

CLARKHOLT
COMMERCIAL SOLICITORS

Join Our Team



- SWINDON -
CENTRE OF THE UNIVERSE

SWINDON - CENTRE OF THE UNIVERSE

Surprised?

Yes, many people are...

Who knew you can be in an area of outstanding natural beauty within ten minutes, and in London or Bristol within fifty?

Or that the Old Town quarter, where Clark Holt is based, bears more than a passing resemblance to Shoreditch?

Believe it or not, within a hundred metres of the Clark Holt offices you can see works from the finest collection of modern British Art outside of London.

And the centre of the town is home to the UK Space Agency.

So. Swindon, centre of the universe.

It's so well connected you can go anywhere from here - even into space!

Fancy being at the centre of things?

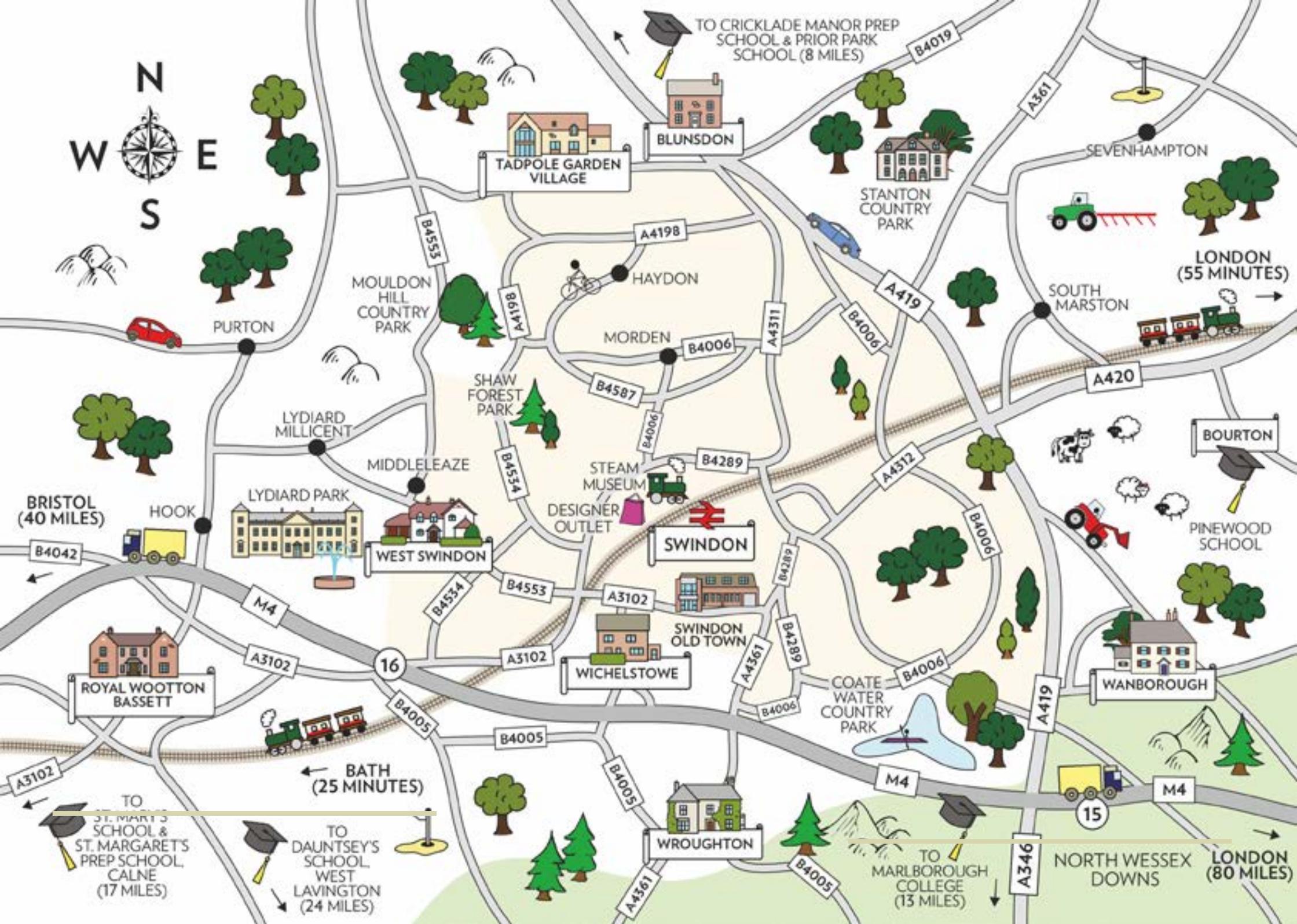
Take a look at what makes the work/life balance here in Swindon one of the best in the UK. (And that's not just our opinion - in 2018 PWC rated Swindon 7th best UK city to live in based on a range of social, economic and environmental factors - just behind Bristol and Edinburgh.)



