

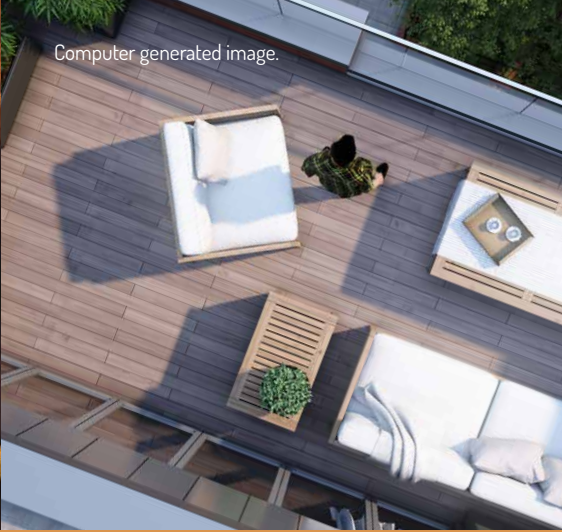


CAMBRIDGE HOUSE

Aylesbury | Buckinghamshire

A modern collection
of 1 and 2 bedroom
apartments.





LIVE YOUR
BEST LIFE AT
CAMBRIDGE HOUSE



An exciting
collection of one
and two bedroom
apartments in the
town centre of
Aylesbury



BE WHERE YOU LOVE!

Aylesbury is the county town of Buckinghamshire, situated midway between High Wycombe and Milton Keynes. Surrounded by beautiful countryside, it's also only 26 miles away from Central London.



1. Aylesbury Waterside Theatre
2. The Craftyard Bar in Aylesbury
3. The Rooftop Bar at The Manor

With a great variety of restaurants, cafés and bistros, there is something to please every taste. The pubs and bars in the town offer a great choice of nightlife and for those looking for a cultural fix there is also the Waterside Theatre and arts centre.

Aylesbury is a retail destination. It's three outdoor markets a week are complimented with two shopping centres offering a modern vibe and a bustling high street of well known brands and smaller boutiques.



STAYING CONNECTED

Whether you're travelling for work or pleasure, getting around from Sloane House is easy.



Oxford	23 miles
Milton Keynes	20 miles
London	45 miles



TRAIN from Aylesbury station

London Marylebone	60 mins
High Wycombe	30 mins
Amersham	24 mins



AIRPORT

Luton Airport	27 miles
Heathrow Airport	34 miles
Stansted Airport	60 miles

Details by car taken from www.google.co.uk.
Train information provided by National Rail.



- 6. View of Elizabeth Tower from across the Thames
- 7. Chiltern Railways trains at Aylesbury station
- 8. Luton Airport

LOCAL AREA MAP



SHOPPING

- 1. Waitrose
- 2. Lidl
- 3. Aldi
- 4. M&S Food hall
- 5. Sainsbury's
- 6. Tesco
- 7. Morrisons
- 8. Aylesbury Retail Park
- 9. Hale Leys Retail Park
- 10. Friars Square Shopping Centre
- 11. Broadfields Retail Park



