

Riverpark Road

Manchester

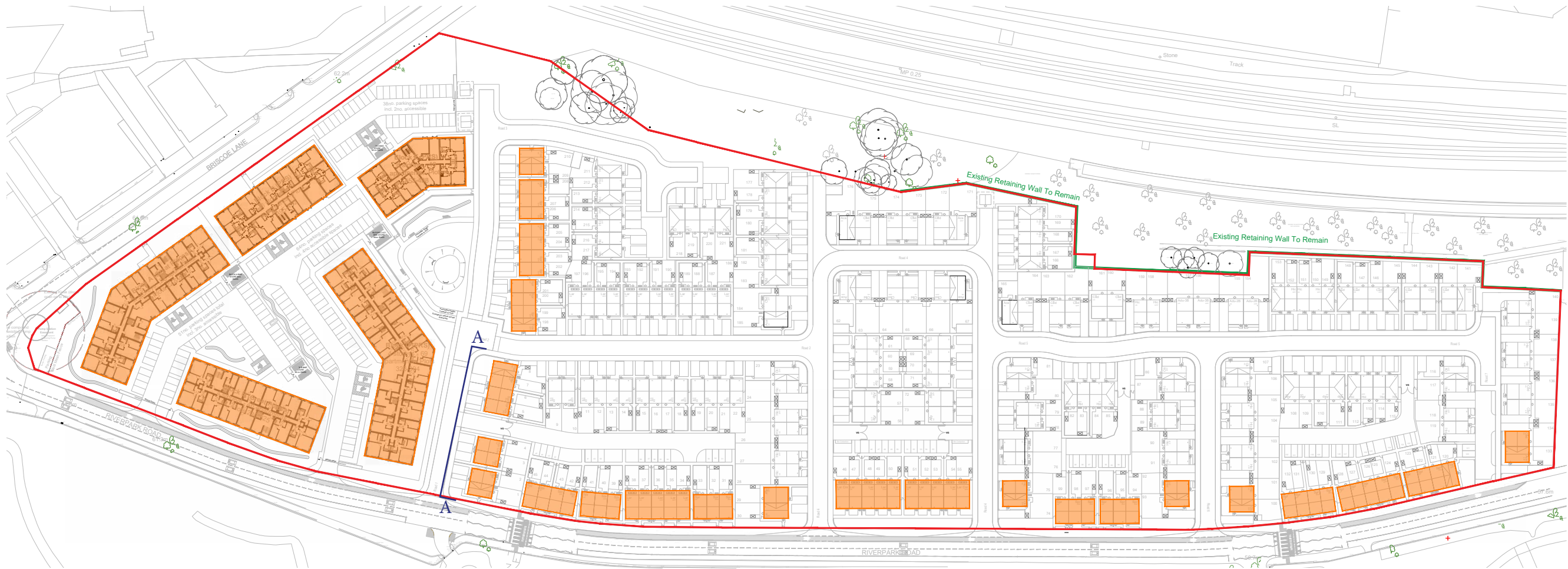
House Type Pack & Street Scenes

October 2025



KELLEN
HOMES

Urban Frontage Character Area



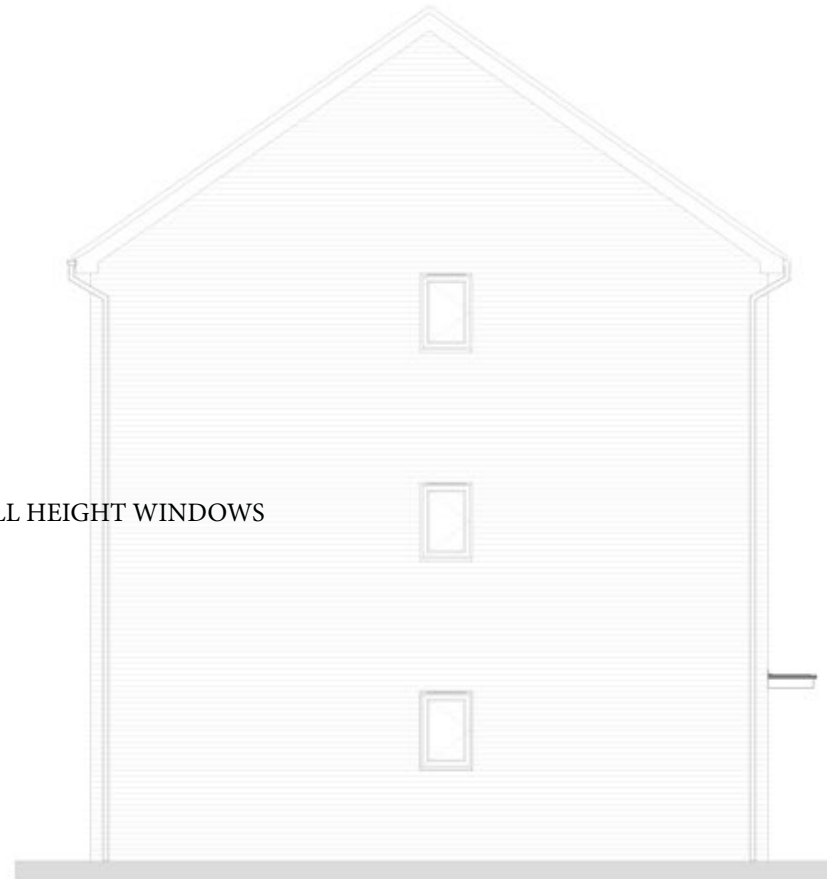
Street Scene A-A





Front Elevation

River Park Grade A Elevations - Scale - 1:100



Side Elevation

River Park Grade A Elevations - Scale - 1:100



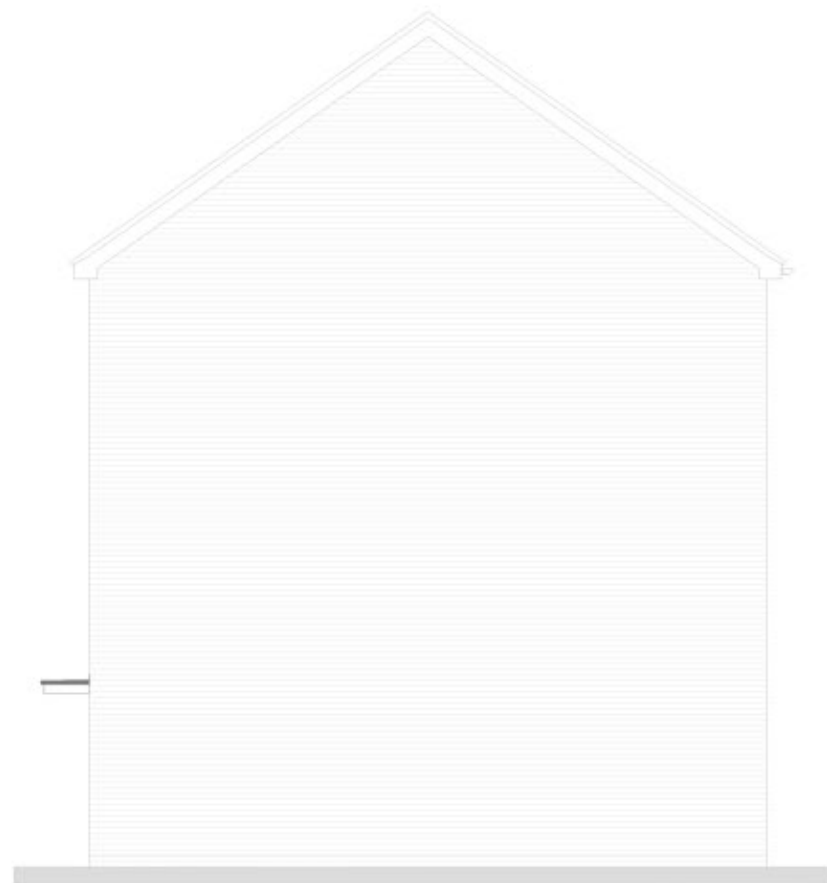
Ground Floor



First Floor

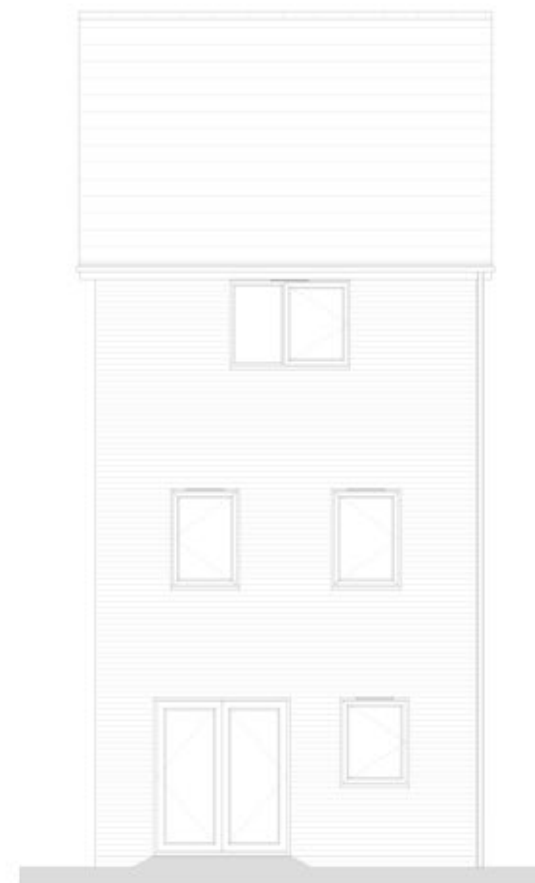


Second Floor



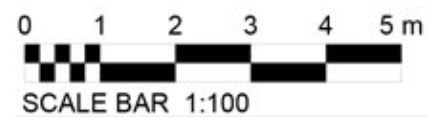
Side Elevation

River Park Grade A Elevations - Scale - 1:100



Rear Elevation

River Park Grade A Elevations - Scale - 1:100



SCALE BAR 1:100

SPRUCE-GRADE-A-ELE-01

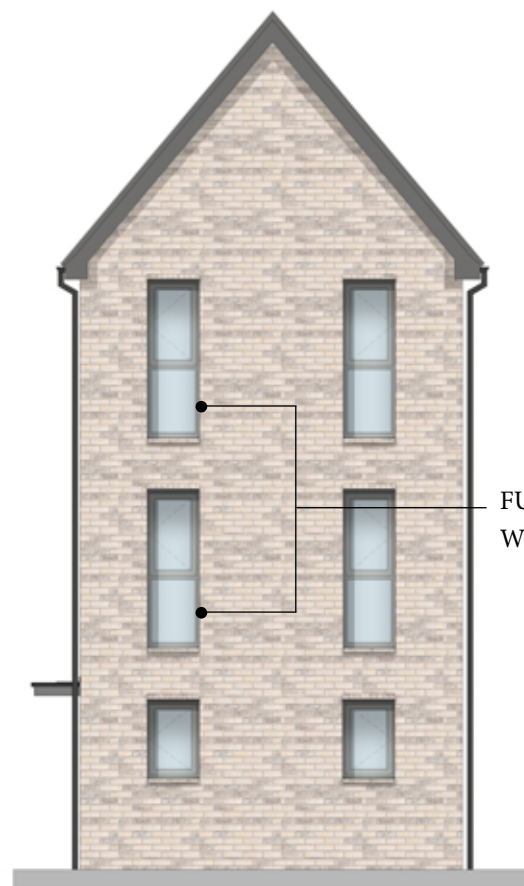
SPRUCE 3B/5P

Det: 110.67m²/1191ft²
End: 110.31m²/1187ft²
Mid: 109.92m²/1183ft²

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Front Elevation

River Park Grade A Elevations - Scale - 1:100



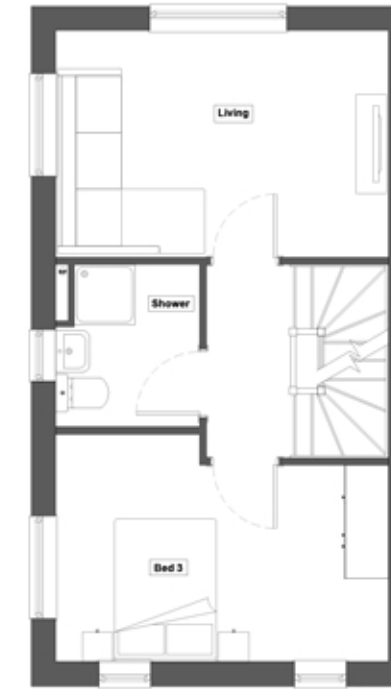
Side Elevation

River Park Grade A Elevations - Scale - 1:100



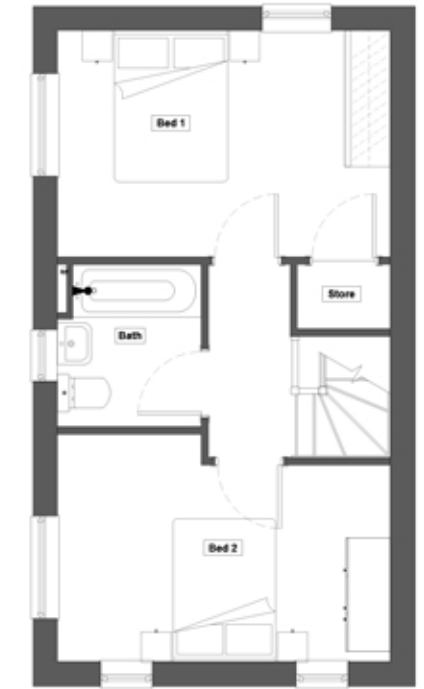
Ground Floor

Scale - 1:100



First Floor

Scale - 1:100



Second Floor

Scale - 1:100

FULL HEIGHT WINDOWS -
to ground floor to improve elevation proportions

WIDER WINDOWS
across both columns to improve proportions



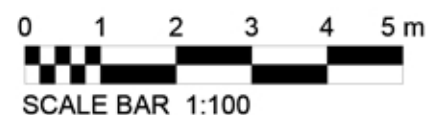
Side Elevation

River Park Grade A Elevations - Scale - 1:100



Rear Elevation

River Park Grade A Elevations - Scale - 1:100



FOXGLOVE-GRADE-A-ELE-01

FOXGLOVE 3B/5P

Det: 110.67m²/1191ft²
End: 110.31m²/1187ft²
Mid: 109.92m²/1183ft²

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Warrington WA3 6YE
T: 01925 363108 W: www.kellenhomes.com

