



# The Evergreens

WOKINGHAM

A collection of one and two bedroom apartments  
and two, three, four, and five bedroom houses  
on the outskirts of Wokingham.

**Taylor**  
**Wimpey**

# Contents



# Welcome to The Evergreens

Set on the outskirts of Wokingham, close to neighbouring woodland and green spaces. This excellent Berkshire location puts the countryside, the town and the city just minutes from your door.

The homes have modern designs and interior layouts to suit a variety of needs.



[View the site plan](#)



# Love village life

True to its name, The Evergreens is located close to Swinley Forest – a sprawling woodland that makes the perfect place to walk or cycle among nature.

The development also enjoys all the amenities you could need, with a choice of schools, supermarkets, shops, restaurants, bars and entertainment all nearby.

Windsor Great Park



The Lexicon Shopping Centre



Windsor High Street



**Watch development video**





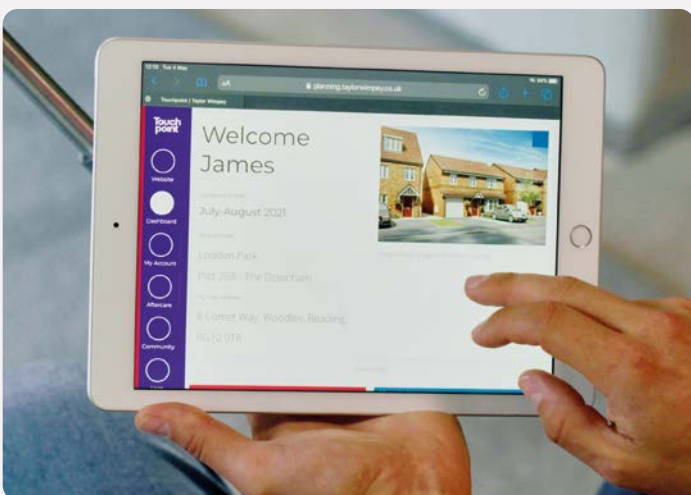
# Personalise your home

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 some of our standard offerings, all of 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 of our kitchens are fitted with beautiful units and worktops and you can choose your preferred style and colour to create your perfect cooking and entertaining space.

A range of accessories including stylish splashbacks, a stainless steel sink and Zeno Taps, and lighting give your kitchen a clean, contemporary finish. You'll get a modern, energy efficient Zanussi oven with built-in gas hob and integrated hood and extractor fan too.

## Utility rooms<sup>†</sup>

Units will be fitted to match your chosen kitchen style, complete with a stainless steel sink and Zeno Taps. 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 Ideal Standard taps give your main bathroom a clean look. The same sanitaryware is fitted in en suites and shower rooms which also benefit from an Aqualisa shower and glass enclosure.

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



## Garden<sup>†</sup>

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.



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



# Our homes

→ 1 & 2 Bedroom Apartments



→ 2 Bedroom Homes



→ 3 Bedroom Homes



→ 4 Bedroom Homes



→ 5 Bedroom Homes

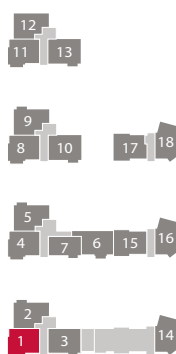


→ View the site plan



# Evergreen House

## 1 & 2 BEDROOM APARTMENTS



### PLOT 1

#### Kitchen/Living/Dining Area

5.44m x 5.04m      17'10" x 16'7"

#### Bedroom 1

5.64m x 2.84m      18'6" x 9'4"

#### Bedroom 2

4.71m x 2.55m      15'6" x 8'4"

### PLOT 2

#### Kitchen/Living/Dining Area max.

5.69m x 4.86m      18'8" x 16'0"

#### Bedroom 1

4.47m x 2.77m      14'8" x 9'1"

#### Bedroom 2

4.76m x 2.46m      15'8" x 8'1"

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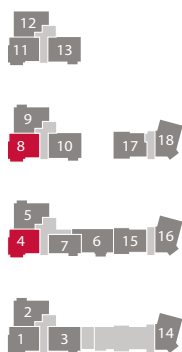
\*Plot specific windows. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your sales executive. The sq ft/ sq m stated is the net sales area described in the RICS Code of 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. 52179 / January 2025.





