

Burleyfields

STAFFORD, STAFFORDSHIRE

Burleyfields is an exclusive collection of two, three and four bedroom homes offering new opportunities for first time buyers, downsizers and growing families.

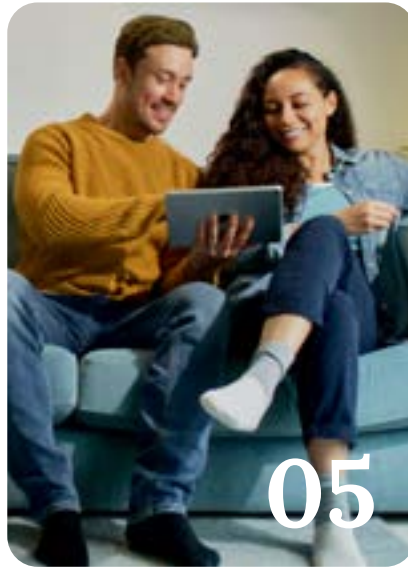
Taylor
Wimpey

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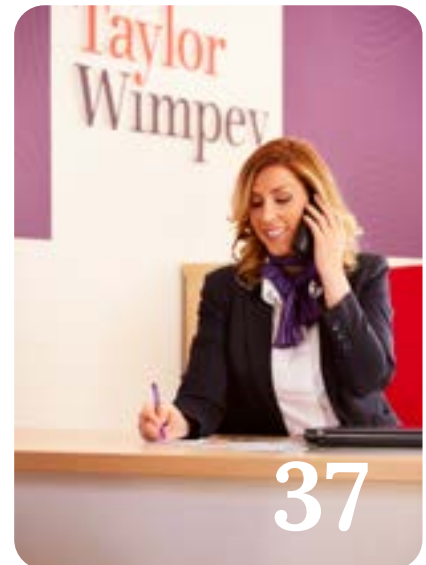
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Welcome to Burleyfields

Located west of Stafford, Burleyfields is a development accessed through the adjacent Castlefields area with a recently created link to Doxey.

Part of a larger development, it features a spine road for new bus routes, new school, local centre and destination park with an equipped play area. Each home has been designed to suit a variety of needs, with modern designs and thoughtful layouts.



[→ View the site plan](#)

Life in Stafford

Burleyfields has been designed to deliver a sustainable new neighbourhood in the well-connected town of Stafford. With a strong sense of local identity, the centre of Stafford lies two miles east of the development and offers a vibrant mix of shops and amenities including Guildhall Shopping Centre.

Well regarded schools such as Rowley Park Primary Academy and King Edward VI High School are within close proximity to the development making Burleyfields an ideal environment for families. For those looking for a sense of urban edge and culture, Stafford Castle is just over a mile away.

The River Sow



Broad Eye Windmill



Church Lane

[→ Watch development video](#)



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 Zeno Taps, and lighting gives your kitchen a clean, contemporary finish. You'll get a modern, energy efficient Zanussi 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 Zeno 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 an Aqualisa 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.

Our homes

[→ 4 bedroom homes](#)



[→ 3 bedroom homes](#)



[→ 2 bedroom homes](#)



[→ View the site plan](#)



The Lydford

4 BEDROOM HOME, TOTAL 1,099 sq ft.



GROUND FLOOR

Lounge

3.27m × 4.49m 10' 9" × 14' 9"

Kitchen/Dining

5.36m × 3.38m 17' 7" × 11' 1"



FIRST FLOOR

Bedroom 1

3.17m × 3.79m 10' 5" × 12' 5"

Bedroom 2

3.17m × 3.35m 10' 5" × 11' 0"

Bedroom 3 max.

2.10m × 3.30m 6' 11" × 10' 10"

Bedroom 4

2.23m × 2.10m 7' 4" × 6' 11"

[→ Discover more about this home](#)

[→ View our current availability](#)

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The Eskdale

4 BEDROOM HOME, TOTAL 1,222 sq. ft.



GROUND FLOOR

Lounge

6.02m × 3.45m 19' 9" × 11' 4"

Kitchen

3.58m × 2.86m 11' 9" × 9' 5"

Dining

3.14m × 2.77m 10' 4" × 9' 1"



FIRST FLOOR

Bedroom 1 max.

