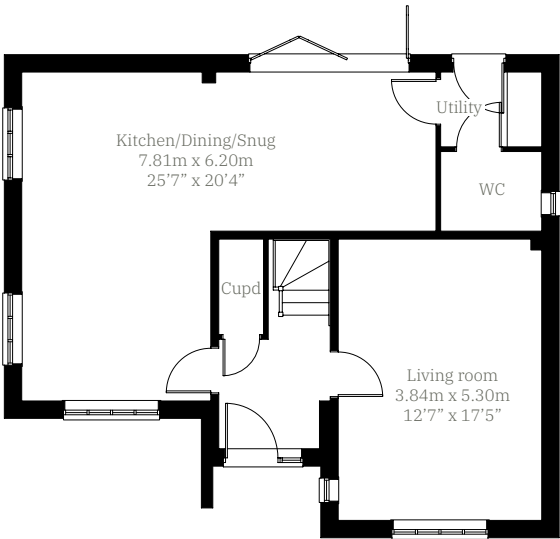
- 4 x Bedrooms
- 1 x Bathroom
- 1 x En suite
- Single garage and 2 x parking spaces
- EV charging point

For families looking for a four-bedroom, two-bathroom home, the Bamburgh is an excellent choice. A really spacious open-plan kitchen/dining room/snug and a separate living room provide the perfect balance of both practical and welcoming living space for family life. Bi-fold doors to the enclosed back garden, and a separate bath and shower in the family bathroom, are excellent features. Plus bedroom one features a dressing area and en suite.

B [85]

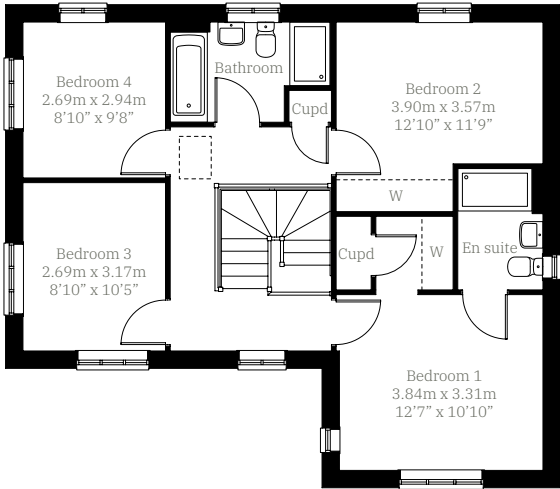
Energy

Efficiency Rating



Ground floor

Kitchen/Dining/Snug	7.81 x 6.20m
Living room	3.84 x 5.30m



First floor

Bedroom 1	3.84 x 3.31m
Bedroom 2	3.90 x 3.57m
Bedroom 3	2.69 x 3.17m
Bedroom 4	2.69 x 2.94m

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# The Cullen

Detached Home








Features

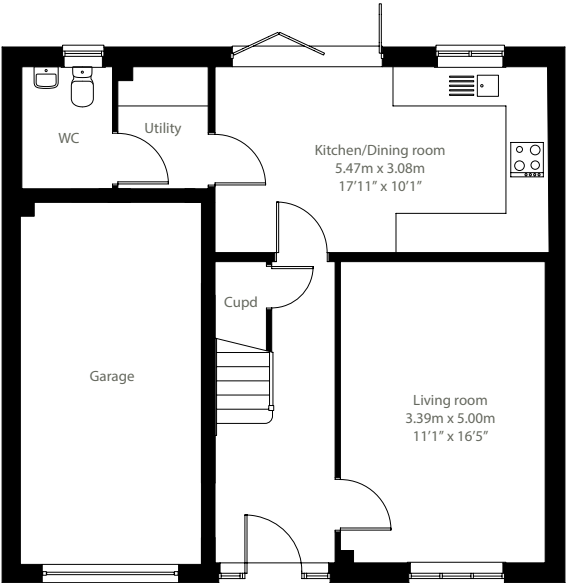
-  4 x Bedrooms
-  1 x Bathroom
-  1 x En suite
-  1 x Study
-  Integrated single garage and 2 x parking spaces
-  EV charging point

The Cullen combines thoughtful design with long-term flexibility. The ground floor includes a welcoming kitchen/dining room with bi-fold doors, a calm and spacious living room and an integral garage with direct access. Upstairs, four well-sized bedrooms, two bathrooms and a separate study give you space to work, host guests or simply spread out as your family grows.



