platform home OWNERSHIP

MOORCROFT

BOULTON MOOR, DERBY

WELCOME TO MOORCROFT

A BEAUTIFUL COLLECTION OF NEW HOMES AVAILABLE THROUGH SHARED OWNERSHIP LOCATED IN BOULTON MOOR, DERBY, BROUGHT TO YOU BY PLATFORM HOME OWNERSHIP

Moorcroft is a beautiful collection of new homes in a popular and family-friendly neighbourhood of Derby, known for its welcoming community, convenience and abundance of green spaces. Moorcroft is part of the long-term strategic urban extension designed to regenerate the local area, introducing a new standard of homes alongside new schools, shops, businesses, a transport hub and electric charging stations.



THE WORLD AROUND YOU

Boulton Moor is a welcoming community just outside of Derby, offering convenience, amenities and an ample supply of green spaces. Widely regarded as one of the cleanest and safest areas in the area, Boulton Moor is the site of a Strategic Urban Extension that is introducing a whole new range of housing into the local community. Derby is around 15 minutes away and offers a broad array of amenities that you'd expect from a major city, including high-end restaurants and bars as well as a buzzing nightlife, universities, transport links and plenty to see and do.





1. The Silk Mill
2. Iron Gate Street
3. Florence Nightingale Staute
4. Rask Coffee
5. Sadler Gate Street







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

4.4 MILES
DERBY

6.4 MILES
CASTLE DONNINGTON

13.3 MILES
ASHBY-DE-LA-ZOUCH

14.8 MILES
LOUGHBOROUGH

A CONNECTED COMMUNITY

With excellent road links and easy access to Derby, Castle Donington, Ashby, Loughborough and Nottingham, residents benefit from nearby schools, local amenities, transport links and attractions making it the perfect place to call home.

LOCAL AMENITIES	
PARK / PLAYGROUND	2 MINUTE DRIVE
SUPERMARKET	3 MINUTE DRIVE
GYM	10 MINUTE DRIVE
HOSPITAL	13 MINUTE DRIVE

PLACE OF INTEREST	
ELVASTON CASTLE	10 MINUTE DRIVE
MOORWAYS SPORTS VILLAGE & WATER PARK	12 MINUTE DRIVE
LINK GOLF DERBY	14 MINUTE DRIVE
DERBY MUSEUM & ART GALLERY	20 MINUTE DRIVE

CONNECTIVITY	
A50	9 MINUTE DRIVE
SPONDON RAILWAY STATION	10 MINUTE DRIVE
EAST MIDLANDS AIRPORT	20 MINUTE DRIVE
M1	23 MINUTE DRIVE

EDUCATION	
CLOVER LEYS SPENCER ACADEMY	2 MINUTE WALK
OAK GRANGE PRIMARY SCHOOL	8 MINUTE DRIVE
NOEL BAKER ACADEMY	8 MINUTE DRIVE

Travel times are all shown in minutes and are representative of driving time. All times and distances are taken from google.com/maps



BUILDING A BETTER FUTURE THROUGH NEW HOMES

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.

BUYING THROUGH SHARED OWNERSHIP

BUYING YOUR MOORCROFT HOME WITH PLATFORM HOME 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 10–75% of your property and pay a subsidised rent on the remaining share you don't own.

1

BUY THE FIRST SHARE IN YOUR NEW HOME

Purchase an initial share typically between 10% and 75% with a 5–10% deposit on that share

2

PAY RENT ON THE REMAINING SHARE

Pay subsidised rent on the portion you don't own, often below market rates

3

BUY MORE SHARES IN YOUR HOME LATER

Increase ownership through 'staircasing' buying additional shares as finances allow

GET TO KNOW

MOORCROFT

BOULTON MOOR, DERBY

Moorcroft features a collection of 2 & 3 bedroom homes offering the perfect opportunity for first time buyers, downsizers and growing families.

