



The Pastures

A PLACE FOR LIVING



The Pastures, Backford

NOT JUST A PLACE TO LIVE, BUT A PLACE FOR LIVING

Welcome to The Pastures, a new collection of 3 and 4 bedroom homes positioned in the Cheshire town of Backford Cross. As part of Redrow's award-winning Heritage Collection, these new homes offer an unrivalled curb appeal, with elements of traditional architecture blending seamlessly with modern interiors to provide the ideal family atmosphere. The Pastures benefits further from an enviable location, with the amenities and shopping and dining opportunities of Backford Cross right on the doorstep and the historic city of Chester just under 5 miles away.



SPEND LESS TIME TRAVELLING

Residents will benefit from the north west's vast road network, with The Pastures conveniently positioned just 15 minutes from Chester, 32 minutes from Liverpool and 28 minutes from Warrington. Junction 16 of the M56 can be joined in around 5 minutes for direct journeys to Manchester in just under an hour.

The Pastures is also well-connected by rail, with three stations—Capenhurst, Overpool and Little Sutton—all just under 10 minutes away by car. With each running on the Wirral Line, you can reach Liverpool Lime Street in around 40 minutes, where you can then change for services to Wolverhampton, Birmingham New Street, Leeds, York and London Euston.

SPEND MORE TIME TOGETHER

There's so much to see and do close to home, whether you're interested in expanding your palate, enjoying an afternoon of retail therapy or spending a few hours exploring an historic attraction.

Backford is the home of Cheshire Oaks, a large designer shopping outlet situated just under 10 minutes away by car. There you can find a range of renowned brands at discount prices, including Armani, Ralph Lauren, Michael Kors and Swarovski, as well as various food and drink outlets including Costa, Pret a Manger and Wagamama.

There's plenty to keep you occupied with Chester's impressive range of leisure opportunities. Discover the Chester Zoo, famous for the elephants that live there, or explore Chester's rich history and examples of striking neoclassical architecture at the imposing Chester Castle.

A further range of excellent restaurants can be found in neighbouring Chester, all offering unique dining experiences and cuisines. Treat yourself to fine French dining at the elegant La Brasserie in 5-star Chester Grosvenor hotel, enjoy traditional Italian fare in the intimate setting of La Fattoria or sample the vibrant tastes of Brazil at Picanha Grill.

ENJOY A HEALTHY LIFE

The Pastures caters to a range of active lifestyles, with David Lloyd just a 10-minute drive away offering a state-of-the-art gym, two swimming pools, several sports courts and a range of spa facilities including a sauna and steam room.

There are plenty of ways to enjoy the great outdoors too, from the Green Flag-winning open spaces of Whitby Park to the challenging 18-hole course at Ellesmere Port Golf Club. The Pastures is also conveniently positioned just a 15-minute walk from Flip Out, a popular indoor trampoline centre ideal for the whole family.

Your local GPs are found at Hope Farm Medical Centre and Great Sutton Medical Centre, whilst your local dentists include Great Sutton Dental Practice and Whitby Dental. All are just under 10 minutes away by car.

EDUCATION

The Pastures is close to an array of well-regarded schools, with Capenhurst C E, Meadow Community and St Oswalds CofE primary schools all within 3 miles of home. Older students are able to attend The Whitby and Upton by Chester high schools, all under 10 minutes away by car, whilst Cheshire College is around 20 minutes away by car.

WE PUT MORE IN, SO YOU CAN GET MORE OUT.

At Redrow we work hard to contribute to the existing facilities and create new ones, to dovetail our development into the local community. Below are some of the community benefits installed at The Pastures...

- Contribution towards additional teaching space at Woodlands Primary School
- Contribution towards the improvement and enhancement of facilities at Home Farm Medical Centre
- Provision of pitch side changing room facilities at Ellesmere Port Sports Village
- Public Green Open Space
- Cycleways and Footpaths





BEE FRIENDLY

To underline our commitment to the environment and to a sustainable future for us all, Redrow are proud to have partnered with the **Bumblebee Conservation Trust**. We're working together on a series of projects across the UK, from our show home gardens to large scale landscaping which will help to protect our precious bumblebee population by planting bumblebee friendly plants. We've also developed a series of leaflets about why bumblebees are important and how you can turn your own garden into a bumblebee haven.

Find out how bee-friendly your garden is by using the Conservation Trust's Bee Kind app. Select the flowers that you have in your garden to calculate your score and then receive a tailored list of 10 more flowers to add to help the bees even more.

Visit beekind.bumblebeeconservation.org



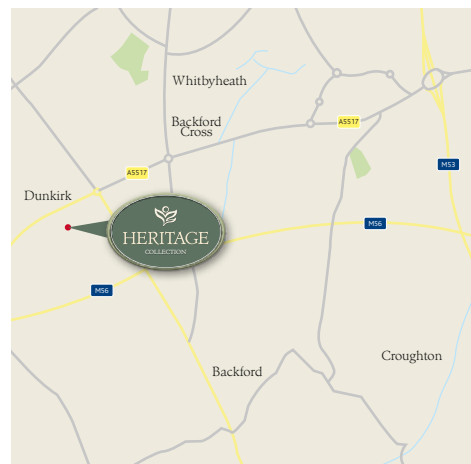
THE PASTURES | REDROW.CO.UK/THEPASTURES

BACKFORD CROSS, ELLESMERE PORT, CHESHIRE CH1 6LY

DIRECTIONS TO THE PASTURES

From Chester Town Centre - Head north on Liverpool Rd/A5116 for approximately 2 miles and at the roundabout, take the 2nd exit straight over. Continue for 200 yards and turn left onto Liverpool Rd/A41. Continue for 2 miles then at the roundabout, take the 1st exit onto Dunkirk Way. After approximately 300 yards, the development is on your left.

Journey times are representative of journeys made by car unless stated otherwise and may vary according to travel conditions and time of day. Sources: Google, The AA & National Rail. Aug 2018.



Join My Redrow at
redrow.co.uk

My Redrow - My Home, My Way.

Buying your new Redrow home has just become much easier with My Redrow.

From searching for your favourite properties to selecting your finishing touches,* My Redrow helps you every step of the way.

- Save your favourite developments or properties and see 'What's Included'.
- Be the first to hear about relevant new homes as they become available.
- Book viewings and call back appointments online with our real-time calendar.

*'Explore Finishing Touches' feature only available on selected developments and properties.

