

The Village

LONDON ROAD, BUNTINGFORD SG9 9JR

A COLLECTION OF 2, 3 & 4 BEDROOM FAMILY
HOMES AND 2 BEDROOM APARTMENTS IN THE
MARKET TOWN OF BUNTINGFORD

Fairview[®]
NEW HOMES Ltd.
www.fairview.co.uk



Welcome to The Village

The Village is a special new community of contemporary homes located on the southern fringes of historic Buntingford, the smallest of Hertfordshire's towns.

This is the ideal location to explore everything the town has to offer – from the shallow valleys of the River Rib and the tranquillity of Layston Court Gardens to the 16th century buildings that line Buntingford's delightful High Street. Yet the cities of Cambridge and London are perfectly placed for a day of culture or entertainment and the towns of Stevenage and Bishop's Stortford offer easy access for the occasional shopping excursion.

Designed and built in a refreshing variety of sizes and styles to emulate the local country character and to offer the widest possible choice to our home owners, The Village will provide homes of style, efficiency and security.

The Village is brought to you by Fairview New Homes - one of the best known builders in London and the Home Counties with a reputation for developing quality, good value homes with sustainable credentials.

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Taking time out

Buntingford has a current population of around 5,000 and has a friendly and engaging community with a number of local societies, sports clubs and annual town events.

Surrounded by glorious green countryside with a network of rural footpaths and bridleways on the fringes of the town, establish your own pace of life with leisurely walks or more energetic cycle rides, picnics on the riverside or healthy cross-country runs.

Test your handicap at the East Herts Golf Club - a magnificent course with ancient trees set in the tranquil, rolling parkland around Hamels Mansion. Take an evening swim at the Ward

Freman Swimming Pool and Solarium or try your hand at tennis, bowls, cricket or football. Visit Pearce's Farmshop and Café for a leisurely lunch or an afternoon spent in the satisfaction of picking your own fruit.

Buntingford is truly family-oriented with four local schools including Layston Church of England First School and Millfield First and Nursery School, which are both highly rated by Ofsted.

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HIGH STREET - BUNTINGFORD



LOCAL PUBLIC HOUSE



ST PETER'S CHURCH



SIGN - BUNTINGFORD

Embrace the pace of life

Regardless of Buntingford's modest proportions, the High Street bustles with local shops and eateries and is graced with many listed buildings that hint at a prosperous past.

In the early 1700s Buntingford was a significant staging post on the old Roman Road between London and York. There is still evidence of many of the old coaching inns, though some, like the Angel Inn, have been put to alternative use.

The town has an excellent choice for everyday shopping with butchers and bakers, supermarkets and a wine cellar, chemists, newsagents and a Post Office. A handful of more specialised stores add local appeal including an antiquarian bookshop, delicatessens and a cheese shop.

The options for eating out are remarkably good with several gastropubs that have reputations for varied menus and delicious food. There are a few restaurants and takeaways within walking distance offering British and Indian dishes, seafood and steaks.

Try the local tearooms for coffee and cake or a generous lunch or drive out to Braughing for dinner at the Michelin rated Golden Fleece.

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KING'S COLLEGE, CAMBRIDGE



ROYSTON STATION



STEVENAGE STATION

Simply get up and go

Buntingford lies on the A10 and is equidistant between the M11 and the A1(M) so London, Cambridge and all areas north are an undemanding drive.

The open countryside that encircles Buntingford is peppered with pretty villages that warrant deeper exploration, whilst the larger centres of Royston, Hertford, Ware, Stevenage and Bishop's Stortford offer a huge variety for larger shopping expeditions, entertainment and leisure.

Bishop's Stortford is 11 miles away and its station provides direct and regular train services into London's Liverpool Street yet Stevenage provides a speedier service into

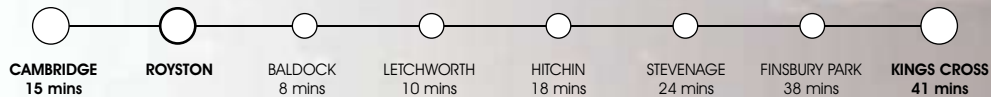
King's Cross in as little as 22 minutes. Nearby Royston Station will be the obvious choice when visiting Cambridge with a journey time of around 15 minutes.

Residents at The Village will find that the proximity of Stansted Airport is a bonus come holiday season. With over 150 destinations across 30 countries, Britain's 4th largest airport provides the perfect departure point for destinations in the sun.

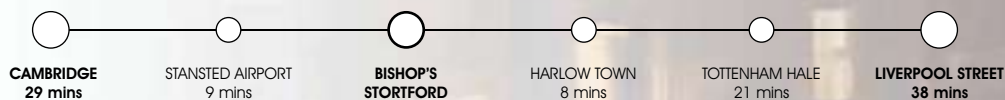
FROM BUNTINGFORD BY ROAD

	DISTANCE	TRAVEL TIME
Royston Station	8.4 miles	15 mins
Stevenage Station	10.5 miles	23 mins
Bishop's Stortford Station	12.3 miles	23 mins
Stansted Airport	16.9 miles	27 mins
Cambridge	20.9 miles	40 mins

BY TRAIN FROM ROYSTON



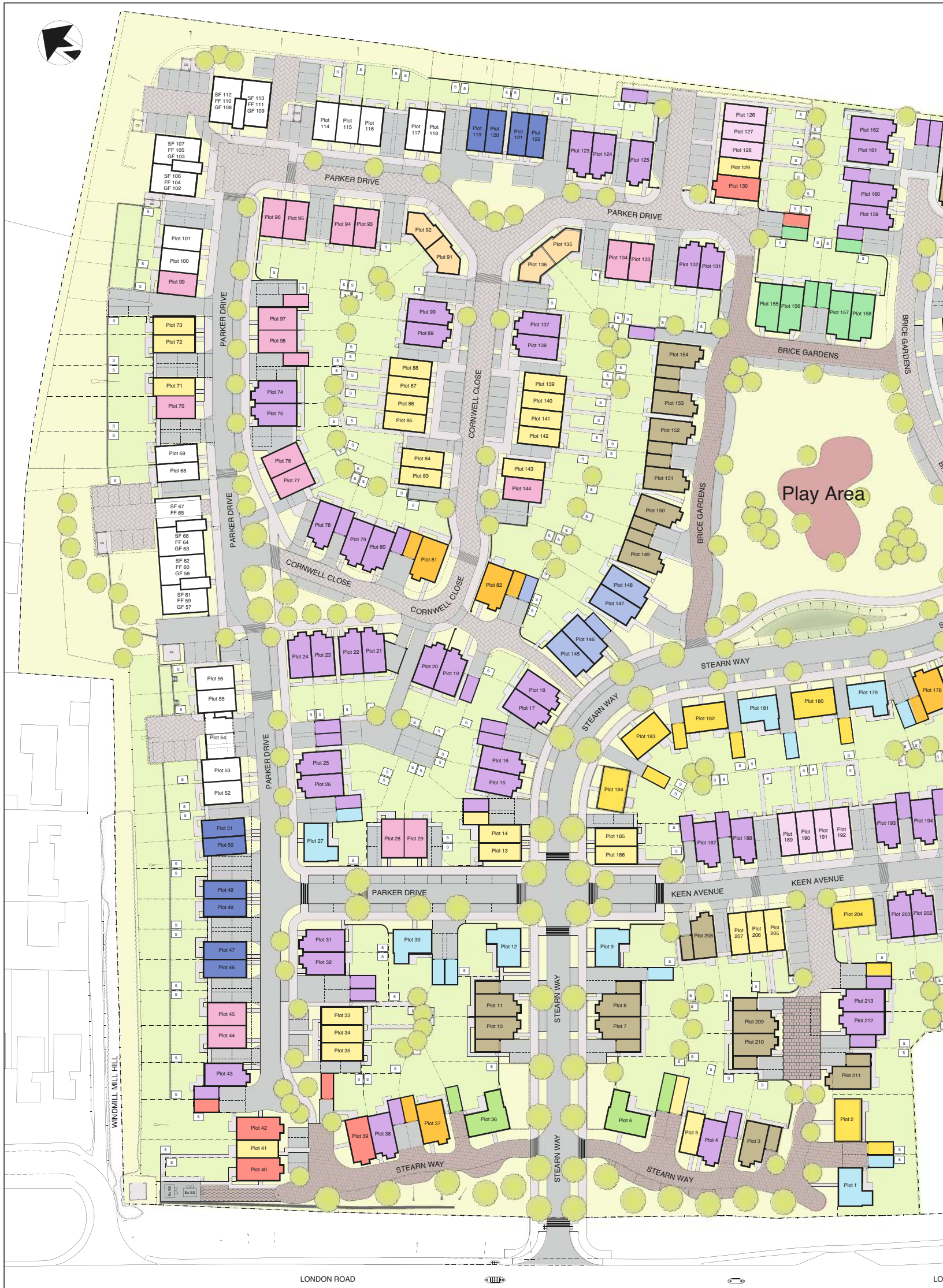
BY TRAIN FROM BISHOP'S STORTFORD



The Village

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Future development /
Mixed use area

DEVELOPMENT KEY

HOUSE TYPES

- Aster
- Primrose
- Bryony
- Daffodil
- Orchid
- Foxglove
- Lavender
- Hawthorn
- Sweet Pea

- Lilac
- Poppy
- Heather
- Marigold
- Rose
- Carnation
- Hyacinth
- Fuchsia
- Larkspur

APARTMENTS TYPES

- Sunflower
- Peony
- Tulip
- Shared Ownership & Rental
- S Shed
- CS Cycle Store
- BS Bin Store
- SS Sub Station

The development plan and computer generated images are a guide for illustrative purposes only and may be subject to change. Landscaping is indicative only.