Have a chat with us to explore why a move to Clark Holt might be the best move you and yours ever make.



Join Our Team



TO CRICKLADE MANOR PREP SCHOOL & PRIOR PARK SCHOOL (8 MILES)

BRISTOL (40 MILES)

LONDON (55 MINUTES)

BATH (25 MINUTES)

TO ST. MARY'S SCHOOL & ST. MARGARET'S PREP SCHOOL, CALNE (17 MILES)

TO DAUNTSEY'S SCHOOL, WEST LAVINGTON (24 MILES)

TO MARLBOROUGH COLLEGE (13 MILES)

NORTH WESSEX DOWNS

LONDON (80 MILES)

BLUNSDON

TADPOLE GARDEN VILLAGE

STANTON COUNTRY PARK

SEVENHAMPTON

PURTON

MOULDON HILL COUNTRY PARK

HAYDON

MORDEN

SOUTH MARSTON

LYDIARD MILLICENT

SHAW FOREST PARK

MIDDLELEAZE

STEAM MUSEUM

DESIGNER OUTLET

SWINDON

BOURTON

PINEWOOD SCHOOL

LYDIARD PARK

WEST SWINDON

SWINDON OLD TOWN

HOOK

ROYAL WOOTTON BASSETT

WICHELSTOWE

COATE WATER COUNTRY PARK

WANBOROUGH

WROUGHTON

MARLBOROUGH COLLEGE

NORTH WESSEX DOWNS

LONDON (80 MILES)

WORKING IN OLD TOWN

Clark Holt's offices are set just off a main road in Swindon's oldest and most vibrant area. Old Town is full of small independent restaurants, coffee shops, craft beer pubs and specialist shops.

We like colleagues to take a break from work during the day - and there's plenty to do. The museum and art gallery has stunning art and ceramics by artists including Henry Moore, Graham Sutherland, Lucien Freud and L S Lowry, and the curator offers regular 30 minutes' lunchtime talks on the exhibitions. The Victorian Town Gardens are an oasis of peace.



ENJOY AN OASIS OF PEACE

WHERE TO LIVE?

You'll be pleasantly surprised at how affordable house prices are in Swindon, compared to nearby Reading, Bristol and Bath. Your budget will stretch to an apartment or large house that might be well out of reach elsewhere. There are also several market towns and pretty villages within easy commuting distance, if you enjoy the country life.