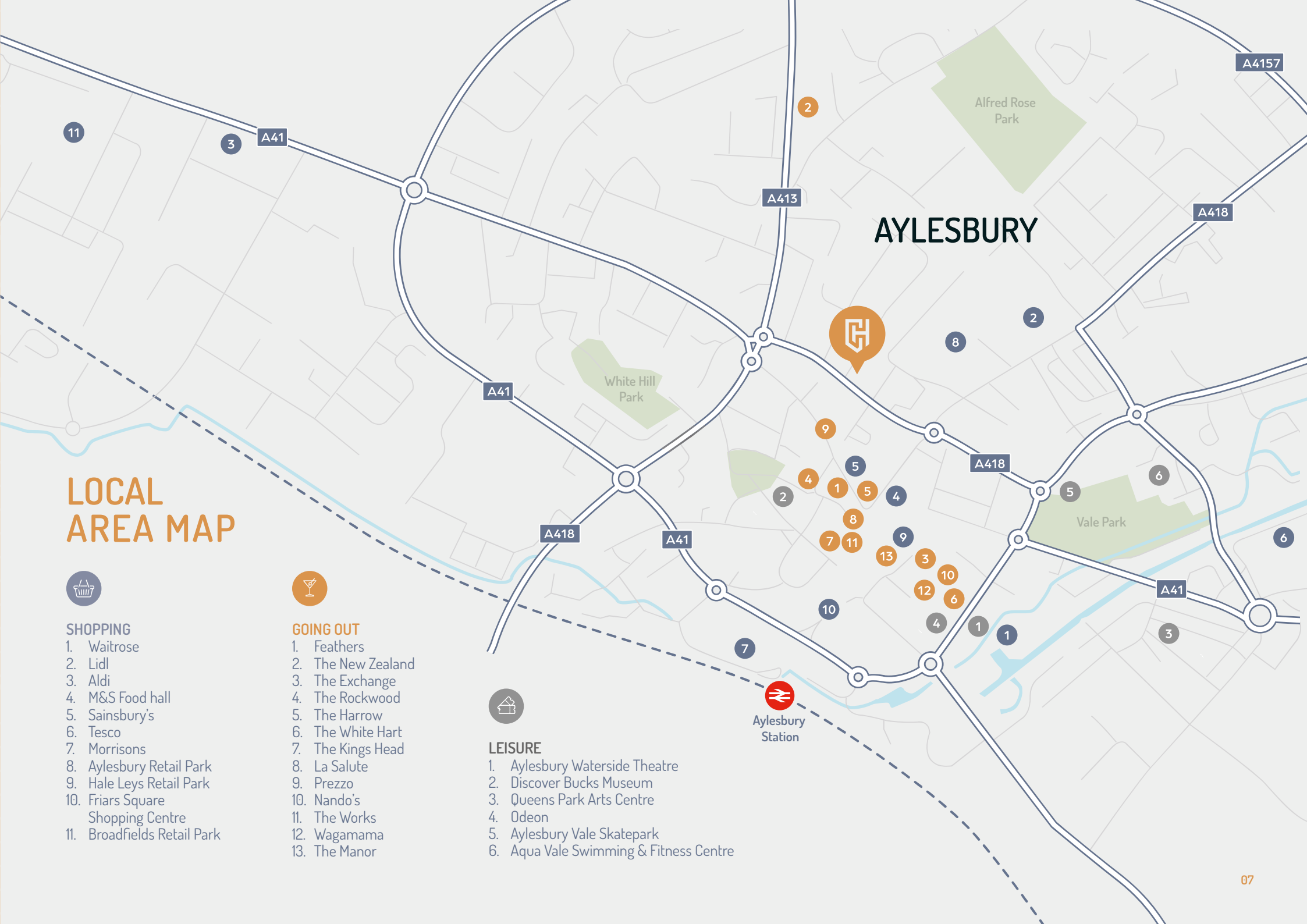
GOING OUT

- 1. Feathers
- 2. The New Zealand
- 3. The Exchange
- 4. The Rockwood
- 5. The Harrow
- 6. The White Hart
- 7. The Kings Head
- 8. La Salute
- 9. Prezzo
- 10. Nando's
- 11. The Works
- 12. Wagamama
- 13. The Manor



LEISURE

- 1. Aylesbury Waterside Theatre
- 2. Discover Bucks Museum
- 3. Queens Park Arts Centre
- 4. Odeon
- 5. Aylesbury Vale Skatepark
- 6. Aqua Vale Swimming & Fitness Centre





WELCOME TO CAMBRIDGE HOUSE

Comprising of just 27 of one and two bedroom apartments, designed with everyday living in mind.

With open plan living and dining areas each apartment has been designed to be light, practical and above all, stylish. Everything is finished to the highest standard with your comfort in mind.

The historical town of Aylesbury has much to offer, whether you're looking for peace and quiet to relax and unwind or a mix of nightlife to enjoy life to the full.

