
BLACKHEATH
TOWNHOUSES
Berkeley
Designed for life

INTRODUCING

THE BLACKHEATH COLLECTION TOWNHOUSES

In a cosy collection of just nineteen,
these four-bedroom townhouses are architecturally designed
to slot into the rhythms of contemporary family living.

As new additions to the Blackheath Collection, residents share
the many advantages that Kidbrooke Village has to offer:
green space in abundance, a welcoming community,
residents' only facilities and connectivity to central London.

Blackheath village, with its open spaces and historic centre,
brings an extra layer of charm to life within easy walking distance.

Adding another layer of charm to life.

INTRODUCING

THE BLACKHEATH COLLECTION TOWNHOUSES

From the beginning, Kidbrooke Village was designed as a series of interlinked neighbourhood areas, all with access to the open spaces and amenities the development offers. The homes and apartments within The Blackheath Collection have all these advantages on its doorstep, as well as being only a 14 minute* walk from Blackheath Village.

With just a short stroll from the north side of Cator Park, the vibrant river of colour, wild flowers and natural landscaping flow through Kidbrooke Village. The park includes an imaginatively designed and very popular playground.

Cator Park is a glorious asset and was honoured at the 2020 Landscape Institute Awards, winning the Sir David Attenborough Award for Enhancing Biodiversity, and the Overall President's Award for the best landscape scheme.

On the south side of Cator Park is the longer established Sutcliffe Park, which has earned Green Flag status and plays its own important role in village life with its sports pitches and athletics centre.

Photography of North Cator Park, Kidbrooke Village. *All journey times are approximate. Source: google.co.uk/maps. Walking time to Blackheath Halls.

OUTSIDE SPACE IN ABUNDANCE

Not only does Kidbrooke Village have an amazing amount of open space, it's also very diverse, including wetlands, parks, wildflower meadows, sports pitches, private podium gardens and playgrounds. Extensive footpaths and cycle lanes link these green spaces together, making it easy to explore.

Busy central London seems a world away from this oasis, although it's just 16 minutes* to London Bridge by train.

Photography of North Cator Park, Kidbrooke Village. *All journey times are approximate. Source: google.co.uk/maps. Walking time to Blackheath Halls.

BASK IN THE CHARM OF BLACKHEATH

Blackheath, one of London's oldest villages, is an easy walk from Kidbrooke Village, or just 3 minutes* on the train, offering a pleasant day out close to home.

Enthusiastically preserved by The Blackheath Society, its handsome Georgian and Victorian buildings, village-style shops, boutiques, cafés and restaurants give it an old world charisma.

Out on the 275-acre Heath in Blackheath, there's a definite feeling of the countryside in London, adding to the village's unique charm.



Aerial photography of local area. *All journey times are approximate. Source: tfl.gov.uk and google.co.uk/maps Walking time to Blackheath Halls.

A FLAVOUR OF BLACKHEATH



Lifestyle photography of Blackheath is indicative only.

1

1 Côte Brasserie
2 The Ranger's House
3 The Ivy Café

Be charmed by Blackheath's array of unique shops and businesses. Visit a bookshop with rare editions from 1949 or enjoy a coffee at one of the many independent coffee shops. Treat yourself at The Ivy Café, explore the farmers' market, or sip fine wines at a French wine bar. With an independent microbrewery, countless restaurants and inviting pubs, Blackheath is a place you'll struggle to keep away from.



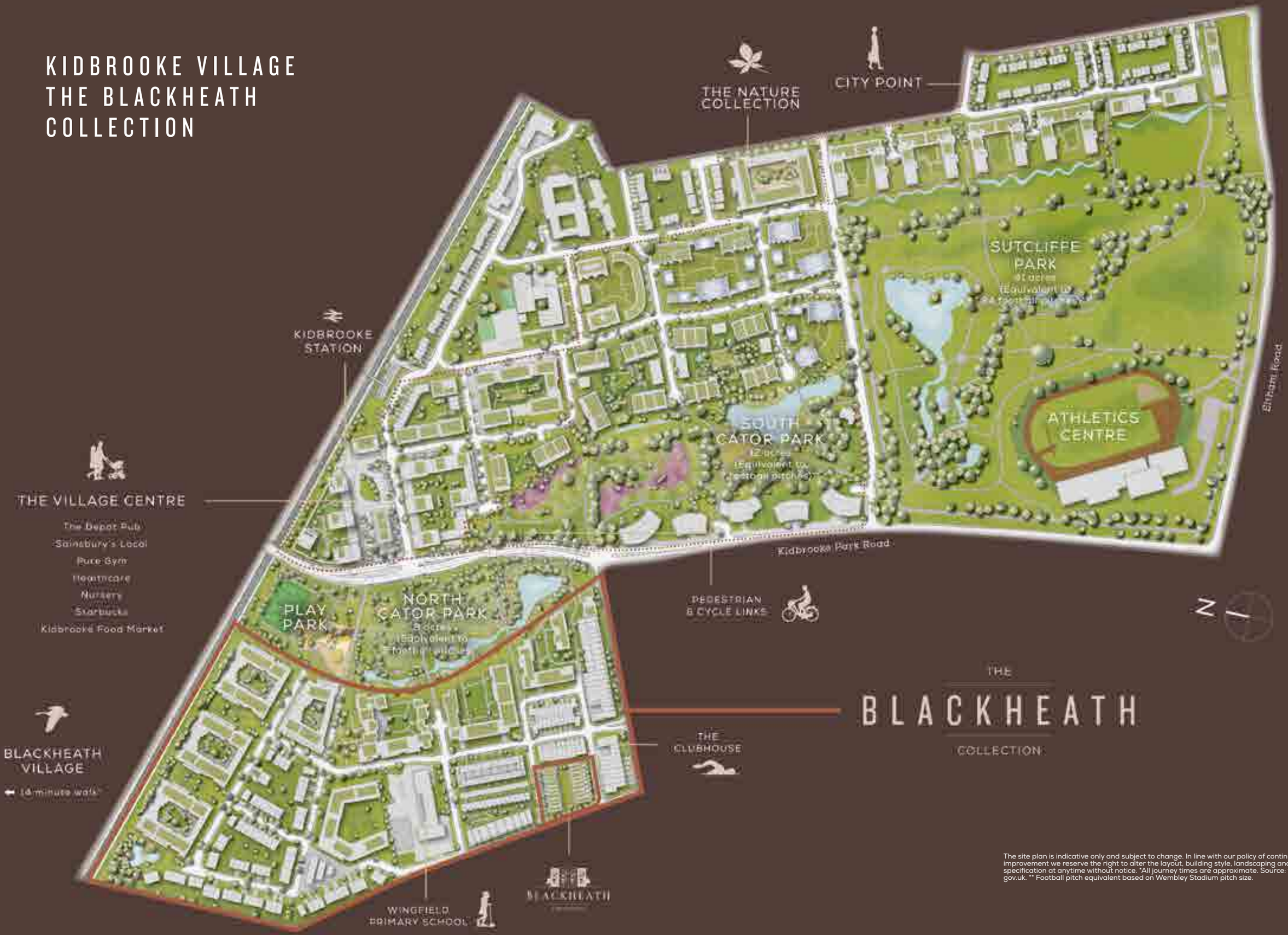
Lifestyle photography of Blackheath is indicative only.

2

Lifestyle photography of Blackheath is indicative only.

3

KIDBROOKE VILLAGE THE BLACKHEATH COLLECTION



The site plan is indicative only and subject to change. In line with our policy of continuous improvement we reserve the right to alter the layout, building style, landscaping and specification at anytime without notice. *All journey times are approximate. Source: tfl.gov.uk. ** Football pitch equivalent based on Wembley Stadium pitch size.

THE HEART OF KIDBROOKE VILLAGE

Find comfort among convenience and community at the central hub of Kidbrooke Village:

The Village Centre. Residents love passing through, either whilst going about their day or joining in with one of the many community events that unfold throughout the year.

The Sunday Farmers Market takes place on the first Sunday of every month, where independent, locally sourced produce fills every stall.

Photography of North Cator Park, Kidbrooke Village. *All journey times are approximate. Source: google.co.uk/maps. Walking time to Blackheath Halls.

CENTRAL TO VILLAGE LIFE

At Kidbrooke Village's heart, The Village Centre is complete with a pleasant, well-kept water feature and flower beds in keeping with the site-wide naturalistic embrace.

Residents are no stranger to this well-equipped centralised hub, delivering a reliable set of daily necessities with it's on-site train station, doctor, dentist and Pure Gym. It doesn't stop there, with additional amenities including a Sainbury's Local, Starbucks, Kidbrooke Food Market, The Depot, a stylish gastro pub plus forthcoming YoHome Oriental Supermarket & Tesco Express.



Lifestyle photography of Blackheath is indicative only.

1

1 Pegler Square
2 Kidbrooke Food Market
3 Events in Pegler Square



Lifestyle photography of Blackheath is indicative only.

2



Lifestyle photography of Blackheath is indicative only.

3

Lifestyle photography of The Blackheath Collection Clubhouse is indicative only.

THE HEART OF KIDBROOKE VILLAGE

Find comfort among convenience and community at the central hub of Kidbrooke Village:

The Village Centre. Residents love passing through, either whilst going about their day or joining in with one of the many community events that unfold throughout the year.