The Village

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DEVELOPMENT PLAN



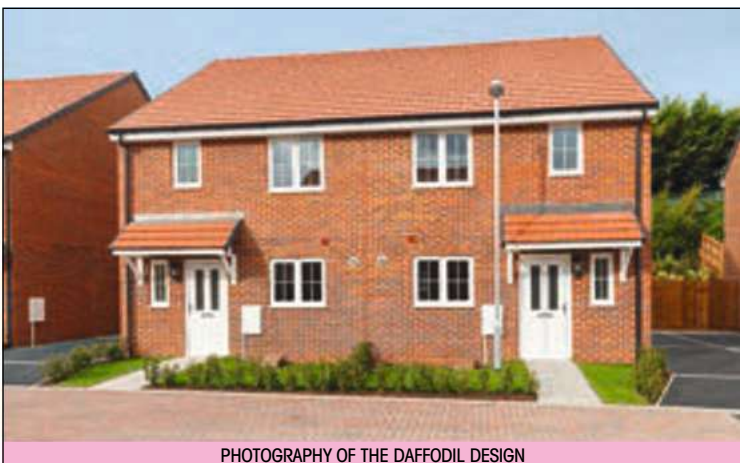
PHOTOGRAPHY OF THE BRYONY HOUSE



PHOTOGRAPHY OF THE MARIGOLD DESIGN



PHOTOGRAPHY OF THE FOXGLOVE DESIGN



PHOTOGRAPHY OF THE DAFFODIL DESIGN



PHOTOGRAPHY OF THE HAWTHORN & THE FUCHSIA DESIGN



PHOTOGRAPHY OF THE POPPY DESIGN



PHOTOGRAPHY OF THE PRIMROSE DESIGN



Specification

Kitchen

- Fully fitted kitchens by Manhattan with Alabaster units (houses), white high gloss units (apartments) with soft close doors and drawers
- Wall units with surface mounted or pelmet lights. LED under counter lighting
- Black worktop with 100mm upstand
- Stainless steel 1 1/2 bowl sink with single lever monobloc mixer tap
- Zanussi built in electric oven with 5-burner gas hob (houses), touch control ceramic hob (apartments), cooker hood and splashback
- Fully integrated washer dryer
- Fully integrated A+ rated fridge freezer to houses only
- Pale grey floor tiles to apartments, porcelain floor tiles to houses
- Ceilings in White fast matt emulsion, walls in Dove white fast matt emulsion
- Satin chrome appliance switch plates and double sockets
- LED aluminium downlighters

Bathroom and en-suite

- White sanitary ware with chrome plated single lever mono block mixer tap to basin
- Chrome plated bath tap with hair wash attachment over bath where en-suite provided
- Chrome plated lever tap over bath where no en-suite provided
- Variable height thermostatic shower mixer in shower enclosure where provided
- Clear glass shower enclosure with bi-fold door
- Clear glass screen to bath where no en-suite provided

- Jasmine brushed floor tiles and full height Jasmine brushed wall tiles to bathroom in houses
- Jasmine brushed floor tiles to en-suite and cloakroom (where applicable to houses)
- Full height Jasmine brushed wall tiles to en-suite with Jasmine brushed scored mosaic wall tiles to shower enclosures in houses
- Black satin finish floor tiles to bathroom and en-suite (where provided) to apartments
- Where no en-suite in apartments, warm white plain mosaic wall tiles to bathroom
- Ceilings in White fast matt emulsion, untiled walls in Dove white fast matt emulsion
- Chrome heated towel rail
- LED chrome downlighters

External

- Turfed rear garden with concrete paved patio
- Front porch light to houses (and to balcony where applicable)
- Private allocated parking

General

- TV/FM/SAT and BT points with provision for Satellite TV and Broadband internet services
- Staircase and balustrade in Ash (where applicable to houses)
- Magnolia carpet and underlay to apartments where not tiled
- Smoke and heat detectors with battery backup
- Remaining walls in Almond White and ceilings in White fast matt emulsion
- Chrome finish ironmongery to internal doors and windows
- 10-year NHBC Buildmark warranty

Specification details are for general guidance only. For a more detailed specification of your chosen property, please ask the Sales Advisor. This is a guide and may be subject to change.

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Management details mortgage information & reservation procedures

Management details

A Management Company will be formed for the benefit of all home owners, who will become members on completion of their purchase. The Management Company will be responsible for the maintenance and cleaning of common areas, to include: landscaped areas, private roads, lighting, parking areas, access ways, open spaces etc. Service charges will be payable to the Management Company. Your Sales Advisor will be able to provide information on the estimated costs involved.

Mortgage information

Mortgages are available, subject to status and valuation through independent financial advisors. Having undertaken pre-sales valuations and evaluated your personal circumstances, we can assist in arranging for your mortgage to be placed with an approved IFA to deal promptly with your application.

Reservation procedures

A new home may be reserved with a reservation deposit (this sum fixes the price and is deducted from the balance payable on completion). You will need to provide proof of identity (a copy of your passport or for non-UK residents, also a copy of a valid visa), proof of address (either a recent utility bill or driving licence), bank statements from the last three months, pay slips for the last three months (or if self employed, copies of the last three years accounts) and proof of exchange deposit/purchase funds. A home will not be reserved until these have been provided. Your Sales Advisor will also require the name and address of your solicitor at the time of reservation.

If you do not have a solicitor, our Sales Advisor will be able to provide a list of panel solicitors and licensed conveyancers for your reference.

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DIRECTIONS TO THE VILLAGE, BUNTINGFORD

From London or the south leave the M11 at Junction 8 heading west along the A120 OR leave the A1(M) at Junction 4 heading north-east along the A414. Join the A10 heading north towards Cambridge. On the southern approach to Buntingford there is a large roundabout, follow signs to The Village which is situated on the right of the A10.

Source: theAA.com

Fairview[®]
NEW HOMES Ltd.

www.fairview.co.uk

Head Office:
 50 Lancaster Road,
 Enfield, Middlesex EN2 0BY
 Tel: 0808 271 3314

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DISCLAIMER

PLEASE NOTE: These details are intended to give a general indication of the proposed development and floor layouts. The company reserves the right to alter any part of the development, specification or floor layouts at any time. The contents herein shall not form any part of any contract or be a representation inducing any such contract. These homes are offered subject to availability and final specification. Purchasers are advised to contact the Marketing Suite to ascertain the availability of any particular home and to ensure that what may be on offer suits their particular requirements so as to avoid a fruitless journey. The Village is a marketing name and may or may not necessarily form part of the postal address. The dimensions are intended for guidance only and may vary by +/- 5%. October 2017

The Heath

DEVELOPMENT PHASE FOUR OF

The Village

A THOUGHTFULLY DESIGNED COLLECTION
OF 2, 3 AND 4 BEDROOM HOUSES
AND 2 BEDROOM APARTMENTS

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NEW HOMES Ltd.
www.fairview.co.uk

Welcome to The Heath at The Village

After Fairview New Homes' successful launch of The Village, The Heath represents the fourth exciting phase at this stunning country style development.

Located close to the southern boundary of the development, the Heath offers three different styles of 2 bedroom apartments and seven family houses to choose from. The houses come detached, semi-detached or terraced, many are built over two storeys and there are smart three storey townhouses and spacious detached homes with garages. Each 2, 3 or 4 bedroom home comes with a patio and a turfed garden and each has a highly contemporary interior with a fantastic designer kitchen. Every master bedroom boasts an en-suite and many homes have separate dining rooms, studies or master dressing rooms.

