



# CENTRAL GARDENS

THE VILLAGE COLLECTION

KIDBROOKE  
VILLAGE

ROYAL BOROUGH OF GREENWICH  
SE3

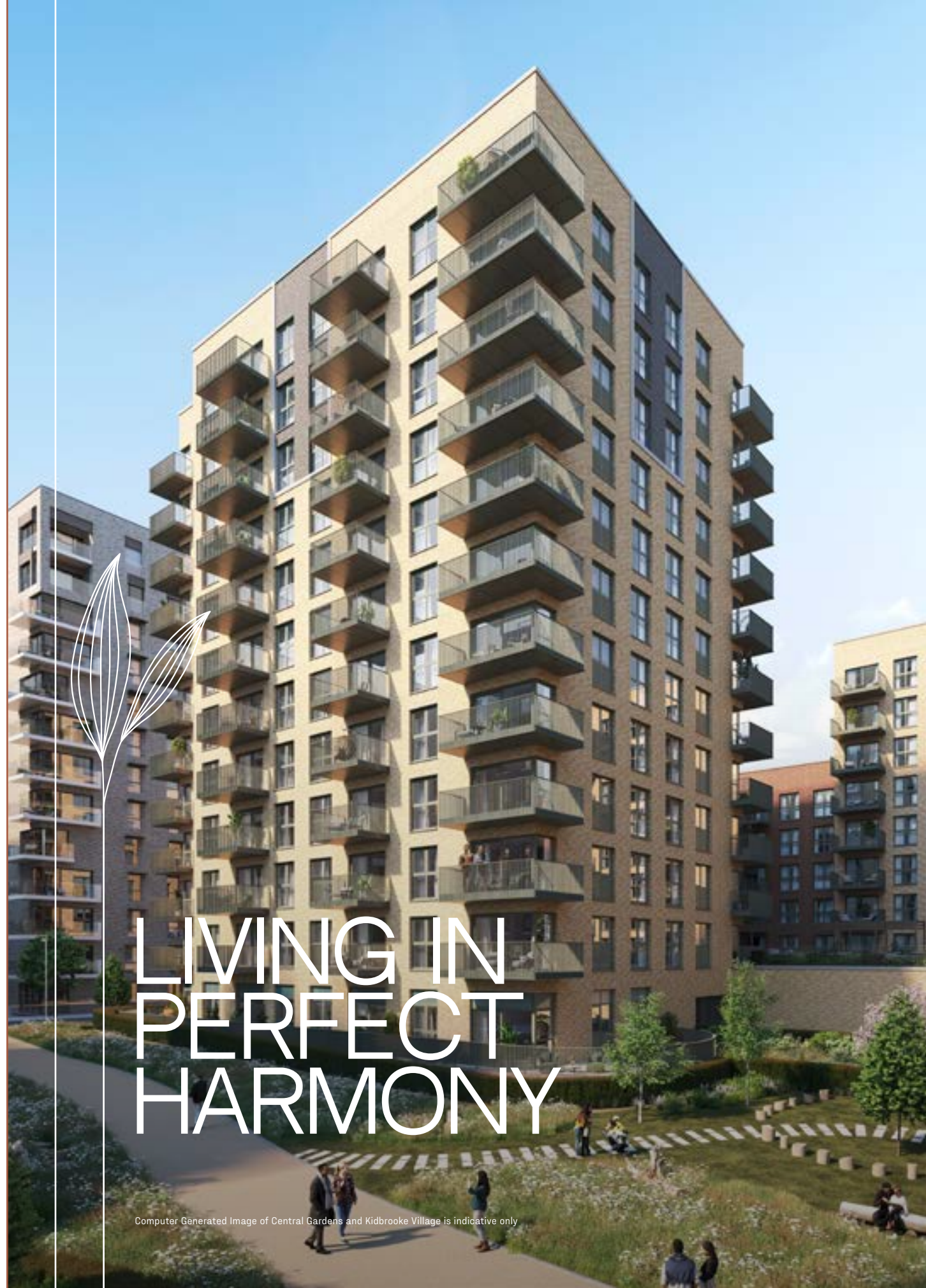
**Berkeley**  
Designed for life

# A PLACE TO GROW TOGETHER

Welcome to Central Gardens, a stylish collection of 1, 2 and 3 bedroom apartments, forming part of The Village Collection at the heart of Kidbrooke Village. Just a short stroll from your everyday conveniences in Pegler Square and bordering the award-winning Cator Park, these light, spacious homes offer the best of both worlds.



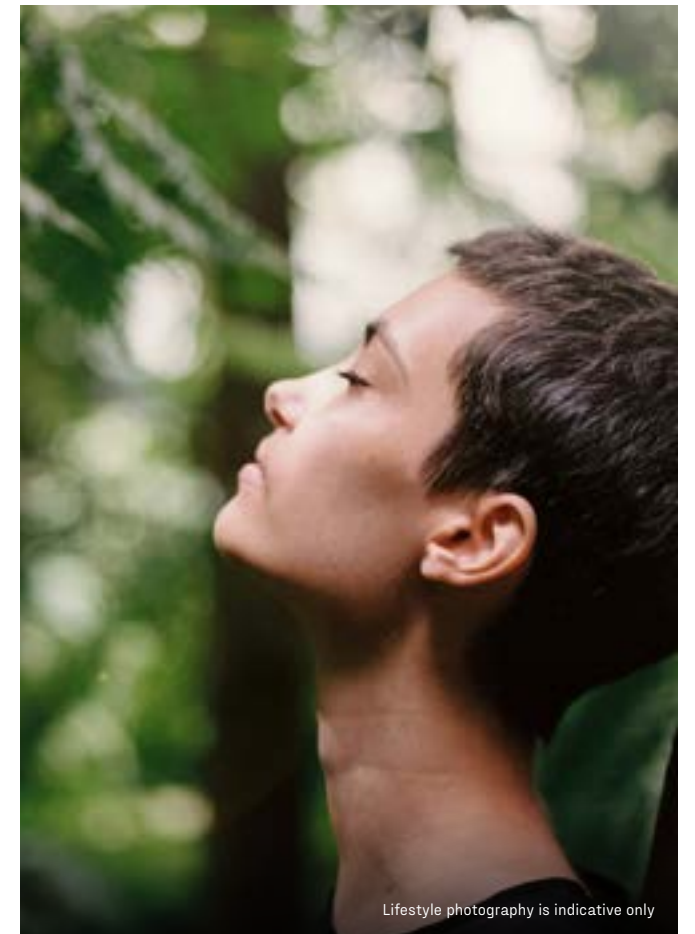




# LIVING IN PERFECT HARMONY

Computer Generated Image of Central Gardens and Kidbrooke Village is indicative only

Central Gardens at Kidbrooke Village welcomes you into a calm inner sanctuary with its private gardens, yet is conveniently close to the great amenities of Pegler Square. You can immerse yourself in nature and come home to a tranquil oasis, whilst benefitting from being perfectly located near to the on-site Kidbrooke station with easy access to the city centre when you need it. Relaxed countryside living and central London so close by means you can enjoy a rural and urban lifestyle, in perfect harmony.



Lifestyle photography is indicative only





Central Gardens is ideally located, close to all on-site amenities in Pegler Square, including a convenient Sainsbury's Local, The Depot (Young's Pub), Tesco Metro, Starbucks and Kidbrooke Food Market, whilst also being a stone's throw from Kidbrooke station with fast, direct links into the City and surrounding areas.



The apartments are surrounded by green open spaces and the picturesque 12-acre South Cator Park. You will benefit from exclusive access to the private residents' garden, inspiring feelings of serenity and wellbeing. At Central Gardens, you will enjoy everything that countryside living has to offer.









## INTRODUCTION

# 21ST CENTURY VILLAGE

Kidbrooke Village combines the unique synergy of modern, urban living and the relaxing benefits of open space. It's a vibrant, welcoming community, connecting people to nature yet equipped for busy lifestyles with everyday needs on the doorstep.





# WELCOME HOME

Kidbrooke Village is a place to grow together. It is Berkeley's very first net biodiversity gain site to reach maturity, creating one of London's most vibrant and welcoming communities.

Central Gardens is at the very heart of Kidbrooke Village, providing a great lifestyle, whatever your interests.



# CULTURE, COFFEE & CONVENIENCE

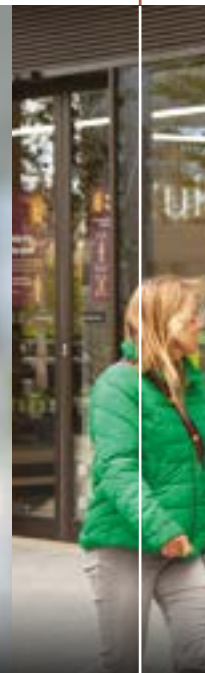
Pegler Square is the beating heart of Kidbrooke Village, a central hub alive with energy. The many amenities on offer include a Sainsbury's Local and YoHome Oriental lifestyle supermarket, where you can pick up those essentials on the way home, and The Depot (Young's Pub) for a drink or dinner and catch up with friends. Additional facilities include a dentist, doctors' surgery, 24-hour concierge service, Starbucks, Kidbrooke Food Market, Tesco Metro and residents-only gym. It's also home to the on-site Kidbrooke station, all within a short walk from Central Gardens.



Photography of The Depot



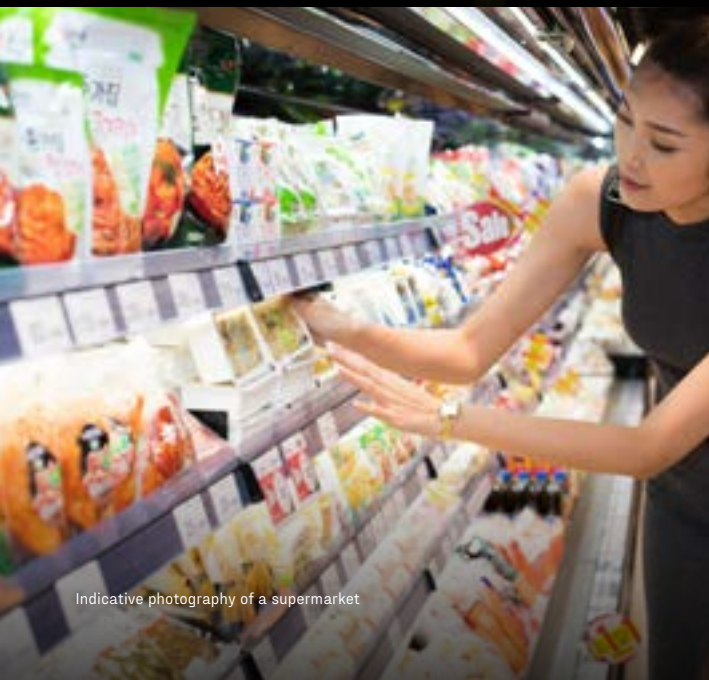
Indicative photography of Starbucks



Photography of Sainsbury's Local



Photography of Pegler Square and Kidbrooke station



Indicative photography of a supermarket



Photography of Pegler Square and Kidbrooke station



Indicative photography of coffee shop



Indicative photography of Fennies Nursery





# BE PART OF SOMETHING BIGGER

Photography of Kidbrooke Village

Kidbrooke Village has naturally evolved and flourished into a wonderful local community over the past decade. It is home to people of all ages and backgrounds, which creates a strong sense of pride in their diverse and welcoming neighbourhood — a place where people grow together. Everyone shares Cator Park's great open space and amenities, where friendships are forged and people thrive. For those who now work from home, these advantages are particularly beneficial.

Kidbrooke Village is such a lively and inviting place with many clubs, groups and events for every age and interest — with a calendar of community events such as the summer fête and Christmas celebrations.

Photography of Summer fête





Not only does Kidbrooke Village have an abundance of green space, the diversity of the natural surroundings also includes wetlands, parks and wildflower meadows. There's something for everyone to feel at one with nature. You can explore the area on an early morning run or you may prefer a more serene walk to soak up the local scenery. Extensive footpaths and cycle paths link these wonderful green spaces together.

If recreation is more your scene, there is a secure multi-use games area for sports such as tennis, football or basketball. Cator Park Playground, imaginatively designed and built from reclaimed timber, is a popular spot for parents from the village to get together for a coffee and chat whilst their children play.

# THE GREATER OUTDOORS



Photography of Cator Park playground



Lifestyle photography is indicative only



Photography of Cator Park



Photography of multi-use games area



Photography of Cator Park



# WHERE SWITCHING OFF COMES NATURALLY

When you come home to Kidbrooke Village, you'll experience a real sense of escapism — a place to relax and recharge, away from it all. Nature is everywhere, known to do wonders for your wellbeing and making you feel instantly revitalised. After a busy day of work, school or study, you can step into a tranquil haven of calmness and relaxation.

