
GUN HILL
— P A R K —

THE WELLESLEY ESTATE | ALDERSHOT

Weston
Homes 

GUN HILL

PARK

THE WELLESLEY ESTATE | ALDERSHOT

AN EXQUISITE COLLECTION OF LUXURIOUS
NEW AND CONVERTED HOMES SITUATED
IN THE HEART OF THE WELLESLEY ESTATE

OFFERING A WIDE RANGE OF ELEGANT
2, 3 AND 4 BEDROOM HOUSES AND
1, 2 AND 3 BEDROOM APARTMENTS

Weston
Homes 



Truly *Magnificent*

WELCOME TO GUN HILL PARK,
AN EXCEPTIONAL DEVELOPMENT
WITH A RICH HERITAGE

Discover The Wellesley Estate, a vibrant neighbourhood in the heart of Hampshire, surrounded by rolling woodland and open green space.

This collection of beautiful homes is nestled in stunning landscaped grounds and is the perfect place to call home.



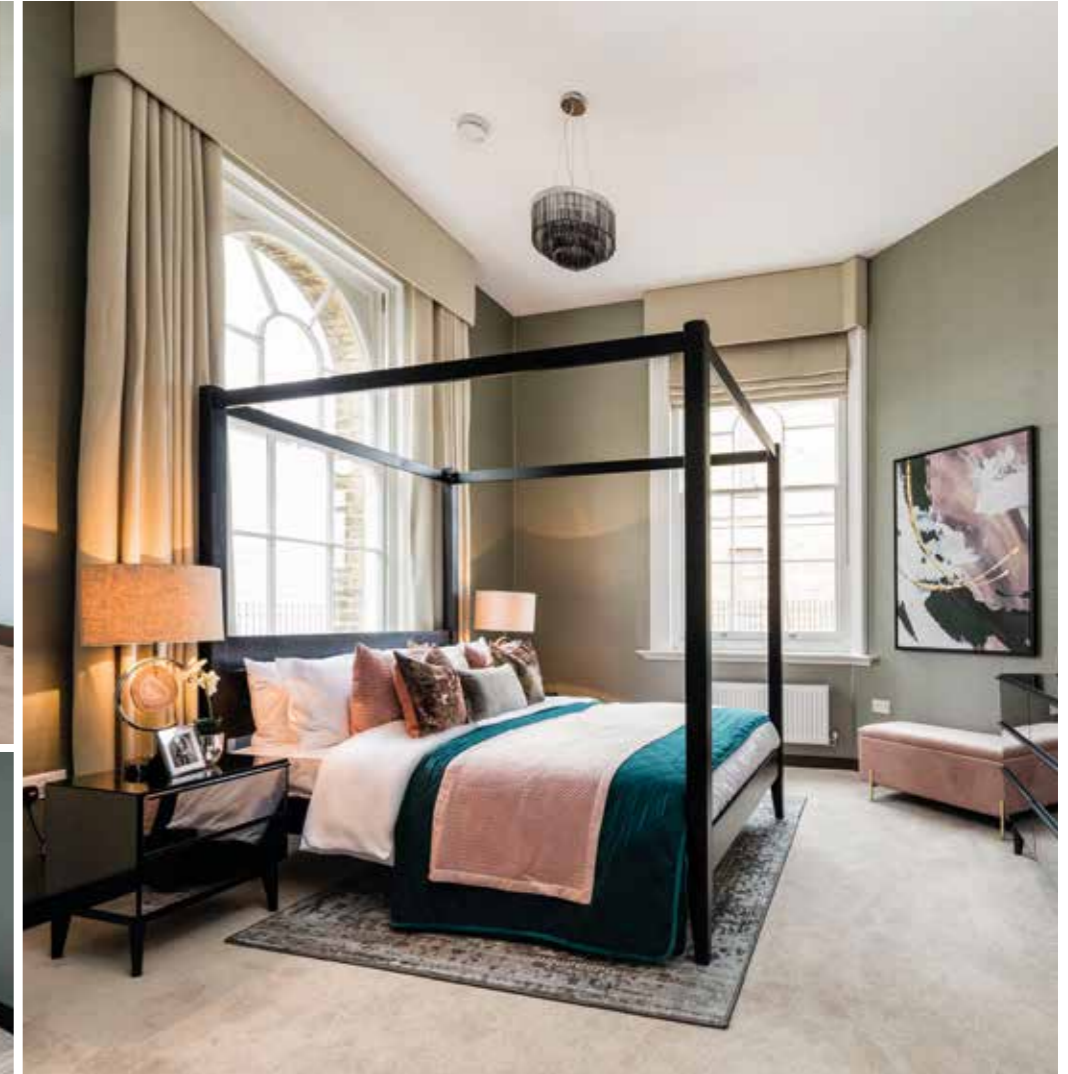


Revived & Restored

DESIGNED FOR MODERN LIVING

With proven historic building restoration expertise, Weston Homes have revived the heritage buildings at Gun Hill Park, transforming them into modern homes whilst retaining their unique character.

Ranging from spacious two, three and four bedroom detached, semi-detached and terraced houses, to stylish one, two and three bedroom apartments, this impressive collection incorporates a number of listed buildings, refurbished to an exceptionally high standard.



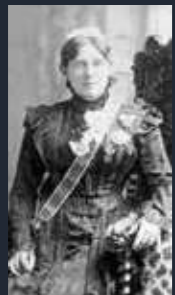
Bursting with *Character*

AN HISTORIC GEM

This landmark development is one of a kind, exuding charm and character.

The Cambridge Military Hospital was built between 1875 and 1879 by Martin Wells and Co. of Aldershot in an Italianate neo-classical style, with warm yellow brickwork and beautiful Bath stone features. Built in staggering proportions, the ground floor had an impressive corridor, extending a quarter of a kilometre.

A distinguishing feature of Gun Hill Park is the iconic clock tower, which once housed a large bell that was one of a pair captured during the Crimean War. The other remains in Windsor Castle to this day.



The grand rooms and tall windows, originally designed to deliver light, air circulation and constant temperature, were based on design principles championed by Florence Nightingale.



In front of The Cambridge's main façade and clock tower sits the newly designed square. The main entrance of the building is accessed through two grand porches, via the restored original steps. The elegance of the original elevations has been preserved and further enhanced through the extensive refurbishment of the building. Between the pavilion wings, Weston Homes has created private gardens and parking for residents.

The main building has been sympathetically converted to include apartments and houses, grand communal foyers and spaces, as well as a stunning penthouse which incorporates the clock tower.



Over 150 Years of *Military History*

FOLLOW THE TIMELINE AS WE TAKE YOU THROUGH SOME OF THE MOST MEMORABLE MOMENTS IN GUN HILL PARK'S HISTORY.

1854

Military Garrison first established in Aldershot.

1875

The Cambridge Military Hospital was built between 1875-79 by Messrs Martin Wells and Co. of Aldershot. The design was influenced by Florence Nightingale.

1879

Opened on 18 July 1879, it was named after HRH Prince George, Duke of Cambridge, cousin of Queen Victoria and Commander-in-Chief of the British Army from 1856 to 1895.

1890s

Aldershot Garrison was the home for all kinds of military specialisms. In the 1890s, a factory for balloons and airships was established.

1893

By 1893 two new angled pavilion wards were added at the ends of the main corridor.

1897

The Louise Margaret Hospital was opened in 1897 to treat the wives and children of soldiers.

1915

It has been described as the birthplace of plastic surgery, as Harold Gillies set up a Plastic Surgery Unit in the hospital at the end of 1915.

1914

The Cambridge Military Hospital was the first British hospital in history to receive casualties directly from the battlefield; injured soldiers were brought here from the Battle of Mons in 1914.

1907

Gun Hill House, opened in 1907, providing accommodation for nursing sisters working at the main hospital.

1899

The Cambridge Military Hospital was used to treat troops from the Boer War (1899 - 1902) through to the Gulf War (1990 - 1991).

1958

In later years the Louise Margaret became a maternity hospital treating both civilians and military personnel. Many people of Aldershot were born here until its closure in 1995.

1960s

In the 1960s a series of textured concrete buildings, using the prevailing technologies and designs of the day, were constructed.

1996

The hospital was closed on 2 February, 1996 in a ceremony attended by HRH Princess Margaret. The closure was due to the high cost of running the old building.

2011

On 2 March 2011, Grainger Plc was appointed as the Development Partner by the Defence Infrastructure Organisation's (DIO) for the delivery of the Aldershot Urban Extension scheme, now known as The Wellesley Estate, of which Gun Hill Park forms the centrepiece.

2014

Proposals to convert the hospital into housing were approved in March 2014.

2021

Cambridge Military Hospital is revived as a unique new residential address called Gun Hill Park.



Royal visitors have included HM Queen Alexandra, HM Queen Mary, HM Queen Elizabeth II, HRH Princess Anne and HRH Princess Margaret.

Harold Gillies was a New Zealand surgeon who had trained in England. Posted to France in 1915, he witnessed the rise in horrific facial wounds inflicted by this new style of warfare. On his return to England, Gillies set up a special ward for facial wounds at the Cambridge Military Hospital in Aldershot.



Home of the *British Army*

THE FIRST MILITARY TOWN

Aldershot is still home to the British Army and is a nationally important site. Its garrison was the first purpose-built military town in Britain and was vital during both World Wars.

Prior to 1854, when the military garrison was first established, Aldershot was a small agricultural village. During the Crimean War and the years following, it rapidly grew into the largest military garrison in the British Empire, with its own schools, hospitals, power station, water supply and sewage works, food production, police and fire brigades.

Over the 160-year period since it was established, Cambridge Military Hospital has been involved in most military campaigns, including playing a key role in the First and Second World Wars, both as a training camp and in the care of war casualties.

A new Heritage Trail will weave through Gun Hill Park and Aldershot, enabling residents to delve into the town's remarkable past and discover Aldershot's legacy.



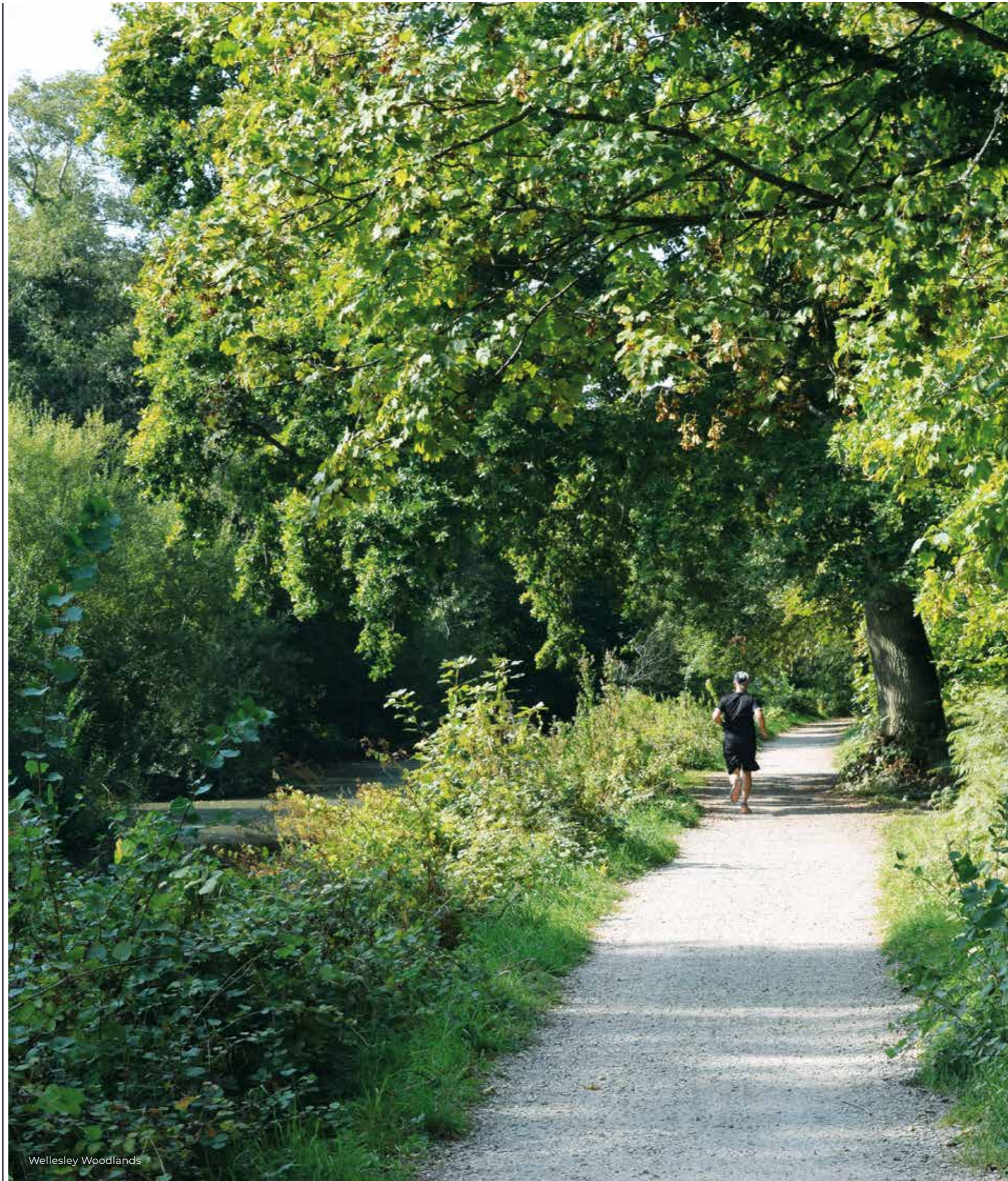
Serene & *Harmonious*

NATURE ON YOUR DOORSTEP

Residents can enjoy beautiful outdoor spaces inspired by history at Gun Hill Park. Dotted around the restored heritage buildings are gardens and courtyards, lawns and trees, creating attractive spaces to relax in.

