



Keeping you updated

Following the launch of this stunning new Linden Homes development in Spring 2025 we wanted to provide you with an update so you're aware what you can expect from us over the coming months.

Overview

The Pastures is an exciting new development, offering a beautiful collection of homes for all budgets in the charming town of Bideford.

The development will also feature three play parks, a multi-use games area, a football pitch, a sports changing facility and areas of green open space.

In addition, part of the site will be offered to Devon County Council for a potential new school.

Overview

The development will include:

- 2, 3 and 4 bedroom homes, including affordable homes
- Public open space and proposed Primary School
- Air source heat pumps for heating and hot water to all homes



Timeline

- Important dates: first completions are anticipated for Winter 2025
- The marketing suite on the development is open. Directions and opening hours can be found on our website
- The mains drainage is connected and the pump station is connected and commissioned

Managing agent

The managing agent is Gateway and the management company is called The Pastures (Bideford) Management Company Limited. You will receive additional communication from them directly.

Ecology

- Bird and bat boxes will be housed on the development to encourage habitat corridors.
- There are a number of hedges on the boundary and within the development which will be retained.



Services

The current service providers are:

- GTC (electric and water)
- BT and Hyperoptic (broadband)

Development layout plan

The Pastures Bideford Development layout



How will the development benefit the local community?

The Pastures will be supporting the local community by contributing over £3.16m towards education, highways, libraries, bus services, cycle routes and allotments.

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.devonsouthwest@vistry.co.uk

Linden
HOMES