



A Collection Of Thirty 1 and 2 Bedroom Apartments

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**Technicoloured allure of the perfect location
A Modern Marvel**

An exquisite collection of new homes in Camberley Town Centre, providing a selection of thirty 1 & 2 bedroom apartments inside an iconic commercial building to be converted into residential properties fashioned with elegance and serenity on the south end of the High Street.

Every single window of your dream home at Kings Court shimmers with magical light without the maddening cacophony of the big city that disrupts the symphony of tranquil living.

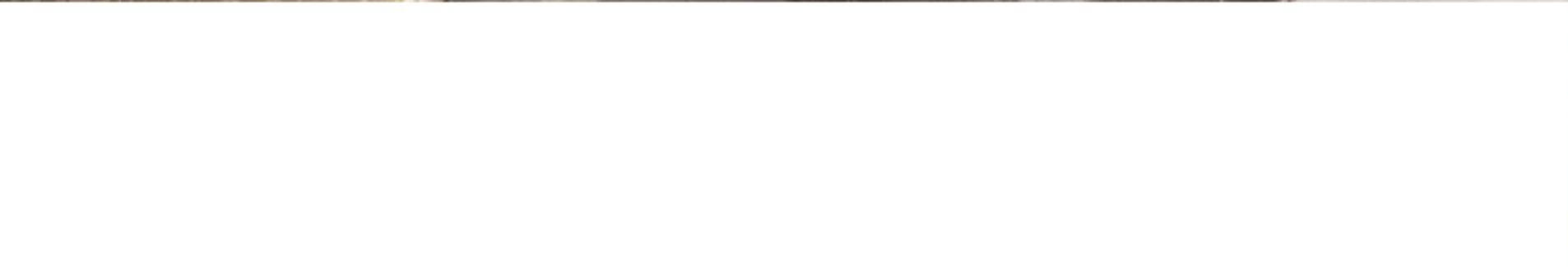
This stunning and atmospheric building holds an exciting prospect for home buyers and investors - aiming for the boost effect of the regeneration scheme of Camberley Town Centre as well as the potential connection of National Railway Services directly into London Waterloo. A Stone's throw away from High Street, restaurants, fashion chains along with easy access into Central London via automobile or public transport, at Kings Court you will always be adequately connected.

Begin a new chapter at
Kings Court





Envisaging and shaping your dream home into life with inimitable skill and touch, with no stones unturned in the efforts to make Kings Court a truly wonderful home. Your home at Kings Court welcomes you after a long tiring day to a home waiting to overwhelm you with the bliss of living amid signature style coupled with superior specifications. In addition to high quality kitchen and bathroom, the Interiors are inspired by a sensitive and contextual approach to create a dynamic new future.





A feast for the mind as much as the senses with a notable past and a promising future

Surrounded by a rewarding mix of modern style and iconic history, Camberley is the main town in the borough of Surrey Heath, southwest of Central London. 5 miles north of Farnborough, 8 miles south to Bracknell and 17 miles east to Basingstoke, Camberley fuses the best of connectivity and accessibility to compliment the lifestyles of the ones who call it home. The 310 million pound project to regenerate Camberley's town centre is Camberley's vision to transform the town's central precincts, highlighting to the residents the commitment to take Camberley to the next level. The vision sets out ambitious plans delivering a gateway to the town, a new town square and a upgraded shopping centre. A truly authentic destination, filled with independent cafés, bars and restaurants keeping alive Camberley's rich heritage with The Atrium – a modern mall and the cinema house – Vue, a mere stroll from the residency, making Camberley all the more vibrant and chic.



Residents at Kings Court will be minutes from the buzz

Under "The 50-Minute Rail Campaign" supported by the local MP and Camberley Society, London Waterloo should be achievable under 50 minutes from Camberley Station to match times from the town's regional counterparts. Currently Camberley Station affords the residents quick trips into nearby towns of Ascot and Woking, which are just 12 and 40 minutes away by train respectively with London Waterloo being a 1 hour 20 minutes train ride away under the current South West Train Services.



- Walk:**
 - Camberley Train Station: 2mins
 - High Street (The Mall): 3mins
- Car:**
 - Camberley Heath Golf Club: 6mins/2.1miles
 - Farnborough: 14mins/4.3miles
 - Ascot: 16mins/7.7miles
 - Heathrow Airport: 28mins/17miles
 - London West End (Marble Arch): 1hr10mins/35miles
- Nation Rail - Camberley Station**
 - Ascot: 12mins
 - Woking: 40mins
 - London Waterloo: 1hr20mins

Journey times and distance are approximate and are sourced from www.nationalrail.co.uk, www.tfl.gov.uk and Google Maps.