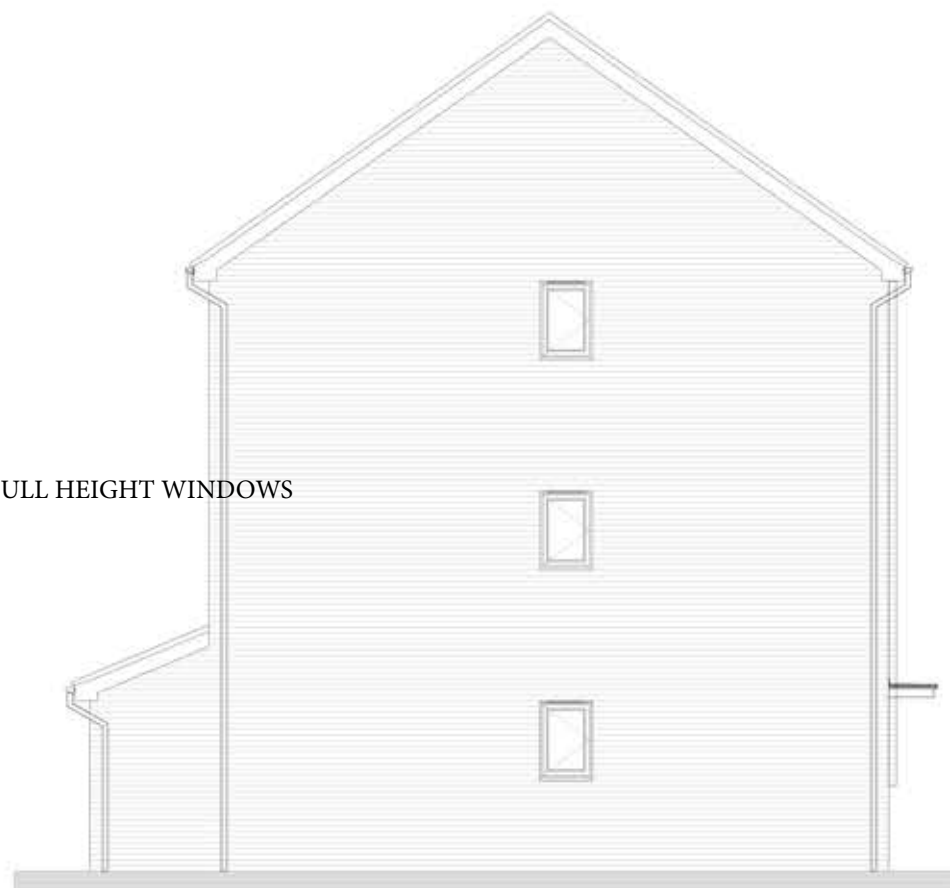


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Front Elevation

River Park Grade B Elevations - Scale - 1:100

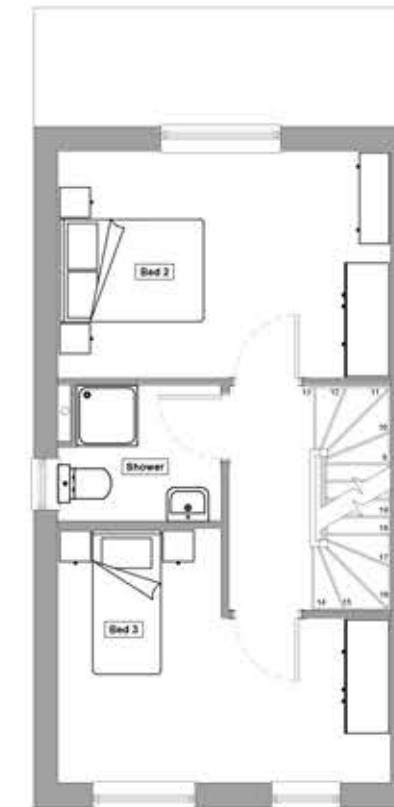


Side Elevation

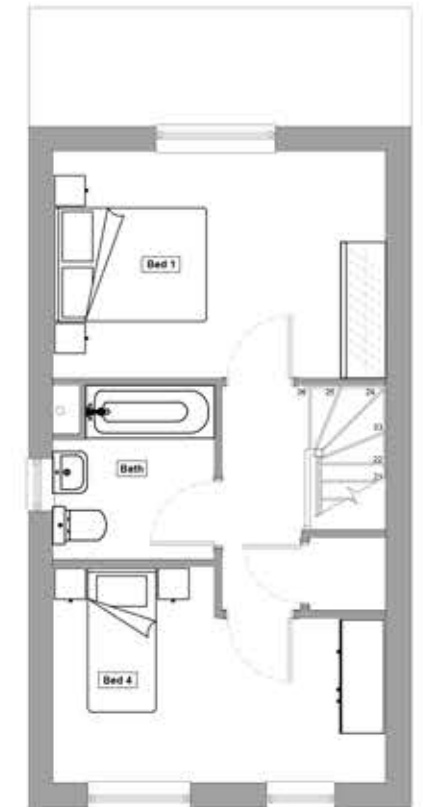
River Park Grade B Elevations - Scale - 1:100



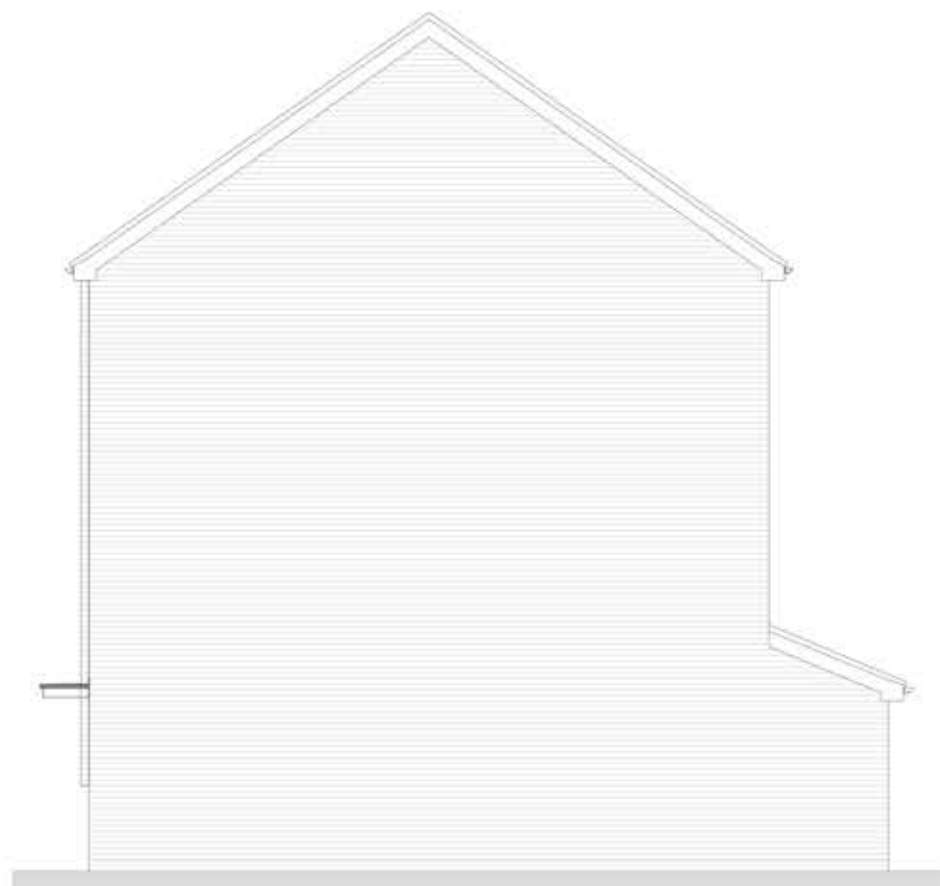
Ground Floor



First Floor



Second Floor



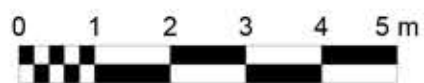
Side Elevation

River Park Grade B Elevations - Scale - 1:100



Rear Elevation

River Park Grade B Elevations - Scale - 1:100



SCALE BAR 1:100

LARCH-GRADE-A-ELE-01

LARCH 4B/6P

Det:	117.63m ² /1266ft ²
End:	117.24m ² /1262ft ²
Mid:	116.83m ² /1257ft ²

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HOMES

FULLY GLAZED DEEPER WINDOW
with obscure inner bottom pane of glass to bathroom
horizontally aligned with adjacent column



Front Elevation

River Park Grade B Elevations - Scale - 1:100



Side Elevation

River Park Grade B Elevations - Scale - 1:100



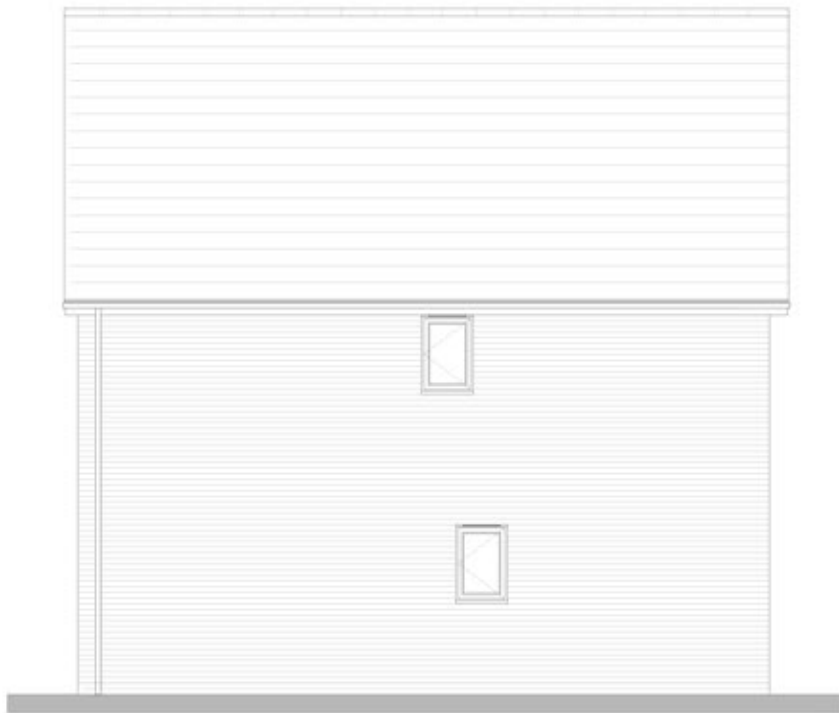
Ground Floor

Scale - 1:100



First Floor

Scale - 1:100



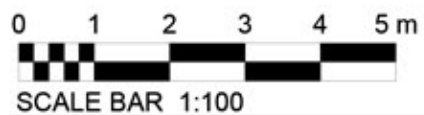
Side Elevation

River Park Grade B Elevations - Scale - 1:100



Rear Elevation

River Park Grade B Elevations - Scale - 1:100



SCALE BAR 1:100

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LINDEN-ELE-GRADE-B-01

LINDEN 3B/4P

Det: 90.02m²/969ft²
End: 89.76m²/966ft²

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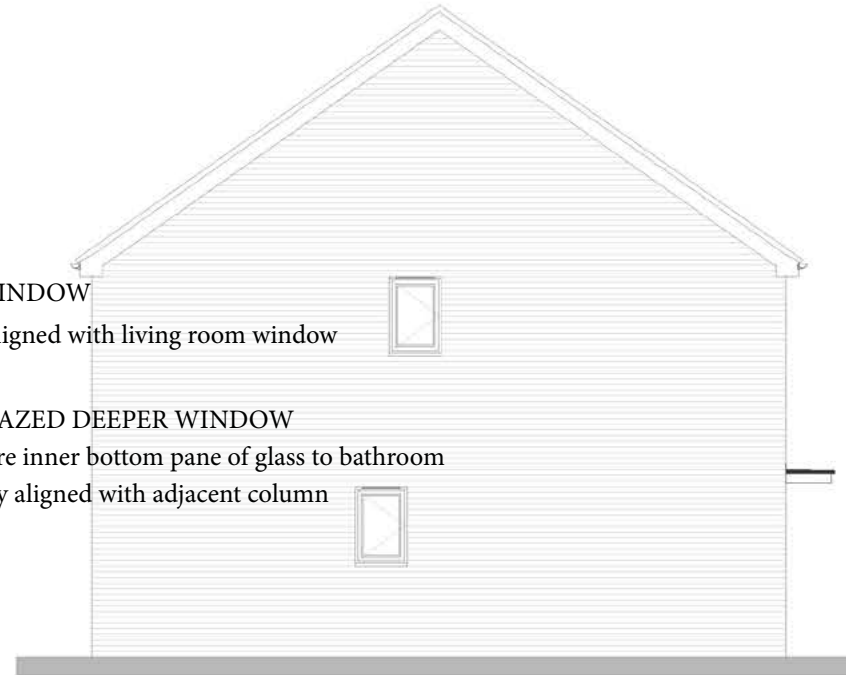


