

Twigworth Green

Twigworth



Linden
HOMES



Twigworth Green Twigworth

A collection of 3 and 4 bedroom homes in a beautiful village

This exciting new development is in the Gloucestershire village of Twigworth, within easy reach of the historic cathedral city of Gloucester.

The development will include a purpose-built local centre with convenience store, pharmacy, café and takeaways. Gloucester also offers an array of independent and high street retailers and a farmers' market.

Historic Gloucester, the pretty riverside town of Tewkesbury and Regency Cheltenham are all close by. There are also countryside walks in the area, including the Gloucestershire Way and Cotswolds Area of Outstanding Natural Beauty.

The development will benefit from its own primary school and parents will also be pleased to find a good selection of schools for all ages nearby.

Twigworth Green is just off the A38 giving access to Gloucester, Tewkesbury, Cheltenham and the M5. Gloucester train station offers connections to London Paddington, Bristol, Worcester, Swindon and Cardiff.

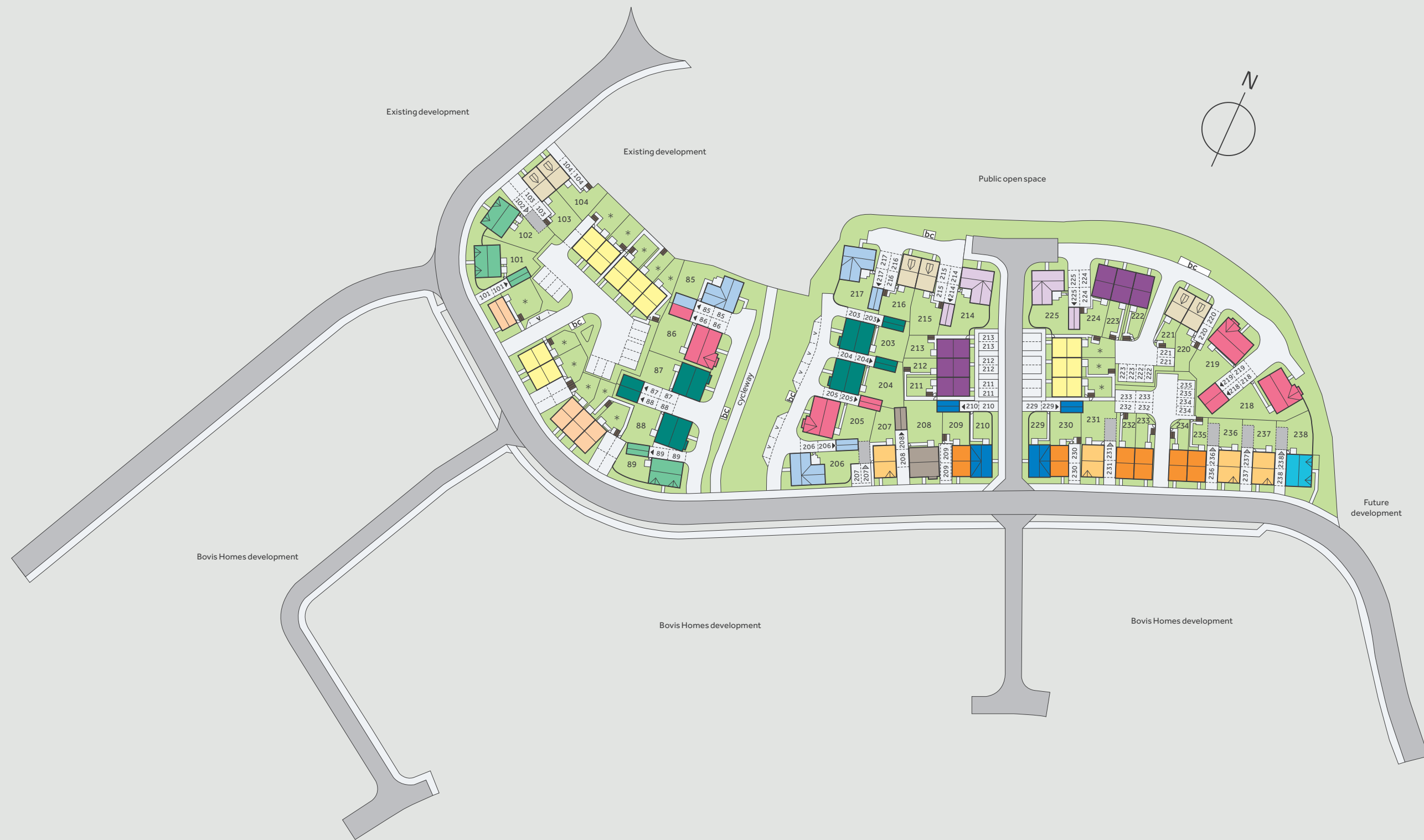
Twigworth Green

Twigworth, Gloucestershire GL2 9PQ | 01452 402 751

lindenhomes.co.uk/twigworth

Linden
HOMES

Development layout



4 bedroom home

- The Aslin
- The Cottingham
- The Knightley
- The Knightley II
- The Leverton
- The Leverton II
- The Mylne
- The Pembroke
- The Pembroke II

3 bedroom home

- The Becket
- The Elmslie
- The Eveleigh

Affordable homes

- 3 bedroom homes*
- 2 bedroom homes*

bc	bin collection point	v	visitor parking space
▶	garage entrance	▒	car port
▶	car port entrance	■	shed

Not to scale. Trees and landscaping are indicative only and may alter during construction. The trees, shrubs and gardens shown are illustrative only. Finishes and materials may vary from those shown here. Please ask your Sales consultant for specific details.



The Aslin 4 bedroom home

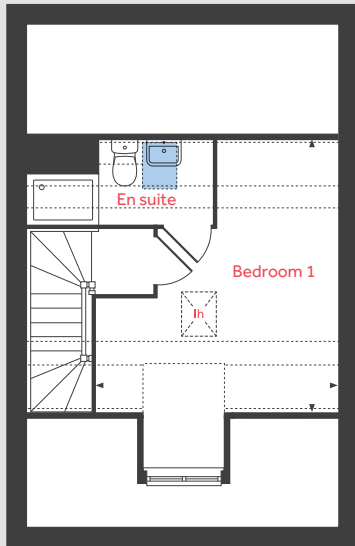
Twigworth Green

Twigworth, Gloucestershire GL2 9PQ | 01452 402 751

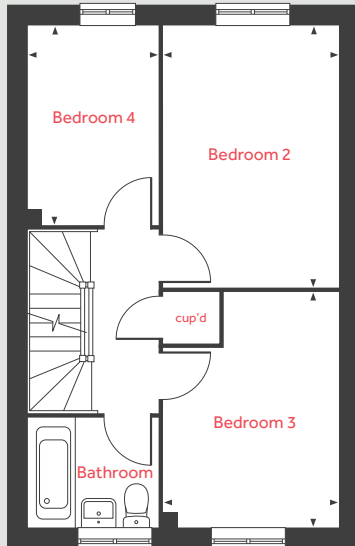
[lindenhomes.co.uk/twigworth](https://www.lindenhomes.co.uk/twigworth)