Interior Specifications

General specification:

Contemporary solid oak front door.
Contemporary white interior doors.
Engineered wooden flooring to hallway, living, kitchen and dining areas.
Carpet to bedrooms.
Anthracite double glazed aluminium windows.
Brushed stainless steel ironmongery.
Walls & ceilings finished in white Dulux matt emulsion.
Woodwork finished in Dulux satin white.

Kitchen:

Contemporary high gloss kitchen with soft close cupboards & drawers.
30mm Apollo Slab Tech worktops and upstands.
Stainless steel splash back behind the hob.
Franke stainless steel under mounted sink with stainless steel mixer tap.
A range of Bosch appliances including:

- Fan oven
- Four stove gas hob
- Integrated fridge/freezer
- Integrated dishwasher
- Integrated washer/dryer

Bathrooms & shower rooms:

Matt tiles to walls and floor.
White sanitary ware suite.
Kubix basin mixer and Crosswater shower head.
Polished stainless steel heated towel rail.

Heating & electricals:

Central heating throughout the apartment.
A rated combination boiler.
Brushed stainless steel light switches and sockets.
Brushed stainless steel LED downlighters throughout the apartment.
Smoke and carbon monoxide detector and alarm.

Security & communal area:

Gated development, key-fob entry to main communal front gate.
Newly installed passenger lifts serve each level.
Allocated car parking.

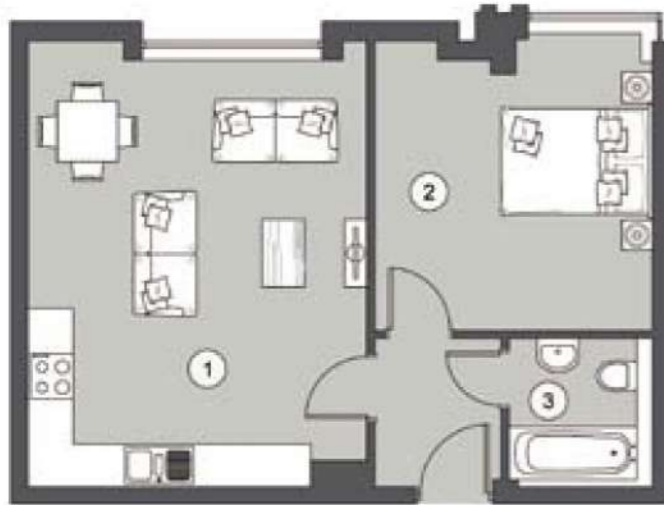


Terms: 155 year lease | Service charge TBC | Ground Rent TBC | CRL 10 year build warranty

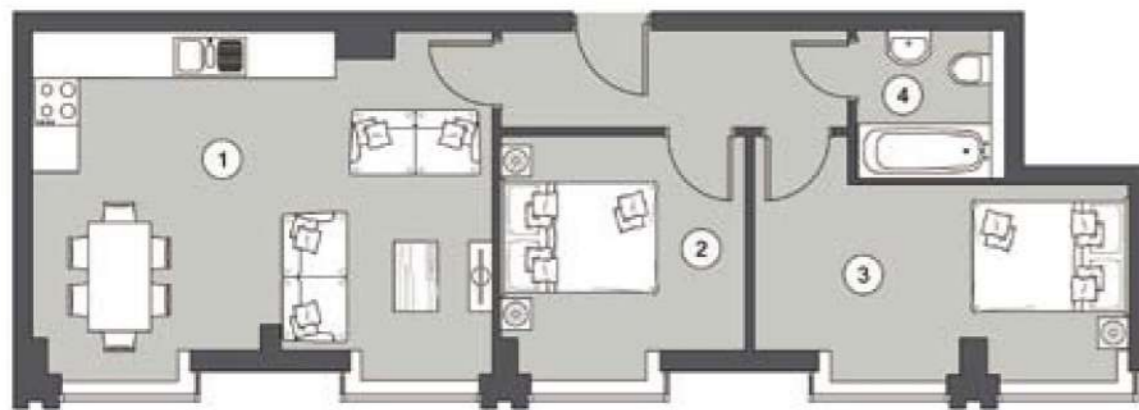
Typical Layouts

These floor plans are typical examples of the 1 & 2 bedroom apartments at Kings Court.