The Sunday Farmers Market takes place on the first Sunday of every month, where independent, locally sourced produce fills every stall.



Lifestyle photography of The Blackheath Collection Clubhouse is indicative only.



Lifestyle photography of The Blackheath Collection Clubhouse is indicative only.

A DIVERSE & WELCOMING COMMUNITY


Lifestyle photography of Kidbrooke Village is indicative only.
1


Lifestyle photography of Kidbrooke Village is indicative only.
2

1 North Cator Park, Kidbrooke Village
2 North Cator Park, Kidbrooke Village
3 Summer event at Kidbrooke Village
4 Starbucks


Lifestyle photography of Kidbrooke Village is indicative only.
3

Whatever the time of year, there's always something going on in Kidbrooke Village. It's what helps to make it such a lively and involving place. There are groups for every age and activity – cricket, performing arts, baby yoga, chess, running and a calendar of community events such as the Summer Fête and Christmas celebrations. It's easy to meet like-minded people who share your interests, creating a feeling of belonging.


Lifestyle photography of Kidbrooke Village is indicative only.
4

THE HAVEN FOR WELLBEING

Wellbeing isn't easy to define, but for Kidbrooke Village, it's the creation of a meaningful community where the generous use of the natural environment plays a positive role in the lives of everyone. Put more simply, it's a place to feel healthy, relaxed and happy - a natural place to call home.

Lifestyle photography of Kidbrooke Village is indicative only.



Lifestyle photography of Kidbrooke Village is indicative only.

EVERYWHERE YOU TURN

THERE ARE SPACIOUS GREEN SURROUNDINGS AND OPEN SPACES FOR ALL TO ENJOY

AWARD-WINNING PARK LIFE

Berkeley is one of the UK's leaders in sustainable development, and has instilled principles of sustainability throughout Kidbrooke Village, creating a legacy for future generations. This includes the planting of over 750 mature trees, to offer shade, and help to absorb CO2 emissions.

The result of all this work was recognised at the 2020 Landscape Institute Awards. Cator Park won the Sir David Attenborough Award for Enhancing Biodiversity, as well as the Overall President's Award for the best landscape scheme.

Berkeley is proud to work with London Wildlife Trust to enhance the green spaces across Kidbrooke Village, particularly in Cator Park, whose waterways have been nurtured and planted to encourage the presence of wildlife. The open leisure spaces feature species-rich grassland and a mosaic of habitats which will be managed by London Wildlife Trust staff and volunteers.

We have been able to combine our visions to create spaces where the community and wildlife grow side by side, and we have run a number of events across the village to find out what our residents would like to see.

London Wildlife Trust



Lifestyle photography of Kidbrooke Village is indicative only.



Lifestyle photography of Kidbrooke Village is indicative only.



Lifestyle photography of Kidbrooke Village is indicative only.



Lifestyle photography of Kidbrooke Village is indicative only.

LONDON ON YOUR DOORSTEP

KIDBROOKE	BLACKHEATH	LEWISHAM	GREENWICH	LONDON BRIDGE	CANARY WHARF	WATERLOO EAST	BANK	CANNON STREET	VICTORIA	STRATFORD	CHARING CROSS
ON SITE	3 MINS* /1 STOP	7 MINS* /2 STOPS	12 MINS* /5 STOPS	16 MINS* /5 STOPS	20 MINS* /8 STOPS	22 MINS* /4 STOPS	24 MINS* /6 STOPS	24 MINS* /6 STOPS	26 MINS* /6 STOPS	30 MINS* /12 STOPS	31 MINS* /5 STOPS



Lifestyle photography of Kidbrooke Village is indicative only.

Kidbrooke Village has excellent connections from the station in The Village Centre, so you can travel direct to London Bridge in 16 minutes* and Waterloo East in 22 minutes*.

However, not every journey has to lead to the office. Kidbrooke station is also your starting point for West End shopping and theatre, South Bank arts, walks along the Thames, airport connections, in fact everything London has to offer. Local destinations including Greenwich and Blackheath are also on the line.

*This graphic illustration shows approximate times only and is not representative of the London tube map. All times are based on travelling at 7.30am on a weekday from Kidbrooke station, not including walking times. Source: tfl.gov.uk Photography of Kidbrooke train station. Lifestyle images are indicative only.

FROM KIDBROOKE VILLAGE TO THE CITY

Kidbrooke Village may feel like the countryside but it is definitely part of London as well; approximately ten miles from the West End and six miles from Canary Wharf, with excellent rail connections from Kidbrooke Station to London Bridge, Waterloo and Victoria.

Once in town, you could try out one of the trendy bars and restaurants springing up around The Shard, some with awe-inspiring views from the tower itself. Borough Market, also close to London Bridge, is a must if you're serious about your cooking. Go to Waterloo for the South Bank, the cultural metropolis that is home to Tate Modern, the National Theatre, Hayward Gallery and Festival Hall, as well as riverside walks with views of Tower Bridge and the glittering new buildings.

16 MINS*/ 5 STOPS	22 MINS*/ 4 STOPS	26 MINS*/ 6 STOPS
LONDON BRIDGE	WATERLOO	VICTORIA

*Source: google.co.uk/maps and www.tfl.gov.uk. All journey times are approximate.



Lifestyle photography of London is indicative only.

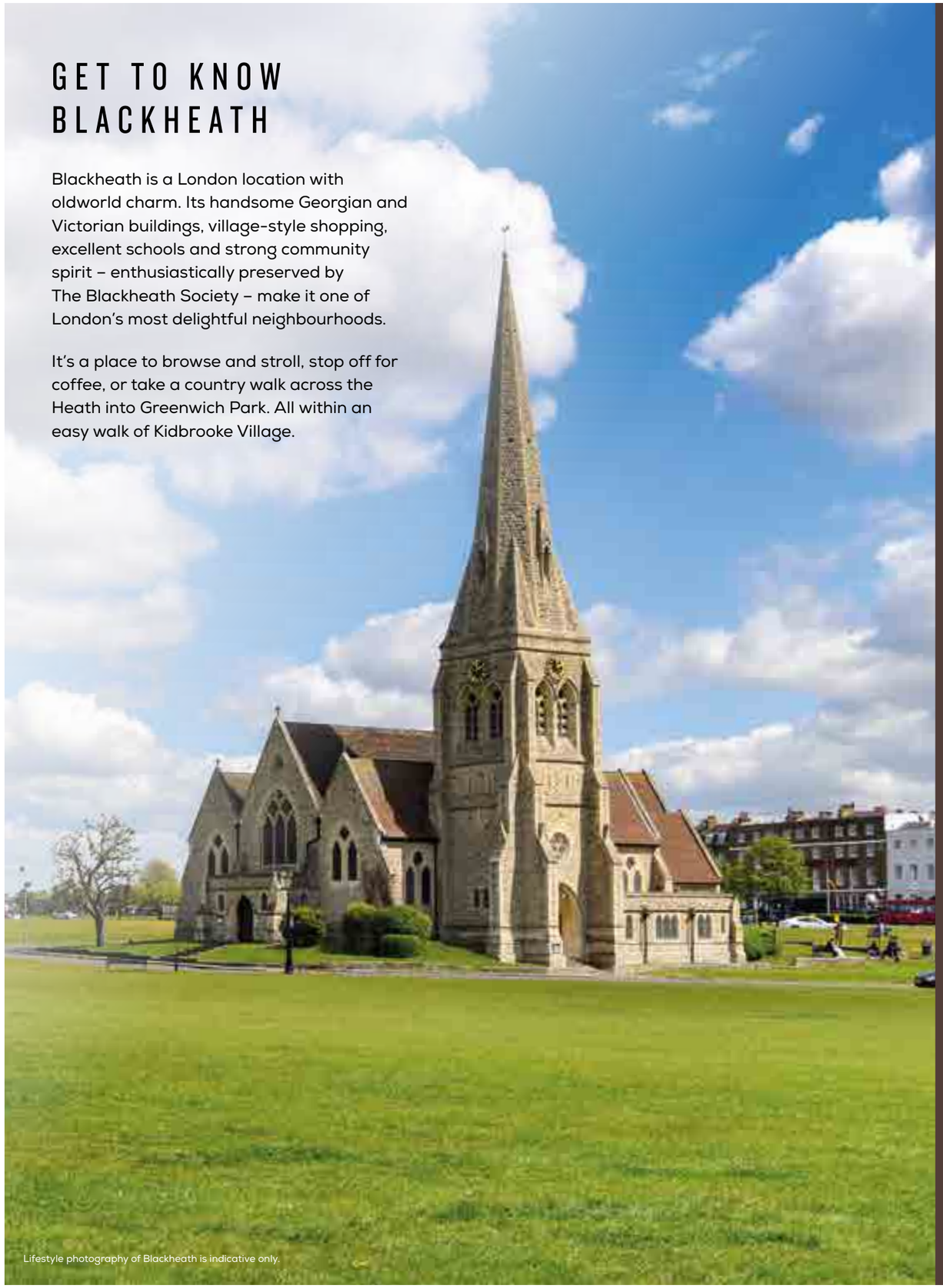


*Source: google.co.uk/maps and www.tfl.gov.uk. All journey times are approximate.

