
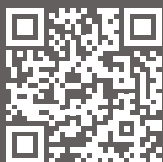


# Curo

## Homes for Good



House building  
Development pipeline  
Completed sites  
Coming soon



# House Building

Our house building business is headed by a senior team with extensive experience in the private residential development sector. Our schemes are project-managed in-house by our teams, covering all aspects from land acquisition to planning and technical, commercial, construction, sales and customer care.

Our development capabilities and financial stability has enabled us to take advantage of great development opportunities in a competitive market, such as Mulberry Park – delivering almost 700 new homes in a highly desirable Bath neighbourhood.

We have experience in promoting challenging sites and achieving planning consents that maximise land potential while delivering desirable homes. Currently we have a number of sites across the West of England at different stages of planning and construction - in Bristol, Bath & North East Somerset, South Gloucestershire, North Somerset, East Somerset and Wiltshire.

We manage all development projects in-house, from land buying to planning and technical, commercial, construction, sales and customer care.



*We're always looking at new ways to continue our growth and build more homes. If you're interested in partnering with us, get in touch*

## We're looking for land

If you are thinking of selling and would like further advice, please get in touch with our team of experts for an informal chat. Email us at: [land@curo-group.co.uk](mailto:land@curo-group.co.uk)

# Development Pipeline

## Mulberry Park

**Location:** Combe Down, Bath  
**Site acquired:** March 2013  
**Status:** Under construction  
**Build programme:** 10 years  
**Tenure mix:** 681 homes - 471 homes for private sale, 210 affordable homes for social rent and Shared Ownership  
**Architects:** HTA Design LLP (masterplan)

**About:** Mulberry Park is a distinctive, contemporary development currently being built on a 19-hectare former Ministry of Defence site in Bath. Curo acquired the brownfield site unconditionally and without planning consent, bidding against some of the largest national housebuilders. With close to 600 homes already built and occupied, and a state-of-the-art community Hub, school and nursery right at its heart, Mulberry Park has firmly established a reputation as Bath's newest landmark and one of its most desirable places to live.



## Eaton Park

**Location:** Yatton, North Somerset  
**Site acquired:** September 2018  
**Status:** Under construction  
**Build programme:** 5 years  
**Tenure mix:** 154 homes – 108 homes for private sales, 46 affordable homes  
**Architects:** Pegasus Group

**About:** Eaton Park is a development of 154 new homes and public open spaces in the village of Yatton, in North Somerset. Curo acquired this greenfield site with outline planning permission in September 2018 from private landowners, working with agents Alder King and promoters Hallam Land. We secured detailed planning consent in July 2020, with works starting on site in September 2020. The first homes were completed in June 2021.



## Century Park

**Location:** Lawrence Weston, Bristol  
**Site acquired:** February 2018  
**Status:** Under construction  
**Build programme:** 5 years  
**Tenure mix:** 128 homes – 90 homes for private sales, 38 affordable homes  
**Architects:** GCP Chartered Architects

**About:** Century Park is a development of one, two, three and four-bedroom homes in Lawrence Weston, Bristol. Curo worked with agents Savills to acquire the site from Bristol City Council in February 2018, on a licence agreement subject to planning, as part of the local authority's land disposal programme. We obtained full planning permission for the site in February 2019 and started work on site in September 2020. The first homes were completed at Century Park in December 2021.



## Keyford Meadows

**Location:** Little Keyford, Frome  
**Site acquired:** December 2021  
**Status:** Under construction  
**Build programme:** 4.5 years  
**Tenure mix:** 198 homes - 139 homes for private sale and 59 affordable homes for social rent and Shared Ownership  
**Architects:** Pegasus Group

**About:** Keyford Meadows is one of Curo's largest new developments, primed to deliver sustainable housing and a high-quality new neighbourhood in an idyllic edge-of-town setting. After being chosen as the preferred purchaser, Curo assisted the landowner's promoter, The Silverwood Partnership, with negotiations that resulted in the successful application for outline planning permission. We then developed and submitted our own reserved matters application, which was successfully granted in April 2022. The first homes were completed in December 2023.



