



Hollyfields

HAWKENBURY • ROYAL TUNBRIDGE WELLS

OUR GUIDE TO KEY SUSTAINABLE DESIGN FEATURES



Hollyfields is an elegant collection of 3, 4 and 5 bedroom homes in Hawkenbury nestled at the foot of the North Downs, just 1.5 miles from the historic and picturesque town of Royal Tunbridge Wells.

This new development in Hawkenbury has been built using the latest in modern techniques and materials drawing on the architectural character found both in Royal Tunbridge Wells and the local surrounding villages. At Hollyfields we have included a variety of features to reduce environmental impact and make it easier for you to live a healthy, sustainable lifestyle.



ENERGY EFFICIENCY

All homes at Hollyfields are designed to be energy efficient. Energy-saving features include:

- LED lighting
- Energy efficient appliances
- High-efficiency gas-fired condensing boilers with modern radiators
- Whole-house ventilation systems
- Solar panels

Such energy efficient features, together with effective insulation, aim to reduce energy bills and carbon dioxide emissions, which in turn lowers each home's contribution to climate change.

LOW CARBON AND RENEWABLE ENERGY

At Berkeley, we are committed to building low carbon homes. This includes reducing carbon emissions across the development by 10% through use of photovoltaic (PV) technology. To achieve this, we have installed solar PV panels on all homes at Hollyfields.

REDUCING WASTE

All kitchens are equipped with recycling bins. General and recycling waste are collected weekly.

REDUCING WATER USE

Growing demands on national water supplies means we have to find ways of using water more efficiently and sustainably. All water-consuming fixtures and fittings in the homes are designed to use less water than the average household in the UK. This includes aerating taps and showers, and dual flush WC cisterns.

ENHANCED ECOLOGY

Hollyfields is special for its ecological diversity, which we have protected and enhanced wherever possible. We have preserved ancient hedgerows and planted new ones in and around the development. 'Buffer zones' of abundant trees and shrubs provide a natural habitat for protected species, including dormice, badgers, bats and birds. We have also installed nesting boxes, plus bat lofts in some garages and carports, to encourage breeding, while ground-living animals, such as reptiles and small mammals, can cross the development safely using specially built wildlife tunnels beneath the roads.

Three balancing ponds have also been created as part of a complex surface water drainage system. These will eventually provide a perfect environment for aquatic plant species.

SUSTAINABLE TRAVEL

Hollyfields is well served for public transport. A regular half-hourly* daytime bus service (numbers 282 and 285) runs between Tunbridge Wells and the cemetery along Forest Road. The mainline railway is just 1.5 miles* away in Tunbridge Wells town centre. At peak times, six services per hour run to London Bridge and Charing Cross**.

Communal electric vehicle charging is provided at five EV points. Homes with garages or carports are equipped with ducting to allow residents to install their own electric vehicle charging point and cabling.

Homes with a carport or garage are provided with space for a bicycle.

COMMUNITY FACILITIES

A number of play areas have been provided on the development as well as links to the existing public right of way for countryside walks from your door.

Hawkenbury recreation ground is opposite the development, providing sports facilities including tennis, hockey and football.

A car club will be available for residents to use for short-term rental.

Computer generated images of Hollyfields, indicative only. *Distances and bus frequencies are taken from Google Maps. **Train frequencies are taken from Trainline.com.



Proud to be a member of the Berkeley Group of companies

For further information

www.hollyfields-hawkenbury.co.uk | hollyfields@berkeleygroup.co.uk | T: 01892 886 577

Berkeley
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