Tree-lined avenues and grassy verges curve their way through the grounds adding to the countryside appeal and creating a very special, family oriented environment on the southern outskirts of Buntingford.

With easy access to the nearby A10, The Green is perfectly positioned for southbound journeys to the capital or northbound to Royston and Cambridge. Buntingford's historic High Street bustles with life and offers varied local amenities, schools, restaurants and shops that more than cater for your day-to-day requirements.



INDICATIVE LIFESTYLE PHOTOGRAPH

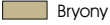


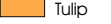

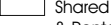

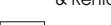

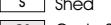

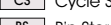

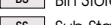

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THE HEATH PHASE 4 DEVELOPMENT PLAN

	Bryony		Sunflower
	Hawthorn		Tulip
	Lavender		Shared Ownership & Rental
	Marigold		Shed
	Orchid		Cycle Store
	Peony		Bin Store
	Poppy		Sub Station
	Primrose		



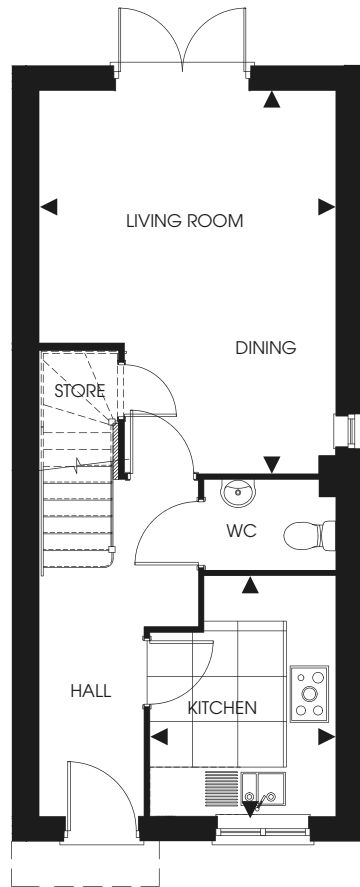


COMPUTER GENERATED IMAGE OF THE POPPY DESIGN - LANDSCAPING SUBJECT TO CHANGE, CHECK WITH SALES ADVISOR

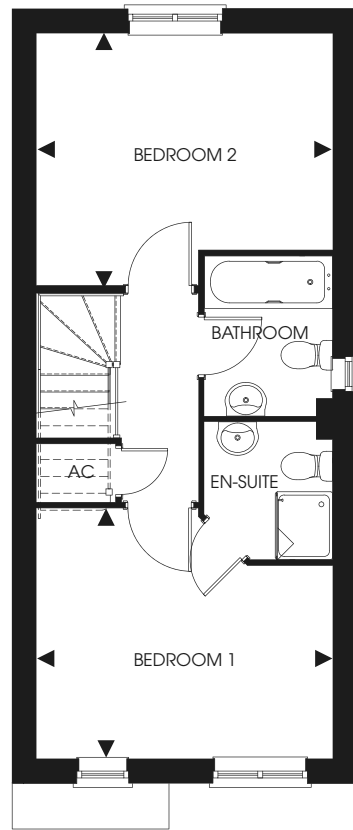
The Dappy

2 bedroom home with en-suite

Plots: 175(H), 176, 177(H), 185(H), 186, 205(H), 206(H), 207, 214, 215(H)



GROUND FLOOR



FIRST FLOOR

Ground Floor

Kitchen	3.17m x 2.45m	10'5" x 8'0"
Living/Dining	5.06m x 3.91m	16'7" x 12'9"

First Floor

Bedroom 1	3.91m x 3.31m	12'10" x 10'10"
Bedroom 2	3.91m x 3.34m	12'10" x 10'11"

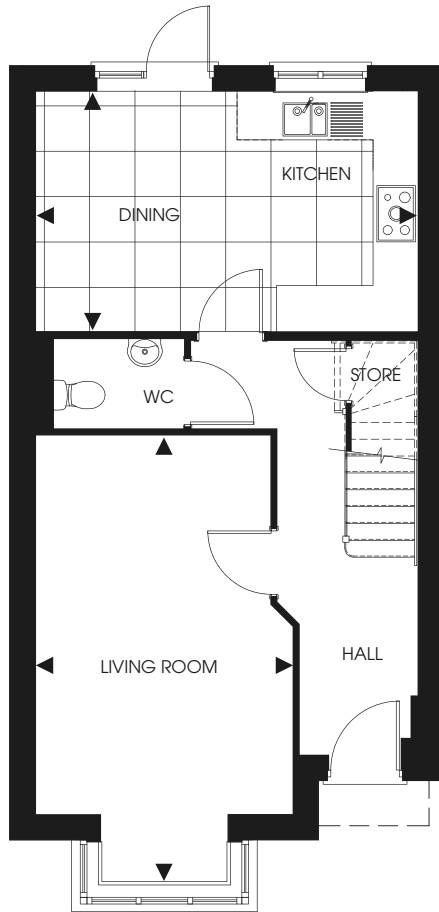
Total Area: 75.2sq m / 809sq ft

Please note: Window style varies on some plots

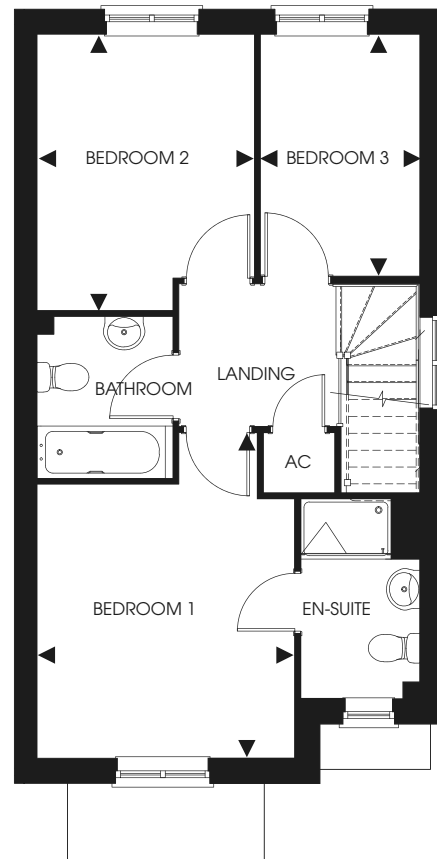
The Primrose

3 bedroom family home with en-suite and separate kitchen/dining

Plots: 187(H), 188(H), 193, 194, 195, 199, 200(H), 201, 202(H), 203, 212, 213(H)



GROUND FLOOR



FIRST FLOOR

Ground Floor

Kitchen/Dining	5.06m x 3.20m	16'7" x 10'6"
Living	5.92m* x 3.41m	19'5"* x 11'2"

First Floor

Bedroom 1	4.31m x 3.41m	14'2" x 11'2"
Bedroom 2	3.66m x 2.88m	12'0" x 9'5"
Bedroom 3	3.20m x 2.11m	10'6" x 6'11"

Total Area: 95.5sq m / 1,028sq ft

Please note: Plots 202, 203, 212, 213 have a total area 94.9sq m / 1,021sq ft

* Plots 202, 203, 212, 213 have a splayed bay window so measurement is 5.57m / 18'3"

