

# Trinity Quarter

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Guildford

A collection of 1 and 2 bedroom riverside apartments



## A reputation built on solid foundations

**Bellway has been building exceptional quality new homes throughout the UK for over 70 years, creating outstanding properties in desirable locations.**

During this time, Bellway has earned a strong reputation for high standards of design, build quality and customer service. From the location of the site, to the design of the home, to the materials selected, we ensure that our impeccable attention to detail is at the forefront of our build process.

We create developments which foster strong communities and integrate seamlessly with the local area. Each year, Bellway commits to supporting education initiatives, providing transport and highways improvements, healthcare facilities and preserving - as well as creating - open spaces for everyone to enjoy.

Our high standards are reflected in our dedication to customer service and we believe that the process of buying and owning a Bellway home is a pleasurable and straightforward one. Having the knowledge, support and advice from a committed Bellway team member will ensure your home-buying experience is seamless and rewarding, at every step of the way.

**CONSUMER  
CODE FOR  
HOME BUILDERS**

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

Bellway abides by The Consumer Code, which is an independent industry code developed to make the home buying process fairer and more transparent for purchasers.



Over **70**  
YEARS of QUALITY  
SINCE 1946



## Riverside splendour in Guildford

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Trinity Quarter is a beautiful collection of homes in the thriving 17<sup>th</sup> century town of Guildford – an appealing location with a wealth of heritage, countryside and fantastic commuter links.

This modern development consists of 1 and 2 bedroom apartments, elegantly designed and impeccably finished with

beautiful detail. The properties share a desirable communal garden and many benefit from beautiful waterside views of the picturesque River Wey.

Your new home is perfectly placed to enjoy a wealth of bars, restaurants and shops, while London is just a short train ride away. Discover a new life waiting for you at Trinity Quarter.











# The best of town and country at Trinity Quarter

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Your new home is excellently situated to benefit from an array of amenities. Stock up for the week ahead with Waitrose 4 minutes away by car, also close to home you will find a GP surgery and Post Office. The University of Surrey is just a short walk from your front door while the riverside location of Trinity Quarter is perfect for relaxing views and walks.

Indulge in a day of shopping at one of Guildford's many luxury destinations, with a wide range of high street and designer stores. Discover the Friary Shopping Centre, and the White Lion Walk Shopping Centre, both just 15 minutes' walk away. Be among the first to explore Tunsgate Quarter, a £10m shopping centre which is the latest feature of the ongoing regeneration of Guildford.

Savour a meal on the terrace overlooking the beautiful garden at The Clock House restaurant, less than a 15 minute drive away in peaceful Ripley. For a great night out head to Guildford's town centre where you will find a plethora of nightlife from the Alley Bar to All Bar One to Kokomo.

Guildford Station		9 min
University of Surrey		12 min
Heathrow Airport		31 min
London Waterloo		34 min
Gatwick Airport		43 min
Southampton Airport		1 hour

You won't be short of things to do in Guildford. Watch your favourite band at the G Live arts centre, take in a comedy act at the Electric Theatre or see a play at the Yvonne Arnaud Theatre. Get active at the Guildford Spectrum with its Olympic size ice rink, 4 swimming pools, tenpin bowling and squash courts.

If you like a more leisurely pace, catch a match at Guildford Cricket Club, which is right on your doorstep. The jewel in Guildford's crown is its Castle, where you can take in panoramic views of the historic town and beyond. The Surrey Hills AONB and South Downs National Park border Guildford and offer some of the best walking and running routes in the South of England.

