



# *The Villager*

DISCOVER A VILLAGE FOR LIFE

HARTLAND VILLAGE NEWS • ISSUE 4 • JULY 2020

*Rainbows*  
**AT HARTLAND VILLAGE**

*Gardening*  
**TOP TIPS**

*Focus on*  
**BEEES**

*Hartland Manor  
and Show Apartment*  
**NOW LAUNCHED**

*First Time  
Buyers*

**THE STARTER  
CHECKLIST**





# WHAT'S HAPPENING *at Hartland Village*

*It's been a busy summer at Hartland Village. Behind the hoarding we've been working hard to unveil the first apartment buildings, not to mention the brand new Show Apartment, to potential residents.*

Community has seemed more important than ever before in recent months and we feel very fortunate to be part of one full of fantastic, supportive people. Spring at Hartland Village looked a little different to how we perhaps planned it, but like everyone, our team has been getting used to a new normal. But that doesn't mean we haven't been busy; here's what's been going on...



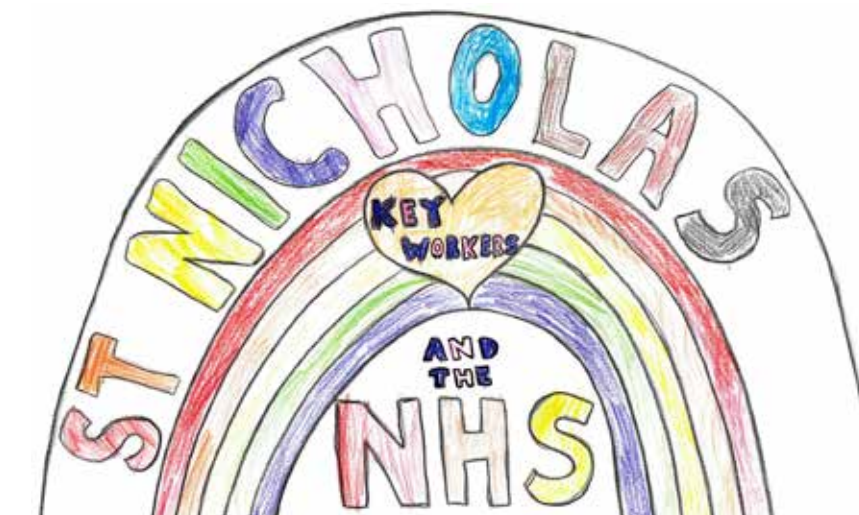
# RAINBOWS GALORE *at Hartland Village*



*Hartland Village teamed up with a range of schools and community groups in Hart and Rushmoor for a very special art project in the Spring to show our appreciation and support for local NHS staff and other essential workers.*

Dozens of local children submitted their rainbow-themed paintings and drawings, which were proudly displayed on the digital display hoarding at Hartland Village on Ively Road.

We were overwhelmed by the response from the community. There were so many submissions that the artwork had to be rotated to create a digital gallery. The ever-changing vista demonstrated the community's support and spread some colour and cheer for essential workers driving past on the way to and from work, as well as for local walkers taking their daily exercise in the surrounding woodlands.



*Danny Rowland, Sales Director, St Edward, comments:*

*"We wanted to make sure our hoarding was being put to good use during this time. The response we've had from teachers, parents and children in the community has been brilliant. The artwork is eye-catching, colourful and brings a smile to your face. We're so pleased that the community could enjoy it as they passed by the development."*



*The Hartland Village team would like to say a huge thank you to the local community for taking part and sharing your inspiring artwork with us.*

## THE ART *doesn't stop*

*If you need something else creative to keep the family entertained, make sure you download our Hartland Village colouring-in book!*

[www.hartlandvillage.co.uk/colouringbook](http://www.hartlandvillage.co.uk/colouringbook)



# FIRST TIME BUYERS:

## *The starter checklist*

*First time onto the property ladder? We've prepared a starting guide to help you get to grips with the initial steps required to buy your first home...*

### TOP TIPS:

#### *How can I save what I need?*

- Work out a realistic monthly budget that you think you can stick to and put any excess in your savings account or ISA at the start of the month... this way you'll know exactly what you have to spare until your next payday and will be less likely to spend your cash if it is already designated as deposit money and put somewhere it's less easy to access.
- To work out a realistic monthly budget, review your direct debits and be strict – cancel any you don't need or use (magazine subscriptions, monthly beauty boxes) and shop around on those you do (gas, electricity, car insurance, mobile data plan)
- You've probably heard this before – skip the coffee shop! With your oat-milk latte costing anything from £3.00 a cup, avoid indulging and you could save hundreds of pounds a year... the same applies to shop-bought lunches; take something from home – you'll be surprised how quickly you'll find yourself saving money.

