

# Gillingham Lakes

GILLINGHAM, DORSET

A beautiful collection of two, three and four bedroom homes located on the outskirts of the historic market town of Gillingham, Dorset.

**Taylor**  
**Wimpey**

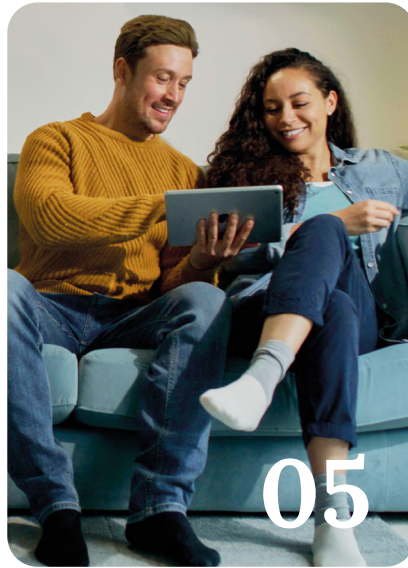
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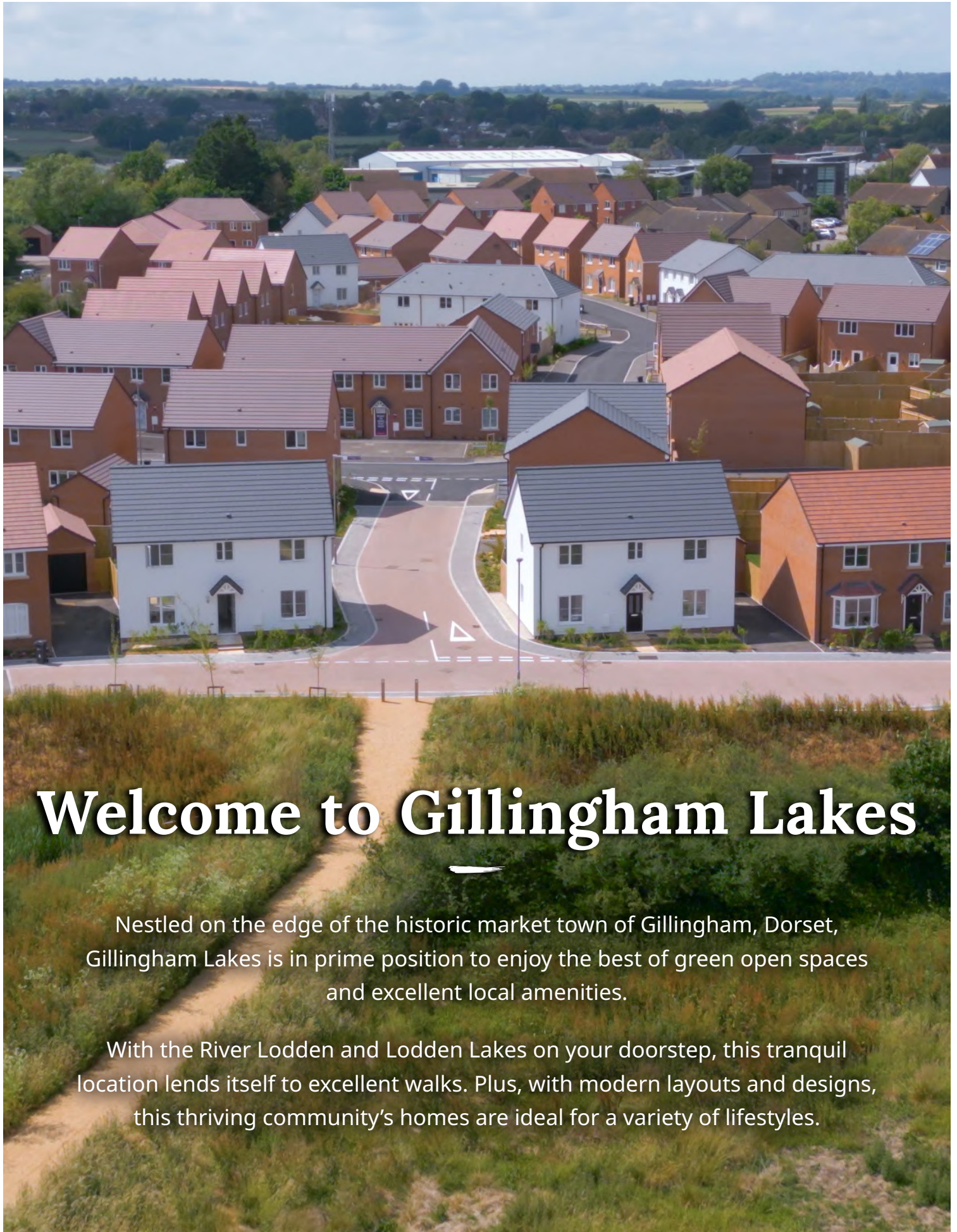
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# Welcome to Gillingham Lakes