Lifestyle photography of Kidbrooke Village







Photography of a London Wildlife Trust event, Kidbrooke Village



Photography of Kidbrooke Village



Photography of a London Wildlife Trust event, Kidbrooke Village



Photography of a London Wildlife Trust event, Kidbrooke Village



Lifestyle photography is indicative only



Photography of Kidbrooke Village



Lifestyle photography is indicative only



Photography of a London Wildlife Trust event, Kidbrooke Village

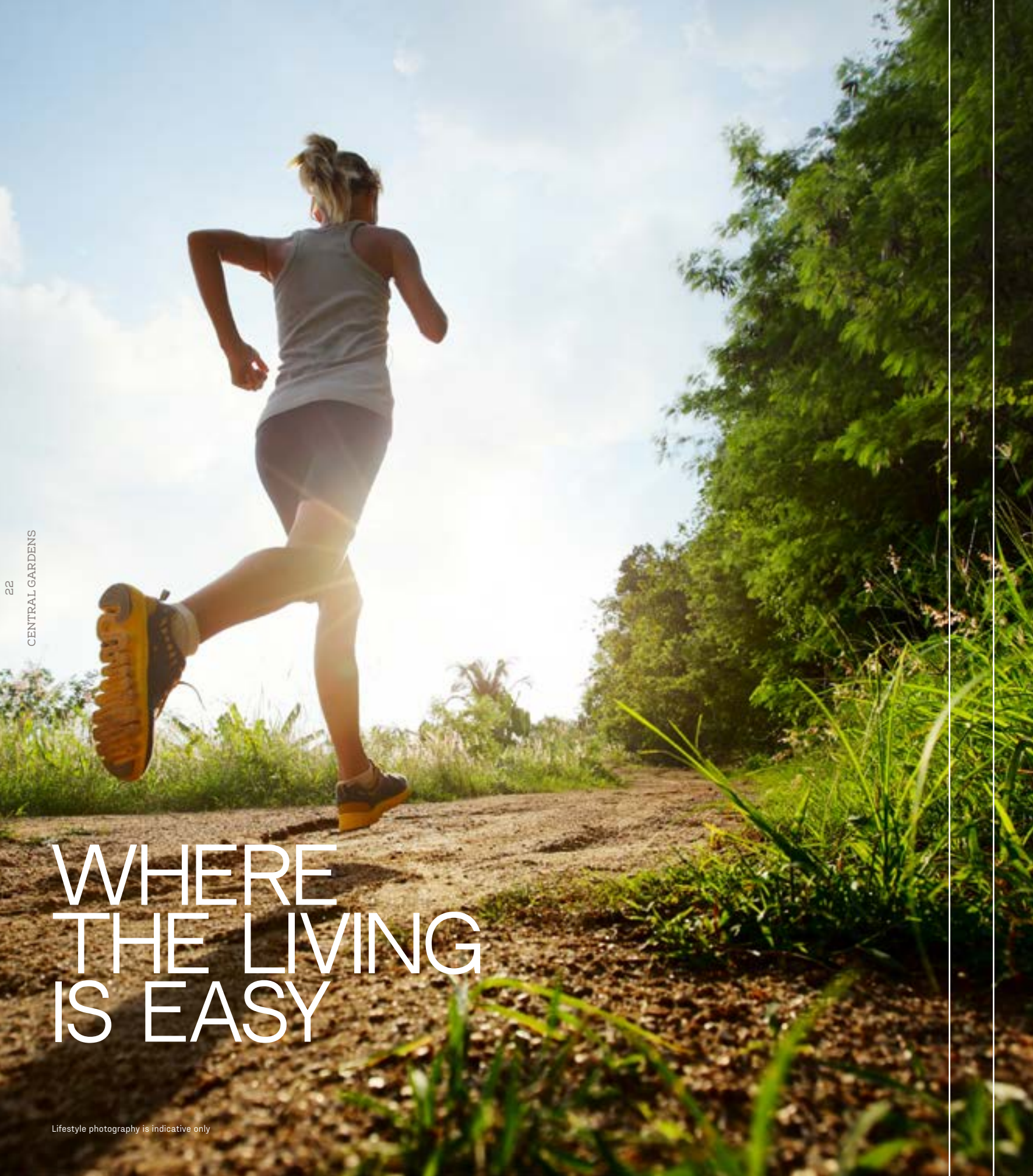
# SUSTAINABILITY AT ITS HEART

Berkeley has instilled a robust sustainability strategy throughout Kidbrooke Village, establishing a lasting legacy for future generations. Over 750 mature trees have been planted to offer shade and improve air quality. In Cator Park alone, there has been a 99% improvement in biodiversity value delivered through new planting with a target of 200%+ upon development completion.

Berkeley is also proud to work with London Wildlife Trust to protect and enhance the green spaces across Kidbrooke Village. The open leisure spaces feature species-rich grassland and a mosaic of habitats where the community and wildlife grow side by side. As a haven for wildlife, diverse habitats like the chalk stream through Cator Park, surrounded by wildflower planting, have been protected for future generations to enjoy.







# WHERE THE LIVING IS EASY

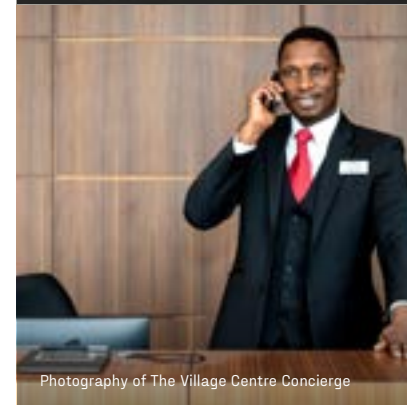
Lifestyle photography is indicative only



Photography of PureGym at Kidbrooke Village



Photography of Cator Park



Photography of The Village Centre Concierge

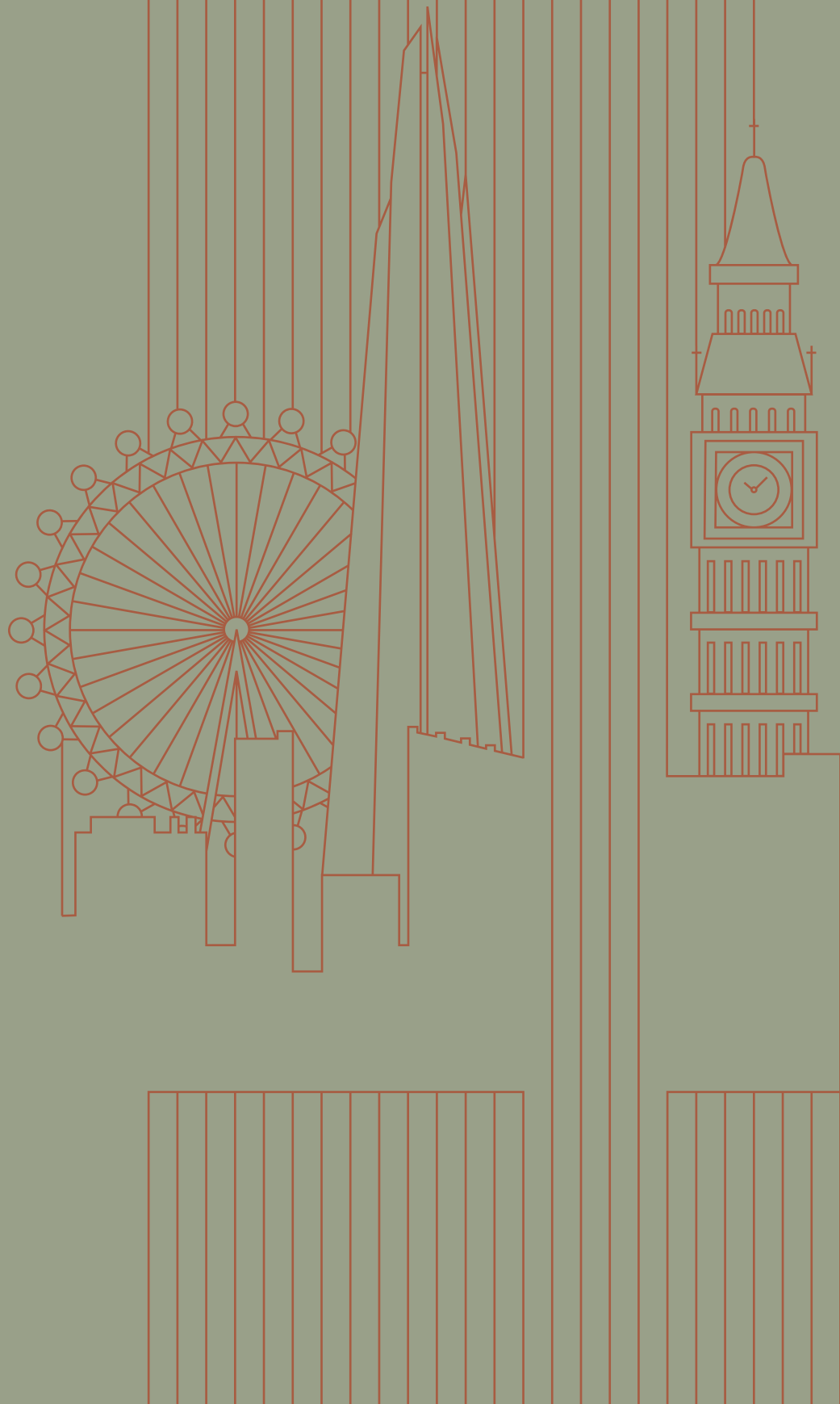


Photography of The Village Centre Residents' Gym

Central Gardens' residents will be able to use the residents-only Village Centre Gym or on-site PureGym located within the Village Centre. And if you fancy some fresh air, you can simply take a stroll in nearby South Cator Park.

You'll find the 24-hour concierge service convenient and helpful in many ways.





## LOCATION & CONNECTIONS

# EASY COME, EASY GO

Kidbrooke Village may feel like you've escaped to the countryside but it is just 16 minutes\* from London Bridge and 22 minutes\* from Canary Wharf, so it offers the best of both worlds. It is part of the Royal Borough of Greenwich, one of only four Royal Boroughs in the UK and which has one of London's four UNESCO World Heritage Sites, a Royal Park and a university.

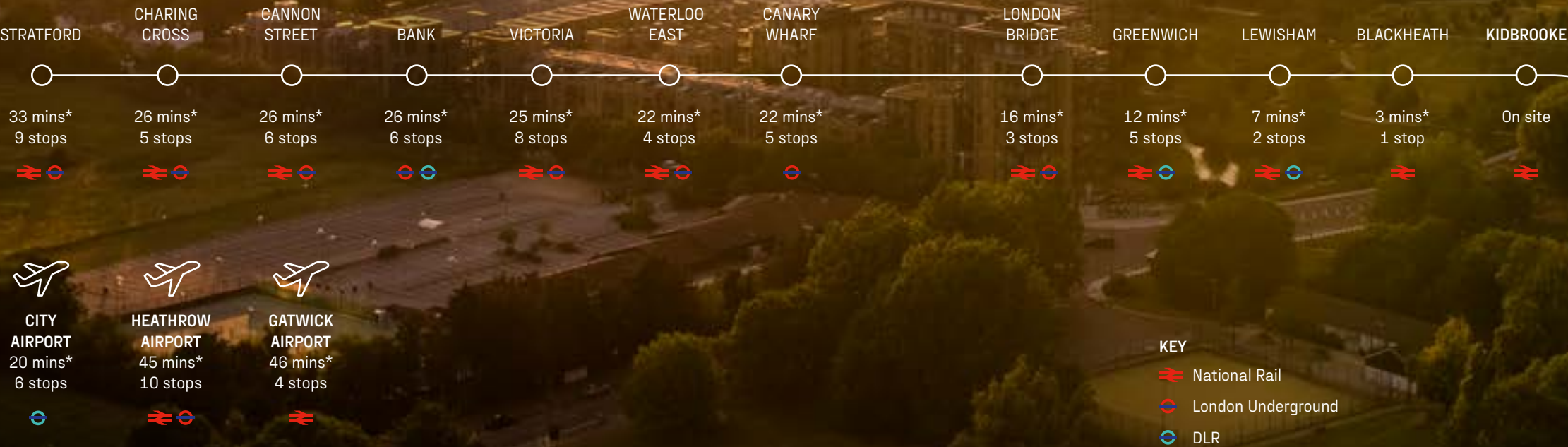
\*Journey times are approximate only and do not include walking distances. Source: [www.tfl.gov.uk](http://www.tfl.gov.uk).



Central London may seem like a world away from the tranquillity of Kidbrooke Village, but it's just 16 minutes\* to London Bridge from Kidbrooke station, with great rail connections to Waterloo, Victoria and Canary Wharf too. But not every journey into central London has to be a commute. Once there, you could visit world-renowned bars and restaurants all over the city.

If you're planning to jet off abroad, there are great airport rail connections from Kidbrooke station.

# LONDON ON YOUR DOORSTEP



KEY

- National Rail
- London Underground
- DLR

\*Journey times are approximate only and do not include walking distances. Source: [www.tfl.gov.uk](http://www.tfl.gov.uk).





Photography of Selfridges

Photography of Amazonico London

Photography of the Royal Albert Hall

Photography of Covent Garden

Kidbrooke station is your starting point for West End shopping, including world-famous Harrods and Selfridges, and an array of restaurants to enjoy. Whilst in the city, why not work off that long, lazy lunch with a gentle stroll along the Thames riverside. For those who prefer a bit of culture, there's a multitude of theatres and museums, as well as The Royal Opera House at Covent Garden and superb concerts at the Royal Albert Hall in South Kensington. There is so much within easy reach of Kidbrooke Village — you can be at any of the three London mainline stations from as little as 16 minutes\*.



**LONDON BRIDGE**  
16 mins\*  
3 stops



**WATERLOO**  
22 mins\*  
4 stops



**VICTORIA**  
25 mins\*  
8 stops

\*Journey times are approximate only and do not include walking distances.  
Source: [www.tfl.gov.uk](http://www.tfl.gov.uk).

# THE EXCITEMENT OF THE CITY AWAITS





# WHAT'S NOT TO LOVE ABOUT LONDON BRIDGE?

Photography of London Bridge and The Shard

There are hundreds of cafés and restaurants in the London Bridge area, only 16 minutes\* by train from Kidbrooke Village. The constant buzz of activity means you'll never get bored. Borough Market, one of the biggest food markets in the city, is on the doorstep and is a must visit. You can take time out of your busy day for an awe-inspiring exhibition at the Tate Modern, or simply admire the breathtaking views from the Shard, one of Europe's tallest buildings.