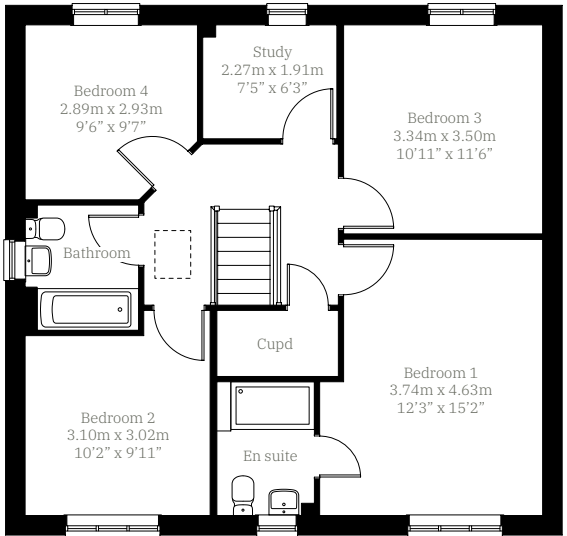
B [84]

Energy  
Efficiency Rating



Ground floor

Kitchen/Dining room	5.47 x 3.08m
Living room	3.39 x 5.00m



First floor

Bedroom 1	3.74 x 4.63m
Bedroom 2	3.10 x 3.02m
Bedroom 3	3.34 x 3.50m
Bedroom 4	2.89 x 2.93m
Study	2.27 x 1.91m

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# The Kingsand

Detached Home






Features

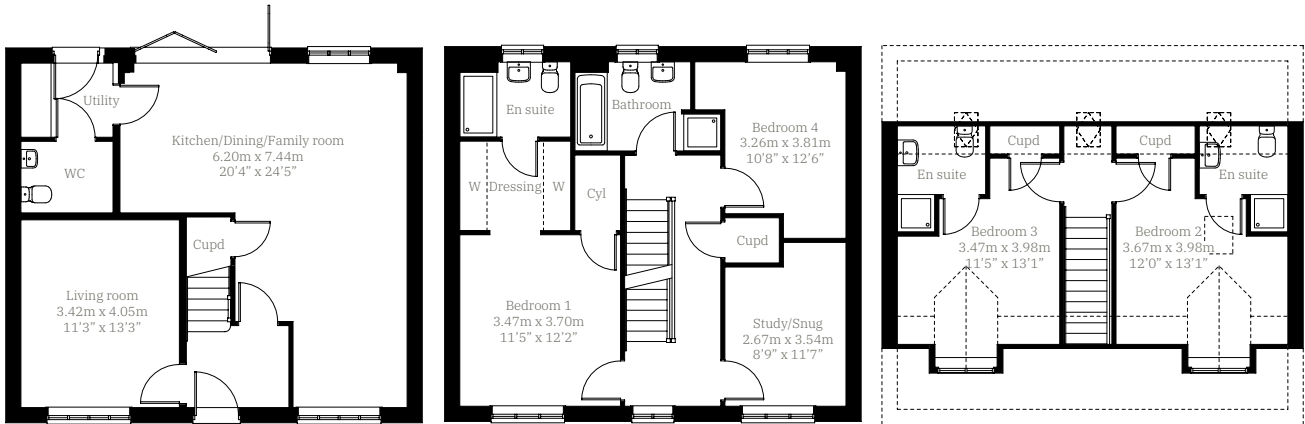
-  4 x Bedrooms
-  1 x Bathroom
-  3 x En suites
-  Double garage and 2 x parking spaces
-  1 x Dressing room
-  EV charging point
-  1 x Study

This is a classic double-fronted, three-storey detached house. The Kingsand has kerb appeal as well as an excellent and well-planned layout inside. Particularly strong features are the large L-shaped open-plan kitchen/dining/family room, which has bi-fold doors to the garden, and the balance of four bedrooms and four bathrooms. It's especially useful that both the bedrooms on the second floor are en suite, while bedroom one also enjoys a dressing room.



