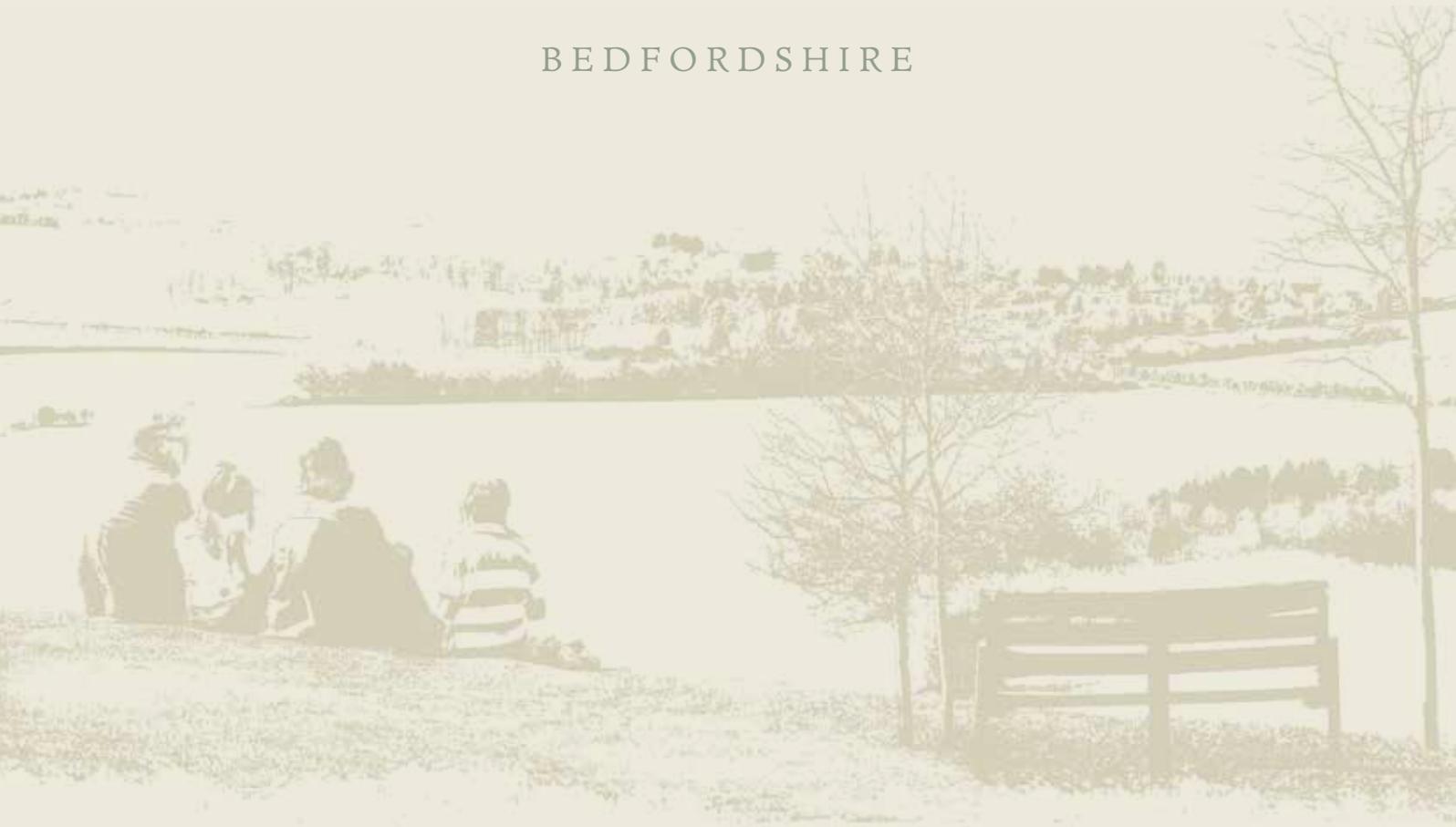




# CADDINGTON WOODS

BEDFORDSHIRE





*Come home to*

# CADDINGTON WOODS

Naturally, a location of this quality deserves quality homes to match and so Redrow have chosen to build exclusive homes that truly reflect the outstanding setting of this semi-rural development. So close to London, these three, four and five bedroom executive homes represent a rare opportunity and will be highly sought after.