**TRAIN**  
16 mins\*  
3 stops



**CAR**  
33 mins\*  
9 km



**CYCLE**  
48 mins\*  
12.6 km



**BUS**  
72 mins\*  
12.6 km

\*Journey times are approximate only and do not include walking distances.  
Source: [www.tfl.gov.uk](http://www.tfl.gov.uk).



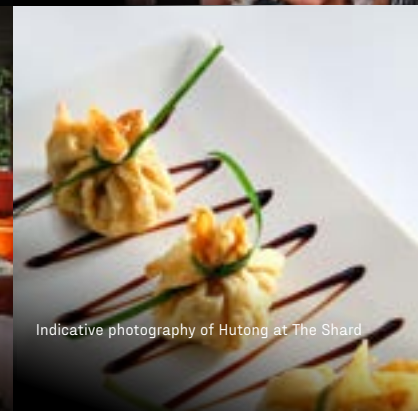
Indicative photograph of Oblix at The Shard



Photography of Madison's Bar



Photography of Borough Market



Indicative photograph of Hutong at The Shard



Greenwich is only 12 minutes\* by train from Kidbrooke Village and is an exciting destination by day or night. It is packed with restaurants and pubs, some on the riverside, where you can enjoy panoramic views along the Thames. It's a busy shopping area too, and Greenwich Market is popular for crafts and collectibles.

Maritime Greenwich celebrates our nautical history with the Royal Maritime Museum, Royal Naval College and the Cutty Sark. In the beautiful Greenwich Park, you can visit the Royal Observatory and Prime Meridian, and admire spectacular views over London.

For a spot of entertainment, the renowned Greenwich Theatre provides a year-round repertoire of drama, music, theatre, family shows and pantomime. If you're more of a cinemagoer, Greenwich Picturehouse shows the latest blockbusters, as well as art-house movies, where you can enjoy a drink and snack from the stylish café-bar.



**TRAIN**  
12 mins\*  
5 stops



**CAR**  
15 mins\*  
4.2 km



**CYCLE**  
15 mins\*  
5.6 km



**WALK**  
47 mins\*  
4.8 km

\*Journey times are approximate only and do not include walking distances.  
Source: [www.tfl.gov.uk](http://www.tfl.gov.uk).



Photography of Greenwich Picturehouse



Photography of The Cutty Sark



Photography of Greenwich Grind



Photography of Greenwich Market

# CULTURAL GREENWICH CLOSE BY



View of London and the Greenwich Maritime Museum



# ENDLESS VARIETY AT THE O2

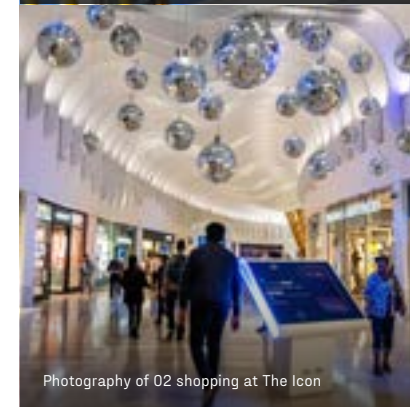
Photography of The O2



Photography of Up at The O2



Photography of the Emirates Air Line



Photography of O2 shopping at The Icon



Indicative photography of HaiDiLao Hot Pot

The O2 in North Greenwich is one of London's most exciting destinations for shopping, dining and nightlife. With year-round performances from some of the world's greatest music, sports and comedy stars, or even a guided climb up to the top of the dome, it's easy to see why The O2 is one of Europe's most important entertainment venues.

The multiplex cinema and club nights take the excitement to new heights. And TOCA Social is the world's first interactive football and dining experience, combining immersive gaming and excellent food and drink.

You can find around 30 different cafés and restaurants to choose from within the O2, including HaiDiLao Hot Pot, China's biggest hot pot restaurant brand. The O2 is also home to the leading retail centre, Icon. There are over 60 shops selling leading designer brands at fantastic outlet prices.



**CAR**  
15 mins\*  
4.2 km



**CYCLE**  
15 mins\*  
5.6 km



**BUS**  
19 mins\*  
6 stop

\*Journey times are approximate only and do not include walking distances.  
Source: [www.tfl.gov.uk](http://www.tfl.gov.uk).





Photography of Blackheath High Street



Indicative photograph of GAIL's Bakery



Photography of The Ivy Café Blackheath



Photography of All Saints Church

Blackheath, one of London's oldest villages, is an easy walk from Kidbrooke Village. 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. It's a place to browse and stroll through the pretty lanes and upmarket shops, pause for coffee, or take a country walk across the 275-acre ancient Heath into Greenwich Park. Blackheath is also well-known as the start line for the London Marathon.



**TRAIN**

3 mins\*  
1 stop



**CAR**

7 mins\*  
2.9 km



**CYCLE**

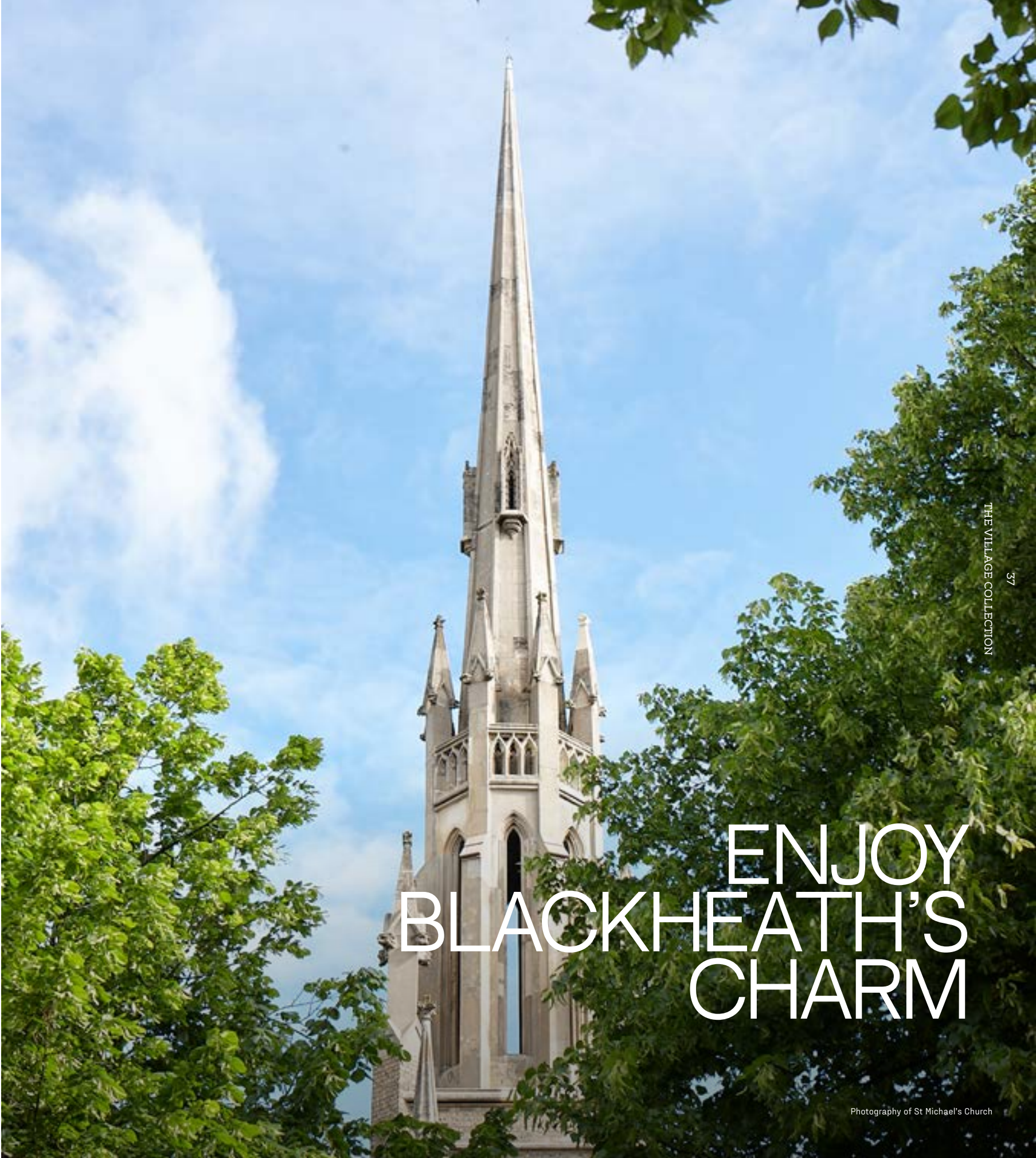
4 mins\*  
1.8 km



**WALK**

14 mins\*  
1.6 km

\*Journey times are approximate only and do not include walking distances.  
Source: [www.tfl.gov.uk](http://www.tfl.gov.uk).



# ENJOY BLACKHEATH'S CHARM

Photography of St Michael's Church





Lifestyle photography is indicative only

Photography at Cator Park and by Wingfield School, Kidbrooke Village

Kidbrooke Village is popular with families because there are lots of well-regarded pre-schools, primary schools and secondary schools in the neighbourhood. The area also has several independent schools.

SCHOOL	RATING <sup>†</sup>	DISTANCE
Wingfield Primary School	Ofsted Good	On-Site
Fennies Nursery		On-Site
Thomas Tallis Secondary School	Ofsted Good	1/2 mile/0.8 km
Riverston School	ISI * Good-Outstanding	1 mile/1.6 km
All Saints' Church of England Primary School	Outstanding	1.9 miles/3 km
John Ball Primary School	Outstanding	2 miles/3.2 km
St Ursula's Convent School	Outstanding	2.4 miles/3.8 km
Colfe's School	Independent	1 mile/1.6 km
Blackheath Preparatory School	Independent	1.4 miles/2.2 km
Heath House Preparatory School	Independent	1.7 miles/2.7 km
Blackheath High School	Independent	2.2 miles/3.5 km
Eltham College	Independent	2.2 miles/3.5 km
Christ the King Sixth Form College	Independent	2.5 miles/4 km

<sup>†</sup>Independent School Inspectorate. Ofsted and ISI ratings are correct at time of print.

# WORLD-CLASS EDUCATION OPTIONS

From your home in Kidbrooke Village, you also have fantastic higher education opportunities. There are 40 universities and higher education colleges in London, with a student population of around 400,000\*. Of these, over 118,000\*\* students come from overseas, recognition of the world-class education the city offers. London's universities and colleges are consistently highly placed in the rankings. The respected Times and Sunday Times Good University Guide for 2021 put eight London universities in the UK's top fifty\*\*\*. These include Imperial College, UCL and King's College, all reachable within an hour by train.

The Capital is undoubtedly an expensive city, but you can't put a price on the sheer exhilaration of London life. And many galleries, clubs, theatres and restaurants offer student-friendly prices.



Lifestyle photography is indicative only

\*2017/2018. [www.data.london.gov.uk](http://www.data.london.gov.uk) \*\*Higher Education Statistics Agency \*\*\*2021. Sunday Times Good University Guide





DESIGN & BUILD

# HOME RUN

With a choice of 1, 2 and 3 bedrooms, each of the apartments offer something truly special. Sitting comfortably within The Village Collection, you are surrounded by 12 acres of picturesque Cator Park, yet also near to everything that Pegler Square has to offer.



THE NATURE COLLECTION

CITY POINT

CENTRAL GARDENS

THE VILLAGE COLLECTION

THE VILLAGE CENTRE

The Depot Pub  
Sainsbury's Local  
PureGym  
Healthcare  
YoHome Oriental Lifestyle  
Tesco Metro

Fennies Nursery  
B&C Property Agents  
Starbucks  
Club Concierge  
Kidbrooke Food Market

  
KIDBROOKE  
STATION

THE BLACKHEATH COLLECTION

PLAY  
PARK

NORTH  
CATOR PARK  
9 acres  
EQUIVALENT TO 5  
FOOTBALL PITCHES\*\*

SOUTH  
CATOR PARK  
12 acres  
EQUIVALENT TO 7  
FOOTBALL PITCHES\*\*

SUTCLIFFE  
PARK  
41 acres  
EQUIVALENT TO 24  
FOOTBALL PITCHES\*\*

SUTCLIFFE  
PARK  
Athletics Centre

KIDBROOKE PARK ROAD

PEDESTRIAN  
& CYCLE LINKS

WINGFIELD  
PRIMARY SCHOOL

BLACKHEATH  
VILLAGE

14 minutes' walk\*

# THE VILLAGE 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.





Computer Generated Image of Central Gardens and Kidbrooke Village is indicative only

# THIS IS THE LIFE

Set across two buildings, the stylish apartments at Central Gardens each benefit from a private terrace or balcony, and access to the private residents' garden. The interiors are all you'd expect from Berkeley: light, airy spaces with a unique, contemporary specification by Studio 9.





Computer Generated Image of Central Gardens and Kidbrooke Village is indicative only

# GREENER LIVING

Living in Central Gardens enables you to appreciate the serenity of the beautiful gardens, exclusively accessible to Central Gardens' residents. It's an attractive, private outside space to meet and socialise, or simply let time stand still and enjoy the peace of nature.

You can also enjoy the great outdoors in neighbouring Cator Park. Stunning landscaping is one of the outstanding features of Kidbrooke Village, having been awarded the prestigious 'Sir David Attenborough Award for Enhancing Biodiversity'.