Window position varies on some plots

Certain plots have a render finish or tile cladding



COMPUTER GENERATED IMAGE OF THE PRIMROSE DESIGN - LANDSCAPING SUBJECT TO CHANGE, CHECK WITH SALES ADVISOR

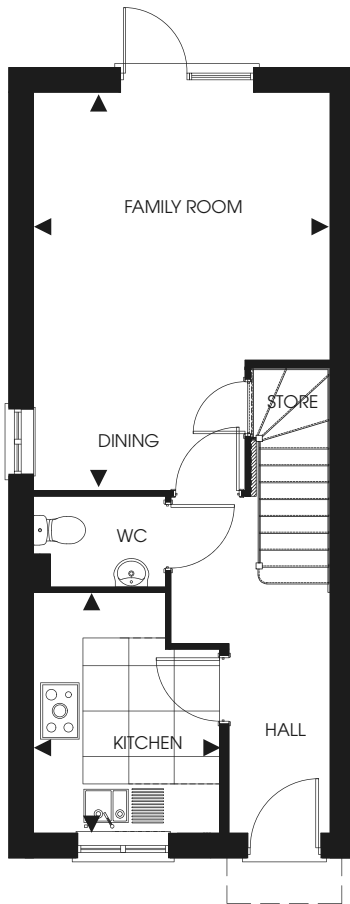


COMPUTER GENERATED IMAGE OF THE ORCHID DESIGN - LANDSCAPING SUBJECT TO CHANGE, CHECK WITH SALES ADVISOR

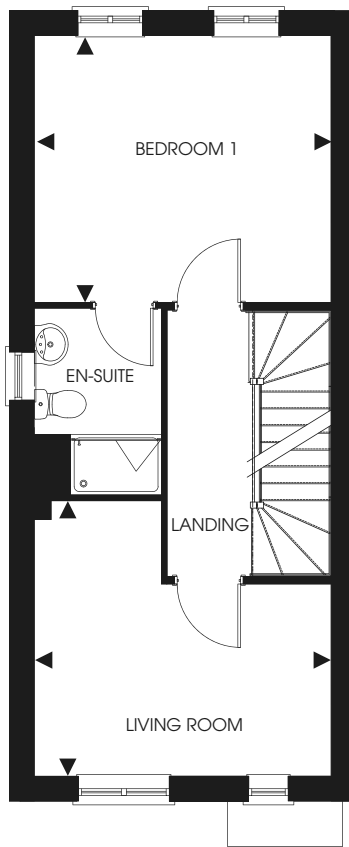
The Orchid

3 bedroom family home with en-suite, separate kitchen and family room

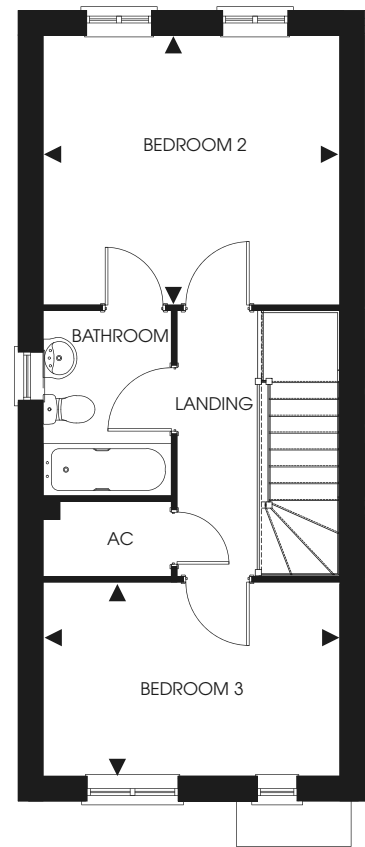
Plots: 189, 190, 191(H), 192(H), 196(H), 197, 198



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

Ground Floor

Family/Dining	5.26m x 3.91m	17'3" x 12'9"
Kitchen	3.18m x 2.45m	10'5" x 8'0"

First Floor

Living	3.91m x 3.64m	12'10" x 11'11"
Bedroom 1	3.91m x 3.53m	12'10" x 11'7"

Second Floor

Bedroom 2	3.91m x 3.56m	12'10" x 11'7"
Bedroom 3	3.91m x 2.54m	12'10" x 8'4"

Total Area: 115.3sq m / 1,241sq ft

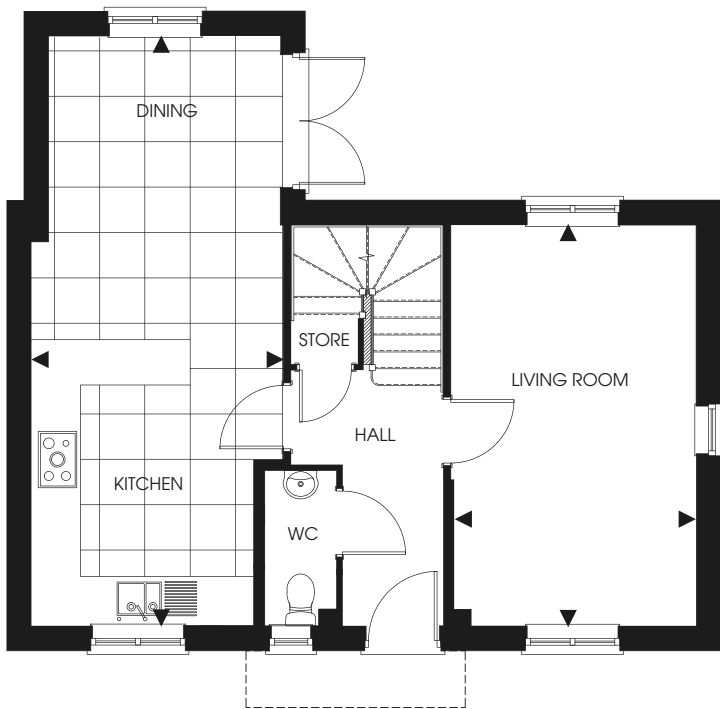
Please note: Window position varies on some plots

The room sizes shown in this brochure may be taken to the widest points in each room; wall to wall tolerance of +/-5% is allowed. External finish and windows may vary on certain plots, please check with your Sales Advisor. Some future phase plans may vary slightly from those shown on these pages, please check with your Sales Advisor.

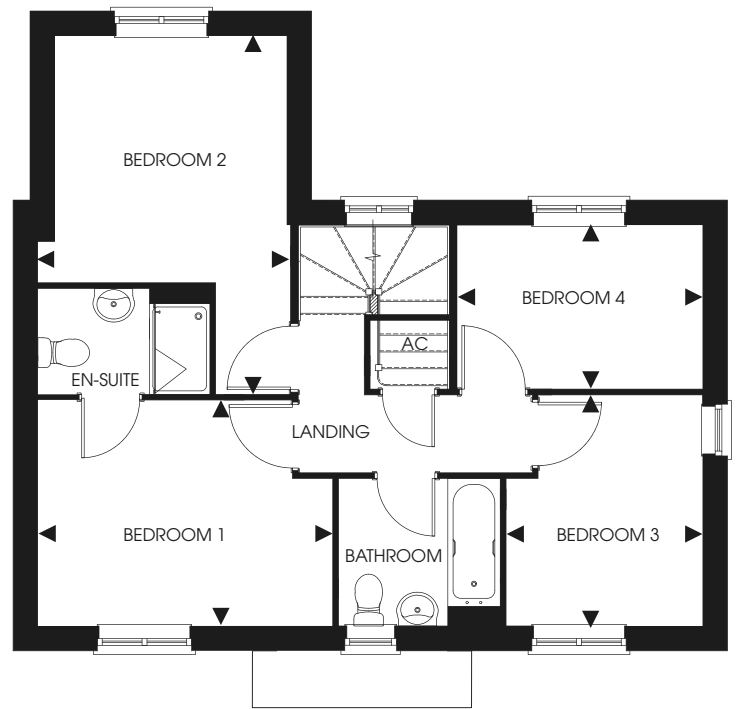
The Marigold

4 bedroom family home with en-suite and separate kitchen/dining

Plots: 179, 181



GROUND FLOOR



FIRST FLOOR

Ground Floor

Kitchen/Dining	7.79m x 3.33m	25'6" x 10'11"
Living	5.30m x 3.19m	17'5" x 10'5"

First Floor

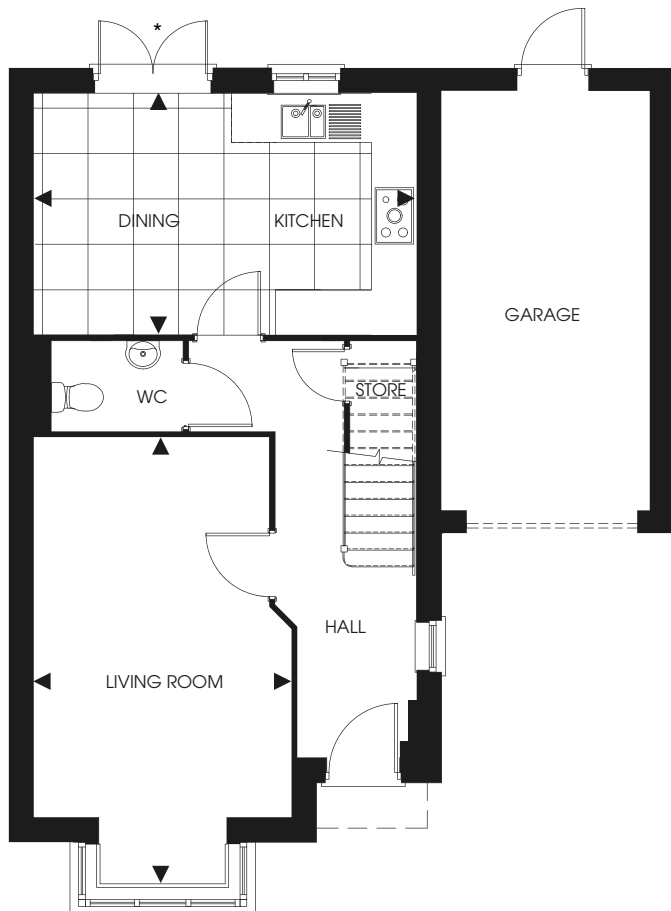
Bedroom 1	3.90m x 2.98m	12'10" x 9'8"
Bedroom 2	4.73m x 3.36m	15'6" x 11'0"
Bedroom 3	3.05m x 2.60m	10'0" x 8'6"
Bedroom 4	3.25m x 2.16m	10'8" x 7'1"