Gun Hill Park is surrounded by rural beauty. Caesar's Park and Wellesley Woodlands are just a short distance away, as well as Alice Holt Forest and Surrey Hills; you have worlds of natural splendour to discover.

Enjoying the outdoors is at the heart of everyday life at Gun Hill Park. Running through the centre of Wellesley lies Parade Park, a large stretch of green open space bringing friends and families together.



Wellesley Woodlands



Landscaping around Gun Hill Park has been thoughtfully designed to provide residents with a calm and attractive environment. Open lawns and trees guide views along The Cambridge frontage and the Heritage Trail, featuring a central public space to the front of The Cambridge.

The development is a stone's throw from the stunning Wellesley Woodlands, offering over 100 hectares of woodlands, canal-side walks, wildlife areas, lakes and green open spaces, for residents to explore. From shaded woodland walks to picnics on the lawn, Gun Hill Park's picturesque surroundings provide a truly tranquil atmosphere.

A Landmark Address

UNIQUE LUXURIOUS LIVING
FOR ALL

Nestled in the North East of the county of Hampshire, on the fringes of the rolling Surrey Hills, Gun Hill Park offers quiet seclusion in a magnificent parkland setting.

Alongside beautiful new properties, a stunning collection of meticulously converted homes boast existing features including high ceilings and large period windows adding to the sense of grandeur. These exquisite homes include a fully-inclusive specification and parking is included.

With an abundance of charm and character, this small historic town offers the best of both worlds - countryside living and rural beauty balanced with modern conveniences and rapid connections to other major towns and cities.

Aldershot town centre is within walking distance of Gun Hill Park and offers a host of amenities, including a seven-screen cinema, leisure centre, a variety of supermarkets, a wildlife reserve and two theatres. For those looking to get active there is a tennis club, ski slope, lido and golf course as well as a fully equipped gym at The Wellington Centre.

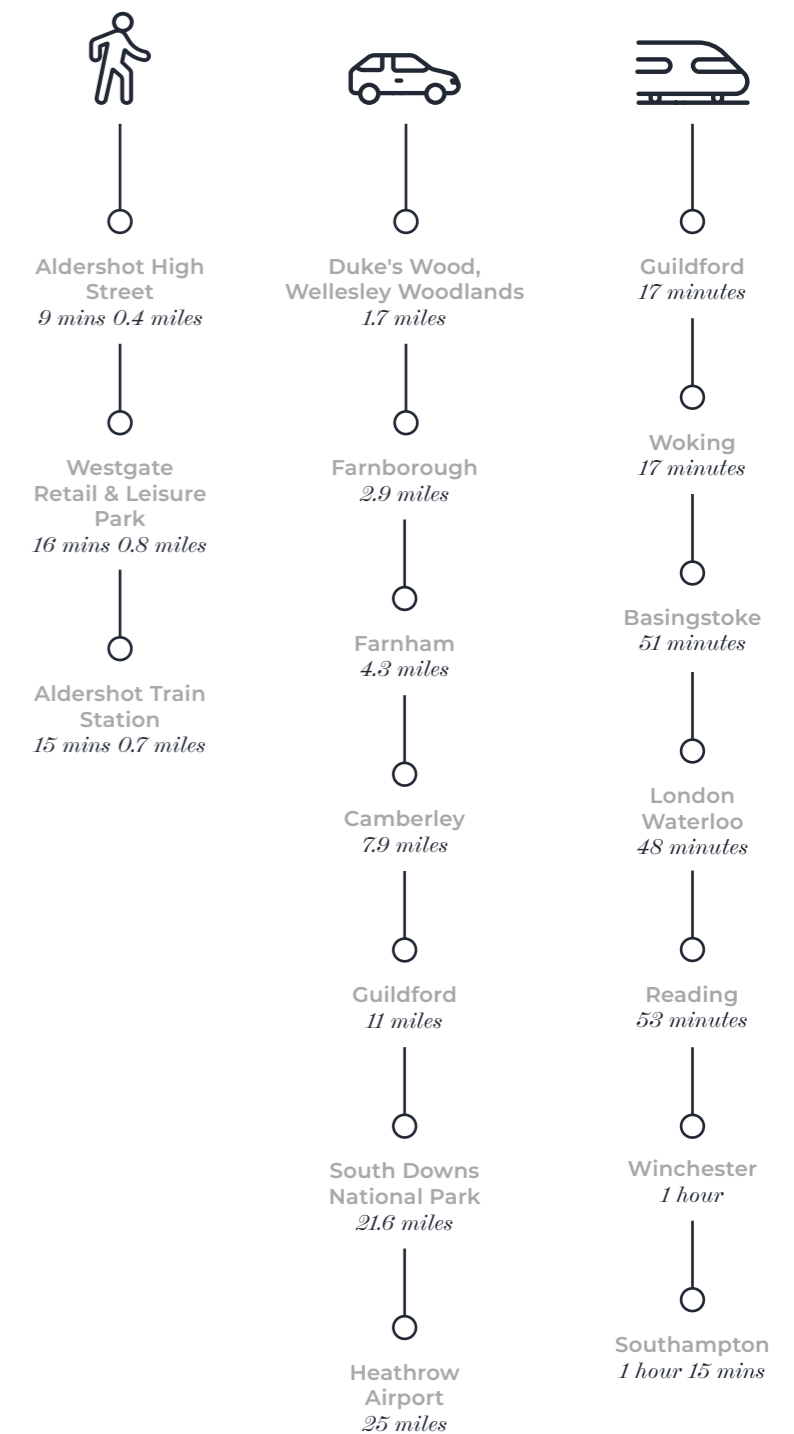
The town is home to a bustling high street, with independent shops, cafés, bars and restaurants to cater for all tastes.

Aldershot's proximity to major towns such as Camberley, Farnborough and Farnham provides plentiful shopping, dining and entertainment opportunities and superb transport connections.



The Perfect Place to Call Home

AN IDEAL LOCATION



Travel times and distances are approximate.
Source: National Rail/Google Maps.

Welcome to Aldershot



GUN HILL
PARK
THE WELLESLEY ESTATE | ALDERSHOT



Well Connected

CONVENIENTLY LOCATED

For London commuters, the train station is just over half a mile from Gun Hill Park.

- o Railway operator: South Western Railway
- o Two direct trains per hour to London Waterloo
- o Travel to London Waterloo in approximately 48 minutes
- o Reach Clapham Junction in 44 minutes, London Victoria in 1 hour 2 minutes and Vauxhall in 58 minutes
- o International travel hub of London Heathrow Airport situated a 56 minute journey away

-  London Underground
-  London Overground
-  Tramlink
-  South Western Railway
-  Southern
-  Victoria
-  London Overground
-  Bus links





Work & *Play*

FROM THE COMFORT OF
YOUR OWN HOME

Gun Hill Park is perfectly situated with close connectivity to major towns. Residents who are required to travel to the city will benefit from efficient links to London. However, hyperfast broadband offers home buyers the opportunity for a stress-free experience working from home.

Hyperfast fibre broadband means getting online has never been easier. All properties at Gun Hill Park have been fitted with a hypersocket, meaning that full fibre broadband is available in your home from the very first time you set foot inside. In just a matter of minutes, you can access online services for business or pleasure.





Built for *the Future*

LIVE, LEARN AND GROW

Ideally placed for family living, Wellesley benefits from a purpose-built school, just a short stroll from Gun Hill Park.

The Cambridge Primary School, on Queen's Avenue, opened in September 2018. There are a selection of good schools in Aldershot, including Talavera Junior School, Wellington Community Primary School and Ofsted rated 'Outstanding' St Joseph's Catholic Primary School.

Future generations are well catered for at every stage of their education, with a number of high performing secondary schools, as well as the outstanding Farnborough Sixth Form College and Farnborough College of Technology, all just under 10 minutes away.

Less than 12 miles away is the multi-award winning Merrist Wood College specialising in land-based industries as well as the Guildford College, offering both full and part-time courses.

Those looking ahead to university can find Surrey University and Farnham University for the Creative Arts within a commutable distance from Wellesley.



Specification

Combining distinguished historic character with modern interior finishes, the homes at Gun Hill Park offer a premium specification to provide a unique blend of old and new. There is a neutral colour palette throughout the homes, with contemporary linear kitchens enjoying a full range of integrated appliances and highly specified bathrooms featuring quality brands.

Designed to offer ease of maintenance and running efficiency, these properties provide a fully comprehensive specification to enable you to start enjoying your new lifestyle from the moment you move in. With Hyperoptic superfast broadband to each property, Gun Hill Park is perfectly placed to remain fully connected, whilst enjoying the tranquillity of being away from it all.

GENERAL FINISHES

- o Walnut doors with polished chrome ironmongery, with matching door-linings, architraves and skirtings
- o Choice of carpets with underlay to bedrooms*
- o Fitted wardrobes to bedroom 1 or fitted dressing room
- o USB double power sockets to kitchen and bedroom 1
- o Gas fired central heating to radiators
- o Smoke alarm and CO detectors
- o Double-glazed windows
- o Audio/visual entry system to apartments accessed via communal entrance doors
- o Sprinklers linked to automatic fire alarm system (to selected plots; please ask for details)



CONNECTIVITY

- o Hyperoptic Broadband enabled - subject to contract

DESIGNER KITCHENS

- o The kitchens at Gun Hill Park are superbly appointed
- o Wide choice of designer units by Oakwood Kitchens*
- o Choice of quartz stone worktops and upstands*
- o Stainless steel splashback to hob
- o Full range of integrated appliances from Zanussi:
 - o Stainless steel electric fan ovens
 - o Ceramic hob
 - o Fridge/freezer
 - o Washer/dryer
 - o Dishwasher
- o Caple stainless steel chimney extractor or downdraft extractor
- o Fascino stainless steel sink with oversized single bowl and integrated removable chopping board
- o Fascino designer curved tap with clipped hose-spray extension
- o Fascino instant boiling water tap
- o Integrated stainless steel soap dispenser
- o LED lighting under kitchen wall units

* Choices from developer's range and subject to stage of construction. Specifications are subject to change.

Specification

A TOUCH OF LUXURY

LUXURY BATHROOMS & EN-SUITES

- o Fascino digitally controlled Smart Tap
- o Smart Mirror with LED lighting, shaver socket, digital clock and de-mist pad
- o Vanity units with integrated storage space in a choice of three distinct and refined colour sets:

CAMPAGNA

FORESTA

URBANO



- o Sleek Arctic White sinks (available in some plots), beautifully finished with a silky matt feel, available either freestanding or integrated
- o Arctic White shower trays and baths in matt finish with sleek stainless steel waste cover. Built-in and freestanding baths are plot specific
- o RAK Ceramics Hygiene+ WC with RAKRimless™ pan and soft close ergonomic design seat
- o Fascino Smart Shower and Smart Bath
- o Heated chrome towel rails
- o Low-level LED strip lighting to bath

* Choices from developer's range and subject to stage of construction. Specifications are subject to change.



Images of existing Weston Homes developments.



