WALTON HOMES

FOSBROOKE VIEW

9 exclusive 3, 4 and 5 bedroom residences

It’s all built around you.

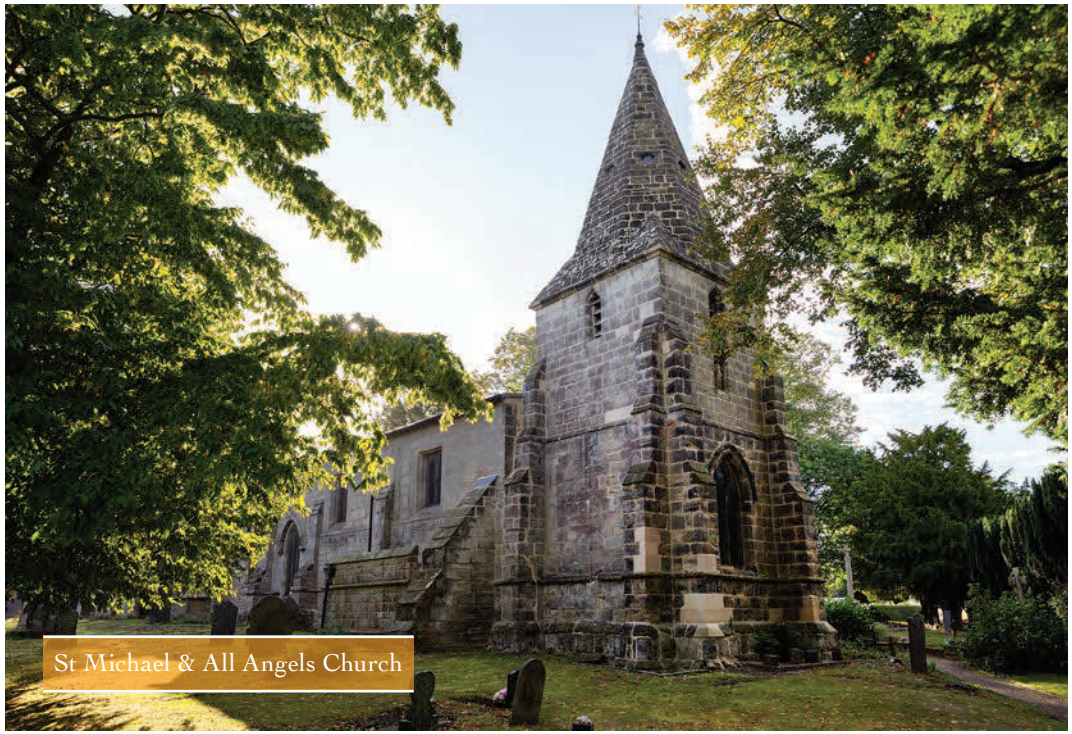
Walton Homes is founded on a family tradition of building exceptional new homes in wonderful Midlands locations. With more than 40 years of house-building experience, we are proud to offer outstanding quality and a personal approach. Our mission is to create the perfect home for you and your family.

FOSBROOKE VIEW

A rare collection of just nine beautifully crafted homes

Welcome to Fosbrooke View, an exclusive development of just nine thoughtfully designed 3, 4 and 5-bedroom homes nestled in the peaceful village of Ravenstone, Leicestershire. Surrounded by rolling countryside, winding footpaths, and the natural beauty of the nearby National Forest, this idyllic setting offers the perfect balance of rural charm and modern convenience. Whether you're enjoying a family walk through Sence Valley Forest Park or exploring the historic market town of Ashby-de-la-Zouch just minutes away, Fosbrooke View places you at the heart of it all - while still giving you room to breathe.

Disclaimer. The margin shown alongside the road is not a designated footpath and is provided purely as detailing for the shared driveway.



St Michael & All Angels Church

Sence Valley Forest Park

Market Street, Ashby-de-la-Zouch

Ravenstone Village Green

Location Introduction

Fosbrooke View enjoys a truly enviable location in the charming village of Ravenstone, set within the rolling landscapes of North-west Leicestershire. This peaceful and well-connected village offers a delightful blend of rural tranquillity and everyday convenience - making it an ideal place to call home.