SHARED OWNERSHIP

THE ROBINSON
2 Bedroom Home

PLOTS: 2, 38, 65, 66, 67, 68, 69, 134, 135, 140, 158, 159, 160, 161, 182, 183, 441, 442, 443, 448, 449, 450

THE HUNT
3 Bedroom Home

PLOTS: 3, 4, 35, 36, 43, 44, 55, 56, 63, 64, 71, 72, 75, 76, 79, 80, 81, 82, 83, 84, 132, 133, 163, 164, 165, 166, 176, 177, 178, 179, 180, 181

THE GOWER
3 Bedroom Home

PLOTS: 174, 175

THE READING
2 Bedroom Home

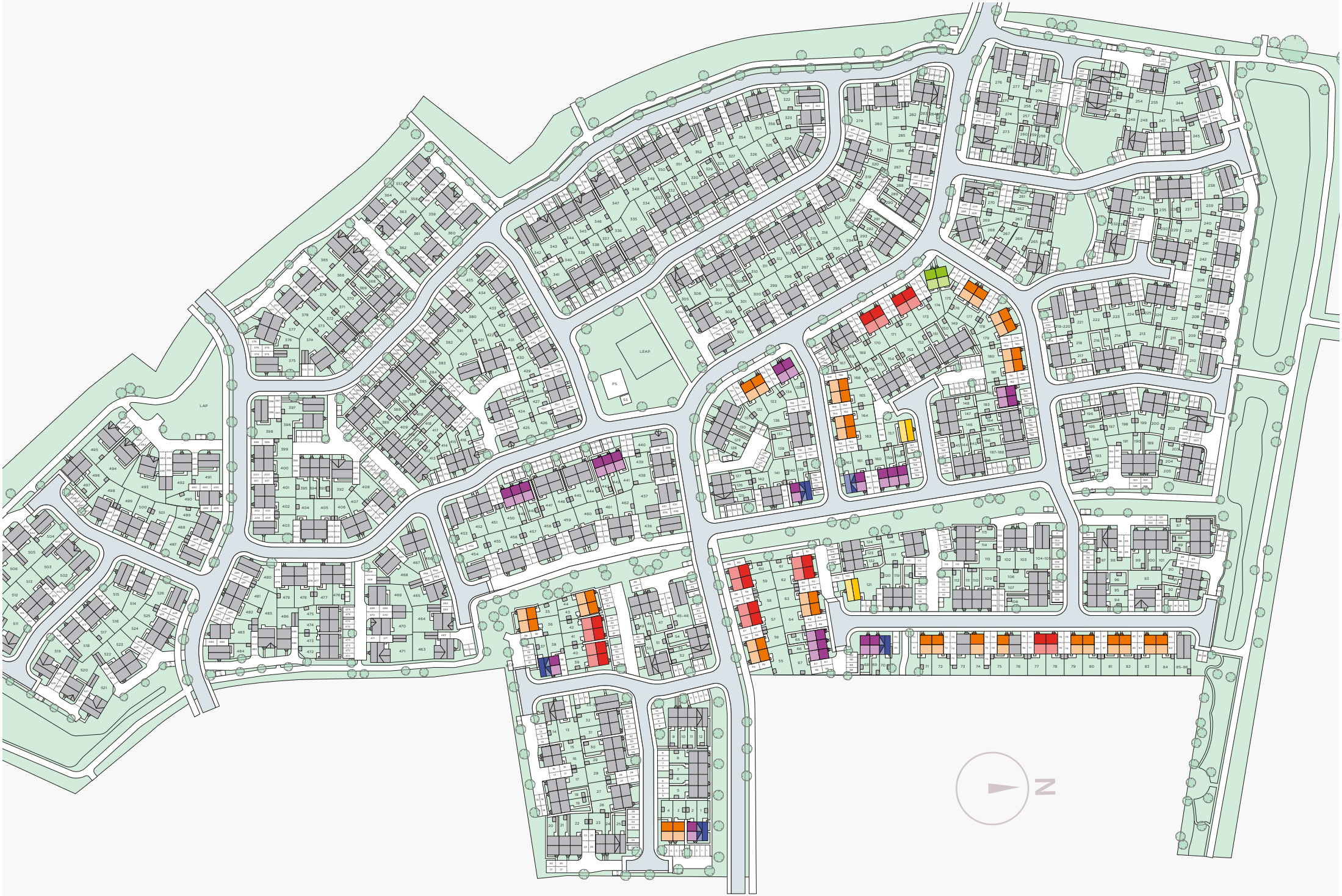
PLOTS: 1, 37, 70, 139, 162

THE MILTON
3 Bedroom Home

PLOTS: 39, 40, 41, 42, 57, 58, 59, 60, 61, 62, 77, 78, 170, 171, 172, 173

THE SHAKESPEARE
3 Bedroom Home

PLOTS: 121, 157


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LEAP
PS
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THE ROBINSON

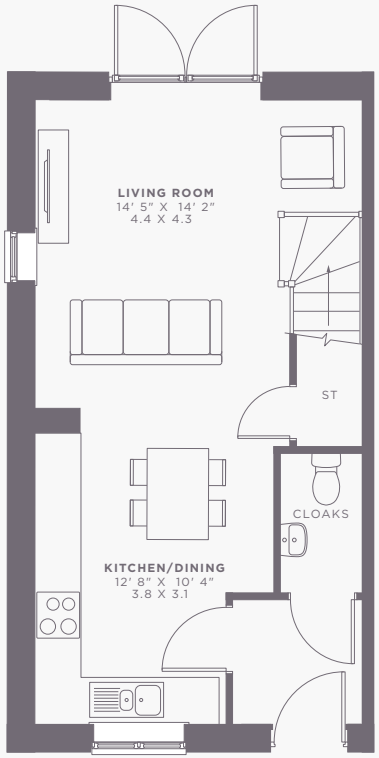


This image is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Platform Home Ownership home of this type, but there are, however, variances from site to site. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be 'handed' (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. External materials, finishes, landscaping, windows and the position of garages, (where provided) may vary throughout the development. Please speak to one of our sales team for further details or specific measurements.

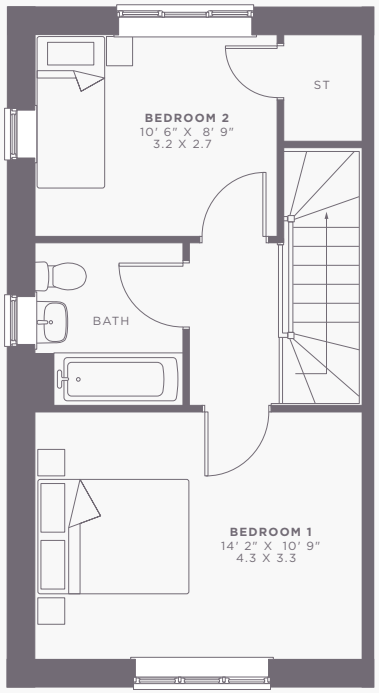
MID / END-TERRACE / SEMI-DETACHED

THE ROBINSON

TOTAL: **767 SQ FT**



GROUND



FIRST

SPECIFICATION

- 10 year build warranty
- Modern fitted kitchen with oven, hob and extractor fan
- Family bathroom with shower over bath
- Vinyl floor to wet areas
- Air source heat pumps
- Electric vehicle charging
- Turfed & fenced rear garden
- Allocated parking

GROUND FLOOR		
Living	4.40m x 4.30m	14'5" x 14'2"
Kitchen/Dining	3.80m x 3.10m	12'8" x 10'4"
FIRST FLOOR		
Bedroom 1	4.30m x 3.30m	14'2" x 10'9"
Bedroom 2	3.20m x 2.70m	10'6" x 8'9"

