



Beechcrest

BEACONSFIELD

BY
MILLGATE



Beechcrest sits on the fringes of the market town of Beaconsfield, an easy commute from London yet just a short walk from the Chiltern Hills. The eight luxuriously specified apartments allow you to make the most of this splendid location.

Photography of previous Millgate homes is for illustrative purposes only.

All amenities close at hand

Beechcrest is in a quiet residential area within 0.7 miles of Beaconsfield town centre. Once an idyllic hamlet, it still retains a peaceful village atmosphere. Dotted with 15th century buildings it has two excellent pubs, one of which, the Royal Standard of England, is thought to be the oldest free house in the country.

Beaconsfield's picturesque old town has at its centre a gracious main street with lively shops and pubs. The elaborately designed Crazy Bear Hotel, opened here in 2008 and was named in Conde Nast's Hot List for best new hotels in the world. A popular Tuesday market buzzes with local charm and a monthly farmers' market overflows with delicious fresh produce.

The town's Chiltern Shakespeare Company, Beaconsfield Theatre Group and the Beaconsfield Musical and Operatic Society (over 100 years old) provide more cerebral entertainment. While the area also offers excellent schooling with Davenies Prep school, Beaconsfield High School for Girls, Butlers Court primary school and many others.



Main: The Chiltern Hills. Inset left to right: Beech woodland; Crazy Bear Hotel; Beaconsfield High Street



Clockwise from top: Beaconsfield Old Town; Penn Village Green; The Royal Standard of England, Forty Green; The River Thames at Marlow.

Countryside...

Coombe Hill Monument, Wendover, Chiltern Hills

Half an hour and another world away

Beechcrest provides the perfect base for downsizers who appreciate West End entertainment and London commuters who want to be home in time for supper.

To find apartments built to such an uncompromising standard is one thing, but to discover them in such a sought after location is quite another. This area of Beaconsfield, where Beechcrest rubs shoulders with other exclusive properties, is perfectly placed for both London and the rolling Buckinghamshire countryside.

Built in the Arts & Crafts style by master craftsmen Beechcrest is both eye-catching and traditional, fitting in seamlessly with the local architectural vernacular. Inside, the eight beautifully proportioned apartments offer a peaceful retreat from hectic lifestyles.

With London just 25 miles away, it seems inconceivable that you could find yourself in such a rural landscape. However, you'll find on your doorstep the rolling Chiltern Hills, an Area of Outstanding Natural Beauty; pretty villages strung along hidden valleys; and atmospheric beech woodland alive with birdsong. The unlikely becomes reality.

...to capital

If you can bring yourself to leave this rural oasis, your options for travel are wide open. Beaconsfield station is just under a mile down the road, offering fast connections to the capital, and Junction Two of the M40 is under ten minutes drive away. This makes London a short commute while central England and Heathrow Airport are all easily accessible.

Bank (for City of London)	55 minutes
London Marylebone	22 minutes
Wembley Stadium	20 minutes
High Wycombe	5 minutes

By train
from Beaconsfield Station



Source: nationalrail.co.uk. Timings are approximate.

Henley-on-Thames	33 minutes
Windsor	29 minutes
Marlow	21 minutes
Heathrow Airport T5	20 minutes

By car
from Beechcrest



Source: google.co.uk/maps. Timings are approximate.



Beechcrest
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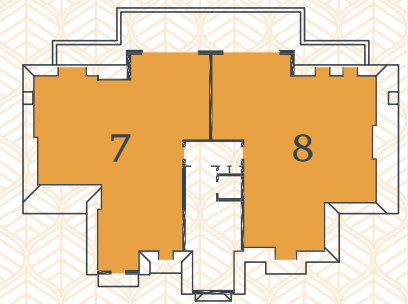


This classically detailed, substantial new building has been designed and constructed with the finest attention to detail. Sitting proudly within landscaped communal grounds it forms a sensitive addition to this sought after area.