## TRANSPORT

Despite its rural location, Caddington Woods enjoys excellent transport links by road, rail and even air. The A5 is just a few minutes away, as is junction 11 of the M1, linking you to London in just 36 miles and the M5 even closer at just 15 miles. Luton and Dunstable are linked by a guided busway, offering regular services to both towns.

For rail services, you have a choice of stations, with Leagrave 2 miles to the north offering almost 400 parking spaces and Luton Station 3 miles away, offering over 550. Both have direct services to London Blackfriars in around 50 minutes, though it is worth braving the town centre morning traffic to catch the express to London from Luton, which takes just 26 minutes to St Pancras, and includes two services at around 8:00 and 8:15. Alternatively, Luton Parkway, 4 miles away also has access to the express services and has 800 parking spaces.

London Luton Airport is just 7 miles from the development, offering flights for both business and pleasure across Europe and beyond.

## SHOPPING

Two towns gives you twice the choice when it comes to shopping, with The Mall in Luton and the Quadrant in Dunstable just two of many top shopping centres and retail parks within a few miles of home and there is an extensive pedestrianised shopping area in each town.

Alternatively, Milton Keynes has excellent shopping facilities and the Galleria in Hatfield is just half an hour away. Of course, for the ultimate in retail therapy, London is less than an hour away by train, offering everything from the big names of Oxford Street to the exclusive boutiques of Mayfair.

## DINING

There is a superb range of dining options both close by and in the two towns. Nearby Caddington is home to the

Spice restaurant, which is highly rated, with the equally well regarded Frog and Rhubarb close by in Woodside, along with a choice of popular gastro pubs. Further afield, the award winning White Horse at Hatching Green is also very popular.

Luton has a wide selection of restaurants offering cuisine from across the world, with something for every taste and budget, while nearby Luton Hoo is home to both the Wernher Restaurant and Adam Brasserie, and is famous for its afternoon teas.

## LEISURE

With two towns and endless Bedfordshire countryside within easy reach, there is certainly plenty to do. Play a round on the Griffin Golf Course, right on your doorstep, or try the courses at Stockwood Park or Dunstable Downs. Inspire Sports Village in Luton has state of the art multi-sport facilities, including an Olympic sized swimming pool, and there are further facilities at Houghton Regis Leisure Centre. Locally, Venue 360 offers sports and fitness along with events and conference facilities.

For evening entertainment, visit the Galaxy in Luton for a multiscreen cinema, bowling, dining and much more, or enjoy top quality productions at Luton's Hat Factory Arts Centre and Library Theatre, or Dunstable's Grove Theatre. Whipsnade Wild Animal Park will always be a popular choice with the kids and is just a short drive from your new home to the south of Dunstable.

## AMENITIES

There is a Tesco Extra just a short drive from the development, with Sainsbury's, Aldi and Asda stores in nearby Dunstable. For Doctors, register with Lister House Surgery on Dunstable Road (Sat Nav LU4 8DG, call 01582 578989) and for dentists try Beech Hill Dental Practice, also on Dunstable Road (Sat Nav LU4 8SE, call 01582 494815).



# My Redrow, My Home, My Way

Supporting you through your new home search and purchase. Do it the easy way, online with My Redrow.

It's the online way to save your favourite developments, house styles and even plots, manage your appointments and style your new home from an exquisite range of choices and options.



## Searching for your new home:

- Save your favourite house styles and be the first to hear about relevant new homes as they become available.
- Take a closer look at the high specification included as standard in all Redrow homes and the Choices and Optional Extras available.
- Manage your show home viewings and telephone appointments using our realtime calendar.

