



Bramshall Meadows Phase 2C

New Road, Uttoxeter
ST14 5DS

1, 2, 3 & 4 bed homes available.

There's no place like your home.

When we set about building our homes, we always begin with the same four principles in mind – sustainability, flexible living, height and light, and community.

These principles are brought to life through thoughtful design, and with all of them combined, they create a home that enhances and benefits your lifestyle.



Building more than just homes.

A man and a woman are standing outdoors in front of a brick house. The man, on the left, is wearing a blue and white plaid shirt over a white t-shirt and dark trousers. He is smiling and waving with his right hand. The woman, on the right, is wearing a light-colored coat over a pink top and is also smiling and waving with her right hand. The background shows a brick house with white window frames and a paved area.

Community matters.

A large, stylized, light gray graphic of a hand holding a heart, positioned on the left side of the page.

Enjoy your surroundings.

"Community" can mean different things to different people. For us it means bringing people together and connecting our developments with the wider local area, so we never build homes in the middle of nowhere. Public services, schools, jobs, shopping, restaurants, parks and the countryside are always within reach so you never feel like you're stuck in the sticks.



Why Bramshall Meadows

Positioned on the edge of the countryside between Bramshall and Uttoxeter, this new development of 1, 2, 3 and 4 bedroom new homes, is perfect for those who are seeking a semi-rural lifestyle.





The Loxley

759 sq. ft.

- Open plan living/dining room with
- Fitted kitchen with built-in oven, hob and extractor hood
- Downstairs cloakroom
- Under stairs store
- Two double bedrooms
- Main bathroom
- Full gas fired central heating
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty

Bedrooms

2

Bathrooms

1

Property type

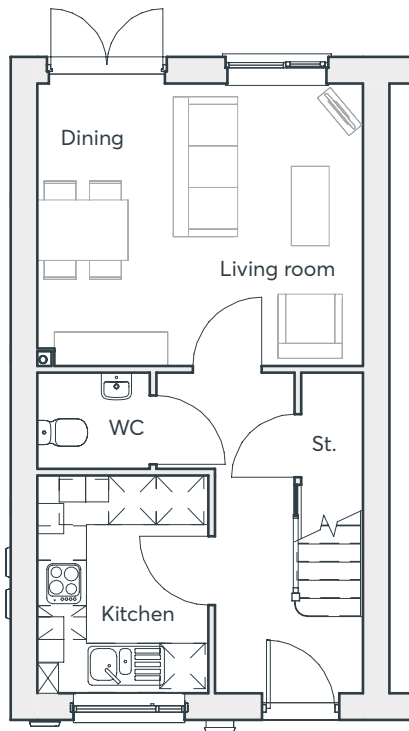
Semi-Detached

Find this home on the site plan

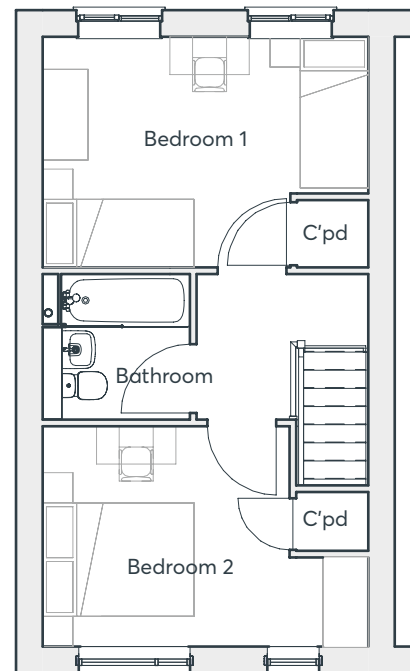


The Loxley

Ground Floor



First Floor



Ground Floor

Dining	3.74m x 1.81m	12'3" x 5'11"
Kitchen	2.83m x 2.25m	9'3" x 7'5"
Living	3.74m x 2.49m	12'3" x 8'2"
WC	1.27m x 1.50m	4'2" x 4'11"

First Floor

Bedroom 1	2.86m x 4.30m	9'5" x 14'1"
Bedroom 2	3.05m x 4.30m	10'0" x 14'1"
Bathroom	1.93m x 1.95m	6'4" x 6'5"

Computer generated images are indicative only. External finishes, materials, layouts, window positions and styles may vary. Room sizes are taken to the widest point in each room wall to wall and a tolerance of +/- 5% is allowed. The floor plans are for guidance only and may be subject to change and properties may be "handed" or mirror images of the plans shown. Please check with our Sales Consultant or Selling Agent.



The Houghton

920 sq. ft.

