



63 Midsummer

Great Horwood

Design: Hinton Cook Architects
Construction : Resolution Property Group
Clients : Gavin Hinton Cook and Janine Cook

This new two storey dwelling sits in a sloping site (approximately 0.02865 hectares) in what was part of the garden of neighbouring property 51 Greenway. The small and challenging site was seen as an opportunity to create a module for a low energy affordable home that could be used as a possible prototype.

By creating a split level dwelling, the design capitalises on the changes in level, thereby avoiding dominating existing neighbouring rooflines whilst maintaining important viewpoints and its surrounding grounds. Internally the stepped layout minimised the need for cut and fill associated with earth moving and creates interesting spaces giving the illusion of a much larger property.



The site is south facing and the surrounding landscape well established. Whilst the house is relatively small and has a narrow north facing elevation oriented towards oncoming Spring Lane traffic, the front western elevation and front of house is somewhat of a surprise, as the stepped roofscape becomes apparent giving the appearance of a much large property than initially envisaged, with steps winding up to the front door from the spacious gravelled driveway, providing ample amenity value and an interesting setting for this timber framed, white rendered, highly insulated property with eco-credentials such; as rainwater harvesting, air source heat pump, underfloor heating, integrated solar thermal panels within the slate roofs and ventilated side panels on Rationel wide windows.



Rationel sliding glass doors from the living area onto the rear garden provide a pleasant aspect to the house. The garden whilst narrow is enhanced by stepped timber retaining walls against the featherboard fencing to the neighbouring property, providing an opportunity for planting beds for variety and colour.

