

# MALABAR FARM

STAVERTON ROAD, DAVENTRY

platform   
**home**  
OWNERSHIP



# PLATFORM HOME OWNERSHIP

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At Platform Home Ownership, we're passionate about building quality homes for our customers and creating communities that homeowners can be proud of. It's our mission to build a better future for the UK - investing in affordable homes to ensure accessible routes to homeownership for everyone.

*Building A Better Future Through New Homes*

**INTRODUCTION**  
P. 04

**LOCAL AREA**  
P. 06

**CONNECTIVITY**  
P. 07

**SHARED OWNERSHIP**  
P. 08

**THE DEVELOPMENT**  
P. 09

**AVAILABLE HOMES**  
P. 10

**GET IN TOUCH**





**WELCOME TO MALABAR  
FARM, A STUNNING NEW  
COLLECTION OF 2 AND  
3-BEDROOM HOMES  
AT THE HEART OF A  
NORTHAMPTONSHIRE.**



# THE WORLD AROUND YOU

Malabar represents a new neighbourhood of design-led homes near Daventry in Northamptonshire, built with both sustainability and quality in mind. Just 20 minutes from Northampton, Daventry is a fast-growing market town of around 28,000 residents. Thanks to consistent inward investment over the last 20 years, Daventry is increasingly popular with buyers seeking homes in Northamptonshire, offering easy access to the M1 and A45 as well as quality amenities including shopping, nightlife and above-average schools.

MALABAR FARM  
IS PERFECTLY  
CONNECTED IN  
EVERY DIRECTION  
MAKING IT A HOME  
BUYERS DREAM

1.3 MILES  
DAVENTRY

11.3 MILES  
RUGBY

14.3 MILES  
NORTHAMPTON

18.5 MILES  
BANBURY

## LOCAL AMENITIES

DOCTORS	5 MIN (CAR)	2.0 MILES
SUPERMARKET	6 MIN (CAR)	1.6 MILES
GYM	6 MIN (CAR)	1.6 MILES
LEISURE CENTRE	6 MIN (CAR)	1.6 MILES

## PLACES OF INTEREST

DAVENTRY TOWN FC	4 MIN (CAR)	1.4 MILES
STAVERTON PARK AND GOLF CLUB	5 MIN (CAR)	2.0 MILES
THE ARC CINEMA	6 MIN (CAR)	1.8 MILES
DAVENTRY COUNTRY PARK	6 MIN (CAR)	2.3 MILES

## CONNECTIVITY

A45	5 MIN (CAR)	2.1 MILES
LONG BUCKBY	13 MIN (CAR)	6.1 MILES
M45	13 MIN (CAR)	7.8 MILES
M1	15 MIN (CAR)	8.4 MILES

## EDUCATION

THE GRANGE SCHOOL	1 MIN (CAR)	0.5 MILES
FALCONERS HILL ACADEMY	5 MIN (CAR)	2.0 MILES
THE PARKER E-ACT	5 MIN (CAR)	2.0 MILES
WELTON CE ACADEMY	10 MIN (CAR)	4.2 MILES

Travel times are all shown in minutes and are representative of driving time. All times and distances are taken from [google.com/maps](https://www.google.com/maps)



# ABOUT SHARED OWNERSHIP

## BUY YOUR MALABAR FARM HOME THROUGH SHARED OWNERSHIP

Your dream home is more affordable than you may think with Shared Ownership. Shared Ownership means you can purchase part of your home and then pay rent on the remaining share. Typically, you can purchase 40-75% of your home, but lower shares are available. What's more, Shared Ownership is flexible, and allows you to increase your level of ownership over time if you choose to.

Whatever your looking for, we have a wide selection of homes perfect for whatever your needs.

Buying through Shared Ownership at this development means you can purchase between 25 - 75% of your property and pay a subsidised rent on the remaining share you don't own.

### HOW IT WORKS

- 1 BUY THE FIRST SHARE IN YOUR NEW HOME.
- 2 PAY RENT ON THE REMAINING SHARE
- 3 BUY MORE SHARES IN YOUR HOME LATER

### DID YOU KNOW?

Shared Ownership offers great flexibility, and you can purchase more of your home through staircasing whenever you are ready too.

