

The Brooklands

Site Update

Goram
Homes

Linden
Homes



Keeping you updated

Linden Homes, part of Vistry Group, is working in joint venture partnership with Goram Homes, Bristol City Council's housing company, to create The Brooklands.

What will be built at The Brooklands?

Located on the former Dovercourt Road depot, this modern development will include:

- 140 new homes made up of 1 & 2-bedroom apartments and 2, 3 & 4-bedroom houses.
- 50% of the development will provide affordable shared ownership and homes for social rent. Curo is the affordable housing provider www.curo-group.co.uk.
- Energy-efficient homes featuring solar panels, air source heat pumps, electric car charging points and green 'Living' roofs.

**The Brooklands, off
Dovercourt Road,
Horfield, BS7 9SH**





Site activity and timeline

- Site will be closed from 24th Dec-5th Jan 2026 for the Christmas period.
- The excavation of the drainage and attenuation basin is scheduled for completion by March 2026. This is located at the end of the development to the right hand side.
- Sewer installation is aligned with the drainage timeline, targeting completion by March 2026.
- Ecological enhancements include the integration of hedgehog highways and bird boxes throughout the site. These measures support biodiversity and comply with environmental planning conditions.
- The development will not require or issue parking permits. Parking arrangements are likely to be managed privately or through designated spaces.
- The first section of adoptable footpaths is expected to be completed by March 2026, coinciding with early occupations. These paths will be managed by us until we hand over to the designated managing agent, Remus.
- Remus is responsible for topping the two loop roads adjacent to the main loop, which will be completed by us the developer.
- Streetlight installation will begin as occupations commence, providing essential lighting for safety and accessibility.

Please be aware that the dates and information provided are correct at time of print and are dependent on a number of factors, including weather, so are subject to change. The above site plan has been produced for home identification purposes only and is not to scale. The development layout, landscaping and tenure of all dwellings may be subject to change throughout the course of the development. Finishes and materials may vary from those shown on the plan. Please check the details of your chosen plot and house type with the sales consultant. Development layout plan correct at time of production.

Thank you for your patience while the construction work is taking place. We try to keep disruption to a minimum but appreciate it can be noisy and dirty at times so do contact us if you have any questions, or if you'd like to provide any feedback, by emailing:

 customerservice.bristol@vistry.co.uk

Goram Linden
Homes HOMES