



CRICKETERS' WALK

NETTLEHAM, LINCOLN

Stunning homes set in a beautiful landscape

FROM TRUELOVE PROPERTY

Creating bespoke homes for over 50 years

Truelove Property is a family-run business with more than 50 years' experience creating beautiful homes that harmonise with your lifestyle.

Our properties are always unique, with none of the generic duplicates so often associated with new housing developments. We pride ourselves on the quality of our work and finishes, and on creating flexible spaces that are perfect for today's family and community living.



Pat & George Truelove, founding members of Truelove Property & Construction LTD on one of their first builds



Introducing Cricketers' Walk

The perfect place to make your new home

We're delighted to share the latest Truelove Property development, an impressive new site in the picturesque village of Nettleham. It's a charming and very popular location in the leafy green surroundings of Lincolnshire, but within easy distance of Lincoln itself with its mix of heritage and modern city life.

We're applying our expert craftsmanship across this development of 68 three, four and

five-bedroomed houses, creating high-end, bespoke architecture throughout.

We invest a huge amount of time turning our properties into places where people want to spend time, relax, bring up their families or enjoy their retirement. And, as with all our developments, Cricketers' Walk will be in keeping with its neighbouring properties, reflecting and respecting the history and heritage of its location.

Historic and *picturesque* Nettleham

You'll find Cricketers' Walk just off Scothern Road in the Lincolnshire village of Nettleham. A former ancient settlement, properties here are highly sought after. It's viewed locally as one of the best villages in the area because of its blend of amenities, countryside and charm - stunning stone houses and leafy lanes, with a traditional village green at its heart. This will be reflected in the homes at Cricketers' Walk, as we seek to embrace and mirror the village's heritage.

A beautiful beck flows through the centre of the village, perfect for waterside walks with a view. Vicar's Wood is a haven for local wildlife; an environmentally managed woodland that's perfect for a peaceful stroll or some quiet birdwatching. There's also a popular circular walking route through the village and the ruins of the ancient Bishop's Palace nearby.



*All the amenities for family
and community life*

Another attraction is the local village schools, with a separate infant and C of E junior school welcoming children from the surrounding area. For the very little ones, there is a pre-school and nursery school, plus a toddlers' club at the Methodist Church. And for older children, there are a number of excellent senior schools in nearby Lincoln, and the private Lincoln Minster School.

There are plenty of local amenities to serve your needs, including food shops, cafés, a hairdresser, fish and chip shop, traditional tea shop, garage, vet, doctor and optician – a real community. There are also three good pubs, all of which serve food and one – *The Plough* – serves locally renowned Greek dishes.

It's very easy to immerse yourself in village life, with a whole range of activities, clubs and associations on offer. Join the WI, take up dancing lessons, learn to play bridge or bowls, or join the art or camera societies – there really is something here for all. Fitness lovers head to Muslanne Park and its pavilion, with football, tennis and cricket hosted there. Next door there's a boules rink and Lincoln Rugby Club has its headquarters here. Nettleham even has its own Christmas Market and Summer Fete.

Nettleham is also well served by public transport, with regular services from a variety of bus companies taking you to Lincoln and beyond. It's only just over four miles to Lincoln itself, so a short drive or a slightly longer bike ride!

Lincoln – A Cathedral City bursting with *art, culture,* *history* and lots to do



Magnificent Lincoln Cathedral is one of the finest in the country

At Cricketers' Walk, you can enjoy the best of both worlds. Nearby Nettleham has all the picturesque perks of village life, but Lincoln is just a 10-minute drive away.

The Cathedral Quarter is home to the Bailgate, where you'll find independent shops and restaurants - cobbled streets, surrounded by medieval Lincoln and overlooked by the Cathedral, perched on the Lincoln Ridge and visible from miles around. The Cathedral has a new visitor centre and neighbouring Lincoln Castle houses one of the only four original copies of Magna Carta (1215). A walk round the top of the castle walls gives you a great view of the city.

The appropriately named Steep Hill connects 'uphill' Lincoln, around the Cathedral, to 'downhill' Lincoln, where you'll find two shopping centres, modern restaurants, bars, theatres, cinemas, museums and galleries ... plenty for everyone to do and experience. Lincoln is also home to the world famous Christmas Market and Steampunk Festival, while Lincolnshire Showground hosts music events, outdoor cinema and the annual Lincolnshire Show.



Steep Hill, voted Britain's Great Street



Newly developed Cornhill Quarter



Usher Gallery



CRICKETERS' WALK 07

Rolling hills, *wonderful* walking and a *dramatic* coastline



Moving to the countryside, the Lincolnshire Wolds are designated an Area of Outstanding Natural Beauty, with panoramic views across rolling hills and hidden villages. It's also an important conservation area, with woodland, grassland and abandoned chalk pits providing habitats for rare flowers and wildlife.