Front Elevation

River Park Grade B Elevations - Scale - 1:100

WIDER WINDOW
vertically aligned with living room window

FULLY GLAZED DEEPER WINDOW
with obscure inner bottom pane of glass to bathroom
horizontally aligned with adjacent column

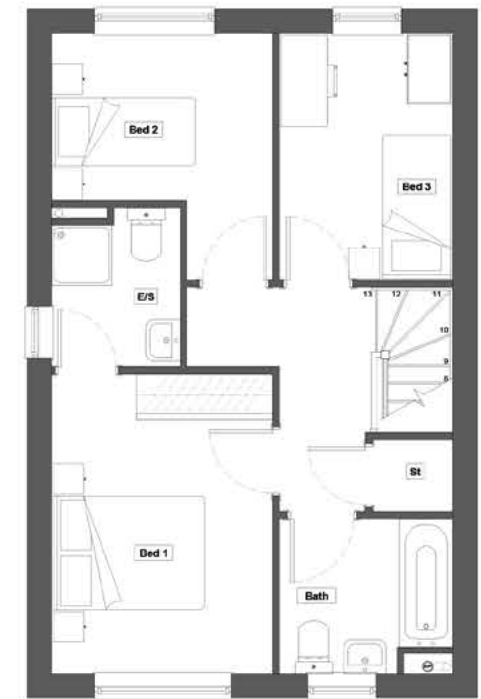


Side Elevation

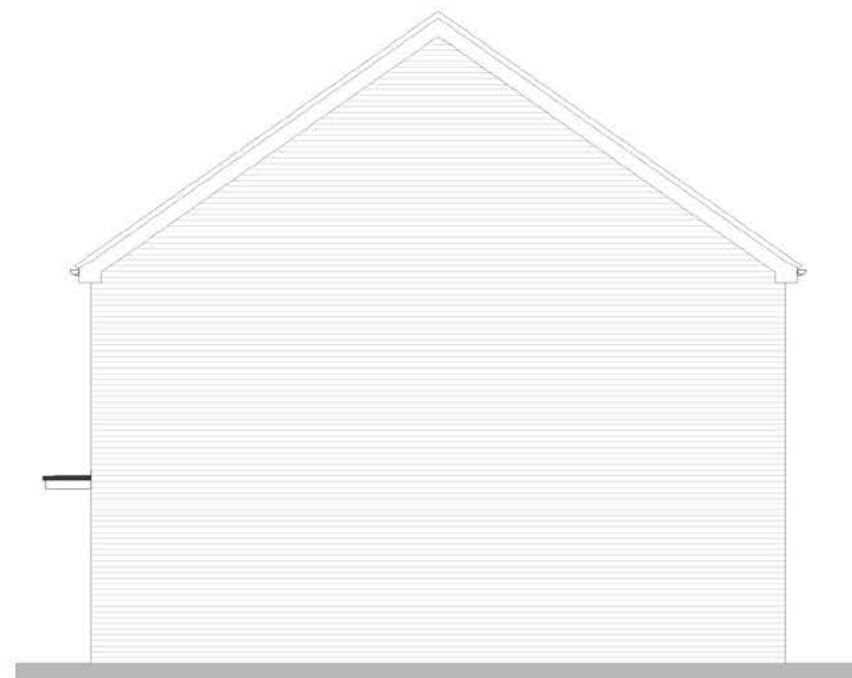
River Park Grade B Elevations - Scale - 1:100



Ground Floor
Scale - 1:100



First Floor
Scale - 1:100



Side Elevation

River Park Grade B Elevations - Scale - 1:100



Rear Elevation

River Park Grade B Elevations - Scale - 1:100

ASPEN-ELE-GRADE-B-01

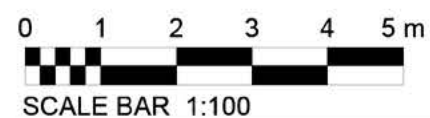
ASPEN 3B/4P

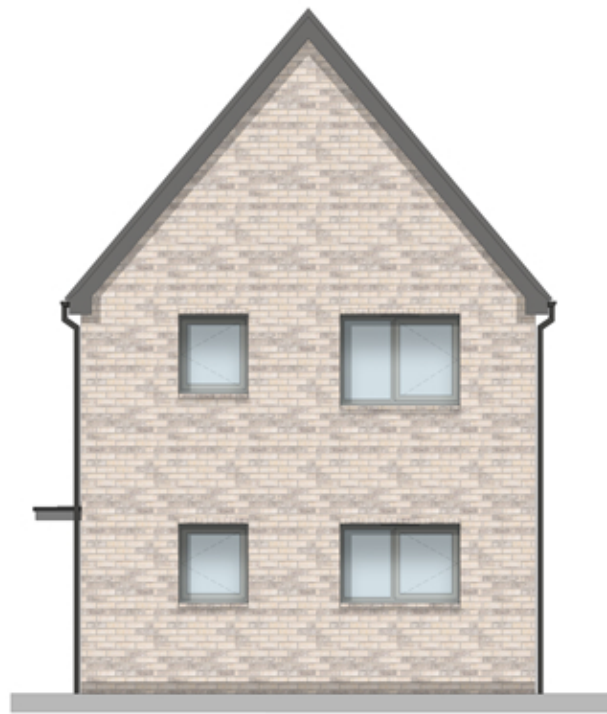
Det: 90.02m²/969ft²
End: 89.76m²/966ft²
Mid: 89.52m²/963ft²

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Front Elevation

River Park Grade B Elevations - Scale - 1:100



Side Elevation

River Park Grade B Elevations - Scale - 1:100



Ground Floor

Scale - 1:100



First Floor

Scale - 1:100



Side Elevation

River Park Grade B Elevations - Scale - 1:100



Rear Elevation

River Park Grade B Elevations - Scale - 1:100



SCALE BAR 1:100

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ACACIA-ELE-GRADE-B-01

ACACIA - 3B/4P

Det: 87.63m²/943ft²
End: 87.38m²/940ft²

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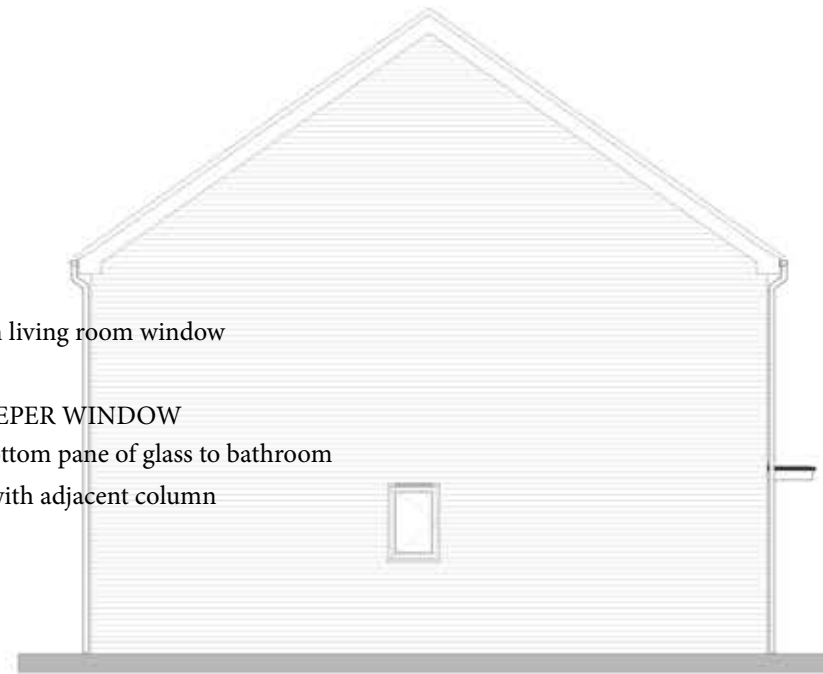


Front Elevation

River Park Grade B Elevations - Scale - 1:100

WIDER WINDOW
vertically aligned with living room window

FULLY GLAZED DEEPER WINDOW
with obscure inner bottom pane of glass to bathroom
horizontally aligned with adjacent column

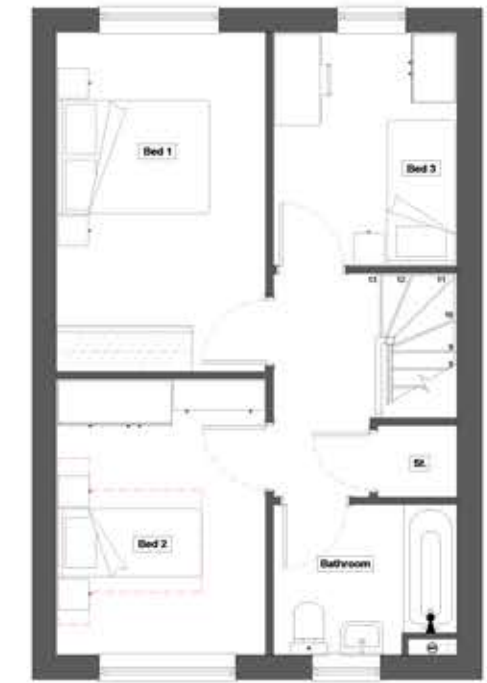


Side Elevation

River Park Grade B Elevations - Scale - 1:100



Ground Floor
Scale - 1:100



First Floor
Scale - 1:100



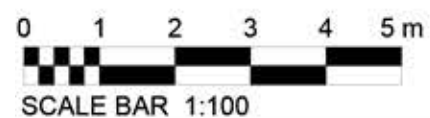
Side Elevation

River Park Grade B Elevations - Scale - 1:100



Rear Elevation

River Park Grade B Elevations - Scale - 1:100



SCALE BAR 1:100

CEDAR-ELE-GRADE-B-01

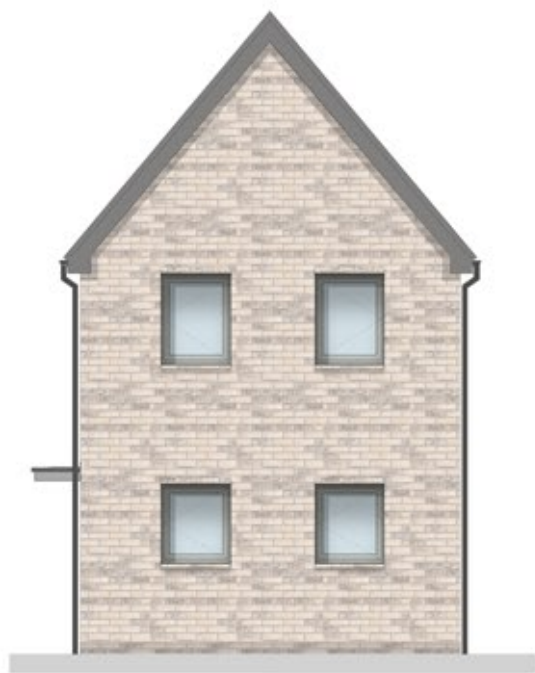
CEDAR - 3B/4P

Det: 87.63m²/943ft²
End: 87.38m²/940ft²
Mid: 87.14m²/938ft²

1st Floor, 103 Dalton Avenue, Birchwood Park,
Warrington WA3 6YE
T: 01925 363108 W: www.kellenhomes.com