[CLICK HERE TO LEARN MORE BY READING OUR SHARED OWNERSHIP GUIDE](#)

## MALABAR FARM

STAVERTON ROAD, DAVENTRY

### A STUNNING COLLECTION OF TWO AND THREE-BEDROOM HOMES AVAILABLE THROUGH SHARED OWNERSHIP.

Thoughtfully designed to meet Zero Carbon Ready guidelines, each home will feature efficient, cost-effective technology such as Solar PV panels, air source heat pumps, and EV charging points.

Each home will also follow a design-led approach, utilising modern fixtures and fittings alongside a meticulous interior finish. The surrounding scheme will also incorporate a new school, nursery and community centre alongside food and retail units. For buyers, it's an opportunity to buy a quality home in a highly-desirable new development.

GET TO KNOW

# MALABAR FARM

STAVERTON ROAD, DAVENTRY

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



**THE HARVEST**  
2 Bedroom Home



**THE GRANARY**  
2 Bedroom Home



**THE HAYLOFT**  
3 Bedroom Home



**THE BARLEY**  
3 Bedroom Home



**THE ORCHARD**  
3 Bedroom Home



**THE FARLEIGH**  
3 Bedroom Home





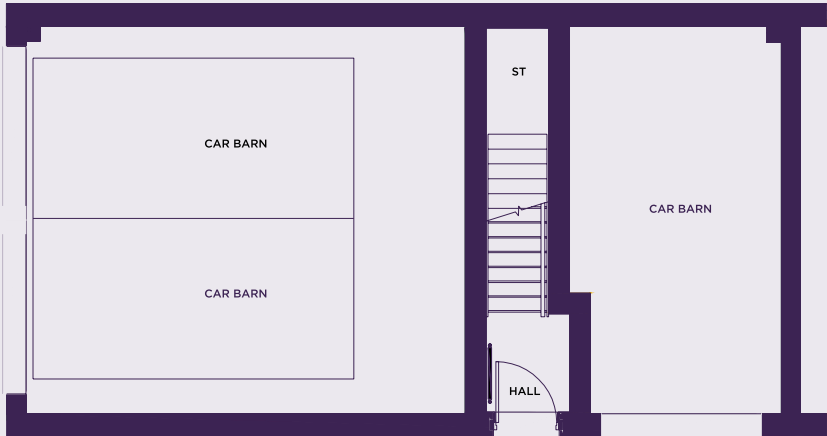


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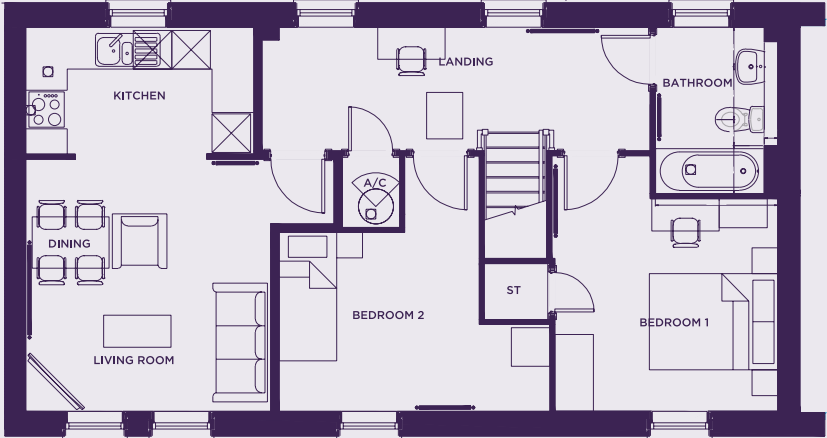
# THE HARVEST

PLOTS 109  
TOTAL 755 SQ FT  
DETACHED

GROUND



FIRST



## SPECIFICATION

### Kitchen

- Modern fitted kitchen
- Stainless steel integral oven, hob & extract hood
- Space for washing machine & fridge/freezer
- Vinyl flooring to kitchen and WC
- Open plan kitchen/dining

### Bathroom

- Family bathroom with shower over bath
- Three piece white suite
- Complimentary wall tiling
- Vinyl flooring to bathroom

### General

- Located near Northampton, a major destination full of fantastic amenities.
- Excellent links to the M1 and A45
- 2 parking spaces per property
- 10 Year build warranty

Kitchen	11'8" x 6'6"	76 sq ft
Living	15'9" x 12'11"	204 sq ft
Bedroom 1	11'5" x 13'1"	150 sq ft
Bedroom 2	12'10" x 13'1"	168 sq ft