Linden
HOMES

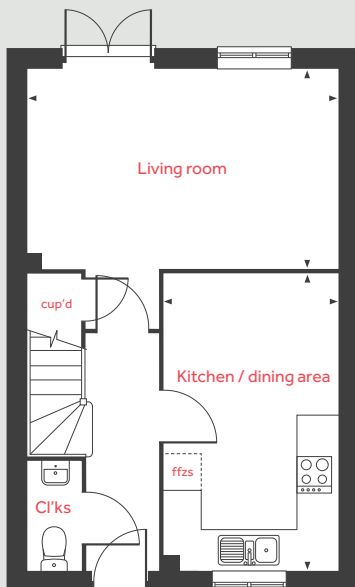
Second floor



First floor



Ground floor



The Aslin

4 bedroom home

Ground floor

Living room

4.98m x 3.21m 16'4" x 10'6"

Kitchen / dining area

4.78m x 2.80m 15'8" x 9'2"

First floor

Bedroom 2

4.21m x 2.79m 13'10" x 9'2"

Bedroom 3

3.78m x 2.79m 12'5" x 9'2"

Bedroom 4

3.21m x 2.12m 10'6" x 6'11"

Second floor

Bedroom 1

4.30m x 3.90m 14'1" x 12'10"

lh	loft hatch		velux window
cup'd	cupboard		measuring points
ffzs	fridge freezer space		reduced ceiling height

Please note, floorplans and dimensions are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best product to our customers. Computer generated images not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your Sales consultant. 1349481/April 2021.

Linden

HOMES



The Becket 3 bedroom home

Twigworth Green

Twigworth, Gloucestershire GL2 9PQ | 01452 402 751

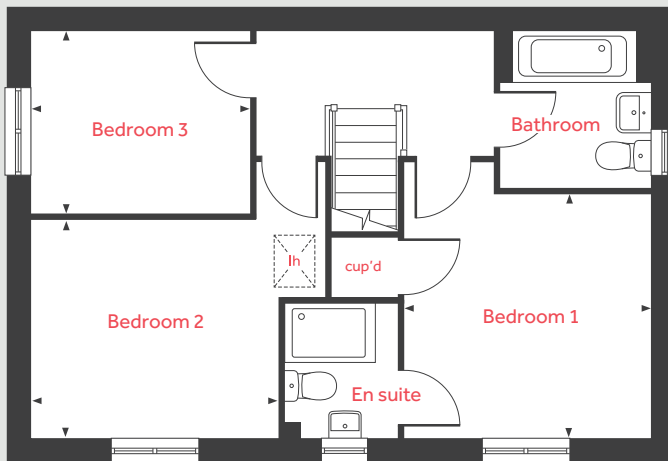
[lindenhomes.co.uk/twigworth](https://www.lindenhomes.co.uk/twigworth)

Linden
HOMES

The Becket

3 bedroom home

First floor



Ground floor

Living room
5.59m x 3.33m 18'4" x 10'11"

Kitchen
2.94m x 2.85m 9'8" x 9'4"

Dining area
2.94m x 2.74m 9'8" x 9'0"

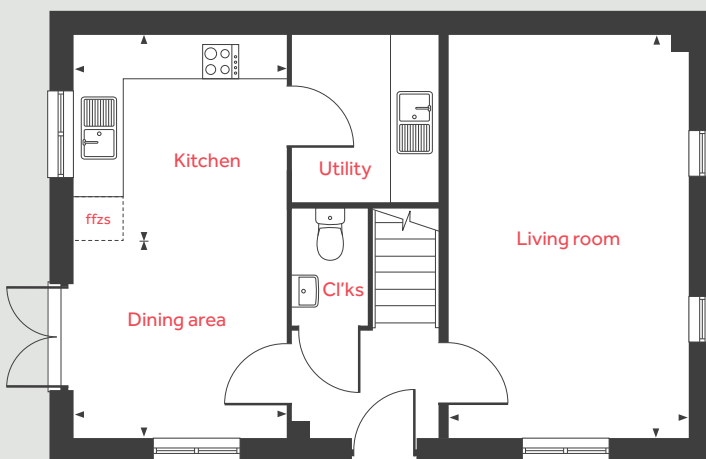
First floor

Bedroom 1
3.41m x 3.34m 11'2" x 10'11"

Bedroom 2
3.34m x 3.00m 10'11" x 9'10"

Bedroom 3
3.00m x 2.51m 9'10" x 8'3"

Ground floor



lh loft hatch ffzs fridge freezer space
cup'd cupboard ◀ ▶ measuring points

Please note, floorplans and dimensions are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best product to our customers. Computer generated images not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your Sales consultant. 1349481/April 2021.

Linden
HOMES



The Cottingham 4 bedroom home

Twigworth Green

Twigworth, Gloucestershire GL2 9PQ | 01452 402 751

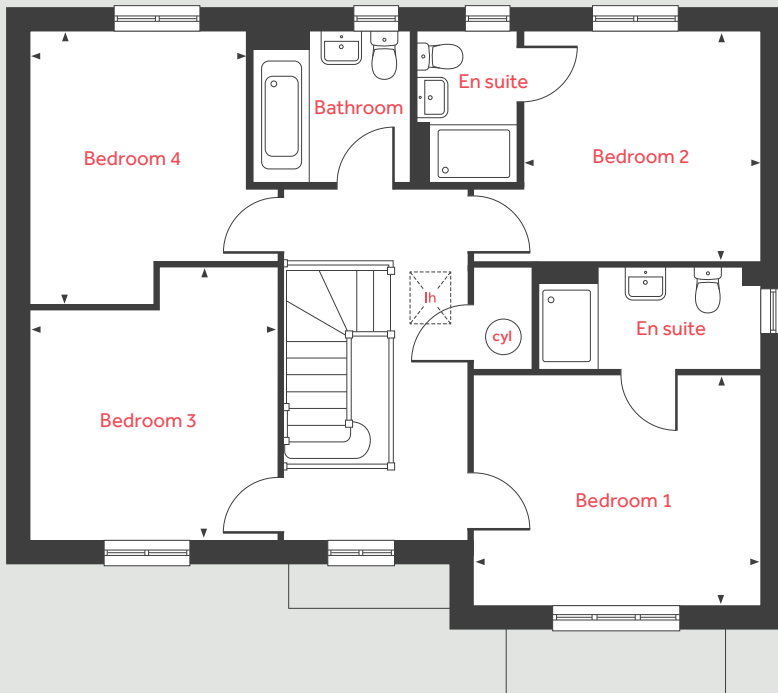
[lindenhomes.co.uk/twigworth](https://www.lindenhomes.co.uk/twigworth)

Linden
HOMES

The Cottingham

4 bedroom home

First floor



Ground floor

Living room	4.60m x 4.20m	15'1" x 13'9"
Kitchen	3.50m x 2.78m	11'6" x 9'1"
Dining area	3.24m x 3.09m	10'8" x 10'2"
Family area	3.24m x 3.09m	10'8" x 10'2"
Study	2.24m x 2.12m	7'4" x 6'11"

