South Oxfordshire District Council

Housing Topic Paper

Appendix one: Density examples

Image sourced: Google Street View

Sir Frank Williams Avenue, Didcot

Gross Density: 58 dph

Net Density: 83 dph

Characteristics: Terraced homes and apartments, ranging from 1 bedroom flats up to 4 bedroom houses. Parking in rear parking courts, but also in front of homes on side streets.

Image sourced: Google Street View

Rawthey Avenue, Didcot

Gross Density: 39 dph

Net Density: 56 dph

Characteristics: Mix of terraced and semi-detached homes, predominantly 2 to 3 bedrooms in size. Parking accommodated on driveways and on-street. Rear and front gardens.

Image sourced: Google Street View

Niagara Road, Henley-on-Thames

Gross Density: 39 dph

Net Density: 56 dph

Characteristics: Mix of terraced and semi-detached homes, predominantly 2 to 3 bedrooms in size. Parking accommodated on driveways and on-street. Rear and front gardens.

Image sourced: Google Street View

East Street, Thame

Gross Density: 50 dph

Net Density: 71 dph

Characteristics: Terraced homes and apartments, but the area includes some businesses uses. Parking is accommodated on the street, although there are some rear parking courts.

Image sourced: Google Street View

St Mary's Street, Wallingford

Gross Density: 46 dph

Net Density: 66 dph

Characteristics: mix of commercial, residential, and community uses. buildings are between 2 and 3 storeys tall. There are some rear parking courts, but there is no on-street parking or dedicated off-street parking for most of the homes.

Image sourced: Google Street View

Ormond Road, Thame

Gross Density: 57 dph

Net Density: 81 dph

Characteristics: All 2 storey properties with a mix of 4, 3, and 2 bed homes, and 1 bedroom flats. On and off-street parking with front and rear gardens.

Image sourced: Google Street View

Jethro Tull Gardens, Crowmarsh Gifford

Gross Density: 29 dph

Net Density: 41 dph

Characteristics: Mainly houses, but a mix of dwelling sizes. Open green space in the centre of the site. Mix of on and off-street parking.

Image sourced: Google Street View

Park View, Crowmarsh Gifford

Gross Density: 24 dph

Net Density: 34 dph

Characteristics: Houses with front and rear gardens. Homes appear to be larger properties (3 or more bedrooms). Mix of on and off-street parking.

Image sourced: CALA Homes

Hopefield Grange (Littleworth Road, Benson)

Gross Density: 40 dph

Net Density: 57 dph

Characteristics: New housing site developed by CALA Homes on the edge of Benson. Mix of house types and tenures with open space provision. On and off-street parking.

Image sourced: Google Street View

The Moorlands, Benson

Gross Density: 32 dph

Net Density: 46 dph

Characteristics: Mainly houses and bungalows but a mix of dwelling sizes. Mix of on and off-street parking.

Image sourced: Google Street View

King's Orchard, Brightwell-cum-Sotwell

Gross Density: 24 dph

Net Density: 34 dph

Characteristics: Mainly houses, but a mix of dwelling sizes. Mix of on and off-street parking. Front and rear gardens.

Image sourced: Google Street View

Willow Close, Garsington

Gross Density: 26 dph

Net Density: 37 dph

Characteristics: Mainly houses facing onto a central green space courtyard, with parking in a larger central courtyard.

Image sourced: Google Street View

Elvendon Road, Goring on Thames

Gross Density: 28 dph

Net Density: 40 dph

Characteristics: Mainly houses and bungalows but a mix of dwelling sizes. Mix of on and off-street parking. Front and rear gardens.

Image sourced: Google Street View

Watlington Street, Nettlebed

Gross Density: 24 dph

Net Density: 34 dph

Characteristics: Mix of houses and business, built form therefore covers more than just dwellings. Mix of on and off-street parking. Mainly rear gardens.

Image sourced: Google Street View

High Street, Whitchurch on Thames

Gross Density: 21 dph

Net Density: 30 dph

Characteristics: Mix of houses and business, built form therefore covers more than just dwellings. Mainly on-street parking, with some parking courtyards.