



RIDGMOUNT APARTMENTS  
WIMBLEDON

EXCLUSIVE ONE AND TWO  
BEDROOM APARTMENTS  
FOR OCCUPIERS  
AGED 55 AND OVER



## THE LIFESTYLE YOU DESERVE

### *Live your best life*

When you choose Ridgmount, you're not just choosing a spacious, elegant home but a wonderful new way of life – the lifestyle you deserve.

Ridgmount is a boutique collection of beautiful one and two-bedroom apartments available to buy outright, to buy through shared ownership or to rent.

Set on Darlaston Road in Wimbledon, Ridgmount is nestled in a leafy residential location. Yet you're within a stroll of Wimbledon village's picturesque centre and the buzz of Wimbledon high street. Not to mention the sweeping open spaces and woodlands of Wimbledon Common for leisurely walks and picnics.

With Wimbledon station just 0.6 miles away, you have fast access to central London's theatres, restaurants, galleries and shops. And getting away to the coast, the countryside and foreign climes is a breeze.



## A PLACE YOU WILL LOVE TO CALL HOME

At Ridgmount there are just 20 apartments. It's intimate enough to easily make friends with like-minded neighbours, but large enough to ensure your privacy and independence.

Each light, airy home has been thoughtfully designed for your needs today and in the future and is finished to an outstanding specification. Every apartment also comes with a secure, underground parking space and most have a private terrace or balcony for alfresco dining and enjoyment.

Two stylish communal lounges provide plenty of space to relax and meet friends, as do the well-manicured gardens. While Ridgmount's concierge service facilitates regular social events and is available to help life run smoothly, you also have the reassurance of a 24-hour emergency line.





## VILLAGE LIFE, WIMBLEDON STYLE

Wimbledon village is renowned as one of London's most desirable places to live. It has a relaxed, village atmosphere with riders from the nearby stables often passing through. Yet it's also home to designer boutiques, artisan delicatessens and gourmet restaurants.

Wimbledon town caters for your everyday shopping with its supermarkets, high street chains and independent stores. It also boasts the New Wimbledon Theatre, which stages a variety of acclaimed plays, comedies and concerts.

During the summer, the village comes alive as its many restaurants and cafés provide ample outdoor seating – perfect for brunch, lunch or dinner in the sunshine.

If you want to stay active, Ridgmount is the perfect base. Tennis is an obvious choice, but you also have easy access to a wide range of other activities, from golf to yoga, swimming, running, fitness classes and more.





