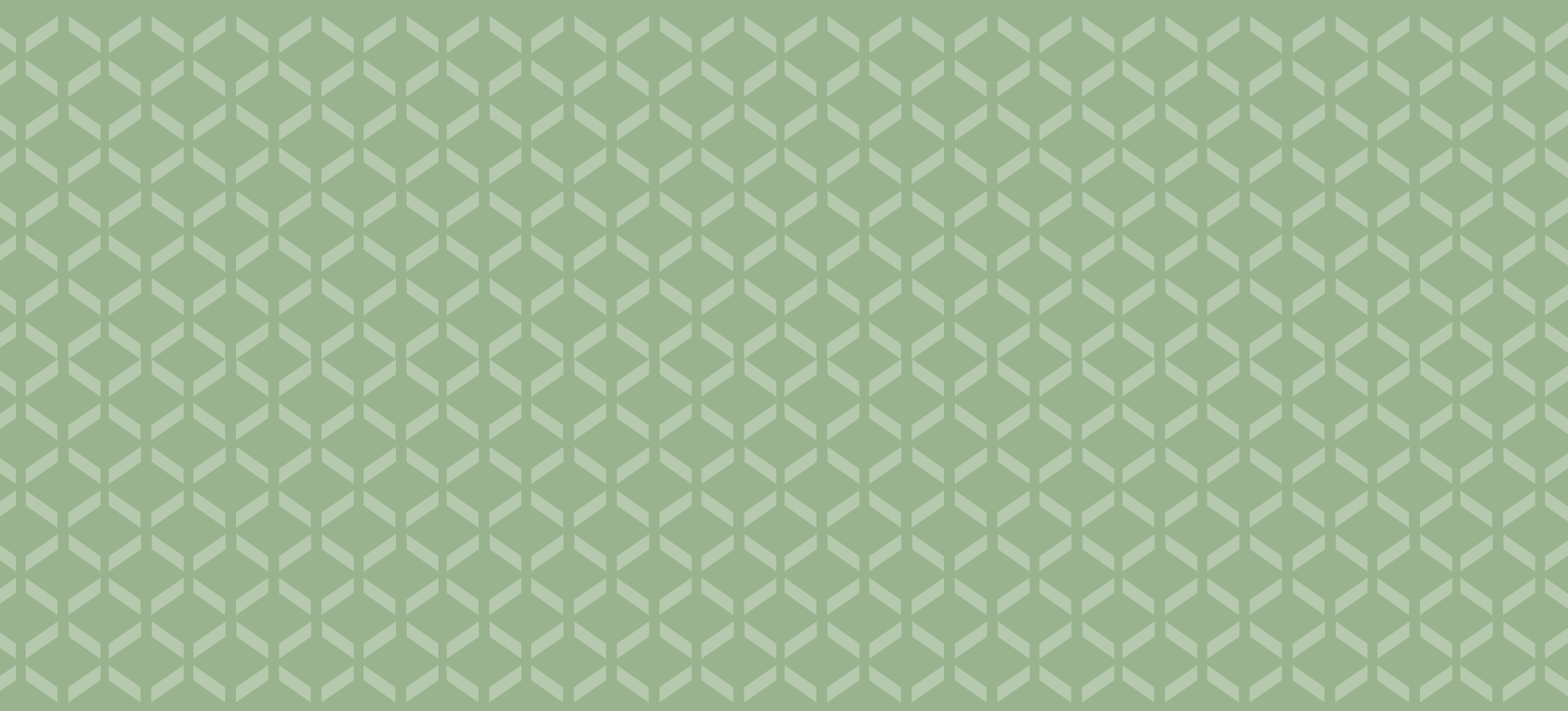




# BORSBERRY HOUSE

1, 2 & 3 BEDROOM  
SHARED OWNERSHIP APARTMENTS



KIDBROOKE SQUARE  
SE3



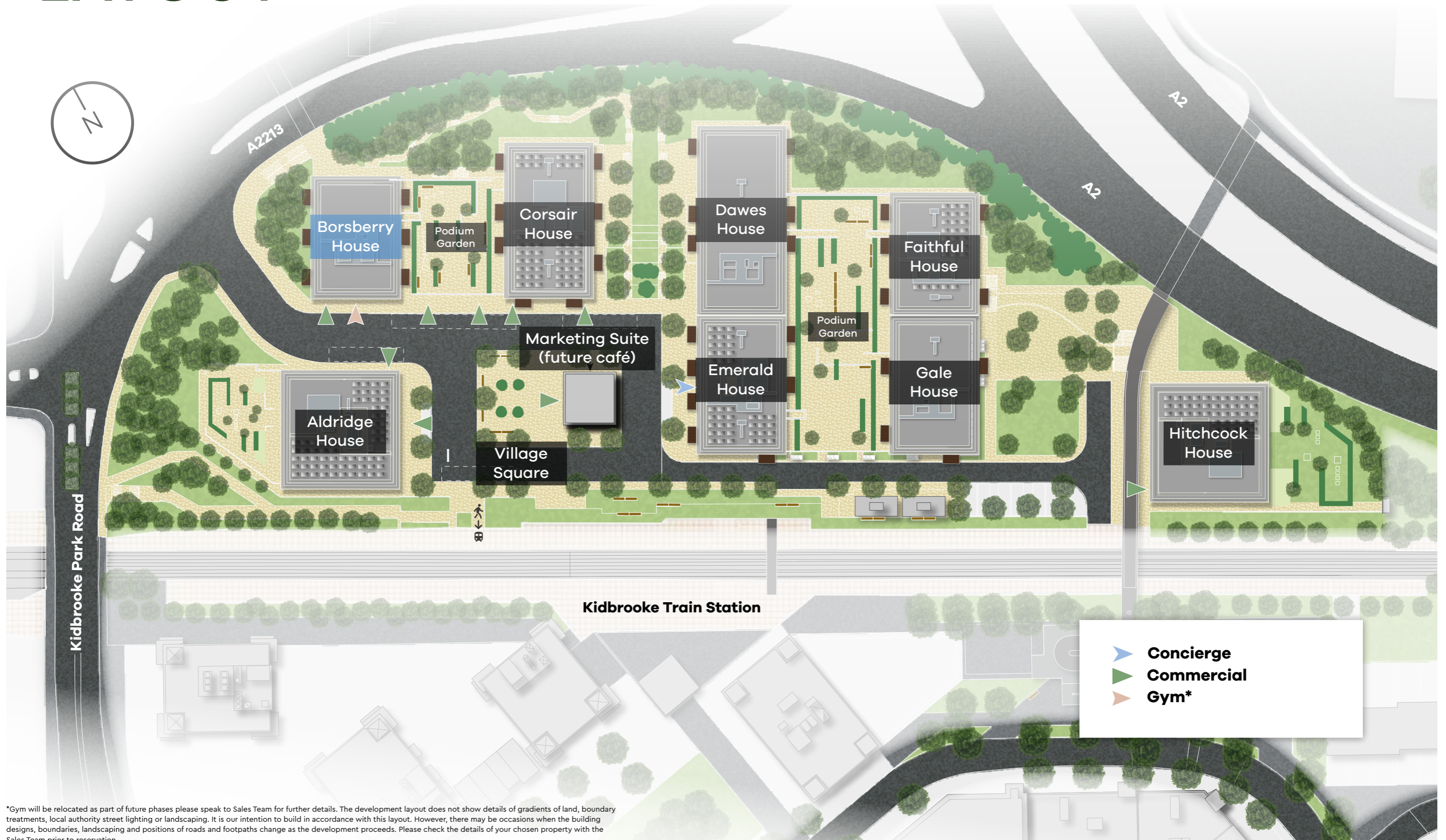
# WELCOME TO BORSBERRY HOUSE

In a prime location, these stylish Shared Ownership homes are well placed to enjoy the amenities, community and connections of Kidbrooke Square. A focal setting with easy access to the Pavilion and its future café, and a short stroll to the train station, Borsberry House is the ideal place to call home.



