



Allard Way

COVENTRY, WEST MIDLANDS

A collection of 1, 2, 3 and 4 bedroom homes situated on the southern fringes of Coventry.

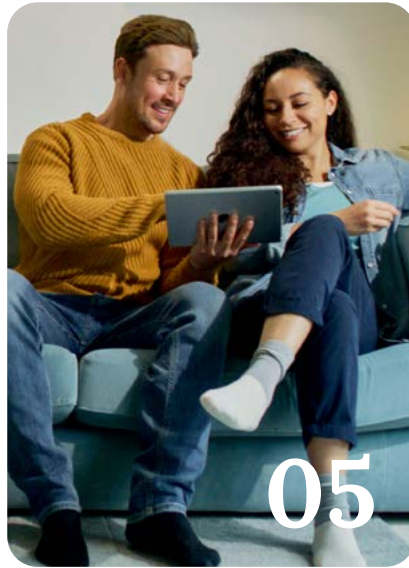
Taylor
Wimpey

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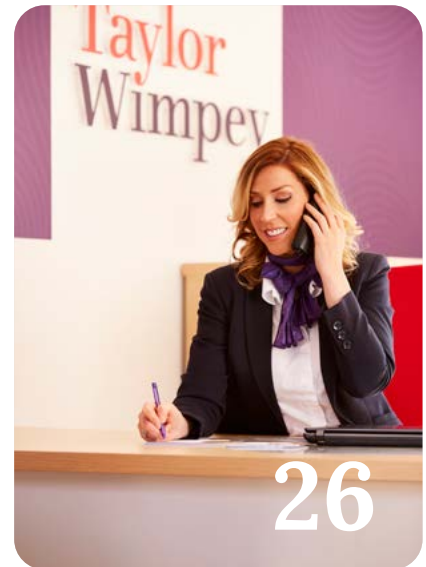
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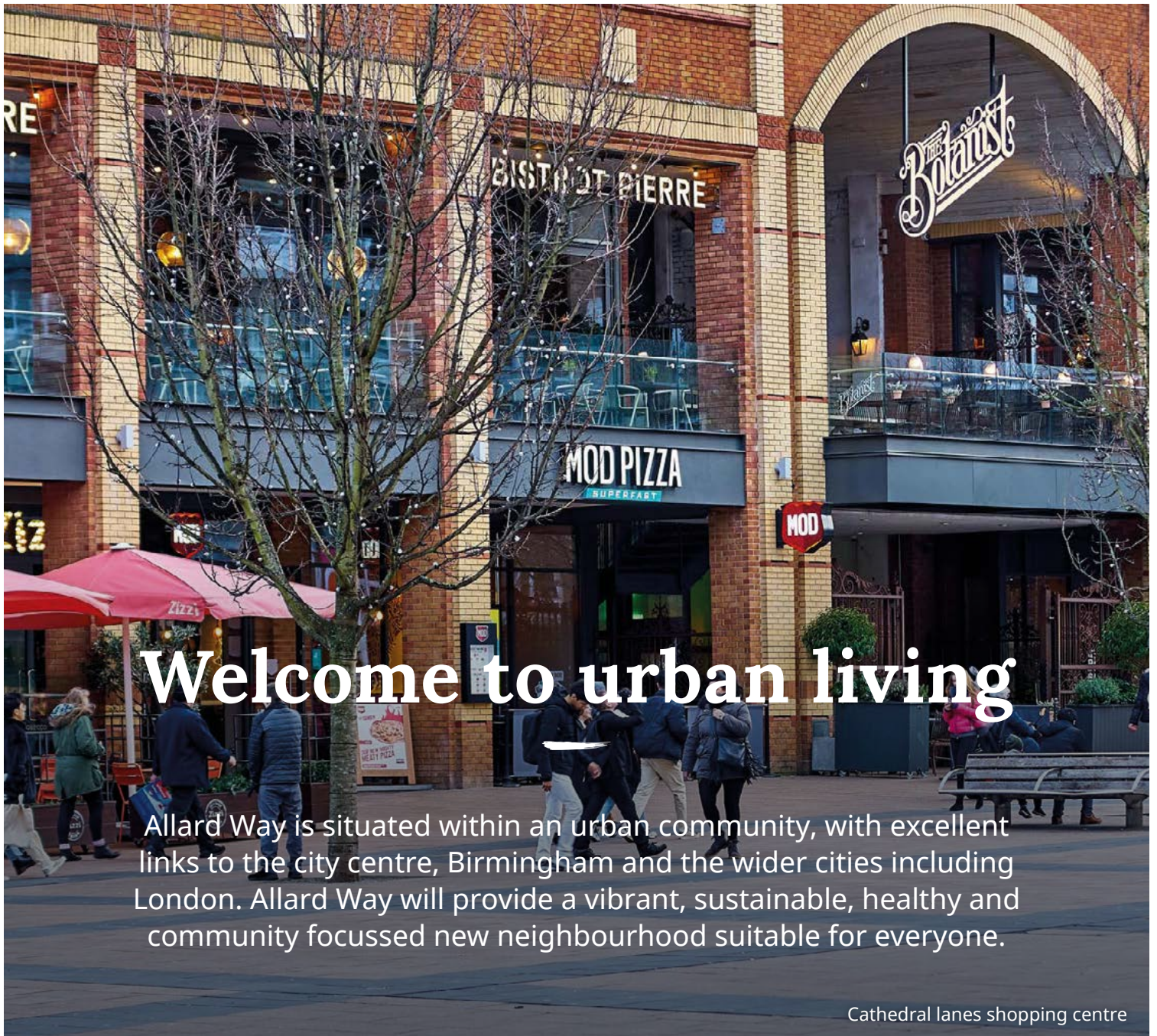