## STAY CONNECTED AND TAKE FLIGHT

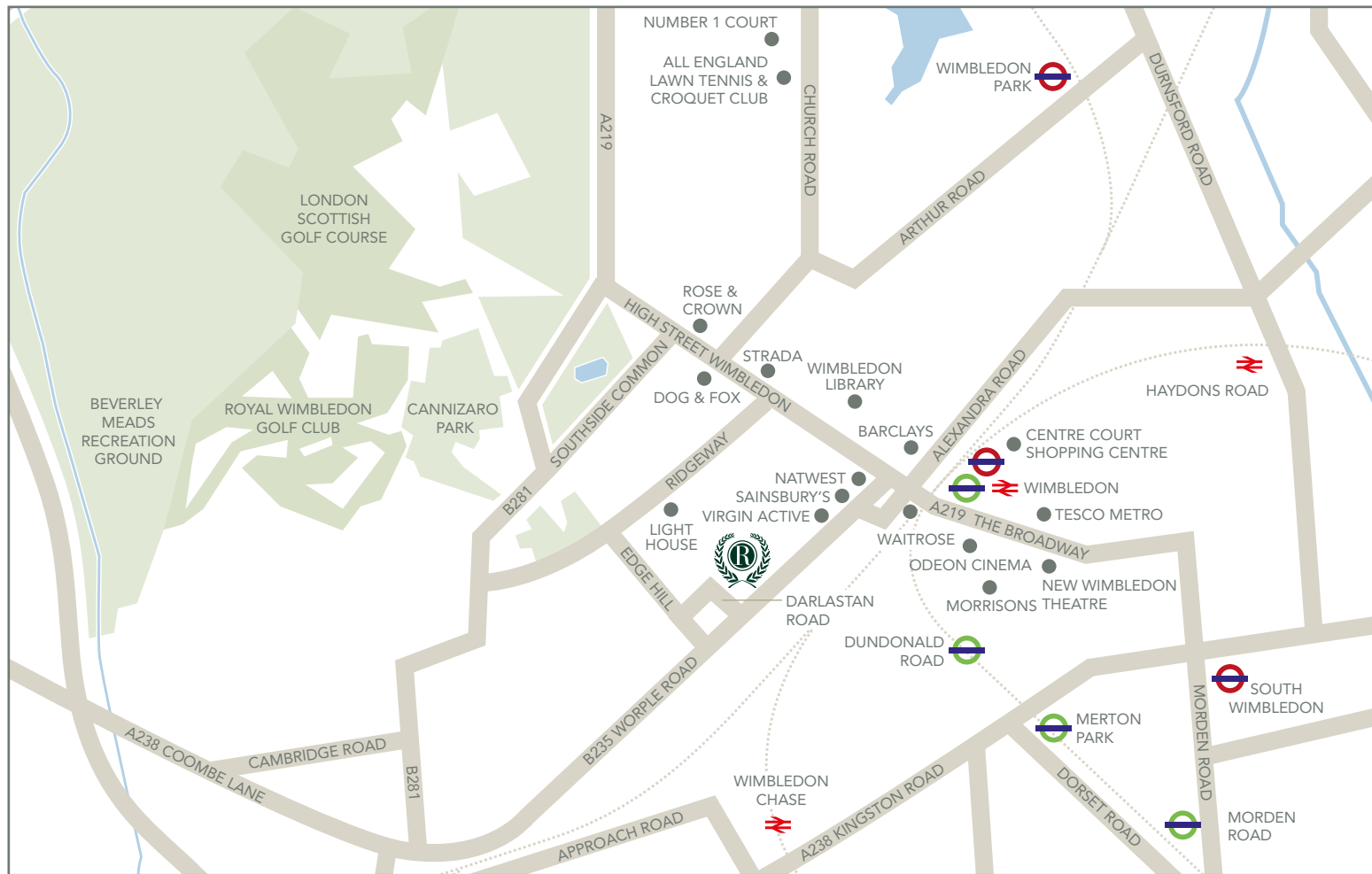
There's so much to enjoy at Ridgmount and within the local area, you need never travel far. But if you like to spread your wings, you have lots of options.

For local journeys, there's a bus stop a two-minute walk from Ridgmount. While the close proximity to Wimbledon town makes travelling further afield very easy too as it offers excellent rail, underground and tram connections.