B [85]

Energy  
Efficiency Rating



Ground floor

Kitchen/Dining/Famiy room	6.20 x 7.44m
Living room	3.42 x 4.05m

First & Second floor

Bedroom 1	3.47 x 3.70m
Bedroom 2	3.67 x 3.98m
Bedroom 3	3.47 x 3.98m
Bedroom 4	3.26 x 3.81m
Study/Snug	2.67 x 3.54m

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# The Lancombe

Detached Home






Features

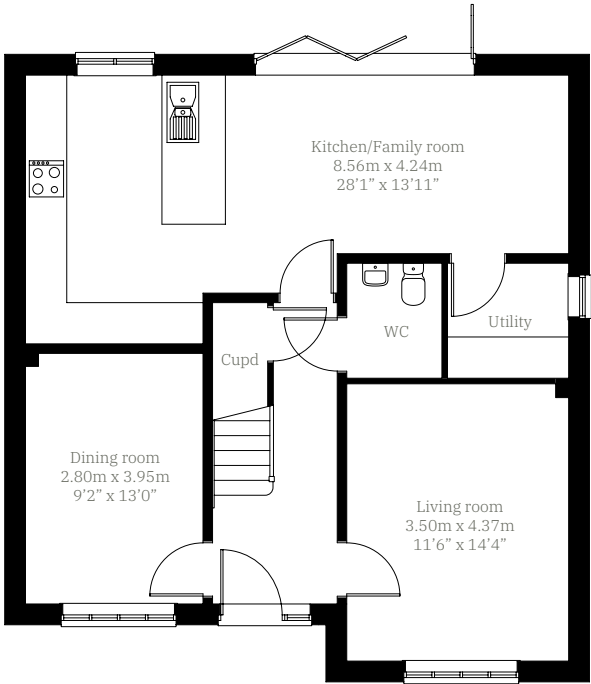
-  4 x Bedrooms
-  1 x Bathroom
-  1 x En suite
-  1 x Study
-  Double garage and 2 x parking spaces
-  EV charging point

The Lancombe has the contemporary features of an open-plan kitchen/family room and bi-fold doors to the garden, plus the traditional features of a separate living room and dining room. It offers the perfect balance for family life and for entertaining. The first-floor layout includes four bedrooms, a bathroom, an en suite and a study.



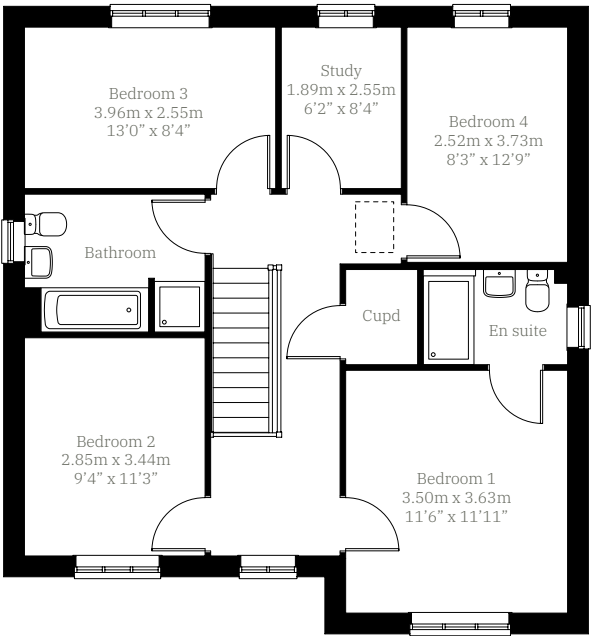
B [85]

Energy  
Efficiency Rating



Ground floor

Kitchen/Family room	8.56 x 4.24m
Living room	3.50 x 4.37m
Dining room	2.80 x 3.95m



First floor

Bedroom 1	3.50 x 3.63m
Bedroom 2	2.85 x 3.44m
Bedroom 3	3.96 x 2.55m
Bedroom 4	2.52 x 3.73m
Study	1.89 x 2.55m