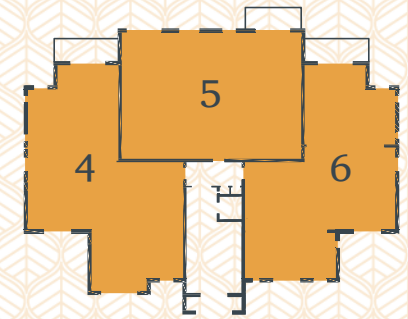
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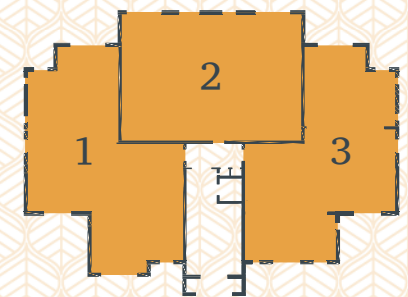




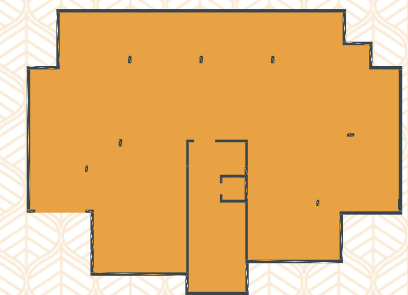
Penthouse Apartments



First Floor Apartments



Garden Apartments

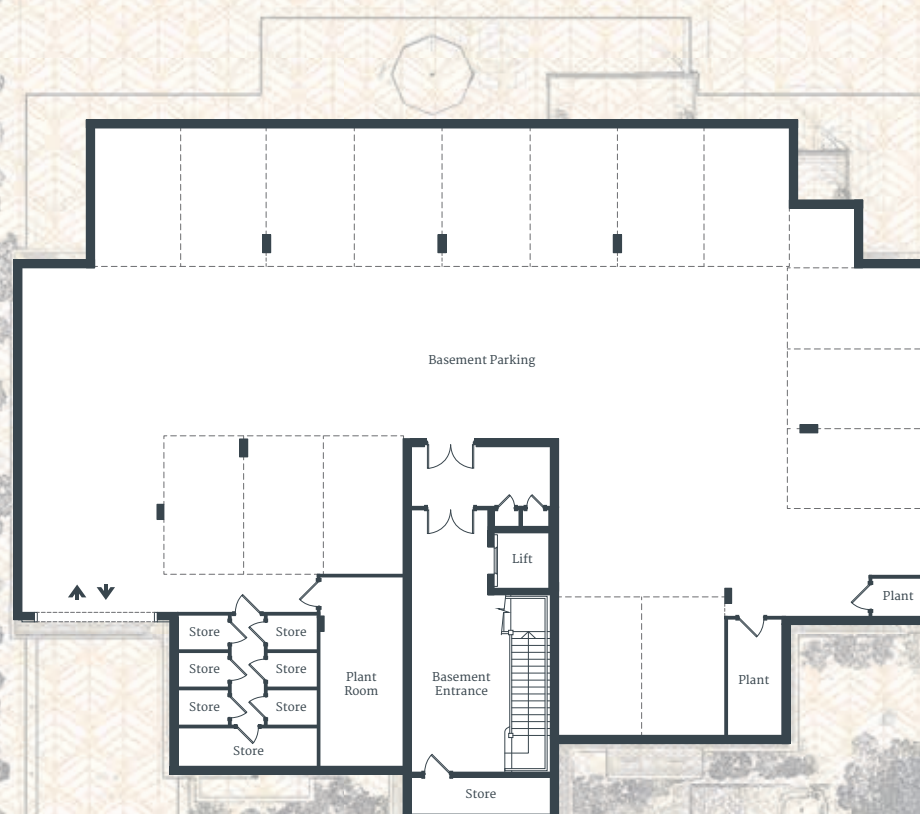


Basement Parking



Beechcrest

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Beechcrest's eight luxury three bed apartments, including two spectacular penthouses, are spacious homes marked by sumptuous living rooms opening out onto private balconies or terraces. Light filled and welcoming, they seamlessly blend classical proportions with 21st century style.

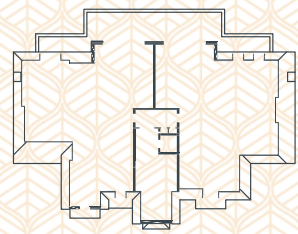
A large basement provides underground parking, with two spaces for each apartment, useful storage areas and a lift to all floors.

Apartment One

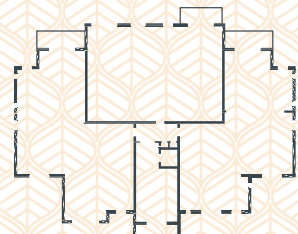
Three Bedroom Garden Apartment

Living Room	8026mm x 7312mm	26' 4" x 24' 0"
Kitchen	5851mm x 2969mm	19' 2" x 9' 9"
Master Bedroom	4884mm x 4092mm	16' 0" x 13' 5"
Bedroom 2	4240mm x 4090mm	13' 10" x 13' 5"
Bedroom 3	3908mm x 2992mm	12' 10" x 9' 10"

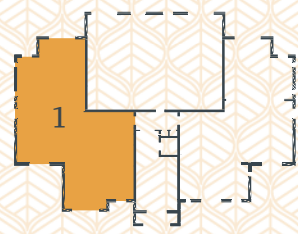
All figures illustrate maximum measurements and are subject to change.