- Front facing living room
- Open plan dining/kitchen with French doors to the garden
- Utility room and cloakroom off the kitchen
- Under stairs store
- Main bedroom with en-suite and built-in wardrobe
- Fully fitted family bathroom
- Full gas fired central heating
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty

Bedrooms

3

Bathrooms

2

Property type

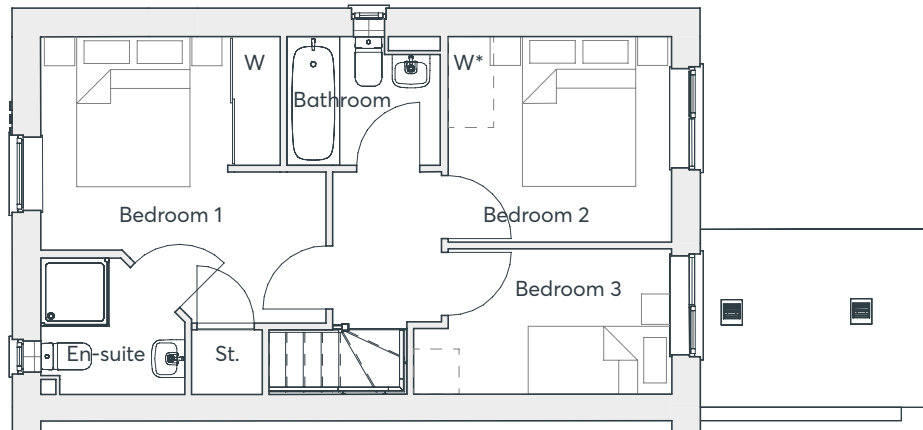
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Find this home on the site plan

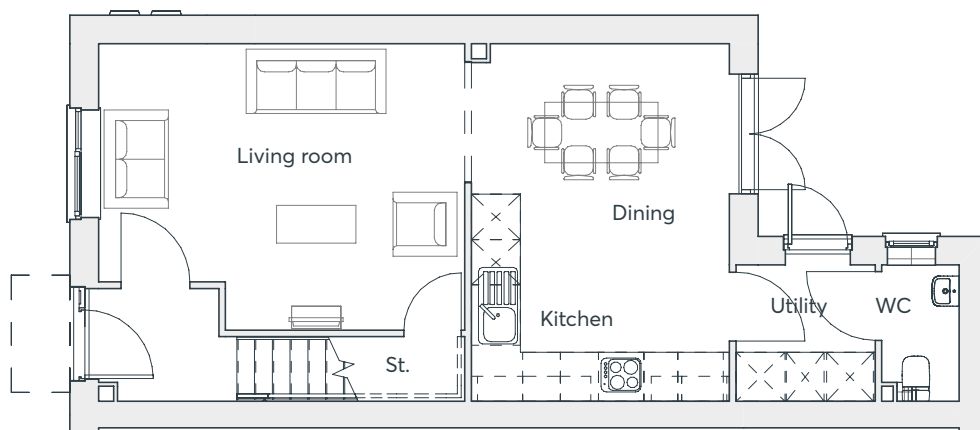


The Houghton

First Floor



Ground Floor



W* = wardrobe available at extra cost

Ground Floor

Dining	3.42m x 2.28m	11'2" x 7'6"
Kitchen	3.42m x 2.45m	11'2" x 8'0"
Living	4.84m x 3.79m	15'11" x 12'5"
Utility	1.84m x 1.81m	6'0" x 5'11"
WC	1.02m x 1.81m	3'4" x 5'11"

First Floor

Bedroom 1	3.77m x 3.79m	12'5" x 12'5"
En-suite	1.91m x 1.80m	6'3" x 5'11"
Bedroom 2	3.01m x 2.70m	9'10" x 8'10"
Bedroom 3	3.42m x 1.92m	11'2" x 6'4"
Bathroom	1.98m x 1.70m	6'6" x 5'7"

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The Kea

936 sq. ft.

- Kitchen/dining room with French doors to the garden
- Separate living room with fitted media plate
- Downstairs cloakroom
- Main bedroom with en-suite shower room and built-in wardrobe
- Fully fitted family bathroom
- Full gas fired central heating
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty

Bedrooms

3

Bathrooms

2

Property type

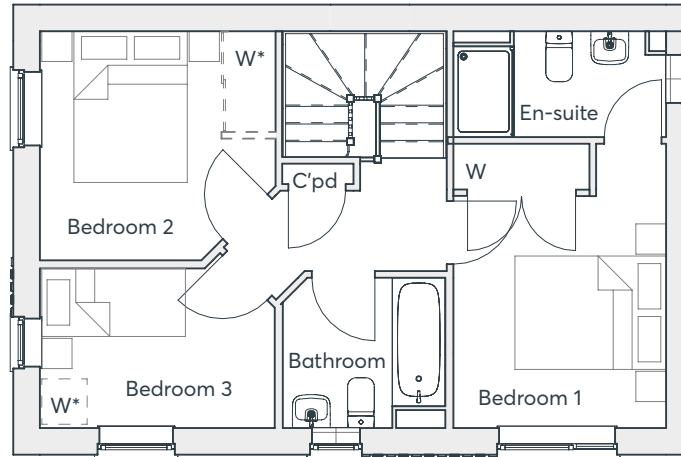
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Find this home on the site plan