GET TO KNOW BLACKHEATH

Blackheath is a London location with oldworld charm. Its handsome Georgian and Victorian buildings, village-style shopping, excellent schools and strong community spirit – enthusiastically preserved by The Blackheath Society – make it one of London's most delightful neighbourhoods.

It's a place to browse and stroll, stop off for coffee, or take a country walk across the Heath into Greenwich Park. All within an easy walk of Kidbrooke Village.



Lifestyle photography of Blackheath is indicative only.



Lifestyle photography of Blackheath is indicative only.



Lifestyle photography of Blackheath is indicative only.

In Blackheath, out on the 275-acre Heath, there's a definite feeling of the countryside in London. All year round, it's a focus of local life: kite flying and other sports in summer, the starting line for the London Marathon in April, and in November, one of the city's biggest and best fireworks displays for Guy Fawkes Night. Autumn and winter are beautiful on the Heath, when you can wrap up warmly for a stroll, finishing with refreshment in one of the cafés or pubs.

CYCLE	TRAIN	CAR	WALK
4 MINS*/ 1.8 KMS	3 MINS*	7 MINS*/ 2.9 KMS	14 MINS*/ 1.6 KMS

ADVENTURES IN GREENWICH

Greenwich is an exciting destination day or night. The town centre is packed with restaurants and pubs, some located on the riverside and serving panoramic views along with the food. It's a busy shopping area too, and Greenwich Market is very popular for crafts and collectibles.

As for cultural life, Greenwich Theatre is one of the foremost 'off-West End' theatres, with a year-round repertoire of drama, music theatre, family shows and pantomime. Greenwich Picturehouse shows the new blockbusters, as well as art-house movies, and has a stylish café-bar for enjoying a post-viewing glass of wine.

Maritime Greenwich is another side to Greenwich, celebrating our national seafaring history with the Royal Maritime Museum, Royal Naval College and the Cutty Sark. In beautiful Greenwich Park, you can climb the hill to visit the Royal Observatory and Prime Meridian, turning around to admire spectacular views of London.


Lifestyle photography of Greenwich is indicative only.


Lifestyle photography of Greenwich is indicative only.
3

CYCLE
15 MINS*/
5.6 KMS

TRAIN
12 MINS*/
5 KMS

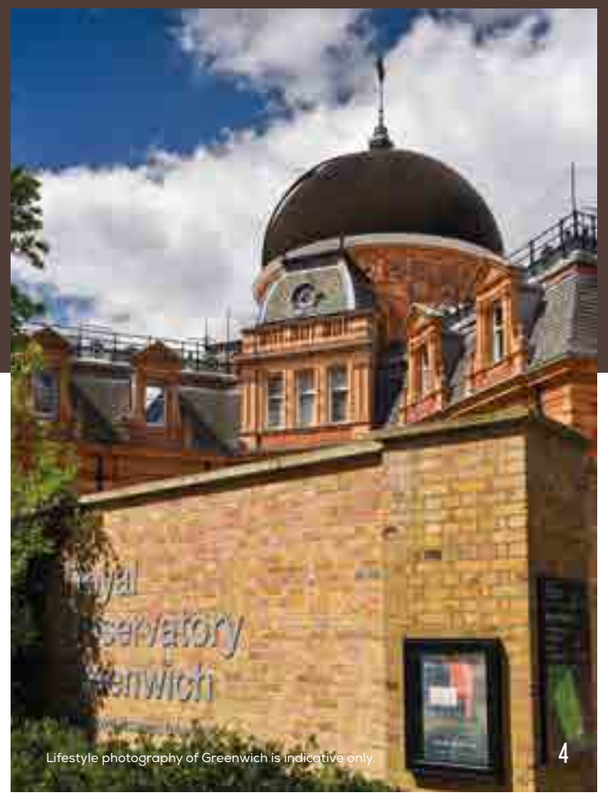
CAR
15 MINS*/
4.2 KMS

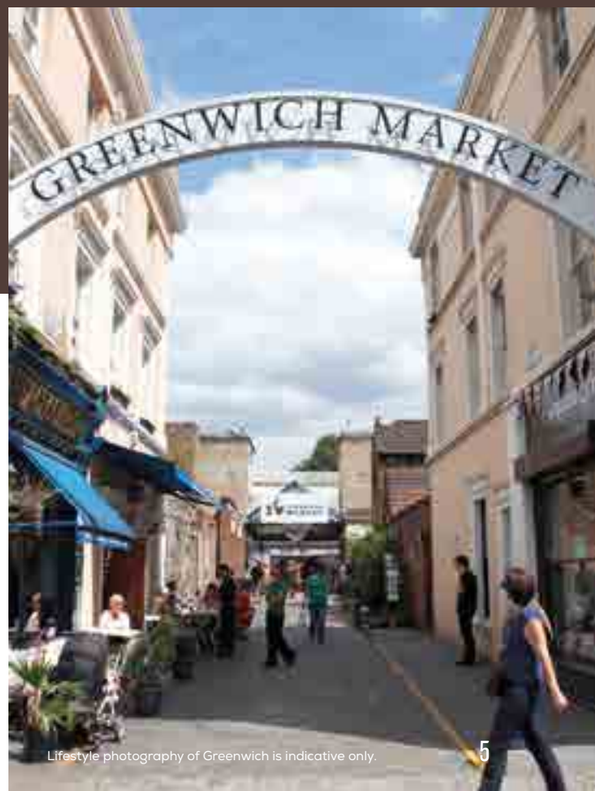
WALK
47 MINS*/
4.8 KMS


Lifestyle photography of Greenwich is indicative only.
2

1 The Cutty Sark
2 Greenwich University
3 National Maritime Museum
4 Greenwich Market
5 Royal Observatory

*Source: google.co.uk/maps and www.tfl.gov.uk.
All journey times are approximate.


Lifestyle photography of Greenwich is indicative only.
4



Lifestyle photography of Greenwich is indicative only.
5

A WORLD ENTERTAINMENT DISTRICT

In North Greenwich, under the vast dome of The O2, you'll find one of London's best all under-one-roof destinations for shopping, dining and nightlife. The arena is world famous for performances by some of the world's greatest music, sports and comedy stars, making it one of Europe's most important entertainment venues. The multiplex cinema, and club nights at Indigo, take the excitement to further levels. There's more, The O2 is now a leading retail centre. At Icon, there are over 60 shops selling leading designer brands at outlet prices: big names like Boss, Gant, Hackett, Hobbs and Tommy Hilfiger. And if shopping gives you an appetite, there are around 30 restaurants and cafés to choose from.



Lifestyle photography of The O2 is indicative only.

2

1 The O2
2 The O2 at night
3 Shopping at the Icon

CYCLE	TRAIN	CAR
28 MINS*/ 8 KMS	29 MINS*	21 MINS*/ 8 KMS



Lifestyle photography of The O2 is indicative only.

1

*Source: google.co.uk/maps and www.tfl.gov.uk. All journey times are approximate. Photography of The O2, Greenwich. Lifestyle imagery is indicative only.



Lifestyle photography of The O2 is indicative only.

3

GOOD SCHOOLS FOR ALL AGES

Kidbrooke Village is popular with families because there are several well-regarded schools in the neighborhood. Starting with the pre-school years, parents have three choices within a mile of Kidbrooke Village: Brooklands Pre-School, Bright Horizons and the Nursery on the Green.

Moments from The Blackheath Collection is Wingfield Primary School. Forming part of the village, this on site primary school is Ofsted rated 'Outstanding' and contributes much to the local community in Kidbrooke. Thomas Tallis Secondary School, also rated 'Good', has further accolades, being a Music Mark School and having a PTI Subject Leadership mark for art and music.

Blackheath is also renowned for its schools. Many are rated 'Outstanding' and the area also has several independent schools.



Lifestyle photography of Kidbrooke Village is indicative only.



Lifestyle photography of Kidbrooke Village is indicative only.



Lifestyle photography of Kidbrooke Village is indicative only.

SCHOOL	RATING*	DISTANCE
Fennies Nursery	Nursery	On Site
Storkway Nursery	Nursery	0.7 Mile/1.1 kms
Nesbit Nippers	Nursery	0.7 Mile/1.1 kms
The Nursery on the Green	Nursery	0.9 Mile/1.4 kms
Wingfield Primary School	Outstanding, Dec 2022	On-site
Brooklands Primary School	Outstanding , Sep 2016	0.4 Mile/0.6 km
Ealdham Primary School	Good, Dec 2021	0.6 Mile/1 km
Thomas Tallis School	Good, Nov 2020	0.2 Miles/0.3 km
Leigh Academy Blackheath Colfe's Junior School	Outstanding, 2022	1.1 Miles/1.8 kms
Harris Academy Greenwich	Outstanding, May 2022	1.2 Miles/1.9 kms
Blackheath High School for Girls	Excellent, 2022	1.6 Miles/2.6 kms
St Ursula's Convent School	Outstanding, Mar 2017	2.3 Miles/3.7 kms
Shooters Hill Sixth Form College	Good, Nov 2019	2.1 Miles/3.4 kms
Christ The King Sixth Form College	Good, Apr 2017	2.4 Miles/3.9 kms

*Independent School Inspectorate. Ofsted and ISI ratings are correct at time of print. Photography at Cator Park, Kidbrooke Village.

