

Coronation Fields Development update



Issue 4 | Spring 2025



Keeping you updated

We wanted to provide you with an update on the development and what you can expect from us over the coming months.

Overview

- The Coronation Fields development will deliver 140 new homes.
- The development will benefit from a local equipped area of play (LEAP)
- Half of the development has been designated as a suitable alternative natural greenspace (SANG) and provides pedestrian links to existing open space and alternative SANG land.

Site activity

- Construction works are progressing at both ends of the site to deliver both private and affordable housing.
- Initial inspection of the onsite SANG has taken place with Wokingham Borough Council. The council are happy to proceed with the legal land transfer which is currently ongoing.

Timeline

- The first completions on the development took place in December 2023. The final completions are anticipated to take place in summer 2026.
- The show homes and marketing suite are currently open to the public and are located at the front of development. Please see website for opening hours.
- The LEAP which is located in the centre of the development is due to open in summer 2025.
- A second entrance to the development (off Park Lane) is due to be completed by winter 2025/2026.

Managing agent

- Vistry have appointed Trinity Estates Management Limited as Managing Agent for the development.
- The Management Company name is Hogwood Park Estate Management Company Limited
- Vistry will transfer areas of managed land on a phased basis by Summer 2026

Ecology

- A range of ecological enhancements have been installed across the development including the planting of numerous new trees and plants, as well as initiatives such as hedgehog highways, that are designed to allow hedgehogs to travel through gaps in fences throughout the development.
- There will also be a programme of installation of bird and bat boxes throughout the development
- Future proposals being worked on include the implementation of other measures to benefit dormice and other mammals.



Services

All of our homes on the development are served by gas, electricity, water, Openreach telecommunications and broadband.

Development layout plan

2 bedroom home

The Holly

3 bedroom home

The Cypress

The Stoneleigh

The Spruce II

The Kingswood

4 bedroom home

The Maple

The Maple II

The Mulberry

The Aspen

The Aspen II

5 bedroom home

The Lime II

The Lime

Pre-sold homes

2 bedroom homes

3 bedroom homes

4 bedroom homes

v visitor space

ss substation



How will the development benefit the local community?

Coronation Fields will also support the local community by contributing over **£596,000** towards:

- S106 contributions, local donations
- Bus services
- Pedestrian walkways & access
- Parks & gardens
- Cycle ways

We will also be providing:

- Affordable Housing
- Allotments
- Play areas
- Green areas

Please be aware that the dates and information provided are correct at time of print and are dependent on a number of factors, including weather, so are subject to change.

Thank you for your patience while the construction work is taking place. We try to keep disruption to a minimum but appreciate it can be noisy and dirty at times so do contact us if you have any questions, or if you'd like to provide any feedback, by emailing:

customerservice.thamesvalley@vistry.co.uk