Second Floor



First Floor



Ground Floor

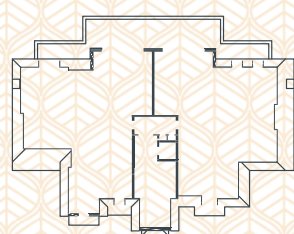


Apartment Two

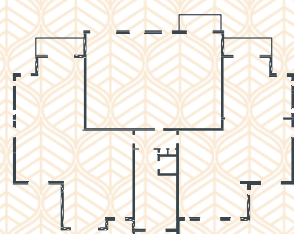
Three Bedroom Garden Apartment

Living Area	8102mm x 5054mm	26' 7" x 16' 7"
Kitchen	5387mm x 3100mm	17' 8" x 10' 2"
Master Bedroom	8402mm x 3969mm	27' 7" x 13' 0"
Bedroom 2	4079mm x 3624mm	13' 5" x 11' 11"
Bedroom 3	4413mm x 2529mm	14' 6" x 8' 4"

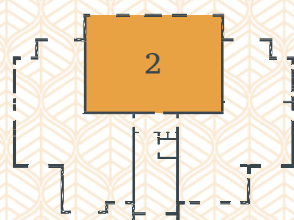
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Second Floor



First Floor



Ground Floor

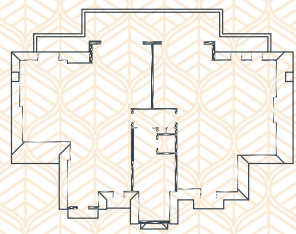


Apartment Three

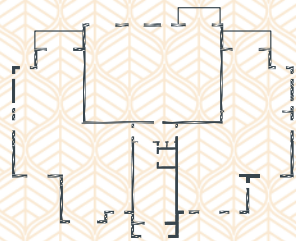
Three Bedroom Garden Apartment

Living Room	8026mm x 7036mm	26' 4" x 23' 1"
Kitchen	4905mm x 3124mm	16' 1" x 10' 3"
Master Bedroom	5292mm x 4059mm	17' 4" x 13' 4"
Bedroom 2	4232mm x 3974mm	13' 11" x 13' 0"
Bedroom 3	4059mm x 2655mm	13' 4" x 8' 9"

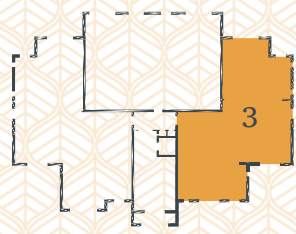
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Second Floor



First Floor



Ground Floor

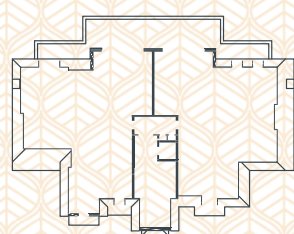


Apartment Four

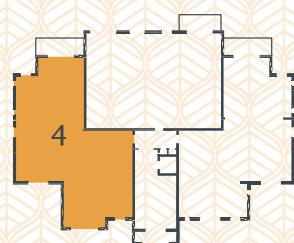
Three Bedroom First Floor Apartment

Living Room	8026mm x 7312mm	26' 4" x 24' 0"
Kitchen	5851mm x 2969mm	19' 2" x 9' 9"
Master Bedroom	4884mm x 4092mm	16' 0" x 13' 5"
Bedroom 2	4240mm x 4090mm	13' 10" x 13' 5"
Bedroom 3	3908mm x 2992mm	12' 10" x 9' 10"

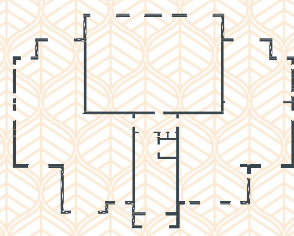
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Second Floor



First Floor



Ground Floor

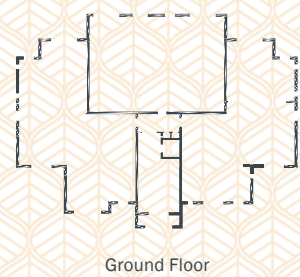
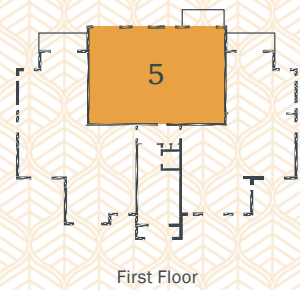
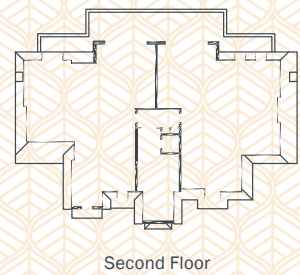