LONDON UNIVERSITY OF LIFE

As an epicenter of extraordinary educational opportunities, London offers a vast range of universities and higher education institutions.

The student community speaks for itself with close to over 500,000 in population*, of which 127,000** are from overseas countries, once again proving the city is a beacon for scholars worldwide and international students seeking out prestigious educational facilities.

Time after time, London's universities and colleges are highly placed in the respected rankings. In the 2023 Times and Sunday Times Good University Guide, Imperial College was 5th, UCL 7th, King's College 26th and LSE 4th. The respected Guide for 2023 puts seven London universities in the UK's top fifty†.

Beyond academia, London's buzzing energy nurtures countless burgeoning careers and unforgettable experiences for students. It can't be denied that London is an expensive city, but many galleries, clubs, theaters and restaurants offer student-friendly prices. And you can't put a price on the sheer exhilaration of being in London.

Lifestyle photography of London is indicative only. *https://www.ucas.com **https://www.ons.gov.uk †Times Higher Education: https://www.timeshighereducation.com/world-university-rankings/2023/world-ranking. Rankings taken from: The Times Good University Guide 2023: https://www.thetimes.co.uk/article/good-university-guide-in-full-tp6dzs7wn



Computer generated image of Kidbrooke Village is indicative only.

A WALK ALONG THE AVENUE

The mews-style street is edged with blossoming trees, a safe, pleasant place where you can say hello to neighbours or stroll along to the park.

Computer generated image of The Blackheath Collection Townhouses is indicative only.

YOUR HOME

BEAUTIFUL AND FUNCTIONAL

Each individually designed kitchen is smartly put together and elegantly styled in modern, fresh, colours to make cooking a pleasure. Kitchen shape, lighting and worktop space are all maximised for practicality, while the latest appliances help ease the flow of busy lives. Timber flooring in an eye-catching chevron pattern creates a free-flowing effect from the kitchen into the living areas.



Computer generated image of The Blackheath Collection Townhouses is indicative only.



Computer generated image of The Blackheath Collection Townhouses is indicative only.

YOUR HOME

FOR HOW YOU LIVE

The innovative design of the Townhouses enables the whole of the ground floor to be devoted to a large open plan living space, opening onto a private garden. Throughout, the interiors are all you'd expect from Berkeley: light, free-flowing spaces with a contemporary specification that will please the most design-conscious purchaser.

YOUR HOME

GOOD MORNING, GOOD NIGHT

Your bedroom is your haven, a place to enjoy personal peace and comfort. That's why each Townhouse bedroom is spacious and sumptuously designed, always with an eye for practicality and quality. Every Bedroom 1 benefits from a fitted wardrobe and all bedrooms have plush carpets.



Computer generated image of The Blackheath Collection Townhouses is indicative only.

YOUR HOME

SPECIFICATION

We designed the interiors for the Townhouses with a scheme of stylish contemporary neutrals that will work beautifully with your own decoration and the colour palette.



Computer generated image of The Blackheath Collection Townhouses is indicative only.

1. Oak Wood Flooring
2. Large Format Stone Effect Ceramic Wall Tiles for Bathrooms & En-suites
3. Elegant Cashmere Grey Finish on all Kitchen Units
4. Marble Effect Kitchen Worktop with Matching Splashback
5. Timber Effect Cabinetry for Bathrooms & En-suites
6. Decorative Ceramic Feature Wall for Bathrooms & En-suites
7. Premium Soft Grey Plush Carpet to Bedrooms



Computer generated images are indicative of the finishes of The Blackheath Collection Townhouses and should be used for illustration purposes only. Colour and finishes will vary.

YOUR HOME

FOR HOW YOU LIVE

KITCHENS

- Layout featuring a peninsular breakfast bar.
- Tall units with integrated fridge freezer.
- Bosch integrated electric oven, microwave, induction hob and recirculating extractor hood.
- Base units with integrated dishwasher and wine cooler.
- Fluted doors to wall units with one glazed feature door.
- Marble effect worktop and splashback.
- White undermounted sink with gold tap.
- Integrated task lighting beneath wall units.

ELECTRICAL FITTINGS

- Low energy ceiling downlights throughout.
- Television and telephone points to principal living room and bedrooms.
- Gold electrical sockets in kitchen area.
- White electrical sockets elsewhere.
- USB charging points in kitchen and bedrooms.

HEATING / PLUMBING

- Hot water and heating provided by ASHP (air source heat pump), hot water system with storage cylinder and radiators.
- Radiator panel heating with individual thermostatic valve controls.
- Washer/ dryer provided, housed within a kitchen unit.

DOWNSTAIRS WC

- White wall hung toilet with concealed cistern.
- Vanity cabinet with top mounted washbasin.
- Tiled floor and walls behind vanity counter and toilet.
- Feature cupboard above toilet.
- Rectangular mirror with integrated lighting above basin.
- Polished chrome fittings including heated towel rail.

BATHROOMS

- White single ended bath with glass bath screen.
- White wall hung toilet with concealed cistern.
- Vanity cabinet with top mounted washbasin.
- Tiled floor and walls surrounding bath.
- Feature tiling to wall behind vanity counter and toilet.
- Feature cabinetry above toilet with integrated shelving.
- Rectangular mirror with integrated lighting above basin.
- Polished chrome fittings including heated towel rail.

SHOWER ROOM

- White shower tray with glass shower screen.
- White wall hung toilet with concealed cistern.
- Vanity cabinet with top mounted washbasin.
- Tiled floor and walls surrounding shower.
- Feature tiling to wall behind vanity counter and toilet.
- Feature cabinetry above toilet with integrated shelving.
- Recessed niche with shelving in shower.
- Rectangular mirror with integrated lighting above basin.
- Polished chrome fittings including heated towel rail.

INTERIOR FINISHES

- Tiled flooring to entrance area and coat cupboard.
- Chevron patterned timber flooring to open-plan living space.
- Carpet to stairs, landings and bedrooms.
- Fitted wardrobe to bedroom one with shelf and hanging rail.
- White painted internal doors, architraves and skirtings.
- Satin finish door handles throughout.

EXTERNAL FEATURES

- Private car parking space on paved driveway.
- Provision for future electric vehicle charging installation.
- Combined cycle and bin storage.
- Coloured front entrance door with glazed side light and canopy above.

SECURITY

- Power and telephone points for alarm installation by purchasers.
- ‘Secured by Design’ standards to all accessible doors and windows.
- Lockable windows.
- Smoke and heat detectors.
- Sprinkler protection.

PEACE OF MIND

- Freehold.
- All houses benefit from 10-year build warranty.
- RoSPA Safer By Design Gold Standard Home.

REAR GARDENS

- Sliding door opening from open-plan living area.
- Paved terrace with lawn beyond.
- Timber fencing between gardens.

MANAGING AGENT

- A managing agent will be appointed to administer the effective operation and maintenance of communal facilities.
- 24-hour Concierge service.

RESIDENTS’ LEISURE FACILITIES WITHIN ESTATE BOUNDARIES

- Bespoke swimming pool.
- Separate fitness studio.
- Residents’ cinema.
- Business suite.
- Wi-fi lounge.



Computer generated image of The Blackheath Collection Townhouses is indicative only.

Your attention is drawn to the fact that in rare circumstances it may not be possible to obtain the exact products or materials referred to in the specification. Berkeley reserves the right to alter, amend or update the specification, which may include changes in the colour, material or brand specified. In such cases, a similar alternative will be provided. Berkeley reserves the right to make these changes as required.



THE

BLACKHEATH

COLLECTION

Comprising the Townhouses, Podium Houses, Urban Houses and Apartments, The Blackheath Collection is one of several distinctive neighbourhoods in Kidbrooke Village. It's also just a 14 minute* walk from one of London's best-known older villages, Blackheath, giving you a complementary lifestyle to enjoy.

HOUSE NUMBER	BEDROOMS	AREA SQ M	AREA SQ FT	PAGE NUMBER
TH-01	FOUR	140.8	1515.3	P.66-67
TH-02	FOUR	140.8	1515.3	P.58-59
TH-03	FOUR	140.8	1515.3	P.58-59
TH-04	FOUR	140.8	1515.3	P.58-59
TH-05	FOUR	140.8	1515.3	P.58-59
TH-06	FOUR	140.8	1515.3	P.58-59
TH-07	FOUR	140.8	1515.3	P.58-59
TH-08	FOUR	140.8	1515.3	P.58-59
TH-09	FOUR	140.8	1515.3	P.60-61
TH-10	FOUR	140.8	1515.3	P.64-65
TH-11	FOUR	140.8	1515.3	P.62-63
TH-12	FOUR	140.8	1515.3	P.62-63
TH-13	FOUR	140.8	1515.3	P.62-63
TH-14	FOUR	140.8	1515.3	P.62-63
TH-15	FOUR	140.8	1515.3	P.62-63
TH-16	FOUR	140.8	1515.3	P.62-63
TH-17	FOUR	140.8	1515.3	P.68-69
TH-18	FOUR	140.8	1515.3	P.68-69
TH-19	FOUR	140.8	1515.3	P.70-71

The site plan is indicative only and subject to change. In line with our policy of continuous improvement we reserve the right to alter the layout, building style, landscaping and specification at anytime without notice. *All journey times are approximate. Source: google.co.uk/maps. Walking time to Blackheath Halls.

