



ROYAL HASLAR

Stately Waterfront Residencies

Trinity House

HASLAR

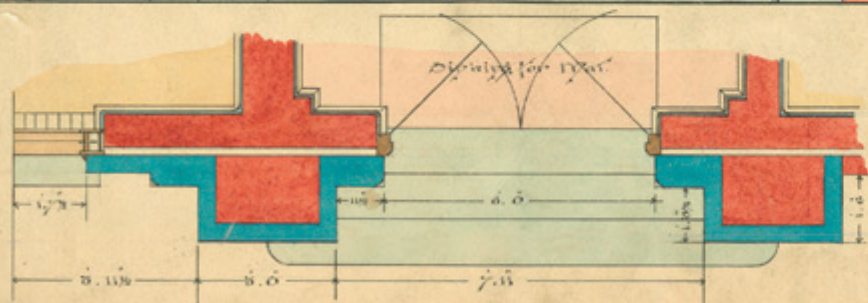
ADMINISTRATION BLOCK.

1/2 DETAILS.

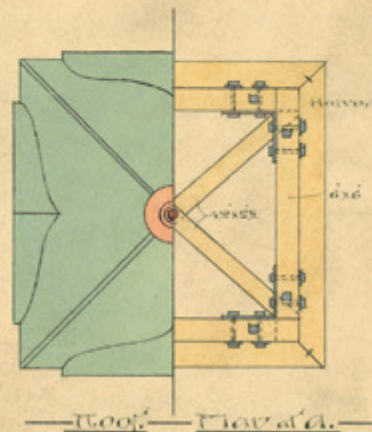
Scale of Feet.



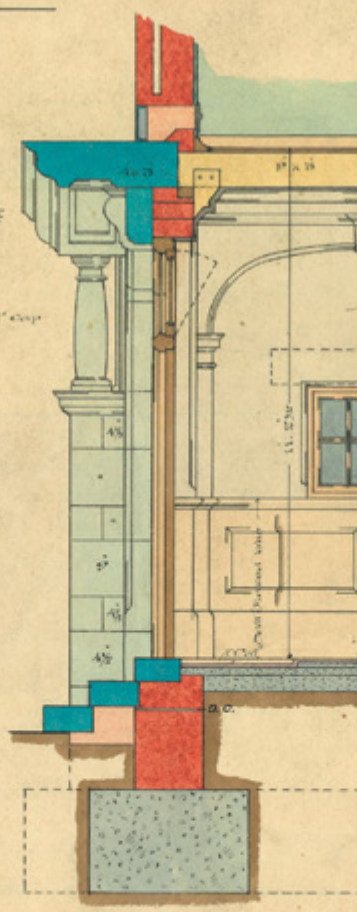
Detail of Main Entrance.



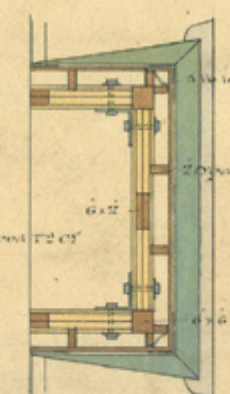
Plan and Elevation.



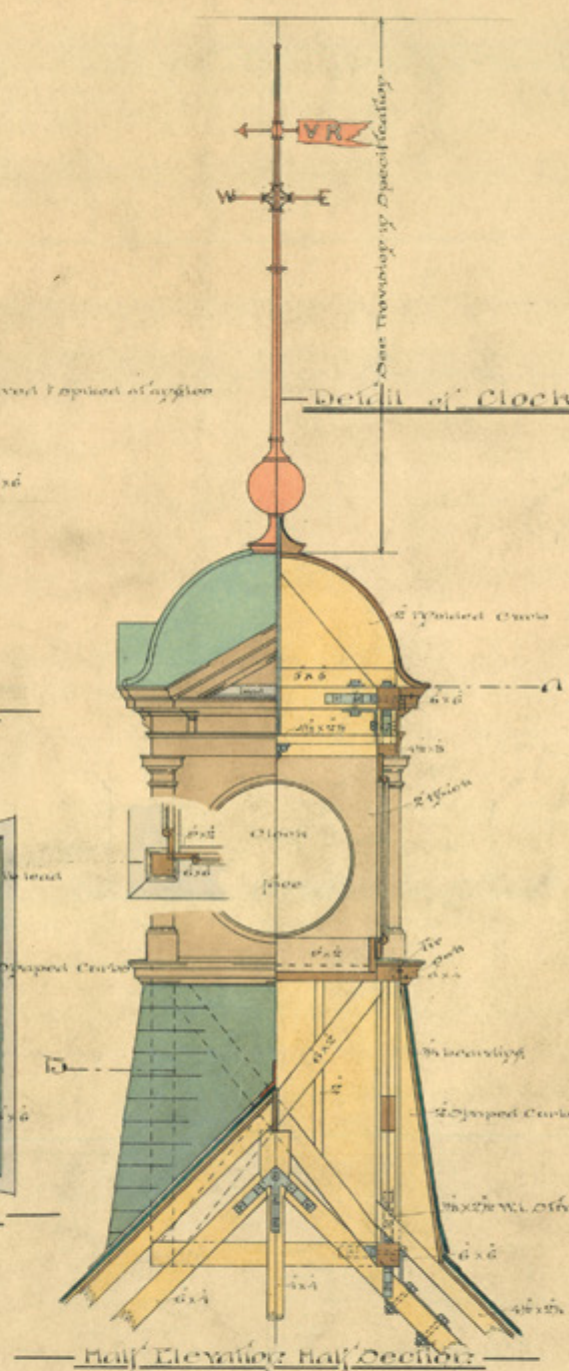
Floor Plan.



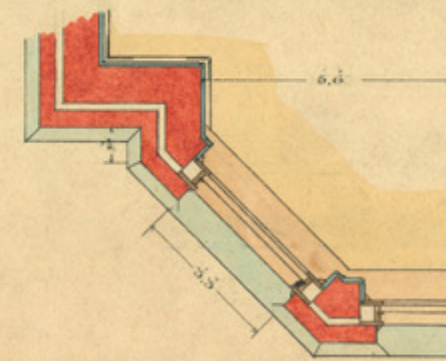
Section.



Floor Plan.



Half Elevation Half Section.



Half Plan of Day.

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TRINITY HOUSE

Your Sanctuary by the Sea





 PORTSMOUTH

FERRY
PORT 

HASLAR
MARINA 

ROYAL
HASLAR 

COMMUNAL
FACILITIES 

 TRINITY
HOUSE

Introducing...

ROYAL HASLAR

Royal Haslar is one of Britain's landmark heritage sites. Part of the very fabric of our nation. Assured its place in history, it is now protected for the future. Reborn as a luxury waterfront residential and retirement village, its unique architectural grandeur and illustrious military heritage will be enjoyed and celebrated by all.

Hampshire



Development Vision

The restoration of Royal Haslar

Royal Haslar is being restored and regenerated through a programme of conservation and new construction to create a unique, multi-generational village which is currently envisaged to incorporate:

- Residential properties
- Independent living homes
- Care home
- Community healthcare hub
- Leisure facilities - gym, pool & spa
- Retail and licensed premises
- Business space
- Waterfront walkway and extensive parklands on site

**Please note that the current vision for the development may be subject to some variation as the project progresses*

Living at Royal Haslar

Escape the hustle and bustle with a waterside home at Royal Haslar

Set on 62 acres of mature parkland on the South Coast of England overlooking the Solent, Royal Haslar is at the heart of 17 miles of waterfront, marinas and beaches.

With outstanding Georgian architecture and stunning sea views, residents can enjoy an exceptional quality of life living within a tranquil historic park.

The local area has something for everyone, from bustling cities to beautiful walks, Hampshire provides experiences and entertainment for every age and interest.



Introducing...

TRINITY HOUSE

Trinity House is the second phase of the Prestigious Waterfront Development at Royal Haslar - a unique coastal heritage site nestled on the South Coast of England. Many of the one and two bedroom residences boast waterfront and/or parkland views. Additional features include high ceilings, tele-healthcare systems, lifts to all floors and access to communal facilities.



Royal Haslar is set in 62 acres of Grade-II listed mature parkland and elegant, landscaped gardens overlooking the Solent. A waterfront walkway runs along the southern side of the park.

If you have considered downsizing your property, or if you are simply looking to join a multi-generational community with supporting amenities and services, Royal Haslar is the perfect choice.