Just a short stroll from your doorstep, you'll find local amenities including a community pub, a village hall with regular events, and nearby convenience stores. For larger supermarkets, leisure facilities and shopping, the historic market town of Ashby-de-la-Zouch is only a 10-minute drive away, offering everything from independent boutiques to cosy cafés and national high street names.

Nature lovers are spoiled for choice, with Sence Valley Forest Park, Hicks Lodge, and The National Forest all within easy reach, offering scenic walking and cycling routes through woodlands, lakes and wildflower meadows. There are also plenty of opportunities for family days out at nearby attractions such as Conkers, Donnington le Heath Manor House, and Bosworth Battlefield Heritage Centre.

For families, the area is served by well-regarded local schools. Ravenstone Primary School is within walking distance, while a wider choice of both primary and secondary schools can be found in surrounding villages and towns including Ibstock, Coalville, and Ashby. There are also several private schooling options nearby.

Commuters are well placed too - Ravenstone offers excellent road connections via the A511, M42 and A50, making it easy to access Leicester, Loughborough, Birmingham, Derby and Nottingham including East Midlands Airport. The nearby town of Coalville provides local bus routes, and rail connections can be found in Loughborough and Tamworth, offering direct services to Birmingham, Nottingham, and London.

Whether you're seeking countryside calm, community spirit or commuter convenience, Fosbrooke View offers the best of all worlds in one beautifully connected location.

FOSBROOKE VIEW

Make Fosbrooke View the place you call home

Each of the nine beautifully designed homes brings space, comfort and practicality to the forefront, tailored for a variety of modern lifestyles.

Aspen House	3 Bedroom home plot 1
Maple House	3 Bedroom home plot 2
Elder House	3 Bedroom home plot 3
Bilbury View	5 Bedroom home plot 4
Sycamore House	4 Bedroom home plot 5
Chestnut House	5 Bedroom home plot 6
Willow House	5 Bedroom home plot 7
Birch House	4 Bedroom home plot 8
Hawthorn View	5 Bedroom home plot 9

4
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POND
BIO-DIVERSITY AREA
ATTENUATION BASIN

Aspen, Maple & Elder

Three-bedroom homes that blend flexibility with contemporary comfort

On the ground floor of this dormer bungalow, a spacious kitchen flows seamlessly into an open-plan dining and family area, ideal for everyday living and entertaining. Bifold doors from both the dining/family area and the separate living room invite natural light in and open out onto the rear garden, creating a bright and welcoming space. A handy utility room, cloakroom, single garage, generous master bedroom with en-suite and a versatile study or TV room complete the downstairs layout. Upstairs, the two additional bedrooms share a stylish family bathroom – making these homes perfect for growing families or those seeking versatile space.