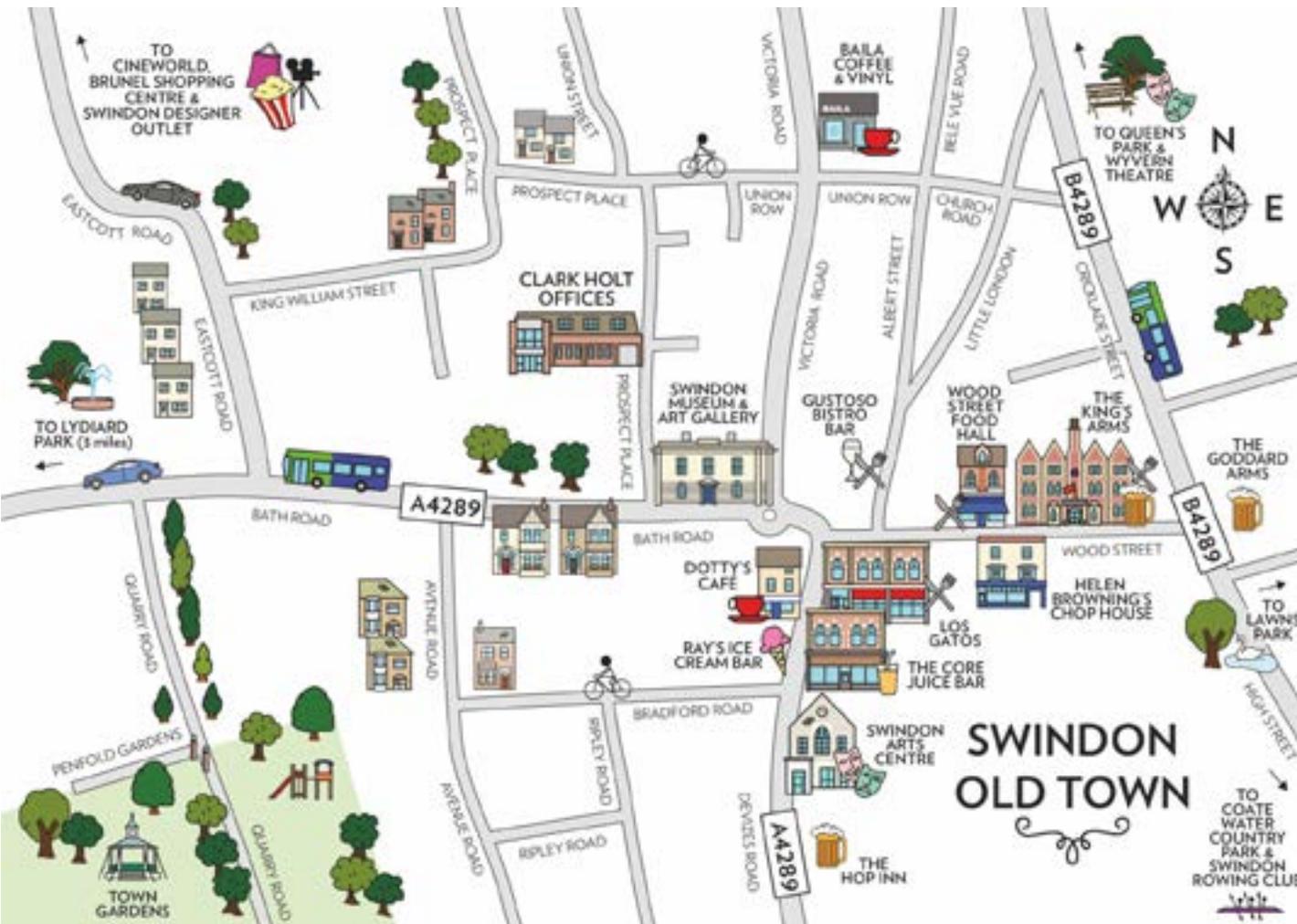
We're Clark Holt

A niche firm of lawyers who are specialists in business law.

“City Lawyers at Swindon and Wiltshire prices”

JOIN OUR TEAM

OLD TOWN - So you can walk to work...