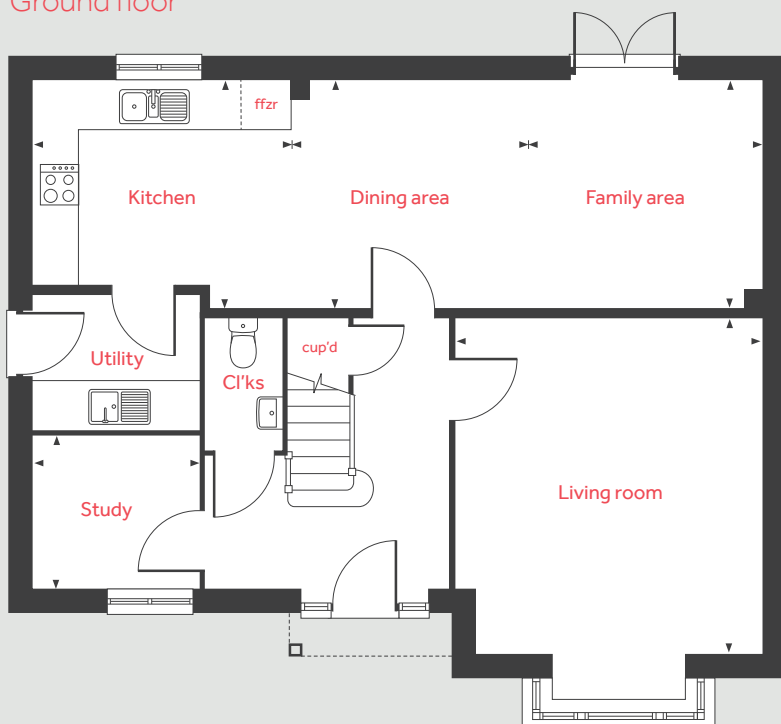
First floor

Bedroom 1	3.90m x 3.15m	12'10" x 10'4"
Bedroom 2	3.24m x 3.14m	10'8" x 10'4"
Bedroom 3	3.30m x 3.13m	10'10" x 10'3"
Bedroom 4	3.74m x 2.93m	12'3" x 9'7"

lh	loft hatch	ffzr	integrated fridge freezer
cyl	hot water cylinder	◀ ▶	measuring points
cup'd	cupboard		

Please note, floorplans and dimensions are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best product to our customers. Computer generated images not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your Sales consultant. 1349481/April 2021.

Ground floor



Linden
HOMES



The Elmslie 3 bedroom home

Twigworth Green

Twigworth, Gloucestershire GL2 9PQ | 01452 402 751

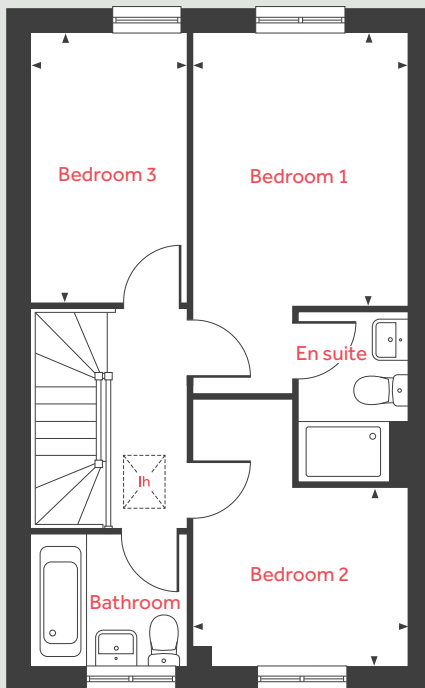
[lindenhomes.co.uk/twigworth](https://www.lindenhomes.co.uk/twigworth)

Linden
HOMES

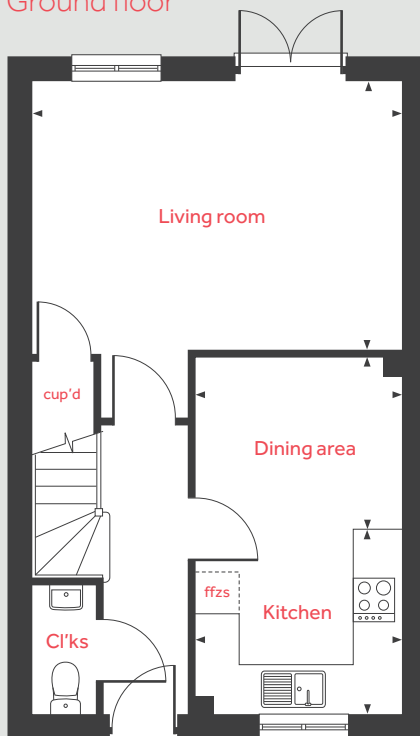
The Elmslie

3 bedroom home

First floor



Ground floor



Ground floor

Living room

5.10m x 3.64m 16'9" x 11'11"

Kitchen

2.91m x 2.50m 9'7" x 8'2"

Dining area

2.91m x 2.26m 9'7" x 7'5"

First floor

Bedroom 1

3.77m x 2.87m 12'4" x 9'5"

Bedroom 2

2.87m x 2.37m 9'5" x 7'9"

Bedroom 3

3.66m x 2.15m 12'0" x 7'1"

lh	loft hatch	ffzs	fridge freezer space
cup'd	cupboard	◀ ▶	measuring points

Please note, floorplans and dimensions are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best product to our customers. Computer generated images not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your Sales consultant. 1349481/April 2021.

Linden
HOMES



The Eveleigh 3 bedroom home

Twigworth Green

Twigworth, Gloucestershire GL2 9PQ | 01452 402 751

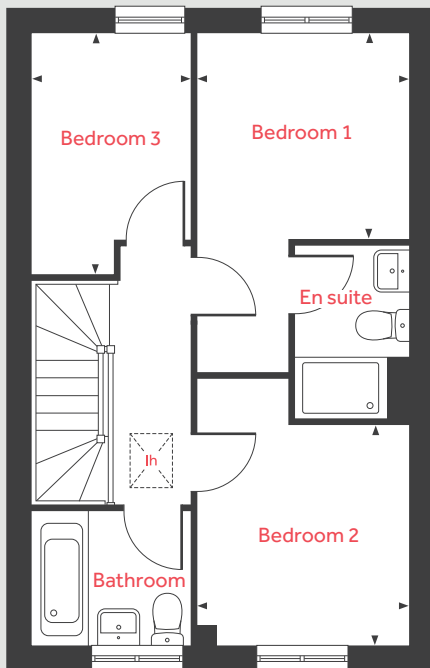
[lindenhomes.co.uk/twigworth](https://www.lindenhomes.co.uk/twigworth)

Linden
HOMES

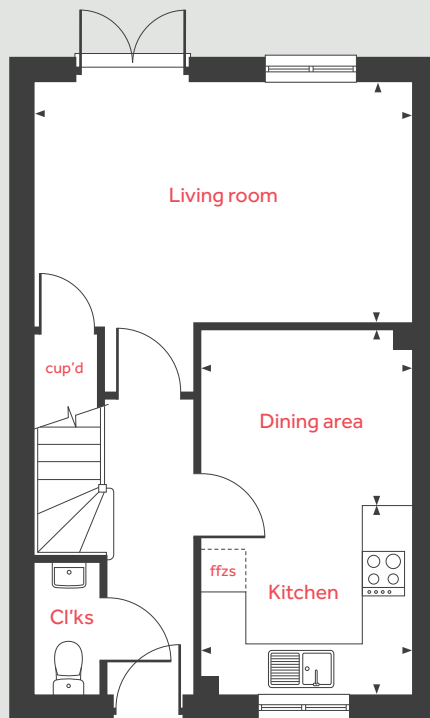
The Eveleigh

3 bedroom home

First floor



Ground floor



Ground floor

Living room

4.98m x 3.21m 16'4" x 10'6"

Kitchen

2.80m x 2.50m 9'2" x 8'2"

Dining area

2.80m x 2.28m 9'2" x 7'6"

First floor

Bedroom 1

2.79m x 2.73m 9'2" x 8'11"

Bedroom 2

2.90m x 2.79m 9'6" x 9'2"

Bedroom 3

3.21m x 2.12m 10'6" x 6'11"

lh	loft hatch	ffzs	fridge freezer space
cup'd	cupboard	◀ ▶	measuring points

Please note, floorplans and dimensions are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best product to our customers. Computer generated images not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your Sales consultant. 1349481/April 2021.