Welcome to Allard Way

Situated on the southern fringes of Coventry, Allard Way will be a stunning new community. A new residential development of up to 125 new homes 25% of which will be Affordable housing, and will feature a range of 1-4 bedroom homes. The development will include greenspace around the perimeter of the site as well as green open spaces within.

The vision for this site will be a distinctive place creating a sustainable community, with character areas and a well connected parkland.

[→ View the site plan](#)



Welcome to urban living

Allard Way is situated within an urban community, with excellent links to the city centre, Birmingham and the wider cities including London. Allard Way will provide a vibrant, sustainable, healthy and community focussed new neighbourhood suitable for everyone.

Cathedral lanes shopping centre



Coventry university



Coventry canal



Personalise your home

A new Taylor Wimpey home is a blank canvas, ready for you to put your stamp on even before you move in. You can choose from a range of high quality options for your kitchen, bedroom and bathroom to suit your taste – and all from the comfort of your sofa. We offer dark and light kitchen units and patterned or plain tiles for your bathroom, so whatever your preferred style we've got you covered.

Using our innovative Options Online tool, you can visualise your new home room-by-room and customise each as you go. You can also choose your options with the help of your Sales Executive if you'd prefer.

Our customers have created some fantastic spaces in their homes and you can get inspiration from their choices by following us on Instagram. You can also check out a host of interior design tips on our website.

[→ Find out more](#)



Options availability is subject to build stage of plots and options won't be available if plots have reached a certain build stage. Please contact the Sales Executive for further information.

Included as standard

From the external features to the finishing touches, every detail of our homes is designed with our customers in mind.

While you'll have the choice to upgrade some of our standard offerings, all of our houses are fitted with a range of high quality features at no extra cost to you.

You'll find a complete list of all items that come as standard in your house below.



Kitchens

All of our kitchens are fitted with beautiful units and worktops and you can choose your preferred style and colour to create your perfect cooking and entertaining space.

A range of accessories including stylish splashbacks, a stainless steel sink and taps, and lighting give your kitchen a clean, contemporary finish. You'll get a modern, energy efficient oven with built-in gas hob and integrated hood and extractor fan too.

Utility rooms[†]

Units will be fitted to match your chosen kitchen style, complete with a stainless steel sink and taps. If your home has a toilet in the utility room, we'll fit a contemporary white basin and toilet for a sleek finish.



Bathrooms, en suites and shower rooms

Modern white sanitaryware, including toilet, basin and bath with chrome Ideal Standard taps give your main bathroom a clean look. The same sanitaryware is fitted in en suites and shower rooms which also benefit from a shower and glass enclosure.