TRINITY HOUSE



Standard Specification Trinity House

Kitchens

- Fully-equipped kitchens, fitted with integrated European manufactured appliances
- Contemporary, durable Silestone countertops
- Satin chrome sockets with USB ports
- Under mounted stainless-steel sink with satin chrome mixer-tap
- Soft-close drawers and doors
- Standard amenities include touch control induction hobs, integrated oven, extractor fan, dishwasher, fridge freezer, microwave oven and washing/dryer
- Durable porcelain floor tiles as per show apartment
- Under-cabinet LED downlighters



Bathroom and En-Suite

- Fully-tiled bathrooms with high-quality sanitary ware
- Walk-in showers &/or baths as per floor plans
- Polished chrome heated towel rail
- Pumped thermostatically-controlled showers



Bedrooms

- High-quality fitted wardrobes
- Satin nickel sockets with USB points in selected rooms
- Bedside light switches
- Pendent lighting in bedrooms



Heating

- Trinity House provides a central gas fired heating system. All apartments are metered at the door and residents have heating and instant hot water available on demand
- Stelrad compact wall-mounted radiators, with Drayton wireless heating control

Building

- The apartments are covered by a 10 Year Build-Zone Guarantee

Electrical and Media

- Low-energy lighting throughout with LED recessed lighting in selected areas
- High-speed data points with Cat 6 cabling
- Stylish brushed-chrome sockets and switches
- Pre-wired for Virgin Media and Terrestrial TV

Security and Safety

- Secure main door with video entry system
- British Standard BSEN50134 Social Alarm System
- Wireless standard alarm (bracelet)
- Mains powered smoke detectors
- Wall-mounted Smart Living Emergency Call System that enables connectivity with the outside world

Decoration and Finish

- Walls painted throughout in vinyl-washable matt-white
- Ceilings painted vinyl washable matt-white
- High-quality tiling to wet areas and choice of carpet for all other areas

Windows and Doors

- Sash windows with secondary glazing system
- Heavy-duty engineered multi-point locking fire rated entrance door, giving the aesthetic appeal of traditional timber, while providing strength, security and thermal performance characteristics
- Classical style solid internal doors
- Satin-chrome finished handles, hinges and locks throughout





Trinity History

The Quadrangle Building formed the centrepiece to the Grade II-listed Royal Naval Hospital Haslar situated by Alverstoke, Hampshire, overlooking the waters of the Solent.

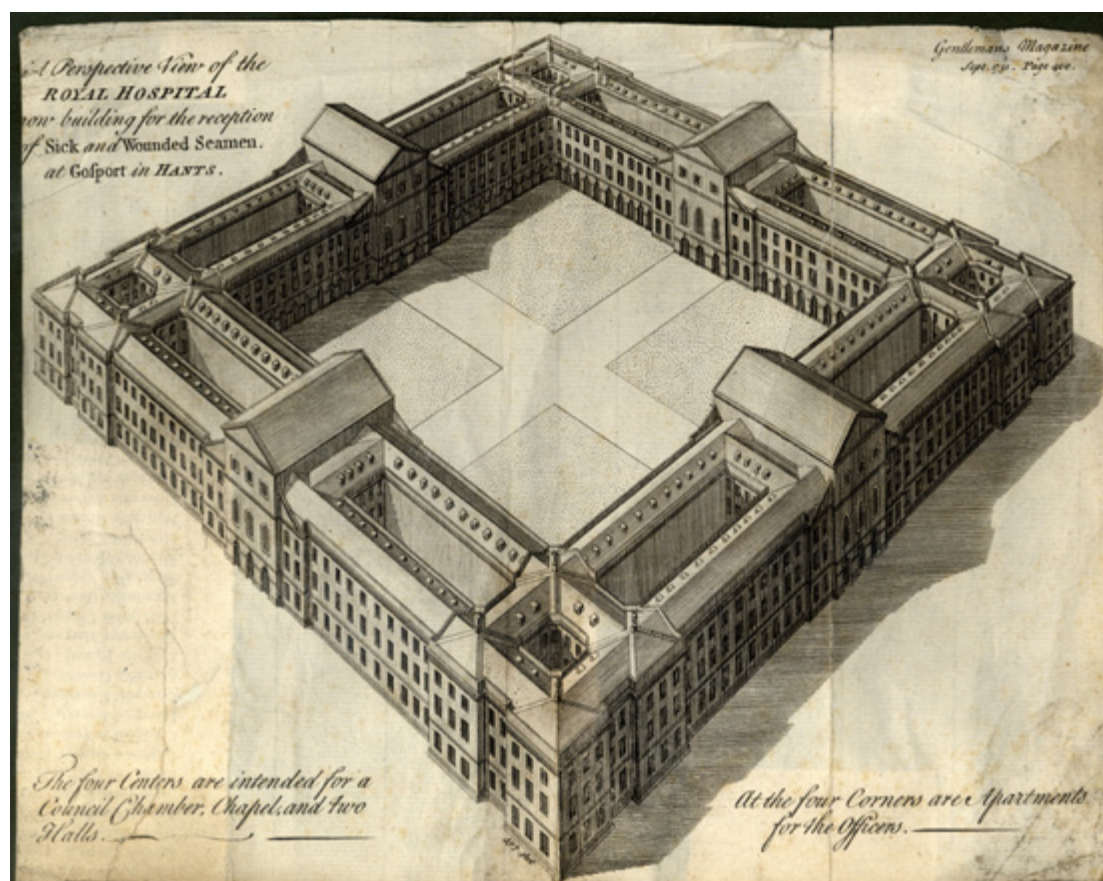
Now known as Trinity House, it was originally designed by Theodore Jacobsen, architect of Dublin's Trinity College, under the auspices of the Earl of Sandwich, First Lord of the Admiralty, and served as Royal Haslar's main hospital building.

Construction of the building was started in 1745, it was opened in 1753 and completed in 1762.

The 7-acre Quadrangle Building was the largest hospital in 18th century Europe, built in a palatial Georgian style in the manner of a grand country house with an open colonnaded arcade at ground level and central pediment carved in Portland stone.

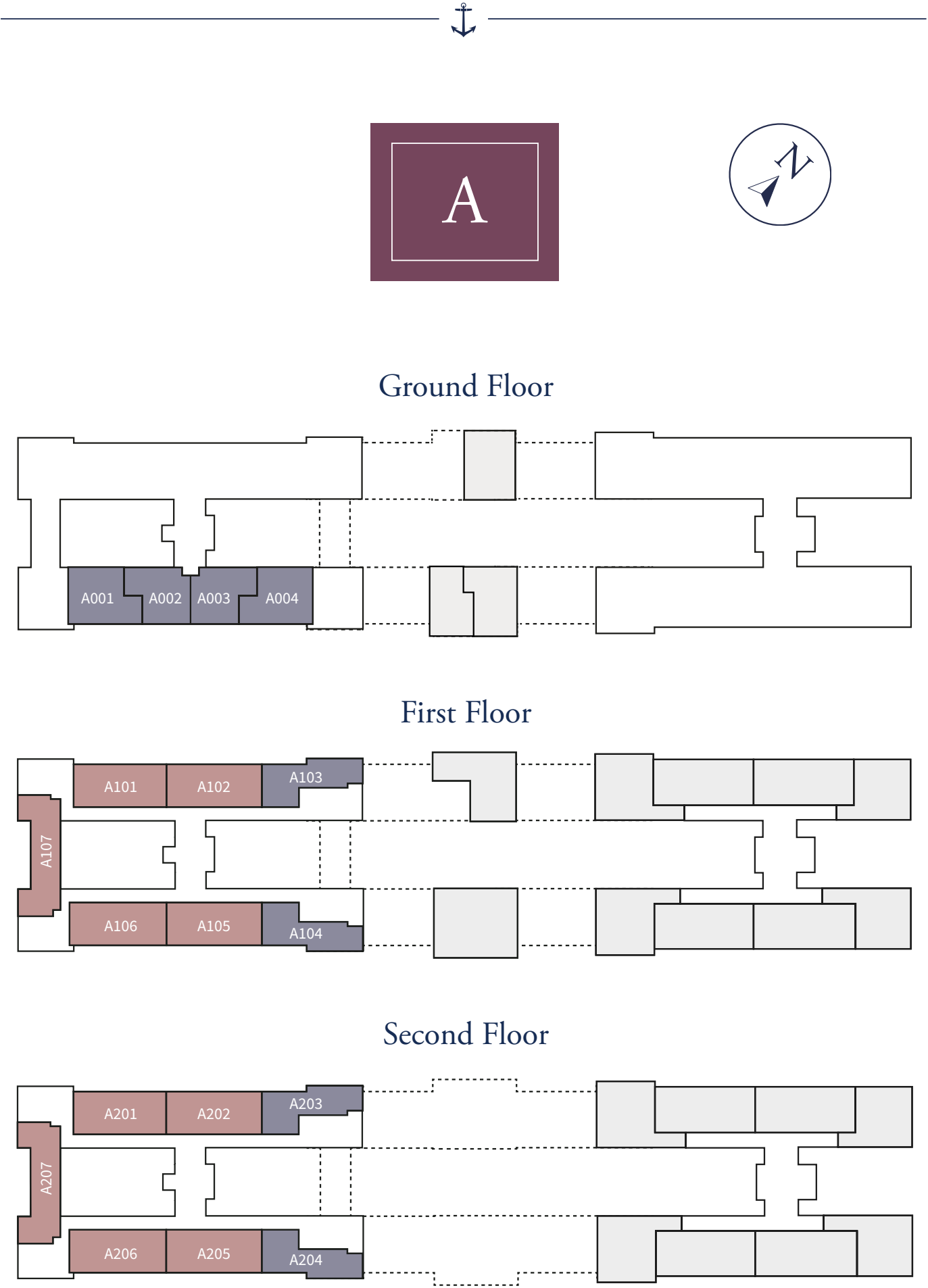
In the quadrangle was a central garden piazza with lawns, avenues of trees, benches and promenade walkways. With its Georgian, Victorian and Edwardian architectural grandeur and illustrious military heritage Royal Haslar was originally built as a waterside community to convalesce sick and wounded sailors and marines of the Royal Navy, operating for over 250 years from 1753 until 2007, caring for wounded from the Napoleonic wars, Boer War, WWI, WWII and Falklands Campaign conflicts.