## Ready to reserve?

- Not sure of the next steps? See our handy tips and checklist.
- Contact one of our recommended New Build Mortgage Specialists to advise you about the best financial solution for you.
- Find a recommended legal expert - ones we know and trust to help your home purchase run smoothly.

## and once you've reserved your home:

- Style and personalise your new home online, all from the comfort of your own home, any time of day or night.
- Confirm your Style and Colour Choices\* and pay for Optional Extras\* securely online by credit or debit card.
- Use our handy interactive checklists to keep up to date with your legal and financial milestones as you move towards Exchange of Contracts.
- Check the build stage progress of your new home.
- Find your important home purchase details all in one place.

\*Availability of Choices and Optional Extras are dependent on the build stage of each home at the time of reservation.



# BE AN EARLY BIRD AND RESERVE THE HOME YOU WANT

If you've got your eye on a particular home at one of our developments, but it's yet to be officially released for sale, don't worry – you can now make sure you don't miss out by reserving with our Early Bird Scheme. Qualifying criteria will apply before an Early Bird reservation can be taken. Please ask the Sales Consultant for further details.



## HERE'S HOW YOUR EARLY BIRD RESERVATION WORKS:

- ✿ Simply choose your new dream Redrow home.
- ✿ Complete a short Early Bird Reservation form, pay a fully refundable deposit and then simply wait for your home to be released for sale.
- ✿ As we approach release, we will contact you to give you first refusal before it goes on general sale. Your deposit will then be transferred to a standard reservation.
- ✿ Remember your deposit is fully refundable if your circumstances change, so you've got nothing to lose if you do and you could risk losing your perfect home if you don't.

## MADE FOR YOU

At Redrow we are committed to ensuring you receive the customer service you deserve. The Made For You journey is a series of events that will help guide you through your home buying process with Redrow, ensuring you receive all the information and support you need.



### EXCHANGE

#### 1. Congratulations, you've exchanged!

Exchanging is your first step to becoming a Redrow homeowner. We're delighted that you chose Redrow and look forward to guiding you on your home buying journey.



### WELCOME PARTY

#### 2. Come and celebrate with your new neighbours

You're on your way to becoming a Redrow homeowner. Join your designated Redrow team for drinks and canapés as we welcome you and your neighbours to the neighbourhood.



### REDROW LIVING

#### 3. Our advice for making the most of your Redrow home

Living in a new house can be hard to get used to. To make your transition as easy as possible we invite you to a demonstration of some of the features in your Redrow home.



### HOME PREVIEW

#### 4. Putting the finishing touches on your home

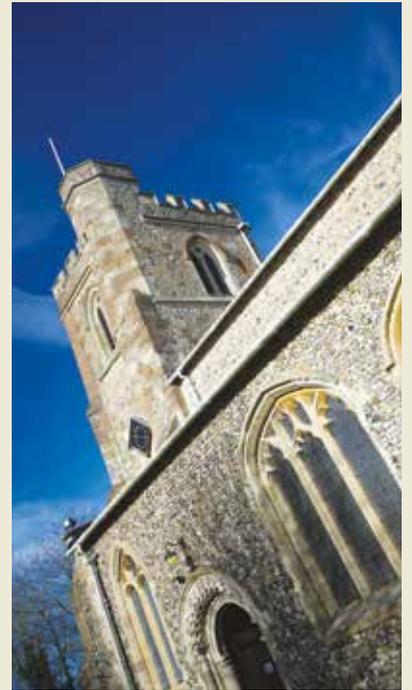
Approximately two weeks before your Move In Day you'll get an exclusive preview of your new home. It's the perfect time for us to ensure that all finishing touches are made for you.



### MOVE IN DAY

#### 5. Handing over the keys and welcoming you to your new home

On completion day, meet your Sales Consultant at your brand new Redrow home for the final handover.





[redrow.co.uk](http://redrow.co.uk)



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