For a distinct look, we offer a varied range of Porcelanosa ceramic wall tiles for you to choose from to make your bathroom and en suite stand out from the crowd.

Garden[†]

The outside of your home is just as carefully considered as the inside. You'll get a fully turfed and landscaped front garden – including plants. The back garden includes a slabbed area and your privacy is protected by a garden fence.



All of the specification listed is included in our houses as standard. For the specification included in our apartments, please see the separate apartment specification list. Standard specifications are correct at time of going to print, but are subject to change without notice. Please contact the Sales Executive for further information. † = Where applicable.

Specification of our houses

	Beaford	Avonford	Owlton	Harrton	Cardale	Aynesdale	Eynesford	Eynsford	Amblerford	Brambleford	Tewksdale	Kitham	Warkford	Colford	Plumdale
Kitchens															
Choice of symphony kitchen units up to stage 40 with upstands and stainless steel splash back to cooker	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Electric Single Oven Electric Single Oven	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Stainless steel gas hob with integrated extractor hood	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Stainless steel 1.5 bowl sink and drainer with single lever mixed tap	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Plumbing for washing machine	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Space for fridge/freezer	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Bathrooms, en suites & cloakrooms															
Sanitary Ware	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Chrome pillar taps to bath	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Chrome mixer taps and w/c basins	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Choice of standard porcelanosa wall tiles in wet areas. Splashback to bathroom, en suite and WC/cloakroom as standard	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Extractor fans to wet areas	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Thermostatic shower to en suites	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Central heating/hot water system															
Gas central heating and radiators - Ideal Boiler	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Waste water heat recovery	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Smart Heating controls	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
External features															
PV (photovoltaic panels) refer to layout	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Car charging point	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
UPVC glazed windows and external doors with easy lock hinges, lockable fasteners and white handles with chrome locks	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Turfed / Planted front garden - refer to landscape layout	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
GRP front and rear doors wear applicable	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Wooden gates - refer to working drawings	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Choice of BT Fibre or hyperoptics as per electrical layouts	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
1.8m close board fencing to rear garden* Boundary treatments can vary due to levels and could be a combination of styles. Please refer to external works drawing with our sales team for plot specific details.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Chrome House Numbers	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

✓ = Standard features * = Options, upgrades and colour choices are available subject to stage of construction † = Where applicable

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Electrical, windows & joinery															
Mains operated smoke detectors interconnected with battery back up	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Light and power socket to garage (Refer to planning layout for garage positions)	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Existing double socket of kitchen to incorporate USB charge point	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Wiring for external light to rear	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Black PIR Coach light to front elevation	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Chrome lever furniture to internal and external doors	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Newark internal doors	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Front doors fitted with multi locking system	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Finishing touches															
Heathcliff Crown matte finish emulsion to walls and ceilings	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
NHBC Building Warranty 10 year	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Taylor Wimpey Warranty 2 Year	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

[→ Find out more](#)

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Our homes

→ 4 bedroom homes



→ 3 bedroom homes



→ 2 bedroom homes



→ 1 bedroom homes



→ [View the site plan](#)



The Tewksdale

4 BEDROOM HOME, TOTAL 1,252 sq ft



GROUND FLOOR

Kitchen/Dining

3.29m x 6.53m 10' 10" x 21' 5"

Living room

3.25m x 6.53m 10' 8" x 21' 5"



FIRST FLOOR

Bedroom 1

3.54m x 3.38m 11' 8" x 11' 1"

Bedroom 2

4.32m x 2.95m 14' 2" x 9' 7"

Bedroom 3

2.15m x 3.44m 7' 1" x 11' 4"

Bedroom 4

2.16m x 3.06m 7' 1" x 10' 1"

[→ Discover more about this home](#)

[→ View our current availability](#)

*Plot specific windows. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your sales executive. The sq ft/ sq m stated is the net sales area described in the RICS Code of Measurement 6th Edition. It is the area of the building measured to the plaster finish of the perimeter walls at each floor level. The measurement includes internal walls, service boxings and voids over stairs. It excludes internal garages and areas with less than 1.5m headroom. All dimensions are + or - 50mm and floor plans are not shown to scale. The kitchen layout and furniture positions are for indicative purposes only. The computer generated image is for illustrative purposes only and it is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however, variances from site to site. External materials, finishes, landscaping and the position of garages (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Images may include optional upgrades at an additional cost. Please ask for further details. TWM_80577 / November 2024.