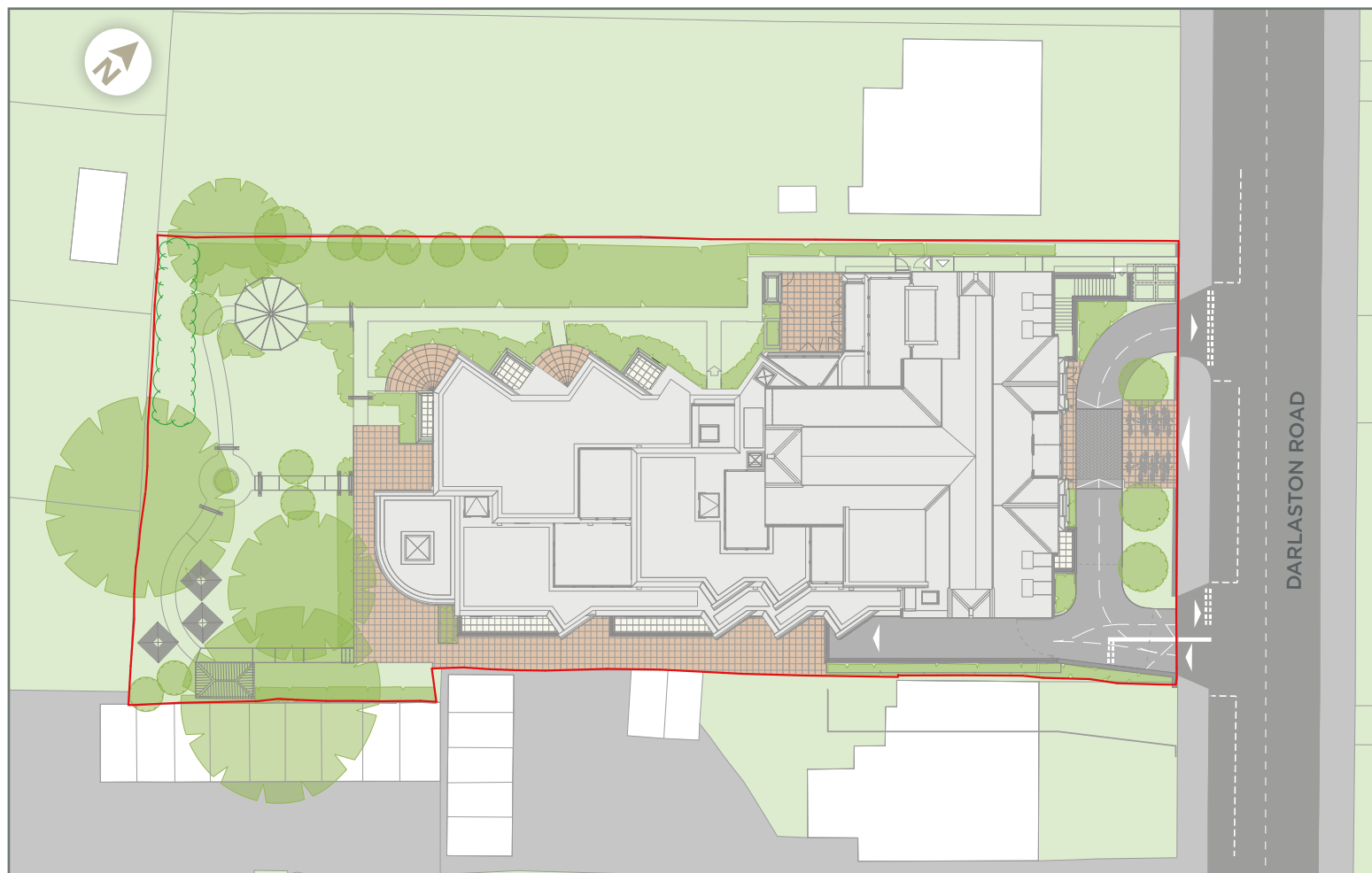
From Wimbledon station, about half a mile away, it's just 16 minutes to central London (Waterloo) and only 7 minutes to the major rail hub, Clapham Junction.

While the south coast is just a 75-minute drive and, for foreign getaways, it's just a 12-mile drive to Heathrow.





DEVELOPMENT LAYOUT



Whilst this development plan has been prepared with all due care for the convenience of the intending purchaser, the information contained herein is a preliminary guide only. Ground levels and other variances have not been shown.



The luxurious landscaped communal garden is ideal for relaxing in.



Bedrooms are large and airy,  
and have fitted wardrobes and  
luxurious fitted carpets.





Ridgmount apartments offer intelligently designed interiors which make maximum use of the available space.



Most apartments attract plenty of natural light and provide views of the surrounding area overlooking either the front and rear gardens.



# INTERIOR SPECIFICATION

Ridgmount is built to an incredibly high standard, with each apartment meticulously finished and ready for you to move in and make your mark.