BUILT BY **Oakmont**
HOMES

Oakmont Homes is a privately owned property developer and investor, committed to delivering innovative, high specification and contemporary living spaces across London and the South East.



Computer generated image is indicative only





SPECIFICATION & FINISH

KITCHEN

- Contemporary kitchen units
>> upgrade options available[†]
- Individually designed layouts
- Integrated fridge/freezer
- Integrated dishwasher
- Branded appliances
- Touch control hob
- Stainless steel multi-function oven
- Electric hob
- Washer/dryer

INTERIOR FINISHES

- Contemporary internal doors with polished chrome door furniture
- Fitted carpets as standard with Karndean 'wood effect' flooring
>> upgrade options available[†]
- Built-in wardrobes to Master Bedroom*

[†] Subject to cut off date.

^Δ As applicable.

* Where denoted on floor plan. Please refer to specific apartment floor plan.

BATHROOMS

- White semi-pedestal wall mounted basin with polished chrome mixer tap
- White bath with bath filler, stylish fixed wall mounted shower head and integrated polished chrome wall mounted triple mixer plate controls^Δ
- Glass bath screen to baths where overhead shower provided
- Modern close coupled white toilet
- Polished chrome ladder style heated towel rail to all bathrooms/shower rooms
- Fitted mirror
- Ceramic floor and wall tiling

ELECTRICAL FITTINGS & HOME ENTERTAINMENT

- Recessed LED ceiling downlighters throughout
- Television (Sky Q, terrestrial, DAB and FM radio) point to the primary reception room
- Return feed television points to master bedroom
- Wiring to facilitate telephone line to primary reception room
- Single grid switch to all kitchen appliances
- Hyperoptic Fibre Broadband

CAR PARKING

- Car parking options available by agreement - speak to sales agent

OTHER FEATURES

- Two passenger lifts (one in each building)
- Secure bicycle storage
- Third floor communal roof terrace

SAFETY & SECURITY

- Private audio visual door-entry system to all apartments
- Power and telephone points to all apartments for wireless intruder alarm to be fitted at a later date by purchaser
- Multi-point locking, spy hole and security chain to apartment entrance doors
- Mains hardwired smoke detectors and heat detectors.

PEACE-OF-MIND

- All apartments benefit from a 10 year build Warranty (CML compliant)

MANAGEMENT COMPANY

A management company will be appointed to administer the effective operation and maintenance of communal facilities for which a service charge will be levied and apportioned to the benefit offered.