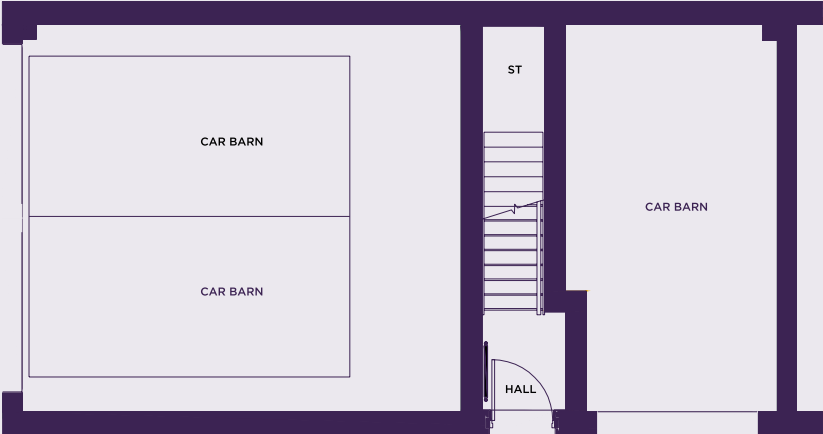


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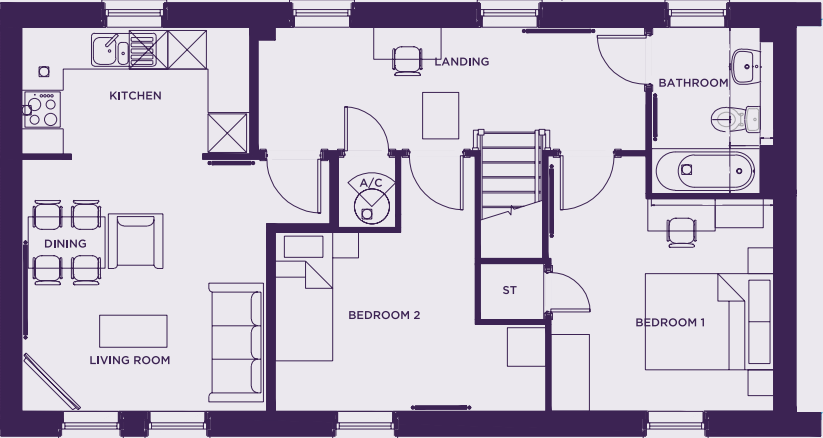
# THE HARVEST

PLOTS 112  
TOTAL 755 SQ FT  
SEMI-DETACHED

GROUND



FIRST



## SPECIFICATION

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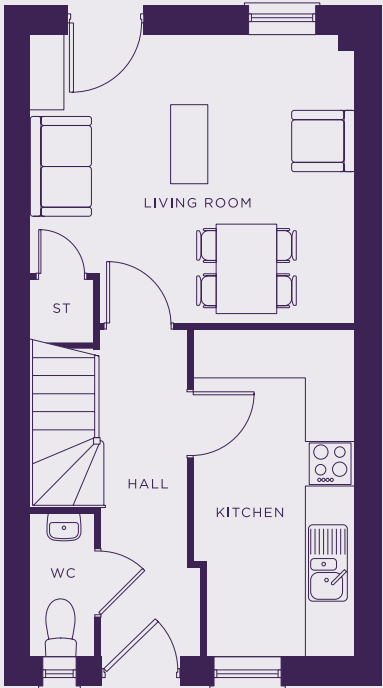


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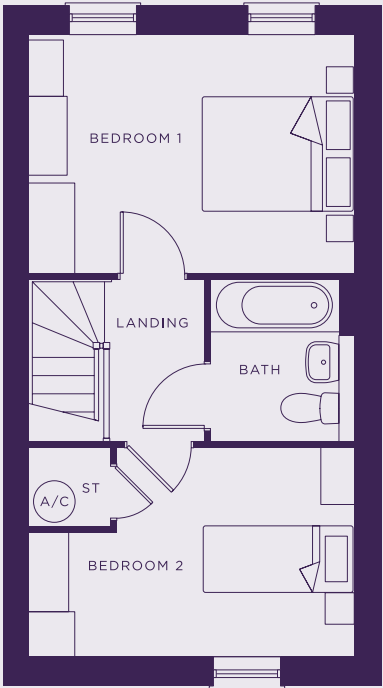
# THE GRANARY