3.51m × 3.40m 11' 7" × 11' 2"

Bedroom 2 max.

3.64m × 2.98m 11' 11" × 9' 10"

Bedroom 3 max.

3.05m × 2.95m 10' 0" × 9' 8"

Bedroom 4 max.

3.09m × 2.53m 10' 2" × 8' 4"



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The Coltham

4 BEDROOM HOME, TOTAL 1,259 sq. ft.



GROUND FLOOR

Kitchen/Dining

5.39m × 2.86m 17' 8" × 9' 5"

Living room

3.84m × 4.54m 12' 7" × 14' 11"



FIRST FLOOR

Bedroom 1

3.84m × 3.12m 12' 7" × 10' 2"

Bedroom 2

3.66m × 3.16m 10' 4" × 12' 0"

Bedroom 3

3.33m × 3.41m 10' 11" × 11' 2"

Bedroom 4

2.59m × 2.89m 8' 6" × 9' 6"

[→ Discover more about this home](#)

[→ View our current availability](#)

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The Littondale

4 BEDROOM HOME, TOTAL 1,290 sq. ft.



GROUND FLOOR

Kitchen	3.48m × 2.78m	11' 5" × 9' 1"
Dining area	2.33m × 3.08m	7' 8" × 10' 1"
Living room	3.62m × 4.78m	11' 10" × 15' 8"
Study	2.70m × 2.94m	9' 8" × 8' 10"
Utility room	1.65m × 3.08m	5' 5" × 10' 1"

FIRST FLOOR

Bedroom 1	3.68m × 3.57m	12' 1" × 11' 9"
Bedroom 2	2.71m × 4.07m	8' 11" × 13' 4"
Bedroom 3	2.71m × 2.84m	8' 11" × 9' 4"
Bedroom 4	2.64m × 1.90m	8' 8" × 6' 3"



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The Silverdale

4 BEDROOM HOME, TOTAL 1,290 sq. ft.



GROUND FLOOR

Kitchen	3.48m × 2.78m	11' 5" × 9' 1"
Dining area	2.33m × 3.08m	7' 8" × 10' 1"
Living room	3.62m × 4.78m	11' 10" × 15' 8"
Study	2.70m × 2.94m	9' 8" × 8' 10"
Utility room	1.65m × 3.08m	5' 5" × 10' 1"

FIRST FLOOR

Bedroom 1	3.68m × 3.57m	12' 1" × 11' 9"
Bedroom 2	2.71m × 4.07m	8' 11" × 13' 4"
Bedroom 3	2.71m × 2.84m	8' 11" × 9' 4"
Bedroom 4	2.64m × 1.90m	8' 8" × 6' 3"



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The Shelford

4 BEDROOM HOME, TOTAL 1,378 sq. ft.



GROUND FLOOR

Lounge

4.74m x 3.88m 15' 7" x 12' 9"

Kitchen/Dining max.

8.10m x 3.24m 26' 7" x 10' 8"

Study

2.61m x 2.10m 8' 7" x 6' 11"



FIRST FLOOR

Bedroom 1 max.

3.88m x 3.76m 12' 9" x 12' 4"

Bedroom 2 max.

4.22m x 3.07m 13' 10" x 10' 1"

Bedroom 3 max.

3.43m x 3.09m 11' 3" x 10' 2"

Bedroom 4 max.

3.89m x 2.75m 12' 9" x 9' 0"



[Discover more about this home](#)



[View our current availability](#)

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The Stafford

4 BEDROOM HOME, TOTAL 1,378 sq. ft.



GROUND FLOOR

Lounge

4.74m × 3.88m 15' 7" × 12' 9"

Kitchen/Dining max.

8.10m × 3.24m 26' 7" × 10' 8"

Study

2.61m × 2.10m 8' 7" × 6' 11"



FIRST FLOOR

Bedroom 1 max.

3.88m × 3.76m 12' 9" × 12' 4"

Bedroom 2 max.

4.22m × 3.07m 13' 10" × 10' 1"

Bedroom 3 max.

3.43m × 3.09m 11' 3" × 10' 2"

Bedroom 4 max.