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# The Chopwell

Detached Home






Features

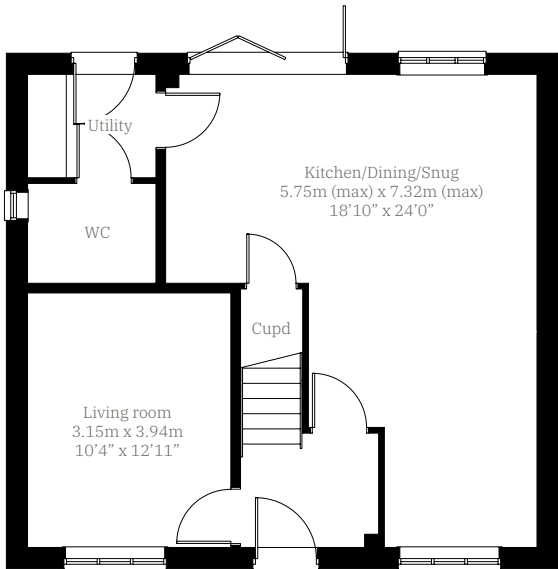
-  4 x Bedrooms
-  1 x Bathroom
-  1 x En suite
-  Single garage and 2 x parking spaces
-  EV charging point

The Chopwell is an attractive double-fronted new home with plenty of space for a growing family. Four bedrooms and two bathrooms create a good balance upstairs, while on the ground floor, the living accommodation offers the relaxed open-plan space of a kitchen/dining room/snug and the quiet space of a separate living room. A utility room and bi-fold doors to the garden are welcome family-friendly features.



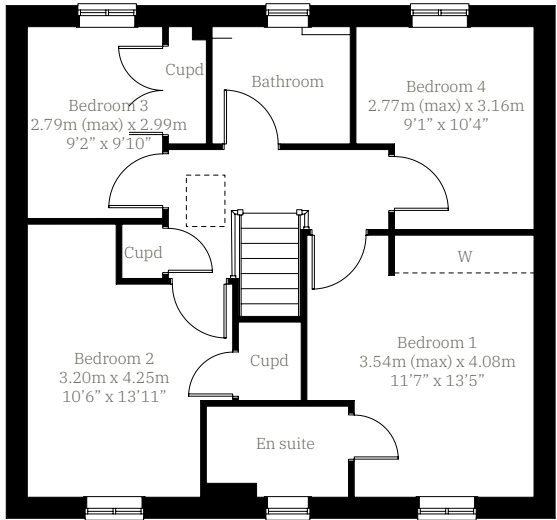
B [84]

Energy  
Efficiency Rating



Ground floor

Kitchen/Dining/Snug	5.75 x 7.32m
Living room	3.15 x 3.94m



First floor

Bedroom 1	3.54 x 4.08m
Bedroom 2	3.20 x 4.25m
Bedroom 3	2.79 x 2.99m
Bedroom 4	2.77 x 3.16m

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# Specification.

## General

- Brushed steel sockets and light switches to ground floor, white sockets and light switches to remaining floors
- Brushed aluminum downlighters to kitchen, utility, WC, bathroom and en suite(s)
- Emulsion finish in soft white, off white or soft grey to walls and ceilings
- Oak veneer internal doors
- Satin nickel handles
- Gas central heating
- Esi Centro Smart Wi-Fi Heating Controls
- Wired doorbell
- UPVC double glazed windows
- Combination boiler to 2 & 3 bedroom homes. Heat only gas boiler with separate hot water cylinder to 4 bed homes

## Kitchen

- Choice of 20mm Athena Forza Stone Quartz to 4 bedroom homes to kitchen/utility
- Choice of 40mm laminate worktops to 2 and 3 bedroom homes to kitchen/utility
- Worktop upstand to kitchen and utility
- Soft close door and drawers
- Built in single oven\*
- Induction hob 60cm or 80cm\*
- Integrated fridge/freezer, washer and dishwasher\*
- Under wall unit LED lighting to kitchen

## Bathrooms and en suites

- Soft close toilet seat
- Contemporary style sanitaryware by Villeroy & Boch
- Choice of wall tiling (dependent on build stage)
- Electric shower to family bathroom and en suite(s)
- Chrome towel radiators in main bathroom and en suite(s)

## Exterior

- Outside tap
- Turf to the rear garden
- EV Charging point ^ 7KWh Mode 3
- Rear and front gardens turfed
- Security chain to front door
- Smoke detectors to hall and landing
- CO<sup>2</sup> detector
- Power and light to garage
- 1.8-metre high fence
- Solar panels (please refer to your Sales Executive to confirm details)
- Outside socket
- Outside light (please refer to your sales Executive for quantity, location and style)

## Warranty

- 10 year new homes warranty

\*As per individual kitchen drawings. ^To select homes







This is your  
world, we  
just built it.