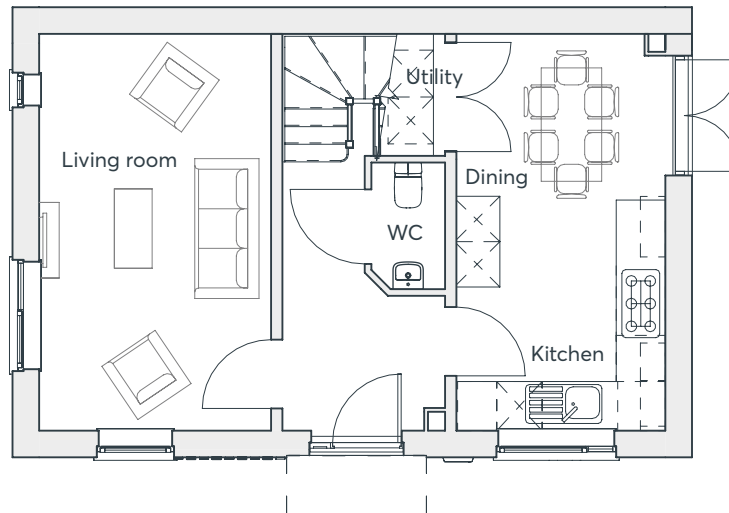


The Kea

First Floor



Ground Floor



W* = wardrobe available at extra cost

Ground Floor

Dining	2.18m x 2.89m	7'2" x 9'6"
Kitchen	3.02m x 2.90m	9'11" x 9'6"
Living	5.20m x 3.06m	17'1" x 10'0"
Utility	1.61m x 0.74m	5'4" x 2'5"
WC	1.68m x 0.92m	5'6" x 3'0"

First Floor

Bedroom 1	3.69m x 2.96m	12'1" x 9'8"
En-suite	1.40m x 2.96m	4'7" x 9'8"
Bedroom 2	3.03m x 3.12m	9'11" x 10'3"
Bedroom 3	2.06m x 3.07m	6'9" x 10'1"
Bathroom	1.99m x 1.99m	6'6" x 6'6"

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The Edwena

1036 sq. ft.

- Kitchen/dining room with French doors to the rear garden
- Downstairs cloakroom
- Separate living room
- Utility cupboard to hallway
- Main bedroom with built-in wardrobe and en-suite
- Fully fitted family bathroom
- Full gas fired central heating
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty
- Open-plan living room option available with our flexible living plans^

Bedrooms

3

Bathrooms

2

Property type

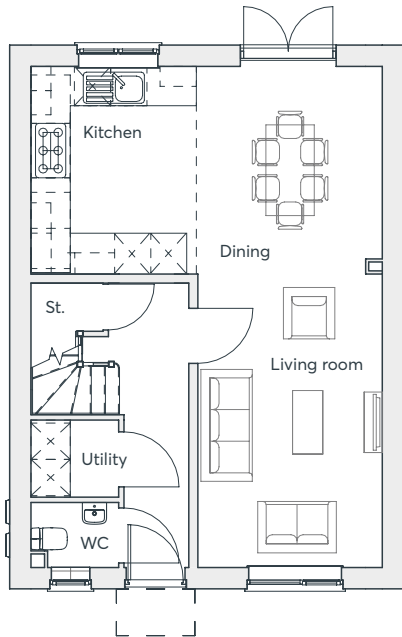
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Find this home on the site plan

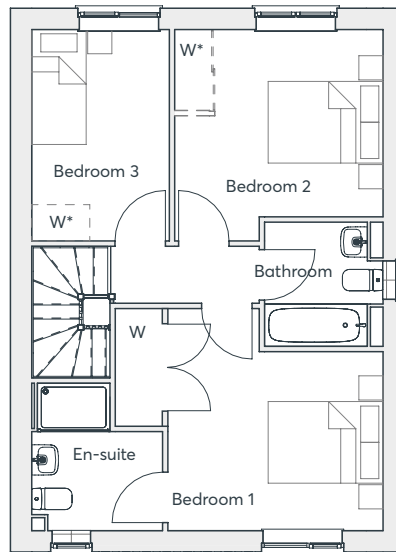


The Edwena

Ground Floor



First Floor



W* = wardrobe available at extra cost

Ground Floor

Dining	3.41m x 3.03m	11'2" x 9'11"
Kitchen	3.41m x 2.74m	11'2" x 9'0"
Living	4.83m x 3.03m	15'10" x 9'11"
Utility	1.30m x 1.43m	4'3" x 4'8"
WC	1.03m x 1.43m	3'4" x 4'8"