Total Area: 108.8sq m / 1,171sq ft

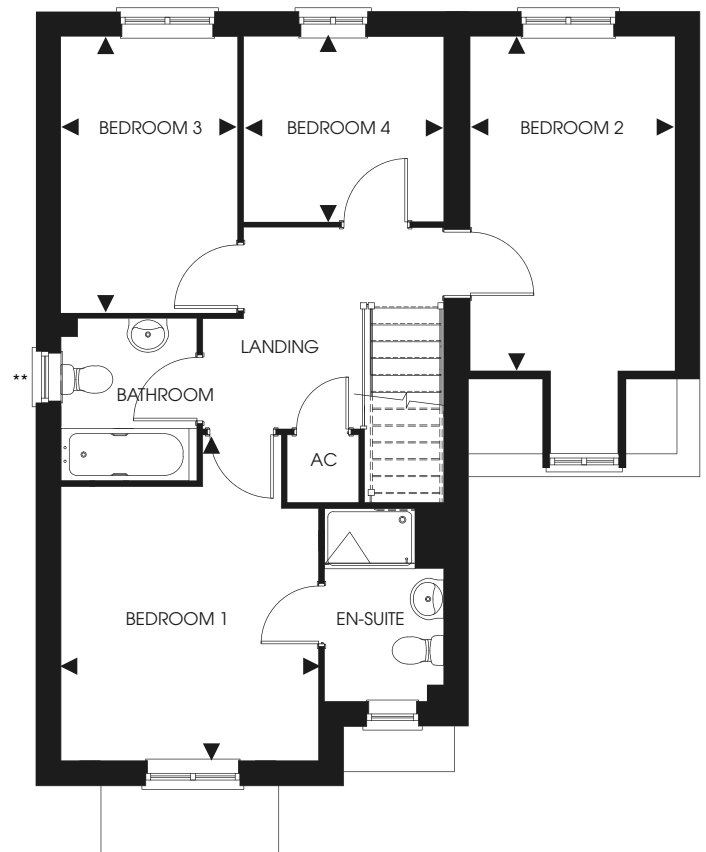
The Bryony

4 bedroom family home with en-suite and separate kitchen/dining

Plots: 208, 209, 210(H), 211(H)



GROUND FLOOR



FIRST FLOOR

Ground Floor

Kitchen/Dining	5.06m x 3.20m	16'7" x 10'6"
Living	5.92m x 3.41m	19'5" x 11'2"

First Floor

Bedroom 1	4.31m x 3.41m	14'2" x 11'2"
Bedroom 2	4.41m x 2.70m	14'6" x 8'10"
Bedroom 3	3.65m x 2.34m	12'0" x 7'8"
Bedroom 4	2.65m x 2.45m	8'8" x 8'0"

Total Area: 108.9sq m / 1,172sq ft

* Please note: Double doors to plot to plots 208 and 211(H) only

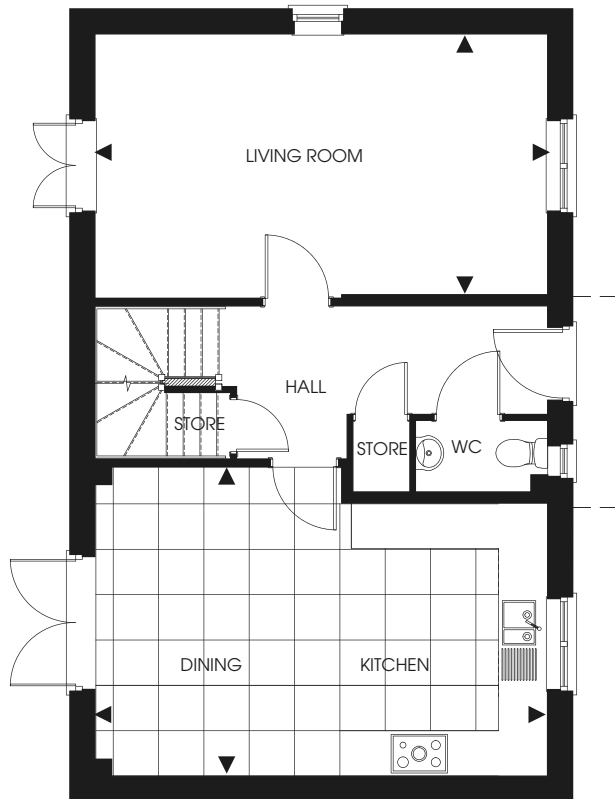
** No bathroom window to plots 209 or 210(H)

Window position varies on some plots

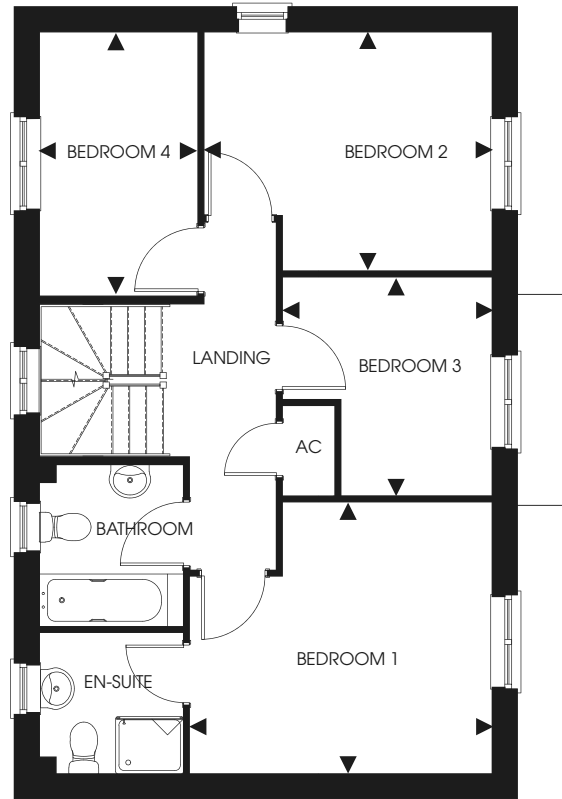
The Lavender

4 bedroom family home with en-suite and separate kitchen/dining

Plot: 180, 182, 183, 184, 204(H)



GROUND FLOOR



FIRST FLOOR

Ground Floor

Kitchen/Dining	5.99m x 4.09m	19'8" x 13'5"
Living	5.99m x 3.46m	19'8" x 11'4"

First Floor

Bedroom 1	3.93m x 3.60m	12'11" x 11'10"
Bedroom 2	3.81m x 3.16m	12'7" x 10'5"
Bedroom 3	2.90m x 2.77m	9'6" x 9'0"
Bedroom 4	3.52m x 2.10m	11'6" x 6'11"

Total Area: 118sq m / 1,270sq ft

Please note: Window size and position varies on some plots
The location of feature brickwork varies