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HOMES



Front Elevation

River Park Grade B Elevations - Scale - 1:100



Side Elevation

River Park Grade B Elevations - Scale - 1:100



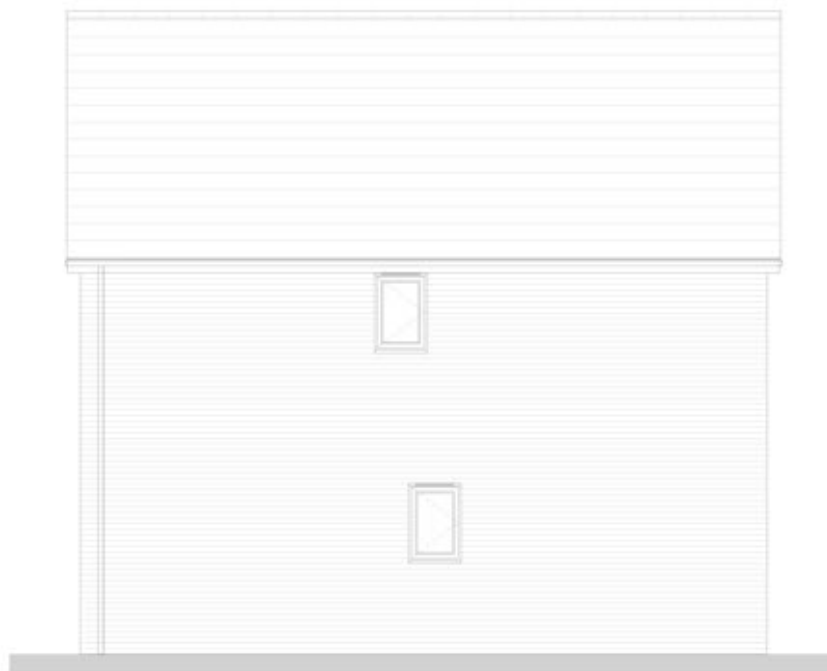
Ground Floor

Scale - 1:100



First Floor

Scale - 1:100



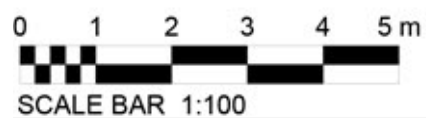
Side Elevation

River Park Grade B Elevations - Scale - 1:100



Rear Elevation

River Park Grade B Elevations - Scale - 1:100



SCALE BAR 1:100

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OLIVE-ELE-GRADE-B-01

OLIVE-2B/3P

Det: 71.90m²/774ft²
End: 71.66m²/771ft²

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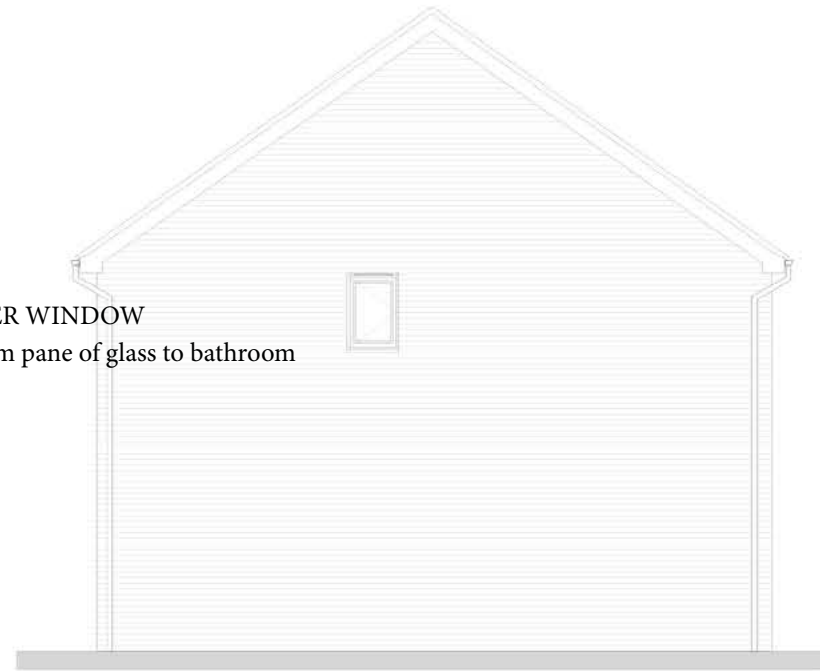


KELLEN
HOMES



Front Elevation

River Park Grade B Elevations - Scale - 1:100



Side Elevation

River Park Grade B Elevations - Scale - 1:100



Ground Floor

Scale - 1:100



First Floor

Scale - 1:100



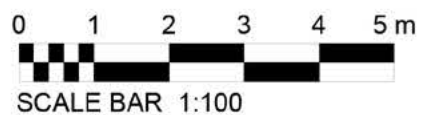
Side Elevation

River Park Grade B Elevations - Scale - 1:100



Rear Elevation

River Park Grade B Elevations - Scale - 1:100



HICKORY-ELE-GRADE-B-01

HICKORY - 2B/3P

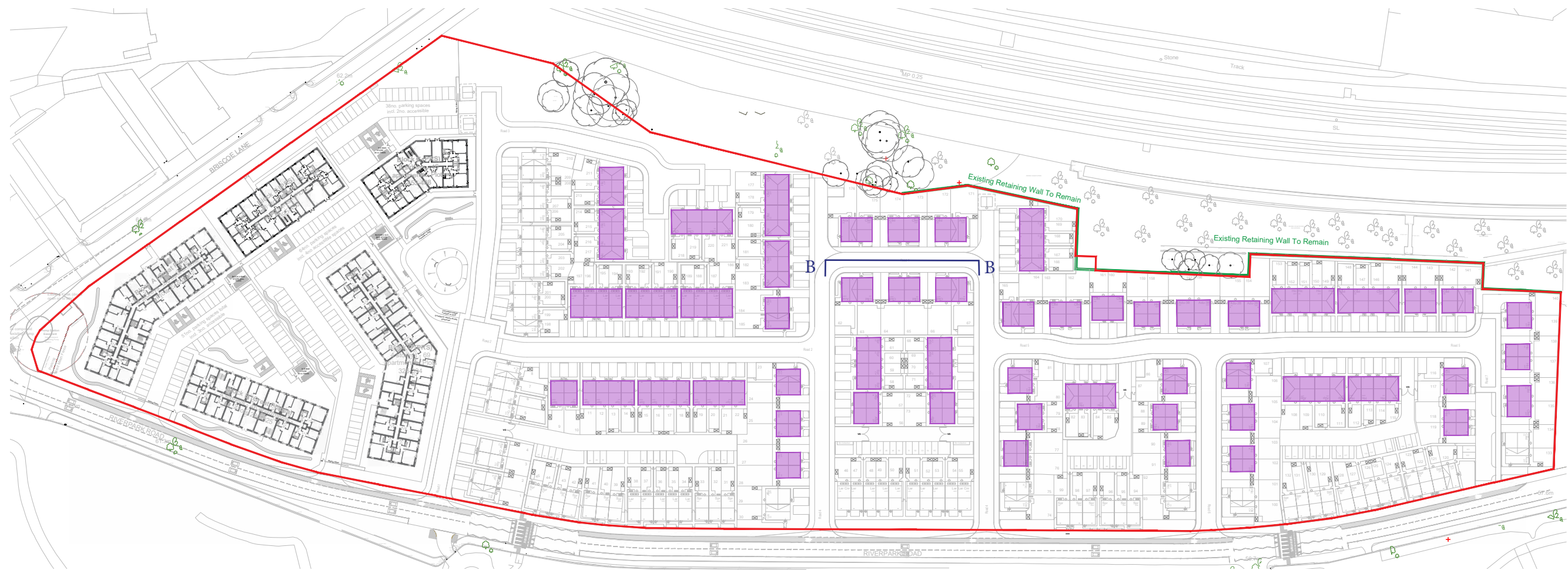
Det:	71.90m ² /774ft ²
End:	71.66m ² /771ft ²
Mid:	71.41m ² /768ft ²

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Warrington WA3 6YE
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Development Core Character Area



Street Scene B-B

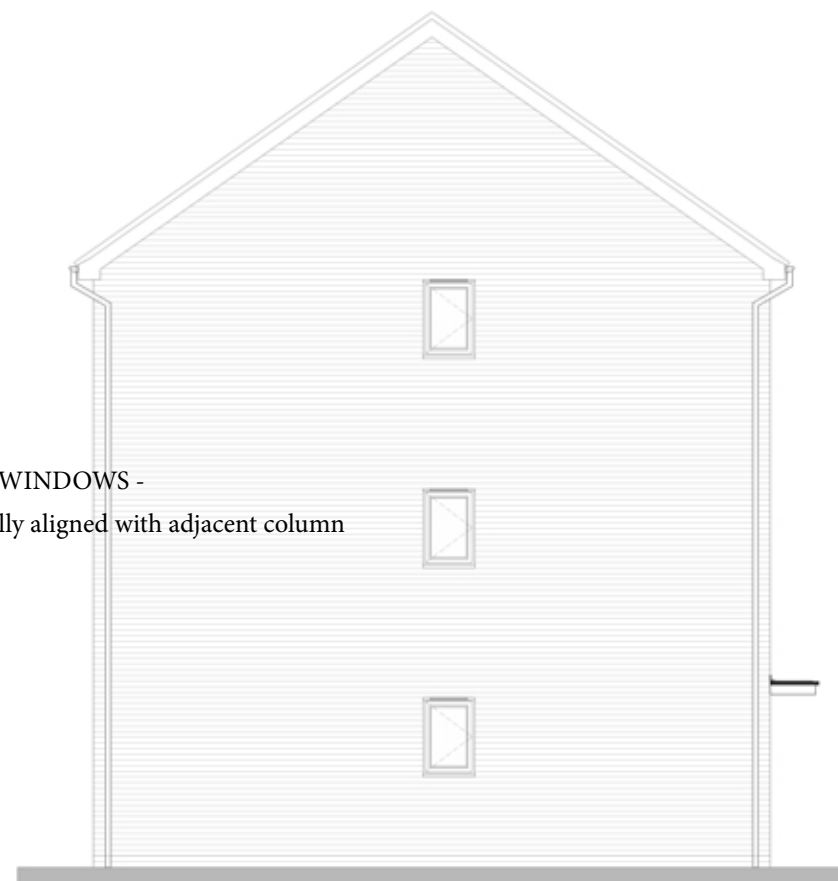




Front Elevation

River Park Grade B Elevations - Scale - 1:100

DEEPER WINDOWS -
horizontally aligned with adjacent column

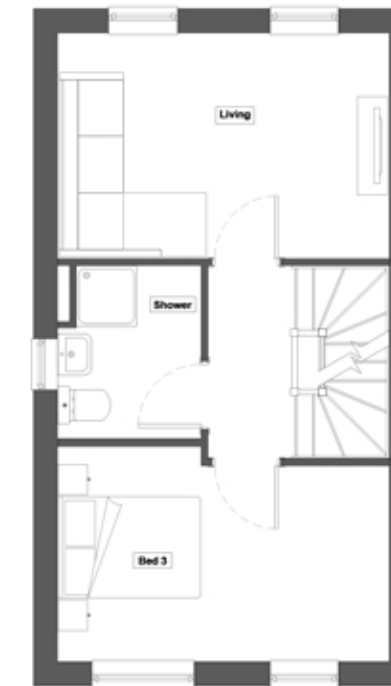


Side Elevation

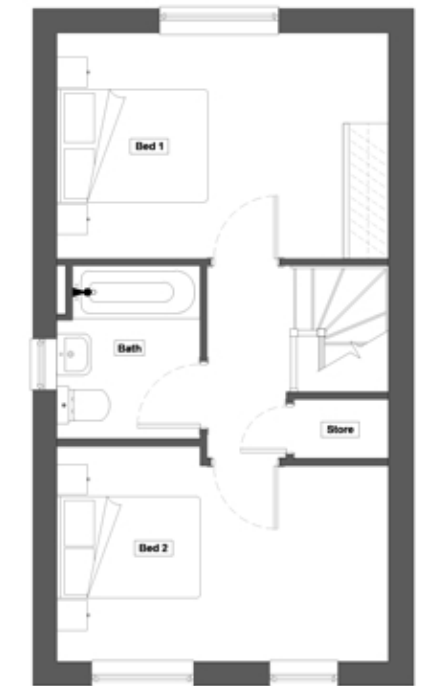
River Park Grade B Elevations - Scale - 1:100