First Floor

Bedroom 1	3.65m x 3.53m	12'0" x 11'7"
En-suite	2.41m x 2.14m	7'11" x 7'0"
Bedroom 2	3.47m x 3.42m	11'5" x 11'3"
Bedroom 3	3.47m x 2.25m	11'5" x 7'5"
Bathroom	2.05m x 1.93m	6'9" x 6'4"

*Flexible living layout is available on selected plots only and is subject to build stage. Plots will be built as standard layout unless otherwise specified.

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The Hannington

1149 sq. ft.

- Kitchen/dining room with French doors to the garden
- Utility room off the kitchen
- Downstairs cloakroom
- Fully fitted family bathroom
- Main bedroom with en-suite and built-in wardrobe
- Bedroom 2 with built-in store cupboard
- Full gas fired central heating
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty

Bedrooms

4

Bathrooms

2

Property type

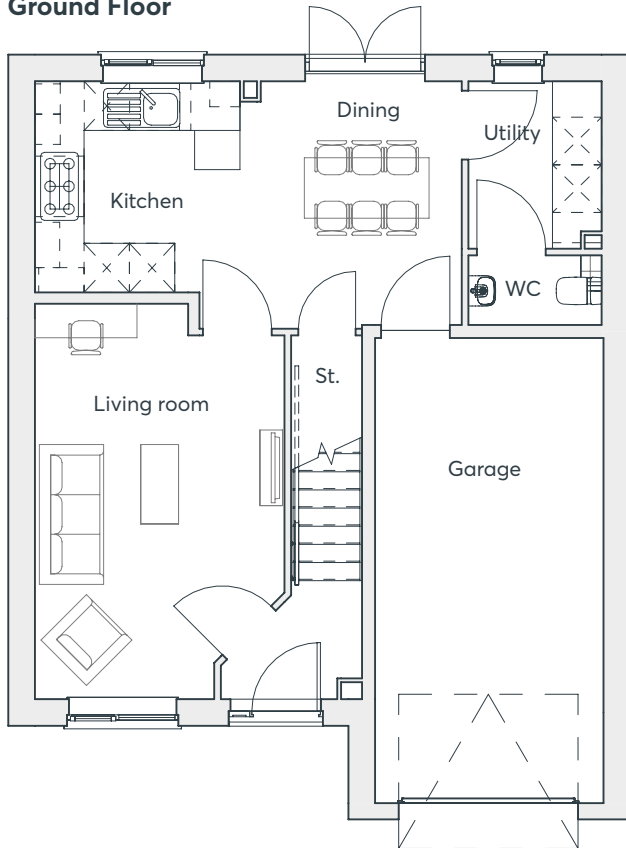
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Find this home on the site plan

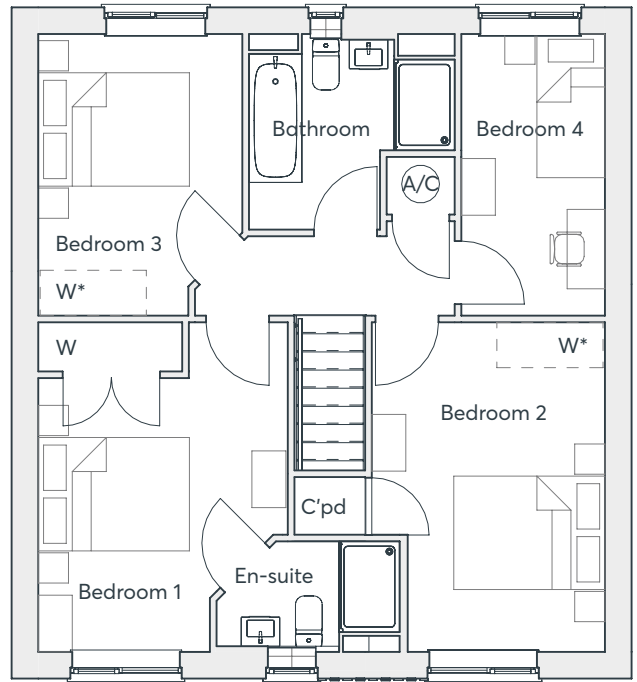


The Hannington

Ground Floor



First Floor



W* = wardrobe available at extra cost

Ground Floor

Dining	3.20m x 2.61m	10'6" x 8'7"
Kitchen	2.77m x 3.01m	9'1" x 9'11"
Living	5.21m x 3.28m	17'1" x 10'9"
Utility	2.19m x 1.74m	7'2" x 5'8"
WC	0.92m x 1.74m	3'0" x 5'8"
Garage	6.15m x 3.00m	20'2" x 9'10"