Computer Generated Image of Central Gardens is indicative only

# MAKE YOURSELF AT HOME

Central Gardens provides an oasis of calm, with all apartments carefully designed with modern living in mind. In the open plan living and dining area, you can choose from a sunrise or sunset colour palette, and the individually designed kitchens are an elegant blend of style and functionality. The layouts offer maximum space and practicality, making home life as easy as possible.



# SERENITY INSIDE AND OUT

You'll be able to enjoy fantastic views of South Cator Park or the residents-only garden from your generously sized balcony or terrace, or through the sliding doors of your open plan living room, which flood the apartment with light.



Computer Generated Image of Central Gardens is indicative only



The kitchen is the heart of the home and our open plan kitchens are individually designed to suit your lifestyle, whether it's a cosy supper or elegant dinner party. They feature composite stone worktops, timber-effect flooring, integrated Bosch appliances and LED lighting. You can choose from the sunrise or sunset colour palette, cabinet finishes and accessories.



# STYLE WITH SUBSTANCE



# YOUR OWN PRIVATE SANCTUARY

Whether you choose a 1, 2 or 3 bedroom home, the spacious, airy bedrooms are thoughtfully designed for you to enjoy a tranquil hideaway from the hustle and bustle of modern life. Bedroom 1 comes with floor-to-ceiling fitted wardrobes with plenty of storage space, and every bedroom has full-height windows to maximise the light and has enjoyable views.



Computer Generated Image of Central Gardens is indicative only





The elegant bathrooms and ensuites have a luxurious finish, with floor-to-ceiling porcelain tiles and sleek, modern interiors. Combined with the soft downlighting, they offer the perfect setting to relax, de-stress and unwind.

# SOAK IN LUXURY



# SUNRISE

# SUNSET



Computer Generated Images of Central Gardens are indicative only

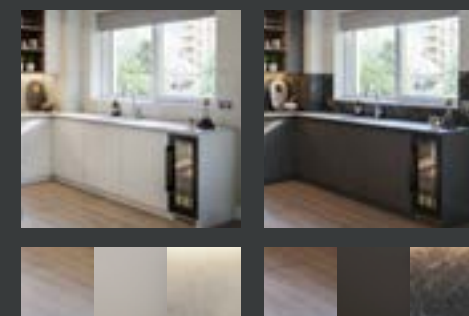
# URBAN & RURAL LIFE WOVEN TOGETHER

## TWO PALETTES — SUNRISE AND SUNSET

The interiors are designed by Studio 9, and incorporate elements of the former industrial heritage at Cator Park, with earthy tones and botanical detailing. The colour palettes reflect the unique landscape, part natural and part man-made, that defines Kidbrooke Village

SUNRISE

SUNSET



Computer Generated Images of finishes are indicative only





# STANDARD SPECIFICATION

## TYPICAL 2 BEDROOM APARTMENT

### KITCHENS

- Individually designed layouts
- Composite stone worktop in light or dark colour schemes
- Full height laminate splashback
- Brushed stainless steel under-mount kitchen sink to worktop and single control tap
- Matt finish to wall and base unit doors and end panels in light or dark colour schemes
- Energy efficient LED ceiling downlights
- Energy efficient LED strip lighting below wall units and within feature shelf
- Concealed white multi-gang appliance panel
- Multiple brushed stainless steel power sockets above work surface
- USB outlet incorporated into one above work surface socket
- Bosch ceramic glass hob
- Concealed recirculating extractor hood
- Integrated Bosch oven under the hob (double oven to 3 beds only)
- Integrated fridge / freezer
- Integrated multi-function dishwasher
- Integrated wine cooler
- Concealed space saving recycling bins

### BATHROOMS AND SHOWER ROOM

- White bath with bath panel, and glazed bath screen
- White rectangular shower tray with glazed shower screen
- Chrome thermostatic mixer, separate showerhead / hose / rail and wall mounted rain showerhead
- White countertop wash hand basin with chrome mixer tap
- Fitted mirrored wall cabinet above wash hand basin with shelves, and concealed feature lighting
- Wall mounted shaver socket
- Fitted shelf below wash hand basin
- White wall mounted WC pan with soft-close seat/cover, push button dual flush and concealed cistern
- Polished stainless steel ladder style thermostatically controlled heated towel rail
- Large format porcelain tiles to walls and floor, with feature tiles to one wall
- Feature niche with glass shelving
- Energy efficient downlights

### ELECTRICAL FITTINGS

- Energy efficient ceiling downlights throughout
- Lighting to hallway utility cupboard
- Television (terrestrial and satellite) points to principal living areas and bedroom 1 (television points are not provided in bedrooms 2/3)
- Telephone points to living area only
- White electrical fittings at high and low levels
- USB charging socket in kitchen
- USB charging socket in bedroom 1

### BALCONIES / TERRACES

- Well-proportioned balconies / terraces with metal decking and balustrades

### HEATING

- Heating and hot water to all apartments by centralised CHP (Combined Heat & Power) plant, supplied via HIU (Heat Interface Unit) within apartments
- Radiator heating with individual thermostatic valve controls
- Plumbing for washer / dryer within utility cupboard

### INTERIOR FINISHES

- Timber-effect flooring to living area, hallway and kitchen (dark/light options available)
- Carpet to bedrooms (dark/light options available)
- Solid core apartment entrance door
- White painted internal doors
- Satin nickel door handles throughout
- White painted skirting and architraves
- Fitted wardrobe with full height doors to bedroom 1, internal fittings include high level rail and shelf

### SECURITY

- Smart Visitor Video Door Entry System 4G/IP/GSM
- Mains supply smoke detectors and sprinklers throughout with heat detector to kitchen
- 'Secured by Design' standards to all apartment entrance doors, to meet Metropolitan Police requirements
- Secure bin and bike storage within undercroft car park
- 24-hour concierge service in Hopgood Tower at Pegler Square and recorded CCTV

### PEACE OF MIND

- ROSPA safer by design Gold Standard Home
- 999-year lease
- All apartments benefit from a 10-year build warranty

### CAR PARKING

- General right to park in undercroft car park, subject to separate negotiation
- Electric vehicle charging points subject to availability

### LIFTS

- Minimum of two passenger lifts serving every level

### MAIN ENTRANCE AND LOBBIES

- Glass doors to main apartment block entrance lobby with feature walls and finishes
- Carpeted floors and painted walls to corridors





## THE APARTMENTS

# THE PLANS

Whether you choose 1, 2 or 3 bedrooms, every apartment at Central Gardens offers the space to escape from the demands of everyday life.





CENTRAL GARDENS SITE PLAN



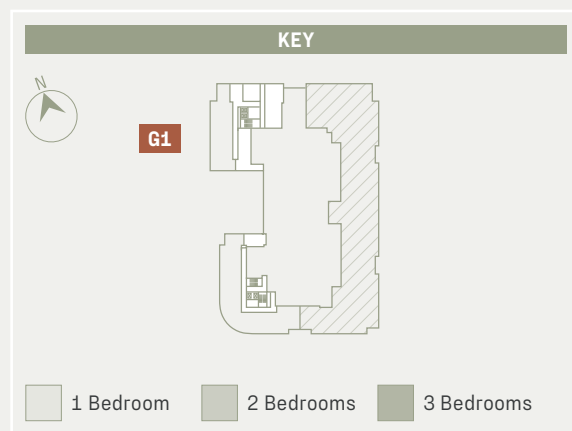
ACCOMMODATION SCHEDULE

APRT NO.	BEDS	AREA SQ M	AREA SQ FT	FLOOR	PAGE NO.
G1-01-08	1	51.5	554	01	68
G1-02-08	1	51.5	554	02	69
G1-03-08	1	51.5	554	03	69
G1-04-08	1	51.5	554	04	69
G1-05-08	1	51.5	554	05	69
G1-01-01	1	54.8	589	01	70
G1-02-01	1	54.5	586	02	71
G1-03-01	1	54.5	586	03	71
G1-04-01	1	54.5	586	04	71
G1-05-01	1	54.5	586	05	71
G1-06-01	1	54.5	586	06	71
G1-07-01	1	54.5	586	07	71
G1-08-01	1	54.5	586	08	71
G1-09-01	1	54.5	586	09	71
G1-10-01	1	54.5	586	10	71
G1-11-01	1	54.5	586	11	71
G1-01-04	1	52.7	567	01	71
G1-02-04	1	52.7	567	02	71
G1-03-04	1	52.7	567	03	71
G1-04-04	1	52.7	567	04	71
G1-05-04	1	52.7	567	05	71
G1-06-04	1	52.7	567	06	71
G1-07-04	1	52.7	567	07	71
G1-08-04	1	52.7	567	08	71
G1-09-04	1	52.7	567	09	71
G1-10-04	1	52.7	567	10	71
G1-11-04	1	52.7	567	11	71
G1-G-01	2	63.2	680	G	72
G1-01-02	2	64.0	688	01	73
G1-01-03	2	63.8	686	01	74
G1-02-03	2	63.8	686	02	74
G1-03-03	2	63.8	686	03	74
G1-04-03	2	63.8	686	04	74
G1-05-03	2	63.8	686	05	74
G1-06-03	2	63.8	686	06	74
G1-07-03	2	63.8	686	07	74
G1-08-03	2	63.8	686	08	74
G1-09-03	2	63.8	686	09	74
G1-10-03	2	63.8	686	10	74
G1-11-03	2	63.8	686	11	74
G1-02-02	2	63.7	685	02	74
G1-03-02	2	63.7	685	03	74
G1-04-02	2	63.7	685	04	74
G1-05-02	2	63.7	685	05	74
G1-06-02	2	63.7	685	06	74
G1-07-02	2	63.7	685	07	74
G1-08-02	2	63.7	685	08	74
G1-09-02	2	63.7	685	09	74
G1-10-02	2	63.7	685	10	74
G1-11-02	2	63.7	685	11	74
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G1-02-05	2	73.1	786	02	75
G1-03-05	2	73.1	786	03	75
G1-04-05	2	73.1	786	04	75
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G1-10-05	2	73.1	786	10	75
G1-11-05	2	73.1	786	11	75
G1-G-03	2	75.3	810	G	76
G1-G-02	2	75.8	816	G	77
G1-01-06	3	92.7	997	01	78
G1-02-06	3	92.7	997	02	78
G1-03-06	3	92.7	997	03	78
G1-04-06	3	92.9	999	04	78
G1-05-06	3	92.9	999	05	78
G1-06-06	3	92.9	999	06	78
G1-07-06	3	93.3	1,004	07	79
G1-08-06	3	93.3	1,004	08	79
G1-09-06	3	93.3	1,004	09	79
G1-10-06	3	93.3	1,004	10	79
G1-11-06	3	93.3	1,004	11	79
G1-01-07	3	95.6	1,029	01	80
G1-02-07	3	95.2	1,024	02	81
G1-03-07	3	95.2	1,024	03	81
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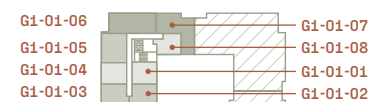
# CENTRAL GARDENS FLOOR LAYOUTS



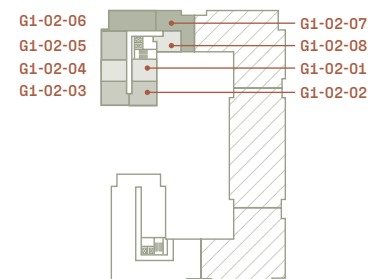
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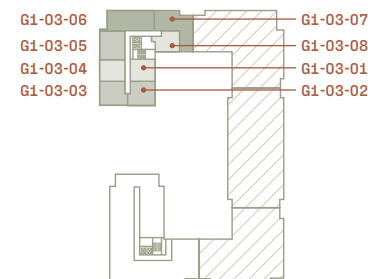
**G1 FIRST FLOOR**



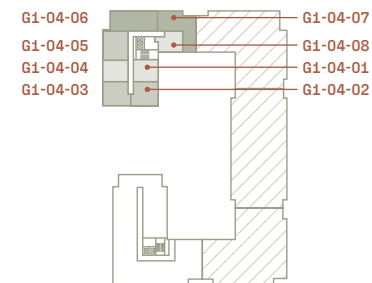
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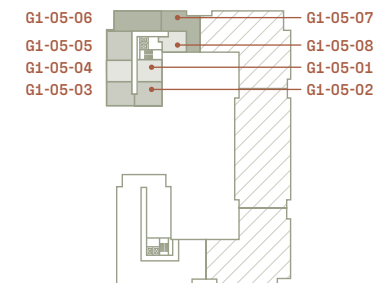
**G1 THIRD FLOOR**



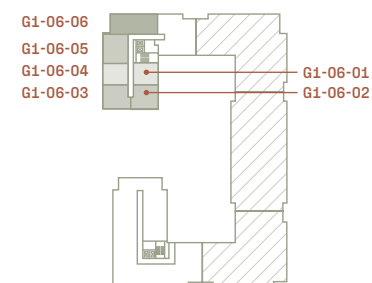
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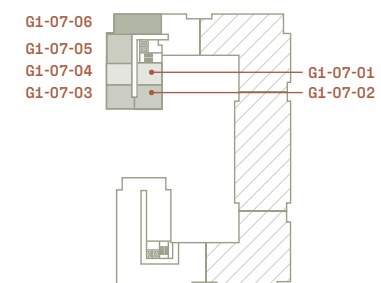
**G1 FIFTH FLOOR**