Linden
HOMES



The Knightley 4 bedroom home

Twigworth Green

Twigworth, Gloucestershire GL2 9PQ | 01452 402 751

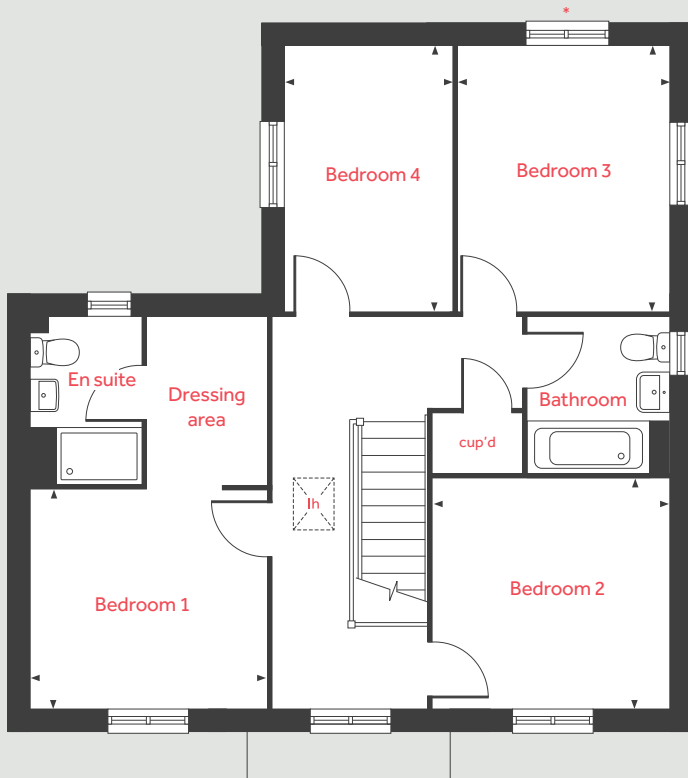
[lindenhomes.co.uk/twigworth](https://www.lindenhomes.co.uk/twigworth)

Linden
HOMES

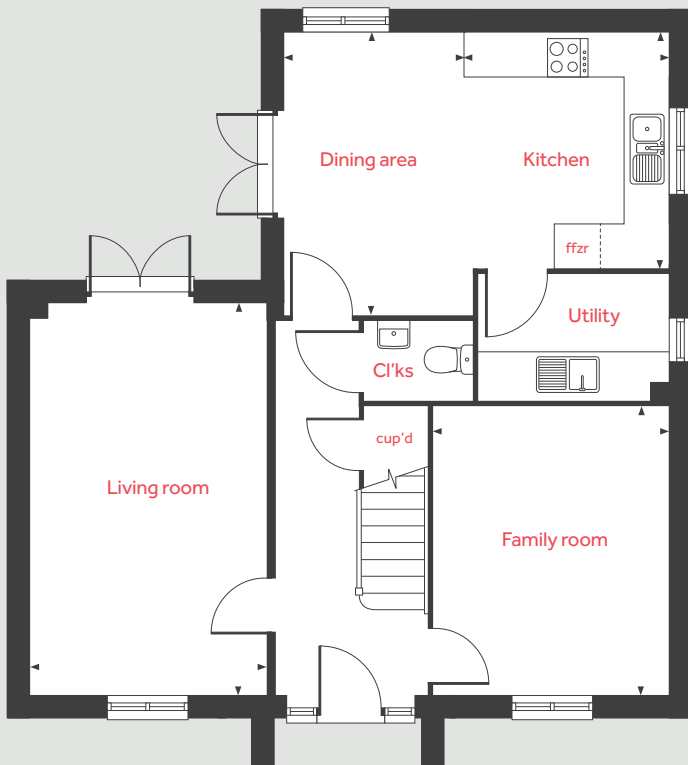
The Knightley

4 bedroom home

First floor



Ground floor



Ground floor

Living room	5.37m x 3.23m	17'7" x 10'7"
Kitchen	3.20m x 2.80m	10'6" x 9'2"
Dining area	3.80m x 2.45m	12'6" x 8'0"
Family room	3.94m x 3.23m	12'11" x 10'7"

First floor

Bedroom 1	3.20m x 3.00m	10'6" x 9'10"
Bedroom 2	3.23m x 3.13m	10'7" x 10'3"
Bedroom 3	3.64m x 2.87m	11'11" x 9'5"
Bedroom 4	3.64m x 2.31m	11'11" x 7'7"

lh	loft hatch	ffzr	integrated fridge freezer
cup'd	cupboard	◀ ▶	measuring points

Please note, floorplans and dimensions are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best product to our customers. Computer generated images not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your Sales consultant. 1349481/April 2021.

* Window to specific plots only.



The Knightley II 4 bedroom home

Twigworth Green

Twigworth, Gloucestershire GL2 9PQ | 01452 402 751

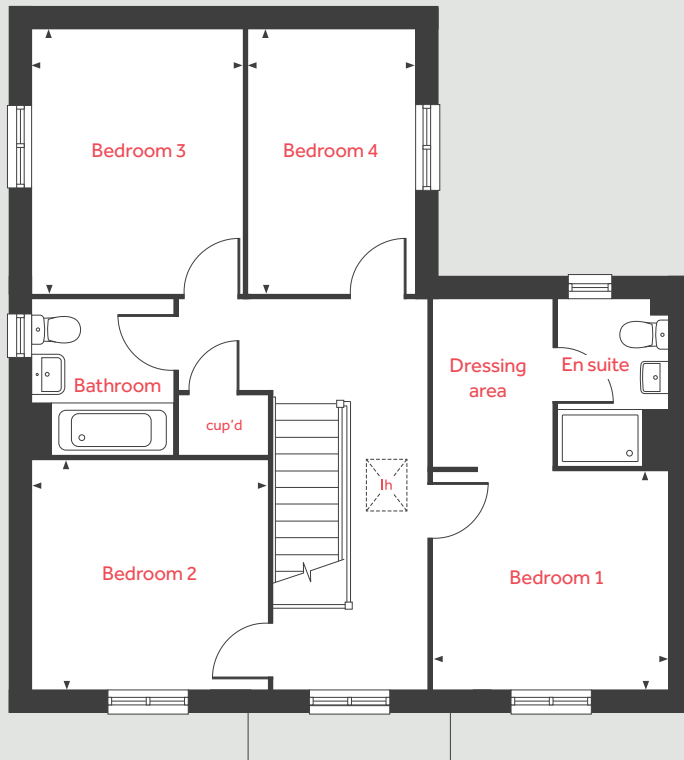
[lindenhomes.co.uk/twigworth](https://www.lindenhomes.co.uk/twigworth)