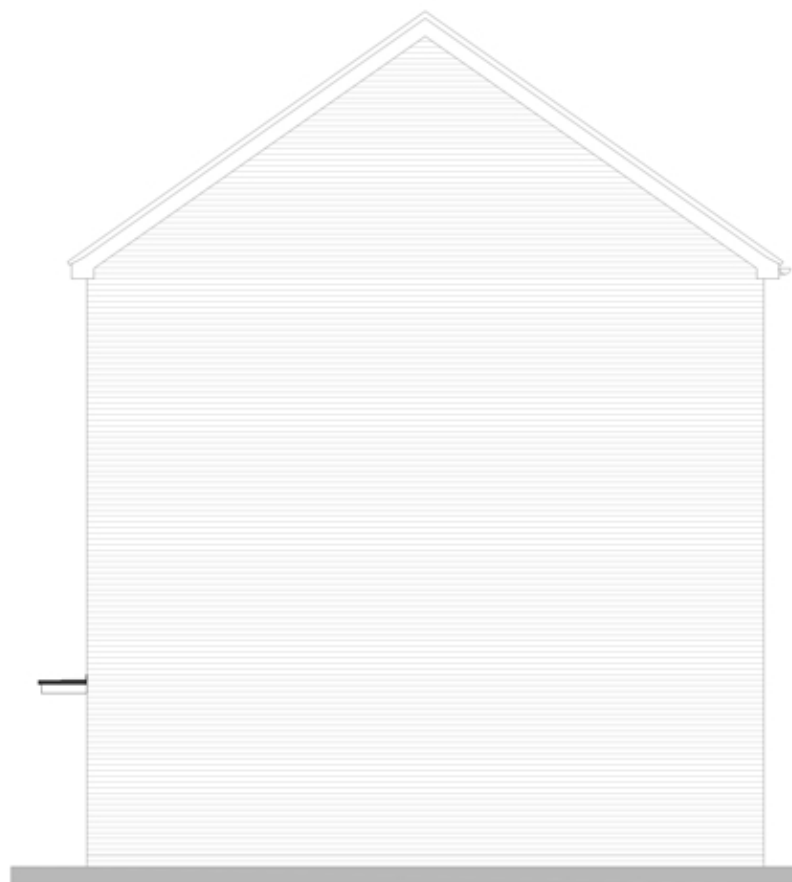
Ground Floor



First Floor

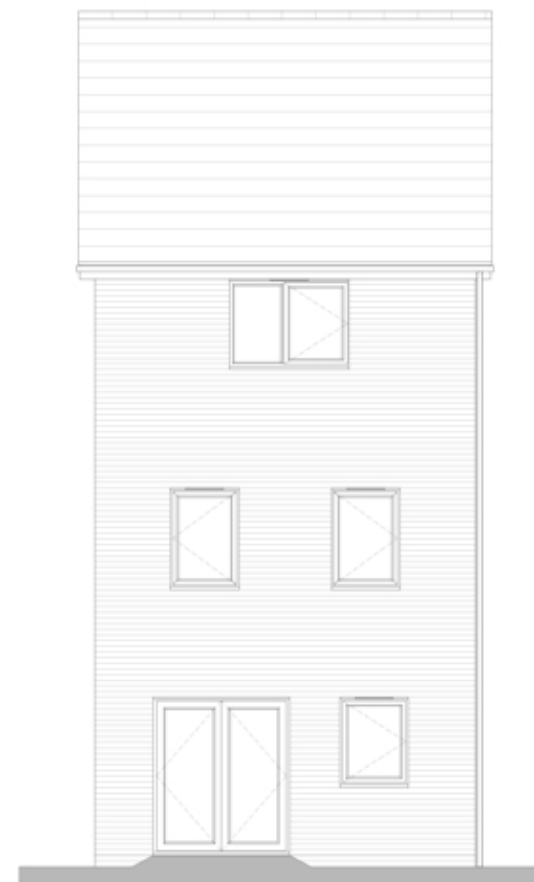


Second Floor



Side Elevation

River Park Grade A Elevations - Scale - 1:100



Rear Elevation

River Park Grade A Elevations - Scale - 1:100



SCALE BAR 1:100

SPRUCE-GRADE-B-ELE-01

SPRUCE 3B/5P

Det:	110.67m ² /1191ft ²
End:	110.31m ² /1187ft ²
Mid:	109.92m ² /1183ft ²

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Warrington WA3 6YE
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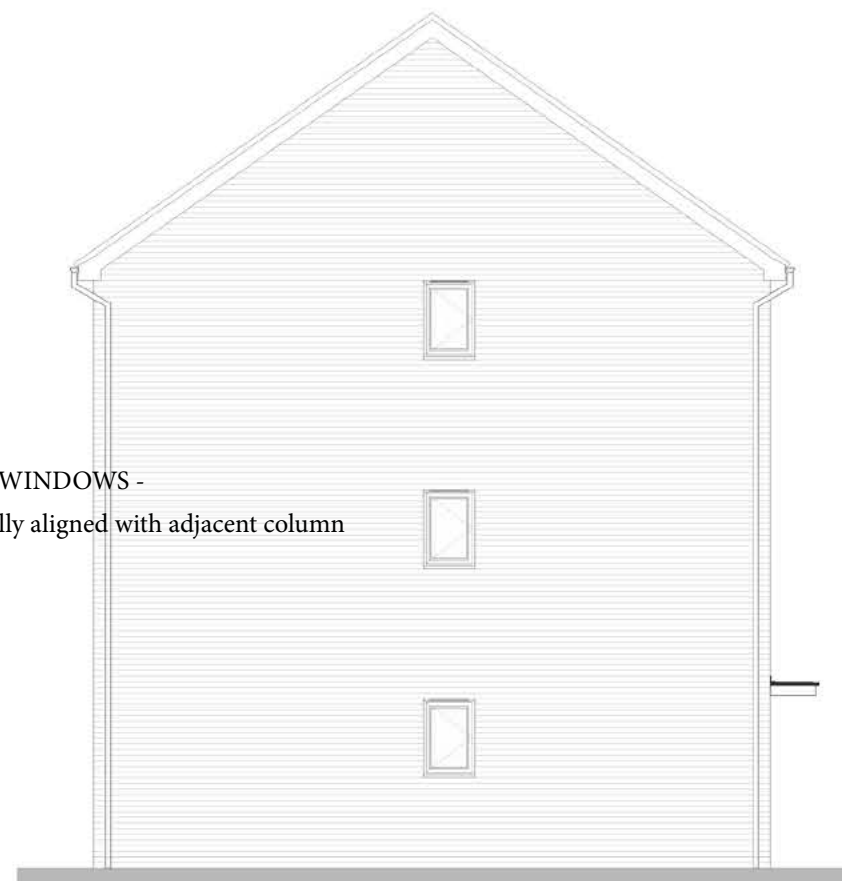
KELLEN
HOMES



Front Elevation

River Park Grade B Elevations - Scale - 1:100

DEEPER WINDOWS -
horizontally aligned with adjacent column

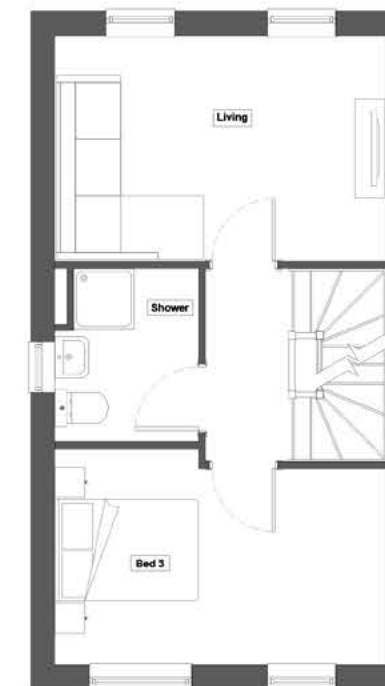


Side Elevation

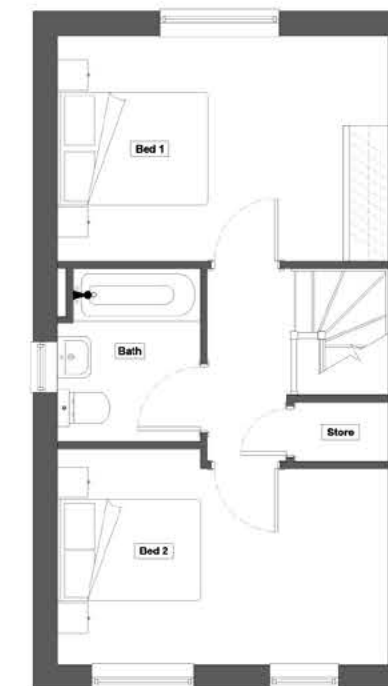
River Park Grade B Elevations - Scale - 1:100



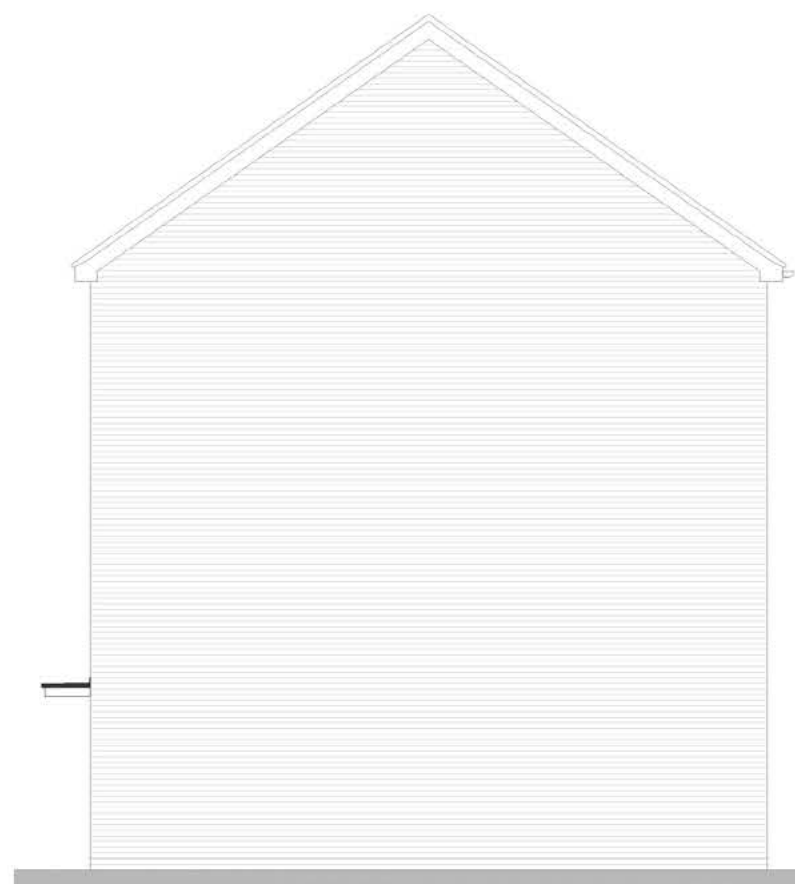
Ground Floor



First Floor

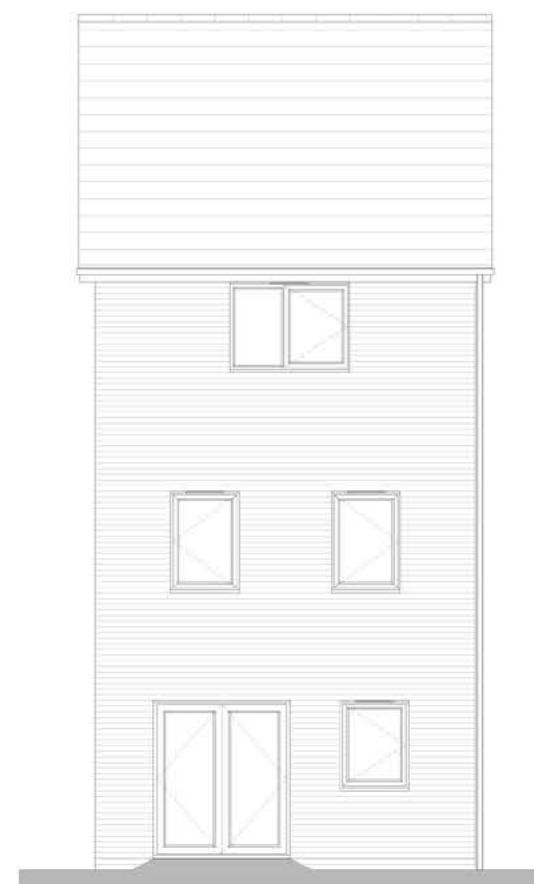


Second Floor



Side Elevation

River Park Grade A Elevations - Scale - 1:100



Rear Elevation

River Park Grade A Elevations - Scale - 1:100



SCALE BAR 1:100

SPRUCE-GRADE-B-ELE-01

SPRUCE 3B/5P

Det:	110.67m ² /1191ft ²
End:	110.31m ² /1187ft ²
Mid:	109.92m ² /1183ft ²

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Warrington WA3 6YE
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Front Elevation