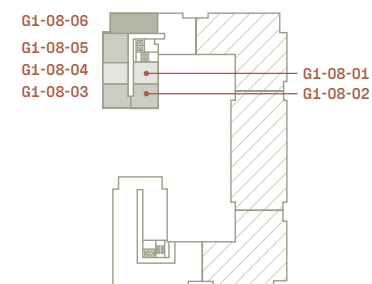
**G1 SIXTH FLOOR**



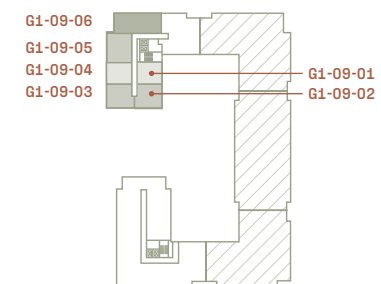
**G1 SEVENTH FLOOR**



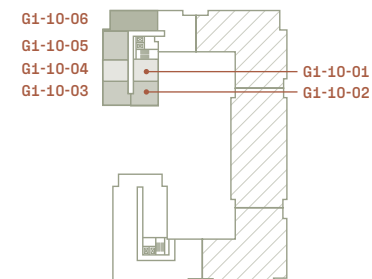
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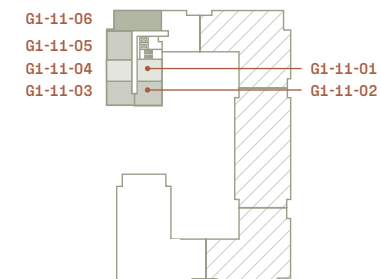
**G1 NINTH FLOOR**



**G1 TENTH FLOOR**



**G1 ELEVENTH FLOOR**



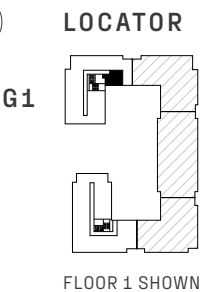
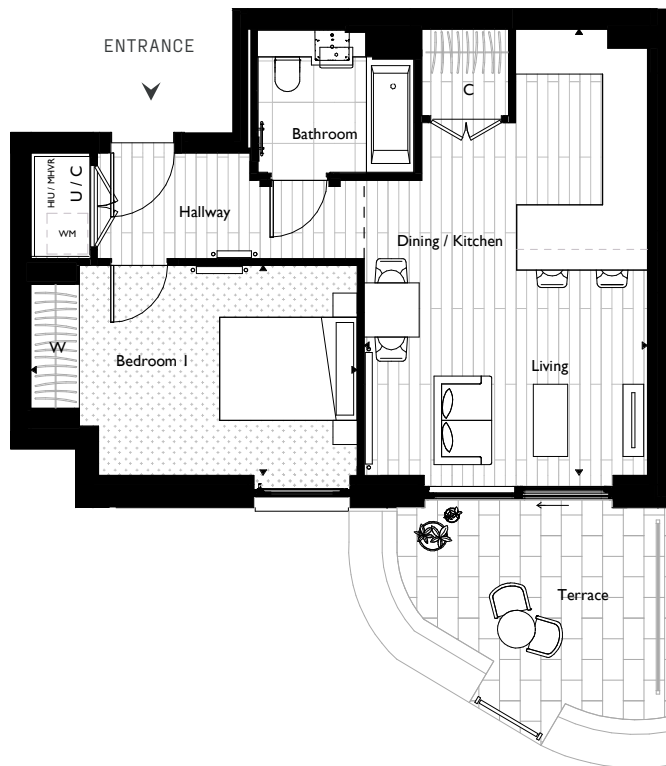
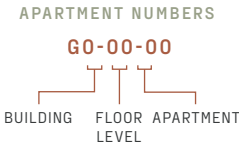




# CENTRAL GARDENS

## 1 BEDROOM APARTMENT

APARTMENT - TYPE 25  
G1-01-08  
FLOOR 1



FLOOR 1 SHOWN

### ROOM DIMENSIONS

Kitchen/Living/Dining	6.48m x 4.12m	21' 3" x 13' 6"
Bedroom 1	4.74m x 3.05m	15' 7" x 10' 0"
Terrace	9.33 sq m	100 sq ft
<b>TOTAL INTERNAL AREA</b>	<b>51.5 SQ M</b>	<b>554 SQ FT</b>

### KEY

- Measurements
- W Fitted Wardrobe
- C Cupboard
- U Utility Cupboard
- WM Provision for Washing Machine
- HIU Heat Interface Unit
- MVHR Mechanical Ventilation with Heat Recovery
- Bulkhead

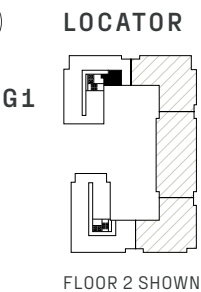
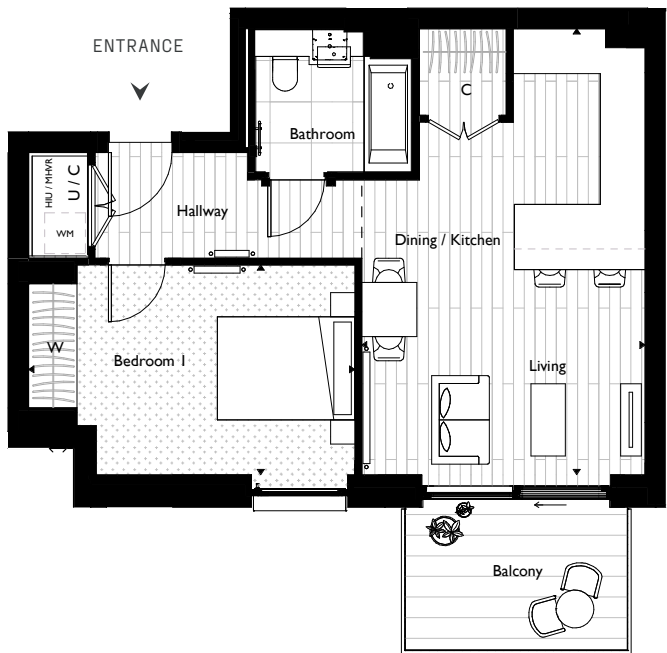
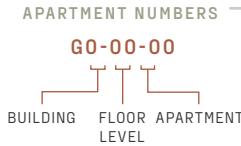
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# CENTRAL GARDENS

## 1 BEDROOM APARTMENT

APARTMENT - TYPE 25  
G1-02-08 G1-03-08 G1-04-08 G1-05-08  
FLOORS 2-5



FLOOR 2 SHOWN

### ROOM DIMENSIONS

Kitchen/Living/Dining	6.48m x 4.12m	21' 3" x 13' 6"
Bedroom 1	4.74m x 3.05m	15' 7" x 10' 0"
Balcony	5.98 sq m	64 sq ft
<b>TOTAL INTERNAL AREA</b>	<b>51.5 SQ M</b>	<b>554 SQ FT</b>

### KEY

- Measurements
- W Fitted Wardrobe
- C Cupboard
- U Utility Cupboard
- WM Provision for Washing Machine
- HIU Heat Interface Unit
- MVHR Mechanical Ventilation with Heat Recovery
- Bulkhead

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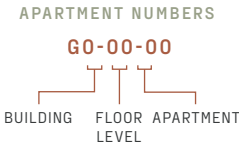




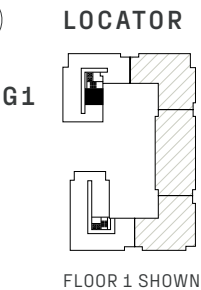
# CENTRAL GARDENS

## 1 BEDROOM APARTMENT

APARTMENT - TYPE 22  
G1-01-01  
FLOOR 1



70  
CENTRAL GARDENS



ROOM DIMENSIONS

Kitchen/Living/Dining	6.21m x 4.10m	20' 5" x 13' 6"
Bedroom 1	5.62m x 2.75m	18' 5" x 9' 1"
Terrace	24.6 sq m	264 sq ft
<b>TOTAL INTERNAL AREA</b>	<b>54.8 SQ M</b>	<b>589 SQ FT</b>

- KEY
- Measurements
  - W Fitted Wardrobe
  - C Cupboard
  - U Utility Cupboard
  - WM Provision for Washing Machine
  - HIU Heat Interface Unit
  - MVHR Mechanical Ventilation with Heat Recovery
  - Bulkhead

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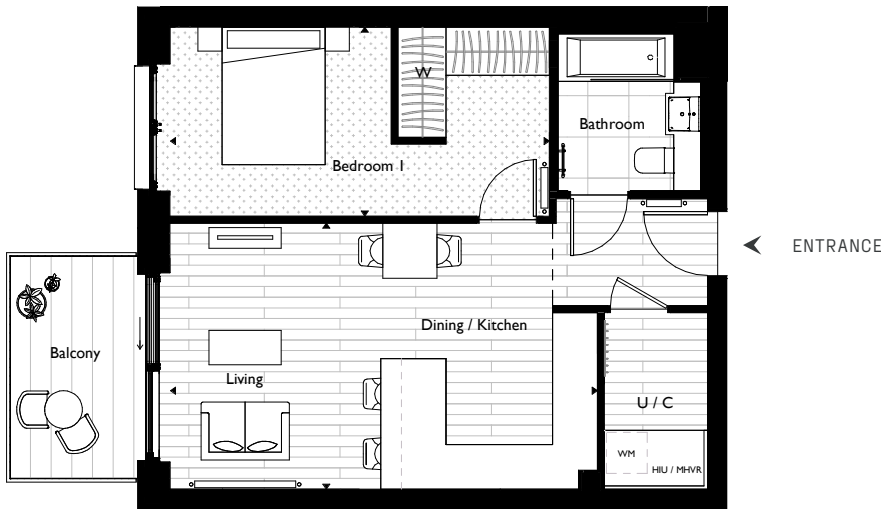
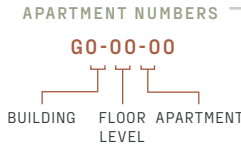
# CENTRAL GARDENS

## 1 BEDROOM APARTMENT

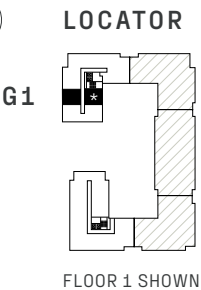
APARTMENT - TYPE 22

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G1-04-01*	G1-04-04	G1-05-01*	G1-05-04	G1-06-01*
G1-06-04	G1-07-01*	G1-07-04	G1-08-01*	G1-08-04
G1-09-01*	G1-09-04	G1-10-01*	G1-10-04	G1-11-01*
G1-11-04				

FLOORS 1-11



71  
THE VILLAGE COLLECTION



ROOM DIMENSIONS

Kitchen/Living/Dining	6.21m x 3.87m	20' 5" x 12' 9"
Bedroom 1	5.51m x 2.75m	18' 1" x 9' 1"
Balcony	5.37 sq m	57 sq ft
<b>TOTAL INTERNAL AREA</b>	<b>52.7 SQ M</b>	<b>567 SQ FT</b>

\*Dimensions for handed apartment

Kitchen/Living/Dining*	6.21m x 4.10m	20' 5" x 13' 6"
<b>TOTAL INTERNAL AREA*</b>	<b>54.5 SQ M</b>	<b>586 SQ FT</b>

- KEY
- Measurements
  - W Fitted Wardrobe
  - C Cupboard
  - U Utility Cupboard
  - WM Provision for Washing Machine
  - HIU Heat Interface Unit
  - MVHR Mechanical Ventilation with Heat Recovery
  - Bulkhead

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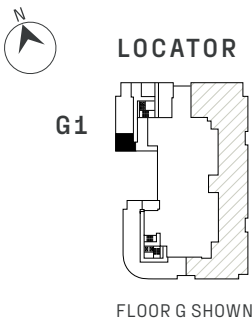
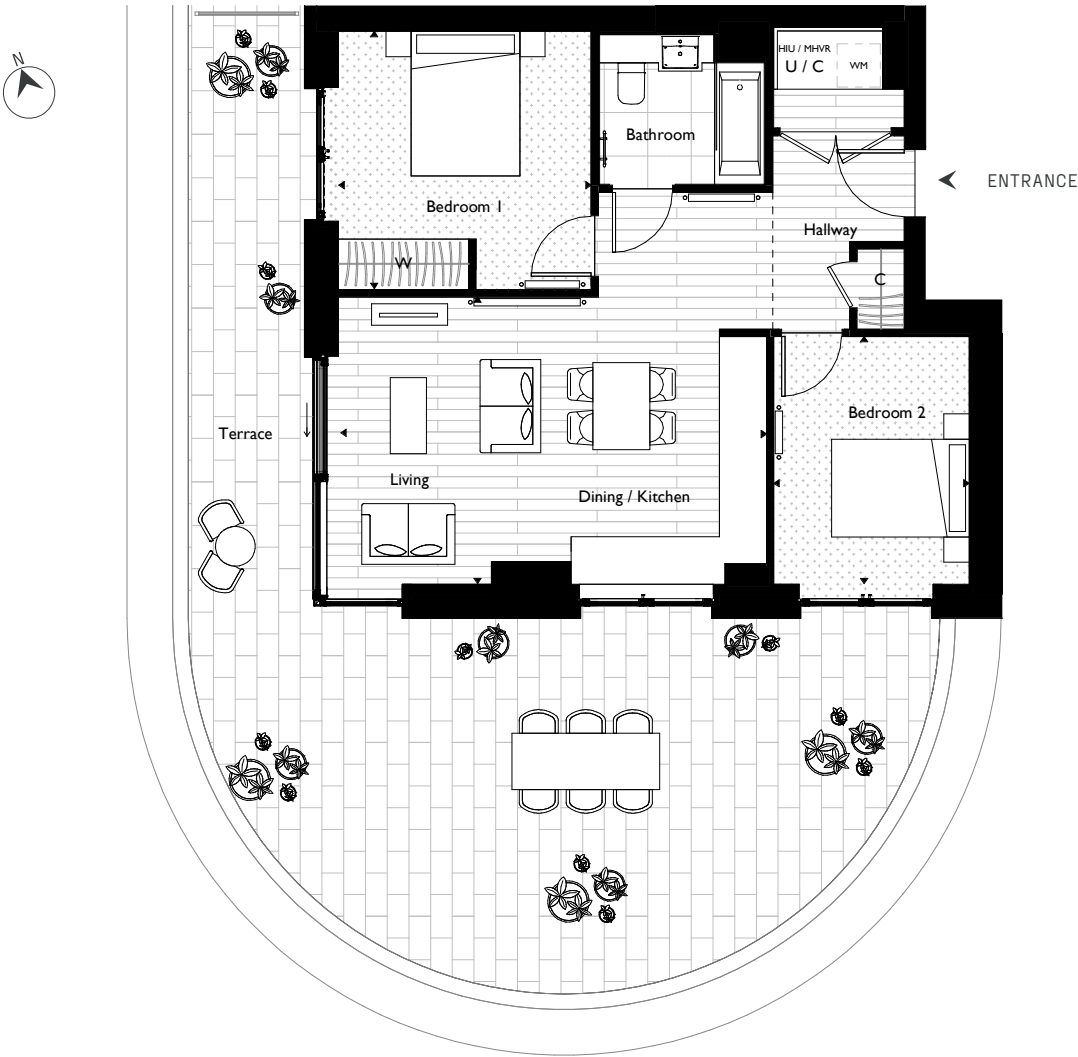
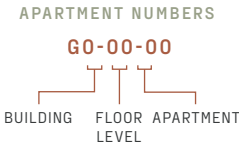