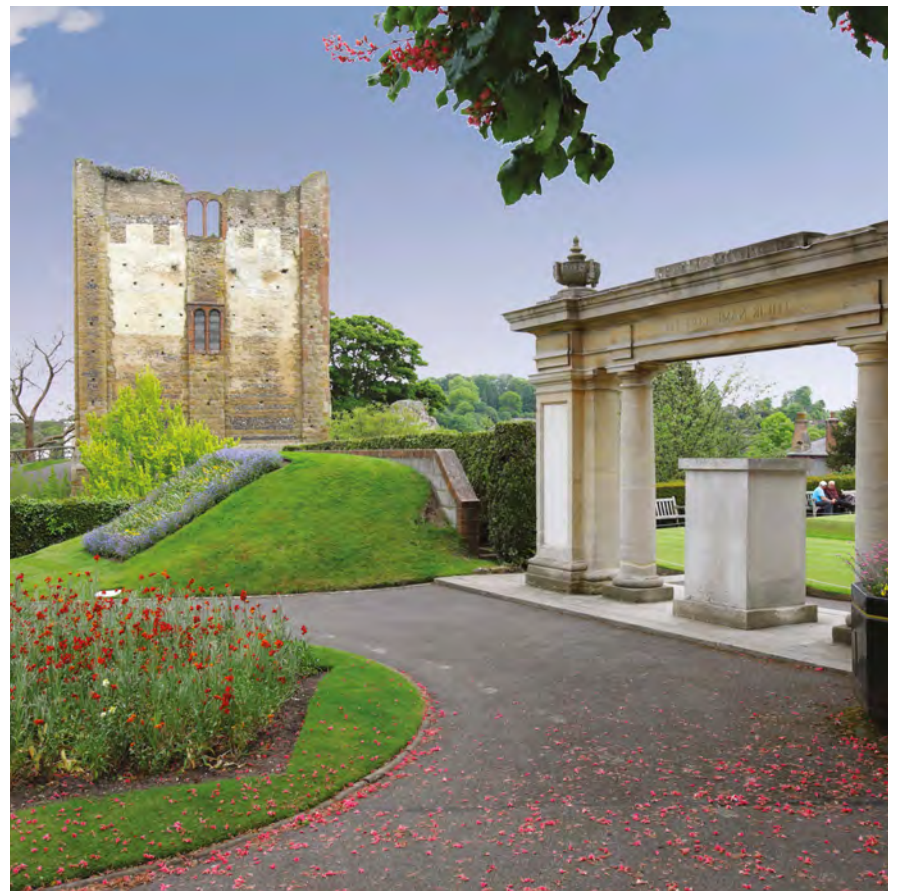
Guildford is well connected to the City, with trains to Waterloo taking just over half an hour. The M25 and its links around London is 12 minutes from home.

Please note the train times are taken from Guildford station and are according to National Rail, which provides the fastest journey times. Journey times may vary according to travel conditions and time of day.





Enjoy the tranquil river views from your landscaped communal garden and expansive travel links into London and beyond, on your doorstep at Trinity Quarter.





Enjoy elegant living at Trinity Quarter, a beautiful collection of 1 and 2 bedroom apartments in charming Guildford.

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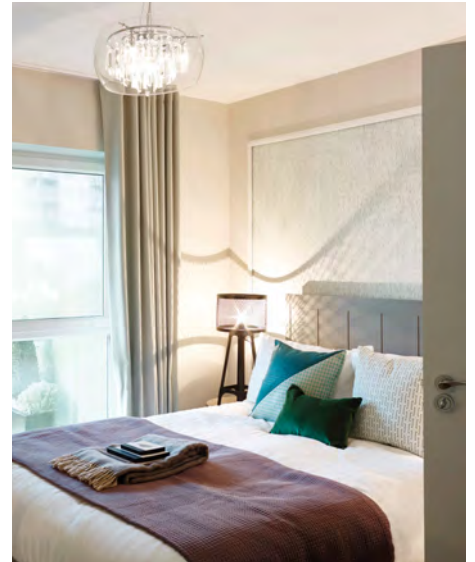


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Make your new home  
as individual as you are  
*Additions*

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## Your home, your choice

Every Bellway home comes with high quality fittings as standard, but to add that personal touch you can also choose to upgrade from our range of options to make sure your new home feels distinctly different.

Most important of all, because we recognise that you want your new home to reflect your personal taste from day one, we will make sure that all your Additions choices are expertly fitted and finished by the time you move in.