Charles Church



# 10 reasons to buy a new home.




## 01. Cheaper bills.

Because new homes are designed with efficiency in mind – cost-effective heating systems, advanced insulation, double-glazed windows and doors – you'll start saving money on your energy bills from the moment you move in.

## 02. Moving schemes.

Think you can't afford to move home? Think again. From Part Exchange and Own New Rate Reducer to Armed Forces and Key Worker Discounts, there's a host of offers and incentives that make buying a brand new home a little bit easier.



## 06. Peace of mind.

Your Charles Church home is backed by a 10-year new homes warranty, plus two-year Charles Church defects warranty. Should you need to make a claim, our Customer Care Team will be on hand to help.



## 07. Designed for modern living.

Considered, flexible room design and spaces that can be adapted for life how you choose to live it, now and in the future.





03.

## More freedom to do what you love.

Spend less time and money on home maintenance and repairs and more on the things that bring you joy: going for walks, entertaining family and friends, going on holiday, or simply finding a cosy corner to sit and read a book.

04.

## Everything is new.

New kitchen. New bathroom. New heating system. New paint. A brand new home means you can walk straight in and start living, secure in the knowledge that your property has been built and finished to the latest quality and efficiency standards.



05.

## No upper chain.

Relax knowing that your vendor is reputable, reliable and has a vested interest in ensuring you move into your new home as quickly and as painlessly as possible.

08.

## High spec as standard.

You'll feel the quality as soon as you walk through the front door. From the Silestone worktops and German appliances in the kitchen, to the chrome towel radiators in the bathroom and chrome sockets and light switches throughout. Everywhere you look and touch will feel just right.



09.

## A fresh start.

Forget stripping someone else's wallpaper, cleaning cupboards and painting skirting boards, a new home is clean and fresh, ready for you to move into and start living straightaway.

10.

## Safe and secure.

Sleep well from day one, sound in the knowledge that you're protected by a burglar alarm, lockable windows, smoke detectors, fire retardant materials and security lighting.



# Bringing you a step closer to sanctuary.

Buying a new home is exciting but, for most of us, it's also the biggest financial commitment we'll ever make. Our moving schemes offer something for everyone, making the decision to buy a brand new Charles Church home just that little bit easier.



# Schemes available to help you move.



## New Build Boost.

If you've saved a 5% deposit, you could get a 15% interest-free boost\* with this new mortgage scheme from Gen H, supported by Charles Church.



## Part Exchange.

Break the chain and Part Exchange your current home for a brand new Charles Church home. No chain, no hassle.



## Deposit Boost.

We'll boost your 10% deposit to 15% with our Deposit Boost scheme.



## Home Change.

We'll help you sell your home in three simple steps. No agent valuation costs. No estate agent fees. No hidden fees or paperwork.



## Bank of Mum and Dad.

Buying your first home with financial support from a family member? We'll thank them with a gift of £2,000.



## Deposit Unlock.

Buy your new home with a deposit of just 5%, thanks to Deposit Unlock, a new mortgage guarantee product.



## Armed Forces/Key Worker Discount.

Because you look after us, we'll look after you with a £500 discount on every £25K you spend on a new Charles Church home.



## Own New Rate Reducer.

Take advantage of lower interest rates and smaller monthly payments when you buy a Charles Church home with Own New Rate Reducer.

\*The boost is an equity loan and you may pay back more than you borrowed. Specific mortgage rates apply. If you stop paying your mortgage, you could lose your home. This promotion is approved by Imagine Mortgages Limited, t/a Gen H.



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#### Our star rating

We've been awarded a five star rating by the Home Builders Federation in their 2025 survey.

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