Linden
HOMES

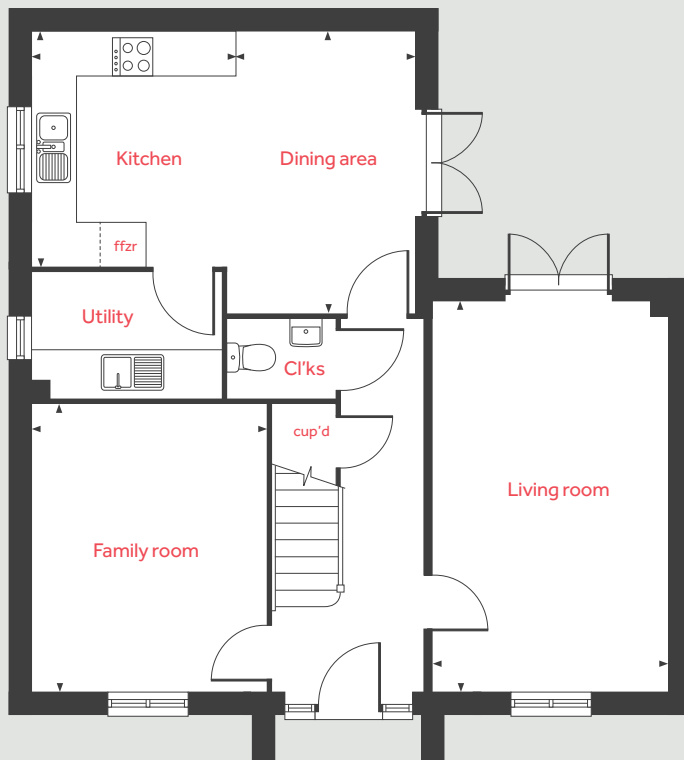
The Knightley II

4 bedroom home

First floor



Ground floor



Ground floor

Living room	5.37m x 3.23m	17'7" x 10'7"
Kitchen	3.20m x 2.80m	10'6" x 9'2"
Dining area	3.81m x 2.45m	12'6" x 8'0"
Family room	3.93m x 3.23m	12'11" x 10'7"

First floor

Bedroom 1	3.20m x 3.00m	10'6" x 9'10"
Bedroom 2	3.23m x 3.14m	10'7" x 10'4"
Bedroom 3	3.64m x 2.87m	11'11" x 9'5"
Bedroom 4	3.64m x 2.31m	11'11" x 7'7"

lh	loft hatch	ffzr	integrated fridge freezer
cup'd	cupboard	◀ ▶	measuring points

Please note, floorplans and dimensions are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best product to our customers. Computer generated images not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your Sales consultant. 1349481/April 2021.

Linden
HOMES



The Leverton 4 bedroom home

Twigworth Green

Twigworth, Gloucestershire GL2 9PQ | 01452 402 751

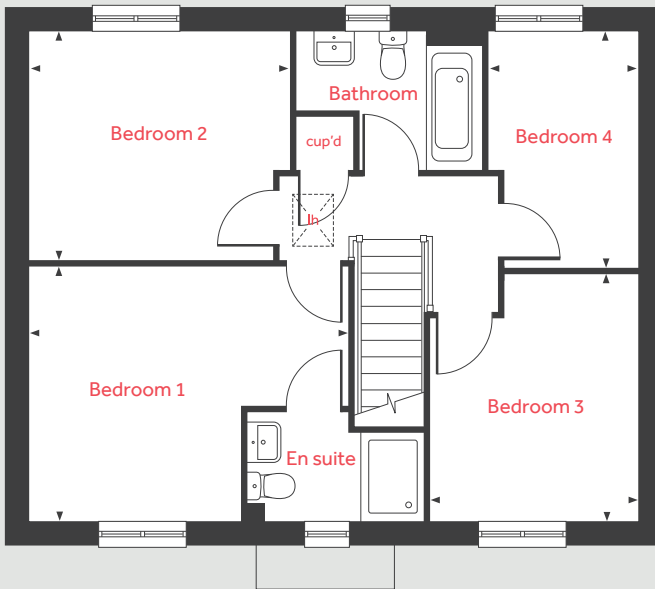
[lindenhomes.co.uk/twigworth](https://www.lindenhomes.co.uk/twigworth)

Linden
HOMES

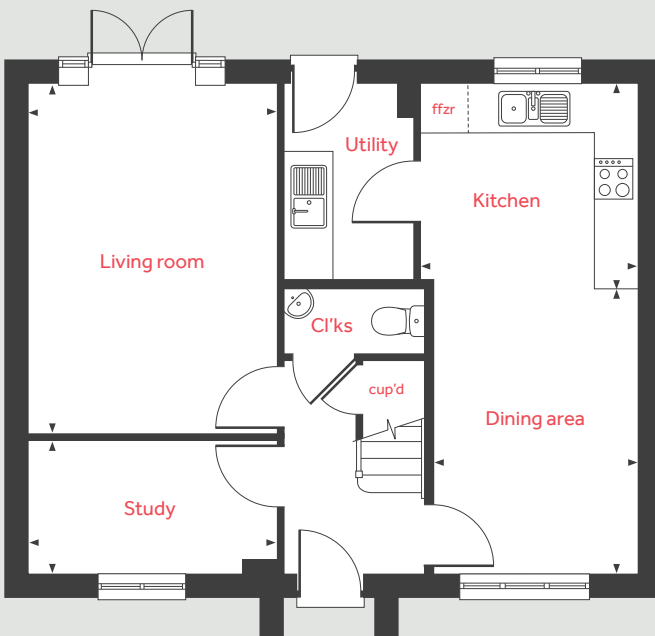
The Leverton

4 bedroom home

First floor



Ground floor



Ground floor

Living room	4.82m x 3.40m	15'10" x 11'2"
Kitchen	2.96m x 2.77m	9'9" x 9'1"
Dining area	3.95m x 2.81m	13'0" x 9'3"
Study	3.40m x 1.83m	11'2" x 6'0"

First floor

Bedroom 1	4.41m x 3.49m	14'6" x 11'5"
Bedroom 2	3.56m x 3.15m	11'8" x 10'4"
Bedroom 3	3.38m x 2.86m	11'1" x 9'5"
Bedroom 4	3.26m x 2.09m	10'8" x 6'10"

lh	loft hatch	ffzr	integrated fridge freezer
cup'd	cupboard	◀ ▶	measuring points

Please note, floorplans and dimensions are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best product to our customers. Computer generated images not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your Sales consultant. 1349481/April 2021.



The Leverton II 4 bedroom home

Twigworth Green

Twigworth, Gloucestershire GL2 9PQ | 01452 402 751

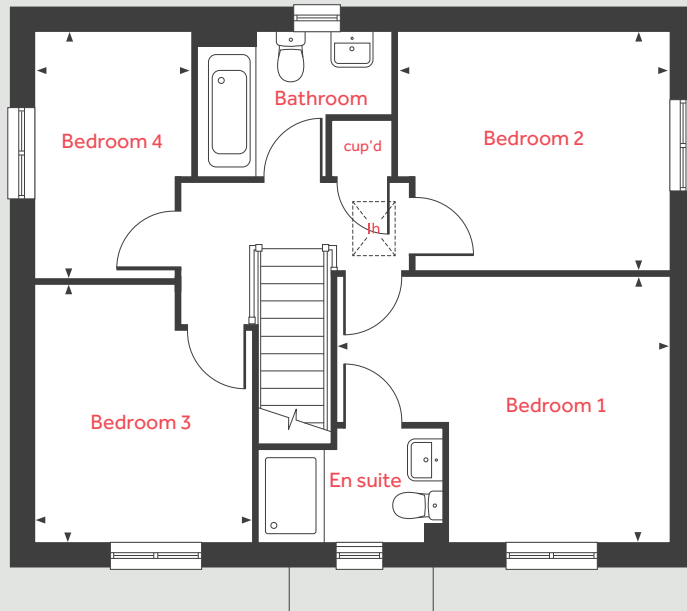
[lindenhomes.co.uk/twigworth](https://www.lindenhomes.co.uk/twigworth)