Site Plan

SET WITHIN ENCHANTING
GROUNDS, GUN HILL PARK
OFFERS 140 HOUSES &
APARTMENTS, A SANCTUARY
TO CALL HOME



- THE CAMBRIDGE COLLECTION
- THE LOUISE MARGARET COLLECTION
- PREVIOUS PHASE - SOLD OUT

Plot numbers are noted on this plan where gardens are provided

Computer Generated Image of The Gillies



The Louise Margaret *Collection*

APARTMENTS
PLOTS 104-140

PLOT 104
BEDS 1
LEVEL GF

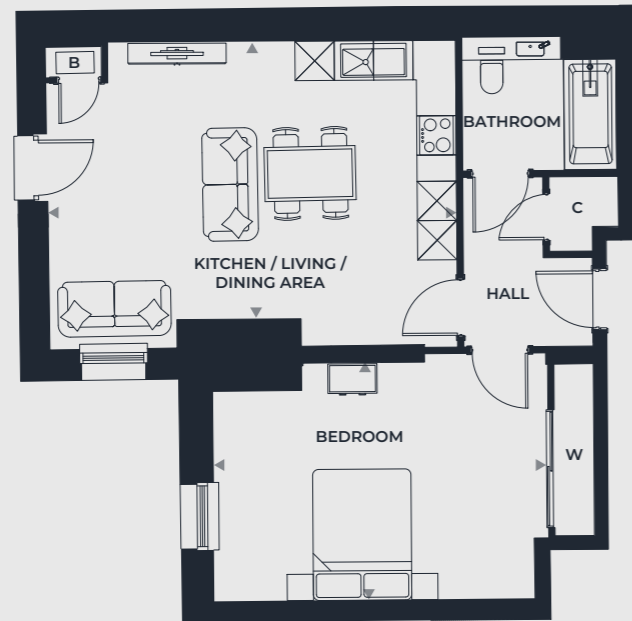
TOTAL AREA - 57.4 M² | 619 FT²

PLOT 105
BEDS 2
LEVEL GF

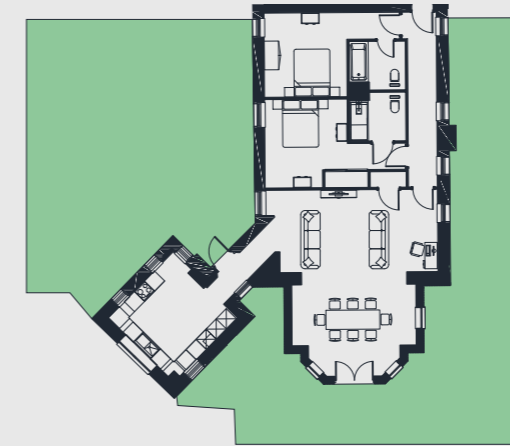
TOTAL AREA - 115.0 M² | 1235 FT²



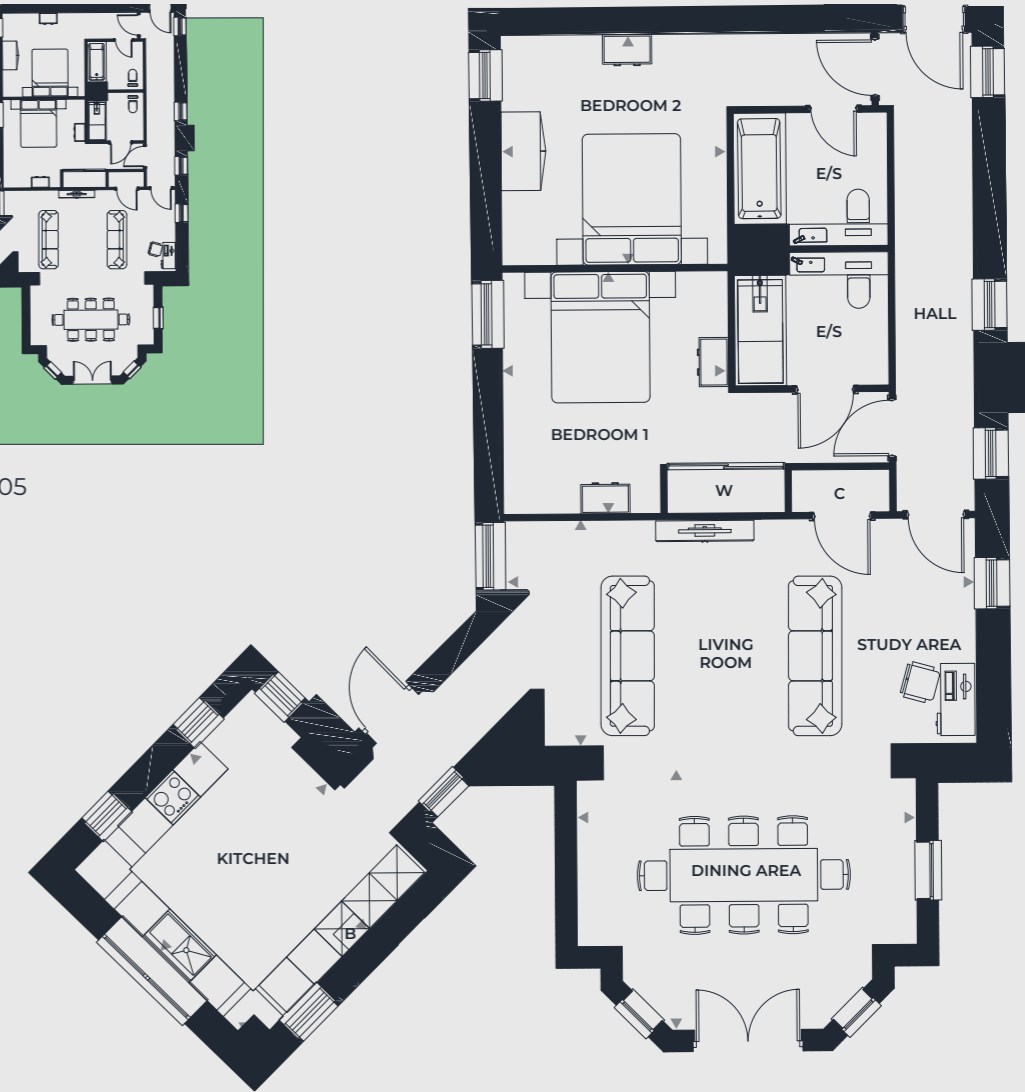
GARDEN TO PLOT 104



Kitchen / Living / Dining Area	6.2m x 4.6m	20'4" x 15'1"
Bedroom	4.8m x 3.5m	15'8" x 11'7"



GARDEN TO PLOT 105



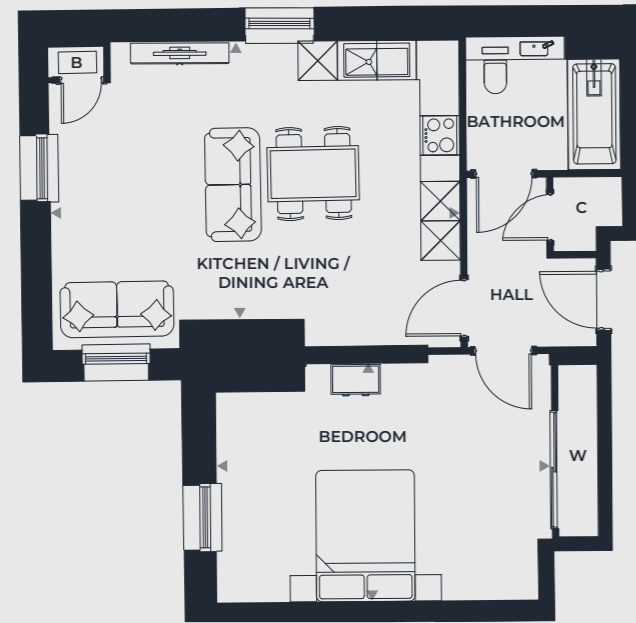
Kitchen	3.9m x 3.8m	12'8" x 12'5"
Living Room	7.2m x 3.4m	23'7" x 11'4"
Dining Area	5.2m x 3.8m	17'0" x 12'7"
Bedroom 1	3.4m x 3.7m	11'4" x 12'2"
Bedroom 2	5.7m x 3.5m	18'7" x 11'6"

PLOT 106 BEDS 1 LEVEL FF

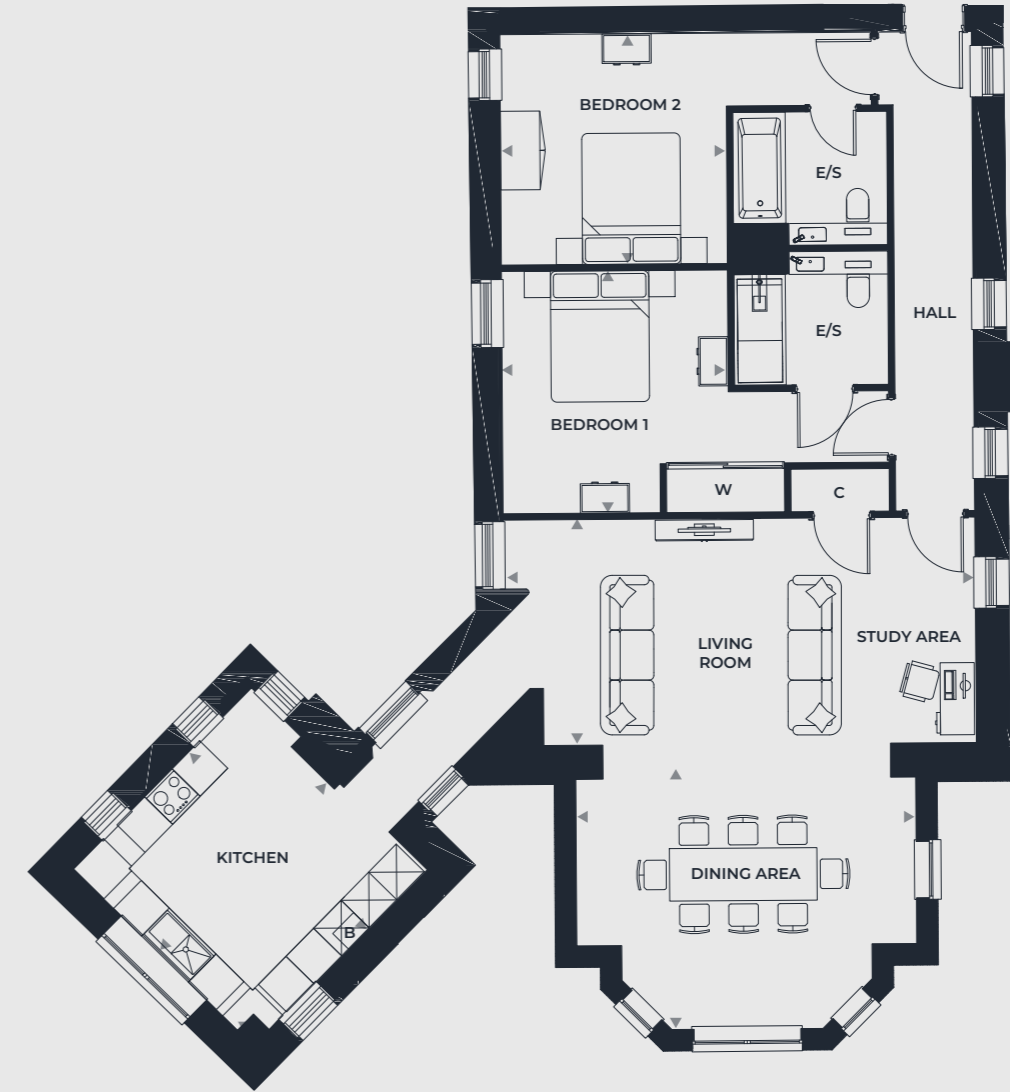
TOTAL AREA - 58.2 M² | 627 FT²

PLOT 107 BEDS 2 LEVEL FF

TOTAL AREA - 115.0 M² | 1235 FT²



Kitchen / Living / Dining Area	6.2m x 4.7m	20'3" x 15'4"
Bedroom	4.8m x 3.5m	15'9" x 11'7"



Kitchen	3.9m x 3.9m	12'8" x 12'9"
Living Room	7.2m x 3.4m	23'8" x 11'4"
Dining Area	5.2m x 3.8m	17'0" x 12'7"
Bedroom 1	3.5m x 3.7m	11'6" x 12'2"
Bedroom 2	5.8m x 3.5m	15'9" x 11'6"