<i>Kitchen</i>	<i>En-suite bathroom &amp; shower room</i>	<i>General features</i>	<i>Exterior &amp; communal</i>
<ul style="list-style-type: none"> <li>· Range of contemporary style kitchen cabinets</li> <li>· Granite work surfaces</li> <li>· Integrated appliances by Siemens:                             <ul style="list-style-type: none"> <li>– Four ring rapid response induction hob</li> <li>– Multi-speed cooker hood</li> <li>– Eye-level multi-function electric oven</li> <li>– Full height integrated fridge/freezer</li> <li>– Dishwasher</li> </ul> </li> <li>· 1½ bowl stainless steel sink with Monobloc mixer tap</li> <li>· Feature under-unit lighting</li> <li>· Integrated recycling bins</li> <li>· Combined or stacked washer/dryer within utility cupboard or room</li> </ul>	<ul style="list-style-type: none"> <li>· En-suite bathroom or en-suite walk-in shower room</li> <li>· Contemporary style sanitary ware finished in brilliant white</li> <li>· Carronite bath with integral chrome-plated grip handles</li> <li>· Wall-mounted dual-flush WC with soft-close lid</li> <li>· Wall-mounted wash basin</li> <li>· Monobloc mixer taps by Hansgrohe</li> <li>· Over-bath thermostatic shower to bathrooms</li> <li>· Combination ceiling-mounted shower head and wall-mounted body spray head to walk-in shower rooms</li> <li>· Toughened glass shower screen</li> <li>· Mirror-doored vanity cabinet with electric de-mist pads, halo lighting and shaver socket</li> <li>· Ladder-style heated radiator/towel rail</li> <li>· Large format porcelain wall tiles</li> <li>· Recessed spot-lighting</li> </ul>	<ul style="list-style-type: none"> <li>· High depth engineered oak laminate flooring to hall, living/dining room and kitchen</li> <li>· Fitted carpet to bedrooms</li> <li>· Non-slip porcelain floor tiles to en-suite bathroom or shower room</li> <li>· Oak veneer contemporary style flush entrance door</li> <li>· Contemporary white painted internal doors with brushed chrome furniture</li> <li>· High performance double-glazed hermetically sealed window units</li> <li>· Built-in wardrobes to all master bedrooms</li> <li>· Long life, low energy lighting throughout</li> <li>· Flush, brushed stainless steel switch and double socket plates</li> <li>· Neutral painted walls and painted, smooth-finished ceilings throughout</li> <li>· Video entry-phone linked to main entrance</li> </ul>	<ul style="list-style-type: none"> <li>· Two lifts providing access to upper floors and basement</li> <li>· Block paved patio, terrace or balcony with glass balustrade and privacy screen to most apartments*</li> <li>· Contemporary style furnished, wifi-enabled residents' lounge</li> <li>· Contemporary style furnished residents' garden room</li> <li>· Landscaped communal front and rear gardens. Rear gardens incorporate timber framed gazebo and pergolas. A variety of soft and hard landscaping including raised beds and outdoor seating.</li> <li>· Cycle racks</li> <li>· CCTV cameras</li> <li>· Secure under-croft car parking accessed via key fob</li> <li>· Residents large storage room in the basement</li> <li>· Underground secure mobility scooter storage and cycle racks.</li> </ul>
<i>Heating &amp; communications</i>			
<ul style="list-style-type: none"> <li>· Appello Smart Living Solution call and alarm system</li> <li>· Gas-fired thermostatically controlled condensing boiler</li> <li>· Underfloor heating system throughout</li> <li>· Terrestrial and digital TV points to living/dining room and bedrooms</li> <li>· BT points and double sockets adjacent to TV points</li> <li>· EPC level B</li> </ul>			

\* Please speak to our sales adviser for more information.

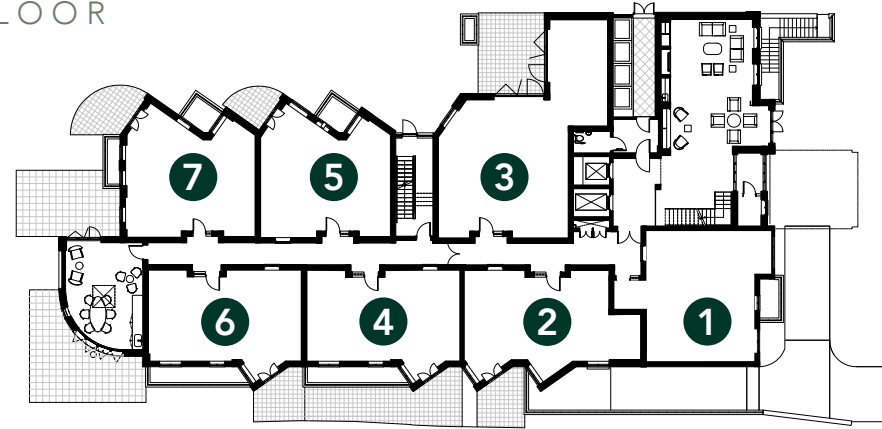
The company employs a policy of continuous improvement and it reserves the right to alter or amend the specification as necessary and without prior notice.