Linden
HOMES

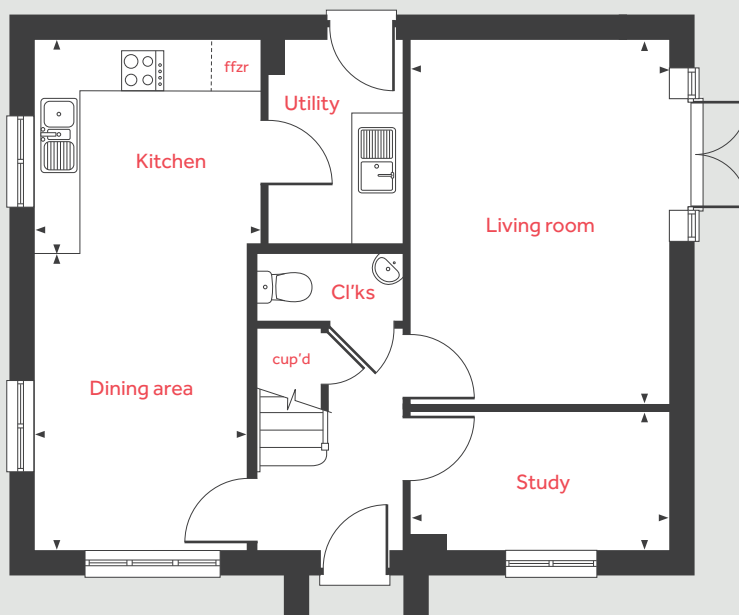
The Leverton II

4 bedroom home

First floor



Ground floor



Ground floor

Living room	4.82m x 3.40m	15'10" x 11'2"
Kitchen	2.96m x 2.77m	9'9" x 9'1"
Dining area	3.95m x 2.81m	13'0" x 9'3"
Study	3.40m x 1.83m	11'2" x 6'0"

First floor

Bedroom 1	4.41m x 3.49m	14'6" x 11'5"
Bedroom 2	3.56m x 3.15m	11'8" x 10'4"
Bedroom 3	3.38m x 2.86m	11'1" x 9'5"
Bedroom 4	3.26m x 2.09m	10'8" x 6'10"

lh	loft hatch	ffzr	integrated fridge freezer
cup'd	cupboard	◀ ▶	measuring points

Please note, floorplans and dimensions are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best product to our customers. Computer generated images not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your Sales consultant. 1349481/April 2021.

Linden
HOMES



The Mylne 4 bedroom home

Twigworth Green

Twigworth, Gloucestershire GL2 9PQ | 01452 402 751

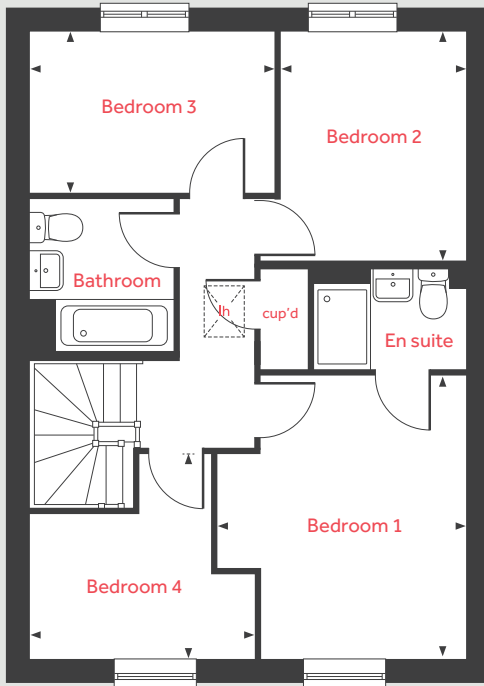
[lindenhomes.co.uk/twigworth](https://www.lindenhomes.co.uk/twigworth)

Linden
HOMES

The Mylne

4 bedroom home

First floor



Ground floor

Living room

4.84m x 3.40m 15'11" x 11'2"

Kitchen

4.38m x 3.10m 14'4" x 10'2"

Dining / family area

3.76m x 2.98m 12'4" x 9'9"

First floor

Bedroom 1

3.95m x 3.46m 13'0" x 11'4"

Bedroom 2

3.21m x 2.58m 10'6" x 8'6"

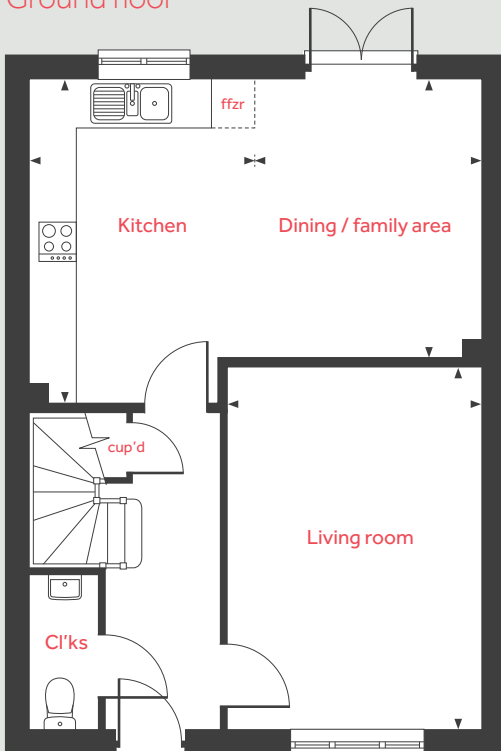
Bedroom 3

3.39m x 2.20m 11'1" x 7'3"

Bedroom 4

3.10m x 2.10m 10'2" x 6'11"

Ground floor



lh loft hatch ffzr integrated fridge freezer
cup'd cupboard ◀ ▶ measuring points

Please note, floorplans and dimensions are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best product to our customers. Computer generated images not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your Sales consultant. 1349481/April 2021.

Linden
HOMES



The Pembroke 4 bedroom home

Twigworth Green

Twigworth, Gloucestershire GL2 9PQ | 01452 402 751

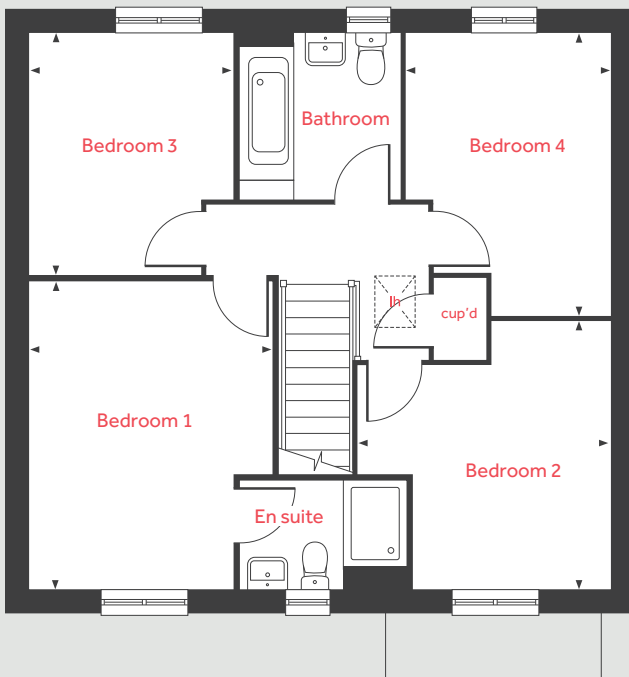
[lindenhomes.co.uk/twigworth](https://www.lindenhomes.co.uk/twigworth)

