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**IBSTOCK PRODUCTS GIVE
STYLISH APPEAL TO
EXCLUSIVE GATED
COMMUNITY HOMES**
Case Study.

An up-market gated community comprising nine houses on the outskirts of Grantham were all bought 'off-plan' thanks to their aesthetic appeal and notable architectural features, according to the developer.





The beauty of this Istock product is that it not only reflects the texture and visual appearance of natural stone, but it also provides homeowners with an exterior that is robust and will require very little ongoing maintenance.

The 4 and 5 bedroomed properties on Brown Acres in Belton were built by luxury East Midlands housebuilder Invicta Developments, especially designed to complement the local brickwork and vernacular of the region. To that end, the exteriors of the properties incorporated 135 m² of Istock Shearstone Walling Stone, helping to replicate a natural stone look. The Istock product was used in conjunction with complementary building materials including brick, render and large panels of glazing.

The upmarket homes, which cost between £550k and £625k, are equipped with the latest technologies and have large, landscaped gardens.

Invicta Developments Managing Director David Goodridge commented: "We wanted our houses to be in keeping with the area of Grantham and natural stone is very much part of the landscape. The Shearstone Walling Stone was specified in a rustic Cotswold Village finish and proved to be very popular with our customers. We are so pleased with the result that we have specified its use on two further developments.

"Initially, the EPC energy rating for the houses was predicted to be a low C, but the development attained a high-end B rating, achieving 89 or 90 points out of 100 and I believe the stone walling contributed to this excellent result in terms of cost benefits and performance.

"If solar panels had been included in the design, then we may have attained a score of 100% - something normally only achieved by ECO buildings. On a practical front, the bricklayers reported that the Istock product was far easier to lay than natural stone."

Istock walling stone comes in a wide range of colour options and are designed to blend in alongside different stone styles throughout England and Scotland. They are constructed of carefully selected blends of locally sourced natural aggregates and pigments, which are expertly combined with sand, cement and stones. The range is available in three different finishes – split, pitched and cottage.

Gavin Hoe, Sales Director from Istock, commented: "The beauty of this Istock product is that it not only reflects the texture and visual appearance of natural stone, but it also provides homeowners with an exterior that is robust and will require very little ongoing maintenance."

For further information on Istock's market leading offering, visit: www.istock.co.uk/products/walling-stone or call 0333 234 3434.



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