



SPATIA+ BIRCHCROFT HOMES

Spatia+Birchcroft build homes for private sale, and affordable homes for housing associations as a trusted partner.

As an independent developer the directors engage local architects, builders and suppliers creating homes to be sympathetic to the natural surroundings, using sustainable materials and drawing on local architectural history.

We work with community groups, collaborate with local authorities and support our partners to leave a legacy that we can all be proud of. We don't build boxes, we don't describe our homes as units and we don't have standard house types.

The world of property, an industry steeped in tradition, is having to reinvent itself as we experience a major shift in how we live, work and play. That is the space we want to be a driving force in; challenging the status quo, raising the bar and instigating real change.



Spatia+Birchcroft is a new name in housebuilding but the directors combine a 30 year heritage in development having delivered a number of award winning residential and mixed-use developments across the UK.

Our focus is on the urban and rural areas of the **South East and South West** creating homes in London, Bristol and Bath, together with the counties of Surrey, Hampshire, Gloucestershire, Wiltshire and Somerset.

Typically, our developments range from **5 to 40 houses or apartments**, newly built in a sympathetic style or created through the sensitive and creative adaptation of a warehouse or agricultural barn.

Developments are funded through private equity and we also collaborate with **Housing Growth Partnership**.

- Working across **SE London, Surrey, Bristol, Bath** and the surrounding counties
- We acquire **with or without** planning permission
- **5-40 homes**
- We build in areas with sales values of **£375-£725 sq/ft**
- **Medium term** investment opportunities considered
- Typical **brownfield sites**, redundant commercial/ industrial buildings and garden assemblies
- Conversions of **existing** buildings
- Contaminated and difficult sites are welcome
- **Mixed-use** schemes
- Urban and rural
- Joint ventures with **housing associations**



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