# CENTRAL GARDENS

## 2 BEDROOM APARTMENT

APARTMENT - TYPE 6B  
G1-G-01  
FLOOR G



ROOM DIMENSIONS		
Kitchen/Living/Dining	5.91m x 3.96m	19' 5" x 13' 0"
Bedroom 1	3.57m x 3.48m	11' 9" x 11' 5"
Bedroom 2	3.42m x 2.75m	11' 3" x 9' 1"
Terrace	59.51 sq m	640 sq ft
<b>TOTAL INTERNAL AREA</b>	<b>63.2 SQ M</b>	<b>680 SQ FT</b>

- KEY
- Measurements
  - Fitted Wardrobe
  - Cupboard
  - Utility Cupboard
  - Provision for Washing Machine
  - Heat Interface Unit
  - Mechanical Ventilation with Heat Recovery
  - Bulkhead

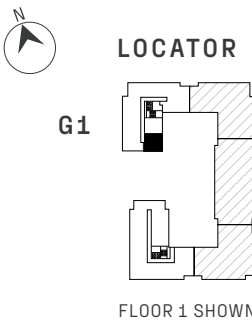
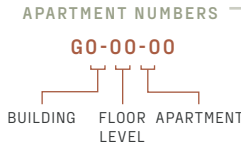
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# CENTRAL GARDENS

## 2 BEDROOM APARTMENT

APARTMENT - TYPE 6  
G1-01-02  
FLOOR 1



ROOM DIMENSIONS		
Kitchen/Living/Dining	5.86m x 4.10m	19' 3" x 13' 6"
Bedroom 1	3.49m x 3.50m	11' 6" x 11' 6"
Bedroom 2	3.62m x 2.75m	11' 11" x 9' 1"
Terrace	29.1 sq m	313 sq ft
<b>TOTAL INTERNAL AREA</b>	<b>64.0 SQ M</b>	<b>688 SQ FT</b>

- KEY
- Measurements
  - Fitted Wardrobe
  - Cupboard
  - Utility Cupboard
  - Provision for Washing Machine
  - Heat Interface Unit
  - Mechanical Ventilation with Heat Recovery
  - Bulkhead

Apartment 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. Apartment 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.





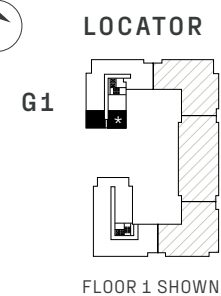
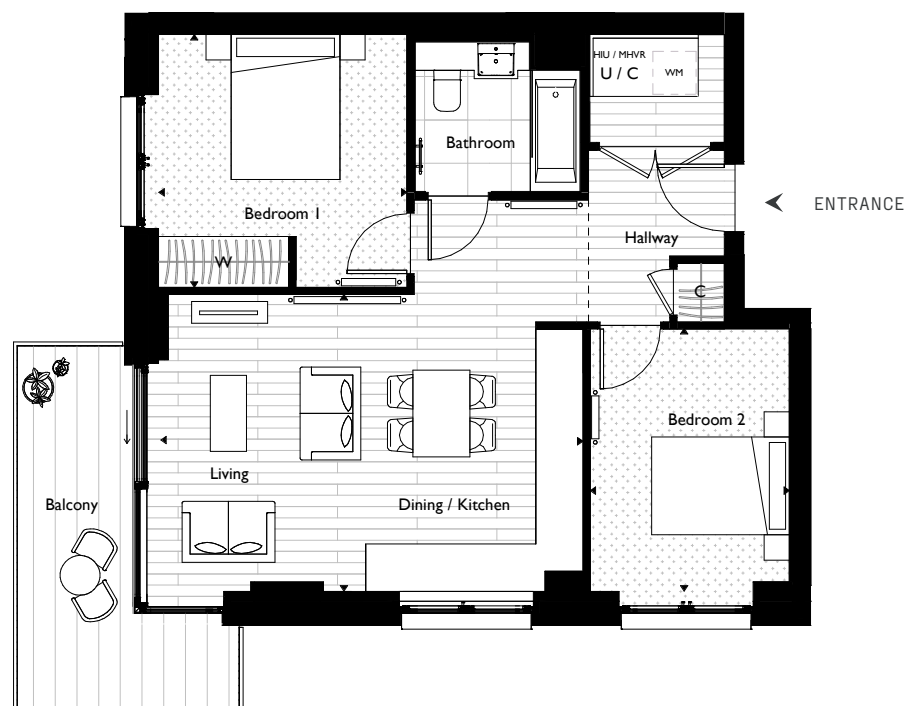
# CENTRAL GARDENS 2 BEDROOM APARTMENT

## APARTMENT - TYPE 6

G1-01-03 G1-02-02\* G1-02-03 G1-03-02\* G1-03-03  
G1-04-02\* G1-04-03 G1-05-02\* G1-05-03 G1-06-02\*  
G1-06-03 G1-07-02\* G1-07-03 G1-08-02\* G1-08-03  
G1-09-02\* G1-09-03 G1-10-02\* G1-10-03 G1-11-02\*  
G1-11-03

FLOORS 1-11

## APARTMENT NUMBERS



## ROOM DIMENSIONS

Kitchen/Living/Dining	5.86m x 4.10m	19' 3" x 13' 6"
Bedroom 1	3.49m x 3.43m	11' 6" x 11' 3"
Bedroom 2	3.62m x 2.75m	11' 11" x 9' 1"
Balcony	9.52 sq m	102 sq ft
<b>TOTAL INTERNAL AREA</b>	<b>63.8 SQ M</b>	<b>686 SQ FT</b>
*Dimensions for handed apartment		
Kitchen/Living/Dining*	5.86m x 4.01m	19' 3" x 13' 6"
Bedroom 1 *	3.49m x 3.49m	11' 6" x 11' 6"
<b>TOTAL INTERNAL AREA*</b>	<b>63.7 SQ M</b>	<b>685 SQ FT</b>

## KEY

- Measurements
- Fitted Wardrobe
- Cupboard
- Utility Cupboard
- Provision for Washing Machine
- Heat Interface Unit
- Mechanical Ventilation with Heat Recovery
- Bulkhead

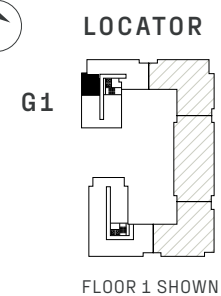
# CENTRAL GARDENS 2 BEDROOM APARTMENT

## APARTMENT - TYPE 21

G1-01-05 G1-02-05 G1-03-05 G1-04-05  
G1-05-05 G1-06-05 G1-07-05 G1-08-05  
G1-09-05 G1-10-05 G1-11-05

FLOORS 1-11

## APARTMENT NUMBERS



## ROOM DIMENSIONS

Kitchen/Living/Dining	7.81m x 3.24m	25' 8" x 10' 8"
Bedroom 1	5.51m x 2.76m	18' 1" x 9' 1"
Bedroom 2	3.94m x 3.16m	12' 11" x 10' 5"
Balcony	7.00 sq m	75 sq ft
<b>TOTAL INTERNAL AREA</b>	<b>73.1 SQ M</b>	<b>786 SQ FT</b>

## KEY

- Measurements
- Fitted Wardrobe
- Cupboard
- Utility Cupboard
- Provision for Washing Machine
- Heat Interface Unit
- Mechanical Ventilation with Heat Recovery
- Bulkhead

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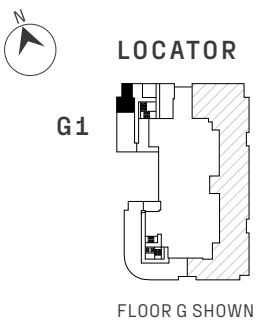
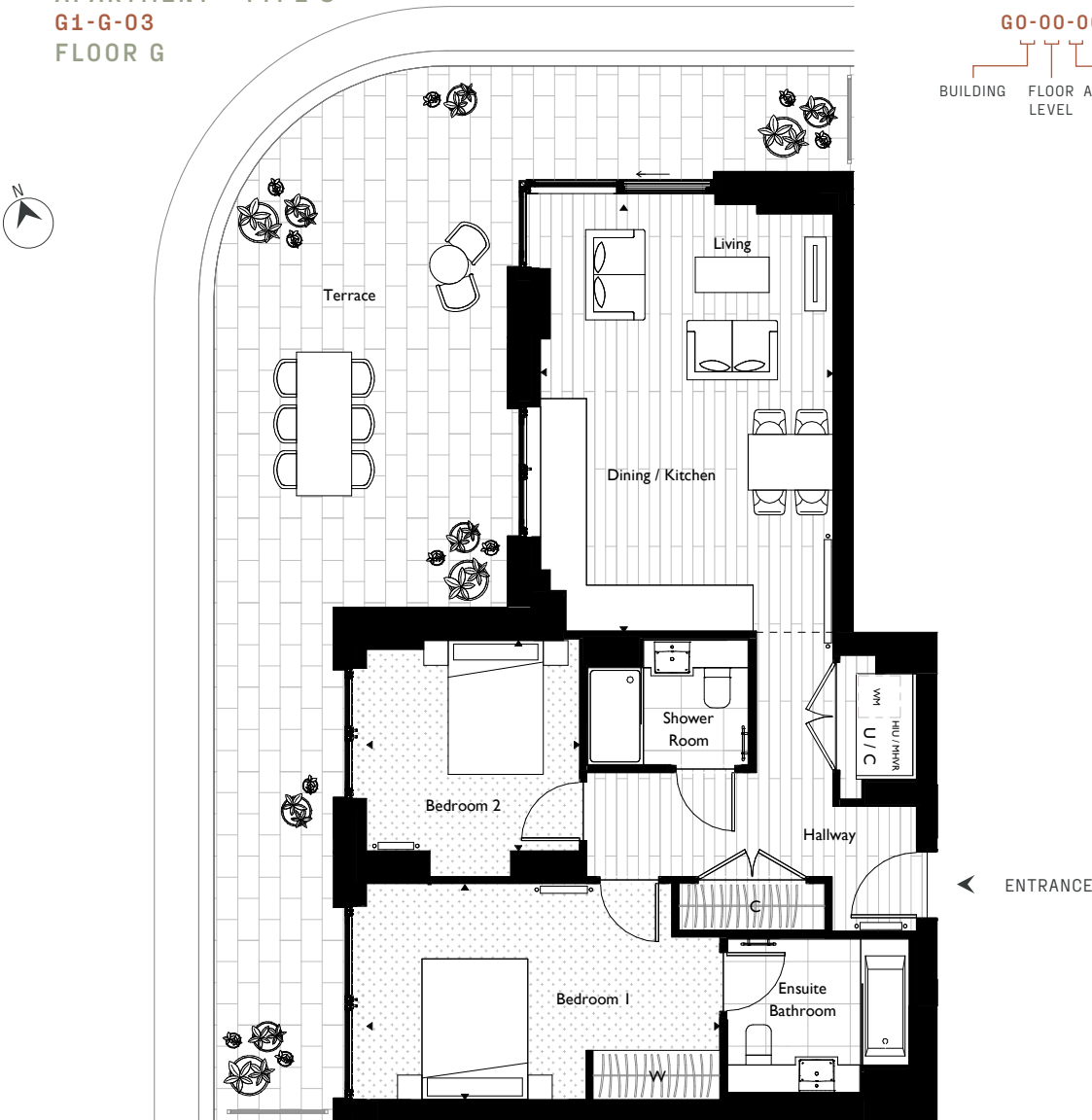


# CENTRAL GARDENS

## 2 BEDROOM APARTMENT

APARTMENT - TYPE 8  
G1-G-03  
FLOOR G

APARTMENT NUMBERS  
G0-00-00  
BUILDING FLOOR APARTMENT  
LEVEL



ROOM DIMENSIONS			
Kitchen/Living/Dining	6.07m x 4.19m	19' 11" x 13' 9"	
Bedroom 1	5.02m x 3.07m	16' 6" x 10' 1"	
Bedroom 2	3.03m x 2.99m	9' 11" x 9' 10"	
Terrace	50.7 sq m	545 sq ft	
TOTAL INTERNAL AREA	75.3 SQ M	810 SQ FT	