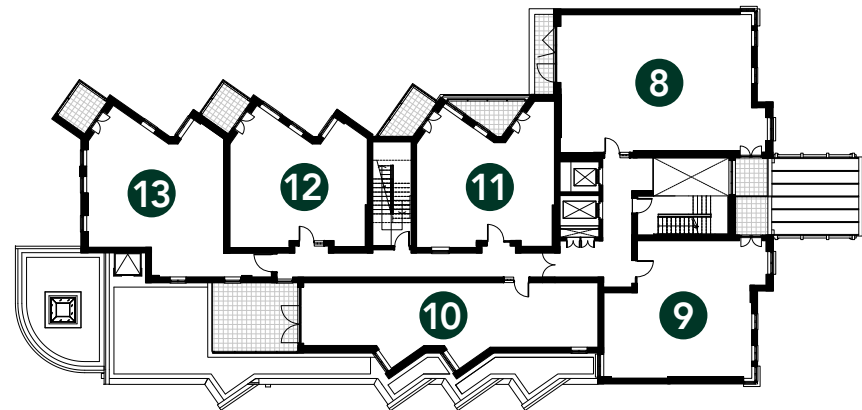
# APARTMENT LOCATIONS



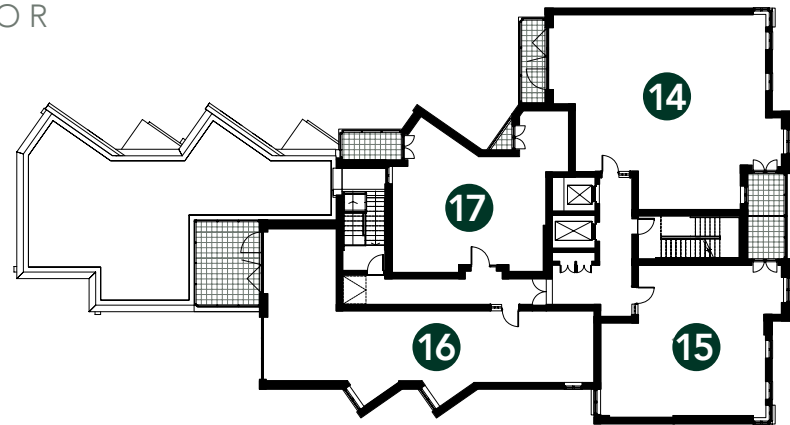
## GROUND FLOOR



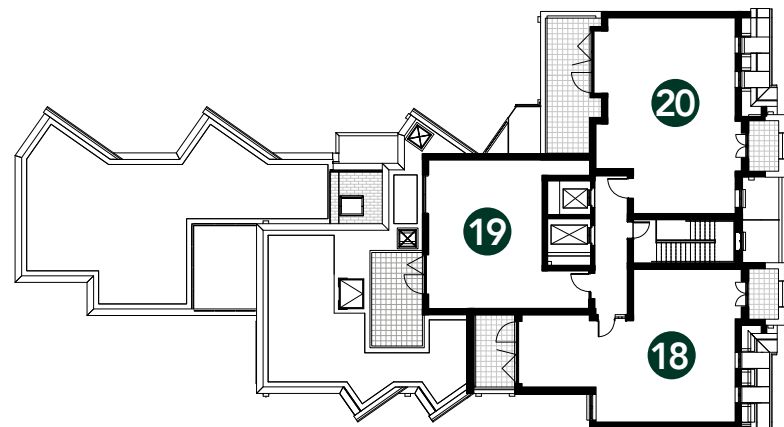
## FIRST FLOOR



## SECOND FLOOR



## THIRD FLOOR



**C&C Innovations specialises in luxury retirement living homes for occupiers aged 55 and above. Ridgmount is located in a desirable, residential area in Greater London and within close proximity to key amenities and excellent transport links.**

We believe passionately in giving our customers the home that they have always promised themselves.

Having access to 90 years of London retirement living and care home design experience, C&C Innovations is able to design our homes to meet our customers' needs down to the smallest details.

We believe that there is a need to innovate retirement living. We recognise your investment now and in the years ahead by offering a 250 year ethical lease, a reasonable ground rent and no exit or event fees.

For more information about C&C Innovations please go to: [ww.ccht.org.uk](http://ww.ccht.org.uk)



RIDGMOUNT APARTMENTS  
WIMBLEDON

E: [sales@knightfrank.co.uk](mailto:sales@knightfrank.co.uk)  
T: 020 8022 1596

While these particulars and plans are prepared with all due care for the convenience of intending purchasers, the information contained herein is a preliminary guide only. Neither the vendors, nor their agents or any person in their employ has any authority to make or give representation, warranty or guarantee (whether oral or written) in respect of, or in relation to, the development or any part thereof. Images shown are of Ridgmount show apartments and communal area. The company employs a policy of continuous improvement and it reserves the right to alter or amend the specification as necessary and without prior notice. Ridgmount Apartments is a marketing name only. Prices, ground rent and estimated service charges are subject to contract.

[www.ridgmountapartments.com](http://www.ridgmountapartments.com)



E: [sales@knightfrank.co.uk](mailto:sales@knightfrank.co.uk)  
T: 020 8022 1596