Computer generated image overlooking the Village Square to Borsberry House (left).

# DEVELOPMENT LAYOUT



\*Gym will be relocated as part of future phases please speak to Sales Team for further details. The development layout does not show details of gradients of land, boundary treatments, local authority street lighting or landscaping. It is our intention to build in accordance with this layout. However, there may be occasions when the building designs, boundaries, landscaping and positions of roads and footpaths change as the development proceeds. Please check the details of your chosen property with the Sales Team prior to reservation.

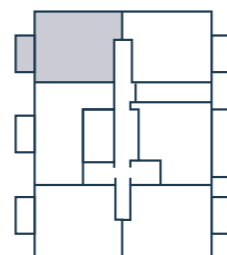


APARTMENT NUMBER	206	306	406	506	606	706	806
LEVEL	2	3	4	5	6	7	8



<b>Living/Dining Room</b>	<b>Kitchen</b>
5.70m x 3.39m 18'8" x 11'1"	2.71m x 2.42m 8'10" x 7'11"
<b>Bedroom</b>	<b>Balcony</b>
4.57m x 3.17m 15' x 10'5"	3.60m x 1.61m 11'10" x 5'3"
<b>Total Internal Area</b>	
52.5 sq m 565 sq ft	

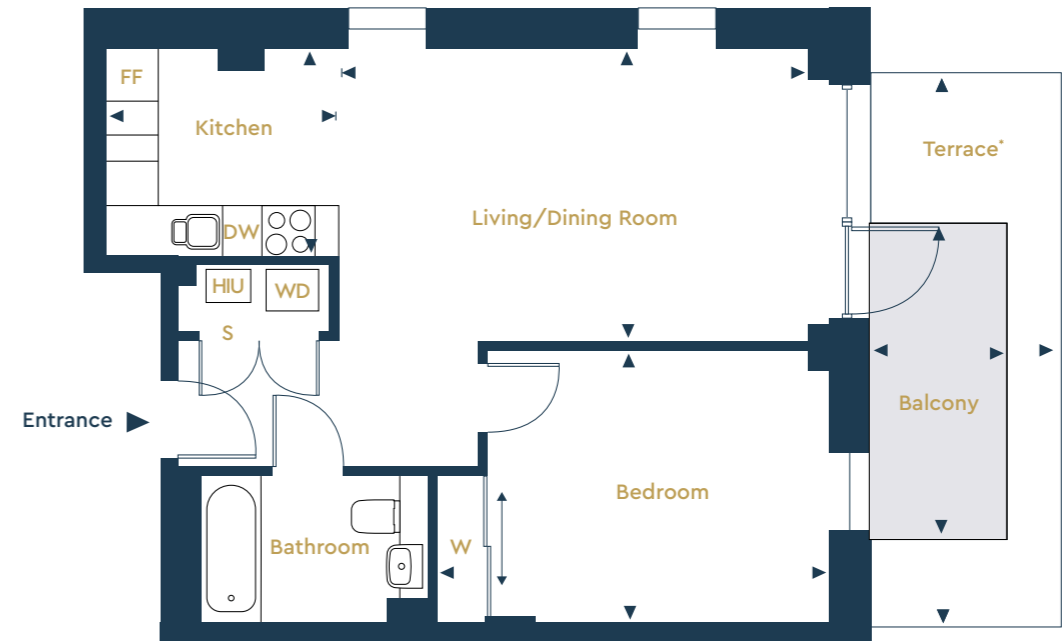
KEY: DW = Dishwasher, FF = Fridge Freezer, HIU = Heat Interface Unit, S = Store, W = Wardrobe, WD = Washer/Dryer



The floorplans depict a typical layout of this apartment type. For exact plot specification, details of external and internal finishes, dimensions and floorplan differences, consult your Sales Executive. Any areas, measurements or distances quoted are approximate only and should not be used when ordering floor coverings or furnishings. Floorplans are not shown to scale.