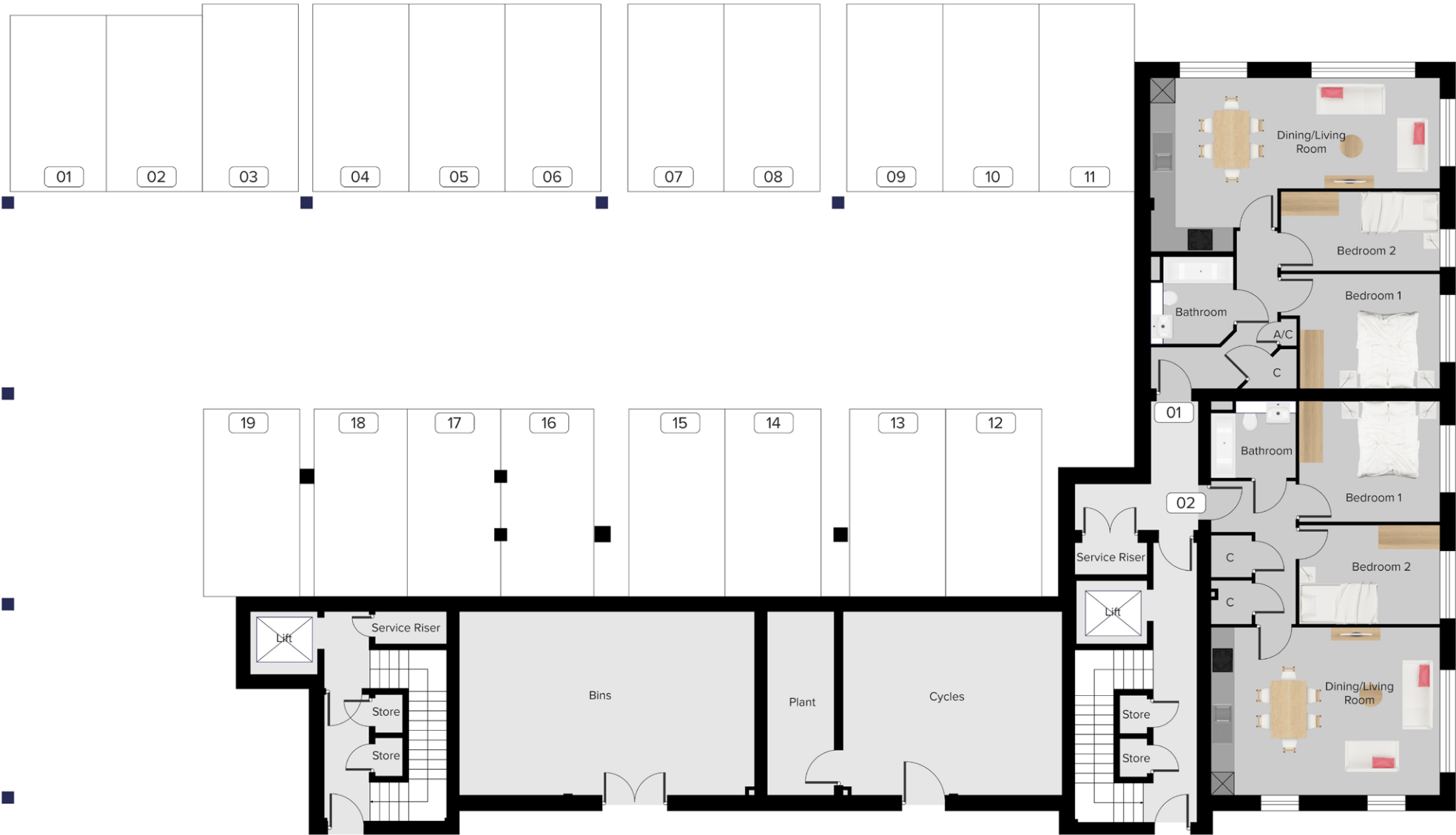


Computer generated image is of similar development and gives indication of finish only





GROUND FLOOR



Apartment 01

Kitchen/Dining/Living	0.00m	x	0.00m
Bedroom 1	0.00m	x	0.00m
Bedroom 2	0.00m	x	0.00m
Bathroom	0.00m	x	0.00m