### WHAT'S A MORTGAGE OFFER IN PRINCIPLE?

This is a document that mortgage lenders will provide to show sellers and agents that you are a serious buyer and you can afford the homes you want to visit. You'll need to provide some info on your financial circumstances (including your partner's if buying with someone else) and can usually apply online. However, it's often best to use a broker as they will be able to find the right mortgage company to suit your circumstances. Your final mortgage offer will depend on the value of the home you want to buy and its condition.

### HOW DO I KNOW WHAT'S OUT THERE?

- Sign up to every property portal: Rightmove, Zoopla and Onthemarket are the big ones
- Find out who your local estate agents are – take a look at their websites and in their windows
- Drive around your area and check out who's building new homes – if you like what you see, contact the developer directly... you'll usually find a website and phone number on their site hoarding.

### CHECKLIST:

#### *What will I need to save for?*

- ☐ Deposit
- ☐ Reservation fee
- ☐ Survey/valuation
- ☐ Solicitor fee
- ☐ Mortgage broker fee (applies to some brokers, others will charge your lender a commission)
- ☐ Moving costs

### WHAT IS HELP TO BUY AND IS IT AVAILABLE TO ME?

This is a Government loan scheme available on new-build homes priced £600,000 or under; it is available to First Time Buyers and people who want to sell their current home and buy a new one. The Government will lend you 20% of the cost of your home with no interest payable for five years. This means you only need a 5% deposit and a 75% mortgage – which usually gives you access to a wider range of mortgages and cheaper mortgage rates. It means you can buy a bigger or more expensive home than you might otherwise be able to afford. If you're looking to buy in London, the government will lend 40%; you'll still need a deposit of 5% but a mortgage for 55%.

Your Help to Buy loan must be repaid after 25 years, or earlier if you sell your home.

Check out [helptobuy.gov.uk](http://helptobuy.gov.uk) or have a chat with our Sales Team for details.

### CHECKLIST:

#### *Personal documents likely to be required to proceed with a purchase*

- ☐ Passport
- ☐ Driving licence
- ☐ Birth certificate
- ☐ Marriage/divorce/change of name deed
- ☐ Six months' of payslips (or, up to three years' full accounts if you are self-employed)
- ☐ Six months' of bank statements for current account and credit cards with your address on them
- ☐ Moving costs

Homes at Hartland Village are priced from £252,500, with Help to Buy available on a wide selection of houses and apartments priced at £600,000 and under. Contact our team to find out more!



SUMMER SERIES

# GARDENING

## *Top tips*

*Forever Green Gardening has been caring for local gardens in Fleet for over a decade. Their team has provided us with some expert advice on looking after your green spaces in the warmer months.*

### WHAT CAN YOU PLANT NOW?

*This time of year is ideal for growing a good selection of vegetables, herbs and flowers.*

#### *Vegetables*

Calabrese  
Carrots  
Beetroot  
Cabbage  
Chard  
Leeks  
Lettuce  
Onions  
(including Spring Onions)  
Spinach  
Parsnips  
Radish  
Turnips  
Runner Beans

#### *Herbs*

Chives  
Rosemary  
Mint  
Parsley  
Coriander  
Thyme  
Dill

#### *Flowers and Shrubs*

Fuchsias  
Petunias  
Pelargoniums  
Coleus, which has pretty coloured leaves



**WATCH OUT FOR OUR SUMMER SERIES**  
short films on Instagram where Hartland Village will be presenting some of Hampshire's finest local food, drink and leisure brands.

### TOP TIPS

#### *Prepare your garden for warm weather if you haven't already*

- Order summer flowering bulbs and seeds or for a more instant garden with lots of colour, you can now visit your local garden centre again as lockdown restrictions have been lifted and choose from a variety of bedding plants; if you're reluctant to travel, many are still providing a delivery service.
- Tidy your flowerbeds and borders – clear away any weeds and shrubs that are out of season, and add fresh soil if needed.
- Sow any seeds as early as possible that need a longer season, such as marigolds and cornflowers.
- Create a composting area – this can be in a corner of your flower bed or in a compost bin. You can use grass clippings, vegetable scraps, leaves and soil, cardboard and wood shavings.

#### *How to keep your lawn lush in summer*

- Regular mowing – weekly if possible
- Ensure the right mowing height is set to avoid mowing your lawn too short.
- Ensure your lawn is kept moist in warm weather by watering it with a hose or watering can, two or three times a week – never let it dry out, if it's very hot, try and leave a sprinkler running for a while during the early evening. Don't water either the lawn or your plants and shrubs in high sun as it will 'burn' them.
- Use fertilizer regularly during the warmer months
- Aerate lawn (perforate the soil with small holes – ideally with an aerating machine but if you don't have one, you also use a garden fork; or buy spiked shoes that fit over your own shoes and walk up and down your garden!).