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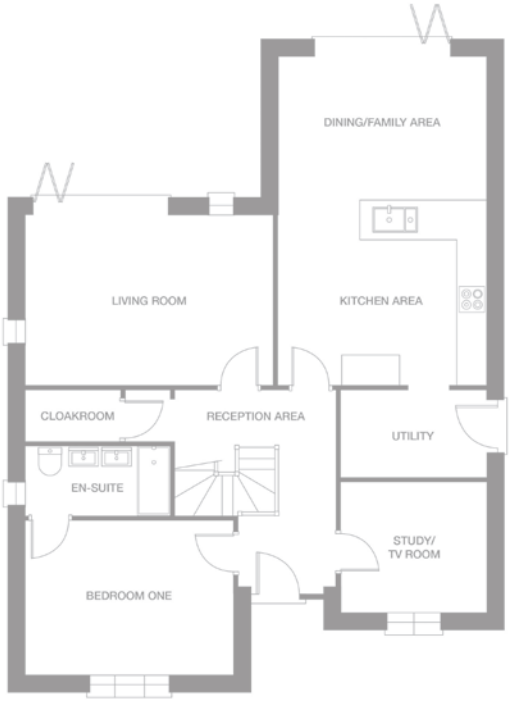
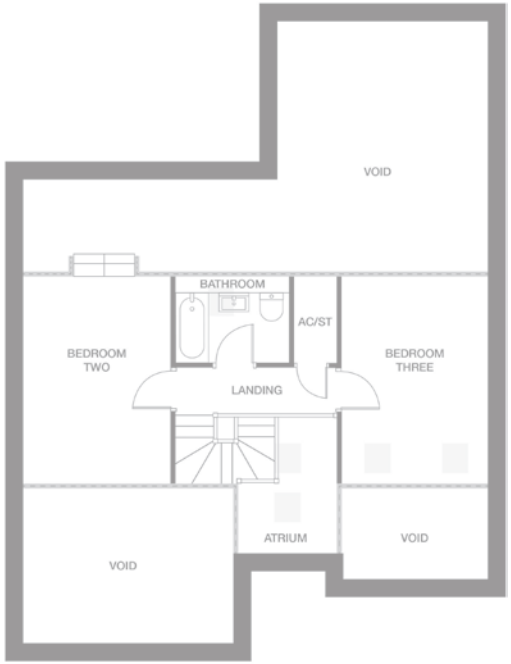


Ground Floor*



First Floor

The floorplan shown above is indicative of Plot 1. Please note that Plot 2 includes a utility window, while Plot 3 has no door or window from the utility. For full and accurate details, we kindly recommend speaking with our Sales Executive.

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FOSBROOKE VIEW

Aspen, Maple & Elder

Living Room	3607 x 5224 (max) 11' 83" x 17' 13" (max)
Kitchen	3965 x 3776 (max) 13' 01" x 12' 39" (max)
Study/TV Room	2747 x 3058 (max) 9' 01" x 10' 03" (max)
Dining Room	3015 x 4398 (max) 9' 89" x 14' 43" (max)
Utility	1805 x 3066 (max) 5' 11" x 10' 07" (max)
Cloakroom	1057 x 1957 (max) 3' 47" x 6' 42" (max)
Bedroom 1	3272 x 4398 (max) 10' 73" x 14' 43" (max)
Bedroom 1 En-Suite	1432 x 2237 (max) 4' 70" x 7' 34" (max)
Bathroom 2	4348 x 3083 (max) 14' 27" x 10' 11" (max)
Bedroom 3	4348 x 3092 (max) 14' 27" x 10' 14" (max)
Bathroom	1661 x 1648 (max) 5' 45" x 5' 41" (max)

Bilbury

An impressive five-bedroom detached home

Designed to offer generous living space and a thoughtfully planned layout, ideal for modern family life. At the heart of the home is a large kitchen with an open-plan dining and family area, where bifold doors open out to the garden - creating the perfect space for entertaining or everyday relaxation. A second set of bifold doors in the spacious living room further enhance the connection to the outdoors, while a separate utility room, WC, and ground floor study add to the home's practicality and flexibility. Upstairs, a striking galleried landing leads to five well-sized bedrooms, including two with en-suites. The master bedroom features its own dressing area and private en-suite, while bedroom three comes with a built-in wardrobe. Completing this exceptional home is a double garage and private driveway, offering both convenience and curb appeal.