# Evergreen House

## 1 & 2 BEDROOM APARTMENTS



### PLOTS 4 & 8

#### Kitchen/Living/Dining Area

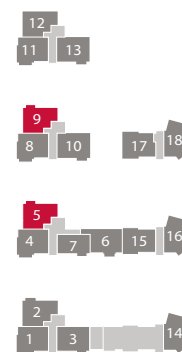
6.69m x 4.51m      21'11" x 14'10"

#### Bedroom 1

3.66m x 2.84m      12'0" x 9'4"

#### Bedroom 2

3.35m x 3.02m      11'0" x 9'11"



### PLOTS 5 & 9

#### Kitchen/Living/Dining Area

7.16m x 4.61m      23'6" x 15'2"

#### Bedroom 1

3.81m x 3.29m      12'6" x 10'10"

#### Bedroom 2

3.80m x 3.02m      12'6" x 9'11"

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# Evergreen House

## 1 & 2 BEDROOM APARTMENTS



### PLOT 6

#### Kitchen/Living/Dining Area

6.67m x 3.64m      21'11" x 11'11"

#### Bedroom 1

3.45m x 3.06m      11'4" x 10'1"

#### Bedroom 2

4.07m x 3.05m      13'4" x 10'0"

### PLOT 7

#### Kitchen/Living/Dining Area max.

6.75m x 5.51m      22'2" x 18'1"

#### Bedroom 1

5.51m x 3.00m      18'1" x 9'10"

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# Evergreen House

## 1 & 2 BEDROOM APARTMENTS



### PLOT 10

#### Kitchen/Living/Dining Area

6.75m x 4.09m      22'2" x 13'5"

#### Bedroom 1

3.66m x 3.00m      12'0" x 9'10"

#### Bedroom 2

3.87m x 3.05m      12'8" x 10'0"

### PLOT 11

#### Kitchen/Living/Dining Area

6.69m x 4.56m      21'11" x 15'0"

#### Bedroom 1

4.11m x 2.90m      13'6" x 9'6"

#### Bedroom 2

4.10m x 3.02m      13'5" x 9'11"

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# Evergreen House

## 1 & 2 BEDROOM APARTMENTS



### PLOT 12

**Kitchen/Living/Dining Area max.**

7.18m x 5.19m      23'7" x 17'0"

### Bedroom 1

3.97m x 3.16m      13'0" x 10'5"

### PLOT 13

**Kitchen/Living/Dining Area max.**

6.54m x 5.26m      21'5" x 17'3"

### Bedroom 1

3.29m x 3.27m      10'10" x 10'9"

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# The Dovedale

2 BEDROOM HOME, TOTAL 738 sq ft / 68.80 sq. m.



## FIRST FLOOR

### Kitchen/Living/Dining Area

5.35m × 3.82m 17'7" × 12'6"

### Bedroom 1

3.84m × 3.17m 12'8" × 10'5"

### Bedroom 2

3.01m × 2.46m 9'11" × 8'1"

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# The Bayford

2 BEDROOM HOME, TOTAL 976 sq ft / 90.67 sq. m.



## GROUND FLOOR

### Kitchen/Dining Area

5.06m × 2.87m      16'7" × 9'5"

### Living Room

4.24m × 3.98 max.      13'11" × 13'1" max.



## FIRST FLOOR

### Bedroom 1

3.98m max. × 3.00m      13'1" max. × 9'10"

### Bedroom 2

5.06m max. × 3.87m min.      16'7" max × 12'9" min.

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# The Kingdale

2 BEDROOM HOME, TOTAL 1,040 sq ft / 96.62 sq. m.



## GROUND FLOOR

### Kitchen/Dining Area

5.41m × 3.35m      17'9" × 11'0"

### Living Room

5.41m × 3.07m      17'9" × 10'1"



## FIRST FLOOR

### Bedroom 1

4.13m × 3.09m      13'7" × 10'2"

### Bedroom 2

5.39m × 3.33m      17'9" × 10'11"

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# The Maple

3 BEDROOM HOME, TOTAL 1,175 sq ft / 109.16 sq. m.



## GROUND FLOOR

### Kitchen/Dining Area

5.74m × 3.00m      18'10" × 9'10"

### Living Room

4.66m × 3.63m      15'4" × 11'11"



## FIRST FLOOR

### Bedroom 1

5.73m × 3.90m      18'10" × 12'10"

### Bedroom 2

3.24m × 2.84m      10'8" × 9'4"

### Bedroom 3

2.52m min. × 2.41m      8'3" min. × 7'11"

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# The Cedar

3 BEDROOM HOME, TOTAL 1,249 sq ft / 116.04 sq. m.



## GROUND FLOOR

### Kitchen/Dining Area

4.89m x 2.90m 16'1" x 9'6"

### Living Room

4.25m x 3.81m max.  
14'0" x 12'6" max.



## FIRST FLOOR

### Bedroom 2

4.89m x 3.31m 16'1" x 10'1"

### Bedroom 3

3.15m x 2.73m 10'4" x 9'0"



## SECOND FLOOR

### Bedroom 1

6.64m max. x 4.88m max.  
21'10" max. x 16'0" max.

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# The Manford

4 BEDROOM HOME, TOTAL 1,385 sq ft / 128.68 sq. m.



## GROUND FLOOR

### Kitchen/Dining Area

8.11m × 3.26m max. 26'8" × 10'9" max.