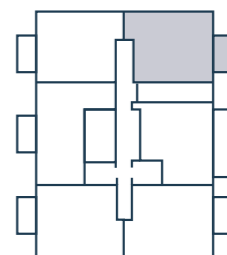


APARTMENT NUMBER	201*	301	401	501	601	701	801
LEVEL	2	3	4	5	6	7	8



<b>Living/Dining Room</b>	<b>Kitchen</b>
5.70m x 3.39m 18'8" x 11'1"	2.71m x 2.42m 8'10" x 7'11"
<b>Bedroom</b>	<b>Balcony</b>
4.57m x 3.17m 15' x 10'5"	3.60m x 1.61m 11'10" x 5'3"
<b>Total Internal Area</b>	
52.5 sq m 565 sq ft	
<b>Terrace</b>	
6.14m x 2.18m 21' x 7'2"	

KEY: DW = Dishwasher, FF = Fridge Freezer, HIU = Heat Interface Unit, S = Store, W = Wardrobe, WD = Washer/Dryer



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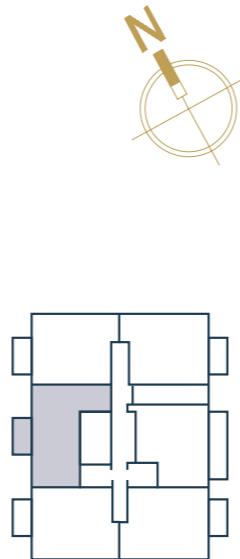


APARTMENT NUMBER	205	305	405	505	605	705	805
LEVEL	2	3	4	5	6	7	8



Living/Dining Room	Kitchen
7.07m x 4.53m 23'2" x 14'10"	2.40m x 2.11m 8'10" x 7'11"
Bedroom	Balcony
4.51m x 2.80m 15' x 10'5"	3.60m x 1.61m 11'10" x 5'3"
Total Internal Area	
52.6 sq m 566 sq ft	

KEY: DW = Dishwasher, FF = Fridge Freezer, HIU = Heat Interface Unit, S = Store, W = Wardrobe, WD = Washer/Dryer



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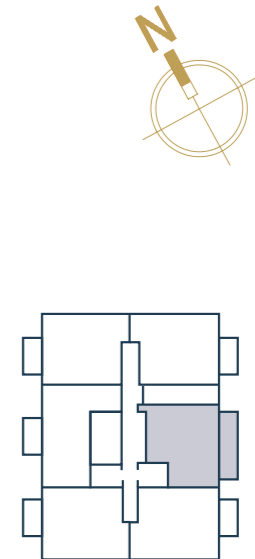


APARTMENT NUMBER	202
LEVEL	2



Living/Dining Room	Kitchen
5.97m x 5.05m 19'7" x 16'7"	2.71m x 1.81m 8'10" x 5'11"
Bedroom	Terrace
4.68m x 3.05m 10' x 15'4"	8.14m x 2.18m 29'9" x 7'2"
Total Internal Area	
51.2 sq m 551 sq ft	