Linden
HOMES

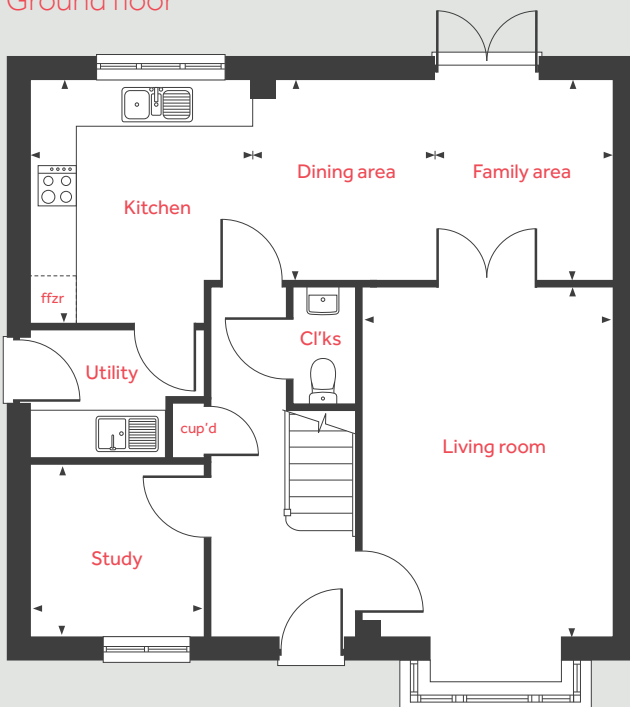
The Pembroke

4 bedroom home

First floor



Ground floor



Ground floor

Living room	4.83m x 3.50m	15'10" x 11'6"
Kitchen	3.45m x 3.05m	11'4" x 10'0"
Dining area	2.75m x 2.51m	9'0" x 8'3"
Family area	2.75m x 2.51m	9'0" x 8'3"
Study	2.42m x 2.37m	7'11" x 7'9"

First floor

Bedroom 1	4.30m x 3.40m	14'1" x 11'2"
Bedroom 2	3.73m x 2.75m	12'3" x 9'0"
Bedroom 3	3.34m x 2.88m	10'11" x 9'5"
Bedroom 4	3.93m x 2.83m	12'11" x 9'3"

lh	loft hatch	ffzr	integrated fridge freezer
cup'd	cupboard	◀ ▶	measuring points

Please note, floorplans and dimensions are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best product to our customers. Computer generated images not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your Sales consultant. 1349481/April 2021.

Linden
HOMES



The Pembroke II 4 bedroom home

Twigworth Green

Twigworth, Gloucestershire GL2 9PQ | 01452 402 751

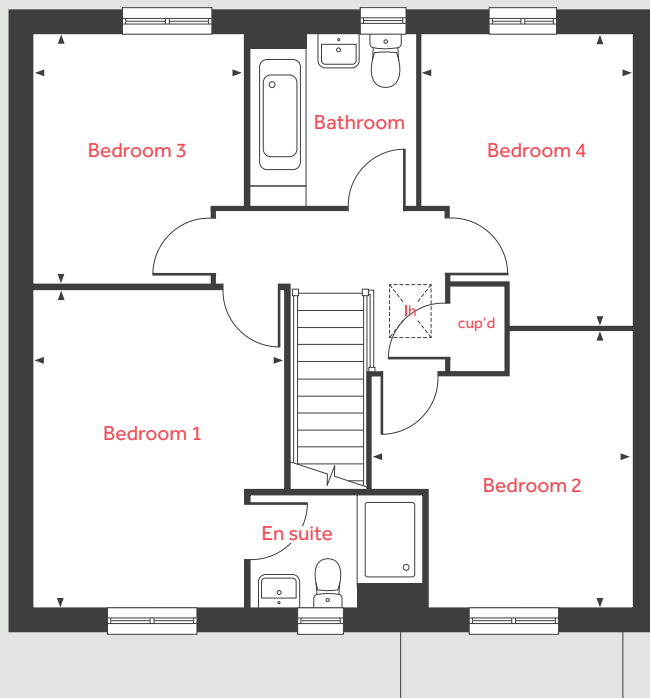
[lindenhomes.co.uk/twigworth](https://www.lindenhomes.co.uk/twigworth)

Linden
HOMES

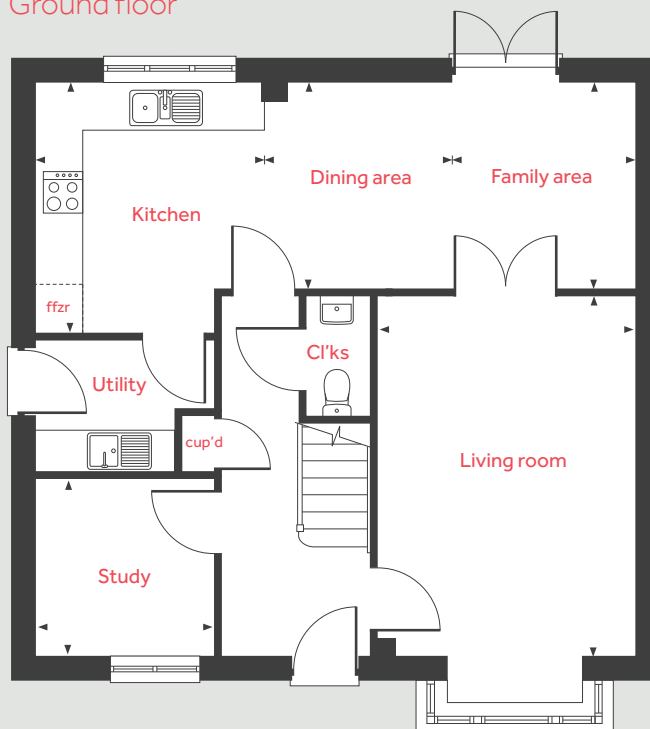
The Pembroke II

4 bedroom home

First floor



Ground floor



Ground floor

Living room	4.83m x 3.50m	15'10" x 11'6"
Kitchen	3.45m x 3.05m	11'4" x 10'0"
Dining area	2.75m x 2.51m	9'0" x 8'3"
Family area	2.75m x 2.51m	9'0" x 8'3"
Study	2.42m x 2.37m	7'11" x 7'9"

First floor

Bedroom 1	4.30m x 3.40m	14'1" x 11'2"
Bedroom 2	3.73m x 2.75m	12'3" x 9'0"
Bedroom 3	3.34m x 2.88m	10'11" x 9'5"
Bedroom 4	3.93m x 2.83m	12'11" x 9'3"

lh	loft hatch	ffzr	integrated fridge freezer
cup'd	cupboard	◀ ▶	measuring points

Please note, floorplans and dimensions are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 50mm. Overall dimensions are usually stated and there may be projections into these. With our continual improvement policy we constantly review our designs and specification to ensure we deliver the best product to our customers. Computer generated images not to scale. Finishes and materials may vary and landscaping is illustrative only. Kitchen layouts are indicative only and may change. To confirm specific details on our homes please ask your Sales consultant. 1349481/April 2021.

Linden
HOMES



Specification

We give you so much more

Twigworth Green

Twigworth, Gloucestershire GL2 9PQ | 01452 402 751

lindenhomes.co.uk/twigworth

Linden
HOMES

Specification

We give you so much more

Each home will be independently surveyed during construction by the NHBC, who will issue their 10 year warranty certificate on completion of the home.