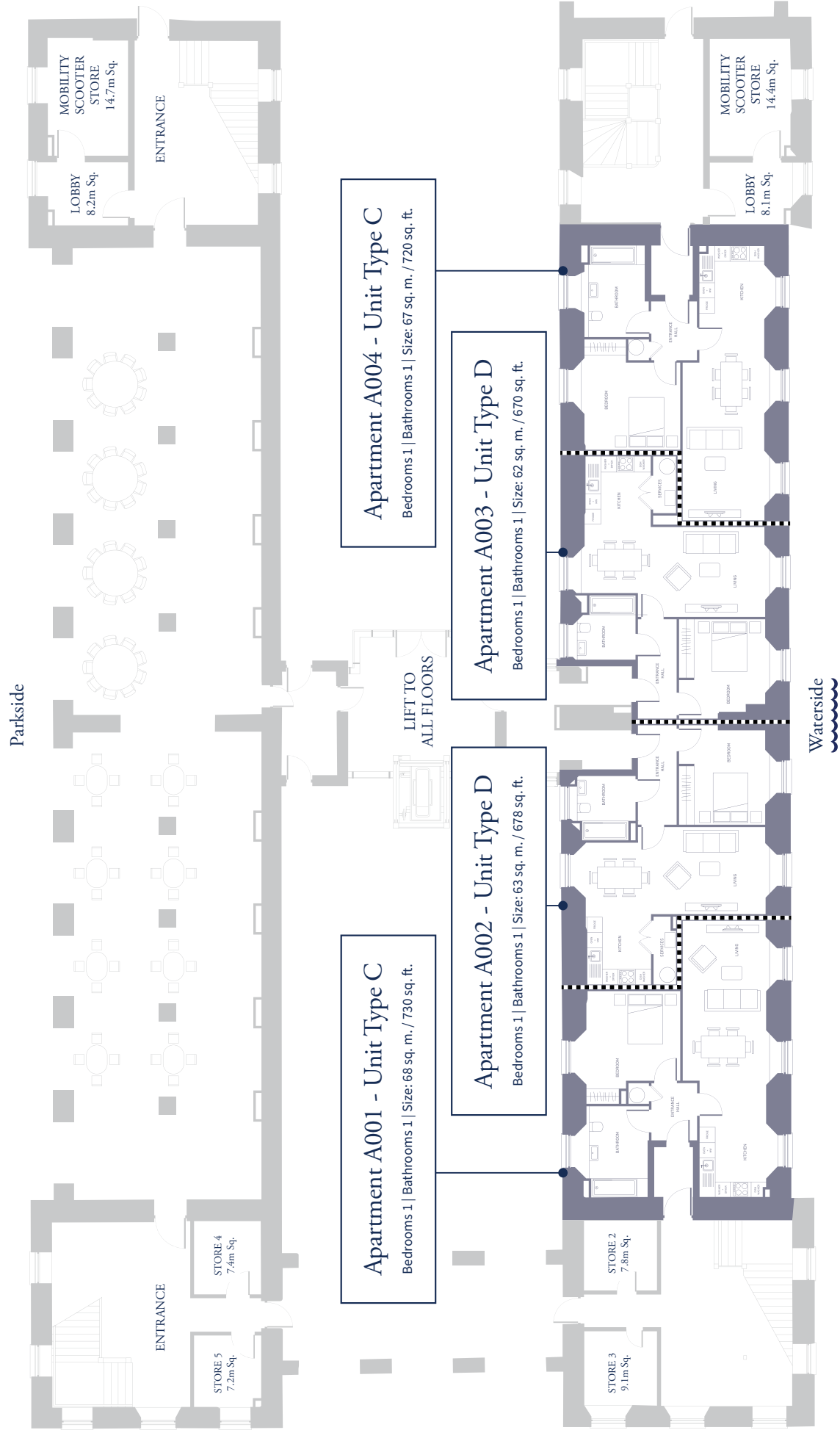
Benefitting from natural daylight and fresh coastal air, the new residential units at Trinity House provide sweeping views over the extremely large central courtyard which is being restored to its former glory.