First Floor

Bedroom 1	4.33m x 3.28m	14'3" x 10'9"
En-suite	1.39m x 2.42m	4'7" x 7'11"
Bedroom 2	4.33m x 3.06m	14'3" x 10'0"
Bedroom 3	3.70m x 2.68m	12'2" x 8'9"
Bedroom 4	3.70m x 1.88m	12'2" x 6'2"
Bathroom	2.56m x 2.72m	8'5" x 8'11"

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The Chichester

1208 sq. ft.

- Open plan kitchen, dining and family room with French doors onto garden
- Separate study to ground floor
- Downstairs cloakroom
- Main bedroom with en-suite and built-in wardrobe
- Full gas fired central heating
- Double glazing and high-performance insulation throughout
- Front facing living room
- Main bathroom with bath and a walk-in shower
- 10 year New Home warranty

Bedrooms

4

Bathrooms

2

Property type

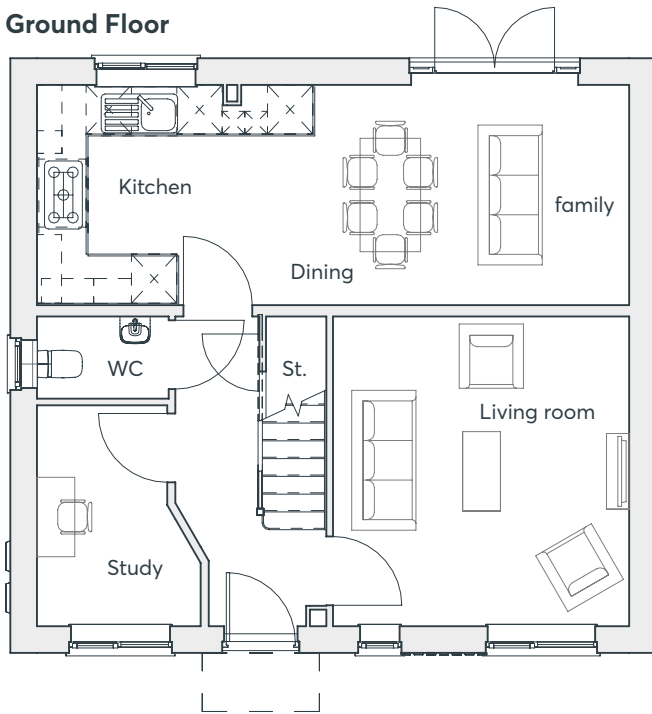
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Find this home on the site plan

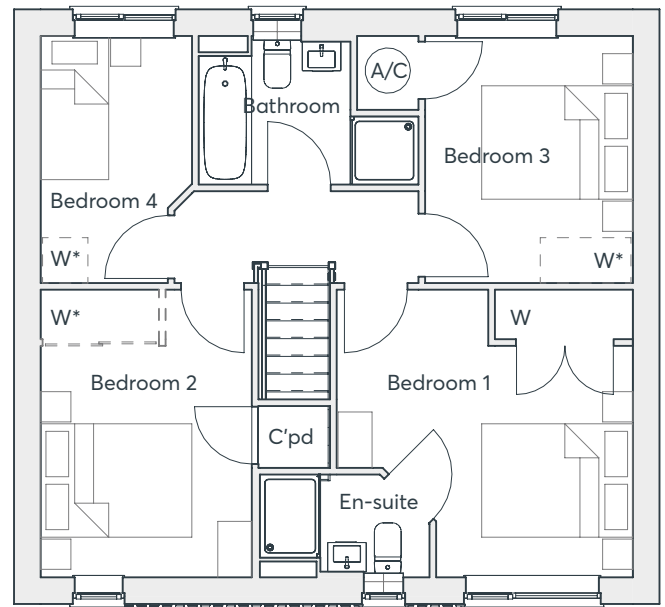


The Chichester

Ground Floor



First Floor



W* = wardrobe available at extra cost

Ground Floor

Dining	2.89m x 2.00m	9'6" x 6'7"
Family	2.89m x 2.14m	9'6" x 7'0"
Kitchen	2.89m x 3.65m	9'6" x 12'0"
Living	4.07m x 3.89m	13'4" x 12'9"
Study	2.90m x 2.14m	9'6" x 7'0"
WC	1.09m x 1.72m	3'7" x 5'8"

First Floor

Bedroom 1	3.78m x 3.89m	12'5" x 12'9"
En-suite	1.28m x 2.24m	4'3" x 7'4"
Bedroom 2	3.78m x 2.77m	12'5" x 9'1"
Bedroom 3	3.24m x 2.72m	10'8" x 8'11"
Bedroom 4	3.24m x 1.98m	10'8" x 6'6"
Bathroom	1.85m x 2.91m	6'1" x 9'6"

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The Becket

1210 sq. ft.