Those who live in Old Town describe it as a cosmopolitan village. You could eat out for a month and not visit the same place twice. Some of the gems include:

- the Good Food guide-recommended organic Chop House (meat reared at Helen Browning's nearby organic farm)
- the buzzing Los Gatos tapas bar – authentic and imaginative tapas, paella lunches with live guitar on Sundays and newspapers and churros with hot chocolate for Saturday breakfast
- The Hop Inn – a changing range of cask ale and street food
- Dotty's café, deservedly south west winner of the UK Best Café award
- The Core – juices, smoothies and raw food
- Baila Coffee and Vinyl – coffee bar with music morphs into cocktail bar at night
- Ray's Ice Cream bar – chemistry teacher turned ice cream maker invents flavours to die for

You'll eat well at home, too. There's a large Co-op supermarket in Old Town, Waitrose is five minutes by car (or walkable along the old railway path and canal), try the butcher, fish monger and deli on Wood Street, and the independent wine shop Magnum, also holds very sociable wine, whisky and gin tasting evenings!

LIVING IN OLD TOWN

The Arts Centre in Devizes Road hosts many national stand-ups, touring theatre and bands, and is home to Swindon's world film society. Several pubs have regular jazz and blues evenings, and if classical music is more your thing, the Wyvern Theatre is home to the lunchtime Swindon Recital Series.

Large three or four bedroom Victorian terraces in Old Town within walking distance of primary and secondary schools (and many with large gardens) range from £265k to £450k, and 1930s three or four bedroom semis with drives and garages are £295k to £325k. Large detached period houses in substantial gardens are upwards of £600k.

Croft Primary School and Drove Primary are rated Outstanding by Ofsted, Lethbridge Primary and Commonweal Secondary School are rated Good.



JUST BEYOND OLD TOWN

Wichelstowe is an emerging upmarket community currently being developed around the Wilts & Berks canal, a new Hall and Woodhouse pub/ restaurant and the Waitrose store. (We suspect it's the only Waitrose in the country that you can get to by traditional canal boat!)

SCHOOLS

The new Church of England Deanery Academy opened in 2019 – there's no Ofsted report yet, but its facilities are state-of-the art.

The scheme's first build four bedroom detached canal-side houses, just opposite Waitrose– are coming onto the market, with prices starting at £405,000.

Tadpole Garden Village, in the north west of Swindon, won the award for Best Housing Scheme at the National Planning Awards 2018 for the way its landscape and public areas are so well integrated and for its wide range of community facilities.

Tadpole Farm C of E Primary Academy is rated Good by Ofsted, and while the Great Western Academy Secondary School which opened in September 2018 has yet to be inspected, its facilities are excellent. Three bedroom homes start at £300k, with four bedroom detached houses around £600k.



JUST BEYOND OLD TOWN



West Swindon's jewel is **Lydiard Park**, an historic estate of 260 acres with a manor house, church and stunning grounds (which we enjoy during Park Run). The housing estates around Lydiard are mature, well planned and very green, and make cycling and walking a pleasure. Peatmoor Primary, Oliver Tomkins C of E Primary and Lydiard Park Academy are all rated Good by Ofsted. Expect to pay around £270k for a three bedroom detached house, to £450k for five bedrooms.

The Old Railway Quarter - Isambard Kingdom Brunel's world-famous Great Western Railway works once built steam engines, but has reinvented itself as a sympathetically converted designer shopping outlet. Several buildings have been renovated to become pretty smart apartments with one or two bedrooms. Prices start at around £190,000.

Wroughton is a large village with a strong community feel just south of Old Town. Its Berkeley Farm supplies many Swindon shops with organic dairy products, and it boasts several pubs, a small shopping centre, supermarket and independent butcher. Wroughton Infants is graded Outstanding, Wroughton Junior is Good, and The Ridgeway School and Sixth Form College are tipped for an Outstanding grade at the next Ofsted inspection. A three bedroom Victorian terraced house is around £220k, while an older five bedroom cottage would start at around £600k.

FURTHER OUT OF TOWN

There's a wide choice of market towns and pretty villages around Swindon that are easily commutable.