TOWNHOUSES

TYPE I

PLOTS

TH-02, TH-03, TH-04, TH-05,
TH-06, TH-07, TH-08

ROOM DIMENSIONS

GROUND FLOOR

LIVING/KITCHEN/DINING	13'9 1/2" X 30'3"	4.20M X 9.22M
GARDEN	14'8" X 24'9 1/2"	4.48M X 7.56M

FLOOR ONE

BEDROOM 1	13'9 1/2" X 10'6 1/2"	4.20M X 3.22M
BEDROOM 2	13'9 1/2" X 10'4 1/2"	4.20M X 3.16M

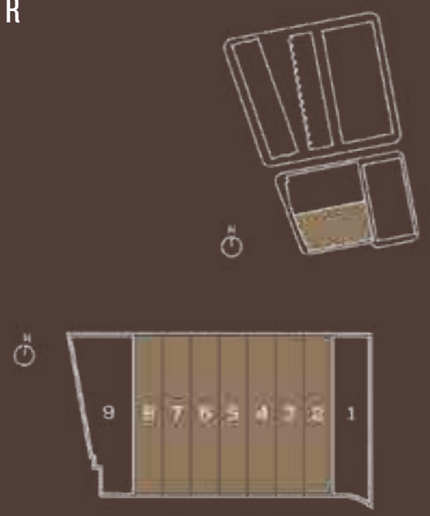
FLOOR TWO

BEDROOM 3	13'9 1/2" X 10'6 1/2"	4.20M X 3.22M
BEDROOM 4	13'9 1/2" X 13'1"	4.20M X 4.22M

TOTAL INTERNAL AREA

140.8 sq m / 1515.3 sq ft

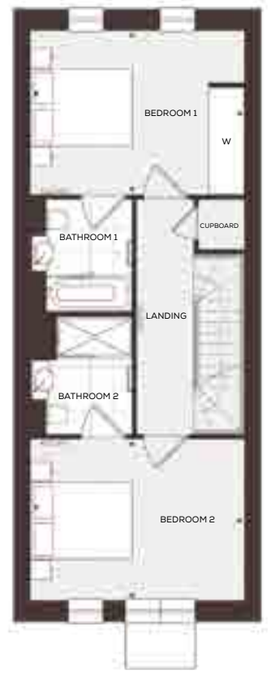
LOCATOR



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR





KEY

◂▸	MEASUREMENTS
═	RADIATORS
W	FITTED WARDROBE
☒	FULL HEIGHT KITCHEN UNIT
WD	WASHER DRYER
ASHP	AIR SOURCE HEAT PUMP
≡	WOODEN SCREEN

DISCLAIMER

House layouts show indicative furniture arrangements with approximate measurements and are indicative only. Dimensions, which are taken from the indicated points of measurements are for guidance only and are not intended to be used for carpet sizes, appliance space or items of furniture. House areas are provided as gross internal areas in accordance RICS measuring practice. All measurements and areas may vary within a tolerance of 5%.

Kitchen layouts are indicative only and are subject to change. Internal wardrobe layouts are indicative only and are subject to change. Services boxing sizes and locations may vary. Please note: to increase legibility these plans have been sized to fit the page and are not drawn to scale and as such may not be at the same scale as those on other pages. The ASHP (Air Source Heat Pump) screen setting out is indicative and may be subject to change.

TOWNHOUSES

TYPE 2

PLOTS

TH-09

ROOM DIMENSIONS

GROUND FLOOR

LIVING/KITCHEN/DINING	13'9 1/2" X 30'3"	4.20M X 9.22M
GARDEN	32'6 1/2" X 24'9 1/2"	9.92M X 7.56M

FLOOR ONE

BEDROOM 1	13'9 1/2" X 10'6 1/2"	4.20M X 3.22M
BEDROOM 2	13'9 1/2" X 10'4 1/2"	4.20M X 3.16M

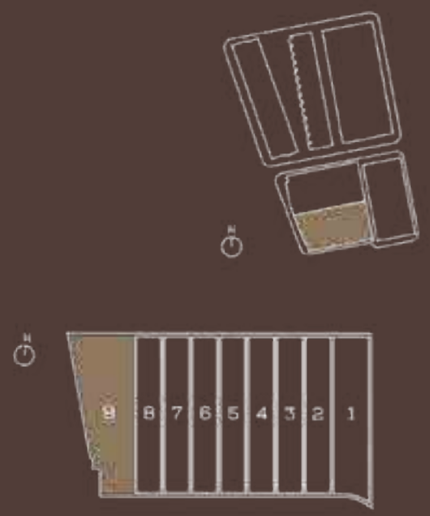
FLOOR TWO

BEDROOM 3	13'9 1/2" X 10'6 1/2"	4.20M X 3.22M
BEDROOM 4	13'9 1/2" X 13'1"	4.20M X 4.22M

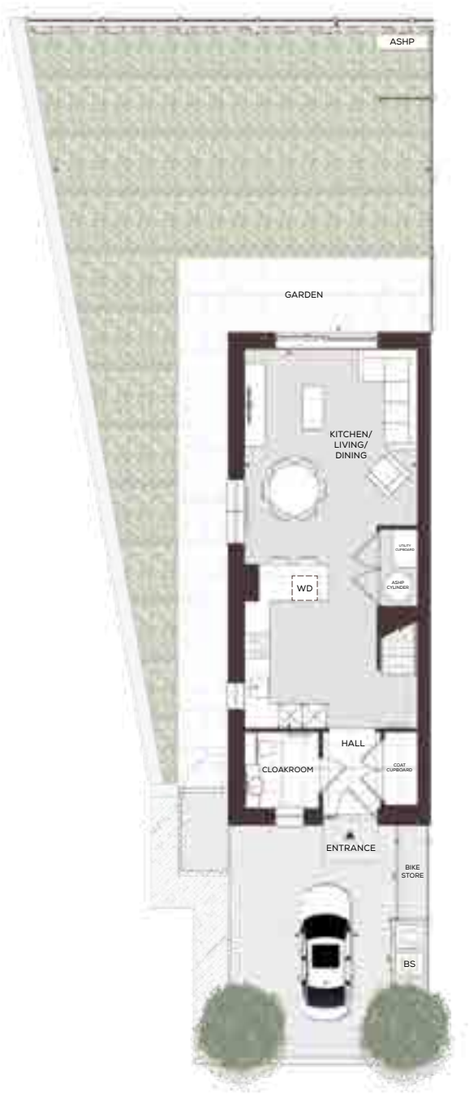
TOTAL INTERNAL AREA

140.8 sq m / 1515.3 sq ft

LOCATOR



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR





KEY

◂▸	MEASUREMENTS
═	RADIATORS
W	FITTED WARDROBE
☒	FULL HEIGHT KITCHEN UNIT
WD	WASHER DRYER
ASHP	AIR SOURCE HEAT PUMP
▤	WOODEN SCREEN

DISCLAIMER

House layouts show indicative furniture arrangements with approximate measurements and are indicative only. Dimensions, which are taken from the indicated points of measurements are for guidance only and are not intended to be used for carpet sizes, appliance space or items of furniture. House areas are provided as gross internal areas in accordance RICS measuring practice. All measurements and areas may vary within a tolerance of 5%.

Kitchen layouts are indicative only and are subject to change. Internal wardrobe layouts are indicative only and are subject to change. Services boxing sizes and locations may vary. Please note: to increase legibility these plans have been sized to fit the page and are not drawn to scale and as such may not be at the same scale as those on other pages. The ASHP (Air Source Heat Pump) screen setting out is indicative and may be subject to change.