- KEY
- Measurements
  - Fitted Wardrobe
  - Cupboard
  - Utility Cupboard
  - Provision for Washing Machine
  - Heat Interface Unit
  - Mechanical Ventilation with Heat Recovery
  - Bulkhead

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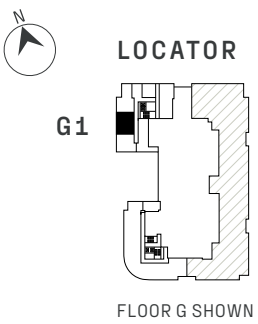
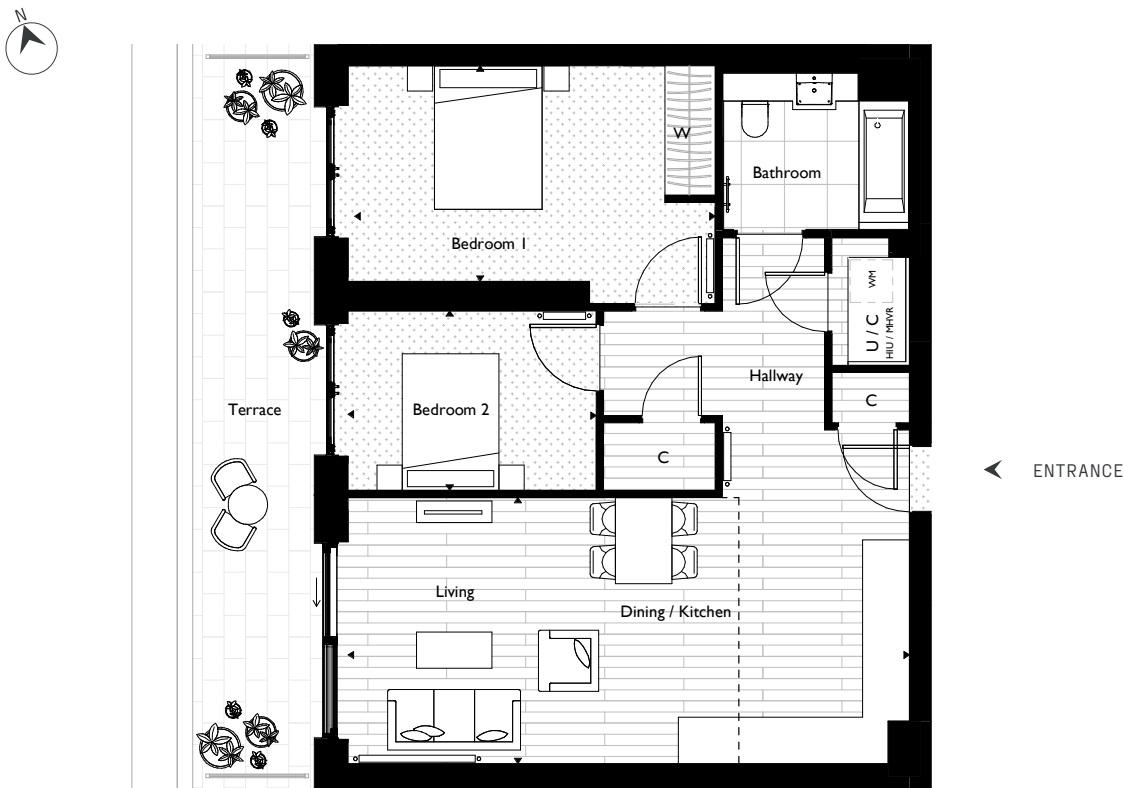


# CENTRAL GARDENS

## 2 BEDROOM APARTMENT

APARTMENT - TYPE 7  
G1-G-02  
FLOOR G

APARTMENT NUMBERS  
G0-00-00  
BUILDING FLOOR APARTMENT  
LEVEL



ROOM DIMENSIONS			
Kitchen/Living/Dining	7.81m x 3.71m	25' 8" x 12' 2"	
Bedroom 1	5.11m x 2.93m	16' 6" x 9' 7"	
Bedroom 2	3.46m x 2.50m	11' 4" x 8' 3"	
Terrace	17.6 sq m	189 sq ft	
TOTAL INTERNAL AREA	75.8 SQ M	816 SQ FT	

- KEY
- Measurements
  - Fitted Wardrobe
  - Cupboard
  - Utility Cupboard
  - Provision for Washing Machine
  - Heat Interface Unit
  - Mechanical Ventilation with Heat Recovery
  - Bulkhead

Apartment 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. Apartment 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.



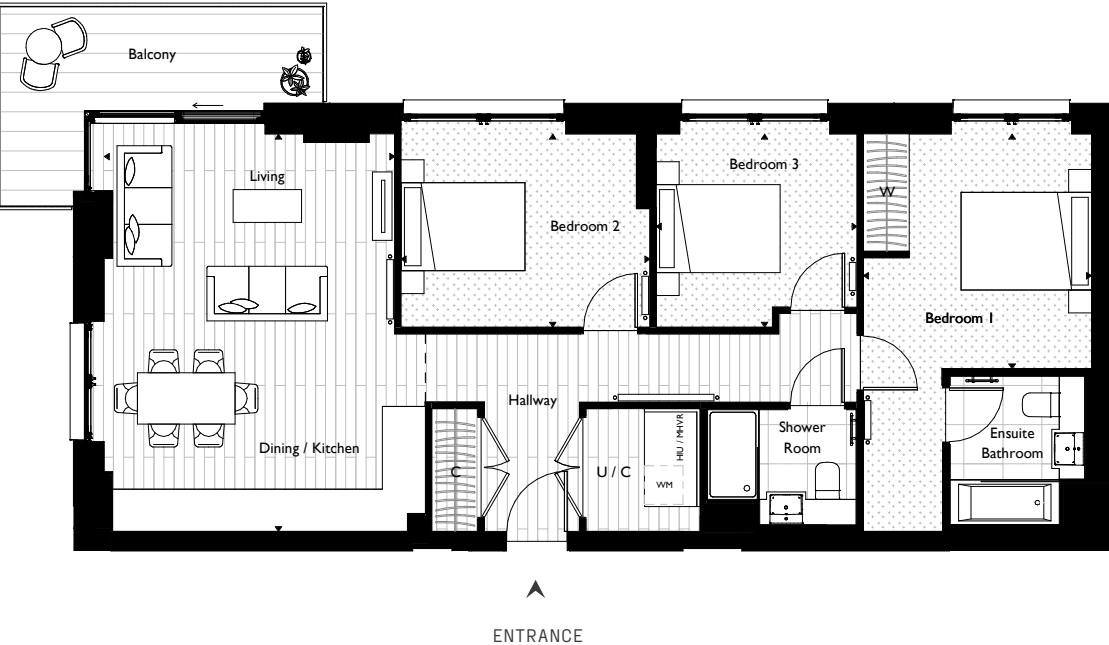
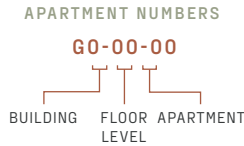


# CENTRAL GARDENS

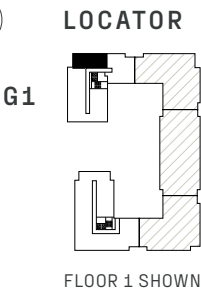
## 3 BEDROOM APARTMENT

### APARTMENT - TYPE 24A

G1-01-06† G1-02-06 G1-03-06 G1-04-06  
G1-05-06 G1-06-06  
FLOORS 1-6



78  
CENTRAL GARDENS



### ROOM DIMENSIONS

Kitchen/Living/Dining	6.10m x 4.46m	20' 1" x 14' 8"
Bedroom 1	3.60m x 3.50m	11' 10" x 11' 6"
Bedroom 2	3.82m x 2.97m	12' 6" x 9' 9"
Bedroom 3	3.08m x 2.97m	10' 1" x 9' 9"
Balcony	9.52 sq m	102 sq ft
<b>TOTAL INTERNAL AREA</b>	<b>92.9 SQ M</b>	<b>999 SQ FT</b>
† Windows vary to bedrooms, ask sales consultant for more information		
Bedroom 3	2.99m x 2.97m	9' 10" x 9' 9"
<b>TOTAL INTERNAL AREA</b>	<b>92.7 SQ M</b>	<b>997 SQ FT</b>

### KEY

- Measurements
- Fitted Wardrobe
- Cupboard
- Utility Cupboard
- Provision for Washing Machine
- Heat Interface Unit
- Mechanical Ventilation with Heat Recovery
- Bulkhead

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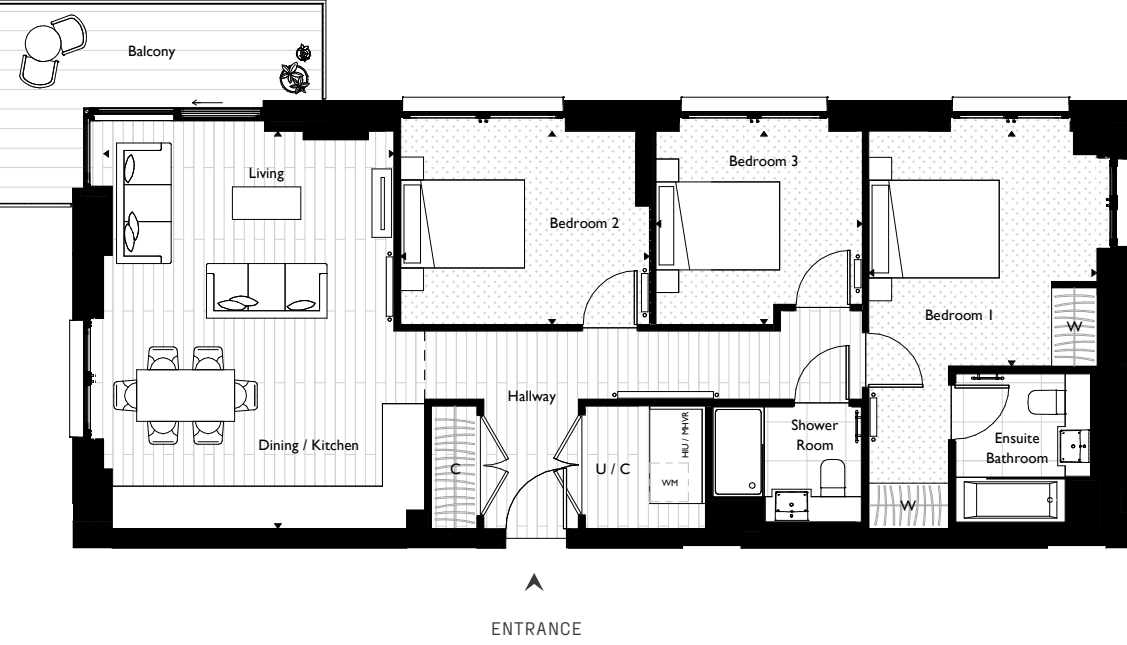
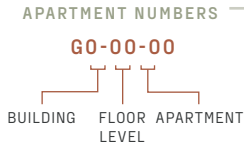


# CENTRAL GARDENS

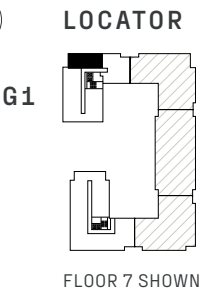
## 3 BEDROOM APARTMENT

### APARTMENT - TYPE 24B

G1-07-06 G1-08-06 G1-09-06  
G1-10-06 G1-11-06  
FLOORS 7-11



THE VILLAGE COLLECTION  
79



### ROOM DIMENSIONS

Kitchen/Living/Dining	6.10m x 4.46m	20' 1" x 14' 8"
Bedroom 1	3.61m x 3.50m	11' 10" x 11' 6"
Bedroom 2	3.82m x 2.97m	12' 6" x 9' 9"
Bedroom 3	3.17m x 2.97m	10' 5" x 9' 9"
Balcony	9.00 sq m	96 sq ft
<b>TOTAL INTERNAL AREA</b>	<b>93.3 SQ M</b>	<b>1,004 SQ FT</b>

### KEY

- Measurements
- Fitted Wardrobe
- Cupboard
- Utility Cupboard
- Provision for Washing Machine
- Heat Interface Unit
- Mechanical Ventilation with Heat Recovery
- Bulkhead

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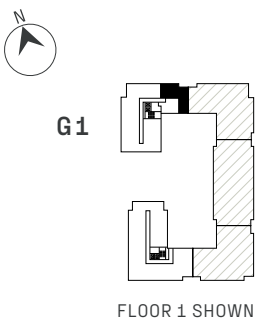
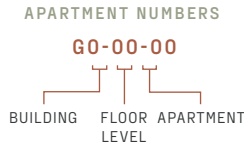




# CENTRAL GARDENS

## 3 BEDROOM APARTMENT

APARTMENT - TYPE 26  
G1-01-07  
FLOOR 1



ROOM DIMENSIONS		
Kitchen/Living/Dining	7.13m x 3.87m	23' 5" x 12' 8"
Bedroom 1	4.95m x 4.12m	16' 3" x 13' 6"
Bedroom 2	4.01m x 3.79m	13' 2" x 12' 6"
Bedroom 3	4.06m x 2.40m	13' 4" x 7' 11"
Terrace	12.1 sq m	130 sq ft
TOTAL INTERNAL AREA	95.6 SQ M	1,029 SQ FT