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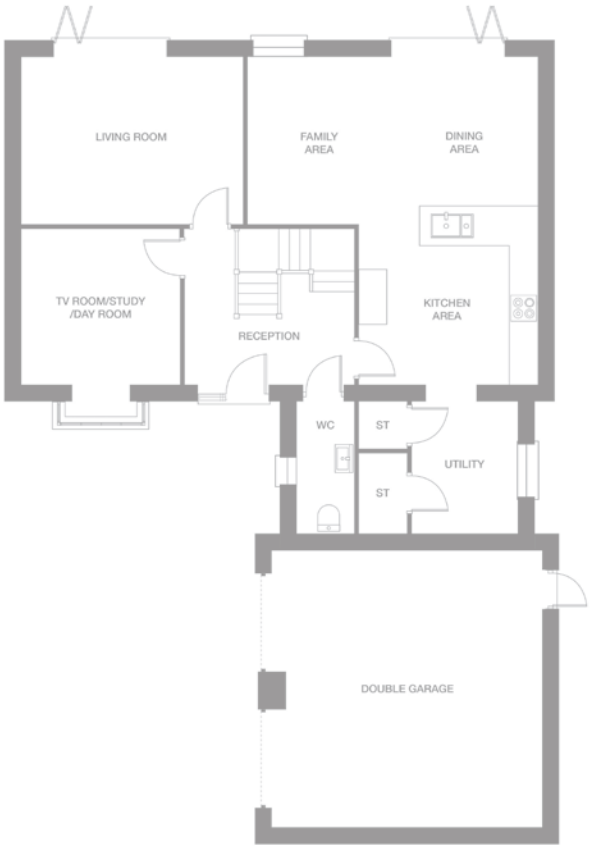
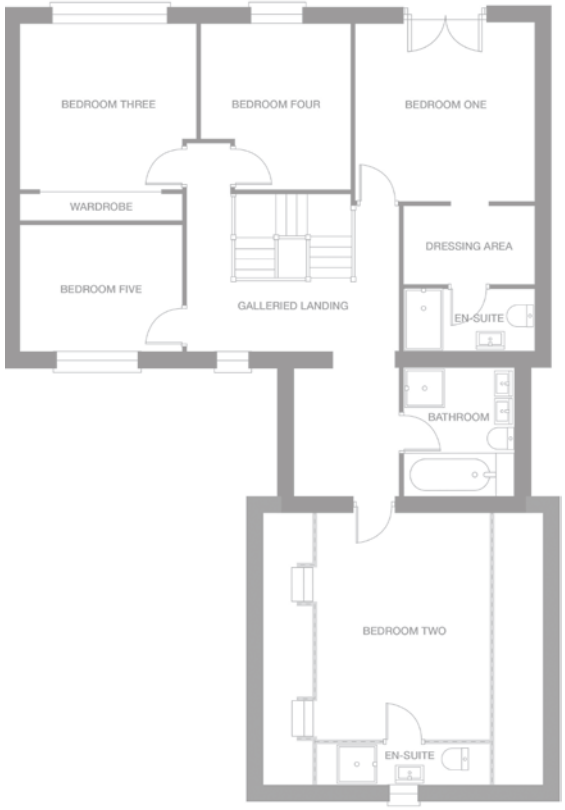


Ground Floor



First Floor

FOSBROOKE VIEW

Bilbury

Living Room	3636 x 4849 11' 9" x 15' 9"
Kitchen	3955 x 3303 12' 10" x 10' 8"
Dining Room	3255 x 6362 10' 7" x 20' 9"
Study/TV Room	3419 x 3472 11' 2" x 11' 4"
Bedroom 1	3818 x 3825 125" x 125"
Bedroom 1 En-Suite	1256 x 2028 4' 1" x 6' 7"
Bedroom 2	4836 x 3654 15' 9" x 11.10"
Bathroom 2 En-Suite	842 x 1951 2' 8" x 6' 4"
Bedroom 3	3566 x 3752 11' 7" x 12' 3"
Bedroom 4	3566 x 3184 11' 7" x 10' 5"
Bedroom 5	2623 x 3437 8' 6" x 11' 3"
Bathroom	1892 x 2351 6' 2" x 7' 7"

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Sycamore & Birch

Elegant four-bedroom homes that combine stylish open-plan living with thoughtful touches throughout

At the heart of each home is a spacious kitchen, dining and family area, enhanced by bifold doors that open out to the enclosed rear garden - perfect for indoor-outdoor living. A separate living room offers a quiet retreat, while a flexible study or additional family room provides space for remote working or relaxation. Practicality is key, with a dedicated utility room, cloakroom, and an attached single garage. Upstairs, the spacious master bedroom boasts a dressing area and en-suite, while bedroom two also enjoys the privacy of its own en-suite. Two further bedrooms and a contemporary family bathroom complete the first floor, making these homes ideal for growing families or those in search of extra space.