- Kitchen/dining room with French doors to the garden
- Separate utility room and cloakroom off the kitchen
- Large lounge opening onto a dining area
- Main bedroom with built in wardrobe, dressing area and en-suite spanning the entire top floor
- Three bedrooms and family bathroom on first floor
- Full gas fired central heating
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty

Bedrooms

4

Bathrooms

2

Property type

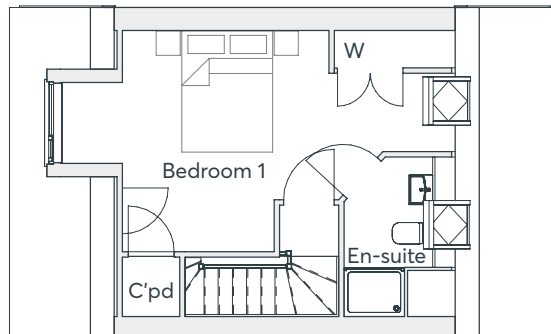
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Find this home on the site plan

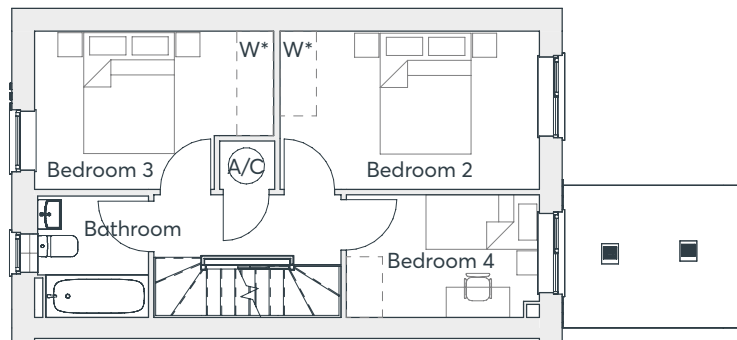


The Becket

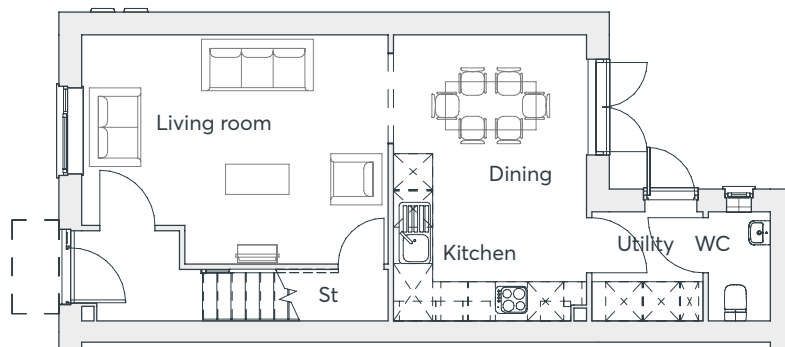
Second Floor



First Floor



Ground Floor



W* = wardrobe available at extra cost

Ground Floor

Dining	3.19m x 1.96m	10'6" x 6'5"
Kitchen	3.19m x 2.77m	10'6" x 9'1"
Living	5.07m x 3.79m	16'7" x 12'5"
Utility	1.81m x 1.81m	5'11" x 5'11"
WC	1.02m x 1.81m	3'4" x 5'11"

First Floor

Bedroom 2	4.29m x 2.62m	12'11" x 8'7"
Bedroom 3	3.94m x 2.62m	14'1" x 8'7"
Bedroom 4	3.19m x 2.03m	10'6" x 6'8"
Bathroom	1.83m x 2.00m	6'0" x 6'7"

Second Floor

Bedroom 1	6.73m x 3.66m	22'1" x 12'0"
En-suite	1.47m x 2.64m	4'10" x 8'8"

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The Paris

1342 sq. ft.