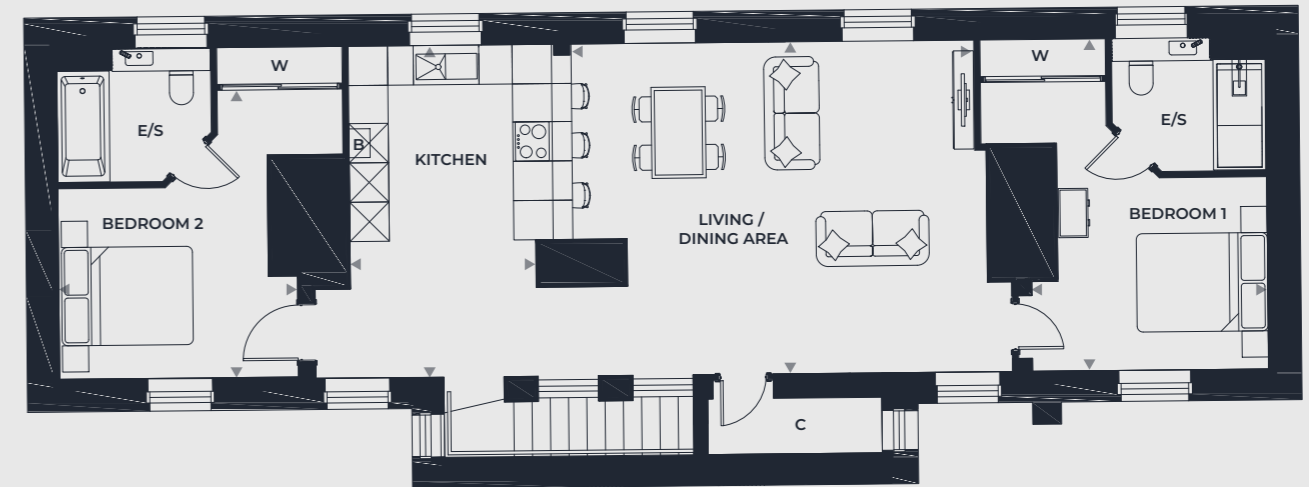
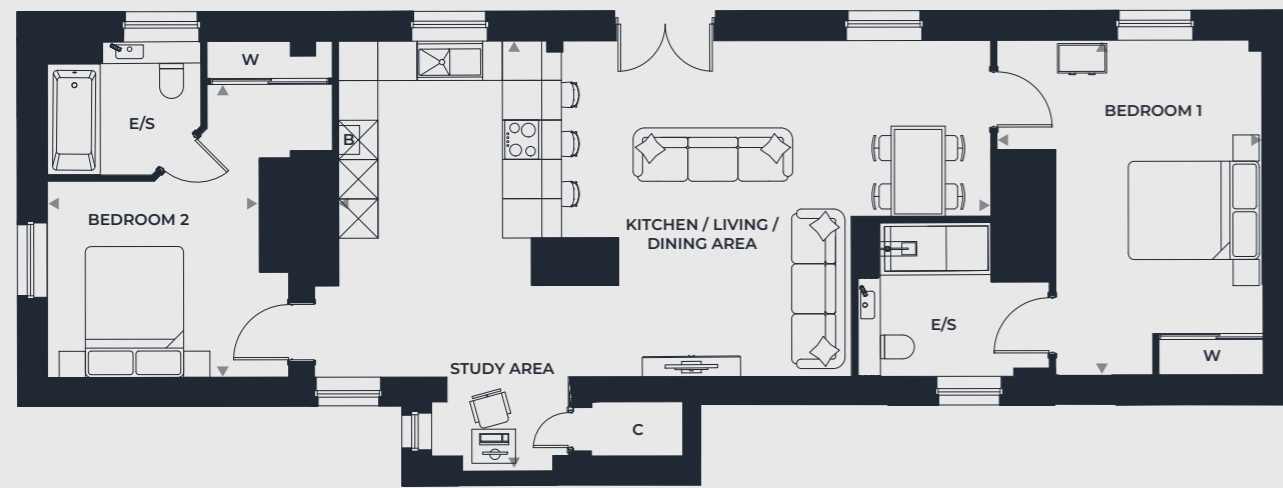


PLOT 108 BEDS 2 LEVEL GF

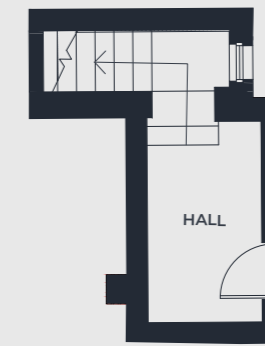
TOTAL AREA - 93.0 M² | 1001 FT²

PLOT 109 BEDS 2 LEVEL FF

TOTAL AREA - 94.3M² | 1015 FT²



FIRST FLOOR



GROUND FLOOR

FRONT DOOR FOR
PLOT 109 ONLY

Kitchen / Living / Dining Area	10.0m x 5.1m	32'8" x 16'10"
Bedroom 1	3.2m x 5.1m	10'4" x 16'9"
Bedroom 2	3.7m x 5.1m	12'1" x 16'10"

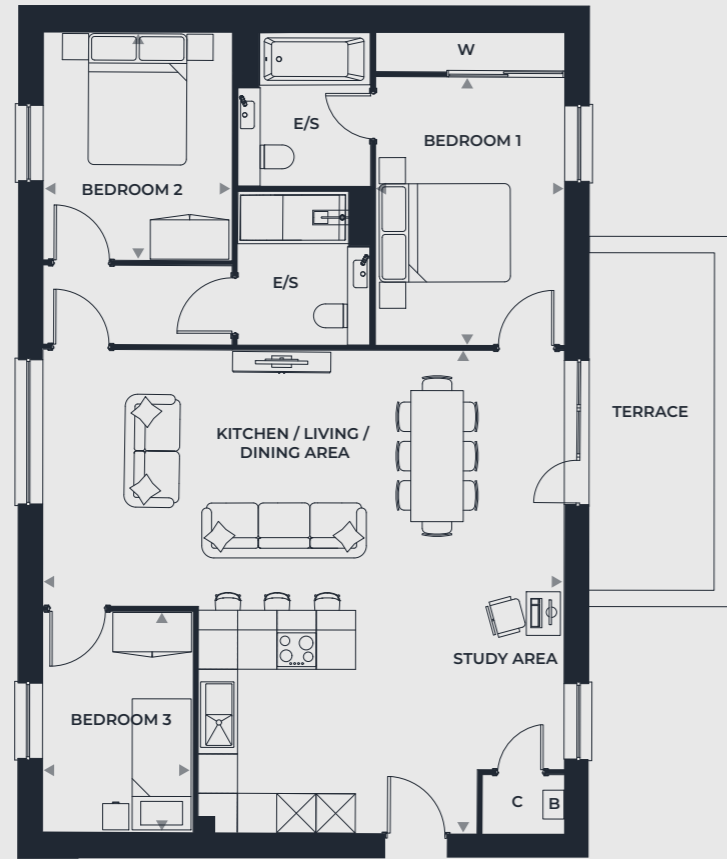
Kitchen / Living / Dining Area	9.7m x 5.1m	31'11" x 16'7"
Bedroom 1	3.6m x 5.0m	11'10" x 16'6"
Bedroom 2	3.6m x 5.0m	11'11" x 16'6"

PLOT 110 BEDS 3 LEVEL FF

TOTAL AREA - 97.2 M² | 1044 FT²

PLOT 111 BEDS 2 LEVEL GF

TOTAL AREA - 121.0 M² | 1302 FT²



Kitchen / Living / Dining Area	8.0m x 7.4m	26'1" x 24'3"
Bedroom 1	2.9m x 4.1m	9'6" x 15'8"
Bedroom 2	2.9m x 3.5m	9'6" x 11'5"
Bedroom 3	2.3m x 3.4m	7'7" x 11'1"



GARDEN TO PLOT 111



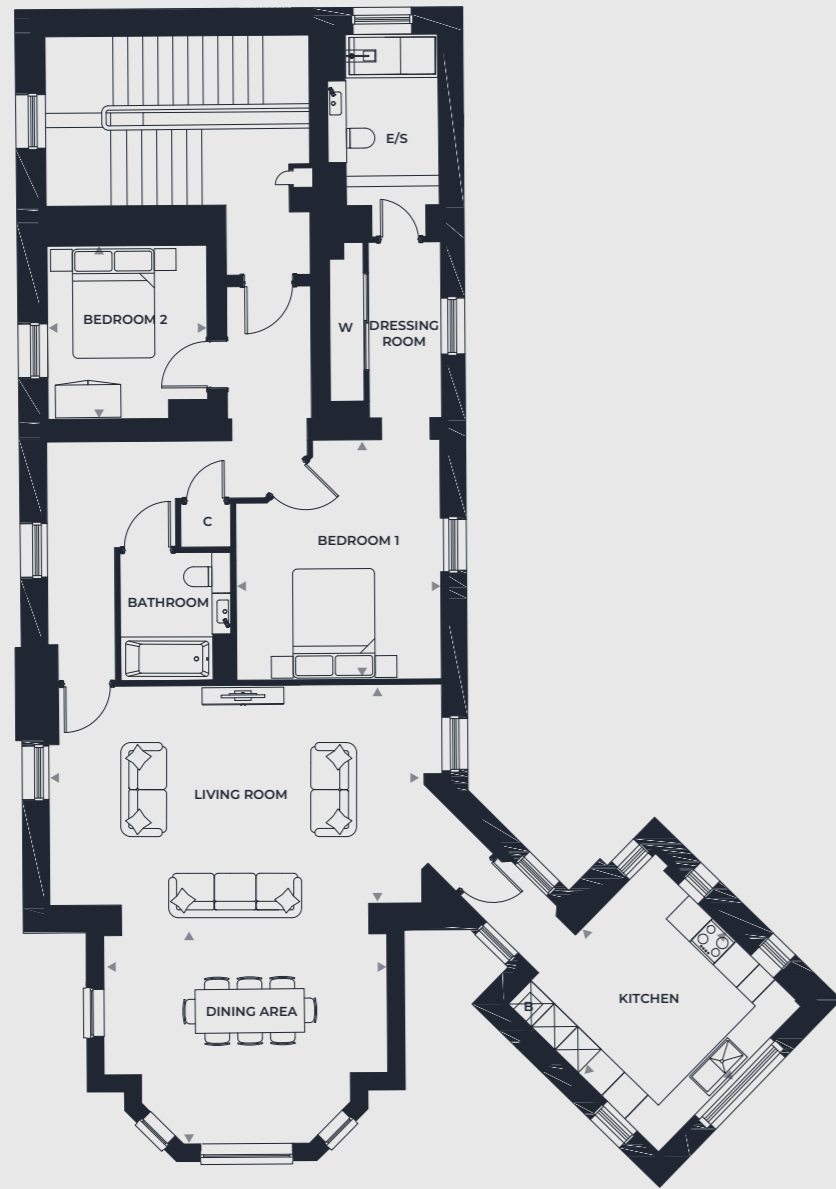
Kitchen	3.7m x 3.9m	12'2" x 12'8"
Living Room	7.0m x 4.0m	23'0" x 13'3"
Dining Area	5.2m x 3.8m	17'0" x 12'7"
Bedroom 1	3.7m x 4.4m	12'3" x 14'5"
Bedroom 2	3.2m x 3.5m	10'7" x 11'6"

PLOT 112 BEDS 2 LEVEL FF

TOTAL AREA - 130.0 M² | 1357 FT²

PLOT 113 BEDS 2 LEVEL GF

TOTAL AREA - 72.1 M² | 776 FT²



Kitchen	3.7m x 3.9m	12'3" x 12'8"
Living Room	7.0m x 4.0m	23'0" x 13'2"
Dining Area	5.2m x 3.8m	17'0" x 12'7"
Bedroom 1	3.7m x 4.4m	12'4" x 14'5"
Bedroom 2	2.9m x 3.2m	9'7" x 10'5"



Kitchen / Living / Dining Area	7.2m x 3.9m	23'7" x 12'11"
Bedroom 1	5.1m x 3.2m	16'7" x 10'6"
Bedroom 2	3.9m x 2.8m	12'9" x 9'0"

PLOT 114 BEDS 2 LEVEL GF

TOTAL AREA - 81.7 M² | 879 FT²

PLOT 115 BEDS 1 LEVEL GF

TOTAL AREA - 56.8 M² | 611 FT²



Kitchen / Living / Dining Area	5.7m x 7.2m	18'7" x 23'7"
Bedroom 1	3.5m x 3.3m	11'7" x 10'9"
Bedroom 2	3.5m x 3.3m	11'7" x 10'9"



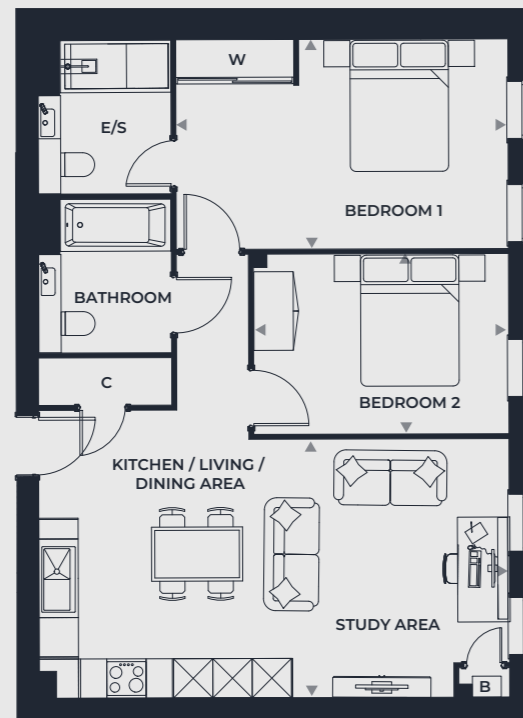
Kitchen / Living / Dining Area	7.2m x 3.5m	23'7" x 11'7"
Bedroom	5.8m x 3.6m	19'1" x 11'10"