THE READING

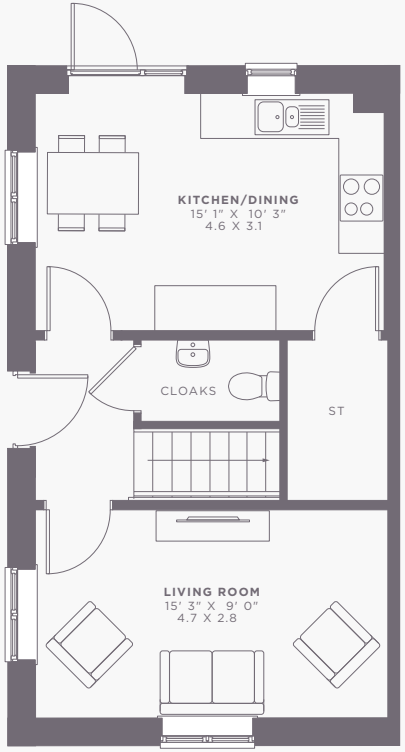


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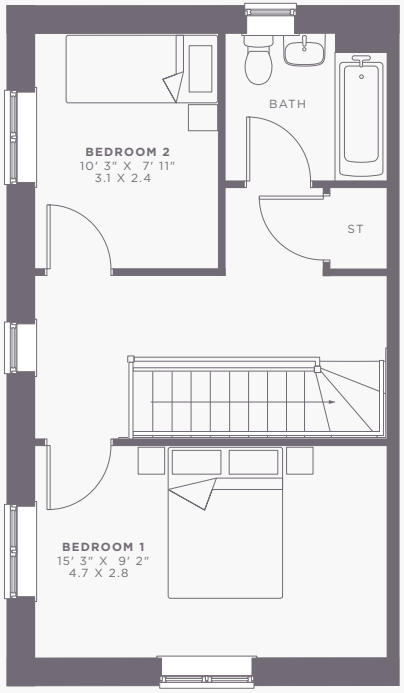
SEMI-DETACHED

THE READING

TOTAL: 825 SQ FT



GROUND



FIRST

SPECIFICATION

- 10 year build warranty
- Modern fitted kitchen with oven, hob and extractor fan
- Family bathroom with shower over bath
- Vinyl floor to wet areas
- Air source heat pumps
- Electric vehicle charging
- Turfed & fenced rear garden
- Allocated parking

GROUND FLOOR		
Living	4.70m x 2.80m	15'3" x 9'0"
Kitchen/Dining	4.60m x 3.10m	15'1" x 10'3"
FIRST FLOOR		
Bedroom 1	4.70m x 2.80m	15'3" x 9'2"
Bedroom 2	3.10m x 2.40m	10'3" x 7'11"