#### *How to garden in a smaller space*

- Make the most of window boxes and pots.
- Use hardy plants that suit balconies, including creeping jenny, erigeron and heathers.
- Incorporate herbs into your pots/window boxes, such as rosemary and thyme so they are both functional as well as good to look at.
- Even in small spaces, you can easily grow tender tomatoes, dwarf chillies and strawberries if you want your own salad-friendly vegetables.

Find out more about Forever Green Gardening at [www.forevergreengs.co.uk](http://www.forevergreengs.co.uk)



# FOCUS ON: *Bees*



*As part of our wider focus on sustainability at Hartland Village, we're delighted to be providing a home to some buzzing new residents...we've asked Andrew May-Miller, the Chairman of Fleet & District Beekeepers Association, about his plans for bees at Hartland Village.*

## “ What does the Beekeepers Association do and why

Our objective is to help our members become better beekeepers and to make the most out of our amazing hobby. We also work to raise general knowledge about bees and their importance in the environment. We offer beekeeping courses for beginners and have regular association meetings with speakers chosen to help members raise their beekeeping knowledge and standards. Not everyone can keep their bees at home so we provide apiary space for some members to keep their hives. With over 200 members we are currently the largest beekeeping association in Hampshire.

## *What are your plans for bees at Hartland Village*

We're really excited to be working with St Edward. At Hartland Village's new country park, St Edward is providing dedicated space for hives as well as a classroom facility where we will be able to hold our training sessions and there will be space for hives specifically kept for training and demonstrations. The dedication to nature and sustainability at Hartland Village is really exciting to see and we're so happy to be involved. We like to think it's somewhere the Association can call home for years to come.

## *What environmental benefits do bees bring*

An abundance of benefits, but I'll just touch on a couple. Firstly, they pollinate our plants and our crops – without bees transporting pollen from flower-to-flower, a lot of the plants that provide the food we love could die. Bees also encourage biodiversity – the plants, trees and flowers they help flourish, provide habitats for a number of other animals and insects, so really, they help the entire ecosystem.

## *Do you have any advice on how people can encourage bees in their own gardens ”*

A really easy way is to start populating your garden or balcony with lots of bee-friendly plants and flowers – a few good examples for warmer months are borage, lavender, rosemary, poached egg plants and sunflowers. Search for “RHS plants for pollinators” for a long list, or you could buy a packet of mixed wildflower seeds. Most garden centres will signal bee-friendly plants with the ‘RHS plants for pollinators’ label so keep your eyes open. It's also a good idea to mix up your planting – it's said that ‘urban’ bees produce better honey than countryside bees due to their varied diet; they get more options in hand-crafted gardens. If you have enough space, leave part of your garden to establish a wildflower meadow.

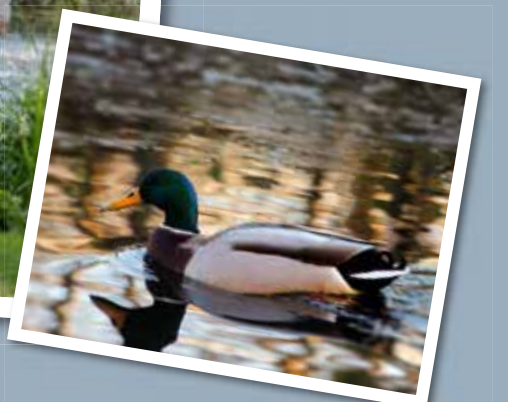


## OUR FIRST RESIDENTS

*Hartland Village is delighted to welcome our first new residents The Mulholland Family*

With more residents set to move in over the next few months this is a huge milestone for the development.

We're also thrilled to welcome ducks to the lake at Hartland Village and we must say, they look right at home. We're asking visitors not to feed them bread as this is harmful to them, but by all means bring bird seed!







HARTLAND  
*Village*  
HAMPSHIRE

DISCOVER A VILLAGE FOR LIFE

# *Introducing* HARTLAND MANOR & OUR FIRST SHOW APARTMENT

Positioned at the apogee of the tree lined boulevard, Hartland Manor is the centrepiece of the first phase of Hartland Village, Lakeside. With elegant and traditional architecture, designed to emulate a grand Georgian stately home, there will be nothing else quite like it.



Computer generated image and Show Apartment photography is indicative only.

If you'd like to register your interest and take a look  
at our Showhomes, get in touch with our team today!  
Call 01252 758844 or visit  
**HARTLANDVILLAGE.CO.UK**

**St Edward**  
Designed for life

A joint venture company owned by  
**M&G** INVESTMENTS **Berkeley** Group