LOTS 84, 85, 113, 114, 136, 137, 138 & 139  
TOTAL 762 SQ FT  
MID / END OF TERRACE / SEMI DETACHED

GROUND



FIRST



## SPECIFICATION

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- Stainless steel integral oven, hob & extract hood
- Space for washing machine & fridge/freezer
- Vinyl flooring to kitchen and WC
- Open plan kitchen/dining

### Bathroom

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- Three piece white suite
- Complimentary wall tiling
- Vinyl flooring to bathroom

### General

- Located near Northampton, a major destination full of fantastic amenities.
- Excellent links to the M1 and A45
- 2 parking spaces per property
- 10 Year build warranty

Kitchen	7'0" x 14'3"	100 sq ft
Living/Dining	14'1" x 12'6"	177 sq ft

Bedroom 1	14'1" x 10'4"	146 sq ft
Bedroom 2	14'1" x 9'1"	128 sq ft



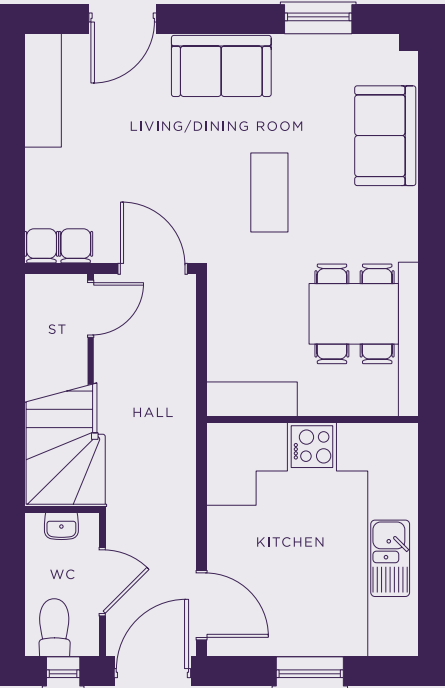


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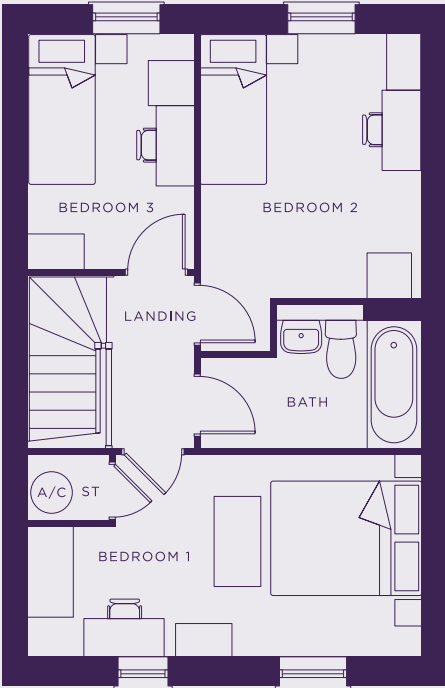
# THE HAYLOFT

PLOTS 82  
TOTAL 921 SQ FT  
END OF TERRACE

GROUND



FIRST



## SPECIFICATION

### Kitchen

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- Stainless steel integral oven, hob & extract hood
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### Bathroom

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### General

- Located near Northampton, a major destination full of fantastic amenities.
- Excellent links to the M1 and A45
- 2 parking spaces per property
- 10 Year build warranty

Kitchen	9'1" x 10'2"	93 sq ft
Living	17'1" x 9'11"	170 sq ft
Dining	8'4" x 6'8"	56 sq ft

Bedroom 1	17'1" x 8'9"	150 sq ft
Bedroom 2	9'7" x 13'9"	132 sq ft
Bedroom 3	7'3" x 10'2"	74 sq ft



