



Whittle Brook Park

ANWYI

01706 391 169
anwyl.co.uk/whittle

When it comes to *new homes* we think of everything.

There's so much to consider when you're looking for a new home. From the size to the location, the build quality to the price, making the right choice really matters.



At Anwyl Homes, we know what it's like.

We should do. After all we've been building high quality new homes for decades, guiding our customers through the process and helping to unlock happy times ahead.

Whether you're looking for a cosy first property, a spacious family base or you want to downsize now the kids have moved on, there's an Anwyl home that's right for you.

By combining traditional styling and quality workmanship with the best of today's modern features - not to mention personal touches and friendly smiles every step of the way - your Anwyl experience begins the moment you get in touch. Because with every new home we build, you can be sure we're thinking of you.

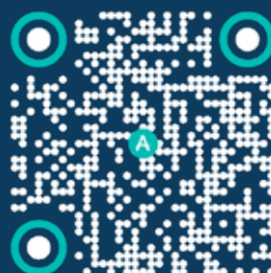




Move home faster

With our Part Exchange scheme, moving house is a breeze. Simply sell us your old home and move into your dream Anwyl home — and it can happen in up to four weeks too.

Scan the QR code to find out more!



Move effortlessly

With our assisted move scheme, Move Simple, we'll support you every step of the way to sell your home smoothly. From accurately valuing your property and securing the best market price, to appointing trusted estate agents, we handle it all — so you can focus on your move with confidence.

Scan the QR code to find out more!



Welcome to the *neighbourhood.*

Welcome to Whittle Brook Park, a collection of three, four and five-bedroom energy-efficient new homes in Heywood.

The homes at Whittle Brook Park combine convenience, luxury and green technology for a relaxed and eco-friendly lifestyle. Each home has extra-large windows, and many have balconies to make the most of the daylight. Even on gloomy days, the available PV solar panels make lighting your home both cost-effective and green!

Located on the outskirts of Heywood, Whittle Brook Park is only 7 miles from Manchester's city centre and offers convenient access to nearby towns like Oldham, Rochdale, and Bolton. The development's immediate connection to the extensive Northwest Motorway network ensures an easy commute to any destination.

Whittle Brook Park, Heywood



Key:

Altham

Barrowford

Crawford

Dalton

Edgworth

Higham

Kirkham

Lathom

Newburgh

Hollingworth

Rufford

Tatham

Whitworth

This plan is a general site layout, not to scale and is intended for guidance only. It does not form any part of the contract. The plan does not show ownership boundaries, easements or wayleaves. Anwyl Homes reserve the right to alter or replan at any time. Any information provided in relation to Housing Association / Section 106 / Local Authority / Investors, tenure / location / volume is 'subject to change'. Please ask our homes adviser for specific plot details. Turf to rear gardens is not provided. 08/07/2024



Ground Floor Plan



Room	Imperial	Metric
Kitchen / Dining	15'4" x 9'8"	4.67m x 2.95m
Living Room	12'1" x 20'2"	3.67m x 6.15m
Cloaks	2'11" x 5'3"	0.90m x 1.60m

First Floor Plan



Room	Imperial	Metric
Bedroom 1	8'6" x 14'10"	2.60m x 4.53m
En-suite	8'7" x 3'4"	2.61m x 1.01m
Bedroom 2	8'6" x 11'7"	2.60m x 3.53m
Bedroom 3	6'6" x 10'7"	1.97m x 3.22m
Bathroom	6'6" x 6'8"	1.97m x 2.02m

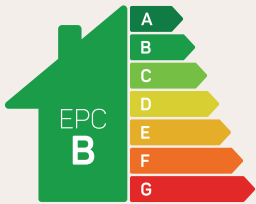
The Altham

3 bed detached

A 3 bedroom semi-detached home that welcomes all walks of life. Key features include an open plan kitchen/diner and ensuite to bedroom one.