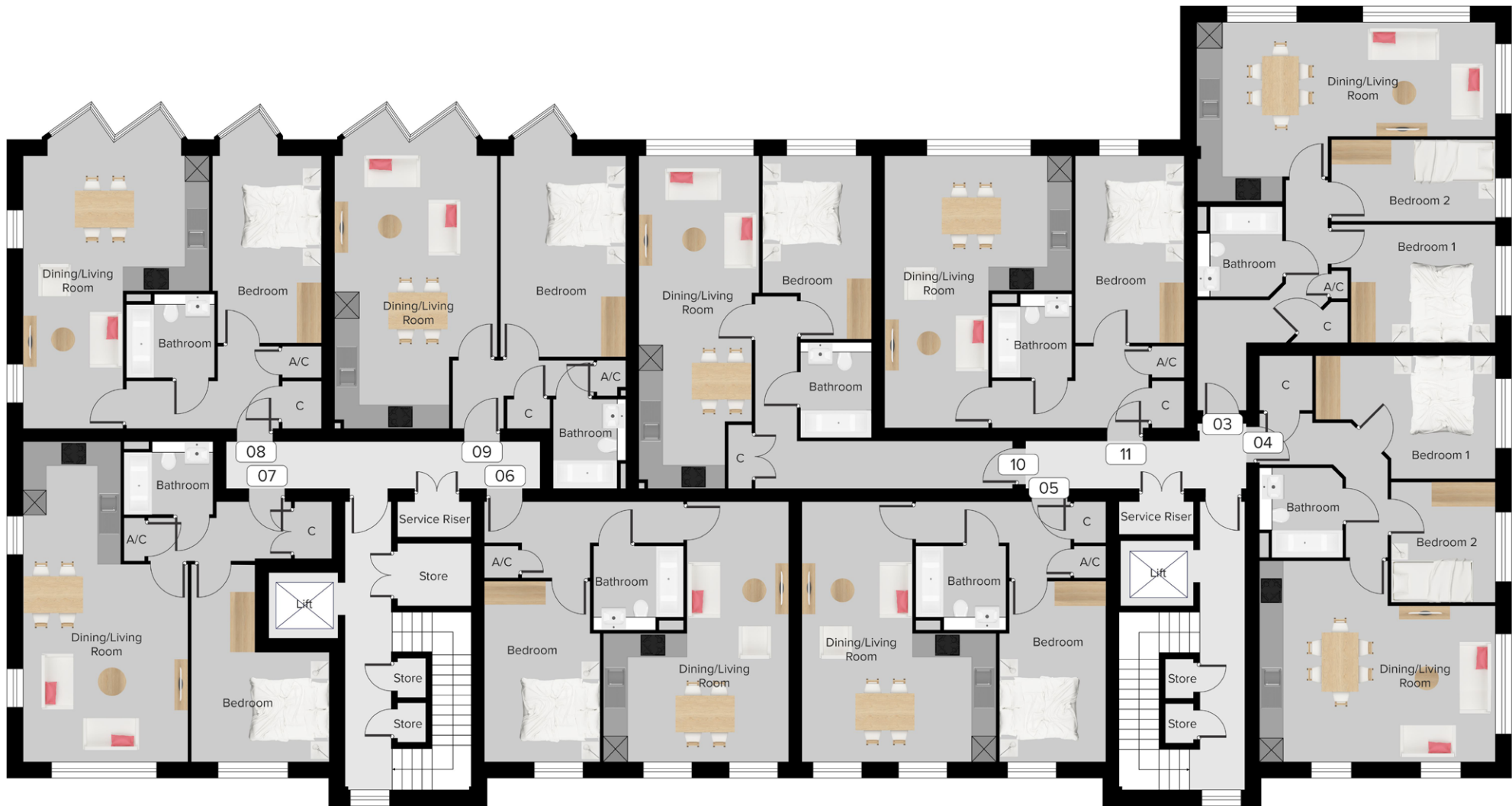
Apartment 02

Kitchen/Dining/Living	0.00m	x	0.00m
Bedroom 1	0.00m	x	0.00m
Bedroom 2	0.00m	x	0.00m
Bathroom	0.00m	x	0.00m

PLEASE NOTE:

Any furniture shown is not included. All measurements may vary within a tolerance of 5%.
The dimensions are not intended to be used for carpet sizes, appliance sizes or items of furniture.

FIRST FLOOR



Apartment 03

Kitchen/Dining/Living	0.00m x 0.00m
Bedroom 1	0.00m x 0.00m
Bedroom 2	0.00m x 0.00m
Bathroom	0.00m x 0.00m

Apartment 04

Kitchen/Dining/Living	0.00m x 0.00m
Bedroom 1	0.00m x 0.00m
Bedroom 2	0.00m x 0.00m
Bathroom	0.00m x 0.00m