TOWNHOUSES

TYPE 3

PLOTS

TH-11, TH-12, TH-13,
TH-14, TH-15, TH-16

ROOM DIMENSIONS

GROUND FLOOR

LIVING/KITCHEN/DINING	13'9 1/2" X 30'3"	4.20M X 9.22M
GARDEN	14'8" X 24'9 1/2"	4.48M X 7.56M

FLOOR ONE

BEDROOM 1	13'9 1/2" X 10'6 1/2"	4.20M X 3.22M
BEDROOM 2	13'9 1/2" X 10'4 1/2"	4.20M X 3.16M

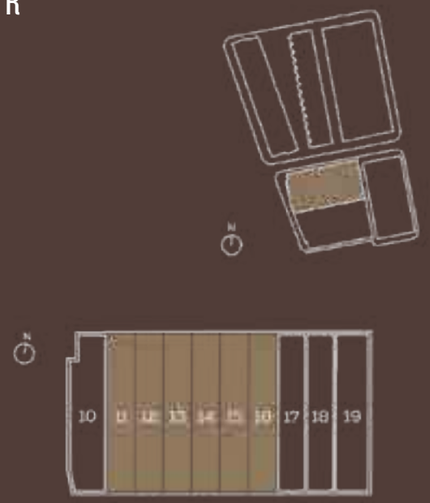
FLOOR TWO

BEDROOM 3	13'9 1/2" X 10'6 1/2"	4.20M X 3.22M
BEDROOM 4	13'9 1/2" X 13'1"	4.20M X 4.22M

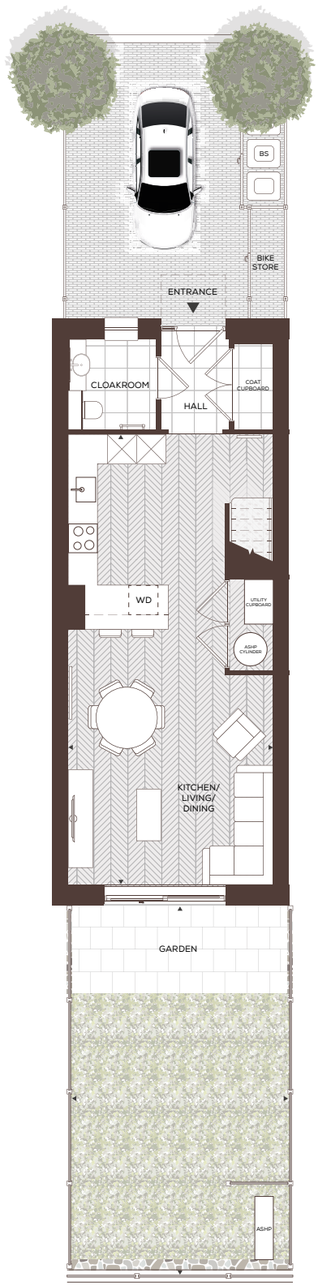
TOTAL INTERNAL AREA

140.8 sq m / 1515.3 sq ft

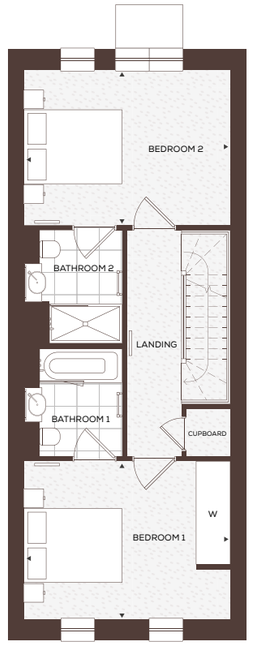
LOCATOR



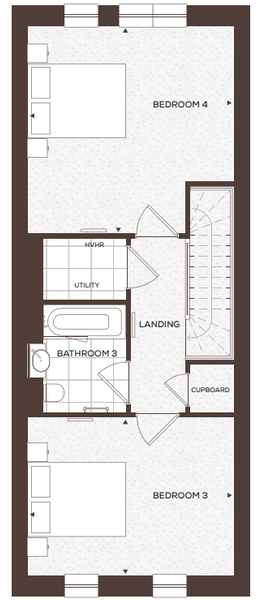
GROUND FLOOR



FIRST FLOOR



SECOND FLOOR





KEY

◂▸	MEASUREMENTS
▭	RADIATORS
W	FITTED WARDROBE
☒	FULL HEIGHT KITCHEN UNIT
WD	WASHER DRYER
ASHP	AIR SOURCE HEAT PUMP
▭	WOODEN SCREEN

DISCLAIMER

House layouts show indicative furniture arrangements with approximate measurements and are indicative only. Dimensions, which are taken from the indicated points of measurements are for guidance only and are not intended to be used for carpet sizes, appliance space or items of furniture. House areas are provided as gross internal areas in accordance RICS measuring practice. All measurements and areas may vary within a tolerance of 5%.

Kitchen layouts are indicative only and are subject to change. Internal wardrobe layouts are indicative only and are subject to change. Services boxing sizes and locations may vary. Please note: to increase legibility these plans have been sized to fit the page and are not drawn to scale and as such may not be at the same scale as those on other pages. The ASHP (Air Source Heat Pump) screen setting out is indicative and may be subject to change.

TOWNHOUSES

TYPE 4

PLOTS

TH-10

ROOM DIMENSIONS

GROUND FLOOR

LIVING/KITCHEN/DINING	13'9 1/2" X 30'3"	4.20M X 9.22M
GARDEN	20" X 24'9 1/2"	6.15M X 7.56M

FLOOR ONE

BEDROOM 1	13'9 1/2" X 10'6 1/2"	4.20M X 3.22M
BEDROOM 2	13'9 1/2" X 10'4 1/2"	4.20M X 3.16M

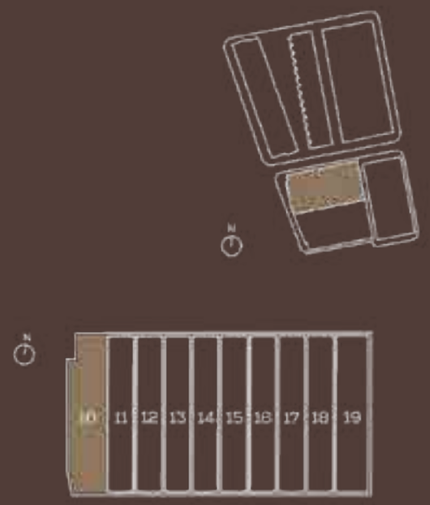
FLOOR TWO

BEDROOM 3	13'9 1/2" X 10'6 1/2"	4.20M X 3.22M
BEDROOM 4	13'9 1/2" X 13'1"	4.20M X 4.22M

TOTAL INTERNAL AREA

140.8 sq m / 1515.3 sq ft

LOCATOR



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



KEY

◂▸	MEASUREMENTS
═	RADIATORS
W	FITTED WARDROBE
☒	FULL HEIGHT KITCHEN UNIT
WD	WASHER DRYER
ASHP	AIR SOURCE HEAT PUMP
▬	WOODEN SCREEN

DISCLAIMER

House layouts show indicative furniture arrangements with approximate measurements and are indicative only. Dimensions, which are taken from the indicated points of measurements are for guidance only and are not intended to be used for carpet sizes, appliance space or items of furniture. House areas are provided as gross internal areas in accordance RICS measuring practice. All measurements and areas may vary within a tolerance of 5%.

Kitchen layouts are indicative only and are subject to change. Internal wardrobe layouts are indicative only and are subject to change. Services boxing sizes and locations may vary. Please note: to increase legibility these plans have been sized to fit the page and are not drawn to scale and as such may not be at the same scale as those on other pages. The ASHP (Air Source Heat Pump) screen setting out is indicative and may be subject to change.

TOWNHOUSES

TYPE 5

PLOTS

TH-01

ROOM DIMENSIONS

GROUND FLOOR

LIVING/KITCHEN/DINING	13'9 1/2" X 30'3"	4.20M X 9.22M
GARDEN	17.2" X 24'9 1/2"	5.23M X 7.56M

FLOOR ONE

BEDROOM 1	13'9 1/2" X 10'6 1/2"	4.20M X 3.22M
BEDROOM 2	13'9 1/2" X 10'4 1/2"	4.20M X 3.16M

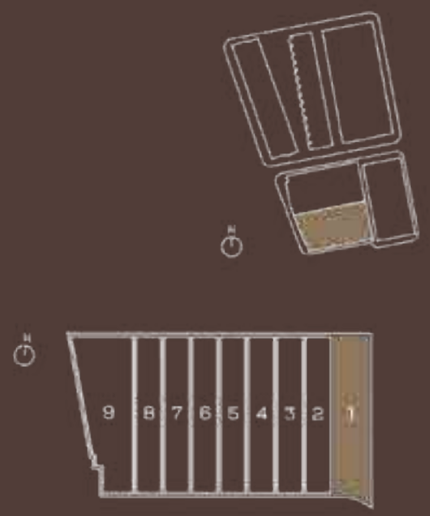
FLOOR TWO

BEDROOM 3	13'9 1/2" X 10'6 1/2"	4.20M X 3.22M
BEDROOM 4	13'9 1/2" X 13'1"	4.20M X 4.22M

TOTAL INTERNAL AREA

140.8 sq m / 1515.3 sq ft

LOCATOR



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



KEY

◂▸	MEASUREMENTS
▭	RADIATORS
W	FITTED WARDROBE
☒	FULL HEIGHT KITCHEN UNIT
WD	WASHER DRYER
ASHP	AIR SOURCE HEAT PUMP
▬	WOODEN SCREEN

DISCLAIMER

House layouts show indicative furniture arrangements with approximate measurements and are indicative only. Dimensions, which are taken from the indicated points of measurements are for guidance only and are not intended to be used for carpet sizes, appliance space or items of furniture. House areas are provided as gross internal areas in accordance RICS measuring practice. All measurements and areas may vary within a tolerance of 5%.

Kitchen layouts are indicative only and are subject to change. Internal wardrobe layouts are indicative only and are subject to change. Services boxing sizes and locations may vary. Please note: to increase legibility these plans have been sized to fit the page and are not drawn to scale and as such may not be at the same scale as those on other pages. The ASHP (Air Source Heat Pump) screen setting out is indicative and may be subject to change.