3 bedroom homes

4 bedroom homes

Kitchens

Symphony Konzept range kitchen	■	■
Stainless steel sink and drainer (single bowl) with chrome mixer tap (also in utility in 3 & 4 bed homes with utility rooms only)	■	
Stainless steel sink and drainer (single and a half bowl) with chrome mixer tap		■
Indesit hob (60cm) with Indesit built-in single under oven, with stainless steel splashback and integrated silver hood	■	
Indesit hob (60 cm) with built-in double under oven, with stainless steel splashback and 60cm stainless steel hood		■
Track light fitting	■	■
Fridge/freezer space (all 3 bed homes and The Aslin)	■	
Integrated (Indesit) 70/30 fridge-freezer (all 4 bed homes except the Aslin)		■
Space for integrated dishwasher with plumbing and electrics	■	■
Space for washing machine with plumbing and electrics in utility (provision in kitchen in homes without utility rooms)	■	■

Bathrooms, en suites and cloakrooms

Ideal Standard contemporary white Tempo sanitaryware suite	■	■
Ideal Standard close coupled WC to cloakroom	■	■
Ideal Standard low profile shower tray with glass enclosure	■	■
Choice of standard Porcelanosa wall tiling (splashback, 450mm over bath, and full-height to shower cubicle)	■	■

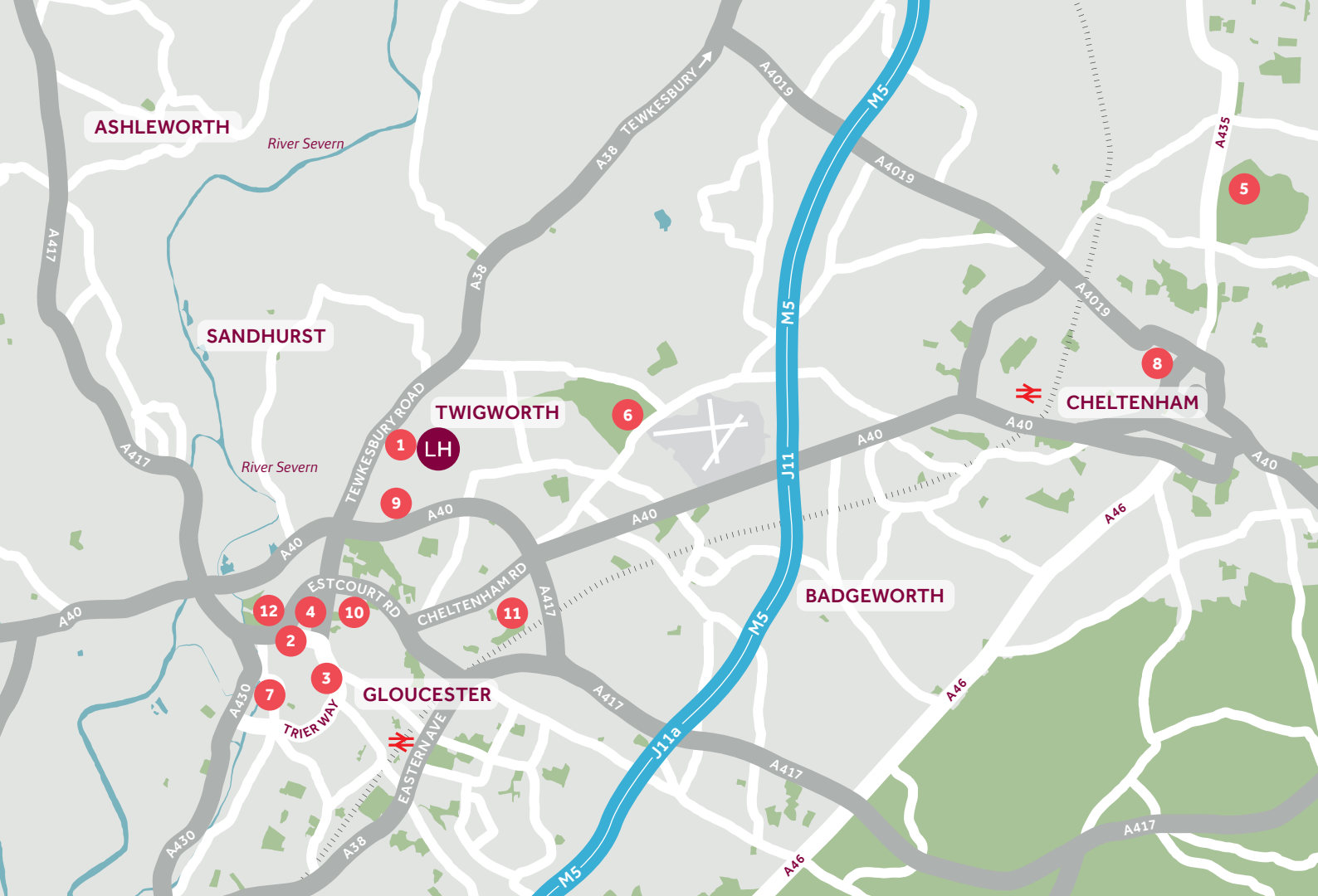
Doors and Windows

Front door with multi-point security locking system and security chain	■	■
Front door number – chrome plated door numeral	■	■
PVCu double glazing to windows	■	■
Double glazed PVCu French doors	■	■
Internal ladder style doors with satin finish handles	■	■
Paving outside French/bifold door and path to garage personnel door (where applicable)	■	■

General

Walls and ceilings in white emulsion	■	■
Multimedia plate to living room	■	■
TV point to living room and family room (where applicable)	■	■
Master telephone socket (plus to study where shown)	■	■
Gas central heating with wall mounted combi-boiler, programme selector and room thermostat(s)^	■	■
Thermostatic valves to all radiators (with the exception of rooms with separate thermostat control)	■	■
Brushed chrome front porch light and wiring only to rear door	■	■
Mains operated doorbell (push), satin chrome finish	■	■
Mains wired smoke detectors with battery back-up	■	■
White pendant lights throughout (batten holder in cloakroom, bathroom and en suite)	■	■
Battery powered carbon monoxide detector (wall mounted)	■	■
Power and lighting to garage (only within curtilage of plot)	■	■
Outside tap	■	■
Enclosed fenced rear garden, and garden gate (where applicable)	■	■
First two years' customer service support from Linden Homes	■	■

^The Cottingham has gas central heating with wall mounted boiler and separate hot water cylinder, programme selector and room thermostat(s).
The specifications of all our homes is correct at the date of going to print but may be subject to change as necessary and without notice.
Please ask your Sales consultant for more information. 1349481/April 2021.



Around the local neighbourhood

- | | | |
|--------------------------------|--|------------------------------------|
| 1 Future local centre | 5 Cheltenham Racecourse | 9 Longford Primary Academy |
| 2 Gloucester Cathedral | 6 Brickhampton Golf Complex | 10 Denmark Road High School |
| 3 GL1 leisure centre | 7 The Quays Shopping Centre, Gloucester | 11 Sir Thomas Rich's School |
| 4 Gloucester Rugby Club | 8 Cheltenham | 12 Tesco |

Distances shown are by road (Source: Google). Fastest journey times are shown (Source: National Rail Enquiries). 1349481/April 2021.

[lindenhomes.co.uk/twigworth](https://www.lindenhomes.co.uk/twigworth)

Linden
HOMES