The Kitham

4 BEDROOM HOME, TOTAL 1,537 sq ft



GROUND FLOOR

Kitchen/Dining

5.42m x 5.91m 17' 9" x 19' 5"

Living room

4.48m x 3.82m 14' 9" x 12' 6"



FIRST FLOOR

Bedroom 1

3.51m x 3.85m 11' 6" x 12' 7"

Bedroom 2

4.25m x 3.62m 13' 11" x 11' 11"

Bedroom 3

3.52m x 3.23m 11' 7" x 10' 7"

Bedroom 4

3.52m x 3.19m 11' 7" x 10' 4"

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The Warkford

4 BEDROOM HOME, TOTAL 1,464 sq ft



GROUND FLOOR

Living room

4.93m x 3.27m 16' 2" x 10' 9"

Kitchen

4.29m x 2.85m 14' 1" x 9' 4"

Dining room

3.14m x 3.38m 10' 4" x 11' 1"

Study

2.50m x 3.27m 8' 2" x 10' 9"



FIRST FLOOR

Bedroom 1

3.89m x 3.33m 12' 9" x 10' 11"

Bedroom 2

3.56m x 3.33m 11' 8" x 10' 11"

Bedroom 3

2.90m x 3.95m 9' 6" x 13' 0"

Bedroom 4

2.27m x 3.35m 7' 5" x 11' 0"

[→ Discover more about this home](#)

[→ View our current availability](#)

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The Colford

4 BEDROOM HOME, TOTAL 1,252 sq ft



GROUND FLOOR

Living room

4.41m x 3.51m 14' 4" x 11' 6"

Kitchen/Dining

6.53m x 3.66m 21' 4" x 12' 0"

Study

2.20m x 2.07m 7' 2" x 6' 8"



FIRST FLOOR

Bedroom 1

3.40m x 3.52m 11' 2" x 11' 5"

Bedroom 2

2.93m x 3.19m 9' 6" x 10' 5"

Bedroom 3

3.04m x 2.43m 10' 0" x 8' 0"

Bedroom 4

3.51m x 2.13m 11' 6" x 7' 0"

[→ Discover more about this home](#)

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The Plumdale

4 BEDROOM HOME, TOTAL 1,252 sq ft



GROUND FLOOR

Kitchen/Dining

3.30m × 6.54m 10' 10" × 21' 5"

Living room

3.25m × 6.53m 10' 8" × 21' 5"



FIRST FLOOR

Bedroom 1

3.47m × 3.40m 11' 4" × 11' 2"

Bedroom 2

3.31m × 2.95m 10' 10" × 9' 7"

Bedroom 3

2.17m × 3.44m 7' 2" × 11' 4"

Bedroom 4

2.15m × 3.04m 7' 1" × 10' 0"

[→ Discover more about this home](#)

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The Owlton

3 BEDROOM HOME, TOTAL 1,225 sq ft



GROUND FLOOR

Living/Dining

4.10m x 4.73m 13' 5" x 15' 6"

Kitchen

4.79m x 2.50m 15' 9" x 8' 2"



FIRST FLOOR

Bedroom 1

3.16m x 4.73m 10' 5" x 15' 6"

Bedroom 3

3.31m x 2.57m 10' 11" x 8' 5"



SECOND FLOOR

Bedroom 2

3.65m x 3.42m 12' 0" x 11' 3"

[→ Discover more about this home](#)

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The Harrton

3 BEDROOM HOME, TOTAL 1,140 sq ft



GROUND FLOOR

Kitchen/Living

6.70m x 4.39m

22' 0" x 14' 4"



FIRST FLOOR

Bedroom 2

3.34m x 3.41m

11' 0" x 11' 2"

Bedroom 3

3.31m x 2.40m

10' 11" x 7' 10"



SECOND FLOOR

Bedroom 1

3.16m x 4.39m

10' 5" x 11' 1"



[Discover more about this home](#)