- Three storey home
- Kitchen/dining room with French doors to the garden
- Spacious living room
- Two bedrooms, a study and a family bathroom on the first floor
- Main bedroom with en suite and fitted wardrobes
- Two further bedrooms and a bathroom on the second floor
- Full gas fired central heating
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty

Bedrooms

4

Bathrooms

2

Property type

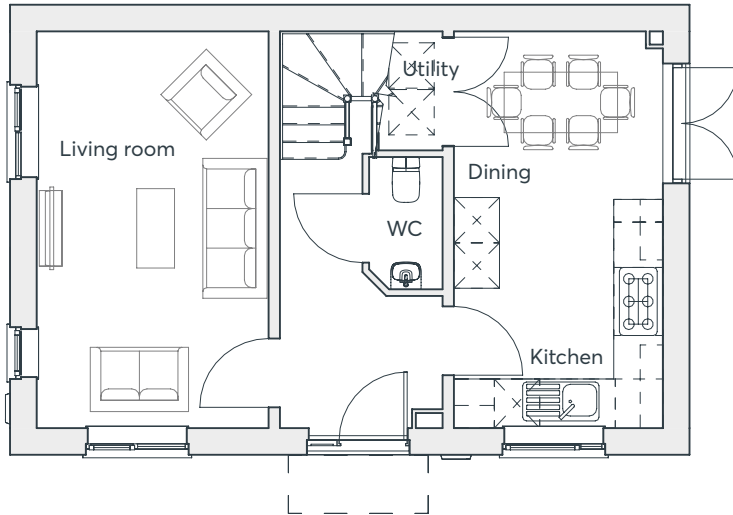
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Find this home on the site plan

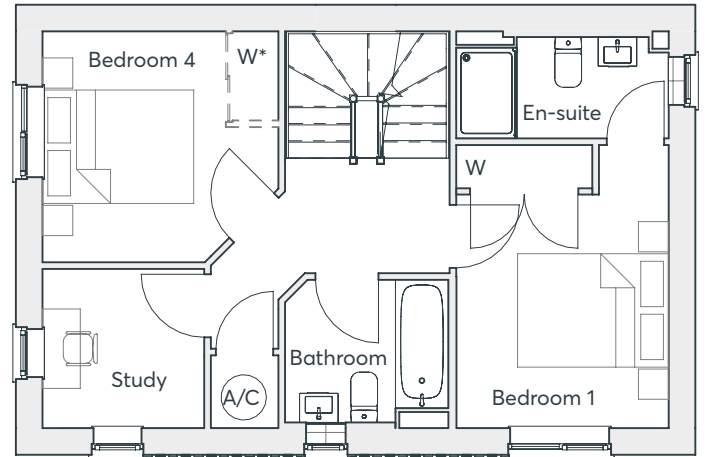


The Paris

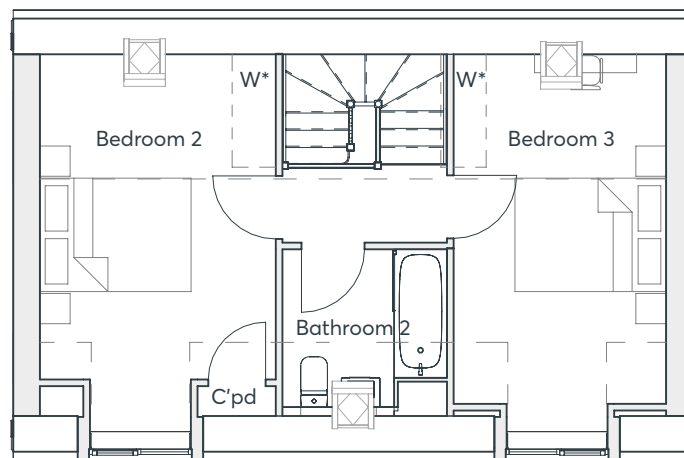
Ground Floor



First Floor



Second Floor



W* = wardrobe available at extra cost

Ground Floor

Dining	2.17m x 2.89m	7'2" x 9'6"
Kitchen	3.03m x 2.89m	9'11" x 9'6"
Living	5.20m x 3.06m	17'1" x 10'0"
Utility	1.55m x 0.83m	5'1" x 2'9"

First Floor

Bedroom 1	3.72m x 2.78m	12'2" x 9'2"
En-Suite	1.34m x 2.96m	4'5" x 9'8"
Bedroom 4	3.03m x 3.12m	9'11" x 10'3"
Bathroom 1	1.89m x 2.16m	6'2" x 6'11"
Study	2.08m x 2.11m	6'10" x 6'11"













Second Floor

Bedroom 2	5.20m x 3.12m	17'1" x 10'3"
Bedroom 3	5.20m x 2.80m	17'1" x 9'2"
Bathroom 2	2.09m x 2.14m	6'10" x 7'0"

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Your site

Make sure to pinch and zoom!