Anwyl Homes is a registered developer with the NHQB. The images on this literature are computer-generated. Specific plots may be 'handed' (mirrored), detached/semi-detached, elevation treatment/roof materials may vary, and any garages may be single or double. Room sizes are approximate, dimensions are taken from the longest room point and are for guidance only. Kitchen and bathroom layouts are indicative. These plans are correct at the time of creation but may be subject to change during construction. Please speak to your Homes Adviser for more details. The Altham 22/07/24.



Predicted EPC rating



The Barrowford

3 bed semi-detached

A modern 3 bedroom home, perfect for growing families. Key features include a full width kitchen diner with a breakfast bar.



Ground Floor Plan



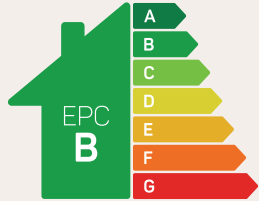
Room	Imperial	Metric
Kitchen / Dining	18'11" x 10'7"	5.76m x 3.24m
Living Room	11'8" x 15'7"	3.55m x 4.74m
Cloaks	3'1" x 6'11"	0.95m x 2.11m

First Floor Plan



Room	Imperial	Metric
Bedroom 1	11'4" x 11'6"	3.45m x 3.52m
En-suite	8'3" x 3'11"	2.51m x 1.20m
Bedroom 2	9'7" x 10'7"	2.91m x 3.22m
Bedroom 3	9'1" x 10'4"	2.76m x 3.15m
Bathroom	7'3" x 6'11"	2.21m x 2.11m

Anwyl Homes is a registered developer with the NHQB. The images on this literature are computer-generated. Specific plots may be 'handed' (mirrored), detached/semi-detached, elevation treatment/roof materials may vary, and any garages may be single or double. Room sizes are approximate, dimensions are taken from the longest room point and are for guidance only. Kitchen and bathroom layouts are indicative. These plans are correct at the time of creation but may be subject to change during construction. Please speak to your Homes Adviser for more details. The Barrowford 29/08/23.



Predicted EPC rating



The Dalton

3 bed semi-detached/detached

The traditional three bedroom re-imagined, with a beautifully balanced layout designed to bring harmony to your home. Key features include a large utility room off the spacious kitchen diner.



Ground Floor Plan

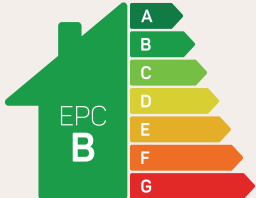
Room	Imperial	Metric
Kitchen / Dining	11'6" x 18'6"	3.50m x 5.65m
Living Room	10'6" x 18'6"	3.20m x 5.65m
Utility	6'8" x 6'8"	2.02m x 2.02m
Cloaks	3'5" x 5'7"	1.05m x 1.71m



First Floor Plan

Room	Imperial	Metric
Bedroom 1	10'8" x 18'6"	3.26m x 5.65m
En-suite	7'4" x 4'11"	2.24m x 1.49m
Bedroom 2	11'4" x 10'10"	3.45m x 3.30m
Bedroom 3	11'3" x 7'5"	3.43m x 2.26m
Bathroom	6'10" x 7'1"	2.08m x 2.15m

Anwyl Homes is a registered developer with the NHQB. The images on this literature are computer-generated. Specific plots may be 'handed' (mirrored), detached/semi-detached, elevation treatment/roof materials may vary, and any garages may be single or double. Room sizes are approximate, dimensions are taken from the longest room point and are for guidance only. Kitchen and bathroom layouts are indicative. These plans are correct at the time of creation but may be subject to change during construction. Please speak to your Homes Adviser for more details. The Dalton 29/08/23.



Predicted EPC rating



The Kirkham

4 bed semi-detached

Flow is the key to the Kirkham, with four bedrooms over three floors. Key features include the impressive second floor with en-suite bedroom one and a single bedroom, which could be used as a study, a dressing room, or even a nursery.