3.89m × 2.75m 12' 9" × 9' 0"



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The Kentdale

4 BEDROOM HOME, TOTAL 1,222 sq. ft.

*



GROUND FLOOR

Lounge

6.02m × 3.45m 19' 9" × 11' 4"

Kitchen

3.58m × 2.86m 11' 9" × 9' 5"

Dining

3.16m × 2.77m 10' 4" × 9' 1"



FIRST FLOOR

Bedroom 1 max.

3.51m × 3.40m 11' 7" × 11' 2"

Bedroom 2

3.64m × 2.98m 11' 11" × 9' 10"

Bedroom 3 max.

3.05m × 2.95m 10' 0" × 9' 8"

Bedroom 4 max.

3.09m × 2.53m 10' 2" × 8' 4"

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The Waysdale

4 BEDROOM HOME, TOTAL 1,549 sq. ft. (gross) / 1,525 sq. ft. (net)



GROUND FLOOR

Lounge

4.47m × 4.62m 14' 8" × 15' 2"

Kitchen

3.50m × 6.82m 11' 6" × 22' 5"

Dining

3.05m × 2.89m 10' 0" × 9' 6"



FIRST FLOOR

Bedroom 1

3.50m × 3.77m 11' 6" × 12' 5"

Bedroom 2 max.

2.95m × 4.62m 9' 8" × 15' 2"

Bedroom 3

2.36m × 2.89m 7' 9" × 9' 6"

Bedroom 4 max.

2.78m × 3.54m 9' 2" × 11' 8"



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The Heydon

4 BEDROOM HOME, TOTAL 1,670 sq. ft. (gross) / 1,649 sq. ft. (net)



GROUND FLOOR

Lounge

7.10m × 3.84m 23' 4" × 12' 7"

Kitchen/Dining

6.60m × 3.50m 21' 8" × 11' 6"

Study

2.76m × 2.45m 9' 1" × 8' 1"



FIRST FLOOR

Bedroom 1 max.

3.90m × 4.18m 12' 10" × 13' 9"

Bedroom 2

3.20m × 3.56m 10' 6" × 11' 8"

Bedroom 3

2.80m × 2.82m 9' 2" × 9' 1"

Bedroom 4 max.

3.84m × 2.13m 12' 7" × 7' 0"



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The Plumdale

4 BEDROOM HOME, TOTAL 1,268 sq. ft. (gross) / 1,252 sq. ft. (net)



GROUND FLOOR

Kitchen/Dining

3.30m × 6.54m 10' 10" × 21' 5"

Living/Study

3.25m × 6.53m 10' 8" × 21' 5"



FIRST FLOOR

Bedroom 1

3.63m × 3.40m 11' 11" × 11' 2"

Bedroom 2

3.31m × 3.00m 10' 10" × 9' 10"

Bedroom 3

2.17m × 3.44m 7' 2" × 11' 4"

Bedroom 4

2.15m × 3.04m 7' 1" × 10' 0"

[→ View development](#)

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The Colford

4 BEDROOM HOME, TOTAL 1,268 sq. ft. (gross) / 1,252 sq. ft. (net)



GROUND FLOOR

Lounge

4.36m x 3.51m 14' 4" x 11' 6"

Kitchen/Dining

6.54m x 3.11m 21' 5" x 10' 3"

Study

2.21m x 2.08m 7' 3" x 6' 10"



FIRST FLOOR

Bedroom 1

3.41m x 3.51m 11' 2" x 11' 6"

Bedroom 2

2.94m x 3.16m 9' 8" x 10' 4"

Bedroom 3

3.04m x 2.47m 10' 0" x 8' 1"

Bedroom 4

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

[→ Discover more about this home](#)

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The Tildale

3 BEDROOM HOME, TOTAL 1,128 sq. ft.



GROUND FLOOR

Lounge

5.36m × 3.60m 17' 7" × 11' 10"

Kitchen/Dining

4.74m × 3.60m 15' 7" × 11' 10"



FIRST FLOOR

Bedroom 1 min.

3.60m × 3.41m 11' 10" × 11' 2"

Bedroom 2 min.

3.60m × 2.63m 11' 10" × 8' 8"

Bedroom 3 min.