## Locking Parklands

**Location:** Weston-super-Mare  
**Site acquired:** September 2022  
**Status:** Under construction  
**Build programme:** 2.5 years  
**Tenure mix:** 124 homes - 103 homes for private sale and 21 affordable homes for social rent and Shared Ownership  
**Architects:** Thrive Architects

**About:** Phase 4 at Locking Parklands is part of a major regeneration scheme of the Locking RAF base in Weston-super-Mare. We worked alongside agents, Avison Young, to acquire the site from the landowner, Homes England, as a serviced parcel. Our position as a Homes England strategic partner enabled us to leverage grant funding to increase the level of affordable housing offered on-site to 21 affordable homes. We secured reserved matters consent for the site in July 2022. The first homes were completed in February 2024.



## Greenlands Road

**Location:** Peasedown St John  
**Tenure mix:** 51 homes – 36 open market and 15 affordable homes  
**Architects:** Thrive

**About:** Nestled into the hillside of Peasedown St. John, Greenlands Road will be an exemplar development that includes split-level residences. The development will have a range of homes available, from 1-bed maisonettes to 4+ bed houses. The scheme has been designed to respond to the site topography. In addition to the homes, the development will also deliver a 10% Biodiversity Net Gain and a significant open space area, which will include a children's play area in the centre of the site.

Full Planning Permission was secured in October 2023.





## Recently Completed Sites

### Underhill Farm

**Location:** Midsomer Norton  
**Tenure mix:** 54 new homes – 34 homes for private sale and 20 affordable homes  
**Architects:** Barton Willmore (now Stantec)

**About:** Underhill Farm is located just a stone's throw from the historic town of Midsomer Norton, and is partially surrounded by Underhill Wood, a Local Wildlife Site boasting leafy, mature trees. Curo plans to develop a range of much-needed 1- and 2-bedroom apartments and 2, 3 and 4-bedroom homes on the site. Full planning permission was secured in late 2024.



Underhill Farm

### Woodland View at Hygge Park

**Location:** Keynsham, North East Somerset  
**Site acquired:** October 2018  
**Status:** Completed in Spring 2022  
**Build programme:** 2 years  
**Tenure mix:** 56 homes – 44 homes for private sales, 12 affordable homes  
**Architects:** Pegasus Group, PAD Design and Thrive Architects

**About:** Curo worked alongside national developer Crest Nicholson at Hygge Park, a residential development of 250 homes in Keynsham, where we acquired a parcel of serviced land with detailed planning consent for 56 homes. As part of the deal with Crest Nicholson, Curo also secured all affordable homes across Hygge Park through a S106 agreement.



Woodland View at Hygge Park

### Highbury Fields

**Location:** Clutton, North East Somerset  
**Site acquired:** Autumn 2014  
**Status:** Completed in June 2020  
**Build programme:** 2.5 years  
**Tenure mix:** 36 homes – 15 homes for private sales and 21 affordable homes  
**Architects:** BBA Architects

**About:** Highbury Fields is a rural development of three and four-bedroom homes with stunning views. Curo bought the greenfield site with outline planning permission from WEDCO, a consortium consisting of the landowner and the land promoter. We obtained reserved matters consent in July 2017 and started construction in January 2018. The development was completed in June 2020 and all homes are now sold and occupied.



Highbury Fields

### Drew's Meadow

**Location:** Devizes, Wiltshire  
**Site acquired:** January 2015  
**Status:** Completed in spring 2017  
**Build programme:** 2 years  
**Tenure mix:** 50 homes – 36 homes for private sale, 14 affordable homes  
**Architects:** BBA Architects

**About:** Curo purchased the site unconditionally from Ashford Homes (Doric Developments) in January 2015. The site was part of the land formerly occupied by the Roundway Hospital and benefitted from planning permission granted in May 2013. Drew's Meadow was Curo's first residential development with homes for market sale and was completed in spring 2017, with all properties now sold and occupied.



Drew's Meadow

# Coming Soon...

## Somerton Road, Street

We secured full planning permission in March to deliver 280 new homes and major landscape improvements in Street, Somerset. The development will include a mix of one- to four-bedroom homes and apartments, each with a private balcony or garden. The plans feature an attractive mix of mews houses, apartments, and larger family homes centred around a large, board-walked wetland area.



Scan QR code to take a walk around our Somerton Road development



Somerton Road, Street

## Bath Road, Keynsham

We also recently secured permission for 208 homes, including 30% affordable housing at Bath Road, Keynsham.

The consent includes a replacement sports pitch for the local Primary School, as well as a further community-use sports pitch, orchard, allotments and wetland.

The site will form an extension to Phase 1 (known as Hygge Park in Keynsham), part of which Curo purchased from Crest Nicholson in 2018 and developed a successful scheme of both private and affordable homes.



Bath Road, Keynsham



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