THE HUNT

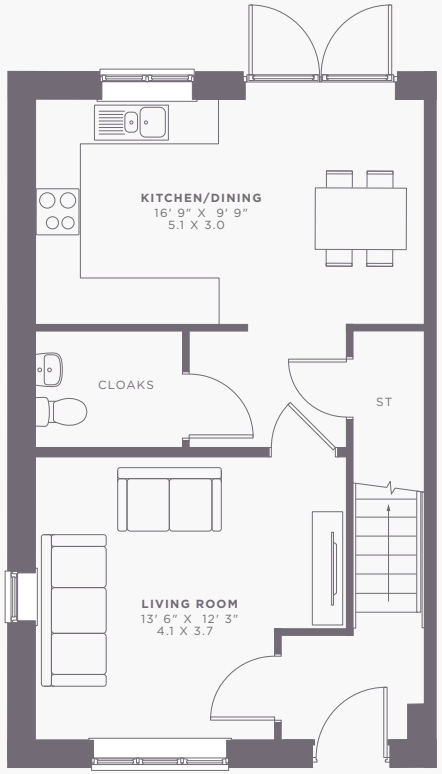


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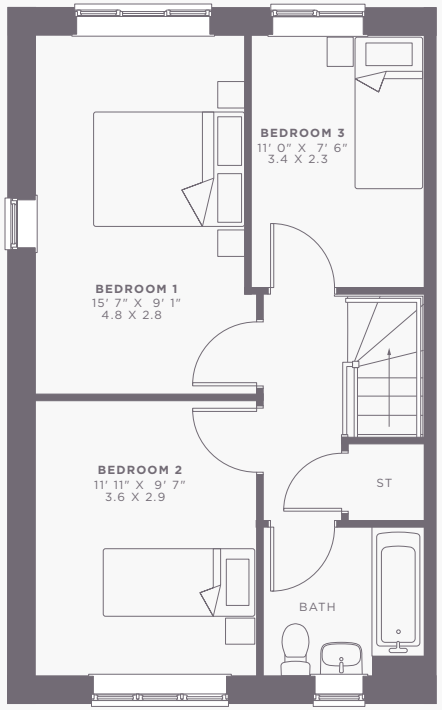
MID / END-TERRACE / SEMI-DETACHED

THE HUNT

TOTAL: **939 SQ FT**



GROUND



FIRST

SPECIFICATION

- 10 year build warranty
- Modern fitted kitchen with oven, hob and extractor fan
- Family bathroom with shower over bath
- Vinyl floor to wet areas
- Air source heat pumps
- Electric vehicle charging
- Turfed & fenced rear garden
- Allocated parking

GROUND FLOOR		
Living	4.10m x 3.70m	13'6" x 12'3"
Kitchen/Dining	5.10m x 3.00m	16'9" x 9'9"
FIRST FLOOR		
Bedroom 1	4.80m x 2.80m	15'7" x 9'1"
Bedroom 2	3.60m x 2.90m	11'11" x 9'7"
Bedroom 3	3.40m x 2.30m	11'0" x 7'6"

THE MILTON

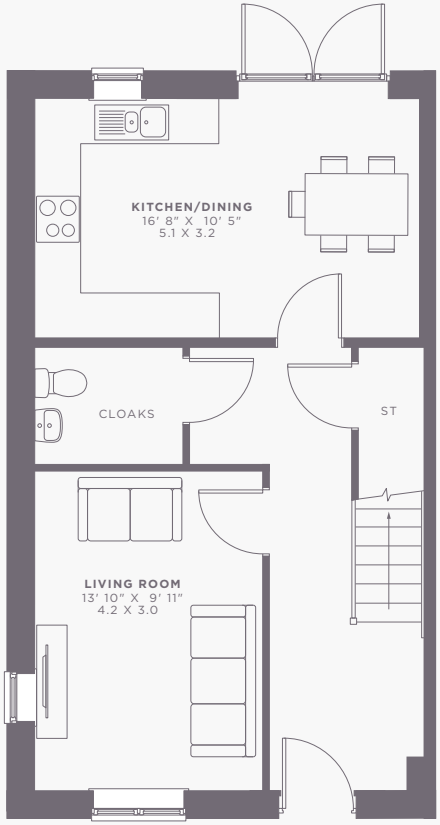


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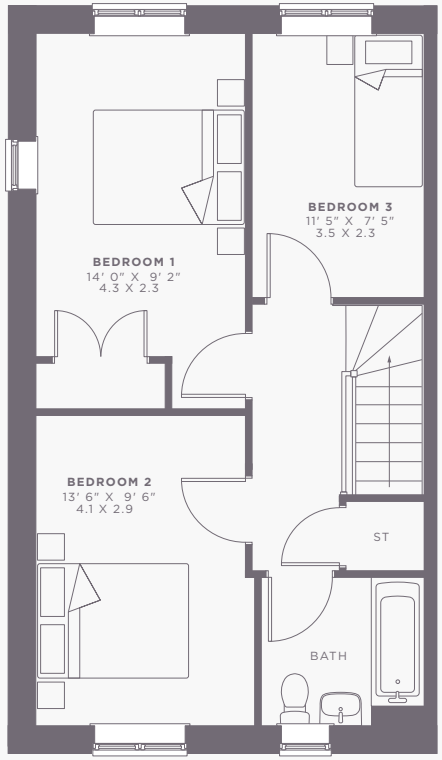
MID / END-TERRACE / SEMI-DETACHED