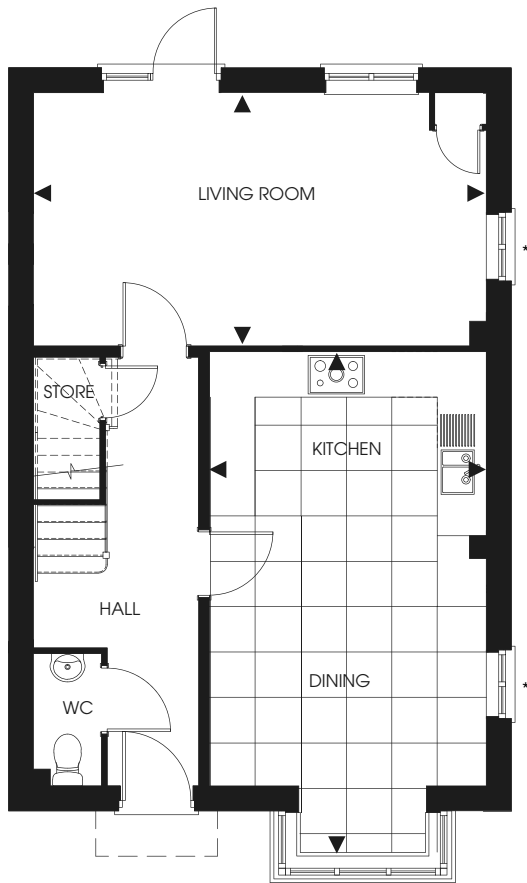


COMPUTER GENERATED IMAGE OF THE LAVENDER DESIGN - LANDSCAPING SUBJECT TO CHANGE, CHECK WITH SALES ADVISOR

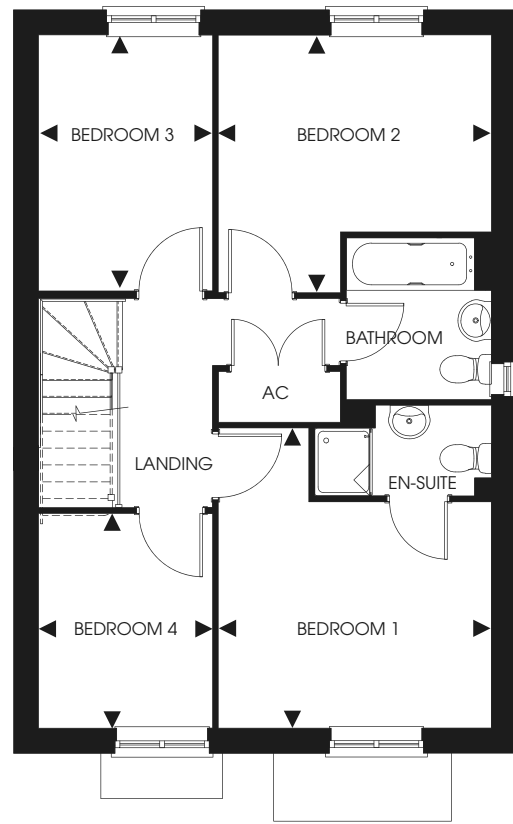
The Hawthorn

4 bedroom family home with en-suite and separate kitchen/dining

Plots: 178, 237



GROUND FLOOR



FIRST FLOOR

Ground Floor

Kitchen/Dining	6.64m x 3.66m	21'9" x 12'0"
Living	5.99m x 3.34m	19'8" x 11'0"

First Floor

Bedroom 1	3.97m x 3.61m	13'0" x 11'10"
Bedroom 2	3.64m x 3.41m	11'10" x 11'2"
Bedroom 3	3.41m x 2.30m	11'2" x 7'7"
Bedroom 4	2.84m x 2.30m	9'4" x 7'7"

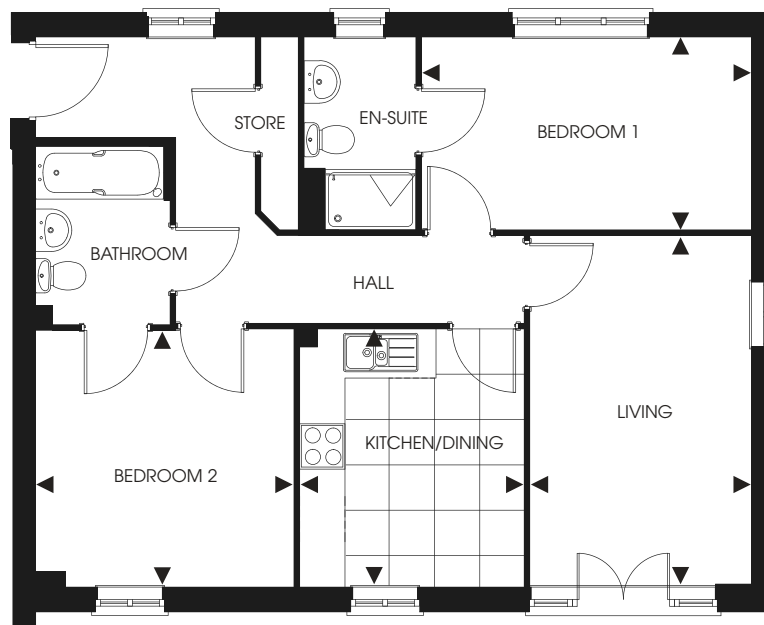
Total Area: 111.6sq m / 1,201sq ft

*Please note: No windows to Plot 178, window positions vary

The Sunflower

2 bedroom apartment with en-suite and separate kitchen

Plots: 218, 221, 224, 229(H), 232(H)



Kitchen/Dining	3.41m x 2.96m	11'2" x 9'8"
Living	4.64m x 2.92m	15'2" x 9'6"
Bedroom 1	4.35m x 2.54m	14'3" x 8'3"
Bedroom 2	3.41m x 3.39m	11'2" x 11'1"
Total Area: 68.9sq m / 741sq ft		



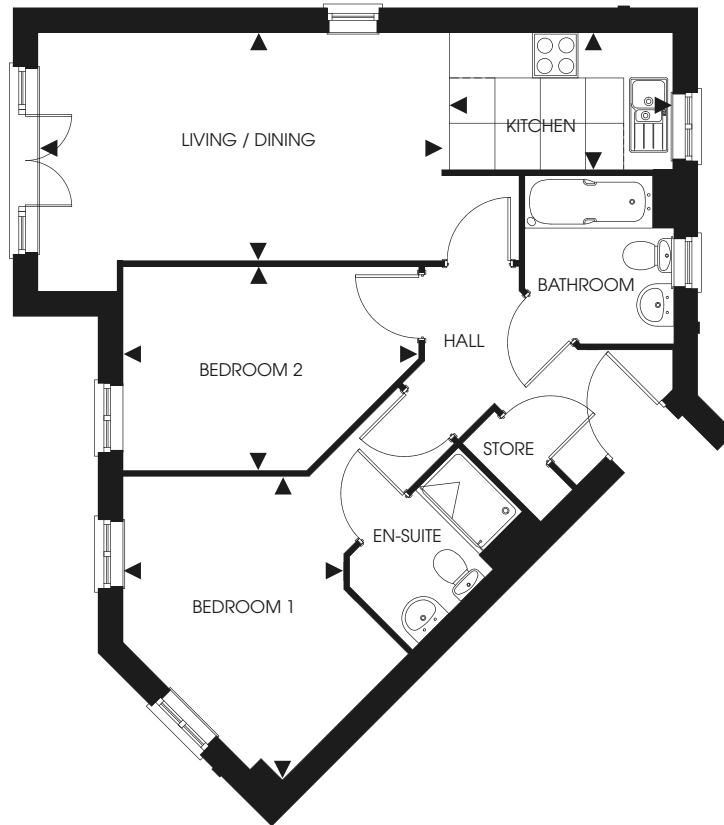
COMPUTER GENERATED IMAGE OF THE PEONY, SUNFLOWER & TULIP APARTMENTS DESIGN - LANDSCAPING SUBJECT TO CHANGE, CHECK WITH SALES ADVISOR



The Peony

2 bedroom apartment with en-suite

Plots: 216, 219, 222, 225(H), 227(H), 230(H)

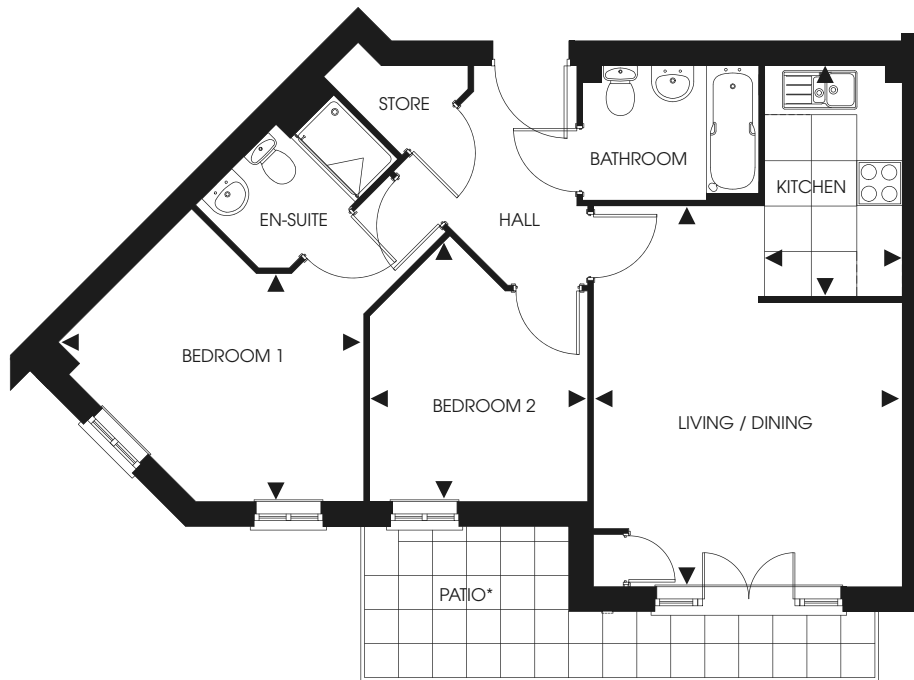


Kitchen	2.95m x 1.81m	9'8" x 5'11"
Living/Dining	5.33m x 3.01m	17'6" x 9'11"
Bedroom 1	4.01m x 2.92m	13'2" x 9'7"
Bedroom 2	3.91m x 2.70m	12'10" x 8'10"
Total Area: 60.8sq m / 654sq ft		