TOWNHOUSES

TYPE 6

PLOTS

TH-17, TH-18

ROOM DIMENSIONS

GROUND FLOOR

LIVING/KITCHEN/DINING	13'9 1/2" X 30'3"	4.20M X 9.22M
GARDEN	14.6" X 24'9 1/2"	4.42M X 7.56M

FLOOR ONE

BEDROOM 1	13'9 1/2" X 10'6 1/2"	4.20M X 3.22M
BEDROOM 2	13'9 1/2" X 10'4 1/2"	4.20M X 3.16M

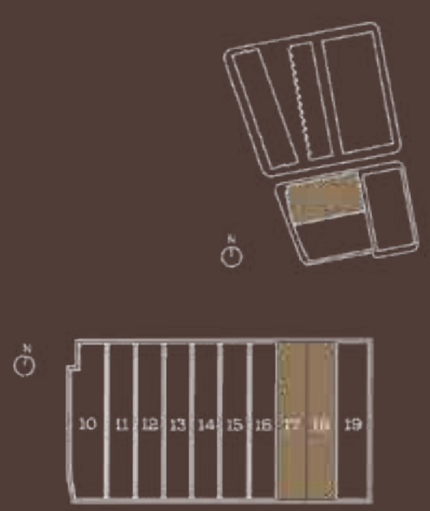
FLOOR TWO

BEDROOM 3	13'9 1/2" X 10'6 1/2"	4.20M X 3.22M
BEDROOM 4	13'9 1/2" X 13'1"	4.20M X 4.22M

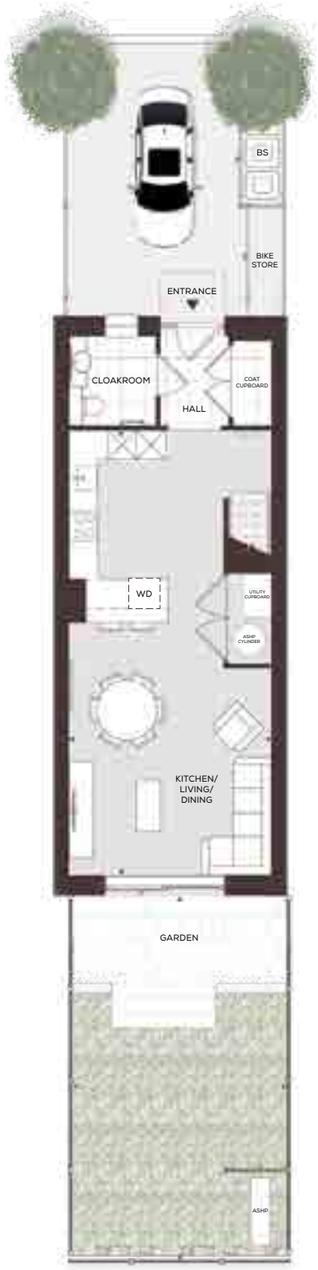
TOTAL INTERNAL AREA

140.8 sq m / 1515.3 sq ft

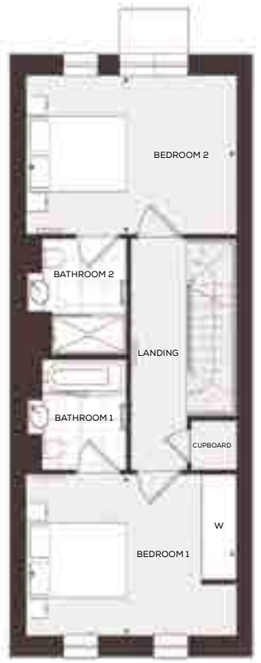
LOCATOR



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR





KEY

◂▸	MEASUREMENTS
▭	RADIATORS
W	FITTED WARDROBE
☒	FULL HEIGHT KITCHEN UNIT
WD	WASHER DRYER
ASHP	AIR SOURCE HEAT PUMP
▬	WOODEN SCREEN

DISCLAIMER

House layouts show indicative furniture arrangements with approximate measurements and are indicative only. Dimensions, which are taken from the indicated points of measurements are for guidance only and are not intended to be used for carpet sizes, appliance space or items of furniture. House areas are provided as gross internal areas in accordance RICS measuring practice. All measurements and areas may vary within a tolerance of 5%.

Kitchen layouts are indicative only and are subject to change. Internal wardrobe layouts are indicative only and are subject to change. Services boxing sizes and locations may vary. Please note: to increase legibility these plans have been sized to fit the page and are not drawn to scale and as such may not be at the same scale as those on other pages. The ASHP (Air Source Heat Pump) screen setting out is indicative and may be subject to change.

TOWNHOUSES

TYPE 7

PLOTS

TH-19

ROOM DIMENSIONS

GROUND FLOOR

LIVING/KITCHEN/DINING	13'9 1/2" X 30'3"	4.20M X 9.22M
GARDEN	20'5 1/2" X 24'9 1/2"	6.24M X 7.56M

FLOOR ONE

BEDROOM 1	13'9 1/2" X 10'6 1/2"	4.20M X 3.22M
BEDROOM 2	13'9 1/2" X 10'4 1/2"	4.20M X 3.16M

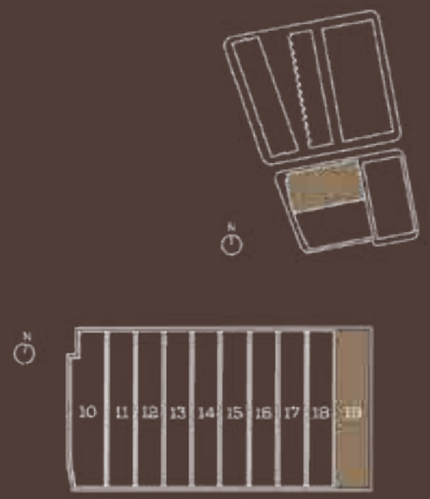
FLOOR TWO

BEDROOM 3	13'9 1/2" X 10'6 1/2"	4.20M X 3.22M
BEDROOM 4	13'9 1/2" X 13'1"	4.20M X 4.22M

TOTAL INTERNAL AREA

140.8 sq m / 1515.3 sq ft

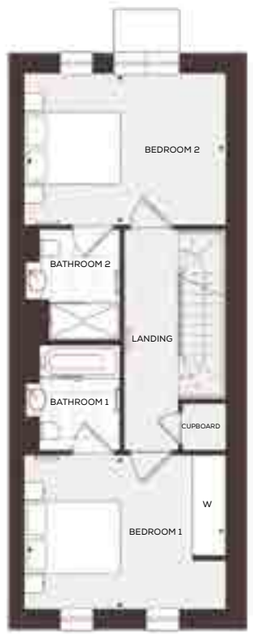
LOCATOR



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



KEY

◂▸	MEASUREMENTS
▭	RADIATORS
W	FITTED WARDROBE
☒	FULL HEIGHT KITCHEN UNIT
WD	WASHER DRYER
ASHP	AIR SOURCE HEAT PUMP
▬	WOODEN SCREEN

DISCLAIMER

House layouts show indicative furniture arrangements with approximate measurements and are indicative only. Dimensions, which are taken from the indicated points of measurements are for guidance only and are not intended to be used for carpet sizes, appliance space or items of furniture. House areas are provided as gross internal areas in accordance RICS measuring practice. All measurements and areas may vary within a tolerance of 5%.

Kitchen layouts are indicative only and are subject to change. Internal wardrobe layouts are indicative only and are subject to change. Services boxing sizes and locations may vary. Please note: to increase legibility these plans have been sized to fit the page and are not drawn to scale and as such may not be at the same scale as those on other pages. The ASHP (Air Source Heat Pump) screen setting out is indicative and may be subject to change.



OUR VISION

Berkeley Group is a responsible organisation, wholly committed to being a world-class business, as defined by the quality of places we create, the value they generate for people, communities and the environment, and their positive long-term impact on society. We set ourselves the highest standards in the industry for design, construction, safety and efficiency.

Our Vision, a strategic plan for the business, is designed to raise our standards higher still. Our Vision is reviewed every two years, following objective analysis and discussion of the key industry, national and global issues that are most relevant to our customers and supply chain. Our Vision focuses our attention on five key business areas.

Customer experience
Quality homes
Great places
Efficient and considerate operations
Commitment to people and safety

OUR VISION 2030
TRANSFORMING TOMORROW

Some features are only applicable to specific developments. Please ask sales negotiator for further information.

Lifestyle photography of Kidbrooke Village is indicative only.

DESIGNED FOR LIFE

DESIGNED FOR LIFE

At Berkeley, we are committed to creating great places where people love to live, work and relax. Where the homes are light-filled, adaptable and finished to very high standards. Where carefully planned public areas enhance well-being and quality of life for residents and visitors. Where people feel a sense of community.

CUSTOMERS DRIVE ALL OUR DECISIONS

We achieve that by putting our customers at the heart of everything we do. First, we strive to understand what our customers want and need – well-built homes, in a pleasant and safe neighbourhood, with plenty of nature, amenities and good transport connections. Then we apply that understanding to all our planning and design decisions.

And for every new development, we challenge ourselves to go further, to improve and innovate, ensuring we satisfy the real needs of our customers in inspiring and sustainable ways.

DESIGNED FOR LIFE

At Berkeley, we are committed to creating greatplaces where people love to live, work and relax. Where the homes are light-filled, adaptable and finished to very high standards. Where carefully planned public areas enhance well-being and quality of life for residents and visitors. Where people feel a sense of community.

