



## Another win for Larkfleet

**Larkfleet Homes won the 'corporate social responsibility' category at the recent Peterborough Business Awards. The award was mostly in recognition of the contribution that the company is making to local 'good causes' through the Larkfleet Homes Community Fund.**

The company set up the fund because it believes that when it builds new homes for people, it should help to develop robust, living communities as well.

The fund supports charitable projects that enhance or develop local communities. Any charitable cause or community project operating

within ten miles of any Larkfleet Homes or Allison Homes development can apply for these grants.

Larkfleet works in partnership with Cambridgeshire Community Foundation which manages the fund independently of the business. Grants of between £250 and £5,000 (more in exceptional circumstances) are awarded on a quarterly basis.

**Small grants of less than £250 are administered directly by Larkfleet Homes because many small groups, seeking small donations, may not be able to meet all the requirements of the Cambridgeshire Community Foundation's application process. Applicants who want to apply for funding of less than £250 can fill in the form at the Larkfleet Homes website.**

## Village hall goes greener with cash from Larkfleet

**The village hall in the Lincolnshire community of Edenham is reducing its carbon footprint, improving environmental standards and increasing hygiene thanks to a donation from the Larkfleet Homes Community Fund.**

The fund has given £250 to Edenham Village Hall to help cover the costs of installing hot air hand dryers in the toilets, allowing the hall to end the use of paper towels.

Pat Smith of the village hall committee said: "This is a much more hygienic system for all our groups using the hall – everyone from the toddler group through to dog training handlers, Edenham school children and the senior citizen Christmas Party.

"And the dryers are always available, unlike paper towels where the dispenser requires refilling on a regular basis. It also saves us a bit of work as we no longer have to deal with ordering the towels and accepting delivery."

The Larkfleet Homes Community Fund supports groups that enhance or develop local communities. It makes grants to charities or voluntary organisations within ten miles (16 kilometres) of any housing development by Larkfleet Homes or Allison Homes, both part of The Larkfleet Group of Companies which is based in Bourne, Lincolnshire.

**Karl Hick, CEO of The Larkfleet Group of Companies, said: "We were particularly pleased to support this project because of the positive impact on the environment. We have a strong environmental ethos at Larkfleet – most of our homes are fitted with solar panels to generate electricity from sunlight, for example. And, surprising as it may seem, studies have shown that hot air hand dryers are more environmentally-friendly than paper towels."**



Nikki Gunn and Pat Smith from Edenham Village Hall with one of the new hand dryers that has been installed at the hall.



## Rainbows, Brownies and Guides from Pinchbeck will benefit via the Larkfleet Homes Community Fund



### The fund has given cash to Pinchbeck Church Hall to purchase three new Gopak folding tables for the hall's users.

The community fund supports groups which focus on activities that enhance or develop local communities. It makes grants to charities or voluntary organisations within ten miles (16 kilometres) of any housing development by Larkfleet Homes or Allison Homes, both part of The Larkfleet Group of Companies which is based in Bourne, Lincolnshire.

Allison Homes is currently building new homes at Pinchbeck Fields near Spalding – a new development of 2, 3, 4 and 5-bedroom houses on the edge of the Lincolnshire village of Pinchbeck.

Jane Amess MBE of 1st Pinchbeck (St Mary) Guides said: "The money from Allison Homes will be used

to purchase some more foldaway tables for the Church Hall. As our groups grow, more Rainbows, Brownies, Guides, Beavers, Cubs and Scouts come along to our meetings to enjoy the activities we offer. We need more space to help deliver activities for the children to enjoy and these additional tables will help us to do that."

The 1st Pinchbeck (St Mary) Guides has 26 children from ages 10 up to 14 from Pinchbeck and the surrounding area using the facility each week. St Mary's Church Hall is also used regularly by other community groups, clubs and businesses. It is also hired out for public and private functions and community events and all the users will have the benefit of the new tables.