Apartment Five

Three Bedroom First Floor Apartment

Living Area	8102mm x 5054mm	26' 7" x 16' 7"
Kitchen	5387mm x 3100mm	17' 8" x 10' 2"
Master Bedroom	8402mm x 3969mm	27' 7" x 13' 0"
Bedroom 2	4079mm x 3624mm	13' 5" x 11' 11"
Bedroom 3	4413mm x 2529mm	14' 6" x 8' 4"

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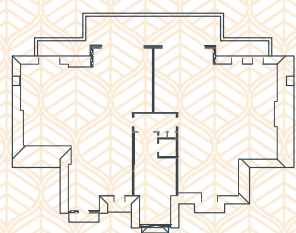


Apartment Six

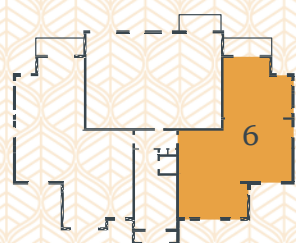
Three Bedroom First Floor Apartment

Living Room	8026mm x 7036mm	26' 4" x 23' 1"
Kitchen	4905mm x 3124mm	16' 1" x 10' 3"
Master Bedroom	5292mm x 4059mm	17' 4" x 13' 4"
Bedroom 2	4232mm x 3974mm	13' 11" x 13' 0"
Bedroom 3	4059mm x 2655mm	13' 4" x 8' 9"

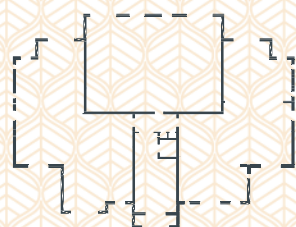
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Second Floor



First Floor



Ground Floor

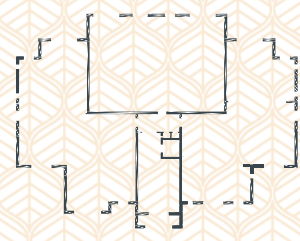
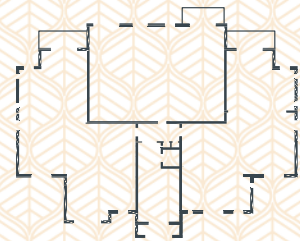
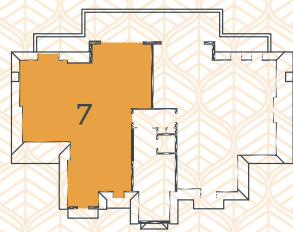


Apartment Seven

Three Bedroom Penthouse Apartment

Kitchen / Living Area	9879mm x 7401mm	32' 5" x 24' 3"
Master Bedroom	8742mm x 5465mm	28' 8" x 17' 11"
Bedroom 2	5372mm x 4320mm	17' 7" x 14' 2"
Bedroom 3	4033mm x 3040mm	13' 3" x 10' 0"

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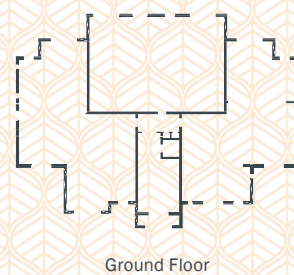
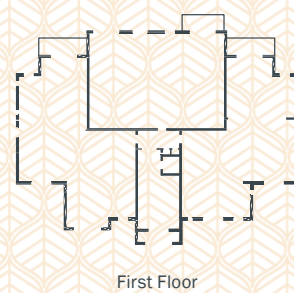


Apartment Eight

Three Bedroom Penthouse Apartment

Kitchen / Living Area	10584mm x 7401mm	35' 8" x 24' 3"
Master Bedroom	7697mm x 4256mm	25' 3" x 14' 0"
Bedroom 2	4292mm x 3784mm	14' 1" x 12' 5"
Bedroom 3	4484mm x 3746mm	14' 9" x 12' 3"

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Exquisite interiors designed for living

From the fitted wardrobes in the master bedroom to the cabinetry in the classical kitchen, each of these apartments is a shining example of Millgate's exemplary craftsmanship. With a subtle touch and considerable skill our artisan's add an indefinable hand built quality to every detail.