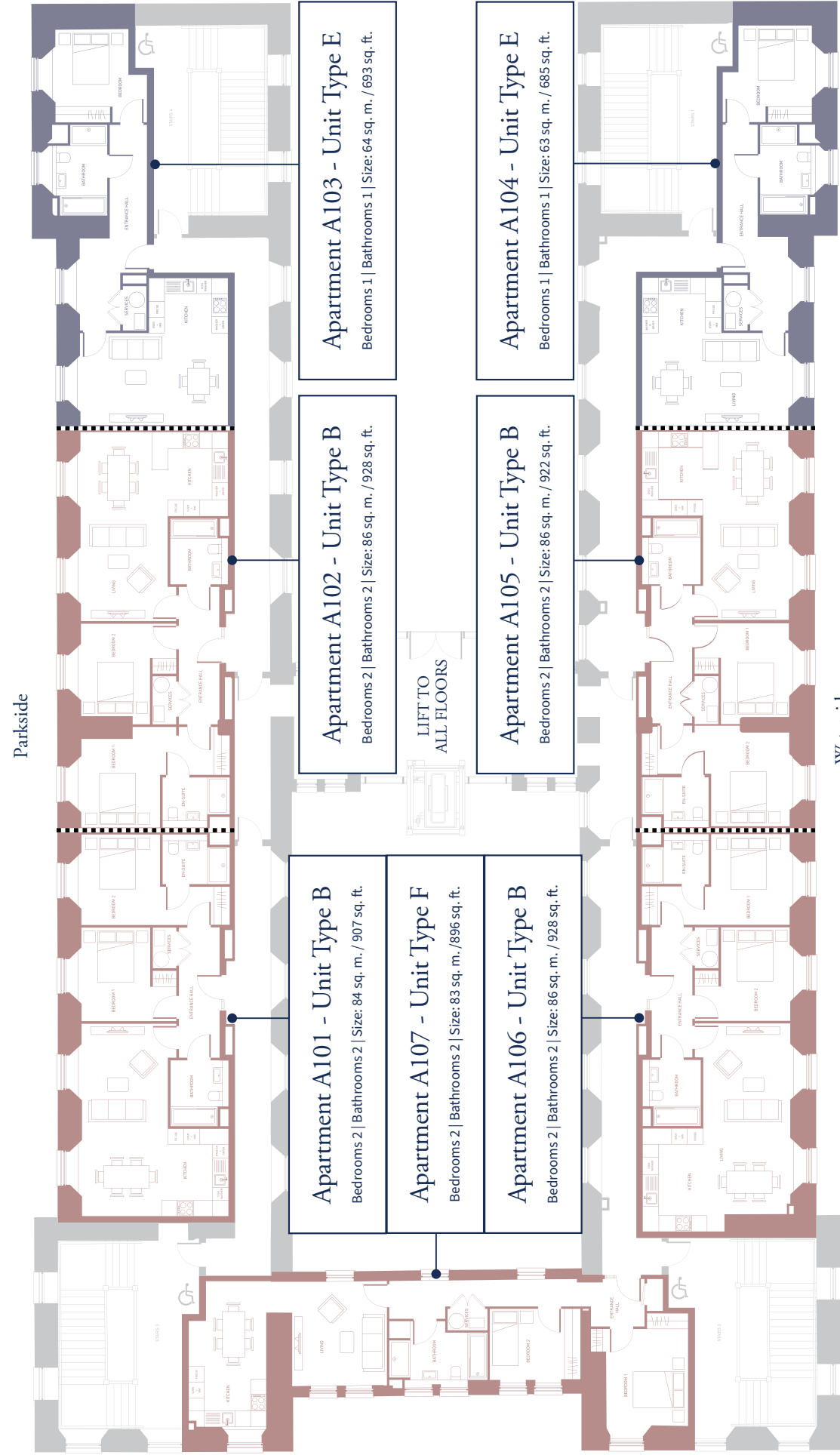
Building Plans





A - GROUND FLOOR - TRINITY HOUSE
APARTMENTS A001 - A004

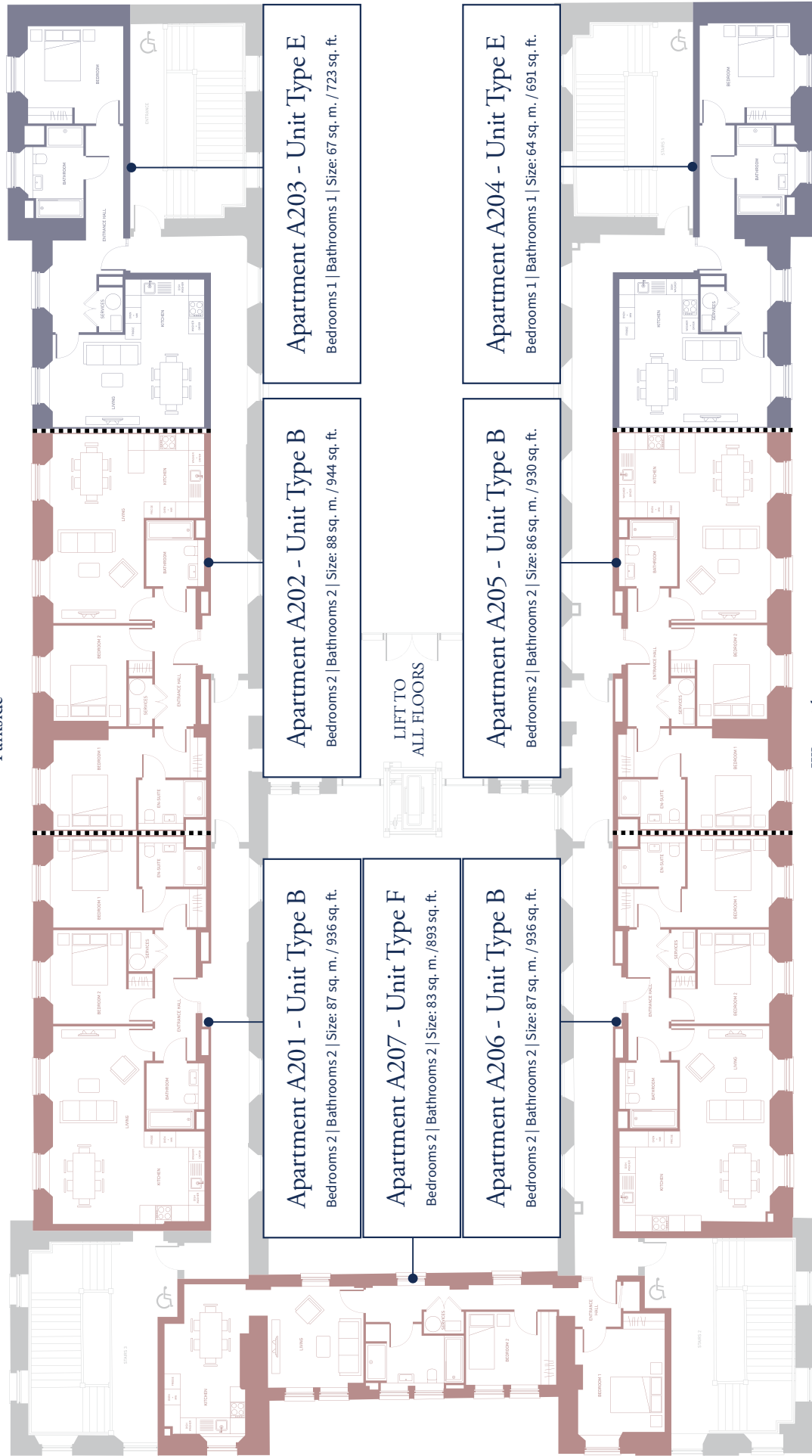
*Please note that the scale bar is for approximate guidance only. Parties should verify all measurements / layouts on site



A - FIRST FLOOR - TRINITY HOUSE
APARTMENTS A101 - A107

*Please note that the scale bar is for approximate guidance only. Parties should verify all measurements / layouts on site

Parkside



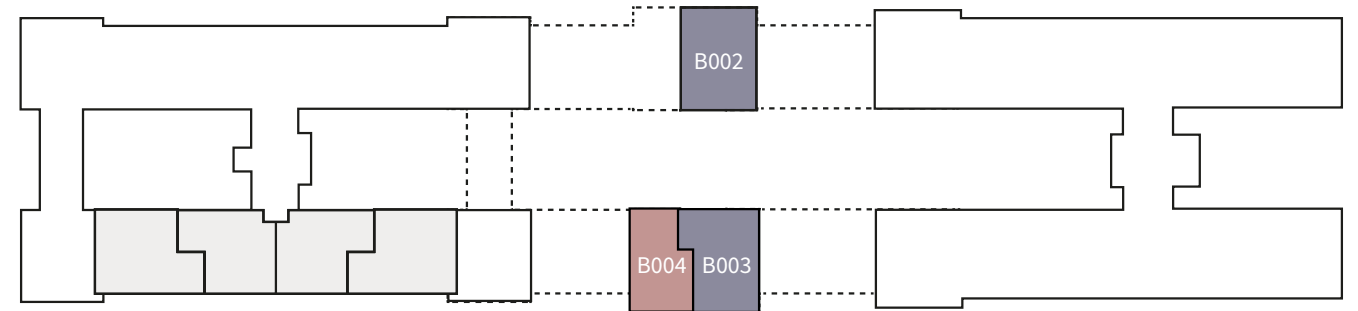
A - SECOND FLOOR - TRINITY HOUSE
APARTMENTS A201 - A207

5m

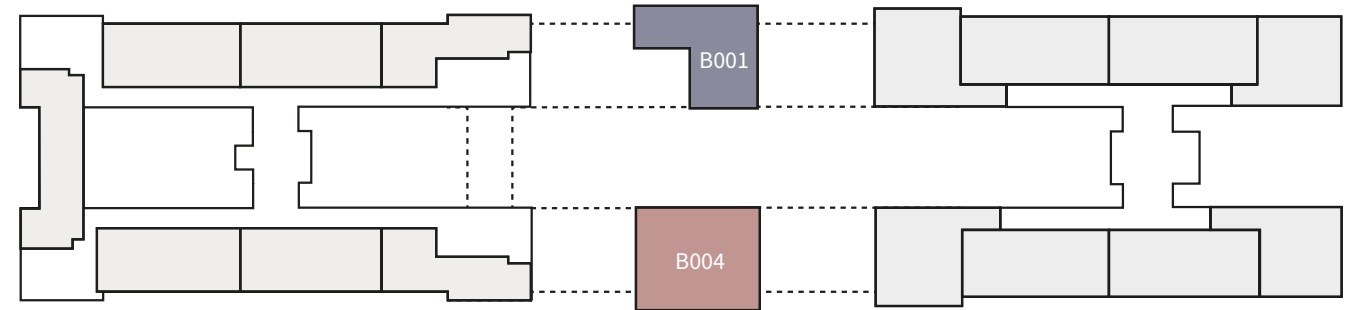
*Please note that the scale bar is for approximate guidance only. Parties should verify all measurements / layouts on site