Ground Floor Plan



Room	Imperial	Metric
Kitchen	7'3" x 14'3"	2.21m x 4.35m
Living Room	15'8" x 17'7"	4.78m x 5.34m
Cloaks	3'2" x 5'6"	0.96m x 1.67m

First Floor Plan



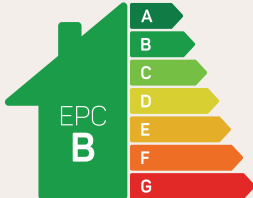
Room	Imperial	Metric
Bedroom 2	15'8" x 9'10"	4.78m x 2.99m
Bedroom 3	15'8" x 9'4"	4.78m x 2.84m
Bathroom	8'8" x 8'0"	2.63m x 2.45m

Second Floor Plan



Room	Imperial	Metric
Bedroom 1	15'8" x 14'1"	4.78m x 4.28m
Ensuite	8'3" x 3'11"	2.53m x 1.20m
Bedroom 4	15'8" x 7'6"	4.78m x 2.29m

Anwyl Homes is a registered developer with the NHQB. The images on this literature are computer-generated. Specific plots may be 'handed' (mirrored), detached/semi-detached, elevation treatment/roof materials may vary, and any garages may be single or double. Room sizes are approximate, dimensions are taken from the longest room point and are for guidance only. Kitchen and bathroom layouts are indicative. These plans are correct at the time of creation but may be subject to change during construction. Please speak to your Homes Adviser for more details. The Kirkham 29/08/23.



Predicted EPC rating



The Rufford

4 bed detached with garage

A four-bedroom detached home that rises above the rest, the Rufford is a revelation. From the extensive boutique suite at the top of the home, to the cosy corner of the family room on the ground floor, this is a home that impresses on every level.



Ground Floor Plan



Room	Imperial	Metric
Kitchen / Family / Dining	19'3" x 16'2"	5.87m x 4.92m
Living Room	11'8" x 15'7"	3.56m x 4.74m
Cloaks	3'0" x 6'3"	0.91m x 1.91m

First Floor Plan



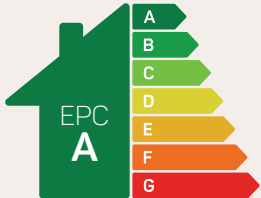
Room	Imperial	Metric
Bedroom 2	11'9" x 10'1"	3.58m x 3.06m
Ensuite 2	8'7" x 3'11"	2.61m x 1.20m
Bedroom 3	11'9" x 12'1"	3.59m x 3.67m
Bedroom 4	10'0" x 8'2"	3.05m x 2.50m
Bathroom	7'2" x 6'3"	2.19m x 1.91m

Second Floor Plan



Room	Imperial	Metric
Bedroom 1	19'3" x 23'4"	5.87m x 7.10m
Ensuite	6'11" x 8'5"	2.11m x 2.57m

Anwyll Homes is a registered developer with the NHQB. The images on this literature are computer-generated. Specific plots may be 'handed' (mirrored), detached/semi-detached, elevation treatment/roof materials may vary, and any garages may be single or double. Room sizes are approximate, dimensions are taken from the longest room point and are for guidance only. Kitchen and bathroom layouts are indicative. These plans are correct at the time of creation but may be subject to change during construction. Please speak to your Homes Adviser for more details. The Rufford 29/08/23.



Predicted EPC rating



The Newburgh

4 bed detached with garage

From the strong, traditional, double-fronted exterior, to the substantial spaces within, the four double bedroom Newburgh is a classic of contemporary design. Uncomplicated in its layout, yet uncompromising in its quality, it makes the most of the space to create a generous home of the highest standard.