A sharp eye for design and use of the finest quality materials has created a living environment that lifts the spirit. A haven of unashamed luxury, each apartment meets the same impeccable standards yet has its own distinct character.

Beechcrest's exceptional specification provides the ideal finishing touch, yet allows enough flexibility for you to make your home your own.

Specification of the highest order

Kitchen

- Bespoke hand-painted Shaker style in-frame soft-close cabinets complemented with Quartz stone worktops
- Stainless steel Miele oven
- Miele five-zone induction hob
- Integrated Miele microwave combination oven
- Integrated Miele warming draw (apartments 7 and 8)
- Miele extractor hood
- Integrated Miele dishwasher
- Integrated Miele larder fridge
- Integrated Miele larder freezer
- Caple under-counter wine cooler
- Franke waste disposable
- Franke sink with Rangemaster spa filter tap



Utility

- Hand-painted Shaker style soft-close cabinets with Quartz stone worktops
- Free-standing Siemens washing machine
- Free-standing Siemens tumble dryer
- Water softener (in hallway cupboard)

Bathroom, en suites and shower room

- Villeroy & Boch sanitaryware with contemporary Vado furnishings
- Ceramic and porcelain tiling to walls and floors
- Chrome square towel radiators
- Large bespoke mirrors

Heating, electrical and lighting

- Wet underfloor heating throughout all apartments
- LED downlights fitted to all rooms
- Air conditioning to kitchen/ living area and master bedroom (apartments 7 and 8)
- Dimmer switches to master bedroom, living room (apartments 1, 3, 4 and 6) and kitchen/living area (apartments 2, 5, 7 and 8)
- TV and telephone points are fitted throughout each apartment
- TV points include pre-wiring to satellite TV (Sky Q), HD distribution and Ethernet
- Communal satellite/ terrestrial aerial provided to allow purchaser subscription, subject to service provider



Internal communal areas

- Polished stainless steel finish lift provides access to all floors including the basement parking area
- Secure surface mounted post boxes positions either side of ground floor entrance
- American white oak handrail on internal communal staircase
- Timber feature fireplace within ground floor entrance
- Feature artwork/ mirrors to all floors





Decoration and finish

- Smooth plaster finish with emulsion paint to all internal walls
- Cornices fitted to all areas excluding utility, wardrobes, cupboards, bathroom and en suites
- Feature television wall to all plots

Security

- Approved hard wired security systems within internal apartments
- Video phone entry system at entrance gates
- Door entry via video entry handset
- Pre-wiring for CCTV points at each corner of the apartment building and gates
- LD1 mains fire alarm system

External areas

- Solid timber entrance gates
- External taps to private terraces (apartments 1, 2 and 3)
- External taps within grounds
- External landscape lighting timer controlled/ light sensor tree flood lights
- Car valeting area
- Electrical car charging point

Basement parking

- Heated tracks fitted to underground car park entrance ramp to ensure safe access all year round
- Driveway lighting to underground car park
- External sockets to all terraces/ balconies

Premier

- During the course of construction, Premier Guarantee independently survey the property and, upon satisfactory structural completion, issue a 10 year Premier Warranty



Please note, this specification was correct at the time of print, however it is subject to change. Photography is of previous Millgate homes and is for illustrative purposes only.



vision. design. craftsmanship.

A belief in 'Building Excellence' lies at the heart of every Millgate home. From the first time you visit us, to the moment we hand over your keys, every care is taken to ensure that the homes we build and the service we provide are of the highest standard.

We provide a comprehensive information pack with the working instructions of your new Millgate home. For peace of mind independent surveyors oversee the course of construction and issue a 10 year Premier Guarantee upon satisfactory structural completion.

Every property we build is individual, but our level of care and attention always remains the same. Large or small, we construct our homes using the finest materials and the latest specifications. Our philosophy is to make sure every home is the best it can be, which means continually pushing the boundaries. We combine the exceptional skill of our master craftsmen with quality traditional materials, and we build each and every aspect of our homes using time-honoured techniques.

This commitment to excellence is an integral part of every process we undertake: from the vision we have for the development, to the design and level of craftsmanship within every one of our beautifully finished homes.







Beechcrest

BEACONSFIELD

Penn Road • Beaconsfield • HP9 2LS



Distances by road

Beaconsfield Railway Station	0.7 miles	Marlow	9 miles
Beaconsfield Town Centre	0.7 miles	Henley-on-Thames	16 miles
High Wycombe	6 miles	Heathrow Airport T5	16 miles
Amersham	6 miles	M40 Junction 2	3 miles

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