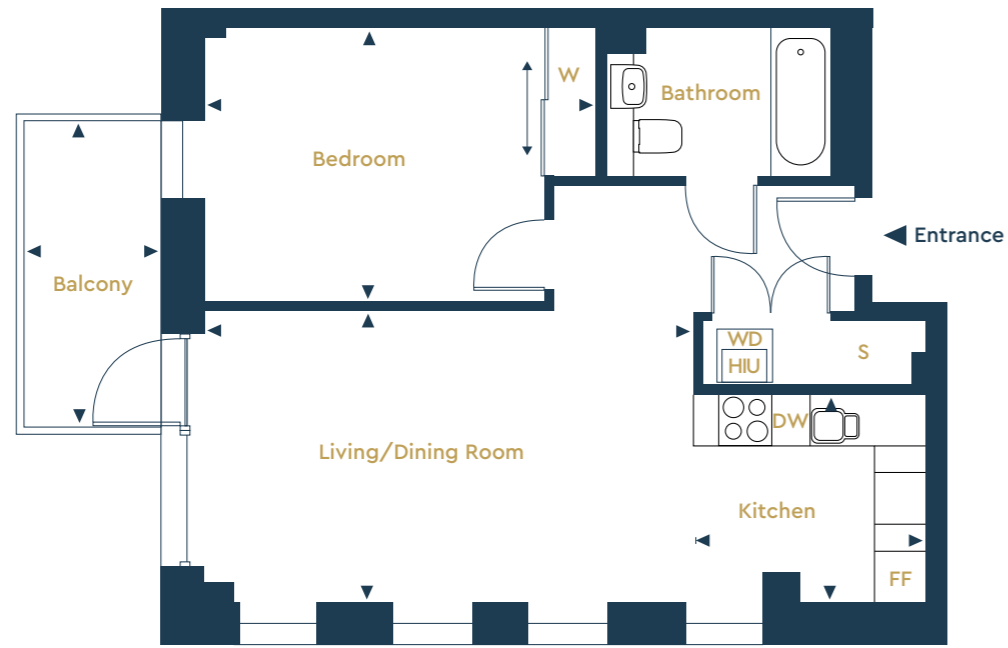
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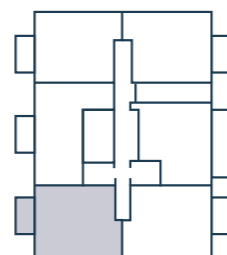


APARTMENT NUMBER	204	304	404	504	604	704	804
LEVEL	2	3	4	5	6	7	8



<b>Living/Dining Room</b>	<b>Kitchen</b>
5.70m x 3.39m 18'8" x 11'1"	2.71m x 2.42m 8'10" x 7'11"
<b>Bedroom</b>	<b>Balcony</b>
4.57m x 3.17m 15' x 10'5"	3.60m x 1.61m 11'10" x 5'3"
<b>Total Internal Area</b>	
53.7 sq m 578 sq ft	

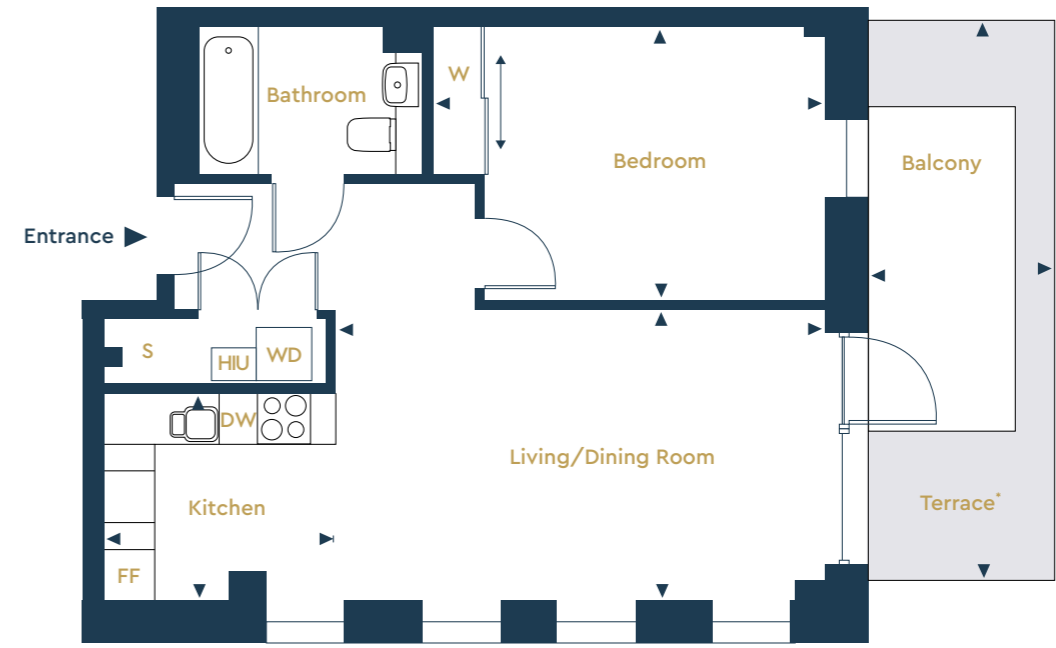
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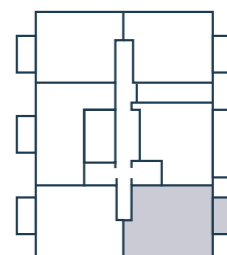