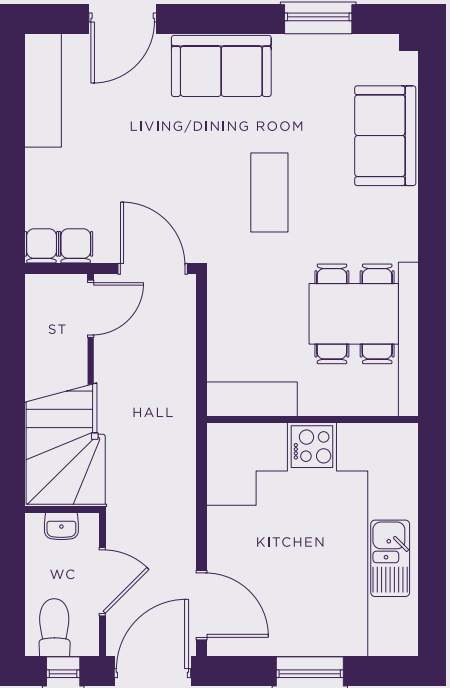


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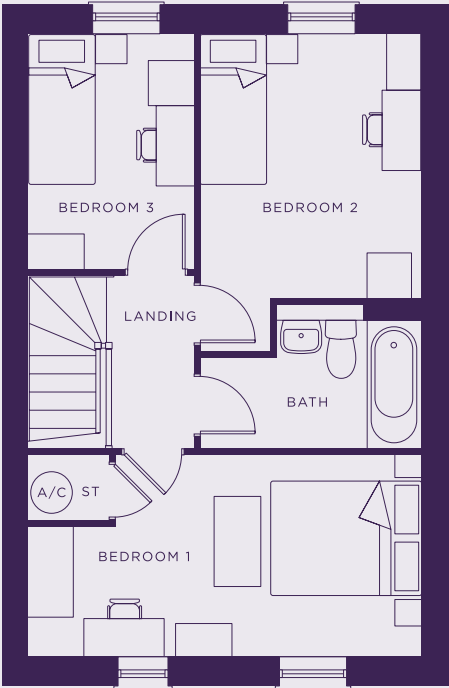
# THE HAYLOFT

**PLOTS** 120, 121, 122, 123, 140, 143, 146, 147 & 213  
**TOTAL 921 SQ FT**  
**SEMI DETACHED**

GROUND



FIRST



## SPECIFICATION

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Kitchen	9'1" x 10'2"	93 sq ft
Living	17'1" x 9'11"	170 sq ft
Dining	8'4" x 6'8"	56 sq ft

Bedroom 1	17'1" x 8'9"	150 sq ft
Bedroom 2	9'7" x 13'9"	132 sq ft
Bedroom 3	7'3" x 10'2"	74 sq ft





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THE BARLEY

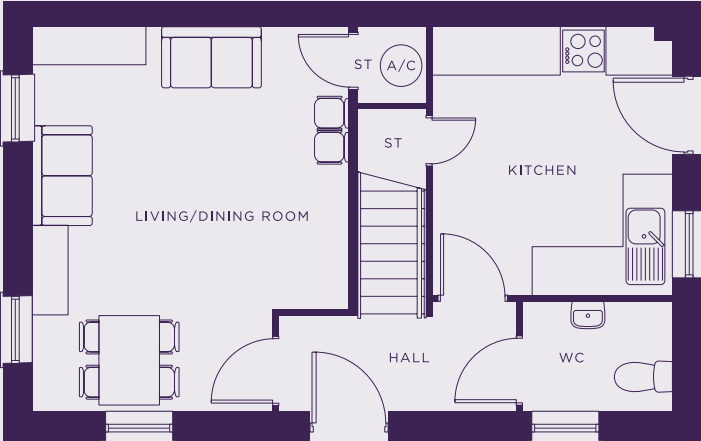
# THE BARLEY

PLOTS 86, 126, 141 & 142

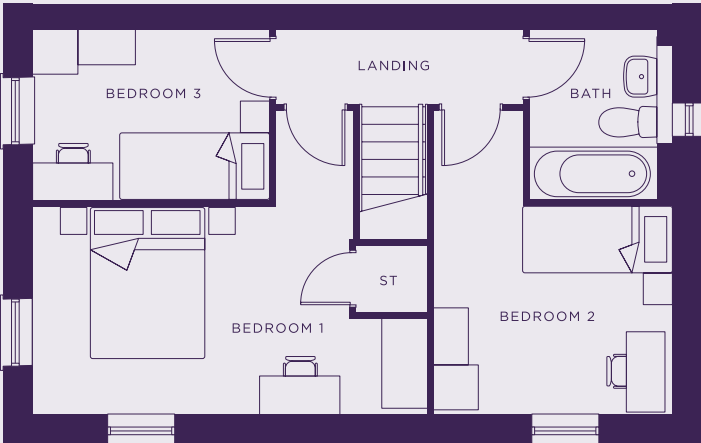
TOTAL 926 SQ FT

END OF TERRACE / SEMI DETACHED

GROUND



FIRST



## SPECIFICATION

### Kitchen

- Modern fitted kitchen
- Stainless steel integral oven, hob & extract hood
- Space for washing machine & fridge/freezer
- Vinyl flooring to kitchen and WC
- Open plan kitchen/dining