- | | |
|---|--|
|  The Paris (1342)
4 bedroom home |  The Houghton (920)
3 bedroom home |
|  The Becket (1210/1206)
4 bedroom home |  The Mirin (823)
3 bedroom home |
|  The Chichester (1208)
4 bedroom home |  The Loxley (759/741)
2 bedroom home |
|  The Hannington (1149)
4 bedroom home |  The Kemble (692)
2 bedroom home |
|  The Edwena (1036/1021)
3 bedroom home |  Affordable houses |
|  The Kea (936/922)
3 bedroom home | |
|  The Webster (922)
3 bedroom home | |

The development layout is intended for illustrative purposes only and may change, for example, in response to market demand or ground conditions. It should be treated as general guidance and cannot be relied upon as accurately describing any one of the specified matters prescribed by any order made under Property Misdescriptions act. Landscaping is indicative. Please refer to the Landscape Plan available from our Sales Consultant or Selling Agent.





Thurs – Mon - 10:30am - 5.30pm

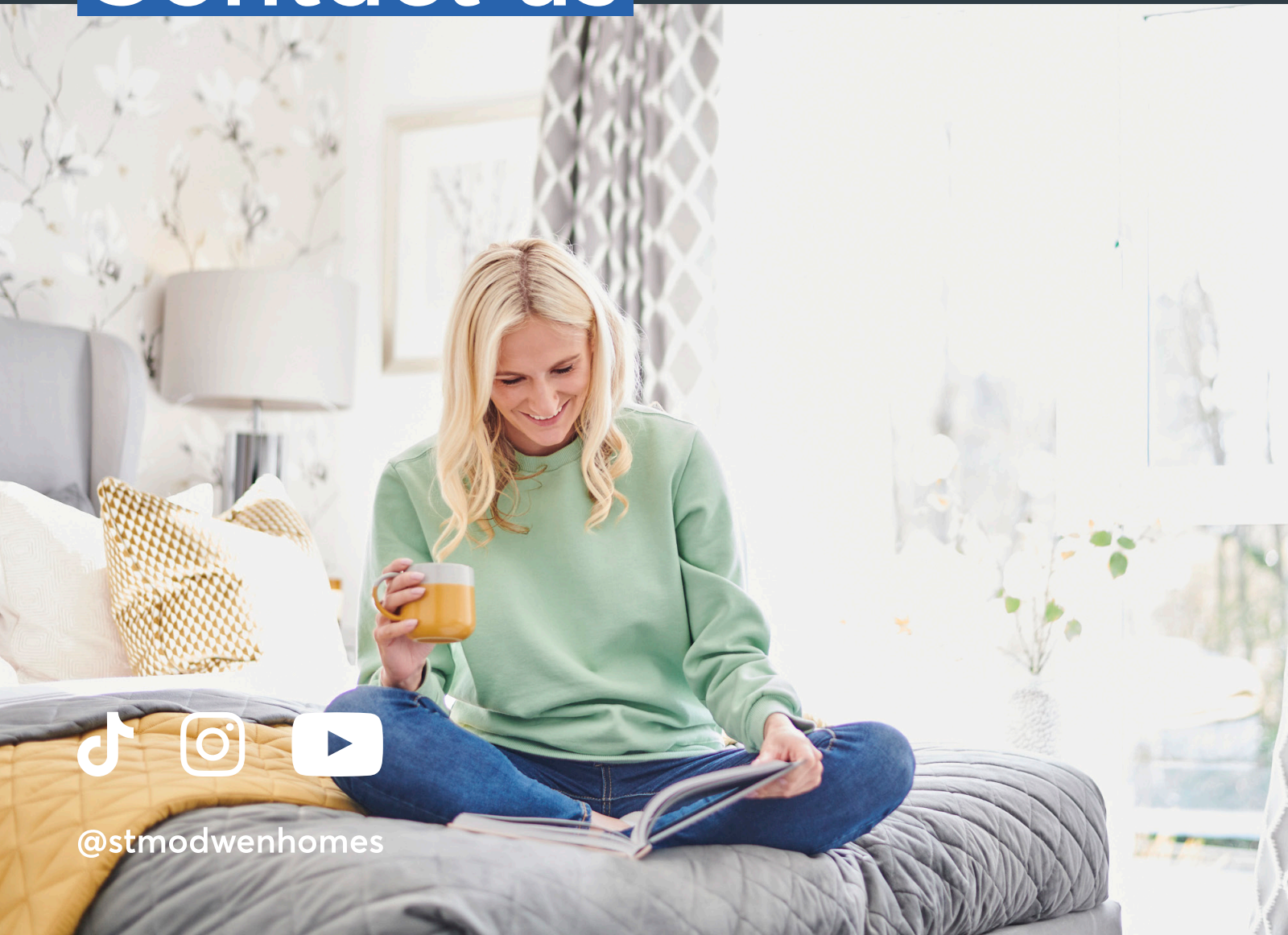
Please speak to a member of the Sales Team if you require this brochure in an alternative format.

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www.stmodwenhomes.co.uk

Contact us



@stmodwenhomes