APARTMENT NUMBER	203*	303	403	503	603	703	803
LEVEL	2	3	4	5	6	7	8



<b>Living/Dining Room</b>	<b>Kitchen</b>
5.70m x 3.39m 18'8" x 11'1"	2.71m x 2.42m 8'10" x 7'11"
<b>Bedroom</b>	<b>Balcony</b>
4.57m x 3.17m 15' x 10'5"	3.60m x 1.61m 11'10" x 5'3"
<b>Total Internal Area</b>	
53.7 sq m 578 sq ft	
<b>Terrace</b>	
6.49m x 2.18m 21'4" x 7'2"	

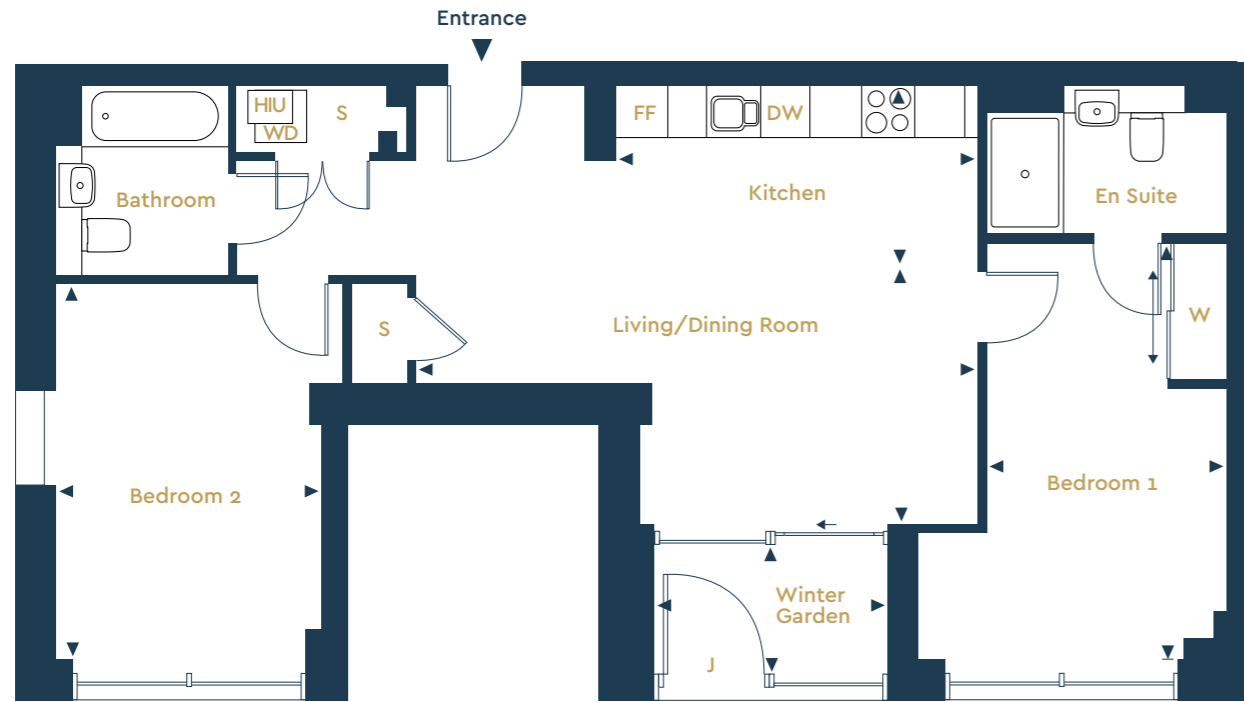
KEY: DW = Dishwasher, FF = Fridge Freezer, HIU = Heat Interface Unit, S = Store, W = Wardrobe, WD = Washer/Dryer