PLOT 116 BEDS 2 LEVEL GF

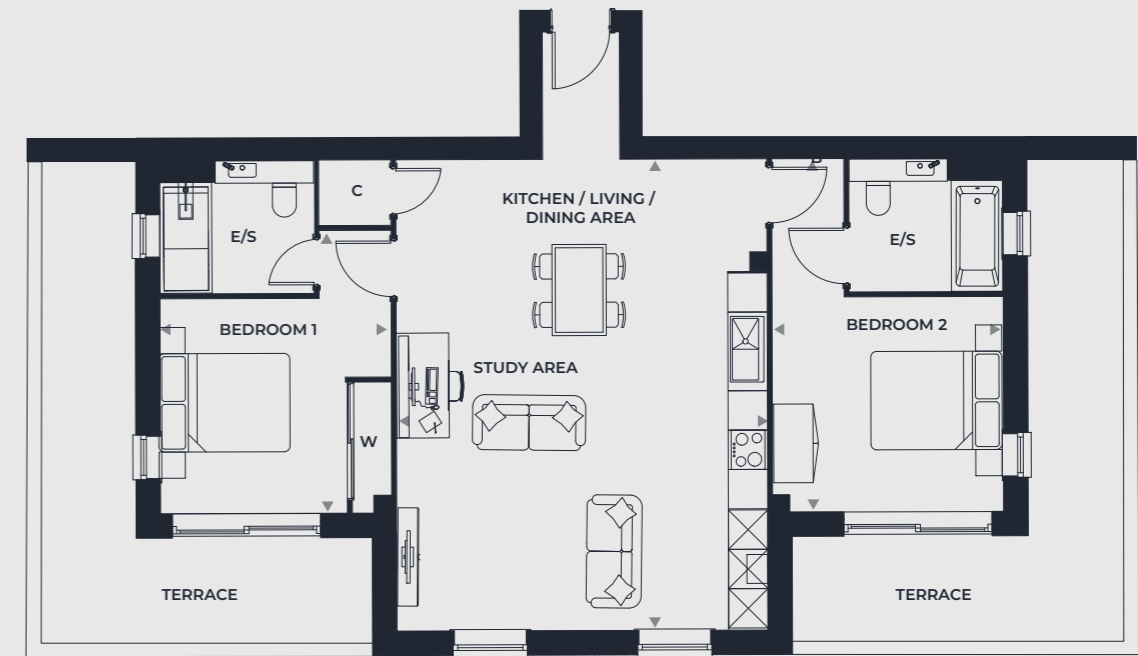
TOTAL AREA - 72.1 M² | 776 FT²

PLOT 117 BEDS 2 LEVEL GF

TOTAL AREA - 81.7 M² | 879 FT²



Kitchen / Living / Dining Area	3.9m x 7.2m	12'11" x 23'7"
Bedroom 1	3.2m x 5.1m	10'6" x 16'8"
Bedroom 2	2.8m x 3.9m	9'0" x 12'9"



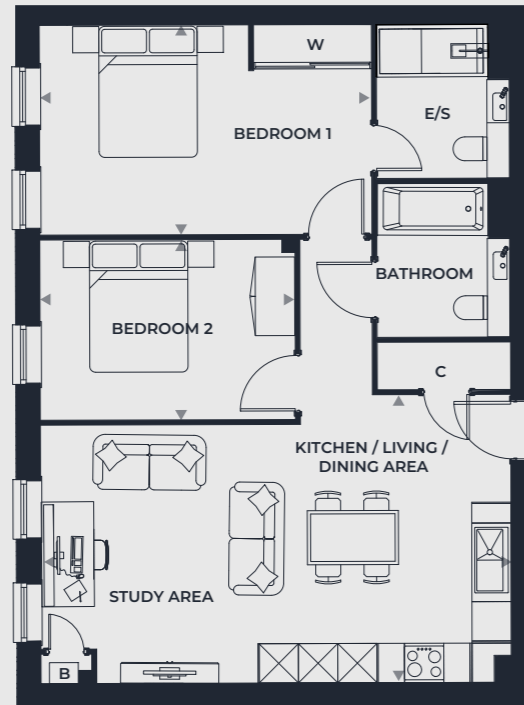
Kitchen / Living / Dining Area	7.2m x 5.7m	23'7" x 18'7"
Bedroom 1	3.3m x 3.5m	10'9" x 11'7"
Bedroom 2	3.3m x 3.5m	10'9" x 11'7"

PLOT 118 BEDS 2 LEVEL GF

TOTAL AREA - 72.1 M² | 776 FT²

PLOT 119 BEDS 2 LEVEL FF

TOTAL AREA - 72.1 M² | 776 FT²



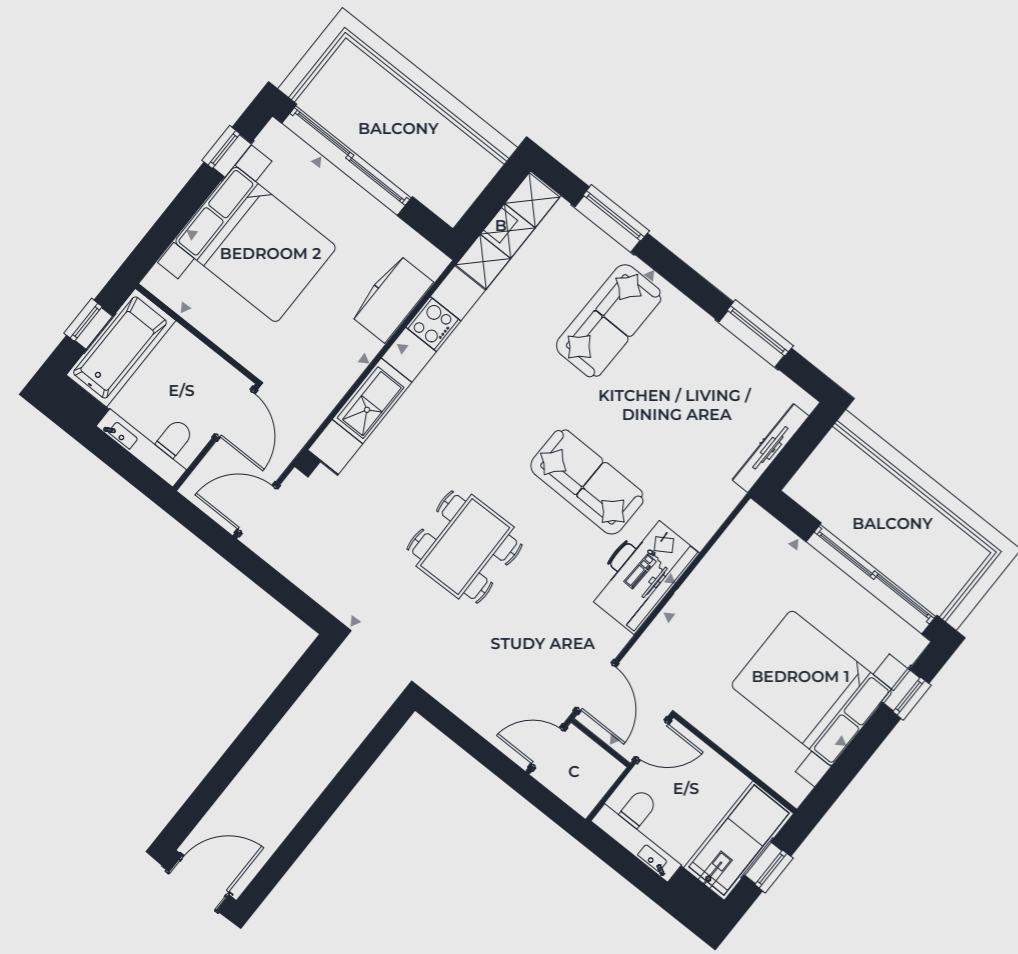
Kitchen / Living / Dining Area	3.9m x 7.2m	12'11" x 23'7"
Bedroom 1	3.2m x 5.1m	10'6" x 16'8"
Bedroom 2	2.8m x 3.9m	9'0" x 12'9"



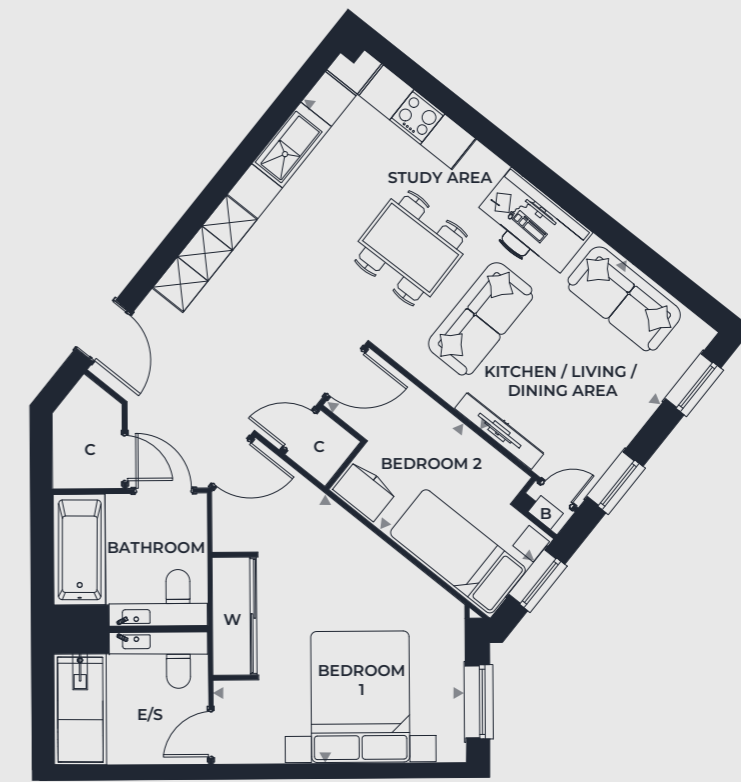
Kitchen / Living / Dining Area	7.2m x 3.9m	23'7" x 12'11"
Bedroom 1	5.1m x 3.2m	16'7" x 10'6"
Bedroom 2	3.9m x 2.8m	12'9" x 9'0"

PLOT	BEDS	LEVEL
120	2	FF
TOTAL AREA - 84.5 M ² 879 FT ²		

PLOT	BEDS	LEVEL
121	2	FF
TOTAL AREA - 70.6 M ² 760 FT ²		



Kitchen / Living / Dining Area	7.2m x 5.7m	23'7" x 18'7"
Bedroom 1	3.5m x 3.3m	11'7" x 10'9"
Bedroom 2	3.5m x 3.3m	11'7" x 10'9"



Kitchen / Living / Dining Area	7.2m x 6.5m	23'7" x 21'2"
Bedroom 1	4.2m x 3.9m	13'8" x 12'8"
Bedroom 2	2.1m x 4.0m	6'10" x 13'3"



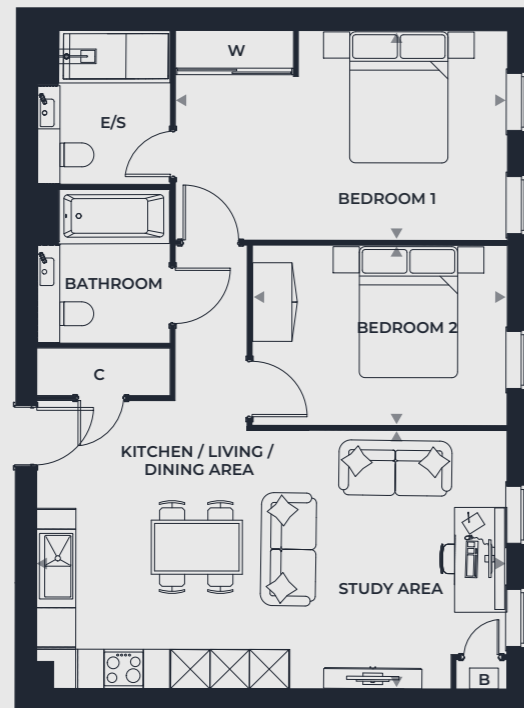
Computer Generated Image of Peirce House