**Karl Hick, CEO of Allison Homes, said: "Activities offered by uniformed youth organisations like Scouts and Guides is a great way to give young people a constructive outlet for their enthusiasm and energy. It helps to teach self-confidence and self-discipline and helps them to build a wide range of skills that will stand them in good stead later in their lives. We are delighted to support initiatives such as this through our community fund."**

## House prices rising

**House prices rose by 0.4 per cent in October – the first monthly increase since February – according to property website Your Move. The average price of a home in England and Wales is now £304,433, up from £301,367 last October.**

Your Move says that prices in most regions continued to show growth, with the exception of the south east and north east which showed modest falls.

Overall, though, if you look at the figures for a full year rather than just for October, the annual rate of house price inflation is continuing to fall and is now down to 1.1 per cent. That's the slowest rate of growth for six years.

**But the picture varies across the country. The East Midlands (where we have many of our developments) bucked the national trend, with annual growth of 2.8 per cent.**

In London, annual price growth slowed substantially in the past month, falling to just 1.8 per cent, yet there was still an increase of £10,889 in the past 12 months with the average price of a home in London now £620,571.

Meanwhile, figures from estate agent Hamptons suggest that there has been a 'real' fall in rents over the past ten years. Over the past decade rents have risen by 22 per cent, but the consumer prices index (CPI) which measures the average cost of goods and services (or the cost of living) has risen 24 per cent.

As with house prices, though, the figures do vary by region. Hamptons says that in the East of England (where we also have many developments) 'real' rents have risen by 7.5 per cent over the past 10 years.

And if you look at the short-term trends, Hamptons says that the average cost of a new let in Great Britain rose to £977 per month in October as rental growth accelerated to 2.0 per cent - the highest level since February 2018.

Every region recorded a rise in rents, with the East of England seeing the biggest increase at the equivalent of 3.9 per cent per year.

**This all means that you are still better off buying rather than renting. A recent study found that it is cheaper to buy than rent in every region of the country. Average savings are at least £2,000 per year.**



## New show home at Collingham Brook

**The five-bedroom house is of the design that we call Thirsk – a detached home with a double garage. You can buy one for just £429,995.**

The show home has been decorated and furnished to give you an idea of what your own house at Collingham Brook could look like - even if you choose to buy one of the other nine different property types on offer.

And our 'show home promise' is that we use only full-size furniture and 'no tricks'. We're told that other developers sometimes use things like shortened beds and remove internal doors to give an impression of more space.

Collingham itself offers an array of amenities including three churches, three pubs, a post office, medical centre, pharmacy, dentist, takeaways, butcher and convenience stores, library and a primary school. There are regular train and bus services to Lincoln and Newark – and from there you can get a main line train to London, making Collingham Brook convenient for commuting or for leisure days out in the capital.