Nestled on the edge of the historic market town of Gillingham, Dorset, Gillingham Lakes is in prime position to enjoy the best of green open spaces and excellent local amenities.

With the River Lodden and Lodden Lakes on your doorstep, this tranquil location lends itself to excellent walks. Plus, with modern layouts and designs, this thriving community's homes are ideal for a variety of lifestyles.



[View the site plan](#)

Photography shows the actual development.



# Love town life

This riverside community is within walking distance of the town centre for a range of shops, as well schools, pubs and restaurants.

Plus, with Gillingham Train Station just 0.3 miles away\*, adventures further afield to Shaftesbury and Yeovil are just a short journey away.

Local countryside



Blandford Forum



Gillingham high street



**Watch development video**

\*Distances taken from google.co.uk/maps.





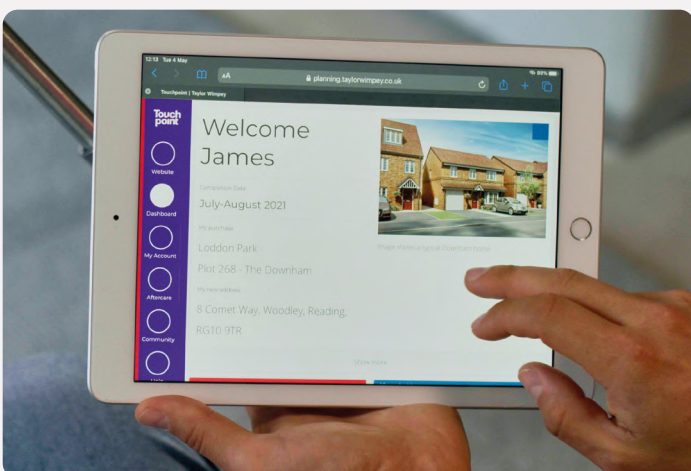
# Personalise your home

A new Taylor Wimpey home is a blank canvas, ready for you to put your stamp on even before you move in. You can choose from a range of high quality options for your kitchen, bedroom and bathroom to suit your taste – and all from the comfort of your sofa. We offer dark and light kitchen units and patterned or plain tiles for your bathroom, so whatever your preferred style we've got you covered.

Using our innovative Options Online tool, you can visualise your new home room-by-room and customise each as you go. You can also choose your options with the help of your Sales Executive if you'd prefer.

Our customers have created some fantastic spaces in their homes and you can get inspiration from their choices by following us on Instagram. You can also check out a host of interior design tips on our website.

[→ Find out more](#)



Options availability is subject to build stage of plots and options won't be available if plots have reached a certain build stage. Please contact the Sales Executive for further information.



# Included as standard

From the external features to the finishing touches, every detail of our homes is designed with our customers in mind.

While you'll have the choice to upgrade, all our houses are fitted with a range of high-quality features at no extra cost to you.

You'll find a complete list of all items that come as standard in your house below.



## Kitchens

All our kitchens are fitted with beautiful units and worktops. You can choose your preferred style and colour to create your perfect cooking and entertaining space.

A range of accessories including stylish splashbacks, a grey composite sink and taps, and lighting\*, give your kitchen a clean, contemporary finish. You'll get a modern, energy-efficient oven with built-in hob and integrated hood.

## Utility rooms†

Units will be fitted to match your chosen kitchen style, complete with a stainless steel sink and tap. If your home has a toilet in the utility room, we'll fit a contemporary white basin and toilet for a sleek finish.



## Bathrooms, en suites and shower rooms

Modern white sanitaryware, including toilet, basin and bath with chrome taps, give your main bathroom a clean look. The matching sanitaryware is fitted in en suites and shower rooms, which also benefit from a shower and glass enclosure.

For a distinct look, we offer a varied range of ceramic wall tiles for you to choose from to make your bathroom and en suite stand out from the crowd.