To the west, Royal Wootton Bassett is a thriving ancient market town with facilities to match its strong community feel (and Royal Wootton Bassett Academy is outstanding).

To the east, chocolate box-pretty Wanborough sits next to an AONB and is famous for its Summer Show and one of the best Pick-Your-Own farms in the country.

To the south, Marlborough is famous for having one of the best choices of independent shops in any High Street (and its schools are pretty good, too – fee-paying Marlborough College is based there, and the state secondary school, St John's, is Ofsted-rated outstanding).

There are too many villages to list, but they're quiet and peaceful enough to attract some well known celebrities, as well as talented lawyers!

House prices vary, but a four bedroom house in Royal Wootton Bassett will cost you around £450k, while for a semi-detached four bedroom Victorian cottage with paddocks and stables in a village you could expect to spend £700k.

BOARDING AND DAY SCHOOLS

Fee-paying schools are strongly represented in the area. Prior Park in Cricklade and Pinewood School in Bourton are both co-ed day and boarding prep schools, St Margaret's in Calne is a co-ed day prep school, Dauntsey's in West Lavington is a co-ed senior and sixth form (boarding and day), St Mary's in Calne is a senior and sixth form girls school (boarding and day), and Marlborough College in Marlborough is a co-ed boarding school.

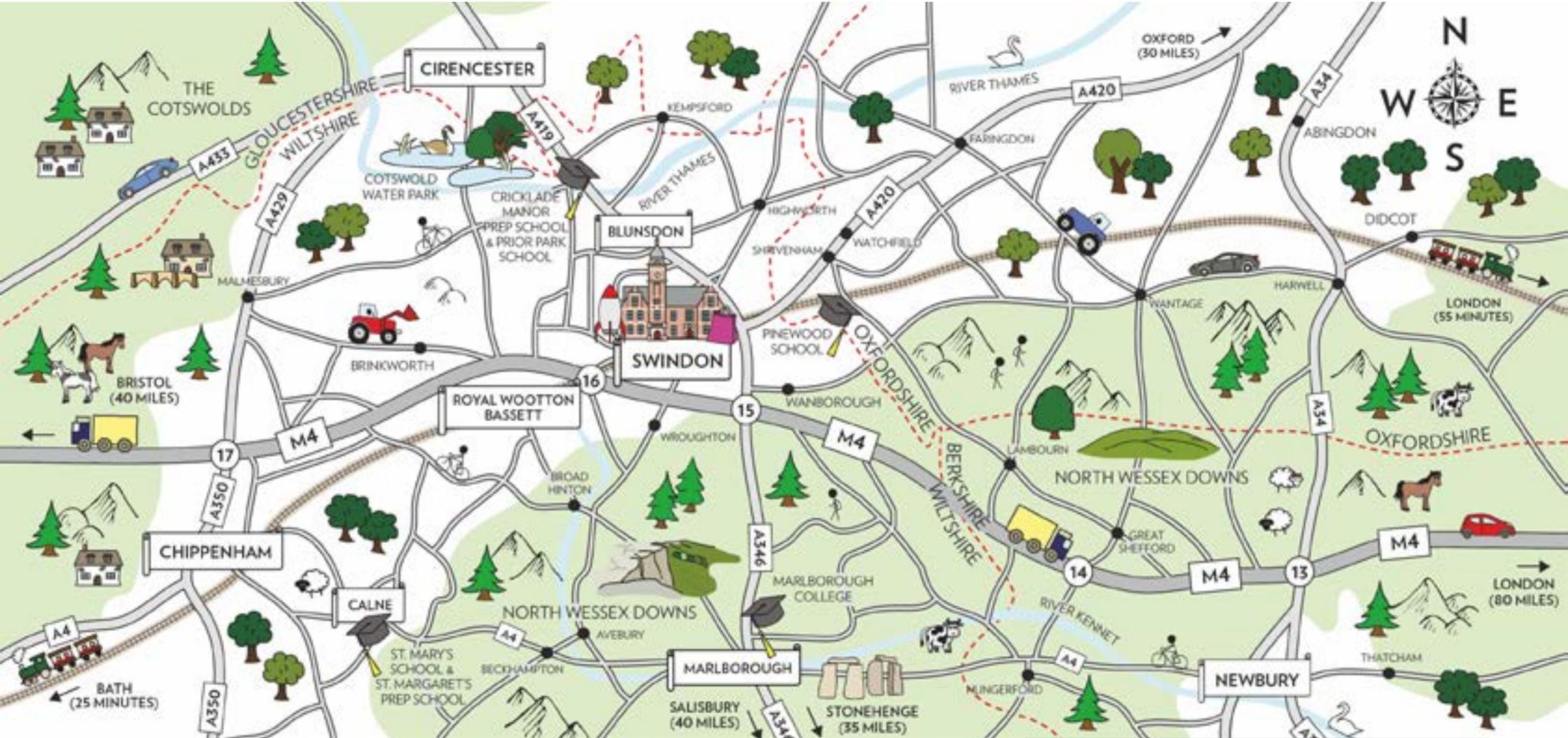
GETTING AWAY

Should you ever want to leave Swindon (and why would you?) Swindon could hardly be better in terms of transport links. London Paddington is just 50 minutes by train, Bath is 25 mins, Bristol is 45 mins and Oxford is 50 minutes.

Air travel is simple, too – Heathrow is an hour by road and Bristol Airport is roughly the same.



FURTHER OUT OF TOWN



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**- SWINDON -
CENTRE OF THE UNIVERSE**

MEET LIKE-MIND PEOPLE

A lot of professionals from many different disciplines choose to work in Swindon. So as you get to network or meet your neighbours you'll find you'll be getting to know some pretty interesting people. Swindon counts some national and international names among its employers, including:

- UK Research and Innovation (which helps university research and business innovation to flourish)
- The National Trust and English Heritage (both charities have their HQs here)
- Intel
- Nationwide building society
- The UK Space Agency (did we mention that?)

There's a thriving scene for young professionals here - including Young Enterprise Swindon, that helps young professionals aged 18 to 35 to develop connections in very relaxed settings - so think brewery tours with artisan food, rather than stuffy meeting rooms.

CHILLING OUT

Swindon's very family-friendly, so within minutes you can be at the ice rink, one of three cinema complexes, STEAM Museum of the Great Western Railway, or the Museum of Computing (co-founded by one of our partners). We've also got the Swindon Robins speedway team and Swindon Town FC, and in a couple of years we'll have a brand new snowdome with a snow slope spanning 15,800 square metres and a 170m long piste.

And don't forget the shopping - the Designer Outlet has seriously good bargains in upmarket brands including John Lewis Home, Tommy Hilfiger, Bose, Calvin Kline, Dune, Hobbs, Le Creuset, Yankee Candles, Hamleys and Guess.

GETTING ACTIVE

We're leaving some of the best aspects of living in or near Swindon for last. The countryside surrounding us in all directions is breathtaking, and make walking, running, cycling and riding an absolute pleasure. Within minutes you can be up on the Ridgeway, getting lost in the huge area of outstanding natural beauty that is the North Wessex Downs, or stepping back in time at ancient Avebury. Head off across Salisbury Plain for Stonehenge, or venture north a few miles into the quintessentially English Cotswolds.

Sounds like your sort of life?



If you're talented, self-motivated, love a challenge and want to become part of a thriving commercial law company, and also want a high quality of life for yourself and your family, get in touch with Joe Lewis and let's talk about how we can make that happen.