QUALITY FIRST TO LAST

Quality is the defining characteristic of Berkeley developments, right down to the very last detail. We choose our locations, style of homes, construction practices, materials and specifications with great care. When you buy a new home from Berkeley you can be safe in the knowledge that it is built to high standards of design and quality, has low environmental impact and that you will receive a professional, efficient and helpful service from us. For extra peace of mind, all new properties come with a 10-year build warranty.

GREEN LIVING

We are committed to creating a better environment within our developments and in the areas that surround them. That's why we build on brownfield sites whenever we can, bringing new life to disused and unloved spaces. We take care to protect the natural environment and enhance biodiversity. All our homes are designed to reduce water and energy consumption, promote recycling and enable residents to choose sustainable transport options.

COMMITMENT TO THE FUTURE

When we plan a development, we take a long-term view of how the community we create can thrive in years to come. Our aim is to permanently enhance the neighbourhoods in which they are located, through intelligent design, quality landscaping, sympathetic architecture or restoration, and high standards of sustainability. We don't just build for today; we build for the future too.

Berkeley Group
Proud to be a member of the Berkeley Group of Companies

Berkeley Designed for life | St Edward Designed for life | St George Designed for life | St James Designed for life | St William Designed for life | St Joseph Designed for life

THIS IS HOW WE ARE ENSURING SUSTAINABILITY AT KIDBROOKE VILLAGE

PEOPLE, PLANET, PROSPERITY

Sustainability is fundamental to Berkeley's ethos. In simple terms, we want to ensure the long-term health, wellbeing and prosperity of people and the planet. There are a range of ways we are managing and minimising the environmental impact of our operations and delivery of homes and communities. These are the initiatives we have implemented at Kidbrooke Village.

NATURE AND BIODIVERSITY

Parkland, trees, flowers, green roofs, ponds, hedges, gardens – these are the fundamentals of a thriving natural environment that can be enjoyed by everyone. They are all part of our commitment to creating a net biodiversity gain on our developments. Within and around Kidbrooke Village, we have created natural habitats that encourage wildlife to flourish. We are working with London Wildlife Trust and HTA Design Ltd to engage residents in the natural landscapes that we have created.

WASTE AND RECYCLING

We actively encourage all residents to reduce their waste wherever possible. In addition to external recycling bins, we provide integrated recycling bins in kitchens to make it easier to separate and recycle waste.

WATER EFFICIENCY

Our homes are designed to high water efficiency standards and are fitted with dual flush WCs, low-flow taps and showerheads which use less water without compromising convenience and comfort. We also suggest simple steps to reduce water consumption, such as not leaving taps running unnecessarily.

ENERGY EFFICIENCY

Efficient use of electricity and gas helps lower fuel bills and reduces carbon emissions. Our homes have been designed to use less energy than a standard home. They have enhanced levels of thermal insulation and air-tightness, and have been fitted with mechanical ventilation units with heat recovery (MVHR). All lighting is low energy and kitchen appliances are energy efficient.

NOISE REDUCTION

We can't eliminate noise, but we consider the impact of noise in the design of our homes. We consider external noise, such as from nearby roads, and internal noise including the transfer between rooms and floors. We incorporate measures to reduce the different types of noise wherever possible to create a quieter environment.

CLEAN AIR

It is hard to avoid polluted air, particularly in our cities. Throughout Kidbrooke Village we have planted trees, shrubs and flower beds to help create a cleaner air environment. Within our homes we provide mechanical ventilation to filter the internal air.

SUSTAINABLE TRANSPORT

We provide cycle paths, secure cycle parks and car charging points to encourage the use of sustainable methods of transport, to help reduce air pollution around the development and the wider area. These active methods of transport also help encourage healthier lifestyles.

WASTE AND RECYCLING

Maintaining our communal open spaces and facilities in perpetuity is an important benefit to the whole community. We work with Rendall & Rittner and residents to ensure the development remains in pristine condition.

FUTURE-PROOF DESIGN

From the early stages of design, we assess how our homes will stand up to the future effects of climate change, such as how they will be affected by higher summer temperatures, periods of drought, or more extreme rainfall. We are constantly researching how we can ensure our homes and developments are more resilient to these extremes to understand what new innovative technologies we should use in our future designs.



Photography of Kidbrooke Village is indicative only.

CENTRAL TO VILLAGE LIFE

At Berkeley Group our passion and purpose is to build quality homes, strengthen communities and improve people's lives. We are innovating, pushing boundaries and taking action to ensure we have a long-term, positive impact that is good for our customers, the communities we touch, our business and the world around us. We transform underused sites into exceptional places and we're also transforming the way we work; embracing technology and raising standards, as we continue to deliver an outstanding customer experience and create high quality homes that delight our customers. Our Vision 2030 is our ten-year plan which sets out how we will achieve this.



Computer generated image of Kidbrooke Village is indicative only.



Lifestyle photography is indicative only.

TRANSFORMING PLACES

Working with local people and partners we create welcoming and connected neighbourhoods where you can be proud to live.



Lifestyle photography is indicative only.

TRANSFORMING LIFESTYLES

Taking action on climate change and giving you ways to live more sustainably. We're building efficient homes that use less energy over their lifetime, with sustainable travel choices on the doorstep.



Lifestyle photography is indicative only.

TRANSFORMING NATURE

Creating beautiful places with habitats that help nature to thrive, meaning that every site is left with more nature than when we began.



Lifestyle photography is indicative only.

TRANSFORMING FUTURES

Helping people to reach their potential through apprenticeships and training, and programmes supported by the Berkeley Foundation.

Please scan this QR code for more information on how we are TRANSFORMING TOMORROW

OUR VISION 2030
TRANSFORMING TOMORROW



Photography of Kidbrooke Village is indicative only.

THE BERKELEY GROUP

WITH YOU EVERY STEP OF THE WAY

We want to ensure that you are happy with every aspect of your new home, so we look after our customers at every stage with expert advice, attention to detail and continuous communication. From exchange of contracts, your dedicated Berkeley Customer Relations Team will help with any questions you may have.

SALES CONSULTANT

Helps you find your perfect home

CUSTOMER RELATIONS MANAGER

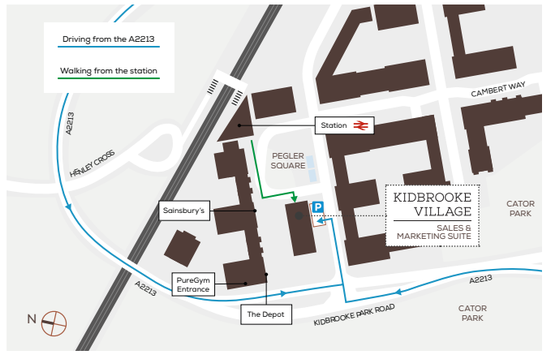
Helps you review your choices and guides you through the buying process

CUSTOMER SERVICE

Help you once you move in and if you have any further questions or warranty queries

KIDBROOKE VILLAGE

CONTACT US





Our Sales and Marketing Suite is open 10am–6pm daily.

Kidbrooke Village Sales & Marketing Suite, 5 Pegler Square, London SE3 9FW

020 8150 5151 | KidbrookeVillage.Sales@berkeleygroup.co.uk
www.kidbrookevillage.co.uk

Maps are not to scale and show approximate locations only.

The information in this document is indicative and is intended to act as a guide only as to the finished product. Accordingly, due to Berkeley's policy of continuous improvement, the finished product may vary from the information provided. It may not be possible to provide the exact materials as referred to in the brochure. In such cases a suitable alternative will be provided. Berkeley reserves the right to make these changes as required. These particulars should not be relied upon as statements of fact or representations and applicants must satisfy themselves by inspection or otherwise as to their correctness. This information does not constitute a contract or warranty. The dimensions given on plans are subject to minor variations and are not intended to be used for carpet sizes, appliance sizes or items of furniture. Kidbrooke Village and The Blackheath Collection Townhouses are marketing names and will not necessarily form part of the approved postal address. Applicants are advised to contact Berkeley to ascertain the availability of any particular property. Computer Generated Images and photography are indicative only. Z516/51CA/0524

The Blackheath Collection Townhouses were granted planning permission on 9 February 2023 by the Royal Borough of Greenwich. The planning application number is 21/4554/R. Through the purchase of a property at Kidbrooke Village, the buyer is acquiring a house with a freehold ownership. Purchasing uncompleted properties situated outside Hong Kong is complicated and contains risk. You should review all relevant information and documents carefully before making a purchase decision. If in doubt, please seek independent professional advice before making a purchase decision.

Berkeley Homes East Thames Ltd, Registered in England & Wales with Company Registration Number 04480928
Registered Office Berkeley House, 19 Portsmouth, Road, Cobham, Surrey, KT11 1JG

OUR VISION 2030 TRANSFORMING TOMORROW
Berkeley Group
Proud member of the Berkeley Group
Investor in Customers Gold 2022
CONSUMER CODE FOR HOME BUILDERS
Protection for new-build home buyers
APPROVED CODE TRADINGSTANDARDS.UK
RoSPA Safer by design Gold Standard Home
Berkeley Designed for life

In proud partnership with:

ROYAL borough of GREENWICH

MAYOR OF LONDON

www.kidbrookevillage.co.uk

Berkeley
Designed for life