2.64m × 2.25m 8' 8" × 7' 5"



[View our current availability](#)

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The Crofton

3 BEDROOM HOME, TOTAL 1,149 sq. ft.



GROUND FLOOR

Lounge/Dining

4.78m × 3.70m 15' 8" × 12' 2"

Kitchen max.

3.43m × 2.72m 11' 3" × 8' 11"



FIRST FLOOR

Bedroom 2

4.79m × 3.37m 15' 9" × 11' 1"

Bedroom 3

2.90m × 2.56m 9' 6" × 8' 5"



SECOND FLOOR

Bedroom 1 max ex. dormer.

6.20m × 3.66m 20' 4" × 12' 0"

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The Dadford

3 BEDROOM HOME, TOTAL 753 sq. ft.



GROUND FLOOR

Lounge/Dining max.

4.38m × 4.36m 14' 5" × 14' 4"

Kitchen

3.37m × 2.23m 11' 1" × 7' 4"



FIRST FLOOR

Bedroom 1

4.15m × 2.40m 13' 7" × 7' 10"

Bedroom 2

3.61m × 2.40m 11' 10" × 7' 10"

Bedroom 3

2.77m × 1.87m 9' 1" × 6' 2"

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The Flatford

3 BEDROOM HOME, TOTAL 866 sq. ft.



GROUND FLOOR

Lounge/Dining

4.72m × 3.70m 15' 6" × 12' 2"

Kitchen max.

3.43m × 3.08m 11' 3" × 10' 1"



FIRST FLOOR

Bedroom 1 min.

2.96m × 2.83m 9' 9" × 9' 4"

Bedroom 2

3.30m × 2.63m 10' 10" × 8' 8"

Bedroom 3 max.

3.70m × 2.00m 12' 2" × 6' 7"

[→ Discover more about this home](#)

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The Gosford

3 BEDROOM HOME, TOTAL 866 sq. ft.



GROUND FLOOR

Lounge max.

4.26m x 3.69m 14' 0" x 12' 1"

Kitchen/Dining

4.72m x 2.87m 15' 6" x 9' 5"



FIRST FLOOR

Bedroom 1 min.

2.96m x 2.83m 9' 9" x 9' 4"

Bedroom 2

3.30m x 2.63m 10' 10" x 8' 8"

Bedroom 3 max.

3.55m x 2.00m 11' 8" x 6' 7"

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The Milldale

3 BEDROOM HOME, TOTAL 869 sq. ft.



GROUND FLOOR

Lounge

4.62m x 3.22m 15' 2" x 10' 7"

Kitchen/Dining

4.62m x 2.96m 15' 2" x 9' 9"



FIRST FLOOR

Bedroom 1

3.22m x 2.83m 10' 7" x 9' 3"

Bedroom 2

3.03m x 2.61m 9' 11" x 8' 7"

Bedroom 3

3.03m x 1.97m 9' 11" x 6' 3"

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The Easedale

3 BEDROOM HOME, TOTAL 931 sq. ft.



GROUND FLOOR

Lounge

5.10m × 2.95m 16' 9" × 9' 8"

Kitchen/Dining

5.10m × 3.02m 16' 9" × 9' 11"



FIRST FLOOR

Bedroom 1

3.83m × 3.08m 12' 7" × 10' 1"

Bedroom 2

2.95m × 2.86m 9' 8" × 9' 5"

Bedroom 3

2.95m × 2.15m 9' 8" × 7' 1"

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The Aldenham

3 BEDROOM HOME, TOTAL 967 sq. ft.



GROUND FLOOR

Lounge max.

4.32m × 3.18m 14' 2" × 10' 5"

Kitchen

3.00m × 2.95m 9' 10" × 9' 8"

Dining

3.10m × 2.62m 10' 2" × 8' 7"



FIRST FLOOR

Bedroom 1 max.

3.17m × 4.10m 10' 5" × 13' 6"

Bedroom 2 max.

3.57m × 2.99m 11' 9" × 9' 10"

Bedroom 3 max.