Ground Floor Plan

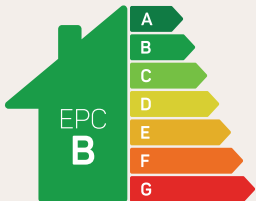
Room	Imperial	Metric
Kitchen / Dining	12'8" x 22'3"	3.86m x 6.77m
Utility	6'5" x 7'0"	1.95m x 2.12m
Living Room	12'2" x 22'3"	3.70m x 6.77m
Cloaks	3'4" x 5'8"	1.03m x 1.72m



First Floor Plan

Room	Imperial	Metric
Bedroom 1	12'2" x 11'6"	3.71m x 3.51m
En-suite	8'0" x 4'4"	2.44m x 1.31m
Bedroom 2	12'10" x 9'11"	3.91m x 3.01m
Bedroom 3	12'2" x 10'5"	3.71m x 3.17m
Bedroom 4	11'4" x 12'0"	3.45m x 3.67m
Bathroom	8'6" x 6'3"	2.59m x 1.89m

Anwyl Homes is a registered developer with the NHQB. The images on this literature are computer-generated. Specific plots may be 'handed' (mirrored), detached/semi-detached, elevation treatment/roof materials may vary, and any garages may be single or double. Room sizes are approximate, dimensions are taken from the longest room point and are for guidance only. Kitchen and bathroom layouts are indicative. These plans are correct at the time of creation but may be subject to change during construction. Please speak to your Homes Adviser for more details. The Newburgh 29/08/23.



Predicted EPC rating



The Hollingworth

4 bed detached with garage

Four double bedrooms and two living areas give the Hollingworth a supreme sense of space. Key features include a walk out balcony over the integral garage.



Ground Floor Plan



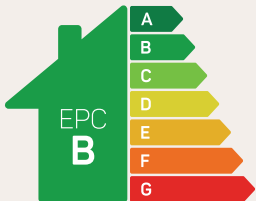
Room	Imperial	Metric
Kitchen / Dining	28'11" x 11'3"	8.80m x 3.43m
Living Room	10'5" x 16'9"	3.17m x 5.11m
Utility	6'2" x 5'7"	1.89m x 1.69m
Cloaks	6'9" x 3'8"	2.06m x 1.11m

First Floor Plan



Room	Imperial	Metric
Bedroom 1	10'5" x 15'2"	3.17m x 4.62m
En-suite	7'2" x 7'4"	2.18m x 2.24m
Bedroom 2	10'9" x 14'11"	3.27m x 4.55m
Bedroom 3	10'5" x 13'0"	3.17m x 3.97m
Bedroom 4	10'4" x 11'5"	3.16m x 3.48m
Bathroom	7'5" x 9'8"	2.25m x 2.93m

Anwyl Homes is a registered developer with the NHQB. The images on this literature are computer-generated. Specific plots may be 'handed' (mirrored), detached/semi-detached, elevation treatment/roof materials may vary, and any garages may be single or double. Room sizes are approximate, dimensions are taken from the longest room point and are for guidance only. Kitchen and bathroom layouts are indicative. These plans are correct at the time of creation but may be subject to change during construction. Please speak to your Homes Adviser for more details. The Hollingworth 29/08/23.



Predicted EPC rating



The Tatham

4 bed detached with garage

Luxury comes as standard with the four-bedroom Tatham, a home of the highest quality. The Tatham has everything you would expect in an executive four-bedroom home. Key features include a separate downstairs study, two ensuites, and a Juliet balcony to selected plots.



Ground Floor Plan



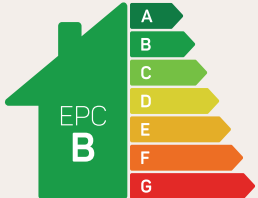
Room	Imperial	Metric
Kitchen / Dining / Family	26'4" x 10'9"	8.01m x 3.27m
Utility	7'9" x 5'10"	2.35m x 1.77m
Living Room	10'9" x 19'2"	3.29m x 5.83m
Study	8'4" x 9'8"	2.54m x 2.95m
Cloaks	3'1" x 5'10"	0.93m x 1.77m