## Garden†

The outside of your home is just as carefully considered as the inside. You'll get a fully turfed and landscaped front garden, including plants. The back garden includes a slabbed area and your privacy is protected by a garden fence.



\* = Options, upgrades and colour choices are available subject to stage of construction

All of the specification listed is included in our houses as standard. Standard specifications are correct at time of going to print, but are subject to change without notice. Please contact your Sales Executive for further information. † = Where applicable.

# Our homes

→ 2 bedroom homes



→ 3 bedroom homes



→ 4 bedroom homes



→ View the site plan





# The Canford

2 BEDROOM HOME, TOTAL 676 sq. ft. / 62.80 sq. m.



## GROUND FLOOR

### Kitchen

3.02m x 1.85m      9'11" x 6'11"

### Living/Dining Area max.

4.73m x 3.98m      15'6" x 13'11"



## FIRST FLOOR

### Bedroom 1

3.08m x 2.97m      10'1" x 9'9"

### Bedroom 2

3.98m max. x 2.56m      13'1" max. x 8'5"

[→ Discover more about this home](#)

[→ View our current availability](#)

\*Plot specific window. 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. The sq ft/sq m stated is the net sales area described in the RICS Code of Measurement 6th Edition. It is the area of the building measured to the plaster finish of the perimeter walls at each floor level. The measurement includes internal walls, service boxings and voids over stairs. It excludes internal garages and areas with less than 1.5m headroom. All dimensions are + or - 50mm and floor plans are not shown to scale. The kitchen layout and furniture positions are for indicative purposes only. The computer generated image is for illustrative purposes only and it is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however, variances from site to site. External materials, finishes, landscaping and the position of garages (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Images may include optional upgrades at an additional cost. Please ask for further details. Please speak to our Sales Executives regarding the tenure of our new homes. 51452 / November 2024.





# The Lodden

2 BEDROOM HOME, TOTAL 749 sq. ft. / 69.58 sq. m.



**GROUND FLOOR**



**FIRST FLOOR**

**Kitchen/Living/Dining Area**

5.97m x 3.93m      19'7" x 12'11"

**Bedroom 1**

4.46m min. x 3.77m max.      14'8" min. x 12'5" max.

**Bedroom 2**

3.45m max. x 3.07m min.      11'4" max. x 10'1" min.

[➔ Discover more about this development](#)

[➔ View our current availability](#)

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# The Gosford

3 BEDROOM HOME, TOTAL 852 sq. ft. / 79.15 sq. m.



## GROUND FLOOR

### Kitchen/Dining Area

4.72m x 2.87m      15'6" x 9'5"

### Living Room max.

4.26m x 3.69m      14'0" x 12'1"



## FIRST FLOOR

### Bedroom 1 min.

2.96m x 2.83m      9'9" x 9'4"

### Bedroom 2

3.30m x 2.63m      10'10" x 8'8"

### Bedroom 3

3.55m max. x 2.00m      11'8" max. x 6'7"

[→ Discover more about this home](#)

[→ View our current availability](#)

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# The Easedale

3 BEDROOM HOME, TOTAL 917 sq. ft. / 85.19 sq. m.



## GROUND FLOOR

### Kitchen/Dining Area

5.10m x 2.95m      16'9" x 9'8"

### Living Room

5.10m x 3.02m      16'9" x 9'11"



## FIRST FLOOR

### Bedroom 1

3.81m x 3.08m      12'6" x 10'1"

### Bedroom 2

2.95m x 2.86m      9'8" x 9'5"

### Bedroom 3

2.95m x 2.15m      9'8" x 7'1"

[→ Discover more about this home](#)

[→ View our current availability](#)

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# The Yewdale

3 BEDROOM HOME, TOTAL 917 sq. ft. / 85.19 sq. m.



## GROUND FLOOR

### Kitchen/Dining Area

5.10m × 2.95m      16'9" × 9'8"

### Living Room

5.10m × 3.02m      16'9" × 9'11"



## FIRST FLOOR

### Bedroom 1

3.81m × 3.08m      12'6" × 10'1"

### Bedroom 2

2.95m × 2.86m      9'8" × 9'5"

### Bedroom 3

2.95m × 2.15m      9'8" × 7'1"

[→ Discover more about this home](#)

[→ View our current availability](#)

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# The Colton

3 BEDROOM HOME, TOTAL 1,134 sq. ft. / 105.40 sq. m.



## GROUND FLOOR

### Kitchen

3.43m × 2.57m min.  
11'3" × 8'5" min.