River Park Grade B Elevations - Scale - 1:100

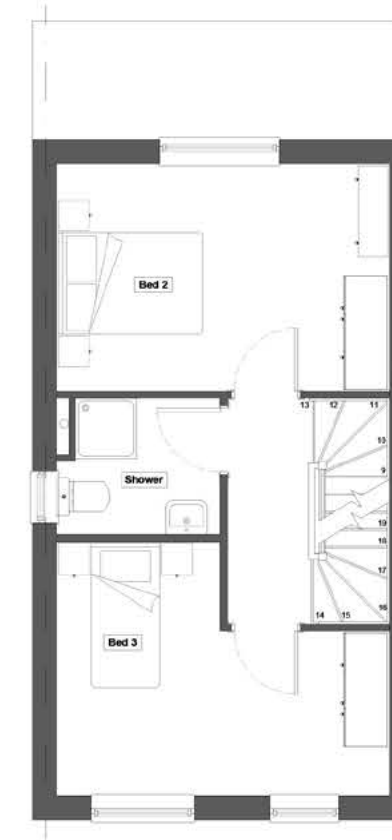


Side Elevation

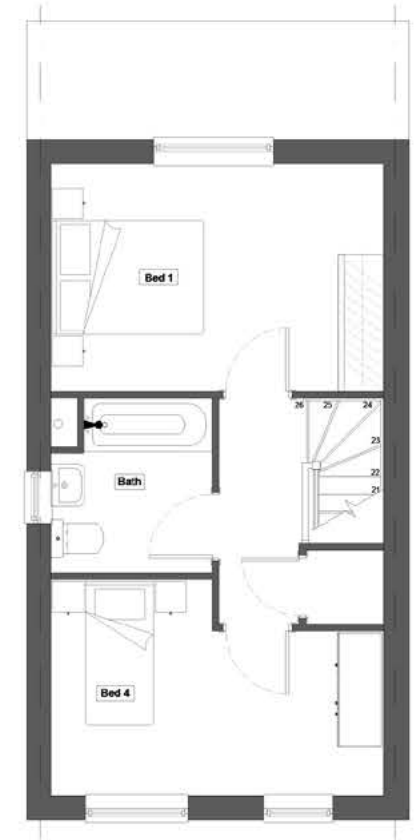
River Park Grade B Elevations - Scale - 1:100



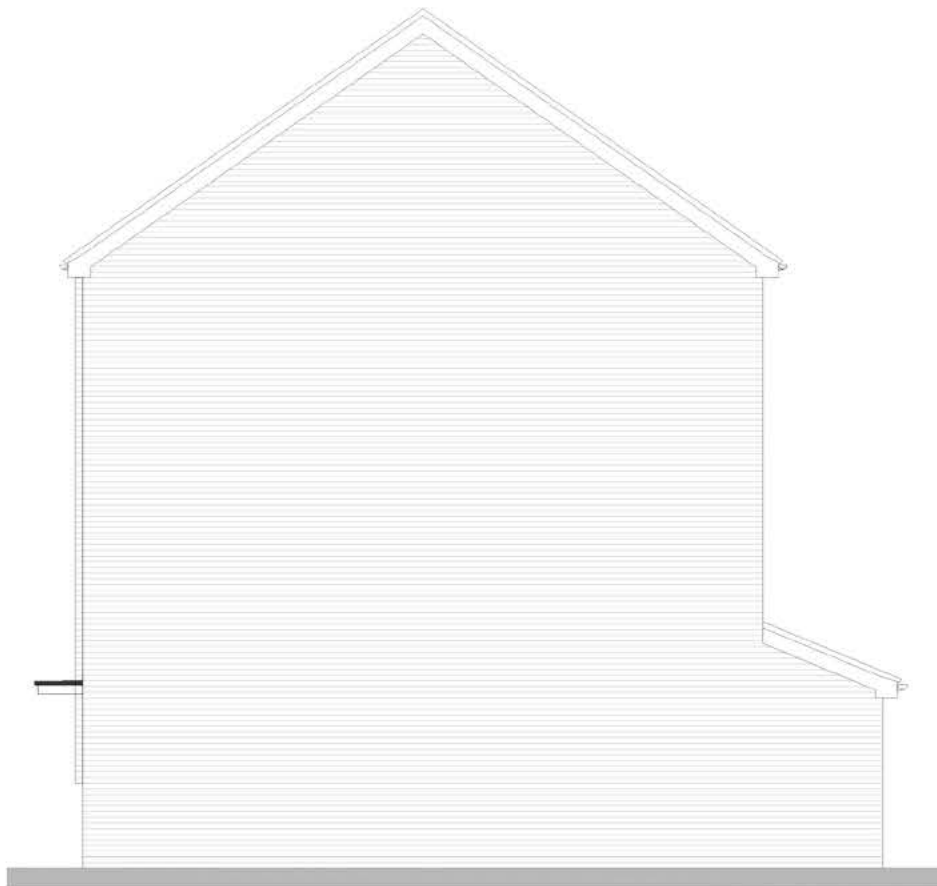
Ground Floor



First Floor



Second Floor



Side Elevation

River Park Grade B Elevations - Scale - 1:100



Rear Elevation

River Park Grade B Elevations - Scale - 1:100



SCALE BAR 1:100

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LARCH-GRADE-B-ELE-01

LARCH 4B/6P

Det:	117.63m ² /1266ft ²
End:	117.24m ² /1262ft ²
Mid:	116.83m ² /1257ft ²

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HOMES



Front Elevation

River Park Grade B - Scale - 1:100

Side Elevation

River Park Grade B - Scale - 1:100



Ground Floor

Scale - 1:100

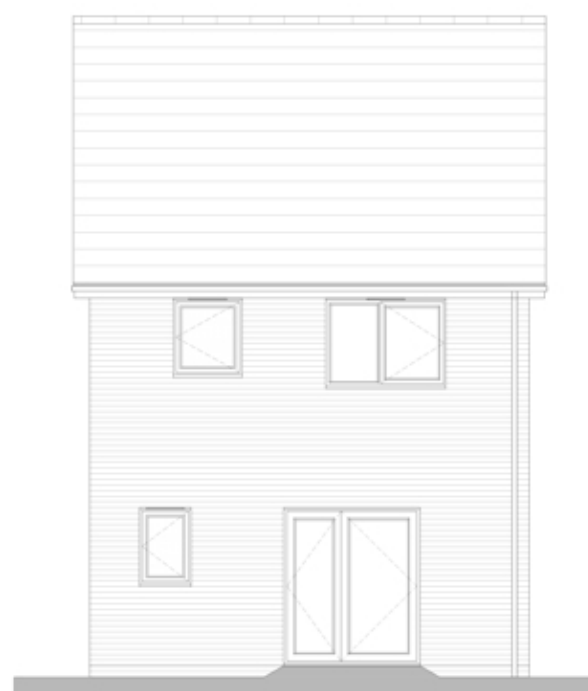
First Floor

Scale - 1:100



Side Elevation

River Park Grade B - Scale - 1:100



Rear Elevation

River Park Grade B - Scale - 1:100

ADU-2B-ELE-GRADE-C-01

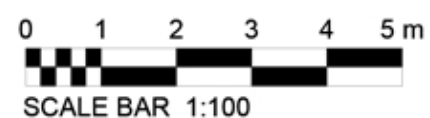
ADU-2B 2B/3P

Det: 92.8.m²/998ft²
End: 92.4m²/994ft²
Mid: 92.2.m²/992ft²

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Warrington WA3 6YE
T: 01925 363108 W: www.kellenhomes.com



KELLEN
HOMES



SCALE BAR 1:100

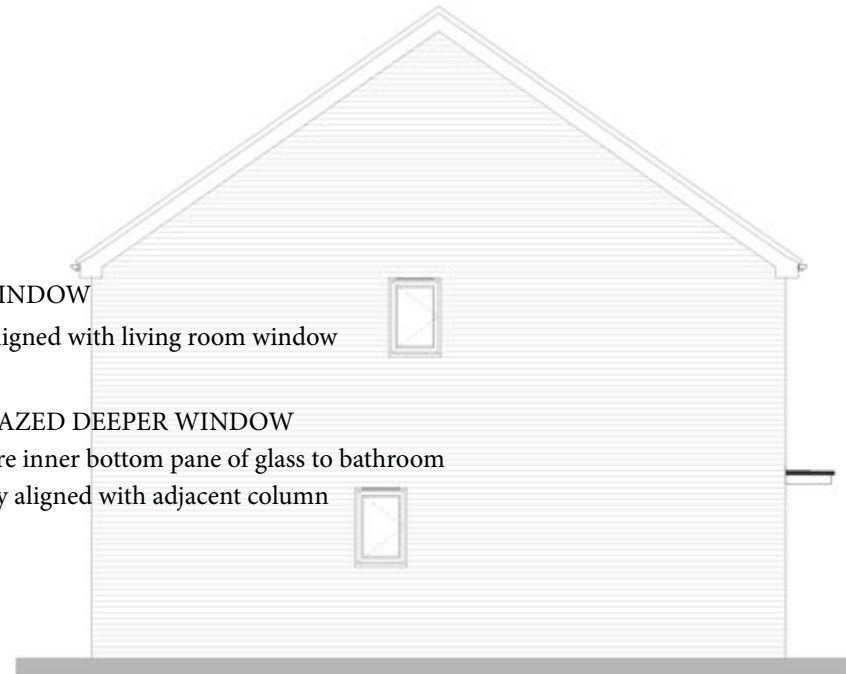


Front Elevation

River Park Grade B Elevations - Scale - 1:100

WIDER WINDOW
vertically aligned with living room window

FULLY GLAZED DEEPER WINDOW
with obscure inner bottom pane of glass to bathroom
horizontally aligned with adjacent column

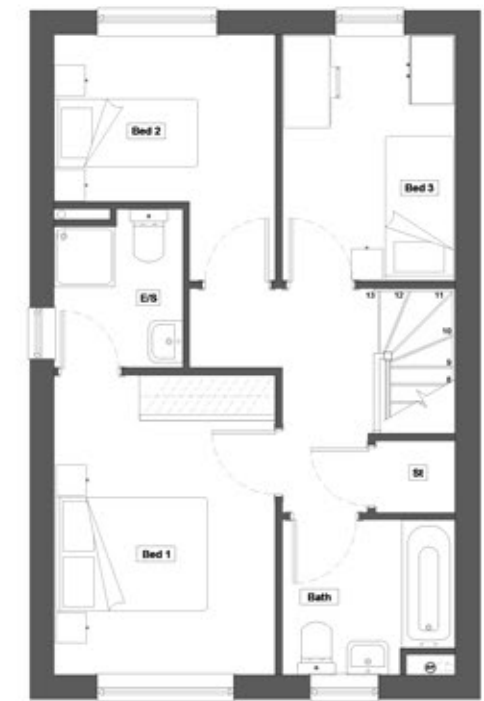


Side Elevation

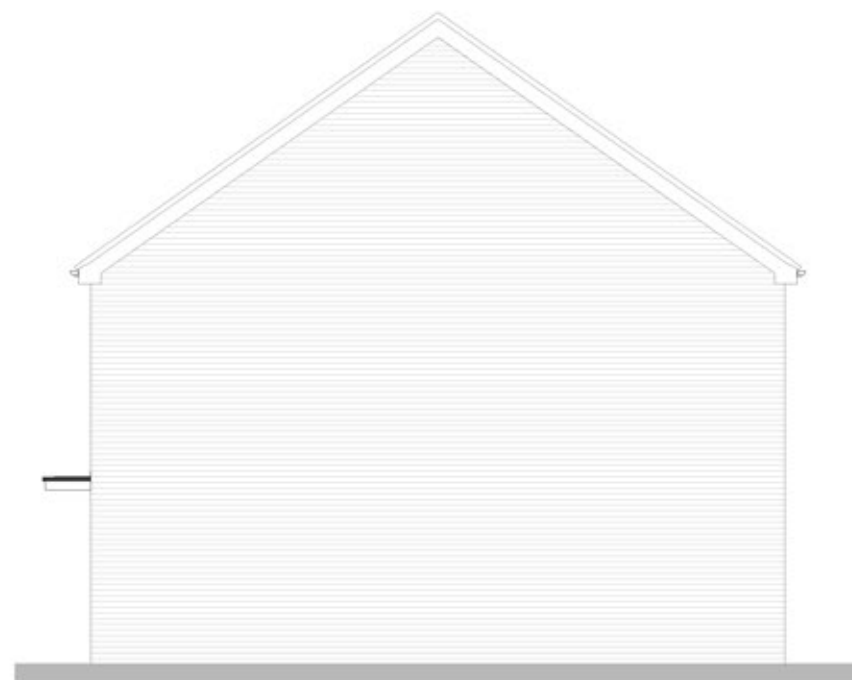
River Park Grade B Elevations - Scale - 1:100