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The Carrdale

3 BEDROOM HOME, TOTAL 1,058 sq ft



GROUND FLOOR

Kitchen/Dining

3.21m × 5.52m 10' 6" × 18' 1"

Living

3.19m × 5.52m 10' 6" × 18' 1"



FIRST FLOOR

Bedroom 1

3.36m × 2.76m 11' 0" × 9' 0"

Bedroom 2

3.27m × 3.23m 10' 9" × 10' 7"

Bedroom 3

2.79m × 2.68m 9' 2" × 8' 8"

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The Aynesdale

3 BEDROOM HOME, TOTAL 1,058 sq ft



GROUND FLOOR

Kitchen/Dining

3.21m x 5.52m 10' 6" x 18' 1"

Living room

3.19m x 5.52m 10' 6" x 18' 1"



FIRST FLOOR

Bedroom 1

3.39m x 2.76m 11' 2" x 9' 1"

Bedroom 2

3.27m x 3.23m 10' 9" x 10' 7"

Bedroom 3

2.80m x 2.66m 9' 2" x 8' 9"

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The Eynsford

3 BEDROOM HOME, TOTAL 972 sq ft



GROUND FLOOR

Kitchen/Dining

5.07m x 3.80m 16' 8" x 12' 6"

Living room

3.11m x 3.43m 10' 2" x 11' 3"



FIRST FLOOR

Bedroom 1

4.03m x 4.09m 13' 2" x 13' 4"

Bedroom 2

3.47m x 2.15m 11' 5" x 7' 1"

Bedroom 3

2.84m x 2.42m 9' 4" x 7' 11"

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*Plot specific windows. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your sales executive. The sq ft/ sq m stated is the net sales area described in the RICS Code of Measurement 6th Edition. It is the area of the building measured to the plaster finish of the perimeter walls at each floor level. The measurement includes internal walls, service boxings and voids over stairs. It excludes internal garages and areas with less than 1.5m headroom. All dimensions are + or - 50mm and floor plans are not shown to scale. The kitchen layout and furniture positions are for indicative purposes only. The computer generated image is for illustrative purposes only and it is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however, variances from site to site. External materials, finishes, landscaping and the position of garages (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Images may include optional upgrades at an additional cost. Please ask for further details. TWM_80577 / November 2024.



The Ambleford

3 BEDROOM HOME, TOTAL 799 sq ft



GROUND FLOOR

Kitchen/Dining

2.94m × 4.17m 9' 6" × 13' 6"

Living

4.17m × 4.02m 13' 6" × 13' 2"



FIRST FLOOR

Bedroom 1

2.88m × 4.17m 9' 4" × 13' 6"

Bedroom 2

3.59m × 2.30m 11' 7" × 7' 5"

Bedroom 3

2.56m × 1.78m 8' 4" × 5' 8"

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The Beaford

2 BEDROOM HOME, TOTAL 778 sq ft



GROUND FLOOR

Living/Dining

3.80m x 4.00m 12' 6" x 13' 1"

Kitchen

2.96m x 2.20m 9' 9" x 7' 3"



FIRST FLOOR

Bedroom 1

3.79m x 4.10m 12' 5" x 13' 5"

Bedroom 2

2.70m x 4.10m 8' 10" x 13' 5"

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The Avonsford

2 BEDROOM HOME, TOTAL 691 sq ft



GROUND FLOOR

Dining/Living

4.47m x 3.61m 14' 6" x 11' 8"

Kitchen

4.34m x 1.85m 14' 2" x 6' 1"



FIRST FLOOR

Bedroom 1

3.17m x 3.61m 10' 2" x 11' 1"

Bedroom 2

2.24m x 3.61m 7' 4" x 11' 10"

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The Allstead

1 BEDROOM HOME, TOTAL 421 sq ft



GROUND FLOOR

Kitchen/Living

5.52m × 3.20m

18' 1" × 10' 6"

Bedroom 1

3.32m × 3.41m

10' 11" × 11' 2"

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The Bamstead

1 BEDROOM HOME, TOTAL 609 sq ft



FIRST FLOOR

Kitchen/Living

5.52m × 4.81m

18' 1" × 15' 9"

Bedroom 1

3.23m × 3.97m

10' 7" × 13' 0"

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