First Floor Plan



Room	Imperial	Metric
Bedroom 1	13'10" x 16'6"	4.22m x 5.03m
En-suite 1	6'7" x 7'6"	2.00m x 2.30m
Bedroom 2	10'10" x 9'10"	3.30m x 2.98m
En-suite 2	7'6" x 3'11"	2.27m x 1.20m
Bedroom 3	8'4" x 13'2"	2.54m x 4.02m
Bedroom 4	7'9" x 9'10"	2.37m x 2.98m
Bathroom	7'1" x 9'10"	2.15m x 2.98m

Anwyl Homes is a registered developer with the NHQB. The images on this literature are computer-generated. Specific plots may be 'handed' (mirrored), detached/semi-detached, elevation treatment/roof materials may vary, and any garages may be single or double. Room sizes are approximate, dimensions are taken from the longest room point and are for guidance only. Kitchen and bathroom layouts are indicative. These plans are correct at the time of creation but may be subject to change during construction. Please speak to your Homes Adviser for more details. The Tatham 29/08/23.



Predicted EPC rating



The Whitworth

5 bed detached with garage

The five-bedroom Whitworth raises the bar, delivering quality without compromise over three floors. Spanning the entire second floor is the boutique premier bedroom suite, with a bath and a double shower, plus twin sinks. When it comes to exceptional executive living, The Whitworth is without equal, providing the highest standards on every level.



Ground Floor Plan



Room	Imperial	Metric
Kitchen / Family / Dining	28'2" x 10'10"	8.57m x 3.30m
Living Room	10'5" x 16'5"	3.17m x 5.01m
Utility	6'0" x 5'8"	1.82m x 1.72m
Cloaks	6'9" x 4'0"	2.06m x 1.22m

First Floor Plan



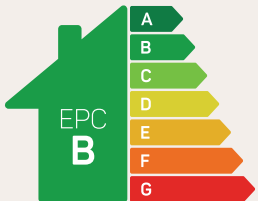
Room	Imperial	Metric
Bedroom 2	10'5" x 14'1"	3.17m x 4.29m
Ensuite 2	7'6" x 5'1"	2.27m x 1.55m
Bedroom 3	10'6" x 14'1"	3.19m x 4.29m
Bedroom 4	10'5" x 13'4"	3.17m x 4.07m
Bedroom 5	10'0" x 10'9"	3.05m x 3.29m
Bathroom	6'10" x 8'8"	2.08m x 2.63m

Second Floor Plan



Room	Imperial	Metric
Bedroom 1	17'4" x 22'9"	5.29m x 6.93m
Ensuite	10'6" x 10'7"	3.19m x 3.22m

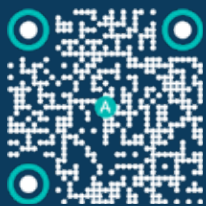
Anwyl Homes is a registered developer with the NHQB. The images on this literature are computer-generated. Specific plots may be 'handed' (mirrored), detached/semi-detached, elevation treatment/roof materials may vary, and any garages may be single or double. Room sizes are approximate, dimensions are taken from the longest room point and are for guidance only. Kitchen and bathroom layouts are indicative. These plans are correct at the time of creation but may be subject to change during construction. Please speak to your Homes Adviser for more details. The Whitworth 13/11/23.



Predicted EPC rating



Find us on Trustpilot



Manchester Road, Hopwood,
Nr South Heywood, OL10 2QD



01706 391 169



whittlebrookpark@anwyl.co.uk



desire.words.assume



ANWYL

Anwyl Construction Company Limited has taken all reasonable care in the preparation of the contents of this document and intends that the information is accurate at the time it is printed. However, such information can be subject to change and therefore we do not warrant its accuracy. Particulars are for illustration only and all images are indicative only. We operate a policy of continuous product development and individual features may vary from time to time. Consequently, these particulars should be treated as general guidance only and do not constitute a contract, part of a contract, or a warranty. You should take appropriate steps to verify any information upon which you wish to rely. To find out more about a development, we advise that you visit the site sales office during opening hours and speak to one of our Homes Advisers.