PLOT 122 BEDS 2 LEVEL FF

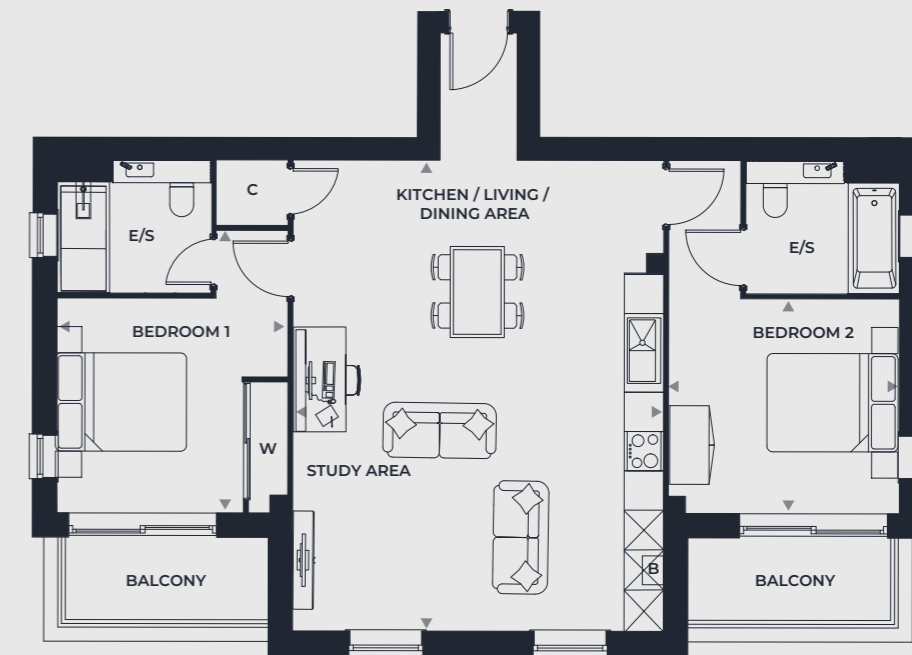
TOTAL AREA - 72.1 M² | 776 FT²

PLOT 123 BEDS 2 LEVEL FF

TOTAL AREA - 81.7 M² | 879 FT²



Kitchen / Living / Dining Area	7.2m x 3.9m	23'7" x 12'11"
Bedroom 1	3.2m x 5.1m	10'6" x 16'8"
Bedroom 2	2.8m x 3.9m	9'0" x 12'9"



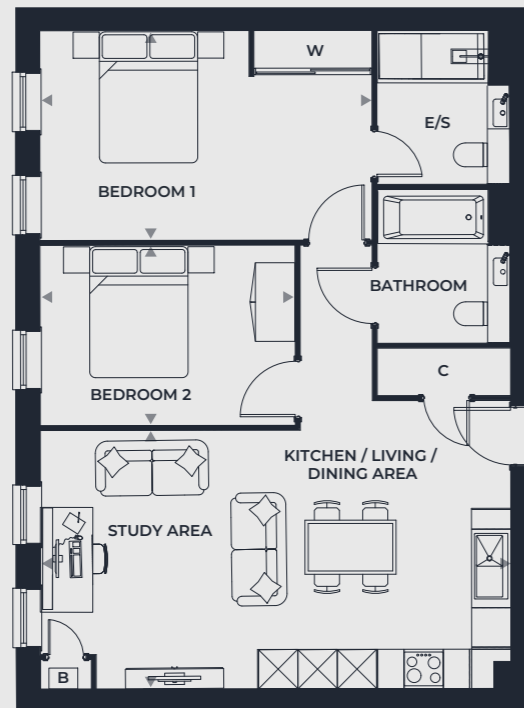
Kitchen / Living / Dining Area	7.2m x 5.7m	23'7" x 18'7"
Bedroom 1	3.3m x 3.5m	10'9" x 11'7"
Bedroom 2	3.3m x 3.5m	10'9" x 11'7"

PLOT 124
BEDS 2
LEVEL FF

TOTAL AREA - 72.1 M² | 776 FT²

PLOT 125
BEDS 2
LEVEL SF

TOTAL AREA - 72.1 M² | 776 FT²



Kitchen / Living / Dining Area	3.9m x 7.2m	12'11" x 23'7"
Bedroom 1	3.2m x 5.1m	10'6" x 16'8"
Bedroom 2	2.8m x 3.9m	9'0" x 12'9"



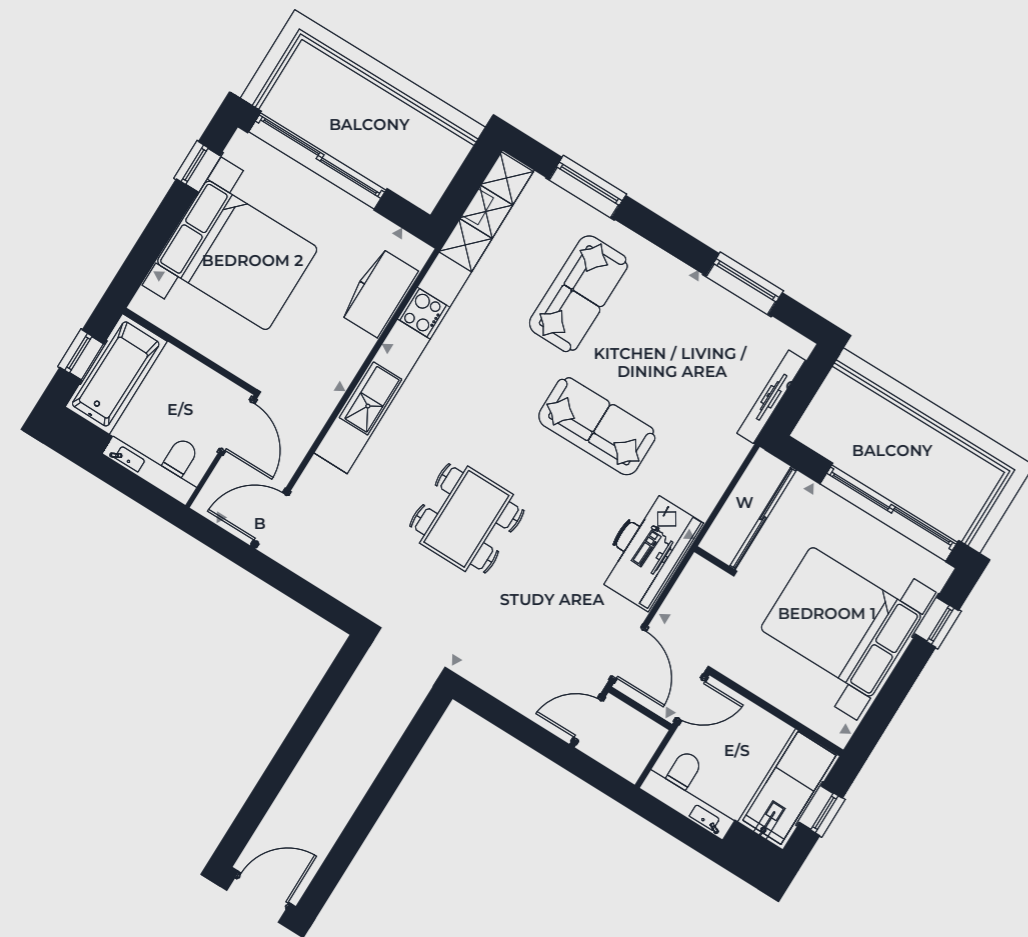
Kitchen / Living / Dining Area	7.2m x 3.9m	23'7" x 12'11"
Bedroom 1	5.1m x 3.2m	16'7" x 10'6"
Bedroom 2	2.8m x 3.9m	9'0" x 12'9"

PLOT 126 BEDS 2 LEVEL SF

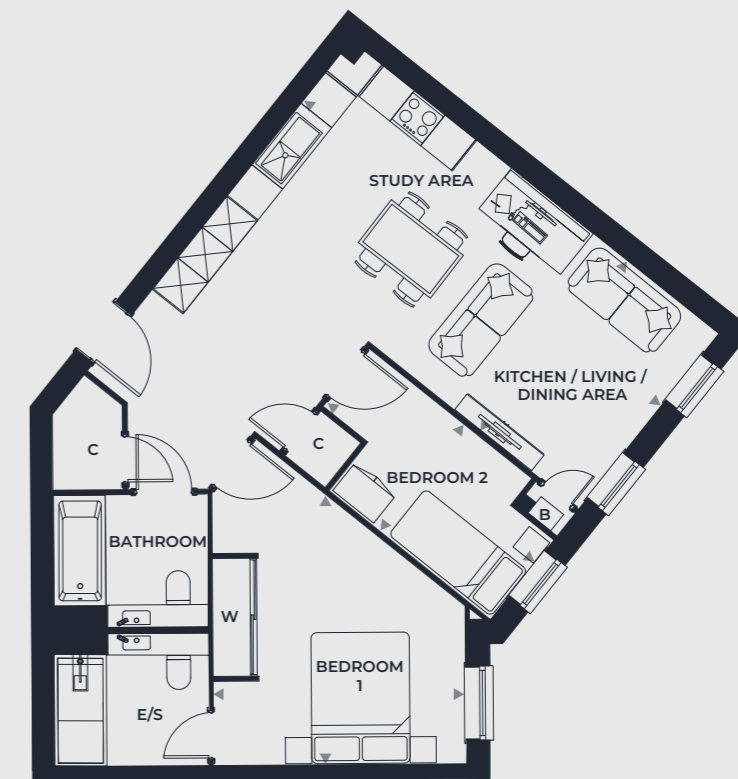
TOTAL AREA - 84.5 M² | 879 FT²

PLOT 127 BEDS 2 LEVEL SF

TOTAL AREA - 70.6 M² | 760 FT²



Kitchen / Living / Dining Area	5.7m x 7.2m	18'7" x 23'7"
Bedroom 1	3.5m x 3.3m	11'7" x 10'9"
Bedroom 2	3.5m x 3.3m	11'7" x 10'9"



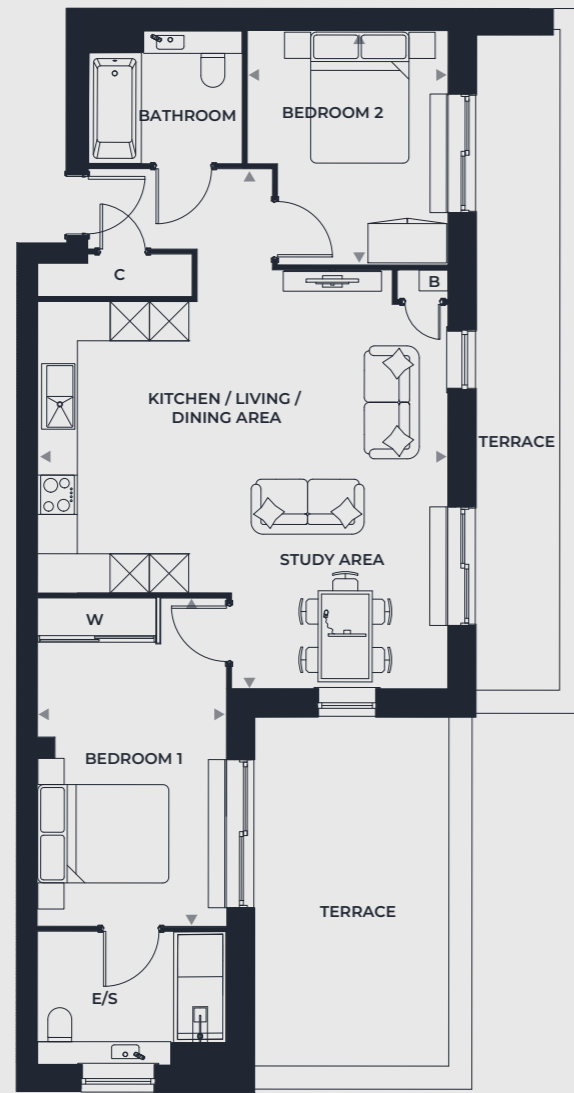
Kitchen / Living / Dining Area	6.5m x 7.2m	21'2" x 23'7"
Bedroom 1	4.2m x 3.9m	13'8" x 12'8"
Bedroom 2	2.1m x 4.0m	6'10" x 13'3"

PLOT 128 BEDS 2 LEVEL SF

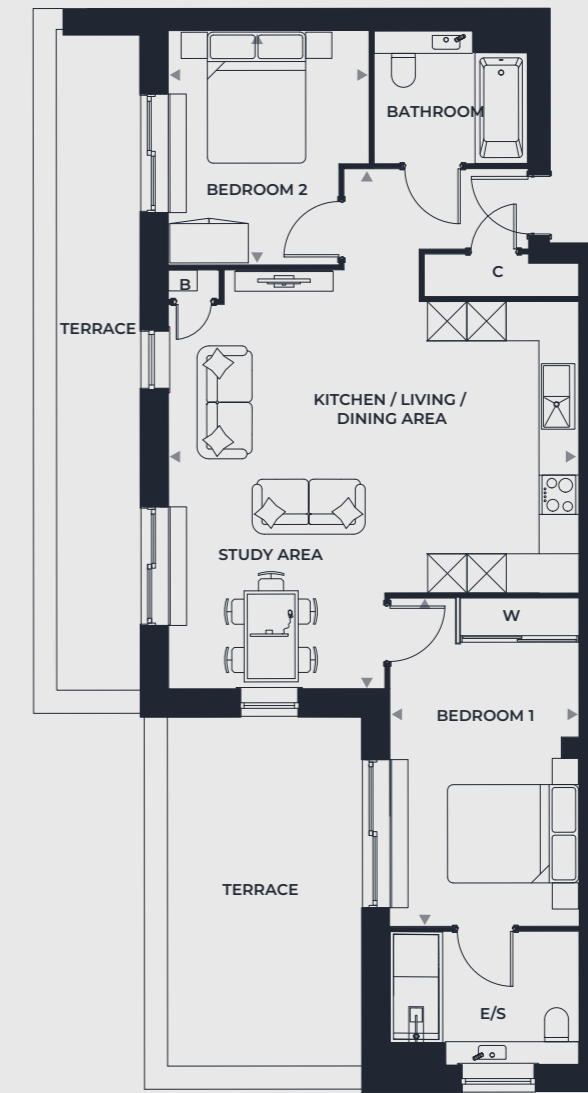
TOTAL AREA - 76.6 M² | 825 FT²

PLOT 129 BEDS 2 LEVEL SF

TOTAL AREA - 76.6 M² | 825 FT²



Kitchen / Living / Dining Area	6.4m x 6.3m	21'0" x 20'6"
Bedroom 1	5.0m x 2.9m	16'4" x 9'5"
Bedroom 2	3.6m x 3.1m	11'9" x 10'1"