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APARTMENT NUMBER | 102  
 LEVEL | 1



Living/Dining Room	Kitchen
6.53m x 2.99m 21'5" x 9'10"	4.20m x 2.11m 13'9" x 6'11"
Bedroom 1	Bedroom 2
4.99m x 2.79m 16'5" x 9'2"	4.50m x 3.06m 14'9" x 10'1"
Winter Garden	Total Internal Area
2.71m x 1.51m 8'11" x 4'11"	74.5 sq m 801 sq ft

KEY: DW = Dishwasher, FF = Fridge Freezer, HIU = Heat Interface Unit, J = Juliette Balcony, S = Store, W = Wardrobe, WD = Washer/Dryer



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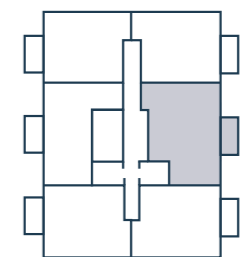
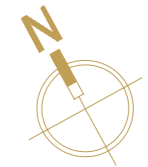


APARTMENT NUMBER | 302 | 402 | 502 | 602 | 702 | 802  
 LEVEL | 3 | 4 | 5 | 6 | 7 | 8



Living/Dining Room	Kitchen
5.04m x 3.63m 16'6" x 11'11"	3.60m x 1.84m 11'10" x 6'
Bedroom 1	Bedroom 2
3.35m x 3.07m 11' x 10'1"	3.73m x 2.79m 12'3" x 9'2"
Balcony	Total Internal Area
3.60m x 1.61 m 11'10" x 5'3"	64.1 sq m 689 sq ft

KEY: DW = Dishwasher, FF = Fridge Freezer, HIU = Heat Interface Unit, S = Store, W = Wardrobe, WD = Washer/Dryer



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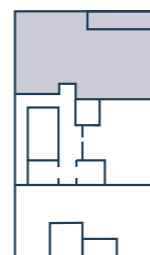
APARTMENT NUMBER | 101  
 LEVEL | 1

3 BEDROOM APARTMENT

KIDBROOKE SQUARE



<b>Living/Dining Room</b> 6.70m x 5.68m 22' x 18'8"	<b>Kitchen</b> 3.60m x 2.46m 11'10" x 8'1"
<b>Bedroom 1</b> 4.23m x 3.21m 13'11" x 10'6"	<b>Bedroom 2</b> 3.47m x 3.32m 11'5" x 10'11"
<b>Bedroom 3</b> 3.47m x 2.15m 11'5" x 7'1"	<b>Winter Garden</b> 6.09m x 1.53m 20' x 5'
<b>Total Internal Area</b>	
96.8 sq m 1,041 sq ft	



KEY: DW = Dishwasher, FF = Fridge Freezer, HIU = Heat Interface Unit,  
 J = Juliette Balcony, S = Store, W = Wardrobe, WD = Washer/Dryer

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Computer generated image of an apartment at Kidbrooke Square.



# IT'S ALL IN THE DETAIL

These Shared Ownership apartments are light, comfortable and beautifully finished, with flexible spaces where you can work, relax and entertain.