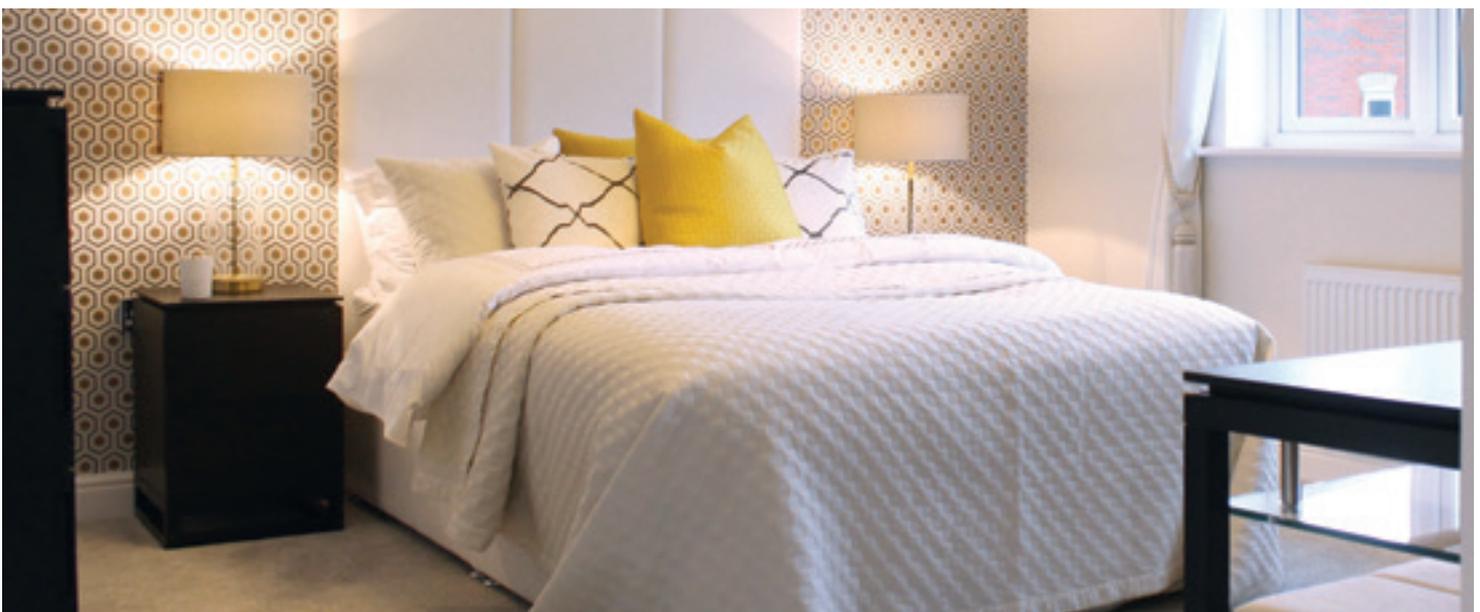
The university cities of Nottingham and Lincoln are within easy reach

by car or on the frequent local bus services.

With the rolling landscapes, parks and woods of Robin Hood country in the west, and the traditional seaside experience of the east of England coast just a day trip away, Collingham is an ideal centre for active families.

All the homes at Collingham Brook are built using eco-friendly timber frames and they are all fitted with solar panels that will cut your power bills by allowing you to generate your own electricity. In addition, they are all covered by a ten-year insurance-backed warranty to give you total peace of mind about your new house purchase.

**Why not come to take a look around the village and our new show home.**





## New show home in Nettleham

Looking for a new home in Lincolnshire? Allison Homes has opened a show home on its newest development at Nettleham near Lincoln.

The show home will give prospective buyers the opportunity to experience what life in an Allison Homes can be like, first hand.

The feeling of home and family starts in the kitchen - 'the heart of the home'. The careful design flows through the rest of the home from the dining area, the generously proportioned living room, through the hall and up to the first-floor bedrooms and bathrooms to create a feeling of light and harmony.



The new development, Nettleham Chase, is well-designed and carefully-built. It is ideal for a new home, close to Lincoln, that gives all the benefits of village life.

Nettleham has won several 'best kept village awards' – and when

you visit, you'll see why. It offers a traditional English lifestyle just four miles from the city of Lincoln, but on the edge of the surrounding countryside. The village has shops and pubs as well as good infant and junior schools and pre-school provision for younger children. There is a vibrant social life with hobby and sporting clubs for all ages.

There are two, three, four and five-bedroom house types to choose from. There are also bungalows designed with families, couples and single residents in mind - an example of our refreshing new approach to blending traditional craftsmanship with new ideas.

Commuting into Lincoln for work, shopping or leisure is easy. And, if you want to get away from it all, 'Robin Hood country' to the west and the Lincolnshire Wolds to the east are within easy reach. So, too, are the seaside towns of Skegness, Mablethorpe and Ingoldmells if you fancy a day on the beach.

The show home is open 10am to 5pm Thursday to Monday. **Drop in if you are looking for a new home near Lincoln**