Kitchen / Living / Dining Area	6.4m x 6.3m	21'0" x 20'6"
Bedroom 1	5.0m x 2.9m	16'4" x 9'5"
Bedroom 2	3.6m x 3.1m	11'9" x 10'1"



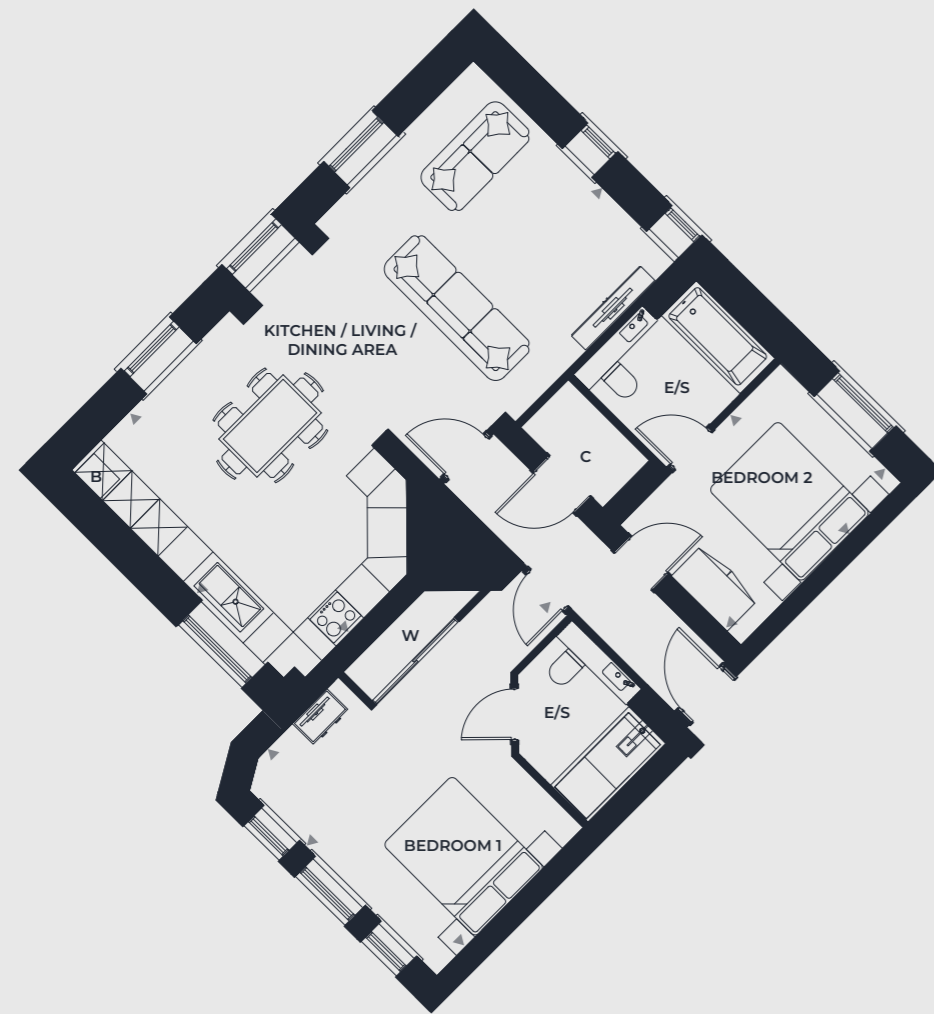
Computer Generated Image of Turner House

PLOT 130 BEDS 2 LEVEL GF

TOTAL AREA - 83.4 M² | 897 FT²

PLOT 131 BEDS 2 LEVEL GF

TOTAL AREA - 82.7 M² | 890 FT²



Kitchen / Living / Dining Area	8.7m x 4.8m	28'8" x 15'8"
Bedroom 1	4.3m x 5.3m	14'0" x 17'5"
Bedroom 2	2.6m x 3.5m	8'7" x 11'5"



Kitchen / Living Area	4.3m x 6.2m	14'2" x 20'6"
Dining Area	3.8m x 1.9m	12'5" x 6'4"
Bedroom 1	5.0m x 4.3m	16'6" x 14'0"
Bedroom 2	3.7m x 2.7m	12'2" x 9'0"

PLOT	BEDS	LEVEL
132	2	FF
TOTAL AREA - 79.9 M ² 860 FT ²		

PLOT	BEDS	LEVEL
133	2	FF
TOTAL AREA - 76.9 M ² 828 FT ²		



Kitchen / Living / Dining Area	8.7m x 4.2m	28'8" x 13'11"
Bedroom 1	3.4m x 2.9m	11'4" x 9'7"
Bedroom 2	3.7m x 2.6m	12'3" x 8'7"



Kitchen / Living / Dining Area	6.4m x 4.5m	20'10" x 14'9"
Bedroom 1	3.8m x 3.7m	12'7" x 12'4"
Bedroom 2	2.8m x 2.6m	9'1" x 11'10"

PLOT 134 BEDS 2 LEVEL FF

TOTAL AREA - 70.0 M² | 754 FT²

PLOT 135 BEDS 2 LEVEL SF

TOTAL AREA - 83.2 M² | 895 FT²



Kitchen / Living / Dining Area	6.4m x 4.8m	20'10" x 15'8"
Bedroom 1	3.8m x 3.7m	12'7" x 12'4"
Bedroom 2	2.8m x 3.6m	9'1" x 11'10"



Kitchen / Living / Dining Area	9.0m x 4.5m	29'5" x 14'9"
Bedroom 1	3.6m x 2.9m	11'8" x 9'7"
Bedroom 2	3.9m x 2.6m	12'8" x 8'7"

PLOT	BEDS	LEVEL
136	2	SF
TOTAL AREA - 79.7 M ² 857 FT ²		

PLOT	BEDS	LEVEL
137	2	SF
TOTAL AREA - 71.9 M ² 773 FT ²		



Kitchen / Living / Dining Area	5.0m x 7.4m	16'4" x 24'2"
Bedroom 1	3.2m x 4.9m	10'4" x 16'0"
Bedroom 2	3.6m x 2.7m	11'8" x 8'9"



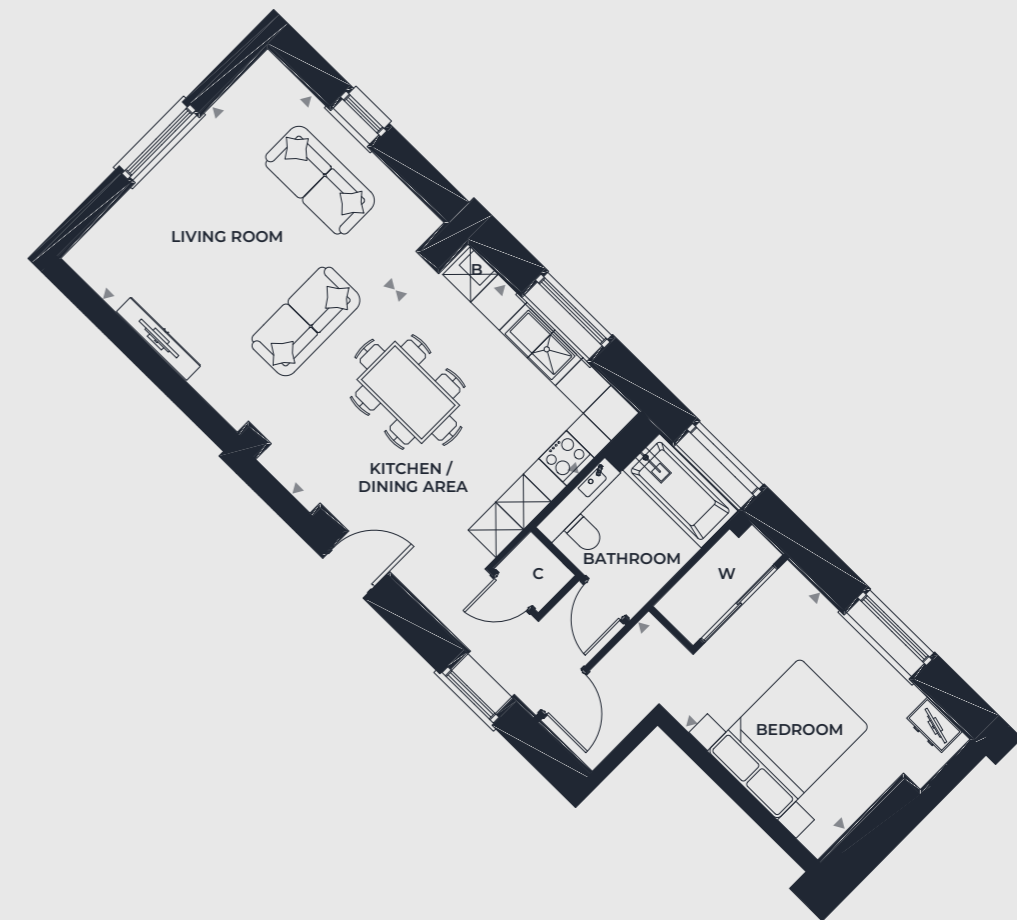
Kitchen / Living / Dining Area	6.5m x 4.9m	21'3" x 16'0"
Bedroom 1	3.8m x 3.9m	12'7" x 12'8"
Bedroom 2	2.8m x 3.6m	11'10" x 9'3"

PLOT	BEDS	LEVEL
138	2	GF
TOTAL AREA - 77.5 M ² 834 FT ²		

PLOT	BEDS	LEVEL
139	1	GF
TOTAL AREA - 59.9 M ² 644 FT ²		



Kitchen / Living / Dining Area	7.0m x 4.8m	22'11" x 15'8"
Bedroom 1	2.7m x 3.0m	8'8" x 9'9"
Bedroom 2	2.6m x 3.6m	8'5" x 11'10"



Kitchen / Dining Area	4.4m x 3.7m	14'5" x 12'0"
Living Room	4.5m x 3.8m	14'9" x 12'5"
Bedroom	2.9m x 4.5m	9'7" x 14'9"

PLOT 140 BEDS 3

TOTAL AREA - 141.6 M² | 1524 FT²
PLOT 140 IS OVER 3 FLOORS



Kitchen	3.5m x 2.3m	11'5" x 7'7"
Living / Dining Area	4.5m x 5.6m	14'9" x 18'6"
Bedroom 1	4.6m x 3.7m	15'2" x 12'1"
Bedroom 2	3.5m x 3.1m	11'6" x 10'4"
Bedroom 3	3.5m x 2.6m	11'5" x 8'6"