Ground Floor
Scale - 1:100

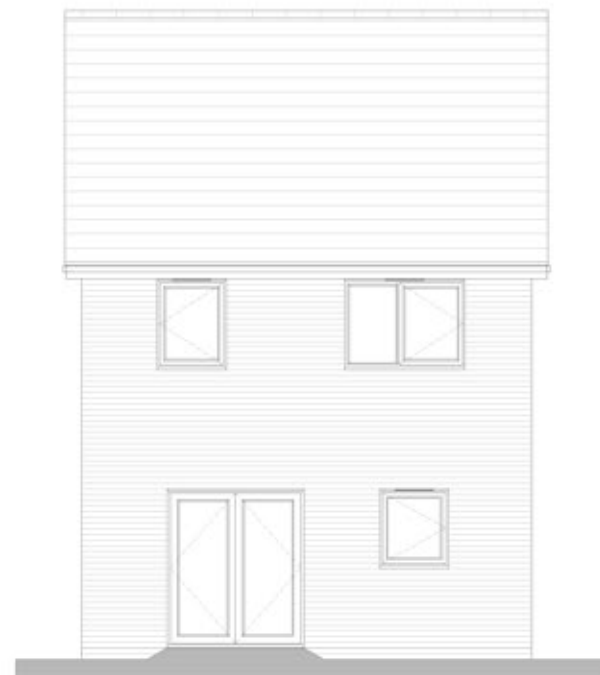


First Floor
Scale - 1:100



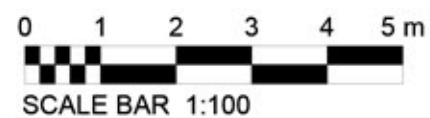
Side Elevation

River Park Grade B Elevations - Scale - 1:100



Rear Elevation

River Park Grade B Elevations - Scale - 1:100



SCALE BAR 1:100

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ASPEN-ELE-GRADE-B-01

ASPEN 3B/4P

Det: 90.02m²/969ft²
End: 89.76m²/966ft²
Mid: 89.52m²/963ft²

1st Floor, 103 Dalton Avenue, Birchwood Park,
Warrington WA3 6YE
T: 01925 363108 W: www.kellenhomes.com



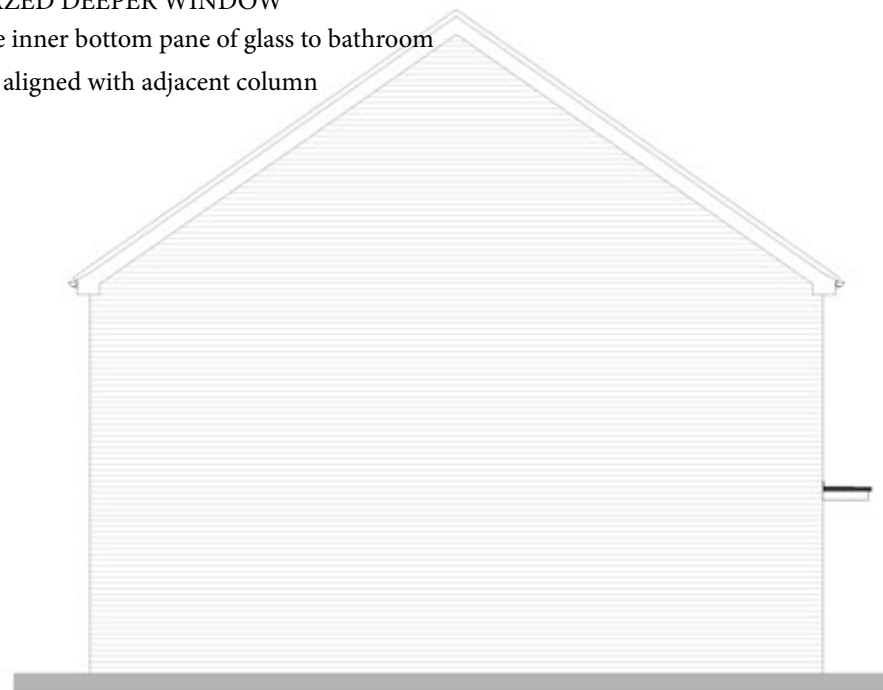
KELLEN
HOMES



Front Elevation

River Park Grade B - Scale - 1:100

FULLY GLAZED DEEPER WINDOW
with obscure inner bottom pane of glass to bathroom
horizontally aligned with adjacent column



Side Elevation

River Park Grade B - Scale - 1:100



Ground Floor

Scale - 1:100



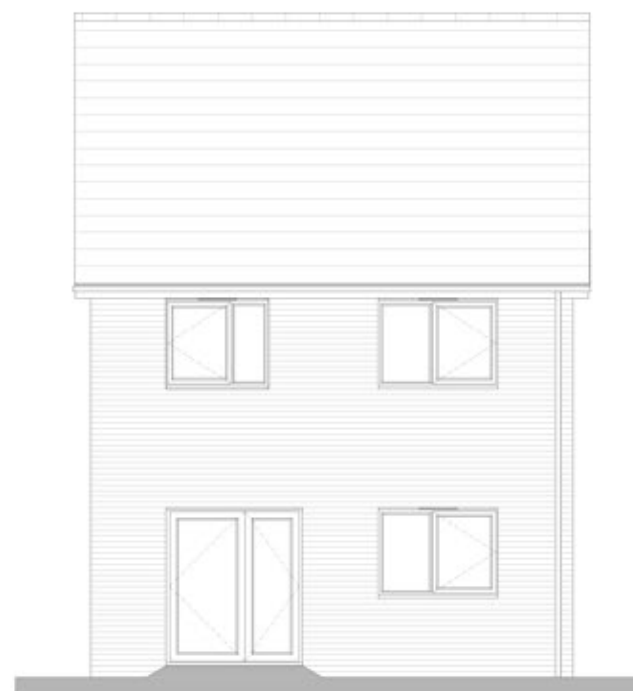
First Floor

Scale - 1:100



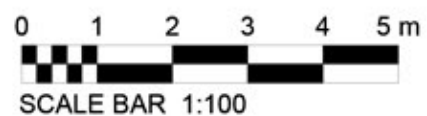
Side Elevation

River Park Grade B - Scale - 1:100



Rear Elevation

River Park Grade B - Scale - 1:100



ADU-3B-GRADE-B-ELE-01

ADU-3B 3B/4P

Det: 104.12m²/1120ft²
End: 103.86m²/1117ft²
Mid: 103.58m²/1115ft²

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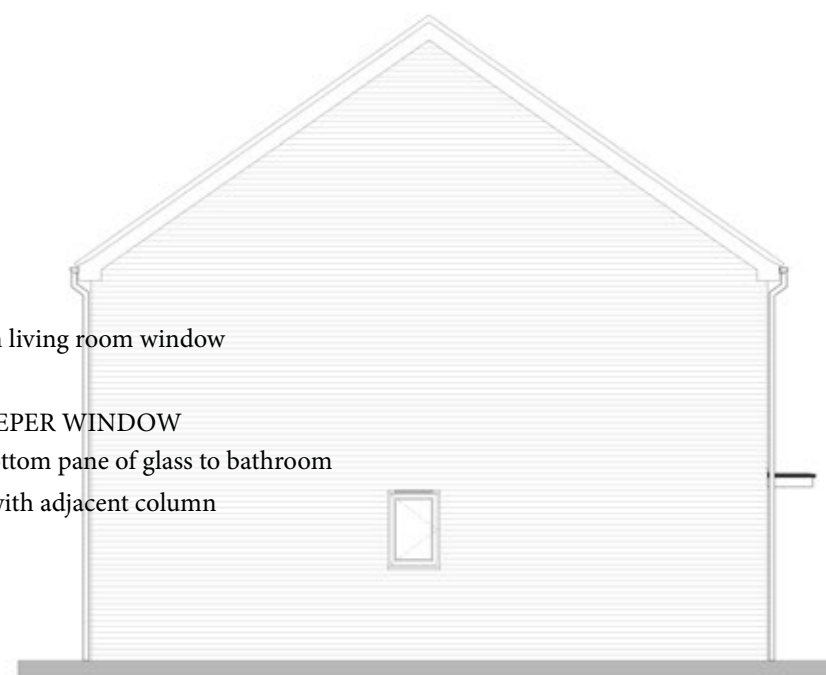


Front Elevation

River Park Grade B Elevations - Scale - 1:100

WIDER WINDOW
vertically aligned with living room window

FULLY GLAZED DEEPER WINDOW
with obscure inner bottom pane of glass to bathroom
horizontally aligned with adjacent column