### Bathroom

- Family bathroom with shower over bath
- Three piece white suite
- Complimentary wall tiling
- Vinyl flooring to bathroom

### General

- Located near Northampton, a major destination full of fantastic amenities.
- Excellent links to the M1 and A45
- 2 parking spaces per property
- 10 Year build warranty

Kitchen/Dining	10'5" x 11'8"	122 sq ft
Living	13'9" x 16'8"	230 sq ft
Bedroom 1	17'1" x 9'0"	154 sq ft
Bedroom 2	10'5" x 9'1"	95 sq ft
Bedroom 3	10'3" x 7'5"	77 sq ft



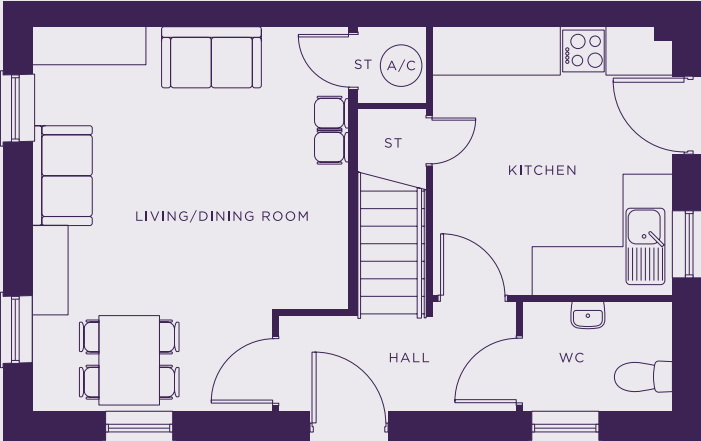


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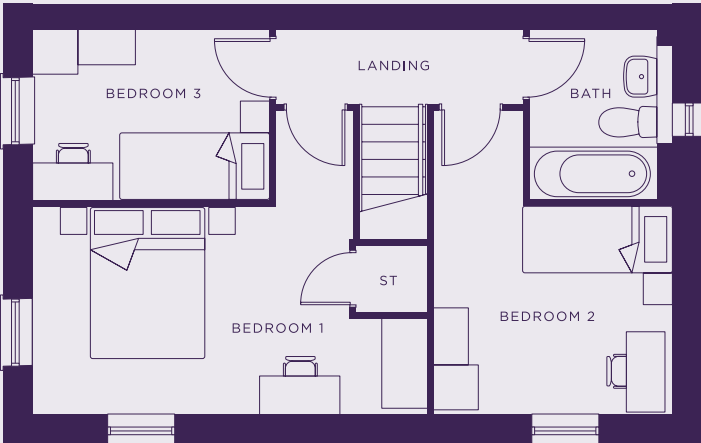
# THE BARLEY

PLOTS 119, 148  
TOTAL 926 SQ FT  
DETACHED

GROUND



FIRST



## SPECIFICATION

### Kitchen

- Modern fitted kitchen
- Stainless steel integral oven, hob & extract hood
- Space for washing machine & fridge/freezer
- Vinyl flooring to kitchen and WC
- Open plan kitchen/dining

### Bathroom

- Family bathroom with shower over bath
- Three piece white suite
- Complimentary wall tiling
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### General