### Living/Dining Area

4.78m × 3.27m min.  
15'8" × 10'9" min.



## FIRST FLOOR

### Bedroom 2

4.78m × 3.07m max.  
15'8" × 10'1" max.

### Bedroom 3

2.93m × 2.55m  
9'8" × 8'5"



## SECOND FLOOR

### Bedroom 1

5.16m × 3.26m min.  
excluding dormer window  
16'11" × 10'8" min.  
excluding dormer window

[→ Discover more about this home](#)

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# The Huxford

4 BEDROOM HOME, TOTAL 1,156 sq. ft. / 107.39 sq. m.



## GROUND FLOOR

### Kitchen/Dining Area

5.73m × 3.00m      18'10" × 9'10"

### Living Room

4.66m × 3.63m      15'4" × 11'1"



## FIRST FLOOR

### Bedroom 1

3.42m × 3.16m      11'3" × 10'5"

### Bedroom 2

3.23m × 2.84m      10'7" × 9'4"

### Bedroom 3

3.25m min. × 2.23m      10'8" min. × 7'4"

### Bedroom 4

2.48m min. × 2.41m      8'2" min. × 7'11"

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# The Rosedale

4 BEDROOM HOME, TOTAL 1,226 sq. ft. / 113.89 sq. m.



## GROUND FLOOR

### Kitchen/Dining Area

6.09m × 3.58m max.      20'0" × 11'9" max.

### Living Room

6.09m × 3.46m      20'0" × 11'4"



## FIRST FLOOR

### Bedroom 1

3.52m × 3.03m      11'7" × 9'11"

### Bedroom 2

3.64m × 2.95m max.      11'11" × 9'8" max.

### Bedroom 3

3.05m × 2.51m      10'0" × 8'3"

### Bedroom 4

3.54m × 2.25m max.      11'7" × 7'5" max.

[→ Discover more about this home](#)

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# The Trusdale

4 BEDROOM HOME, TOTAL 1,226 sq. ft. / 113.89 sq. m.



## GROUND FLOOR

### Kitchen/Dining Area

6.09m × 3.58m max.    20'0" × 11'9" max.

### Living Room

6.09m × 3.46m    20'0" × 11'4"



## FIRST FLOOR

### Bedroom 1

3.52m × 3.03m    11'7" × 9'11"

### Bedroom 2

3.64m × 2.95m max.    11'11" × 9'8" max.

### Bedroom 3

3.05m × 2.51m    10'0" × 8'3"

### Bedroom 4

3.54m × 2.25m max.    11'7" × 7'5" max.

[→ Discover more about this home](#)

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# The Manford

4 BEDROOM HOME, TOTAL 1,368 sq. ft. / 127.09 sq. m.



## GROUND FLOOR

### Kitchen/Dining Area

8.11m × 2.88m      26'7" × 9'6"

### Living Room

4.74m × 3.88m      15'7" × 12'9"

### Study

2.62m × 2.10m      8'7" × 6'11"



## FIRST FLOOR

### Bedroom 1

3.88m max. × 3.03m min.      12'9" max. × 9'11" min.

### Bedroom 2

3.33m min. × 3.09m max.      10'11" min. × 10'2" max.

### Bedroom 3

3.66m × 3.03m max.      12'0" × 10'0" max.

### Bedroom 4

3.97m max. × 2.75m      13'0" max. × 9'0"

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# Ways to buy

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Everyone knows buying a new home is an exciting time. But it can be a stressful one too, which is why our Sales Executives and Customer Relations Managers are there to help every step of the way, from your initial enquiry right through to opening the front door of your new home for the first time.



## First time buyer?

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→ Here's how we can help

## Existing home owner?

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→ Here's how we can help



Please speak to your Sales Executive for further details.



# Take your next step



Find your dream home on our website.



Book an appointment to view our show homes.



Take a virtual tour of our homes from the comfort of your sofa.



Have your questions answered by calling our Sales Executives on **01747 360 110**.



Find out how we can get you moving with our buying schemes.



**Book an appointment**



**How to buy a home**



**GILLINGHAM LAKES** Off Addison Close, Gillingham, Dorset, SP8 4JS

**CONTACT US ON 01747 360 110**

# Taylor Wimpey