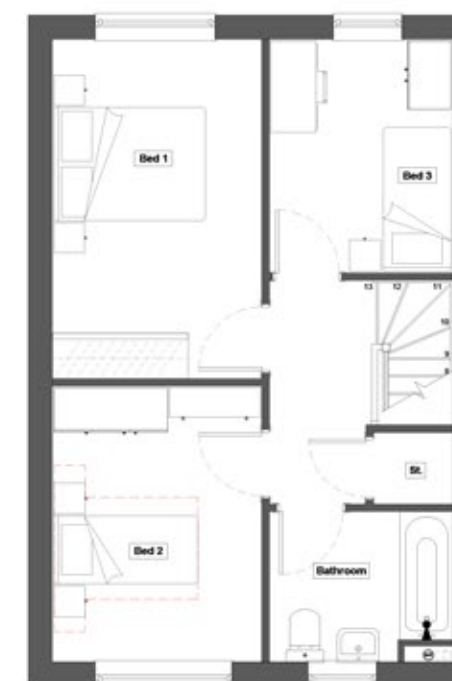
Side Elevation

River Park Grade B Elevations - Scale - 1:100



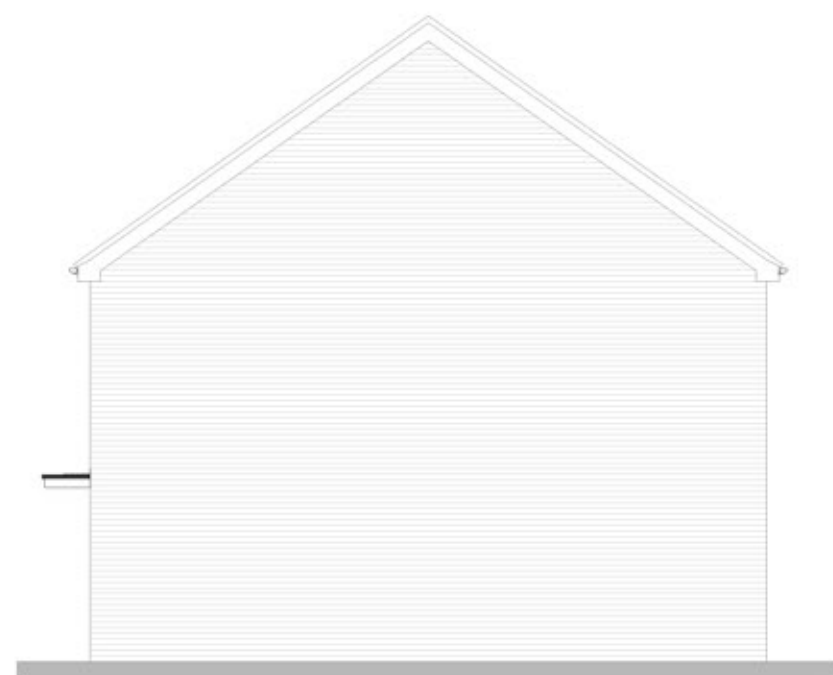
Ground Floor

Scale - 1:100



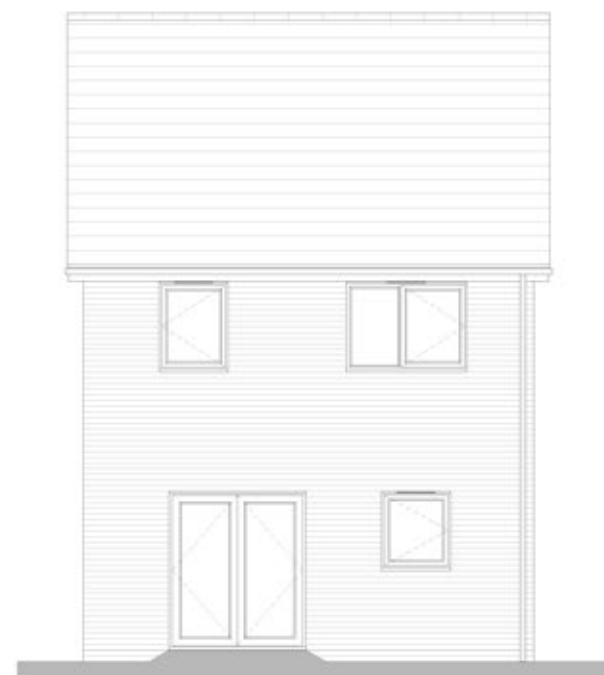
First Floor

Scale - 1:100



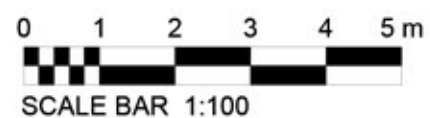
Side Elevation

River Park Grade B Elevations - Scale - 1:100



Rear Elevation

River Park Grade B Elevations - Scale - 1:100



SCALE BAR 1:100

CEDAR-ELE-GRADE-B-01

CEDAR - 3B/4P

Det: 87.63m²/943ft²
End: 87.38m²/940ft²
Mid: 87.14m²/938ft²

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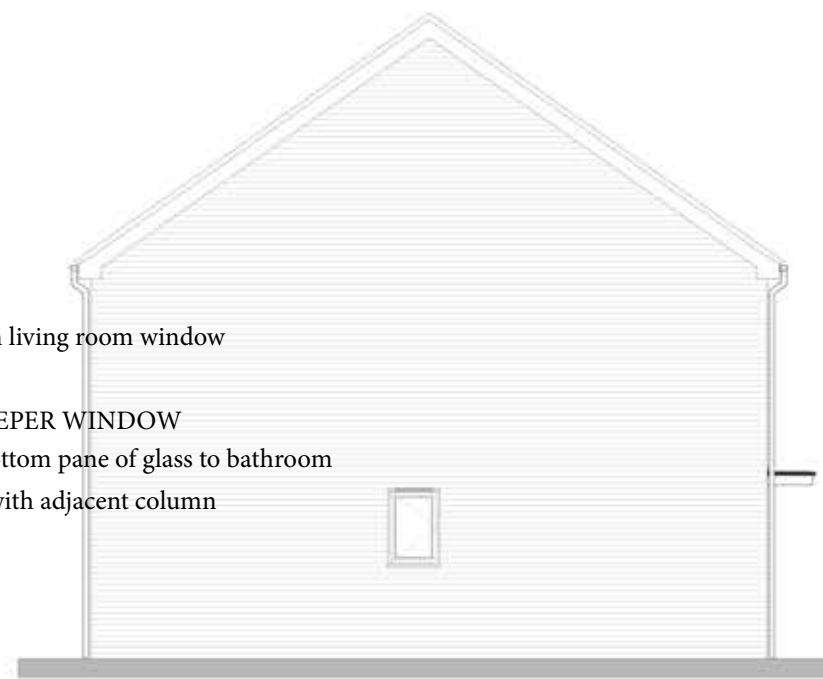


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Front Elevation

River Park Grade B Elevations - Scale - 1:100

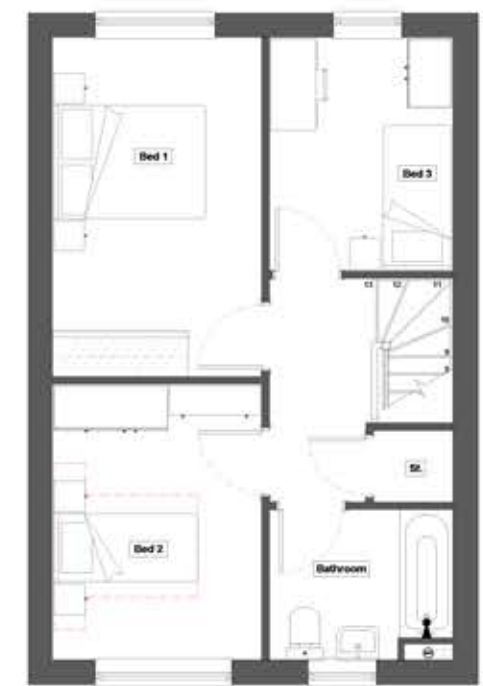


Side Elevation

River Park Grade B Elevations - Scale - 1:100



Ground Floor
Scale - 1:100



First Floor
Scale - 1:100



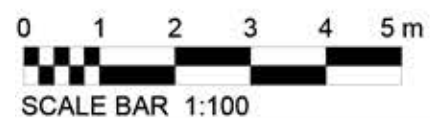
Side Elevation

River Park Grade B Elevations - Scale - 1:100



Rear Elevation

River Park Grade B Elevations - Scale - 1:100



CEDAR-ELE-GRADE-B-01

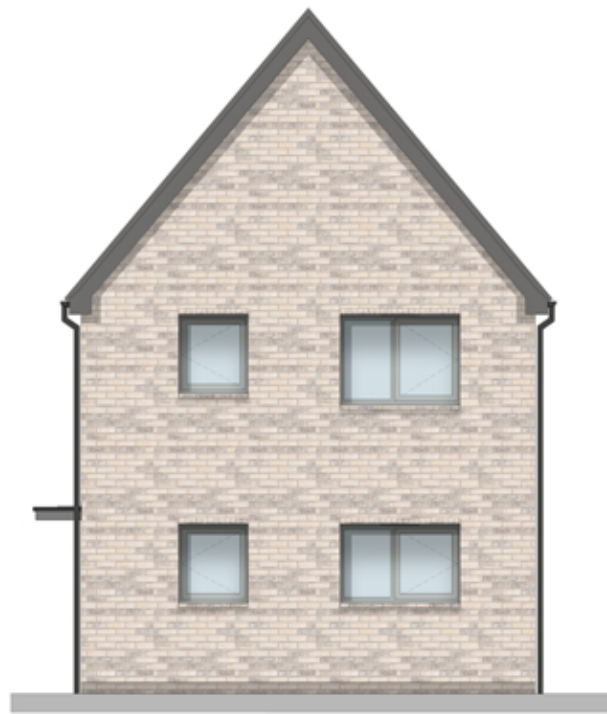
CEDAR - 3B/4P

Det: 87.63m²/943ft²
End: 87.38m²/940ft²
Mid: 87.14m²/938ft²

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Front Elevation

River Park Grade B Elevations - Scale - 1:100



Side Elevation

River Park Grade B Elevations - Scale - 1:100



Ground Floor

Scale - 1:100



First Floor

Scale - 1:100



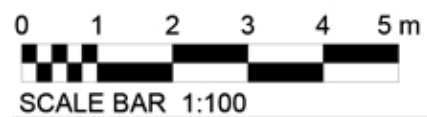
Side Elevation

River Park Grade B Elevations - Scale - 1:100



Rear Elevation

River Park Grade B Elevations - Scale - 1:100



SCALE BAR 1:100

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ACACIA-ELE-GRADE-B-01

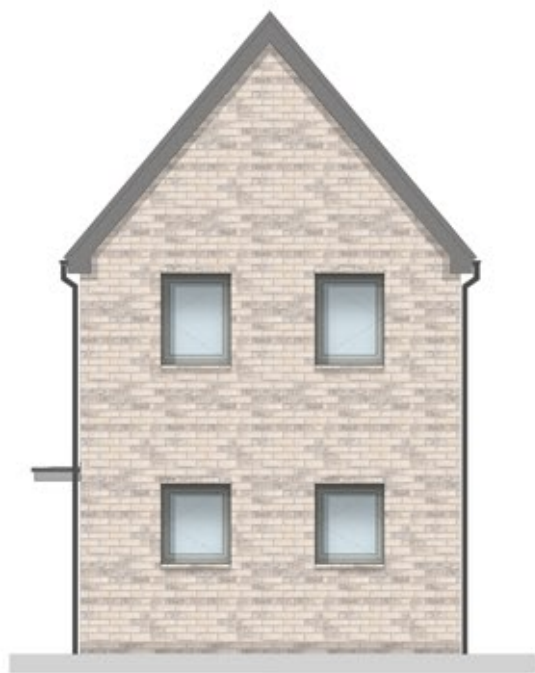
ACACIA - 3B/4P

Det: 87.63m²/943ft²
End: 87.38m²/940ft²

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Front Elevation

River Park Grade B Elevations - Scale - 1:100



Side Elevation

River Park Grade B Elevations - Scale - 1:100



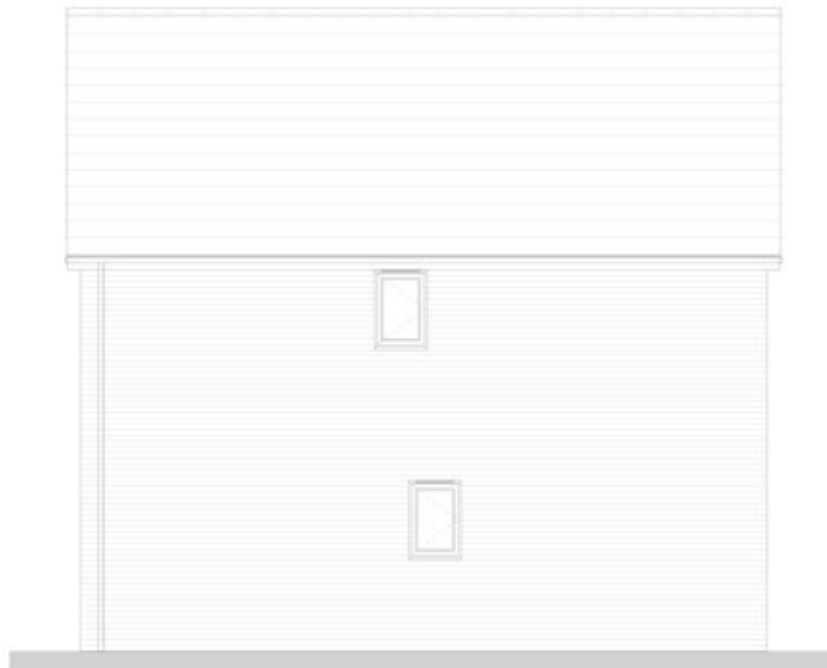
Ground Floor

Scale - 1:100



First Floor

Scale - 1:100



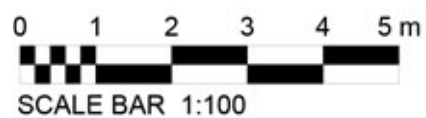
Side Elevation

River Park Grade B Elevations - Scale - 1:100



Rear Elevation

River Park Grade B Elevations - Scale - 1:100



SCALE BAR 1:100

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OLIVE-ELE-GRADE-B-01

OLIVE-2B/3P

Det: 71.90m²/774ft²
End: 71.66m²/771ft²

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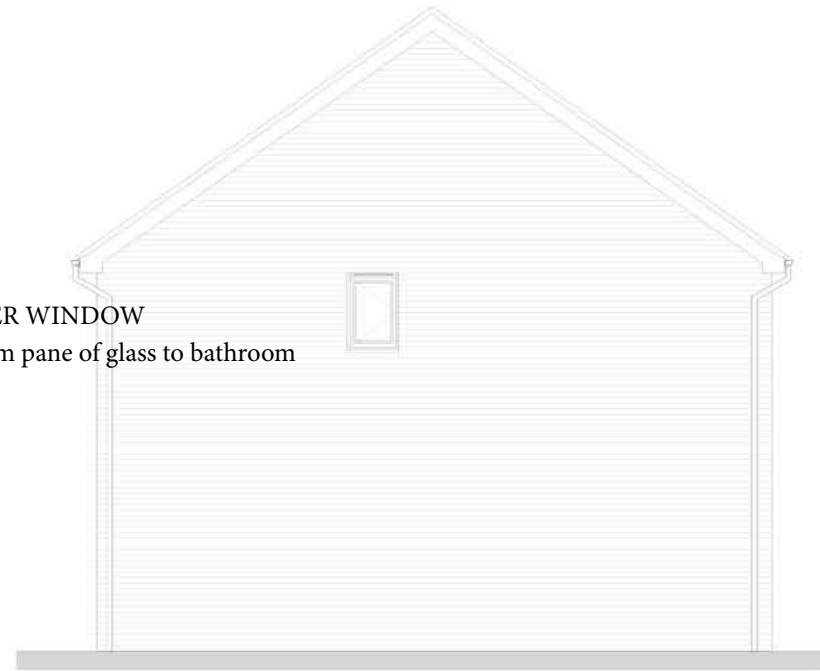


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Front Elevation

River Park Grade B Elevations - Scale - 1:100



Side Elevation

River Park Grade B Elevations - Scale - 1:100



Ground Floor
Scale - 1:100



First Floor
Scale - 1:100



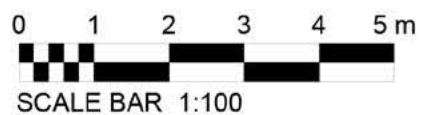
Side Elevation

River Park Grade B Elevations - Scale - 1:100



Rear Elevation

River Park Grade B Elevations - Scale - 1:100



HICKORY-ELE-GRADE-B-01

HICKORY - 2B/3P

Det:	71.90m ² /774ft ²
End:	71.66m ² /771ft ²
Mid:	71.41m ² /768ft ²

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