- Located near Northampton, a major destination full of fantastic amenities.
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Kitchen/Dining	10'5" x 11'8"	122 sq ft
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Living	13'9" x 16'8"	230 sq ft
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Bedroom 1	17'1" x 9'0"	154 sq ft
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Bedroom 2	10'5" x 9'1"	95 sq ft
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Bedroom 3	10'3" x 7'5"	77 sq ft
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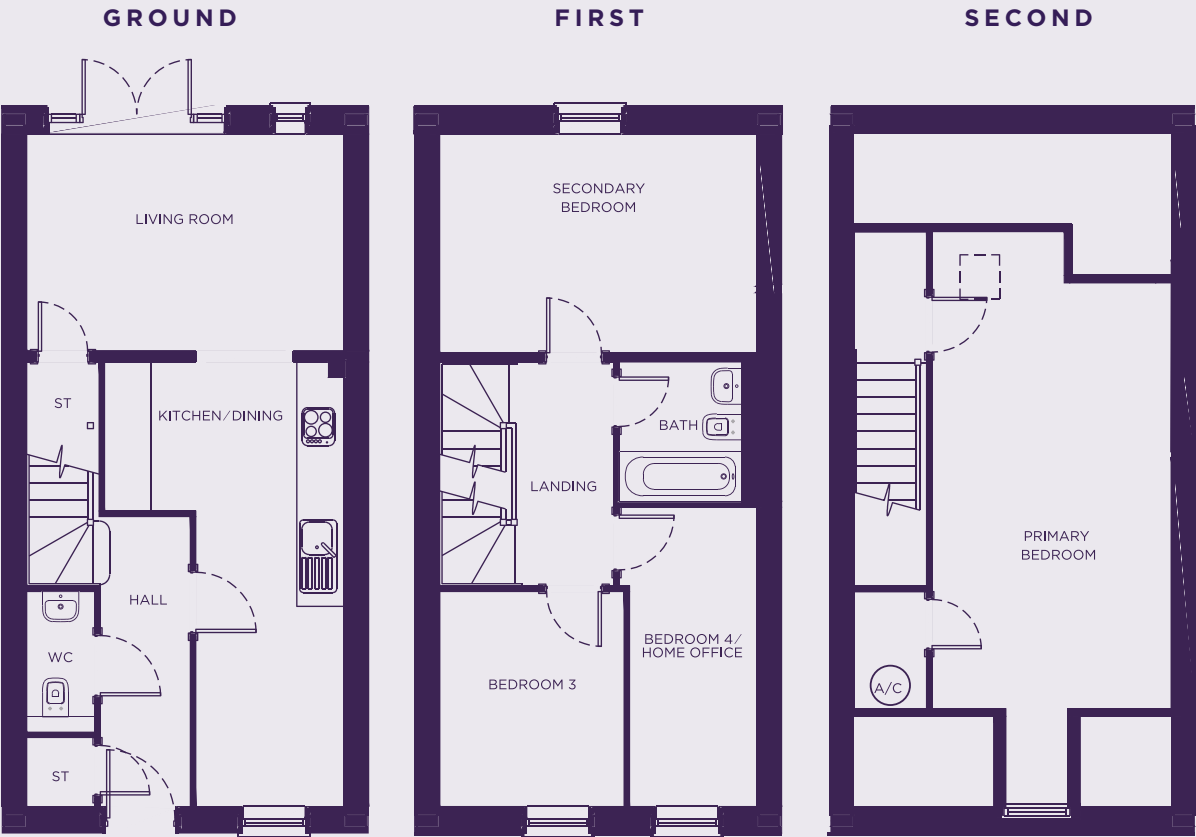


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THE FARLEIGH

# THE FARLEIGH

**PLOTS** 124, 125, 144, 145, 204, 205, 208, 209, 210 & 211  
**TOTAL 1,204 SQ FT**



## SPECIFICATION

### Kitchen

- Modern fitted kitchen
- Stainless steel integral oven, hob & extract hood
- Space for washing machine & fridge/freezer
- Vinyl flooring to kitchen and WC
- Open plan kitchen/dining

### Bathroom

- Family bathroom with shower over bath
- Three piece white suite
- Complimentary wall tiling
- Vinyl flooring to bathroom

### General

- Located near Northampton, a major destination full of fantastic amenities.
- Excellent links to the M1 and A45
- 2 parking spaces per property
- 10 Year build warranty

Kitchen	10'11" x 11'9"	128 sq ft
Dining Room	6'9" x 8'7"	60 sq ft
Living Room	14'6" x 9'11"	144 sq ft

Secondary Bedroom	14'6" x 9'12"	144 sq ft
Bedroom 3	8'5" x 9'10"	84 sq ft
Bedroom 4 / Home Office	5'10" x 13'8"	81 sq ft

Primary Bedroom	10'11" x 26'1"	285 sq ft
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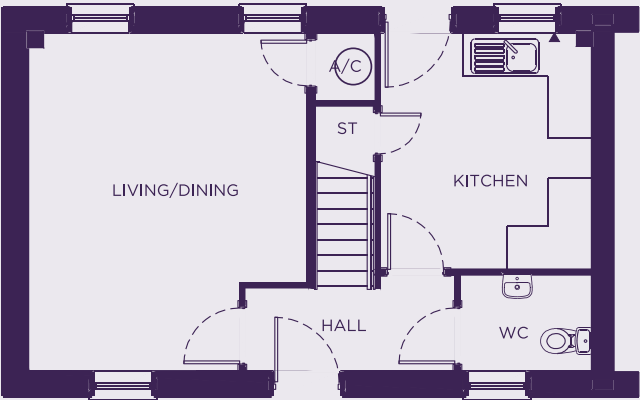