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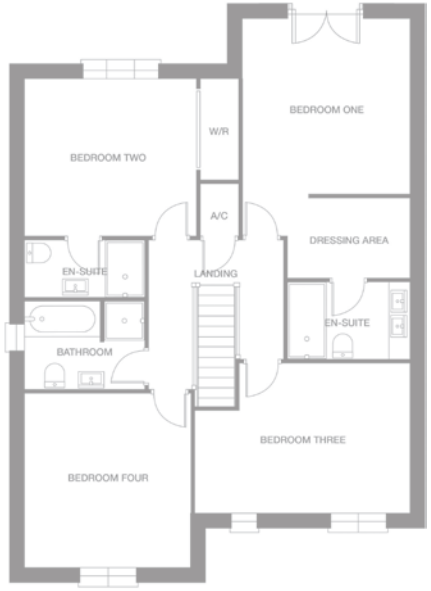
Ground Floor*



First Floor*

Sycamore and Birch are the opposite hand. Please note that The Birch includes a utility door leading to the driveway. For full and accurate details, please speak with our Sales Executive.

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FOSBROOKE VIEW

Sycamore & Birch

Living Room	4535 x 3722 (max) 14' 9" x 12' 2" (max)
Kitchen	4260 x 2764 (max) 13' 10" x 9' 1" (max)
Dining Room	5873 x 5310 (max) 19' 3" x 17' 4" (max)
Study/TV Room	3684 x 2586 (max) 12' 1" x 8' 5" (max)
Bedroom 1	4086 x 3707 (max) 13' 4" x 12' 2" (max)
Bedroom 1 En-Suite	1223 x 1955 (max) 4' x 6' 4" (max)
Bedroom 2	3520 x 3843 (max) 11' 6" x 12' 6" (max)
Bathroom 2 En-Suite	1256 x 1910 (max) 4' 1" x 6' 3" (max)
Bedroom 3	3346 x 4831 (max) 11' x 15' 9" (max)
Bedroom 4	3900 x 3708 (max) 12' 8" x 12' 2" (max)
Bathroom	1223 x 2666 (max) 4' x 8' 8" (max)

Chestnut & Willow

Elegant five bedroom homes that blend expansive, open plan living with thoughtful design throughout.

At the heart of each home is a generous kitchen, dining and family space, enhanced by bifold doors leading out to the enclosed rear garden- perfect for seamless indoor outdoor living. A striking bay windowed living room offers a bright and welcoming retreat, while an additional study or flexible family room provides ideal space for home working or relaxation. Practical features elevate everyday living, including a dedicated utility room, cloakroom and an attached single garage.

Upstairs, the impressive master bedroom boasts its own dressing area and en suite, with bedroom two also benefiting from a private en suite. Three further well proportioned bedrooms and a contemporary family bathroom complete the first floor, making these homes perfect for larger families or anyone seeking generous space to grow and thrive.

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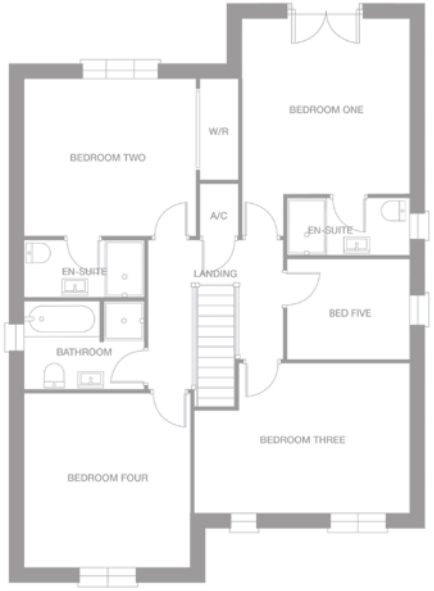
Ground Floor*



First Floor*

Chestnut & Willow are the opposite hand. Please note that The Willow includes a utility door leading to the driveway. For full and accurate details, please speak with our Sales Executive.