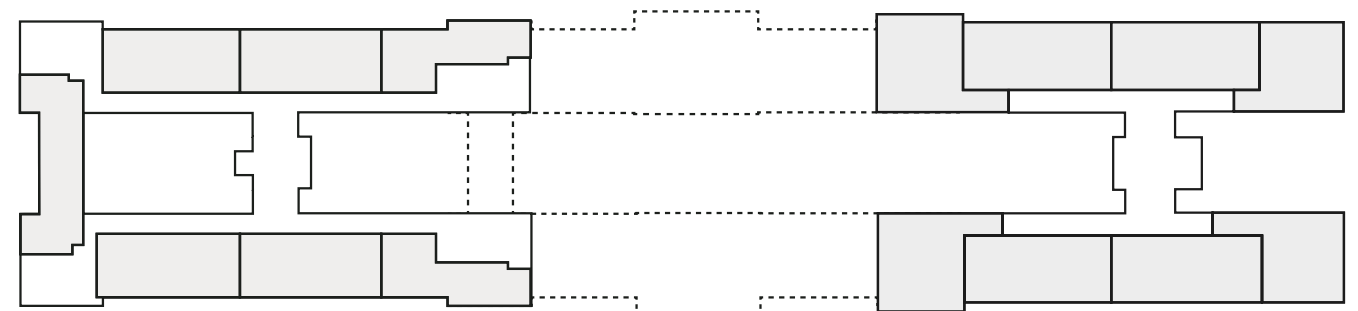
Ground Floor



First Floor



Second Floor

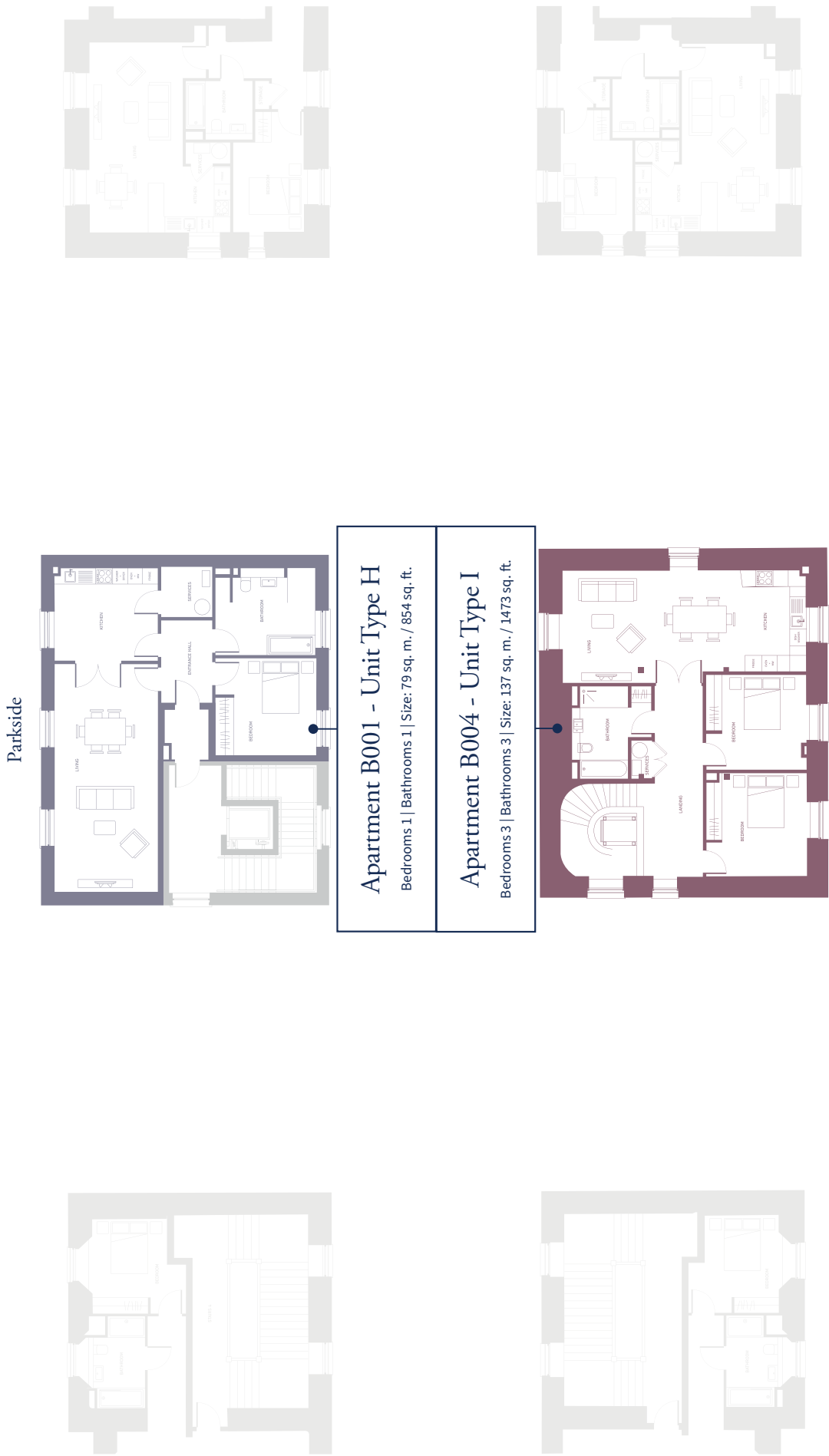




PAVILION - GROUND FLOOR - TRINITY HOUSE

APARTMENTS B001, B002 & B003

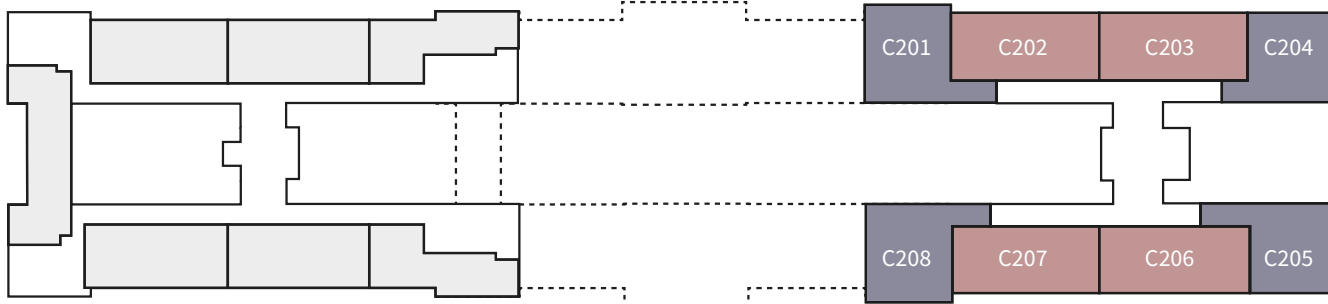
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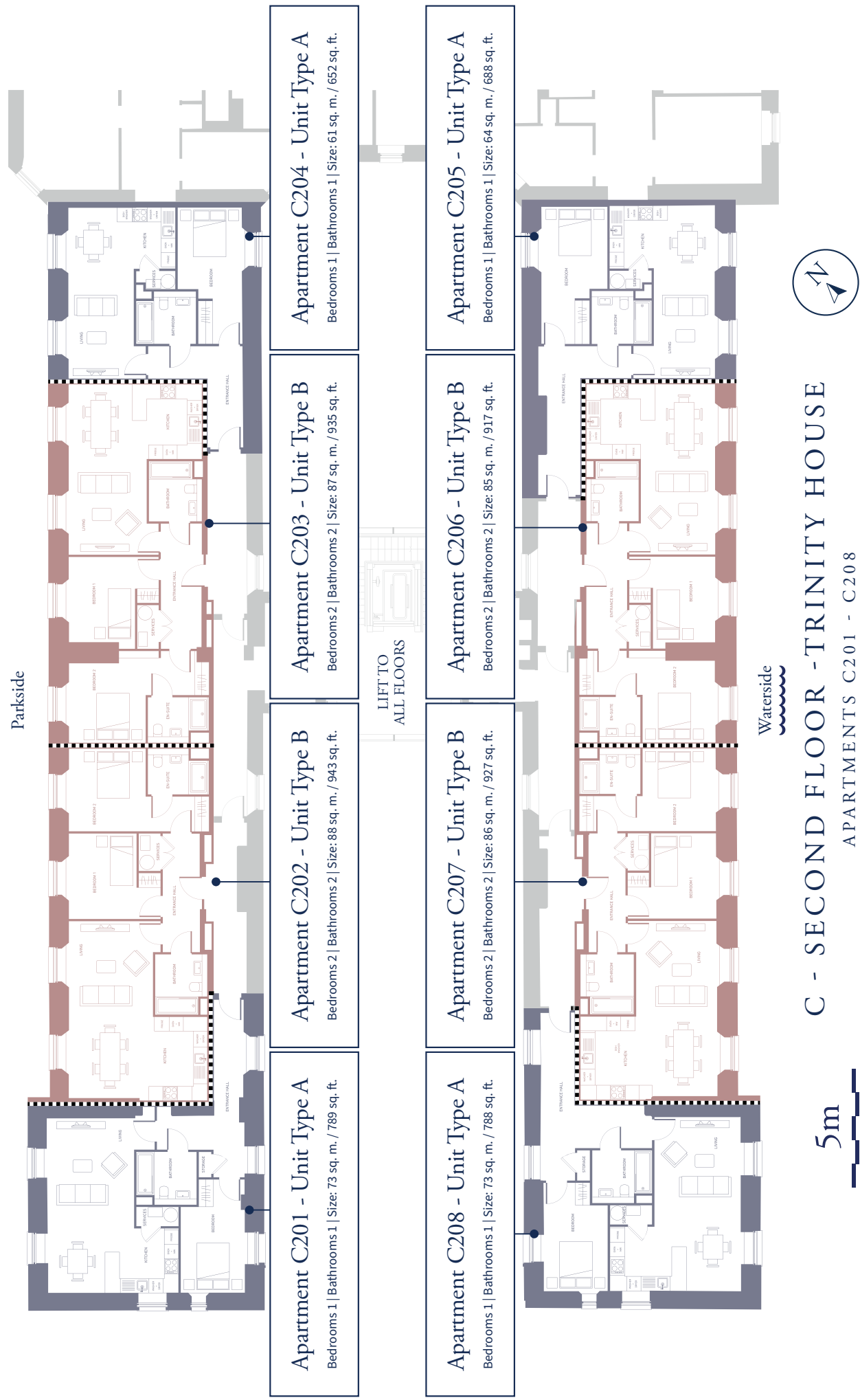


