



OVAL
VILLAGE
CENTRAL LONDON

The shape of things to come

Why buy at Oval Village

Berkeley
Designed for life

FAVOURABLE PAYMENT TERMS

10% of purchase price, less reservation deposit, is payable within 21 days on exchange of contract. 10% of purchase is payable 12 months after exchange of contracts. A further 10% payment is payable 18 months after exchange of contracts.



EXCEPTIONAL FACILITIES

The 1847 Residents' Club, designed by award winning interior designers, Goddard Littlefair, will host an array of exceptional facilities for residents to enjoy.



RENTAL PRICE GROWTH

6%

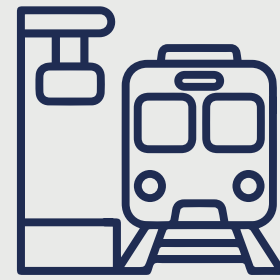
ANNUAL ESTIMATED YIELD FIGURE OF

Source: Knight Frank.



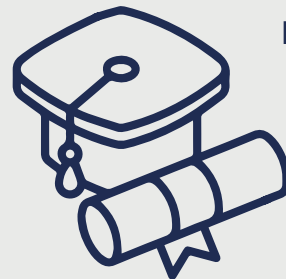
PRIME ZONE 1 LOCATION

Kennington Station became a Zone 1/2 station when the new Northern line extension to Battersea and Nine Elms opened in 2021.



EDUCATION

Less than 30 minutes from a world-class education.



LOCAL AREA



SHOPS



RESTAURANTS & CAFES

TRANSPORT

3 STATIONS

UNDER 10 MINUTES WALK



4 MINS

TO VICTORIA STATION



8 MINS

TO THE CITY OF LONDON



33 MINS

TO GATWICK AIRPORT



Travel times from [google.co.uk/maps](https://www.google.co.uk/maps).



EVERYTHING ON YOUR DOORSTEP



Walk

- Kia Oval
5 mins

- Vauxhall Station
8 mins

- Kennington Station
10 mins

- Oval Station
10 mins

- U.S. Embassy
19 mins

- Houses of Parliament
28 mins



Cycle

- Kennington Park
2 mins

- Tate Britain
15 mins

- The Southbank Centre
16 mins

- Hyde Park
17 mins



Taxi

- Westminster
9 mins

- Tate Modern
13 mins

- Covent Garden
14 mins

- Sloane Square
15 mins

- Harvey Nichols
17 mins

- Harrods
18 mins

- Selfridges
24 mins

HERITAGE AND HISTORY

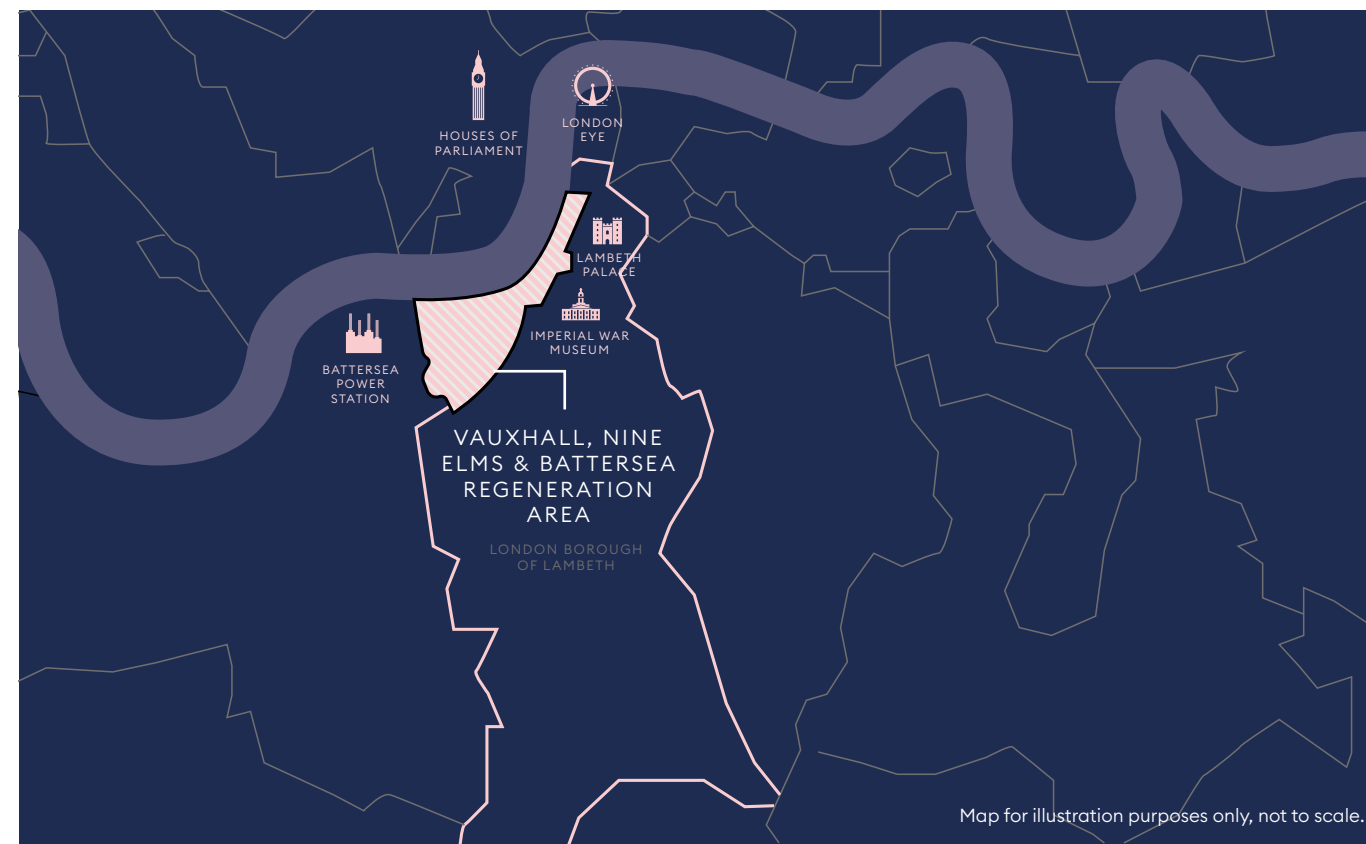
The Oval Gasholders were a magnificent feat of Victorian engineering and a working monument to the great pioneers of British power. The grandest of these gasholders was the largest of its kind in the world at the time of construction in 1877.