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FOSBROOKE VIEW

Chestnut & Willow

Living Room	4535 x 3722 (max) 14' 9" x 12' 2" (max)
Kitchen	4260 x 2764 (max) 13' 10" x 9' 1" (max)
Dining Room	5873 x 5310 (max) 19' 3" x 17' 4" (max)
Study/TV Room	3684 x 2586 (max) 12' 1" x 8' 5" (max)
Bedroom 1	4086 x 3707 (max) 13' 4" x 12' 2" (max)
Bedroom 1 En-Suite	1223 x 1955 (max) 4' x 6' 4" (max)
Bedroom 2	3520 x 3843 (max) 11' 6" x 12' 6" (max)
Bathroom 2 En-Suite	1256 x 1910 (max) 4' 1" x 6' 3" (max)
Bedroom 3	3346 x 4831 (max) 11' x 15' 9" (max)
Bedroom 4	3900 x 3708 (max) 12' 8" x 12' 2" (max)
Bedroom 5	2055 x 2713 (max) 6' 8" x 8' 9" (max)
Bathroom	1223 x 2666 (max) 4' x 8' 8" (max)

Hawthorn

A spacious and striking five-bedroom detached home that backs onto open green space.

Designed with modern family living in mind, the ground floor centres around a spacious open-plan kitchen, dining and family area, creating the perfect hub for everyday living and entertaining. This bright and flowing space is complemented by a separate utility room, WC and a dedicated study or home office. Both the open-plan family space and the generous living room benefit from bifold doors opening out to the garden - flooding the home with natural light and creating a seamless connection to the outdoors. Upstairs, a beautiful galleried landing leads to five well-proportioned bedrooms. The master and second bedrooms each enjoy their own en-suite, while the remaining bedrooms are served by a contemporary family bathroom. Complete with a double garage and a generous enclosed garden, this home delivers comfort, space, and elegance in equal measure.

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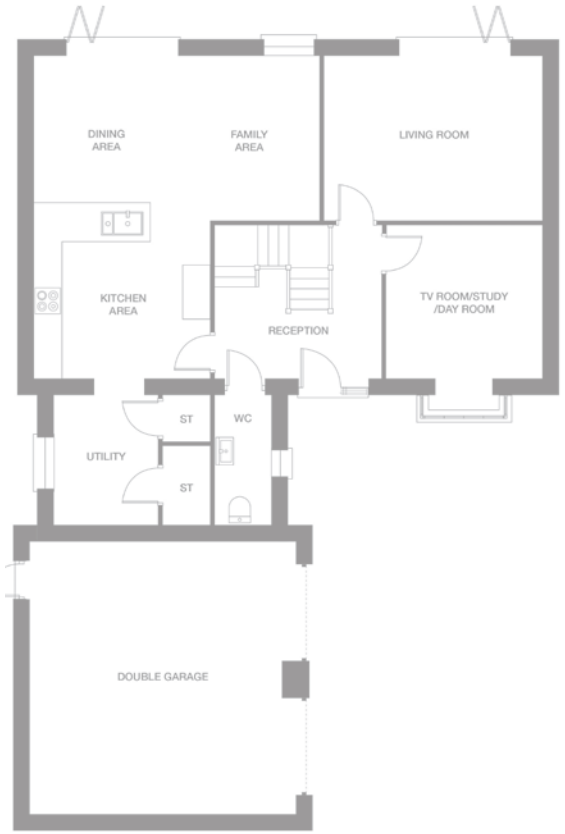
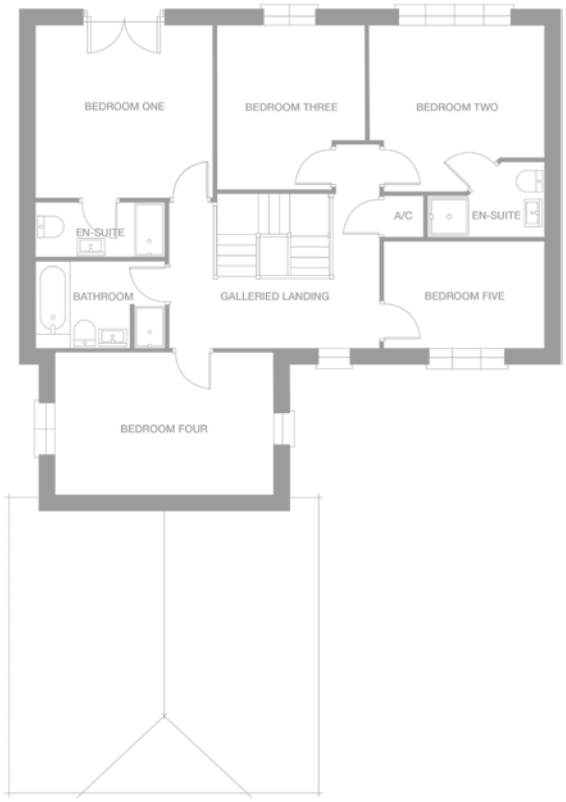