Apartment 05

Kitchen/Dining/Living	0.00m x 0.00m
Bedroom	0.00m x 0.00m
Bathroom	0.00m x 0.00m

Apartment 06

Kitchen/Dining/Living	0.00m x 0.00m
Bedroom	0.00m x 0.00m
Bathroom	0.00m x 0.00m

Apartment 07

Kitchen/Dining/Living	0.00m x 0.00m
Bedroom	0.00m x 0.00m
Bathroom	0.00m x 0.00m

Apartment 08

Kitchen/Dining/Living	0.00m x 0.00m
Bedroom	0.00m x 0.00m
Bathroom	0.00m x 0.00m

Apartment 09

Kitchen/Dining/Living	0.00m x 0.00m
Bedroom	0.00m x 0.00m
Bathroom	0.00m x 0.00m

Apartment 10

Kitchen/Dining/Living	0.00m x 0.00m
Bedroom	0.00m x 0.00m
Bathroom	0.00m x 0.00m

Apartment 11

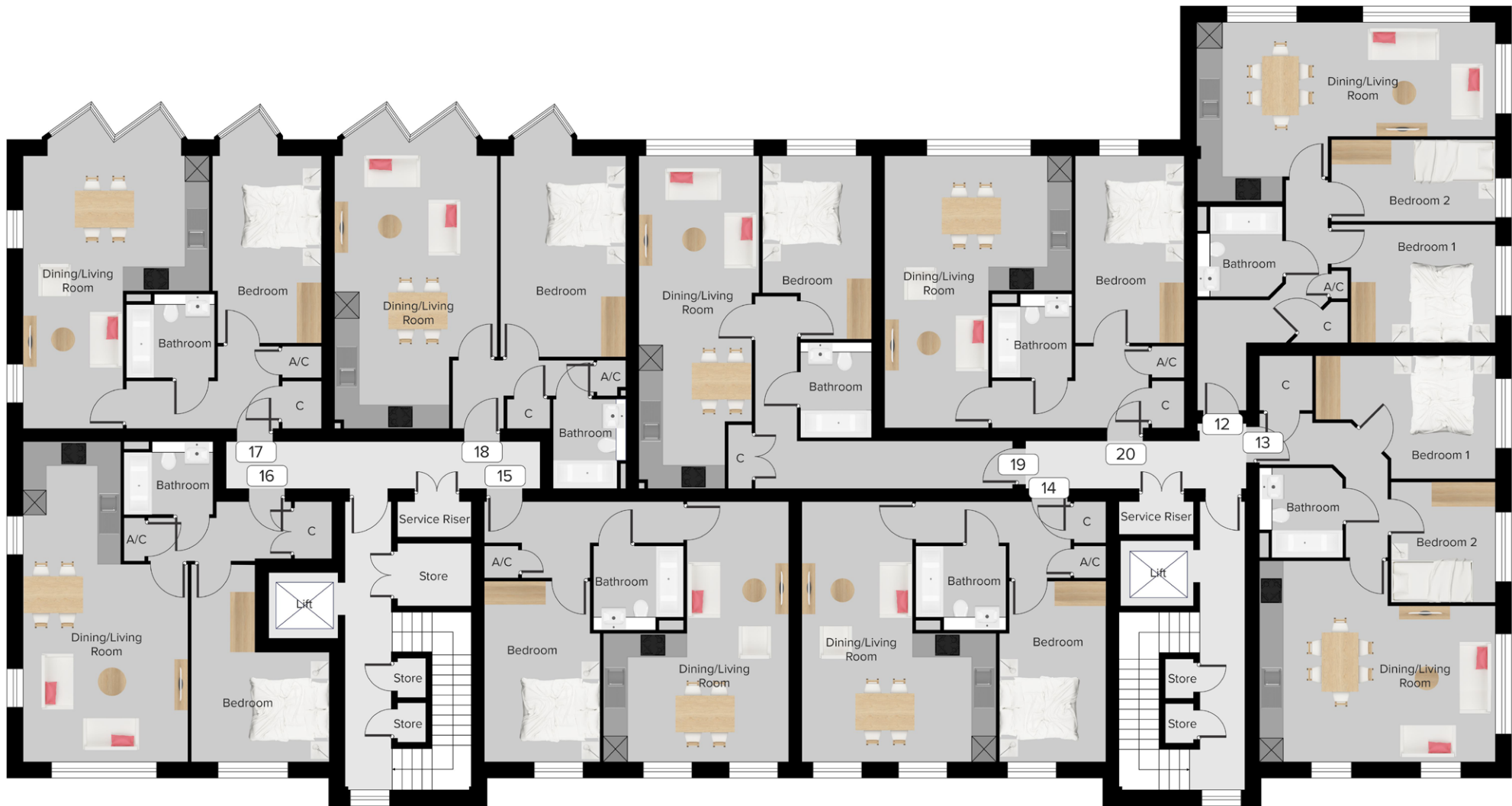
Kitchen/Dining/Living	0.00m x 0.00m
Bedroom	0.00m x 0.00m
Bathroom	0.00m x 0.00m