PAVILION - FIRST FLOOR - TRINITY HOUSE

APARTMENTS B001 & B004

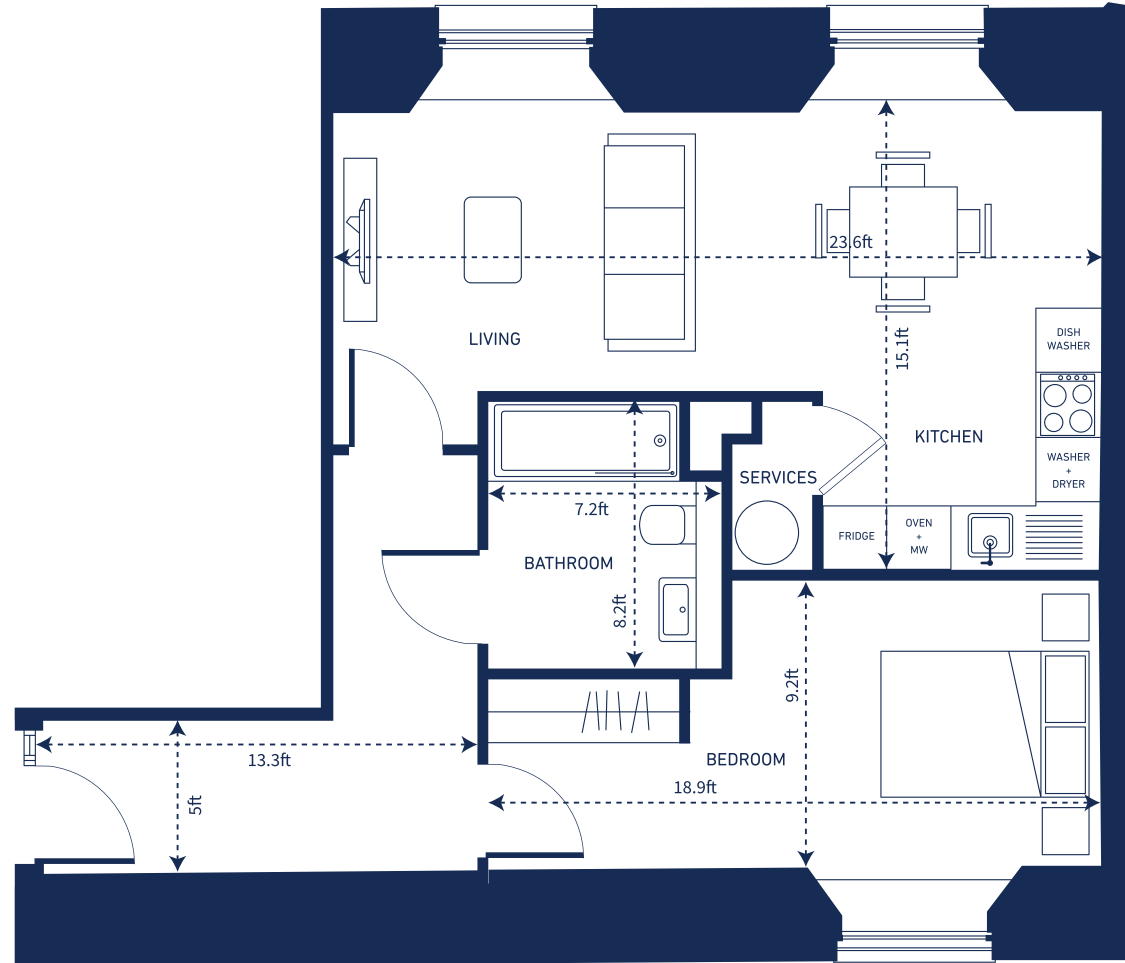
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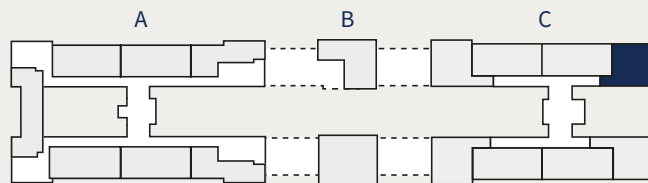
Unit Type
Guideline Floor Plans





5m

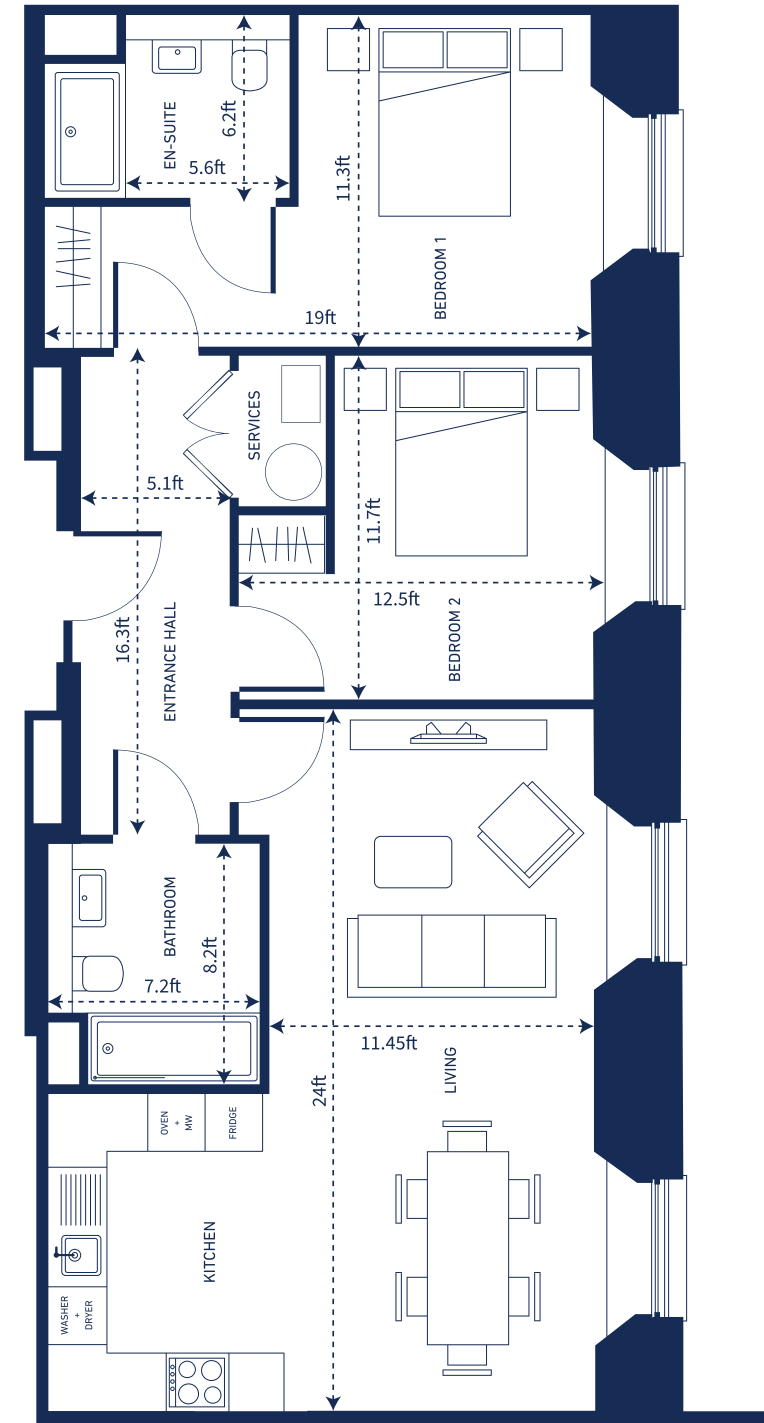
Trinity House Unit Type A



Bedrooms	1	Independent Living Apartments
Bathrooms	1	Fox & Sons
Size	59.7 - 73.3 sq. m. / 643 - 789 sq. ft.	02392 002087
Level	First & Second Floors	
Location	Entrance C	

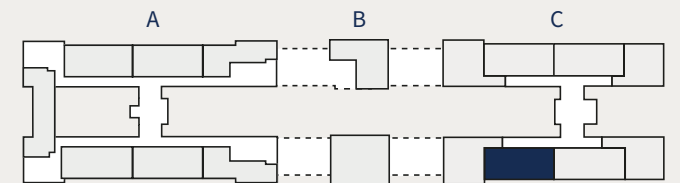


Unit type plans are indicative and there are some variance within unit types. Refer to floor plates above for more detailed unit specific information