THE MILTON

TOTAL: 1,012 SQ FT



GROUND



FIRST

SPECIFICATION

- 10 year build warranty
- Modern fitted kitchen with oven, hob and extractor fan
- Family bathroom with shower over bath
- Vinyl floor to wet areas
- Air source heat pumps
- Electric vehicle charging
- Turfed & fenced rear garden
- Allocated parking

GROUND FLOOR		
Living	4.20m x 3.00m	13'10" x 9'11"
Kitchen/Dining	5.10m x 3.20m	16'8" x 10'5"
FIRST FLOOR		
Bedroom 1	4.30m x 2.30m	14'0" x 9'2"
Bedroom 2	4.10m x 2.90m	13'6" x 9'6"
Bedroom 3	3.50m x 2.30m	11'5" x 7'5"

THE GOWER

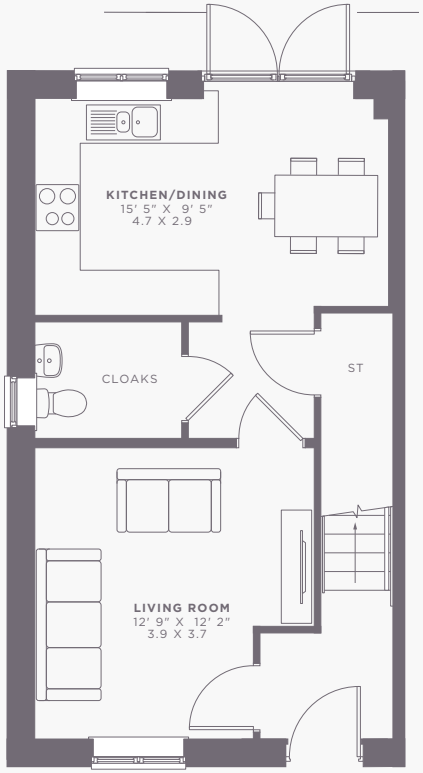


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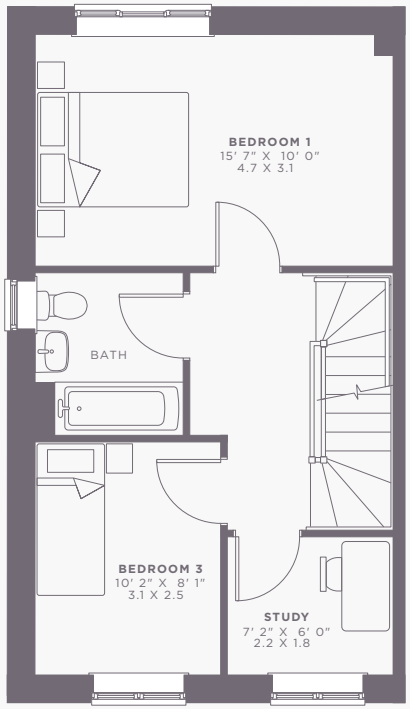
SEMI-DETACHED

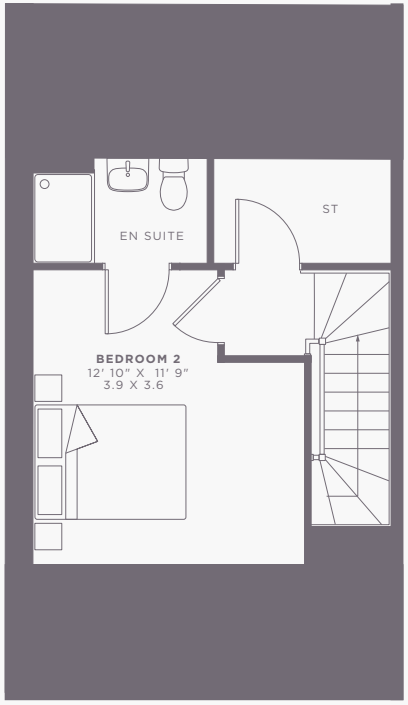
THE GOWER

TOTAL: 1,149 SQ FT



GROUND





FIRST

SPECIFICATION

- 10 year build warranty
- Modern fitted kitchen with oven, hob and extractor fan
- Family bathroom with shower over bath
- Vinyl floor to wet areas
- Air source heat pumps
- Electric vehicle charging
- Turfed & fenced rear garden
- Allocated parking