Ground Floor



First Floor

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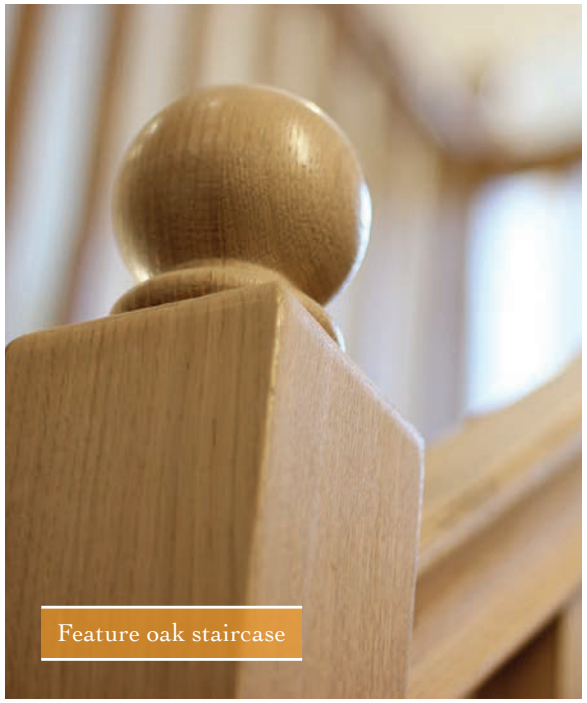
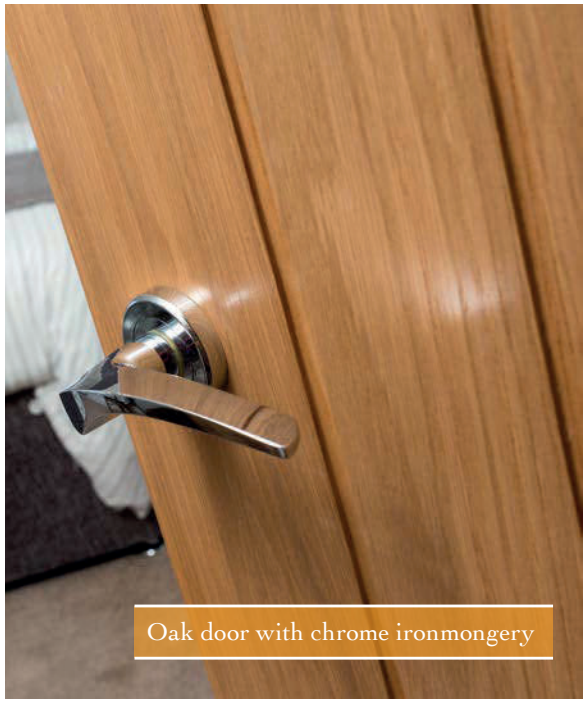
FOSBROOKE VIEW