### Living Room

4.74m × 3.88m 15'7" × 12'9"

### Study

2.61m × 2.10m 8'7" × 6'11"



## FIRST FLOOR

### Bedroom 1

3.88m × 3.71m 12'9" × 12'2"

### Bedroom 2

4.02m × 3.09m 13'2" × 10'2"

### Bedroom 3

3.66m × 3.03m 12'0" × 10'0"

### Bedroom 4

3.97m × 2.75m 13'0" × 9'0"

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# The Marford

4 BEDROOM HOME, TOTAL 1,564 sq ft / 145.33 sq. m.



## GROUND FLOOR

### Kitchen

4.79m x 3.32m      15'9" x 10'11"

### Living Room

4.76m x 3.91m      15'8" x 12'10"

### Dining Room/Family Room

3.04m x 2.66m      10'0" x 8'9"

### Study

3.91m x 3.26m      12'10" x 10'8"



## FIRST FLOOR

### Bedroom 1

4.91m x 3.64m max.      16'2" x 12'0" max.

### Bedroom 2

4.00m x 3.32m      13'2" x 10'11"

### Bedroom 3

4.72m x 3.23m      15'6" x 10'7"

### Bedroom 4

3.80m x 2.55m      12'6" x 8'4"

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# The Birch

3 BEDROOM HOME, TOTAL 1,605 sq ft / 149.09 sq. m.



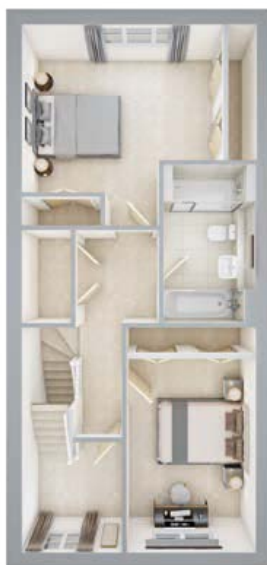
## GROUND FLOOR

### Kitchen/Dining Area

4.89m × 3.90m      16'1" × 12'10"

### Living Room

5.50m × 3.78m      18'1" × 12'5"



## FIRST FLOOR

### Bedroom 2

4.89m × 4.20m      16'1" × 13'9"

### Bedroom 3

4.70m × 2.70m      15'5" × 8'10"



## SECOND FLOOR

### Bedroom 1

6.31m × 3.78m      20'9" × 12'5"

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# The Oak

3 BEDROOM HOME, TOTAL 1,608 sq ft / 149.38 sq. m.



## GROUND FLOOR

### Kitchen/Living/Dining Area

6.49m max. × 5.77m

21'4" max. × 18'11"

### Snug

4.22m × 2.80m 13'10" × 9'2"



## FIRST FLOOR

### Bedroom 2

5.77m × 3.13m 18'11" × 10'4"

### Bedroom 3

4.02m × 3.05m 13'2" × 10'0"



## SECOND FLOOR

### Bedroom 1

5.77m × 2.83m 18'11" × 9'4"

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\*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. 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. 52179 / January 2025.





# The Wayford

5 BEDROOM HOME, TOTAL 1,858 sq ft / 172.61 sq. m.



## GROUND FLOOR

### Kitchen/Breakfast Area

5.58m x 3.35m      18'4" x 11'0"

### Living Room

6.06m x 4.40m      19'11" x 14'6"

### Dining Room

3.39m x 3.06m      11'1" x 10'1"

### Study

3.39m x 2.34m      11'1" x 7'8"



## FIRST FLOOR

### Bedroom 1

3.39m x 3.37m      11'1" x 11'1"

### Bedroom 2

3.67m x 3.47m      12'1" x 11'5"

### Bedroom 3

3.81m x 3.02m      12'6" x 9'11"

### Bedroom 4

4.10m x 2.39m      13'5" x 7'10"

### Bedroom 5

3.22m x 2.33m      10'7" x 7'8"

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# The Hampden

5 BEDROOM HOME, TOTAL 2,400 sq ft / 222.97 sq. m.



## GROUND FLOOR

### Kitchen

6.43m × 3.42m      21'1" × 11'3"

### Dining Area

6.43m × 2.68m      21'1" × 8'10"

### Living Room

5.95m × 4.35m      19'6" × 14'3"

### Family Room

4.60m × 4.35m      15'1" × 14'3"

### Study

3.74m × 3.05m      12'3" × 10'0"



## FIRST FLOOR

### Bedroom 1

4.66m × 4.37m      15'4" × 14'4"

### Bedroom 2

3.67m × 3.63m      12'1" × 11'11"

### Bedroom 3

2.99m × 2.66m      9'10" × 8'9"

### Bedroom 4

4.00m × 2.81m      13'2" × 9'3"

### Bedroom 5

2.67m × 2.28m      8'9" × 7'6"

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 Here's how we can help

## Existing home owner?

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 Here's how we can help





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