## Choose from our range of Additions options covering:

### Kitchens:

- ~ Upgraded work surfaces to Silestone/Quartz or Granite
- ~ Induction hob
- ~ Integrated microwave
- ~ Freestanding washing machine
- ~ Freestanding washer/dryer
- ~ Under cupboard lighting

### Ceramic tiling:

- ~ Additional and/or upgraded wall tiling

### Flooring

- ~ Upgraded flooring finishes

### Fitted wardrobes:

- ~ Additional fitted wardrobes

### Window treatments:

- ~ Blinds or curtains

### Bathrooms:

- ~ Shower over bath, shower screen and additional standard specification tiling
- ~ Upgraded shower

### Electrical:

- ~ Additional TV point
- ~ Additional BT point
- ~ Additional single or double electrical sockets in white or chrome
- ~ Upgrade sockets and switches to chrome
- ~ Additional USB sockets
- ~ White downlights
- ~ Chrome downlights
- ~ Alarm system

Although we make every effort to ensure that as many Additions choices as possible are available to you, not every development offers all the range shown. Please be aware that orders can only be accepted up to certain stages of the construction process. Therefore we recommend that you consult our Sales Advisor.

# Making your move easier

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## PART EXCHANGE

### We'll buy yours so you can buy ours

Part Exchange allows you to sell your current property and buy a brand new Bellway home in one simple move. There are no estate agents' fees or advertising charges and a fair offer will be made on your existing home based upon an independent valuation.

Take the stress and uncertainty out of selling your home with Bellway Part Exchange and you can even remain in your current property until your brand new home is ready to move into.



## EXPRESS MOVER

### We'll help you sell and buy

Express Mover is a great solution if you want to buy a new Bellway home but have not yet sold your own house.

A respected local estate agent will be used to market your home at an agreed price. You can trade up, down or sideways and can still use the scheme even if you do not live within the area. Bellway will work with the estate agent to promote the sale of your home as well as paying your estate agents' fees.



Backed by  
HM Government

## HELP TO BUY

### Buy with just 5% deposit

Help to Buy is a Government backed equity loan aimed at helping you purchase your new home.

The scheme is open to both first time buyers and existing homeowners on new build properties up to a maximum value of £600,000.

To use the scheme, you will need at least a 5% deposit. You may then be eligible to receive an interest free equity loan from the government of 20% of the value of your new home, which means that you only need to secure a 75% mortgage.

Please note Part Exchange is not available with any other offer and is subject to the Terms and Conditions of our Part Exchange Package. Part Exchange is only available on selected properties, and may not be offered at this development. Help to Buy is subject to eligibility and may not be available on this development. The equity loan must be repaid after 25 years, or earlier if you sell your property and is interest free for the first 5 years. From year 6 a fee of 1.75% is payable on the equity loan, which rises annually by RPI plus 1%.



# Customer Care

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From the first day you visit one of our sales centres to the day you move in, we aim to provide a level of service and after-sales care that is second to none.

Each home is quality checked by our site managers and sales advisors, after which we invite our customers to a pre-occupation visit. These personalised visits provide a valuable opportunity for homeowners to understand the various running aspects of their new home. On the move-in day our site and sales personnel will be there to ensure that the move-in is achieved as smoothly as possible.

Providing high levels of customer care and building quality homes is our main priority. However, we are aware that errors do sometimes occur and where this happens

it has always been our intention to minimise inconvenience and resolve any outstanding issues at the earliest opportunity.

In managing this process we have after sales support that is specifically tasked to respond to all customer enquiries.

We have a 24 hour emergency helpline and provide a comprehensive information pack that details the working aspects of a new home. A 10 year NHBC warranty provides further peace of mind.

We are confident that our approach to building and selling new homes coupled with our Customer Care programme will provide you with many years of enjoyment in your new home.