The Tulip

2 bedroom apartment with en-suite and patio*

Plots: 217, 220, 223, 226(H), 228(H), 231(H)



Kitchen	3.05m x 1.81m	10'0" x 5'11"
Living/Dining	5.03m x 4.03m	16'5" x 13'3"
Bedroom 1	4.03m x 3.01m	13'2" x 9'11"
Bedroom 2	3.51m x 2.89m	11'6" x 9'6"

Total Area: 60.7sq m / 654sq ft

* Patio to ground floor apartments only



Head Office:
50 Lancaster Road,
Enfield, Middlesex EN2 0BY
Tel: 0808 271 3314

**CONSUMER
CODE FOR
HOME BUILDERS**

www.consumercode.co.uk

DISCLAIMER

PLEASE NOTE: These details are intended to give a general indication of the proposed development and floor layouts. The company reserves the right to alter any part of the development, specification or floor layouts at any time. The contents herein shall not form any part of any contract or be a representation inducing any such contract. These homes are offered subject to availability and final specification. Purchasers are advised to contact the Marketing Suite to ascertain the availability of any particular home and to ensure that what may be on offer suits their particular requirements so as to avoid a fruitless journey. The Village is a marketing name and may or may not necessarily form part of the postal address. The dimensions are intended for guidance only and may vary by +/- 5%. December 2017

The Village

LONDON ROAD, BUNTINGFORD SG9 9HZ

AROUND & ABOUT
USEFUL LOCAL CONTACTS
AND INFORMATION

At Fairview

we have been building new homes in London and the South East since 1961

For over 50 years, Fairview New Homes has carved a reputation in the Building Industry for delivering consistent quality and value. We have concentrated on providing affordable housing, mainly – but not exclusively – for first-time-buyers in and around London and the South East.

To date, we have built over 50,000 homes and each year, we complete up to 1,000 new homes. Our performance is a result of the harmonious integration of our various key functions: Land Acquisition, Planning, Building, Sales and Marketing.

Projects range from city developments of various scales to developments in cities, towns and villages across the Home Counties.

Our developments range from small collections of homes in village locations to large regeneration projects of hundreds of apartments.

REGENERATION

Regeneration is our specialism as a developer, and we are proud to have brought scores of vacant, disused and neglected brownfield sites back into beneficial use over the past five-and-a-half decades.

Brownfield land which we have acquired and turned into new neighbourhoods in recent years include a site housing a closed-down distribution depot (The Village, Buntingford), a former car showroom (The Point, Gants Hill) and a former covered reservoir site (Bridleways, Hainault).

REFURBISHMENT

Refurbishing run-down buildings, changing their use and giving them a new lease of life is another practise which we are proud of as a developer.

One of our landmark projects in recent years is the refurbishment of Chingford Town Hall. This impressive building dates back to 1929 and had been disused since the neighbouring municipal offices closed in 2007. We refurbished it to create five luxury apartments.

For another recent project, we acquired a former MoD housing scheme in Balham, south London, where we stripped out the existing buildings to create 45 refurbished contemporary apartments as part of our Revival development.

COMMUNITY PROJECTS

Our commitment as a developer extends far beyond just building homes – we have also built and improved community facilities, as well as creating much-needed retail spaces.

In north west London, we regenerated Colindale tube station, knocking down the 1960s office block surrounding it and recladding the station to create a modern building. As part of the same development we provided six retail units and built an energy centre in conjunction with e.on.

The state-of-the-art centre now supplies power to hundreds of new homes which we built in the area.

CONSUMER
CODE FOR
HOME BUILDERS

www.consumercode.co.uk



Fairview[®]
NEW HOMES Ltd.

1.0	Schools (Nursery, Infant, Junior and Primary Schools)	1	9.0	Cinema & Theatre	3
2.0	Hospitals/Doctors	1	10.0	Swimming Pools	3
3.0	Dental Surgeries	1	11.0	Libraries	3
4.0	Supermarkets	2	12.0	Pharmacies	4
5.0	Post Offices	2	13.0	Police	4
6.0	General Shopping	2	14.0	Citizens Advice Bureau	4
7.0	Bars, Restaurants & Public Houses	3	15.0	Taxis	4
8.0	Leisure	3	16.0	Transport Links	4
			17.0	Buses	5

1.0

Schools

School	Age	Address	Distance	Telephone
Buntings Nursery	3m - 5yr	St. Francis House, London Road SG9 9JL	0.3 miles	01763 272 868
Laystone Pre-school	2yr - 4yr	The Causeway SG9 9EU	1.2 miles	01763 271 235
Westmill Nursery	2yr - 5yr	Westmill Village Hall SG9 9LJ	1.2 miles	01763 273 005
Leapfrogs Pre-School	2yr - 5yr	C/o Gt. Hormead Croft CofE School SG9 ONR	3.1 miles	01763 289 942
Anstey First School	2yr - 9yr	Anstey, Buntingford SG9 0BY	5.1 miles	01763 848 346
Sandon Junior Mixed & Infant School	2yr - 11yr	Rushdon Road, Sandon SG9 0QS	5.7 miles	01763 287 238
Millfield Nursery & First School	3yr - 9yr	Monks Walk SG9 9DT	1.7 miles	01763 271 717
St. Edmund's College	3yr - 19yr	Old Hall Green, Ware SG11 1DS	5.0 miles	01920 821 504
Laystone First School	4yr - 9yr	The Causeway SG9 9EU	1.2 miles	01763 271 235
Furneux Pelham CofE School	4yr - 11yr	Furneux Pelham SG9 0LH	5.0 miles	01279 777344
Edwinstree Middle School	9yr - 13yr	Norfolk Road SG9 9AW	1.2 miles	01763 271 446
Freman College	13yr - 18yr	Bowling Green Lane SG9 9BT	1.3 miles	01763 271 818

2.0

Hospitals / Doctors

Hospital / Surgery	Address	Distance	Telephone
Orchard Surgery	Baldock Road SG9 9DL	1.1 miles	01763 272 410
Buntingford Medical Centre	White Hart Close SG9 9DQ	1.2 miles	01763 271 362
Standon & Puckeridge Surgery	Station Road, Puckeridge SG11 1TF	3.7 miles	01920 823 860
Hertford County Hospital	North Road, Hertford SG14 1LP	13.1 miles	01438 314 333
Lister Hospital	Coreys Mill Lane, Stevanage SG1 4AB	14.0 miles	01438 314 333
Princess Alexandria Hospital	Hamstel Road, Harlow CM20 1QX	18.1 miles	01279 444 455

3.0

Dental Surgeries

Surgery	Address	Distance	Telephone
Buntingford Dental Care	23 High Street SG9 9AB	0.8 miles	01763 271 676
The Dentist	63 High Street SG9 9AE	1.0 mile	01763 271 695
Buntingford Community Dental Clinic	White Hart Close SG9 9DQ	1.2 miles	01763 271 243

4.0 Supermarkets

Supermarkets	Address	Distance	Telephone
The Co-operative Food	Station Road SG9 9HT	0.7 miles	01763 274 321
Sainsbury's Local	65-67 High Street SG9 9AE	1.0 miles	01763 822 050
Morrisons	Baldock Street, Royston SG8 5BA	8.1 miles	01763 248 791
M & M's	Storford Road, Saffron Walden CB11 4PE	8.6 miles	01799 550 216
Tesco Extra	Old North Road, Royston SG8 5UA	9.1 miles	0345 677 9582
Asda	Monkswood Way, Stevenage SG1 1LA	11.2 miles	01438 744 800
Waitrose	74a High Street, Stevenage SG1 3EH	11.2 miles	01438 354 334

5.0 Post Offices

Post Offices	Address	Distance	Telephone
MCColls Supermarket & Post Office	Baldock Road SG9 9BL	0.9 miles	01763 274 168
Buntingford Post Office	Baldock Road SG9 9BL	0.9 mile	0845 722 3344
Braughing Post Office	6 Green End, Braughing SG11 2PG	2.9 miles	0845 611 2970
Standon Post Office	28 High Street, Standon SG11 1LA	4.9 miles	01920 821 126

6.0 General Shopping



There are a host of historic buildings, largely Georgian and medieval, due to Buntingfords location on the River Rib and the Roman Road, Ermine Street, meaning it was an ideal stopping place with many coaching inns.