- KEY
- Measurements
  - Fitted Wardrobe
  - Cupboard
  - Utility Cupboard
  - Provision for Washing Machine
  - Heat Interface Unit
  - Mechanical Ventilation with Heat Recovery
  - Bulkhead

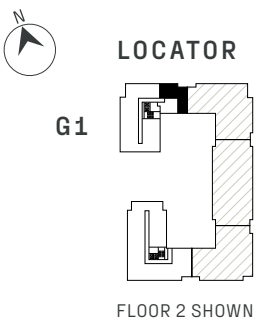
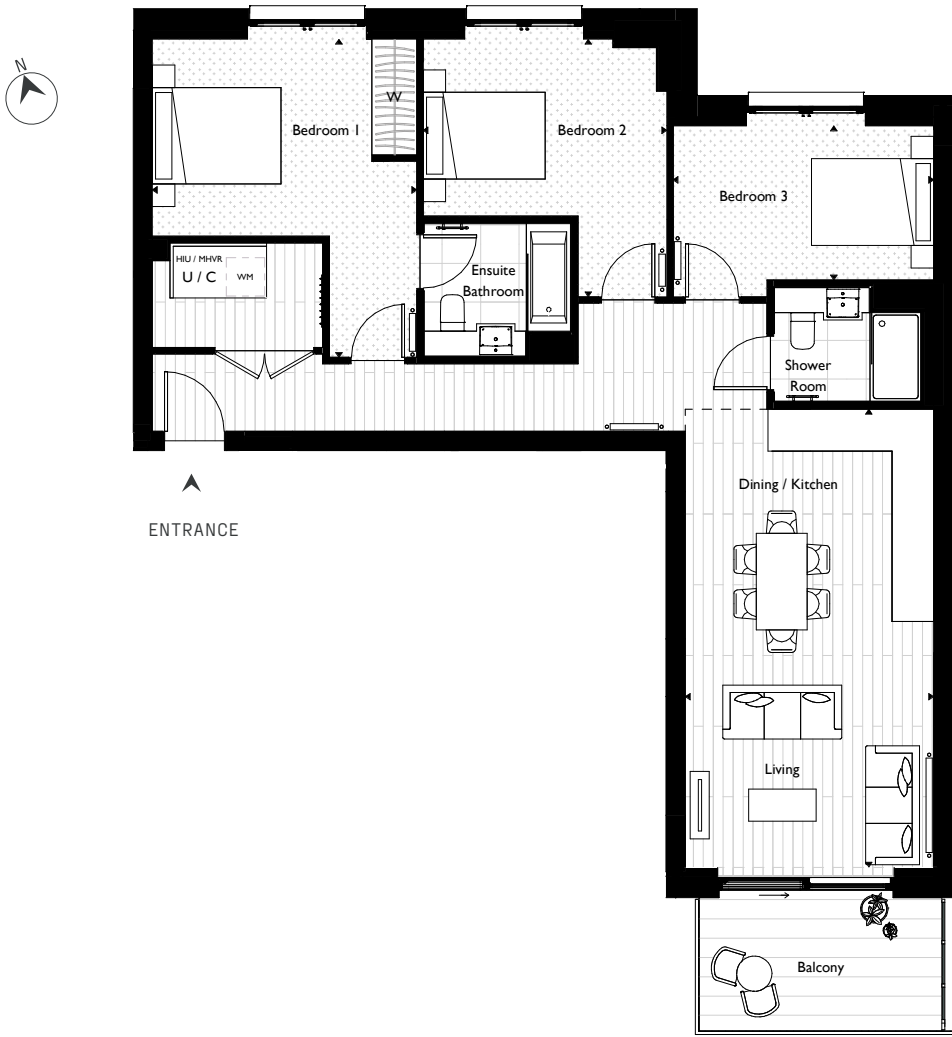
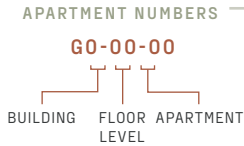
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# CENTRAL GARDENS

## 3 BEDROOM APARTMENT

APARTMENT - TYPE 26  
G1-02-07 G1-03-07 G1-04-07 G1-05-07  
FLOORS 2-5



ROOM DIMENSIONS		
Kitchen/Living/Dining	7.13m x 3.87m	23' 5" x 12' 8"
Bedroom 1	4.95m x 4.12m	16' 3" x 13' 6"
Bedroom 2	4.01m x 3.79m	13' 2" x 12' 6"
Bedroom 3	4.06m x 2.40m	13' 4" x 7' 11"
Balcony	8.10 sq m	87 sq ft
TOTAL INTERNAL AREA	95.2 SQ M	1,024 SQ FT

- KEY
- Measurements
  - Fitted Wardrobe
  - Cupboard
  - Utility Cupboard
  - Provision for Washing Machine
  - Heat Interface Unit
  - Mechanical Ventilation with Heat Recovery
  - Bulkhead

Apartment 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. Apartment 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.



# 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



Photography of Kidbrooke Village.



# MYHOME PLUS

MYHOME PLUS IS A NEW ONLINE SERVICE THAT IS DESIGNED TO HELP YOU MANAGE KEY ASPECTS OF YOUR NEW HOME AT ANY TIME FROM ANYWHERE AROUND THE WORLD.



**myHome**  
PLUS

THIS SECTION PROVIDES YOU WITH A STEP-BY-STEP GUIDE TO THE BUYING PROCESS FROM RESERVATION THROUGH TO COMPLETION, MOVING IN AND WARRANTY.

At each milestone, the buying process section advises on the next steps so that you can be absolutely clear on your current position and what to expect next.

## 1. FILING CABINET

In the filing cabinet section you can access documentation relating to your new home immediately at your own convenience.



## 2. MEET THE TEAM

This section provides an introduction to the team that will be working with you throughout your journey and details their individual roles. You can email any member of the team directly via this section.



## 3. OPTIONS & CHOICES SELECTION

We are able to offer some choices on certain internal finishes of your new home. Whether this option is available to you will depend on what stage of construction the property has reached at the time of you making your reservation. See the next steps section for further detail on this.

## 4. CONSTRUCTION PROGRESS

Under this section, regular updates on the construction of your new property will be provided, keeping you up to date on the progress on site and the local area. Your Customer Service Manager will issue regular newsletters and photographs to this section throughout your journey.

Sign in by visiting  
[berkeleygroup.co.uk/my-home/sign-in](http://berkeleygroup.co.uk/my-home/sign-in)

## NEXT STEPS

- (i) Your Sales Consultant will send you a link that you will need to activate to access MyHome Plus. The link will require you to set a password for access.
- (ii) Customer Service will then be in touch to invite you in to our Show Apartment to view the interior selections available for the internal finishes that you have an option to select. If you cannot make it to the appointment, the options can be discussed over the telephone and selected via MyHome Plus. Customer Service will need to receive your choices selection by the deadline date, which will be given in advance.



### 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 wellbeing 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 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.

### CHOICE AND DIVERSITY

No two Berkeley customers are the same, so we aim to offer a wide choice of property location, size and type. From central London to major towns and cities; from market towns to rural villages, countryside to the coast – we build in locations our customers love. And whatever home you are looking for, whether that's a city penthouse, a modern studio apartment or traditional family home, you will find the perfect fit for your lifestyle.

### QUALITY FIRST TO LAST

Quality is the defining characteristic of Berkeley developments, right down to the very last detail.

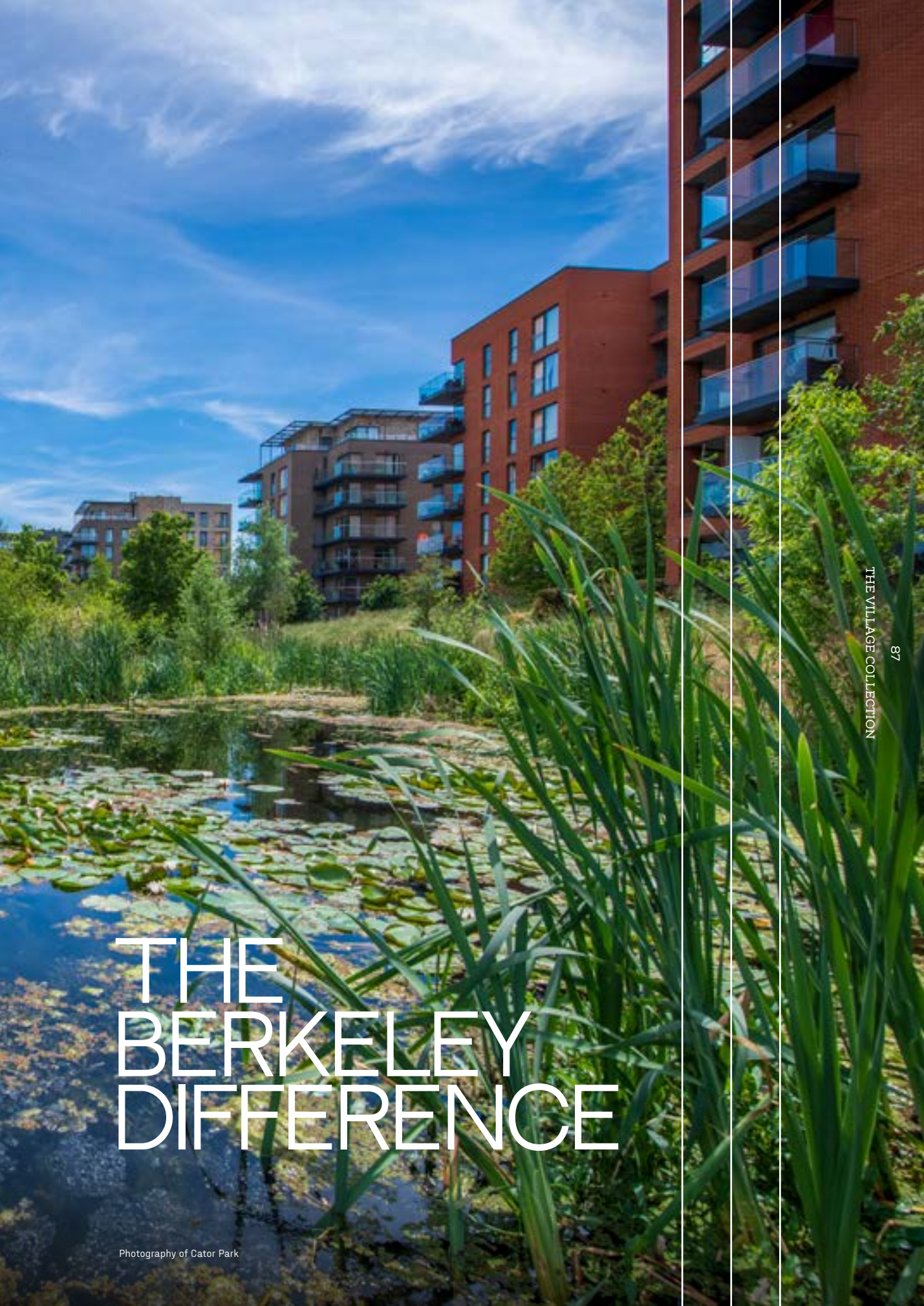
We choose our locations, style of homes, construction practices, materials and specifications with great care. When you buy a new home from Berkeley you can be safe in the knowledge that it is built to high standards of design and quality, has low environmental impact and that you will receive a professional,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

### GREEN LIVING

For Berkeley, sustainability isn't simply the latest buzzword. 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, and to enable residents to recycle waste.

### 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.



# THE BERKELEY DIFFERENCE

Photography of Cator Park



# TRANSFORMING TOMORROW

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.

Photography of Cator Park



## TRANSFORMING PLACES

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



## 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.



## 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.



## 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



## 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 & 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 the majority of kitchen appliances are A++/A+/A rated.

## 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 parking 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.

## STEWARDSHIP

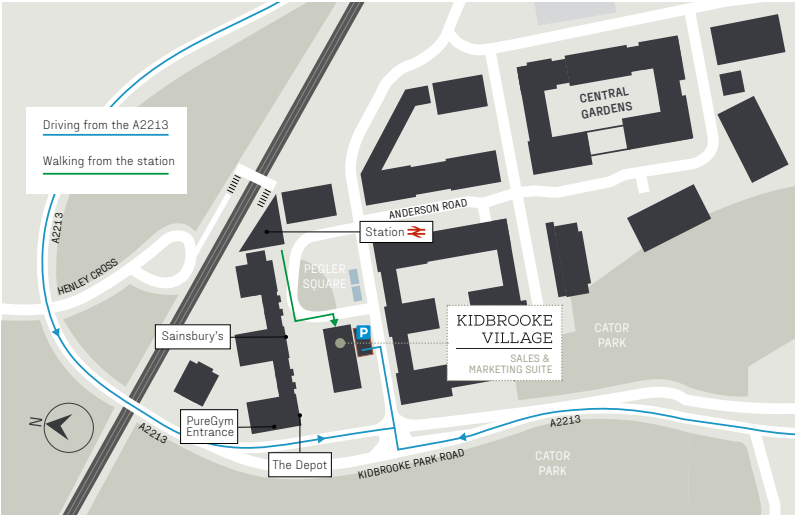
Maintaining our communal open spaces and facilities in perpetuity is an important benefit to the whole community. We work with the managing agent and residents to ensure the development remains in pristine condition.

## 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.

# SUSTAINABILITY





Our Sales & Marketing Suite is open  
10am–6pm daily and until 8pm on Thursdays

### 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 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. Z468/05CA/1024



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**MAYOR OF LONDON**

[www.kidbrookevillage.co.uk](http://www.kidbrookevillage.co.uk)

**Berkeley**  
Designed for life