## KITCHEN

- Sleek handleless modular design kitchen in silk grey
- Feature open shelving in wood effect natural oak
- White Corian worktop with undermounted stainless steel bowl sink
- Contemporary monobloc chrome tap
- Glass induction hob and canopy extractor fan
- Zanussi integrated electric single oven
- A range of A+ kitchen appliances including Zanussi integrated fridge-freezer and dishwasher
- Ceramic tiled splashback in gloss white between worktops and kitchen units
- Under cupboard LED lighting
- Wood effect natural strip flooring to hall, living area and kitchen
- Brushed stainless steel sockets and switches in the kitchen
- Washer dryer located in utility cupboard

## BATHROOM & EN SUITE

- Porcelain floor tiles in matt colour stone with matching skirting
- Ceramic wall tiles in gloss white and grey tones
- Bath with chrome thermostatic bath and shower wall mounted mixer and clear glass bath screen with silver detailing to main bathroom
- White semi-recessed basin
- White ceramic WC with concealed cistern and soft-close toilet seat
- Shower set with clear glass screen and chrome shower mixer to en suite
- Mirrored cabinet with integrated ambient lighting
- Chrome finish heated towel rail
- Feature open shelving in wood effect natural oak



## BEDROOM

- Fitted 80/20 wool silver carpet to bedrooms
- Built-in wardrobe with sliding mirrored doors to bedroom 1

## GENERAL

- Smooth finished ceilings emulsioned in white to complement the emulsioned finish of the interior walls
- Communal gas-fired central heating system serving white radiators with individual thermostat controls
- Flush internal doors painted white with brushed stainless steel ironmongery
- Zanussi freestanding A+ rated washer dryer to utility cupboard (see individual plans)
- TV, Sky Q & broadband enabled points (broadband and telephone services require subscription at extra cost)
- USB ports available to bedrooms and living room
- Low energy LED white downlighters throughout

## SECURITY & PEACE OF MIND

- 10-year NHBC build warranty
- Audio visual door entry system
- Concierge service

## EXTERNAL & COMMUNAL AREAS

- Two passenger lifts located within the entrance lobby
- Matt grey tiled flooring to entrance lobby and carpets to communal corridors
- Landscaped gardens
- Secure communal cycle storage

## BALCONY

- Steel balcony with aluminium decking and balustrade
- External LED recessed downlighter
- Winter gardens to apartments 101 and 102



Computer generated images are for indicative purposes only. Specifications are correct at time of going to print, but are subject to change without notice. Please contact the Sales Team for further information.



# BUYING YOUR NEW HOME AT KIDBROOKE SQUARE WITH SHARED OWNERSHIP

Shared Ownership\* is a Government-funded scheme designed to help people buy a home of their own. You buy a share of between 25% and 75% of the home's full market value and pay a subsidised rent on the remainder, with the option to increase the share you own when you can afford to (known as 'staircasing').

## FIND

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### 1. Start your journey

Choose the right home for you by visiting our website or giving us a call. Tell us what you are looking for and we will answer any questions you have.

### 2. Are you eligible?

Complete the online application form. We'll check your form to see if you've met the overall criteria for Shared Ownership and whether it is affordable for you.

### 3. Check out the development

Book your viewing at Kidbrooke Square with our Sales Team.

## APPLY

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### 4. Select your preferred home

Have you seen something you like? Tell us which apartment is your preferred one.

### 5. We offer you a home

We'll try to offer you your preferred home. If we can't, we'll look to offer you a similar home at Kidbrooke Square or at another development of ours.

### 6. Purchasing interview

You'll supply evidence of your income, savings and other required information to one of our Specialist Financial Advisors. They will review whether buying the home is affordable for you in more detail and will look to find the right mortgage deal available to you. A member of the Sales Team will then contact you (usually by phone) to discuss the outcome of the review and explain the buying process in more detail.

## BUY

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### 7. Instruct your solicitor

When you instruct a solicitor you will also need to pay your reservation fee and apply for a mortgage.

### 8. Exchange of contracts

You're nearly there – exchanging contracts means that everything is tied up. We've legally agreed to sell you the home and you've agreed to buy it.

### 9. Home demonstration

When the building is ready, we'll invite you to see your home before you move in. We'll give you a resident's manual and make sure you are familiar with key features such as kitchen appliances, heating and security systems.

### 10. Legal completion

Reaching legal completion means you have bought your home and can move in. Congratulations, you are now a homeowner at Kidbrooke Square!





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A PARTNERSHIP BETWEEN