In Buntingford you will discover award winning businesses offering everything from fabulous food to lovely lingerie.

Buntingford's title as the smallest town in Hertfordshire may now be in dispute due to recent expansion, however its quaint High Street cannot be argued with and with free parking for three hours visitors can enjoy great shopping.

The stylish boutique, Hall & Glory, stocks clothes, and a lovely range of gifts and interior pieces. Flutterby's Boutique is a Tardis, don't be fooled by its small shop front. This dress agency and vintage boutique opens up to reveal not only

clothes but a range of jewellery and accessories. If you enjoy cycling then Trax will meet all of your needs, they offer good old fashion service and sound advice. Family firm Days of Ashwell serves freshly baked bread and pastries and for damp autumn or cold winter days it serves warm soups. Buntingford Kitchen has opened within the last two years offering contemporary English food and has already won three awards including best fine dining in Hertfordshire.

There are also plenty of places to enjoy some 'me time' in Buntingford. You have the shops:- Touch of Glamour, Attend2Health and Jo Mordon Hair Design.

7.0 *Bars, Restaurants & Public Houses*

Bars & Restaurants	Address	Distance	Telephone
The Black Bull	16 High Street SG9 9AG	0.8 miles	01763 271 230
Billings Restaurant	35 High Street SG9 9AD	0.9 mile	01763 272 885
The Viceroy	53 High Street SG9 9AD	0.9 mile	01763 271 307
The Buntingford Kitchen	69 High Street SE9 9AE	1.0 mile	01762 661 387
The Fox Pub	Aspenden SG9 9PD	1.1 miles	01763 271 886
The Sword Inn Hand	Westmill SG9 9LQ	1.2 miles	01763 271 356
The Blind Fiddler	Anstey SG8 8DH	9.4 miles	01763 848 000
Rasa Sayans	26 High Street, Royston SG8 9AG	10.1 miles	01763 243 168
Palazzo	41 Kneesworth Street, Royston SG8 5AB	10.6 miles	01763 226 265

8.0 *Leisure*

Leisure	Address	Distance	Telephone
Buntingford Town FC	The Bury, London Road SG9 9HZ	<0.1 mile	01763 271 522
Buntingford Tennis Club	81 High Street SG9 9AE	1.0 mile	01763 273 646
Buntingford Karate	Edwinstree middle school SG9 9AW	1.1 miles	01763 273 123
Buntingford Bowls Club	Wyddial Road SG9 9AT	1.2 miles	07572 888 492
Buntingford Cricket Club	The Pavillion, Bowling Green Lane SG9 9BT	1.9 miles	01763 272 832
East Herts Golf Club	Hamels Park Cottage, Hamel Park SG9 9NA	3.4 miles	01920 821 978
Barkway Park Golf Club	Nuthampstead Road, Barkway SG8 8EN	6.2 miles	01763 848 215
Royston Rugby Club	Baldock Road, Royston SG8 9NU	9.2 miles	01763 243 613
Royston Leisure Centre	Woodcock Road, Royston SG8 7XT	9.3 miles	01763 255 190
Pilates	35 Chaucer Road, Royston SG8 5AP	10.4 miles	07867 675 389

9.0 *Cinema & Theatre*

Venue	Address	Distance	Telephone
Empire Cinema	Anchor Street, Bishop Stortford CM23 3BP	11.5 miles	08714 714 714
Hertford Theatre	The Wash, Hertford SG14 1PS	12.6 miles	01992 531 500
The Gordon Craig Theatre	Lytton Way Stevenage SG1 1LZ	13.0 miles	01438 363 200
Broadway Cinema	Eastcheap, Letchworth Garden City SG6 3DD	13.9 miles	01462 681 223

10.0 *Swimming Pools*

Swimming Pools	Address	Distance	Telephone
Ward Freman Swimming Pool	Bowling Green Lane SG9 9BT	1.9 miles	01763 272 566
Royston Leisure Centre	Woodcock Road, Royston SG8 7XT	9.3 miles	01763 255 190
Stevenage Swimming Centre	St Georges Way, Stevenage SG1 1XY	10.6 miles	01438 218 770

11.0 *Libraries*

Library	Address	Distance	Telephone
Buntingford Library	77 High Street SG9 9AE	1.0 miles	0300 123 4049
Royston Library	Market Hill, Royston SG8 9JN	8.2 miles	0300 123 4049
Baldock Library	Simpson Drive, Baldock SG7 6DH	9.5 miles	0300 123 4049

12.0 *Pharmacies*

Pharmacy	Address	Distance	Telephone
Lloyds Pharmacy	29 High Street SG9 9AB	0.8 miles	01763 271 406
Shah K & M Pharmacy	55 High Street SG9 9 AD	0.9 mile	01763 271 512
Ridge House Pharmacy	38 High Street, Puckeridge SG11 1RN	3.4 miles	01920 821 476

13.0 *Police*

Police Station	Address	Distance	Telephone
Buntingford Police Station	Baldock Road SG9 9DB	1.5 miles	101
Royston Police Station	Melbourne Street, Royston SG8 7BZ	8.5 miles	101

14.0 *Citizens Advice Bureau*

Bureau	Address	Distance	Telephone
Citizens Advice Bureau	21 The High Street SG8 9AB	8.4 mile	03444 111 444
Citizens Advice Bureau	74 South Street Bishop's Stortford CM 23 3AZ	11.6 miles	03444 111 444

15.0 *Taxis*

Taxis	Address	Distance	Telephone
C.A.B.S	27 Oak End SG9 9BU	1.0 mile	01763 274 113
Riverside Taxis Buntingford Ltd	5 Riverside SG9 9HJ	1.1 miles	01763 434 343
A10 Taxis	Monks Walk SG9 9EA	1.6 miles	01763 273 055
Marions Taxi Service	2 Mead View, Stocking Pelham SG9 0HY	7.6 miles	01279 777 323

16.0 *Transport Links*

Just off the A10 in the North East of Hertfordshire is the market town of Buntingford. This is a great base for the country, not far from the M11 and about 15 miles from Stanstead Airport, with 'Herts Way' walk passing through. These valuable access links make the area popular with commuters.

A short drive from Buntingford, 8.6 miles, you will find Royston which is an important stop on the commuter line between King's Cross and Cambridge. The fast train service takes less than

40 minutes to King's Cross and only 17 minutes to Cambridge. The line also gives good access to Baldock, Letchworth Garden City, Hitchin, Stevenage and Finsbury Park.

The A10, also known as the Great Cambridge Road, runs from London Bridge at its southern end to King's Lynn in the north. Using the A10 from Buntingford you have easy access to the M11 (Junction 11), the M25 (Junction 25). The A1(M) is also easily accessed through Baldock.

Airports

Stansted – 16 miles

Luton – 26 miles

London City Airport – 43 miles

Heathrow – 57 miles

Gatwick – 80 miles

By Car

Royston – 9 miles

Stevenage – 11 miles

M11 – 15 miles

Cambridge – 26 miles

King's Cross – 32 miles



17.0

Buses

Route 331

Hertford bus station - Ware, The Priory - Thundridge - Standon - Puckeridge - Buntingford, Kingfisher Park - The Crown Inn - Buntingford, Edwinstree School - Freman College - Buntingford Greenways - Barkway - Barley High Street - Royston Station - Royston Tesco

Route 386

Parsonage Estate - Bishops Stortford Interchange - Little Hadham - Standon - Puckeridge - Great Horstead - Buntingford - Baldock Market Place - Letchworth - Stevenage Bus Station

Route 21

Dane End to Buntingford

Route 25

Buntingford to Sandon
(Monday only circular route)

Route 28

Furneux Pelham to Buntingford (Monday only, one service per day)

Route 354

Buntingford - Puckeridge - Much Hadham - Harlow
(one service each way on Saturday)

Route 334

Cambridge - Elmdon - Buntingford - Puckeridge
(Runs Friday only - one bus in each direction)

The Village