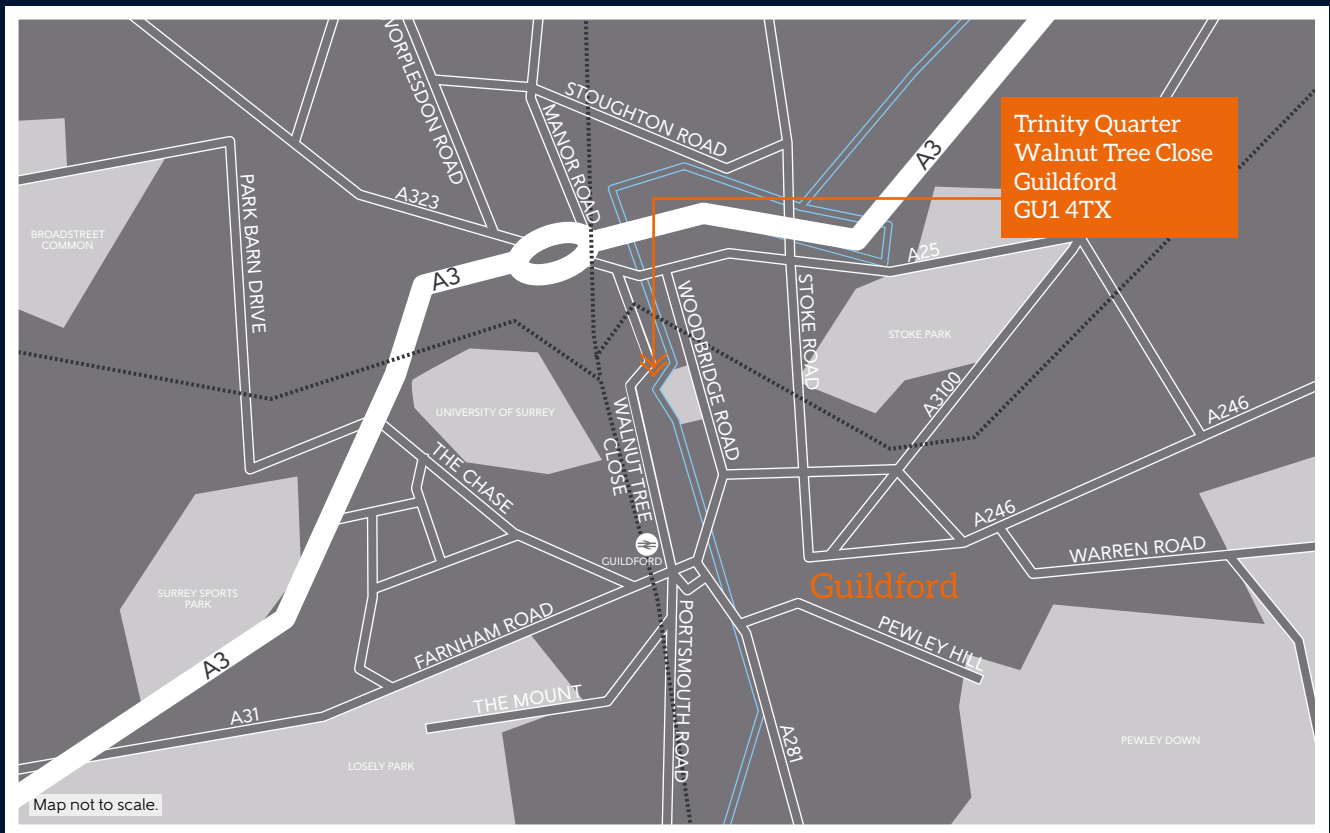
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YEARS of QUALITY  
SINCE 1946

Please note that while every effort has been taken to ensure the accuracy of the information provided within this brochure, particulars regarding local amenities and their proximity should be considered as general guidance only. Computer generated images are shown for illustrative purposes only. The identification of schools and other educational establishments is intended to demonstrate the relationship to the development only and does not represent a guarantee of eligibility or admission. Journey times are representative of journeys made by car unless stated otherwise and may vary according to travel conditions and time of day. Sources: Google, The AA, National Rail and, where relevant, Transport for London.

The particulars in this brochure are for illustration only. We operate a policy of continuous improvement and individual features such as kitchen and bathroom layouts, doors, windows, garages and elevational treatments may vary from time to time. Consequently these particulars should be treated as general guidance only and do not constitute a contract, part of a contract or a warranty.

# How to find us



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**Bellway**