GROUND FLOOR		
Living	3.90m x 3.70m	12'9" x 12'2"
Kitchen/Dining	4.70m x 2.90m	15'5" x 9'5"
FIRST FLOOR		
Bedroom 1	4.70m x 3.10m	15'7" x 10'0"
Bedroom 3	3.10m x 2.50m	10'2" x 8'1"
Study	2.20m x 1.80m	7'2" x 6'0"
SECOND FLOOR		
Bedroom 2	3.90m x 3.60m	12'10" x 11'9"

THE SHAKESPEARE



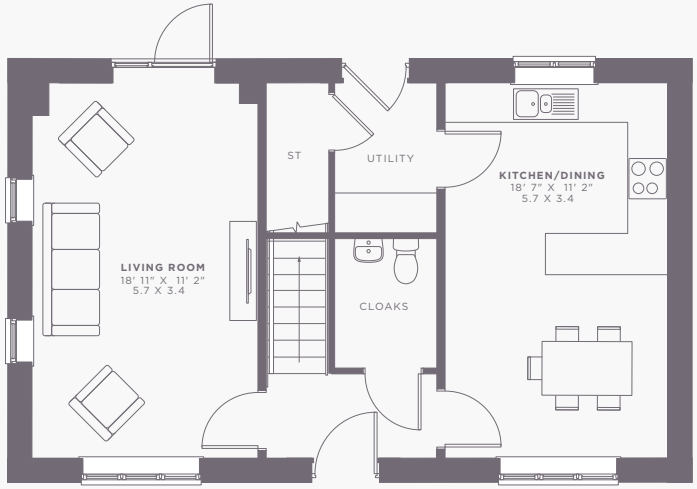
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DETACHED

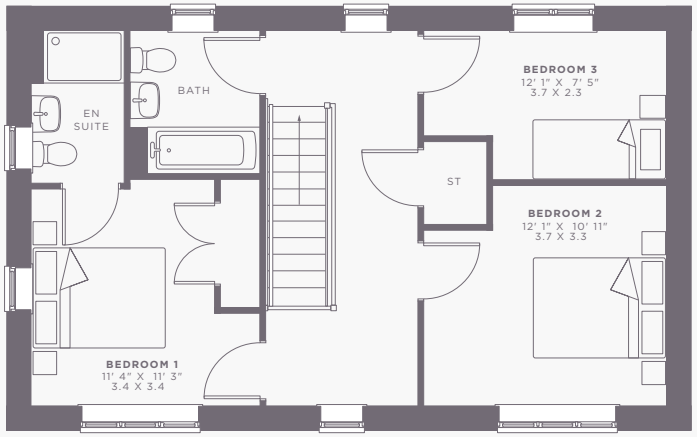
THE SHAKESPEARE

TOTAL: 1,172 SQ FT

GROUND



FIRST



SPECIFICATION

- 10 year build warranty
- Modern fitted kitchen with oven, hob and extractor fan
- Family bathroom with shower over bath
- Vinyl floor to wet areas
- Air source heat pumps
- Electric vehicle charging
- Turfed & fenced rear garden
- Allocated parking

GROUND FLOOR		
Living	5.70m x 3.40m	18'11" x 11'2"
Kitchen/Dining	5.70m x 3.40m	18'7" x 11'2"
FIRST FLOOR		
Bedroom 1	3.40m x 3.40m	11'4" x 11'3"
Bedroom 2	3.70m x 3.30m	12'1" x 10'11"
Bedroom 3	3.70m x 2.30m	12'1" x 7'5"

platform home OWNERSHIP

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