Hawthorn

Living Room	3641 x 4853 11' 10" x 15' 9"
Kitchen	3961 x 3305 13' x 10' 9"
Study/TV Room	3414 x 3465 11' 2" x 11' 4"
Dining Room	3259 x 6370 10' 7" x 20' 9"
Bedroom 1	3750 x 3829 12' 3" x 12' 6"
Bedroom 1 En-Suite	1145 x 2055 3' 8" x 6' 8"
Bedroom 2	3604 x 3755 11' 9" x 12' 3"
Bathroom 2 En-Suite	1583 x 1621 5' 2" x 5' 3"
Bedroom 3	3570 x 3188 11' 7" x 10' 5"
Bedroom 4	3005 x 4702 9' 9" x 15' 5"
Bedroom 5	2275 x 3438 7' 5" x 11' 3"
Bathroom	1849 x 2112 6' 1" x 6' 9"

Bosch


Feature oak staircase


Oak door with chrome ironmongery

Create a home that is distinctively yours.

Kitchen High-quality, fully fitted kitchens with a choice of units and worktops, with luxurious quartz worktops provided as standard. Integrated De'Longhi and Bosch appliances include a stylish range cooker, microwave, extractor hood, fridge freezer and dishwasher. Discreet accent lighting and chrome downlighters complete this elegant space.

Bathrooms Contemporary style white sanitary ware with complementary chrome fittings throughout. A choice of luxury tiles* are available and chrome heated towel rails fitted where applicable.

Electrical White sockets and switches fitted as standard. TV and telephone points provided where indicated on working drawings. A range of options and upgrades is available throughout your home*.

Central Heating Gas central heating system with Hive Wi-Fi hub included as standard, allowing smart control of your heating. Fitted with energy-efficient boilers.

General Oak vertical panel internal doors with polished chrome ironmongery, complemented by oak staircases for a premium finish. Internal walls are painted in a fresh white with crisp white ceilings throughout. Homes benefit from modern levels of insulation along with thermally efficient walls, windows, and roofing. Covered by an LABC 10-year warranty for added peace of mind.

*Subject to stage of build and all specification subject to change. See sales advisor for details.

Beautifully finished kitchens

Making the right move

Offers/Packages

We would love to help you on your way to purchasing a Walton Home, with our Sales advisors primed to assist you, we can offer specially tailored schemes and incentives to make it easier for you to own your dream home at Fosbrooke View.

Assisted Move

Simply select your dream home and provide us with the details of the house you wish to sell, if you are eligible for Assisted Move you can pay a holding deposit for your selected home, and this will be taken off the market for 4 to 6 weeks. Three independent valuations will be obtained for your house to ensure that it's marketed for the best competitive price to achieve a sale within the required timescales, we will work closely with the selected Agents to achieve this.

Speak to us for further information and eligibility. Offer is available on selected plots and cannot be used with any other offer.

Part Exchange Scheme

Part exchanging your property can be an excellent way to simplify the process of moving home. Rather than waiting for a buyer to come along, you can sell your current home to Walton Homes, which means that you don't have to worry about being stuck in a chain.

If you're eligible for Part Exchange, Walton Homes will agree a fair and realistic price for your house with you, based on a minimum of three independent valuations. Within a few weeks, you could be in moving into your brand-new Walton Home.

Speak to us for further information and eligibility. Offer is available on selected plots and cannot be used with any other offer.

Reputation and After Sales

Customer Care

Not only does your new home come with a 10 year LABC warranty, we also offer a 2 year builders warranty and a comprehensive after sales customer service.

Once settled in, we will continue to provide you with an exceptional customer care service giving you added reassurance and peace of mind.

Consumer Code

Proud to uphold the values of the Consumer Code for Home Builders. Ensuring the home buying process is always fair and transparent for our buyers.

To find out more, visit consumercode.co.uk

Our Reputation

The reputation of Walton Homes has been carefully established for over 40 years. Our continued philosophy is to provide both first class service and high quality homes that reach the exacting standards that we know you are looking for on each and every one of our developments.

FOSBROOKE VIEW

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