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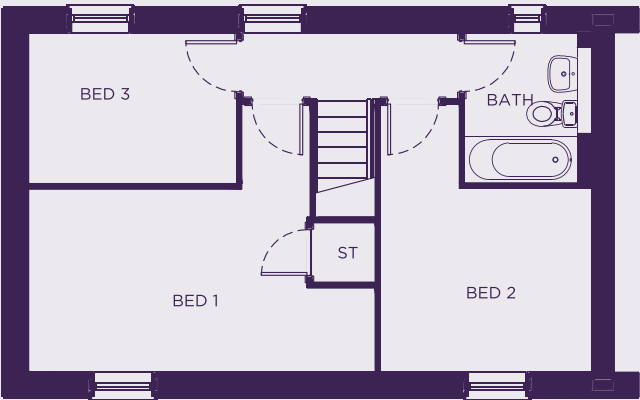
# THE ORCHARD

PLOTS 217  
TOTAL 926 SQ FT

GROUND



FIRST



## SPECIFICATION

### Kitchen

- Modern fitted kitchen
- Stainless steel integral oven, hob & extract hood
- Space for washing machine & fridge/freezer
- Vinyl flooring to kitchen and WC
- Open plan kitchen/dining

### Bathroom

- Family bathroom with shower over bath
- Three piece white suite
- Complimentary wall tiling
- Vinyl flooring to bathroom

### General

- Located near Northampton, a major destination full of fantastic amenities.
- Excellent links to the M1 and A45
- 2 parking spaces per property
- 10 Year build warranty

Living Room	13'9" x 16'8"	230 sq ft
Kitchen/Dining	10'5" x 12'5"	131 sq ft
Bedroom 1	17'1" x 8'7"	148 sq ft
Bedroom 2	10'5" x 9'1"	96 sq ft
Bedroom 3	10'3" x 7'10"	81 sq ft



# Malabar Farm

# Staverton Road, Daventry

## HOUSE PRICES FOR ALL PLOTS AVAILABLE

PLOT	NAME	BEDS	TYPE	ADDRESS	100% SHARE	40% SHARE VALUE	MONTHLY RENT
119	The Barley	3	Detached	54 Lavender Way NN11 4WP	£325,000	£130,000	£446.88
120	The Hayloft	3	Semi-Detached	56 Lavender Way NN11 4WP	£315,000	£126,000	£433.13
121	The Hayloft	3	Semi-Detached	58 Lavender Way NN11 4WP	£315,000	£126,000	£433.13
122	The Hayloft	3	Semi-Detached	60 Lavender Way NN11 4WP	£315,000	£126,000	£433.13
123	The Hayloft	3	Semi-Detached	62 Lavender Way NN11 4WP	£315,000	£126,000	£433.13
124	The Farleigh	3	Semi-Detached	64 Lavender Way NN11 4WP	£330,000	£132,000	£453.75
125	The Farleigh	3	Semi-Detached	66 Lavender Way NN11 4WP	£330,000	£132,000	£453.75
126	The Barley	3	Detached	2 Valerian Drive NN11 4UX	£325,000	£130,000	£446.88
136	The Granary	2	Semi-Detached	15 Valerian Drive NN11 4UX	£275,000	£110,000	£378.13
137	The Granary	2	Semi-Detached	11 Valerian Drive NN11 4UX	£275,000	£110,000	£378.13
138	The Granary	2	Semi-Detached	9 Valerian Drive NN11 4UX	£275,000	£110,000	£378.13
139	The Granary	2	Semi-Detached	7 Valerian Drive NN11 4UX	£275,000	£110,000	£378.13
140	The Hayloft	3	Semi-Detached	5 Valerian Drive NN11 4UX	£315,000	£126,000	£433.13
141	The Barley	3	Semi-Detached	3 Valerian Drive NN11 4UX	£315,000	£126,000	£433.13

[illegible]





STAVERTON ROAD,  
DAVENTRY,  
NORTHAMPTONSHIRE  
NN11 4WP

GET IN TOUCH

**0333 200 7304**

**[sales@platformhg.com](mailto:sales@platformhg.com)**

SATNAV

**NN11 4WP**



PLATFORMHOMEOWNERSHIP



@PLATFORMHOMEOWNERSHIP



@PLATFORMNEWHOME

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