JOIN OUR WINNING TEAM

CLARKHOLT
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Joe Lewis
Recruitment Partner



Philip Humphreys
**Managing Partner/
Head of Corporate**



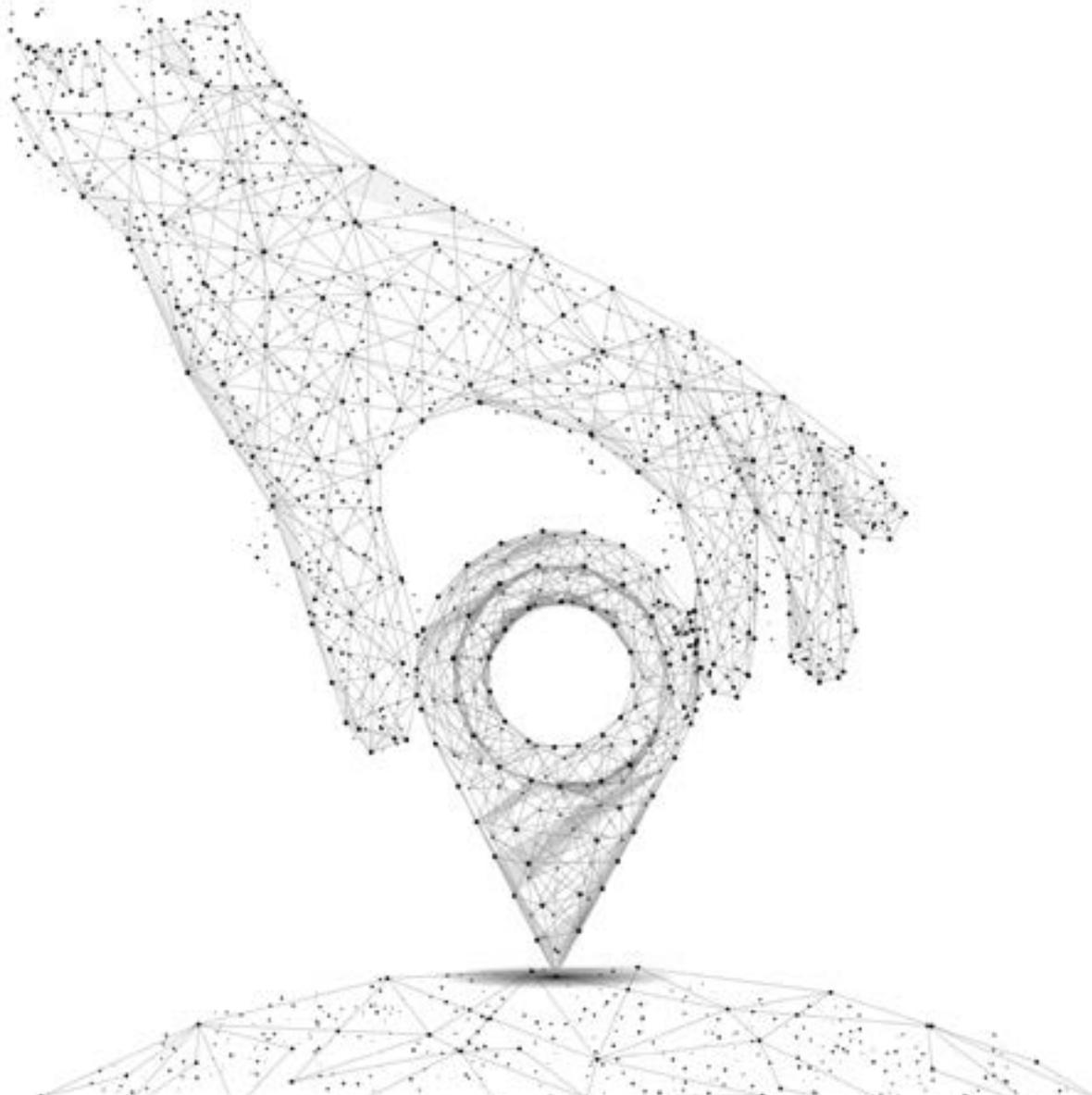
Peter James
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