Just a bit further away is the coast, with the traditional entertainments of Skegness and the dramatic seascapes and wildlife of Gibraltar Point and Anderby Creek.



*Uniquely placed to enjoy all
Lincolnshire has to offer*

| Sunrise at Anderby Creek | Rolling hills of the Lincolnshire Wolds | Victorian Pier at entertaining Skegness

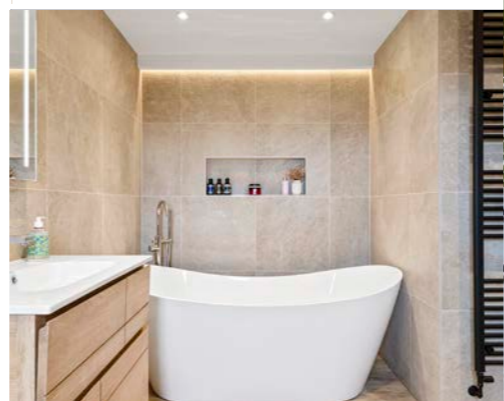


Well connected for work and pleasure

Nettleham is just a few minutes to the A46 which connects to the A1 for north-south travel, and the A52 to Nottingham. The Lincoln bypass makes connections even smoother. It's just a 10-minute drive to Lincoln and there's a cycle path all the way into the city.

Lincoln is served by a railway station with direct links to London in under two hours and a bus station, with the state-of-the-art Lincoln Transport Hub connecting the two. Newark station is around a 30-minute drive away with fast connections into London and up the east coast mainline to Edinburgh.

- Nettleham
- 10 mins Lincoln
- 30 mins Newark
- 1 hr Nottingham
- 1 hr 10mins Hull
- 1 hr 14 mins Sheffield
- 1 hr 30 mins Leeds
- 2 hrs London



When you buy a Truelove Property from us, we want it to be the home of your dreams.



Exceptional quality homes from a trusted local company

We work very closely with talented local designers and expert tradesmen to achieve the highest quality specifications.



From bespoke, handcrafted kitchens and luxury bathrooms, to feature fireplaces, wood burning stoves, oak staircases and Nest heating systems, every detail is as important to us as it is to you and we make sure this quality is evident in every aspect of your new home.

The kitchens in all our homes are supplied by Krantz Kitchens - a talented team of Lincoln-based designers and fitters, who use the finest materials and handcrafted products to bring you beautifully bespoke kitchens.

We offer you the chance to be really involved in the design of your new home. This doesn't just mean

choosing fixtures and fittings, the colour of the kitchen, floor tiles etc. You can work with us to achieve the best layout for the way you live. You may want a more open plan ground floor, a bigger master suite, to move an en suite bathroom... it's exciting to see your plans for your home come to life.

It's also important to us that the whole development is well thought out and designed to create a sense of community, with plenty of green space. In fact we are also devoting some space to allotments... not just for residents but for members of the wider Nettleham community as well.

Work with us to design your dream home layout



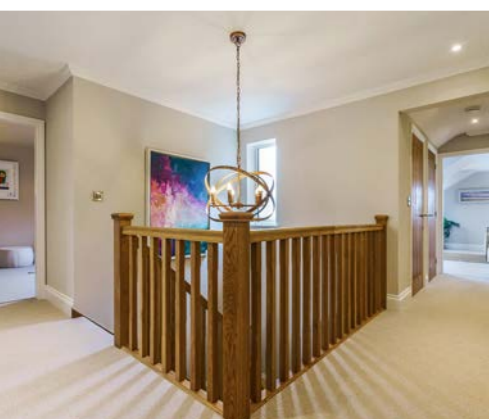
Layout option.

Alternative layout option.

...or whatever suits your needs.

Floorplans, dimensions, and images shown are for guidance only, details may vary from plot to plot. Computer generated images not to scale. Finishes and materials may vary from those shown and landscaping is illustrative only.





Cricketers' Walk

Plot 31	The Keadby	5 Bed
Plot 87	The Pembrey	4 Bed
Plot 88	The Somerby	4 Bed
Plot 89	The Pembrey	4 Bed
Plot 90	The Taylor	3 Bed
Plot 91	The Marley	4 Bed
Plot 92	The Pembrey	4 Bed
Plot 93	The Taylor	3 Bed
Plot 94	The Somerby	4 Bed
Plot 95	The Pembrey	4 Bed
Plot 96	The Pembrey	4 Bed

— Available Plots (Phase 4)

— Future Development (Phases 5 & 6)



*For Indicative Purposes only
Subject to Change*

Get in touch

*If you'd like to find out more about Cricketers' Walk
or any of our other projects, please get in touch:*

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