5m

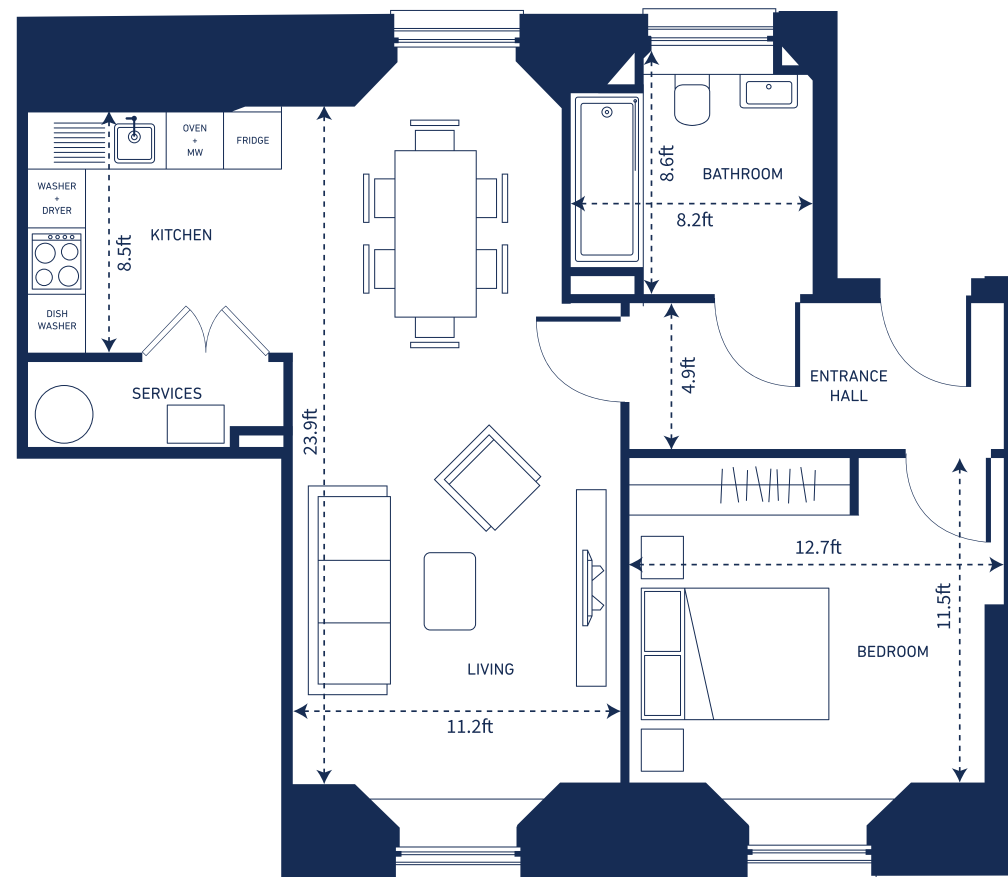
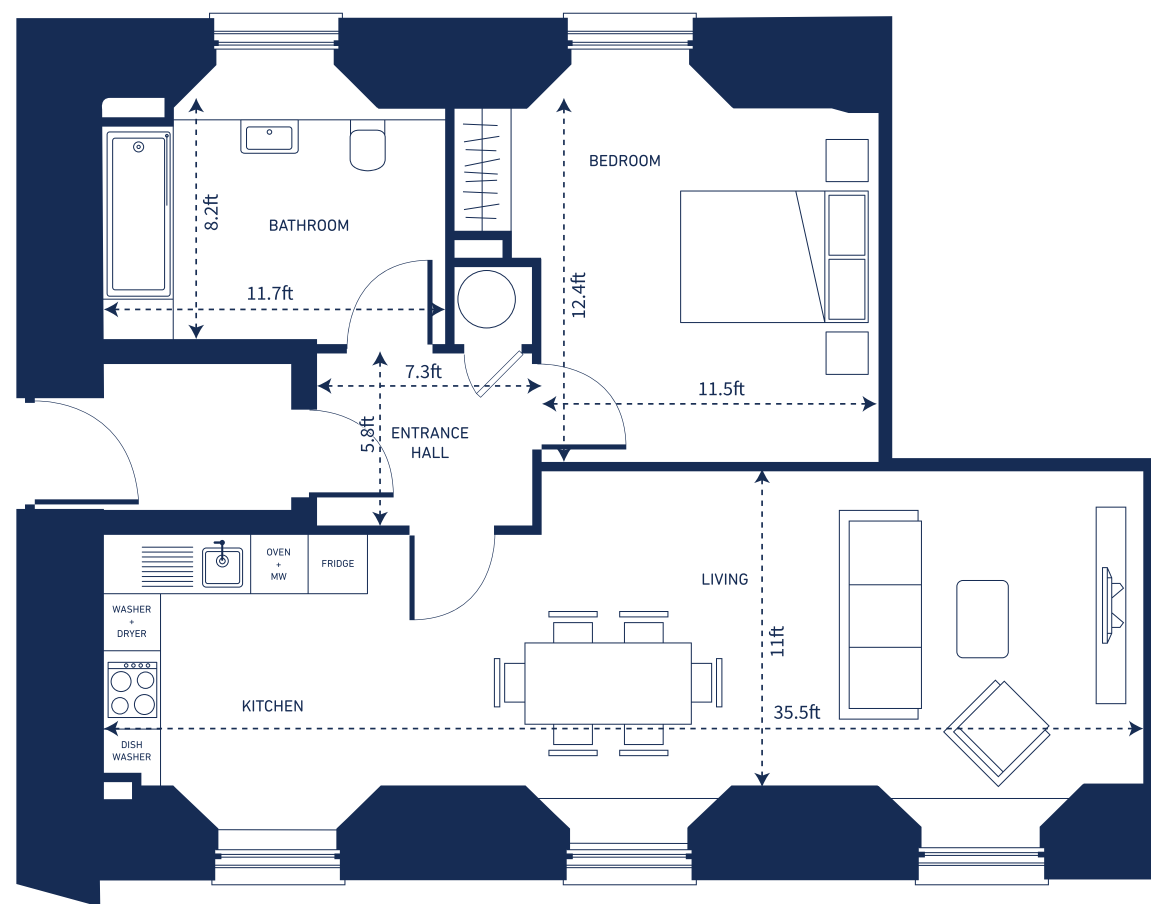
Trinity House Unit Type B



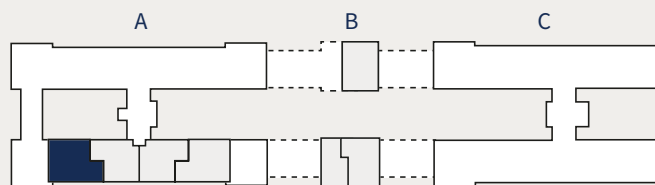
Bedrooms	2	Independent Living Apartments
Bathrooms	2	Fox & Sons
Size	84.3 - 87.7 sq. m. / 907 - 944 sq. ft.	02392 002087
Level	First & Second Floors	
Location	Entrances A & C	




Unit type plans are indicative and there are some variance within unit types. Refer to floor plates above for more detailed unit specific information

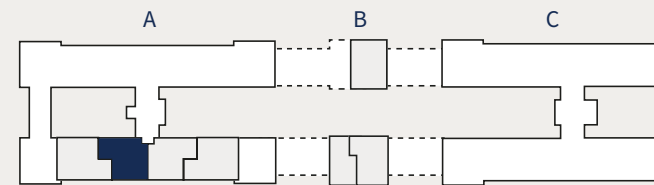


Trinity House Unit Type C



Bedrooms	1	Independent Living Apartments Fox & Sons 02392 002087  fox & sons
Bathrooms	1	
Size	67.8 sq. m. / 730 sq. ft.	
Level	Ground Floor	
Location	Entrance A	

Trinity House Unit Type D



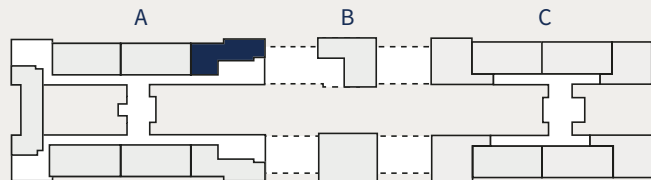
Bedrooms	1	Independent Living Apartments Fox & Sons 02392 002087  fox & sons
Bathrooms	1	
Size	63 sq. m. / 678 sq. ft.	
Level	Ground Floor	
Location	Entrance A	

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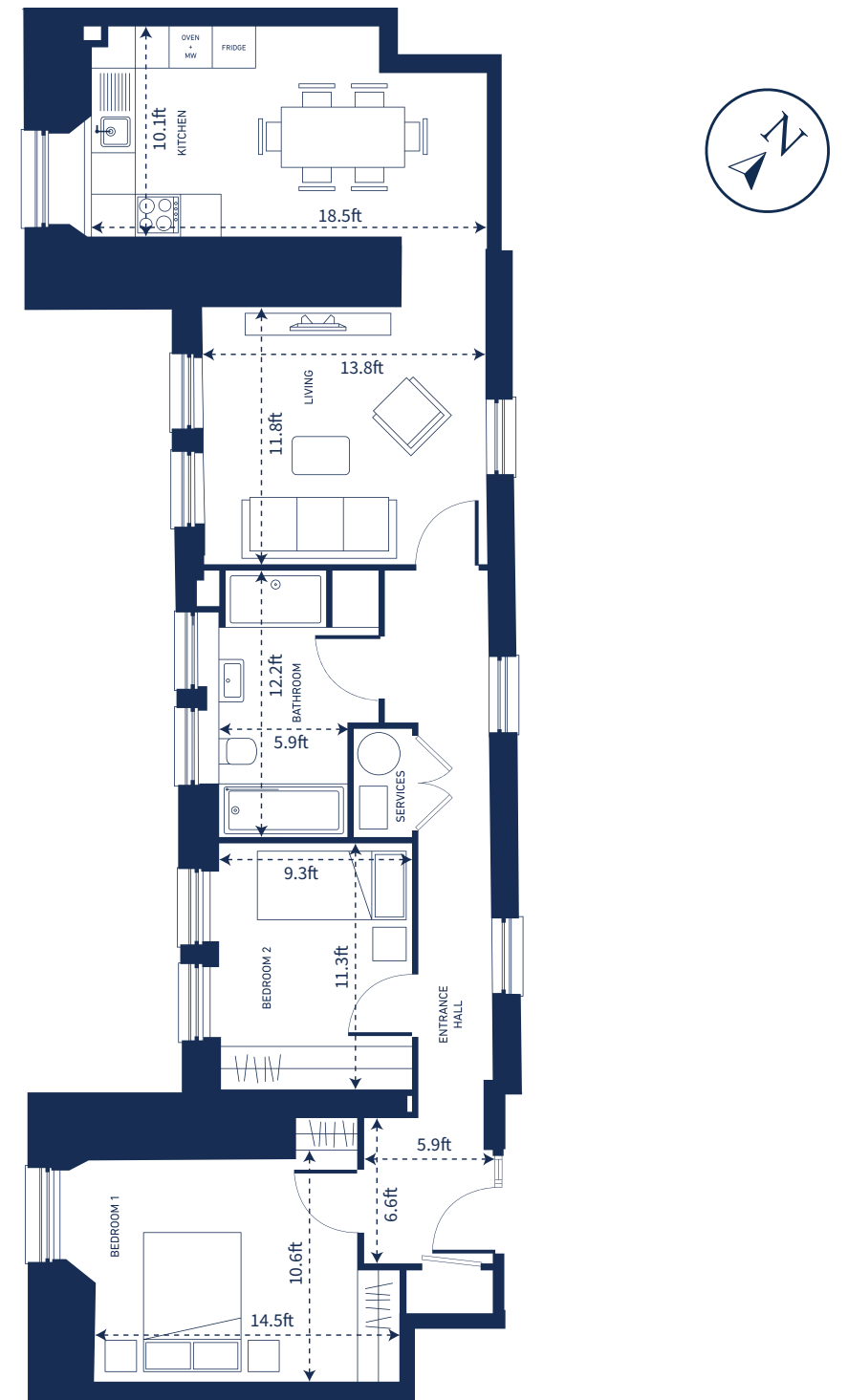