TYPICAL 1 BED APARTMENT

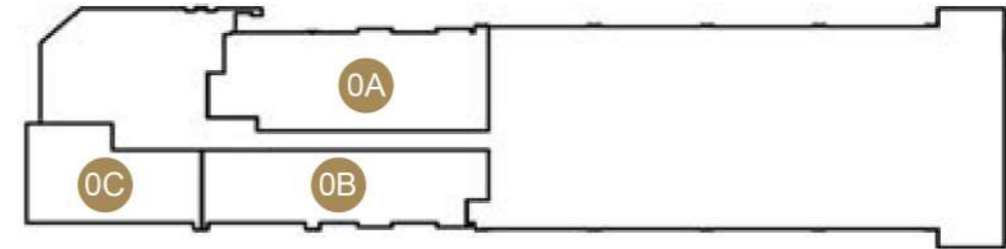


TYPICAL 2 BED APARTMENT

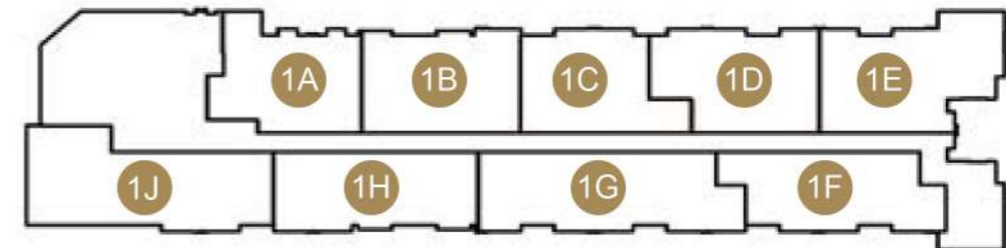


Not all apartments are described by these examples. Floorplans are available on request.

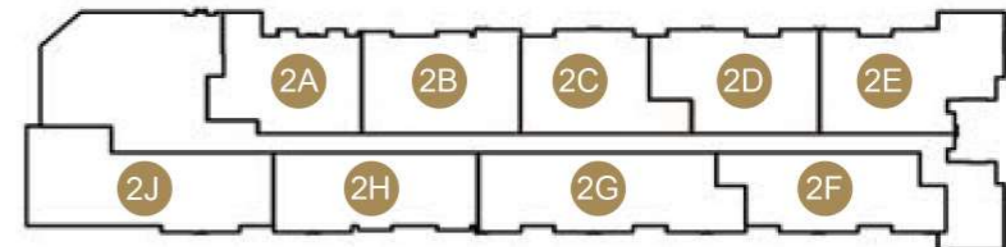
GROUND FLOOR



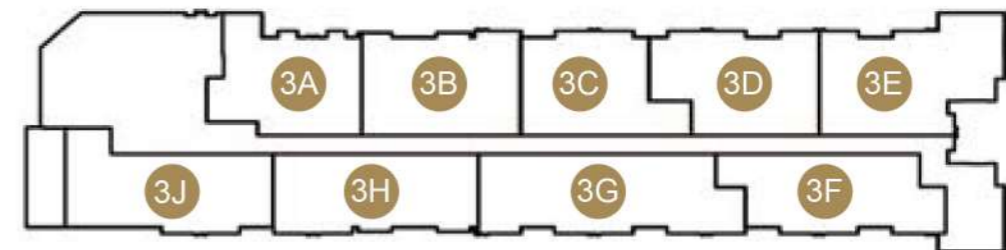
FIRST FLOOR



SECOND FLOOR



THIRD FLOOR



These plans are for illustrative purposes only and intended as a guide; they do not form part of any specification or contract. Please confirm the final layout and specification prior to contract. Any dimensions are approximate and may vary based on the internal finish. Plans can change during construction, but final drawings are available to inspect on site.



BUILDING THE RELIABLE

As a business, we pride ourselves on our values of excellence, passion, collaboration and integrity – allowing us to build reliable homes that last. These values have laid the foundation of our success and enabled us to earn a reputation as a front-runner in our field. We have built high quality homes for years and are continuously looking to improve our developments considering customer recommendations and anticipating their evolving needs. Our professionals at Reliance Homes are advocates of quality and sustainability, incorporating high skills and expertise without compromising on the development style and reliability. We strive to create sustainable new developments that inspire modern living and set new benchmarks in design. Over the past years, we've dramatically developed our commitment to sustainability. We use environmental-friendly products in our house building and repair work to improve the energy efficiency of our homes in line with the government's targets. Reliance Homes acknowledge the three measures of sustainability; social, economic and environmental throughout the development process. Our team is present to ensure that you enjoy the experience, whether it be for purchasing your very first home or renters looking for their next property. We aim to make the entire process with us customer friendly for all our customers while providing a professional and efficient service always.

DISCLAIMER

These details are intended to give a general indication of the proposed specification. The developer engages in continuous product development and reserves the right to alter any part of the development specification at any time as necessary and without notice. All images of the property contained in this brochure are for illustrative purposes only. The information in this document is indicative and is intended to act as a guide only as to the finished product. These particulars should not be relied upon as accurately describing any of the specific matters described by any order under the Property Misdescriptions act 1991. No responsibility is accepted by the developer for any errors or omissions and the above information and marketing material does not constitute or form part of any contract, or warranty. The dimensions given on plans are subject to variations and are not intended to be used for carpet sizes, appliance sizes or items of furniture.



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