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SECOND FLOOR



Apartment 12

Kitchen/Dining/Living	0.00m	x	0.00m
Bedroom 1	0.00m	x	0.00m
Bedroom 2	0.00m	x	0.00m
Bathroom	0.00m	x	0.00m

Apartment 13

Kitchen/Dining/Living	0.00m	x	0.00m
Bedroom 1	0.00m	x	0.00m
Bedroom 2	0.00m	x	0.00m
Bathroom	0.00m	x	0.00m

Apartment 14

Kitchen/Dining/Living	0.00m	x	0.00m
Bedroom	0.00m	x	0.00m
Bathroom	0.00m	x	0.00m

Apartment 15

Kitchen/Dining/Living	0.00m	x	0.00m
Bedroom	0.00m	x	0.00m
Bathroom	0.00m	x	0.00m

Apartment 16

Kitchen/Dining/Living	0.00m	x	0.00m
Bedroom	0.00m	x	0.00m
Bathroom	0.00m	x	0.00m

Apartment 17

Kitchen/Dining/Living	0.00m	x	0.00m
Bedroom	0.00m	x	0.00m
Bathroom	0.00m	x	0.00m

Apartment 18

Kitchen/Dining/Living	0.00m	x	0.00m
Bedroom	0.00m	x	0.00m
Bathroom	0.00m	x	0.00m

Apartment 19

Kitchen/Dining/Living	0.00m	x	0.00m
Bedroom	0.00m	x	0.00m
Bathroom	0.00m	x	0.00m

Apartment 20

Kitchen/Dining/Living	0.00m	x	0.00m
Bedroom	0.00m	x	0.00m
Bathroom	0.00m	x	0.00m

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THIRD FLOOR



Apartment 21

Kitchen/Dining/Living	0.00m	x	0.00m
Bedroom 1	0.00m	x	0.00m
Bedroom 2	0.00m	x	0.00m
Bathroom	0.00m	x	0.00m

Apartment 22

Kitchen/Dining/Living	0.00m	x	0.00m
Bedroom	0.00m	x	0.00m
Bathroom	0.00m	x	0.00m

Apartment 23

Kitchen/Dining/Living	0.00m	x	0.00m
Bedroom	0.00m	x	0.00m
Bathroom	0.00m	x	0.00m

Apartment 24

Kitchen/Dining/Living	0.00m	x	0.00m
Bedroom	0.00m	x	0.00m
Bathroom	0.00m	x	0.00m

Apartment 25

Kitchen/Dining/Living	0.00m	x	0.00m
Bedroom	0.00m	x	0.00m
Bathroom	0.00m	x	0.00m

Apartment 26

Kitchen/Dining/Living	0.00m	x	0.00m
Bedroom	0.00m	x	0.00m
Bathroom	0.00m	x	0.00m

Apartment 27

Kitchen/Dining/Living	0.00m	x	0.00m
Bedroom 1	0.00m	x	0.00m
Bedroom 2	0.00m	x	0.00m
Bathroom	0.00m	x	0.00m

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A GREAT LOCATION



LIVE YOUR
BEST LIFE AT
CAMBRIDGE
HOUSE





CAMBRIDGE
HOUSE



Connells

FOR SALES ENQUIRIES CALL

01296 395 111

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