2.68m × 2.99m 8' 9" × 9' 10"

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The Yewdale

3 BEDROOM HOME, TOTAL 931 sq. ft. (gross) / 917 sq. ft. (net)



GROUND FLOOR

Lounge

3.02m × 5.10m 9' 11" × 16' 9"

Kitchen/Dining

2.95m × 5.10m 9' 8" × 16' 9"



FIRST FLOOR

Bedroom 1

3.08m × 3.81m 10' 1" × 12' 6"

Bedroom 2

2.95m × 2.86m 9' 8" × 9' 5"

Bedroom 3

2.95m × 2.15m 9' 8" × 7' 1"

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The Owlton

3 BEDROOM HOME, TOTAL 1,238 sq. ft. (gross) / 1,225 sq. ft. (net)



GROUND FLOOR

Lounge/Dining

4.10m × 4.73m 13' 5" × 15' 6"

Kitchen

4.79m × 2.50m 15' 9" × 8' 2"



FIRST FLOOR

Bedroom 1

3.65m × 3.42m 12' 0" × 11' 3"

Bedroom 3

3.31m × 2.57m 10' 11" × 8' 5"



SECOND FLOOR

Bedroom 2

3.16m × 4.73m 10' 5" × 15' 6"

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The Aynesdale

3 BEDROOM HOME, TOTAL 1,073 sq. ft. (gross) / 1,058 sq. ft. (net)



GROUND FLOOR

Kitchen/Dining

3.21m × 5.52m 10' 6" × 18' 1"

Lounge

3.19m × 5.52m 10' 6" × 18' 1"



FIRST FLOOR

Bedroom 1

3.36m × 2.76m 11' 0" × 9' 1"

Bedroom 2

3.27m × 3.23m 10' 9" × 10' 7"

Bedroom 3

2.80m × 2.66m 9' 2" × 8' 9"

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The Tetford

3 BEDROOM HOME, TOTAL 1,037 sq. ft. (gross) / 1,021 sq. ft. (net)



GROUND FLOOR

Lounge

3.30m x 3.85m 10' 10" x 12' 8"

Kitchen/Dining

4.93m x 3.30m 17' 9" x 10' 10"



FIRST FLOOR

Bedroom 1

3.18m x 2.79m 10' 5" x 9' 2"

Bedroom 2

3.12m x 3.30m 10' 3" x 10' 10"

Bedroom 3

2.52m x 2.96m 8' 3" x 9' 9"

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Semi-detached variant



The Brambleford

3 BEDROOM HOME, TOTAL 922 sq. ft. (gross) / 907 sq. ft. (net)



GROUND FLOOR

Lounge

3.83m x 3.95m 12' 7" x 12' 11"

Kitchen/Dining

4.74m x 2.96m 15' 6" x 9' 9"



FIRST FLOOR

Bedroom 1

3.05m x 3.07m 10' 0" x 10' 1"

Bedroom 2

2.51m x 3.42m 8' 3" x 11' 3"

Bedroom 3

2.13m x 2.35m 7' 0" x 7' 9"

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The Beckford

2 BEDROOM HOME, TOTAL 602 sq. ft.



GROUND FLOOR

Lounge/Dining max.
3.98m × 3.73m 13' 1" × 12' 3"

Kitchen
3.02m × 1.85m 9' 11" × 6' 1"



FIRST FLOOR

Bedroom 1 max.
3.98m × 2.56m 13' 1" × 8' 5"

Bedroom 2 max.
3.98m × 2.18m 13' 1" × 7' 2"

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The Canford

2 BEDROOM HOME, TOTAL 689 sq. ft.



GROUND FLOOR

Lounge/Dining max.

4.73m × 3.98m 15' 6" × 13' 1"

Kitchen

3.02m × 1.85m 9' 11" × 6' 1"



FIRST FLOOR

Bedroom 1

3.08m × 2.97m 10' 1" × 9' 9"

Bedroom 2 max.

3.98m × 2.56m 13' 1" × 8' 5"

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The Avonsford

2 BEDROOM HOME, TOTAL 705 sq. ft. (gross) / 691 sq. ft. (net)



GROUND FLOOR

Lounge/Dining

4.47m × 3.61m 14' 8" × 11' 10"

Kitchen

4.24m × 1.85m 14' 3" × 6' 1"



FIRST FLOOR

Bedroom 1

3.17m × 3.61m 10' 5" × 11' 10"

Bedroom 2

2.24m × 3.61m 7' 4" × 11' 10"

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