Now, the historic site's redevelopment and restoration heralds a new phase in its history: that of a towering symbol of a different kind of progress, where old blends with new to build a proud and vibrant community fit for the 21st century.



All travel times are approximate starting at Oval Village unless otherwise stated and taken from citymapper.com, tfl.gov.uk and google.co.uk/maps/ Photography and computer generated image is indicative only.

REGENERATION



Map for illustration purposes only, not to scale.

227

The regeneration area spans 227 hectares of central London on the South Bank of the Thames.



Kennington Station is now a Zone 1/2 station since the new Northern line extension to Battersea and Nine Elms opened in September in 2021.



Largest regeneration zone in central London.





Computer Generated Image is indicative only.

HEALTH & WELLNESS LIVING

Oval Village has state of the art leisure facilities set over 2 storeys within the iconic gasholder. Designed by award winning interior designers Goddard Littlefair, the swimming pool, Hydro pool, gymnasium, cinema, 24-hour concierge, work space and lounges combine to create an exclusive lifestyle moments from your home.

THE 1847 RESIDENTS' CLUB

- Residents' Lounge
- Meeting Room
- Reception
- Studio
- Gymnasium
- Private Cinema
- Steam Room
- Sauna
- Hydro Pool
- Male Changing Room
- Swimming Pool
- Treatment Room
- Female Changing Room



AWARD WINNING PARKS AND OUTDOOR SPACE

17 Lambeth parks and open spaces have received a Green Flag Award, 2 Green Heritage Awards and 3 Green Flag Community Awards.

Parks and green spaces in Lambeth have been hailed as 'outstanding' in the Good Parks for London report.

- Kennington Park
- Vauxhall Park
- Battersea Park
- St James' Park



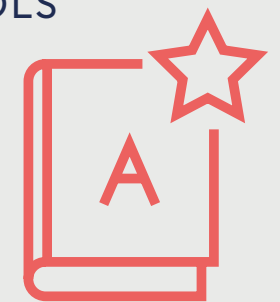
FIRST-CLASS EDUCATION SYSTEM

London is home to some of the world's finest educational institutions. Oval Village is close to a wide choice of outstanding schools,

colleges and universities, providing the best education available at all stages of learning.



24
OUTSTANDING
PRIMARY SCHOOLS



Pimlico Primary School: 9 mins	
Westminster School: 16 mins	
Thomas's Battersea: 19 mins	
Fox Primary School: 25 mins	
Queen's Gate School: 26 mins	

HOME TO WORLD CLASS UNIVERSITIES



Chelsea College of Arts: 18 mins	
King's College London: 21 mins	
London School of Economics: 21 mins	
University College London: 26 mins	
Imperial College London: 27 mins	

Travel times from [google.co.uk/maps](https://www.google.co.uk/maps).





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PRIME LOCATION FOR BUSINESS

Situated between Zone 1 and Zone 2, there are multiple transport options within a 10 minute walk of Oval Village, bringing some of the world's biggest companies within easy reach.

OVAL WORKS

Oval Village will deliver a flexible working space and community space at Oval Works. It's a new landmark office building with 80,000 sq ft of flexible office space spread over six floors where local businesses, products and ideas can come together.



1,000
POTENTIAL
TENANTS

80,000
SQ FT

6
FLOORS

2024
Q2



Computer-generated images are indicative only

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OUR VISION
2030
TRANSFORMING TOMORROW

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

Berkeley
Designed for life

Disclaimer: Please be aware that these details are intended to give a general indication of properties available and should be used as a guide only. The company reserves the right to alter these details at any time. The contents herein shall not form any part of any contract or be a representation including such contract. These properties are offered subject to availability. Applicants are advised to contact the sales office or the appointed agents to ascertain the availability of any particular type of property so as to avoid a fruitless journey. The property areas are provided as gross internal areas under the RICS measuring practice 4th edition recommendation. Computer generated images are indicative only. Travel times from google.co.uk/maps. Maps for illustration purposes only, not to scale. Lifestyle photography is indicative only.

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