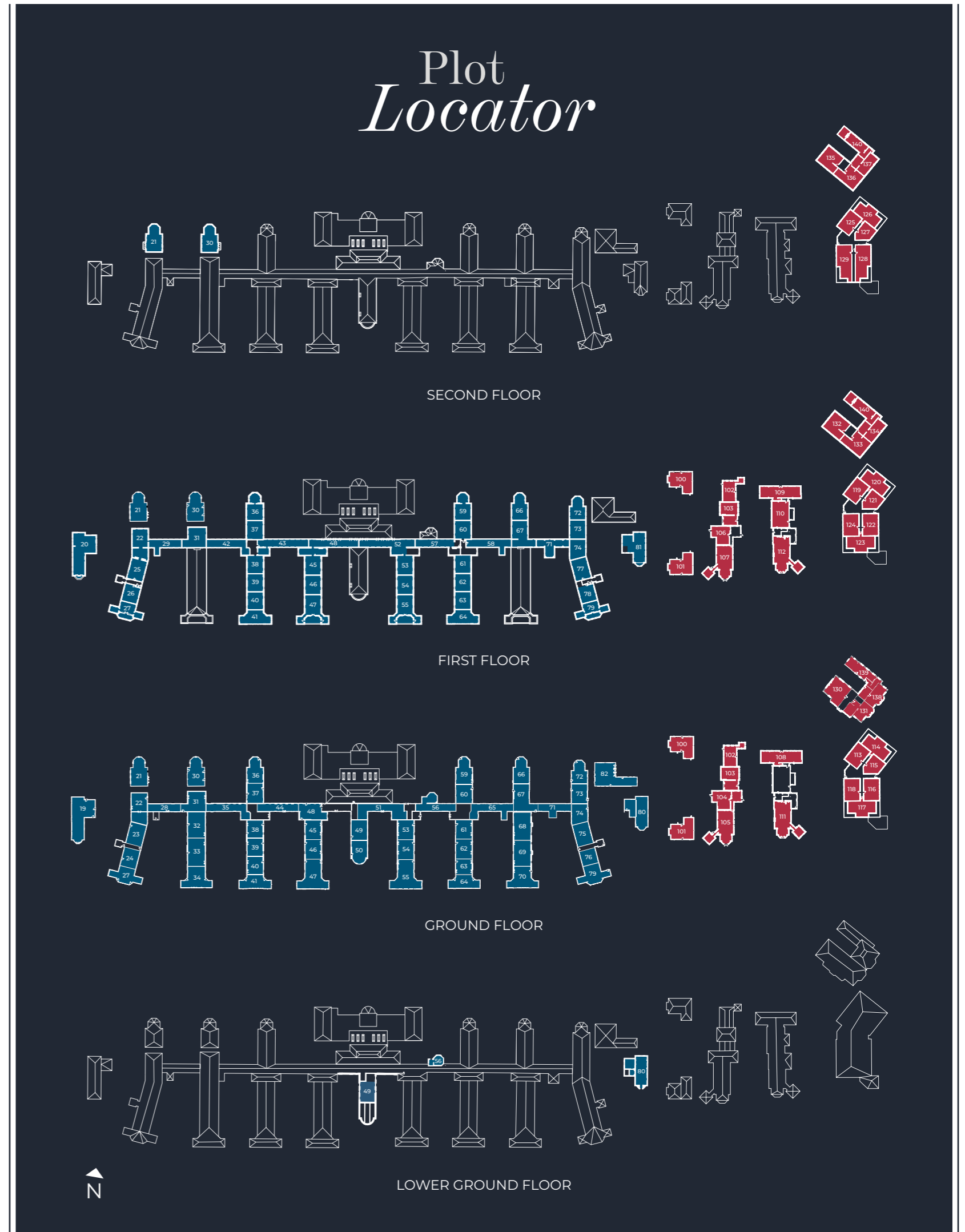


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25	90	2
26	91	1
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53	57	3

PLOT	PAGE	BEDS
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PLOT	PAGE	BEDS
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135	151	2
136	152	2
137	153	2
138	154	2
139	155	1
140	156	3



■ The Cambridge Collection ■ The Louise Margaret Collection

Weston *Homes*

BUILT WITH PASSION,
DELIVERED WITH PRIDE

Weston Homes was formed in 1987 by Bob Weston, establishing what has now become one of the major property developers in the South East of England.

Weston Homes has established a reputation for high quality design and build standards, delivered with a passionate desire to make a genuine difference to the lives of our customers and to leave a legacy of which we are justly proud.

Continually re-assessing the market place, Weston Homes has combined the traditional skills of house-building with the ever-expanding opportunities created by the latest technology. 'Project Genesis' is the company's revolutionary new approach to property development - many of our properties' components are now pre-manufactured in our own carefully controlled Weston-run factory, rather than on site. This enables the efficient fitting on site of fixtures such as kitchens, bathroom cabinetry, door sets and windows at an advanced stage of construction - minimising wasted materials whilst maximising the quality of your brand new home.



Images of existing Weston Homes development



Weston Homes provides properties to exceed the expectations of purchasers both in terms of quality and value for money. Projects are hugely varied, ranging from select housing developments to large scale city apartment complexes of many hundreds of units. As well as new-build, the company has extensive experience of refurbishment and restoration work, breathing new life into historic and listed buildings to give new purpose to Britain's architectural heritage.

Commitment To Our Customers

The entire Weston Homes' team is committed to providing you, our customers, with quality homes

We are working to achieve one common goal: to ensure that you are satisfied and happy with your new home, from the moment that you make your reservation, to the day you move in and beyond. No matter who you are dealing with, or what queries, questions or complaints you may have, you can be confident that our people and procedures will adhere to the terms of our customer charter and the 'Consumer Code for Home Builders'. Copies of the 'Consumer Code for Home Builders' are available from our sales offices and via our website; a copy (also identifying where further guidance can be found) will always be provided to you upon reservation.

Our customer care begins at the outset, with our trained Sales Negotiators who offer guidance on the legal process involved in buying a home and help with arranging mortgage finance through independent mortgage brokers.

Your home will come with a 10-year NHBC Buildmark or Build-Zone policy which includes:

- o Deposit protection from exchange of contracts.
- o A two-year builder warranty from legal completion directly with Weston Homes, backed by your warranty provider's resolution service.
- o Eight years of structural defects insurance cover.

For more details, please visit www.NHBC.co.uk/homeowners.

Each property is quality checked and commissioned by our dedicated Customer Care team before handover to its new owner.

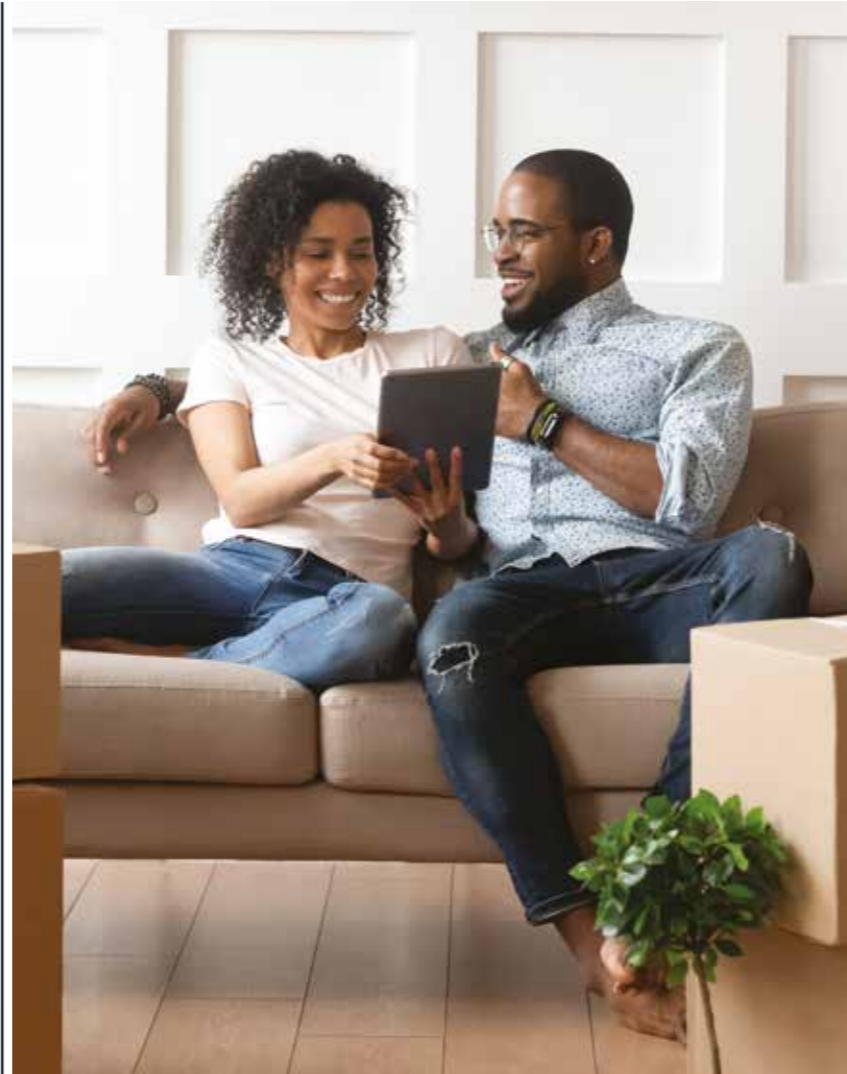


Image of existing Weston Homes development



TERMS & CONDITIONS

DEPOSIT

A deposit is required to be paid, on reservation, subject to contract, which will be retained if the purchaser withdraws before exchange of contracts.

RESERVATION

On reservation, we will require details of the purchaser's solicitor who must be instructed immediately.

EXCHANGE OF CONTRACTS

The exchange of contracts date will be strictly adhered to. If contracts are not exchanged on or by the appropriate date, Weston Homes Plc reserves the right to re-offer the property. It is therefore in the purchaser's interest to keep in close contact with us.

COMPLETION

On reservation an anticipated completion date will be given and we will keep you informed as to the progress of construction. The appropriate notice of completion will be given as soon as possible wherein the purchaser will be invited to view their home. Upon completion, after the full payment has been received, the keys may be collected from the sales suite.

(i) The particulars are set out as a general outline only for the guidance of intending purchasers or lessees and do not constitute, nor constitute part of, an offer or contract.

(ii) All descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given without responsibilities and any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.

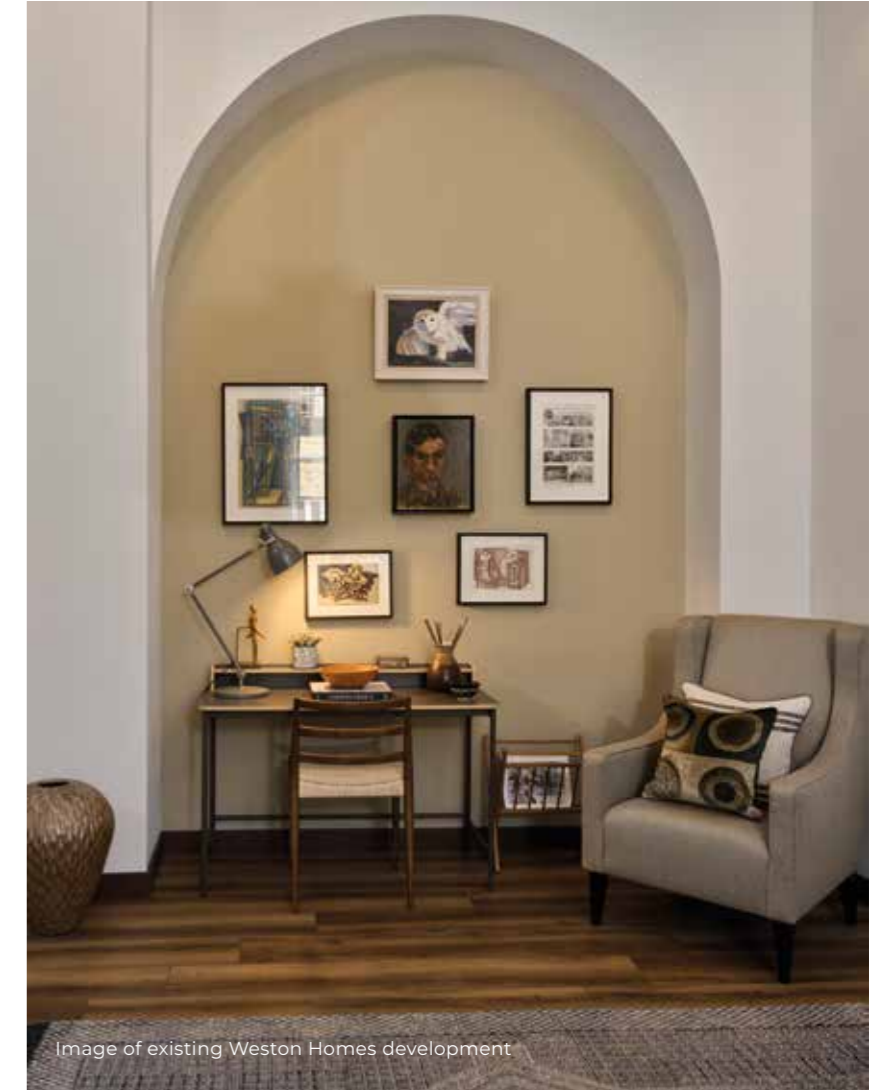


Image of existing Weston Homes development

The information contained in this brochure is for guidance only. Weston Homes Plc operates a policy of continuous product development and features may therefore vary from time to time. Floorplans and dimensions can only be given as a guide and are indicative of the type only. The computer generated images, floorplans, configuration and layouts are included for guidance only, please refer to drawings in sales suite. It should be noted that the representations of Gun Hill Park may not necessarily be accurate in every respect.

These particulars should not be relied on as accurately describing any of the specific matters described by any order under the Consumer Protection from Unfair Trading Regulations (2008). This information does not constitute a contract of warranty. All details correct at time of going to press. Gun Hill Park is the marketing name.

GUN HILL
PARK

THE WELLESLEY ESTATE | ALDERSHOT



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