Trinity House Unit Type E

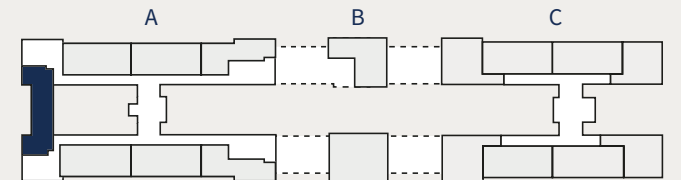


Bedrooms	1	Independent Living Apartments
Bathrooms	1	
Size	64.4 sq. m. / 693 sq. ft.	
Level	First Floor	
Location	Entrance A	
		Fox & Sons 02392 002087

5m



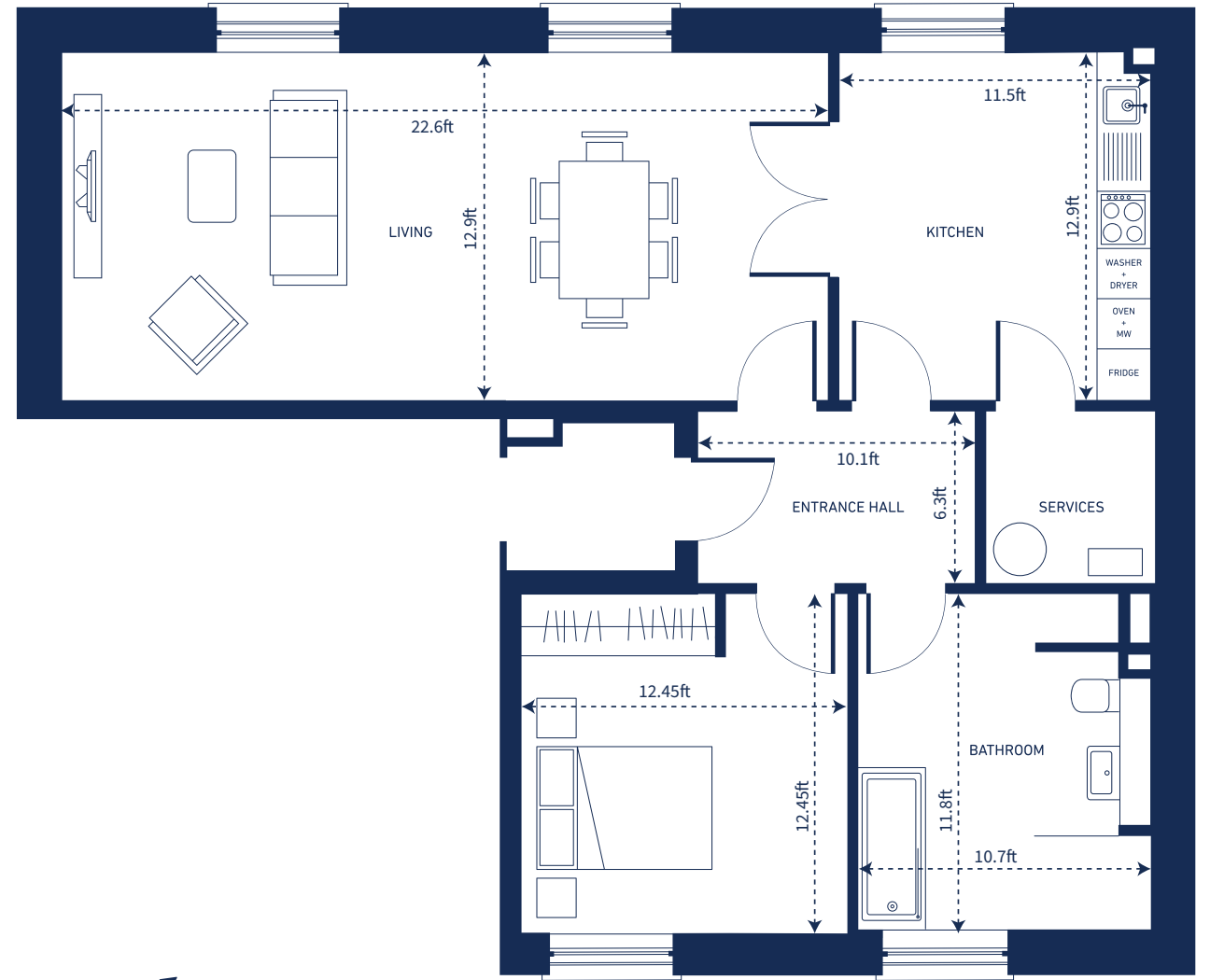
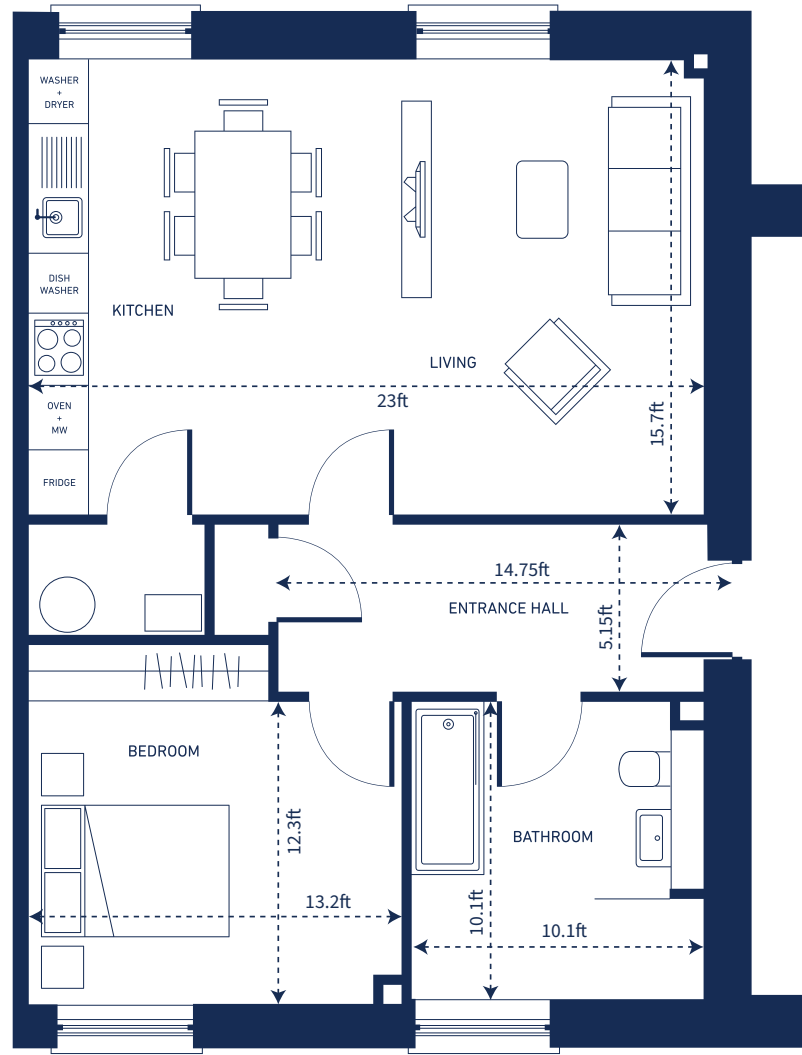
Trinity House Unit Type F



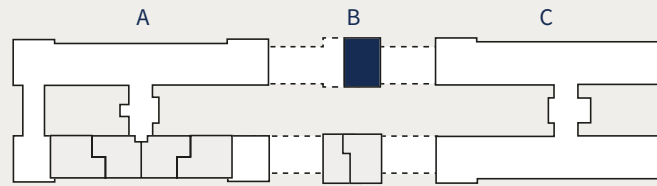
Bedrooms	2	Independent Living Apartments
Bathrooms	2	
Size	83.2 sq. m. / 896 sq. ft.	
Level	First & Second Floors	
Location	Entrance A	
		Fox & Sons 02392 002087

Unit type plans are indicative and there are some variance within unit types. Refer to floor plates above for more detailed unit specific information

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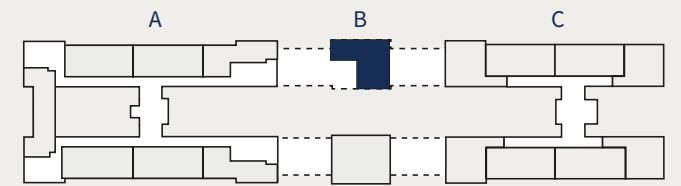
Trinity House Unit Type G



Bedrooms	1	Independent Living Apartments
Bathrooms	1	Fox & Sons
Size	63.2 - 65.7 sq. m. / 681 - 707 sq. ft.	02392 002087
Level	Ground Floor	
Location	Entrance A	



Trinity House Unit Type H

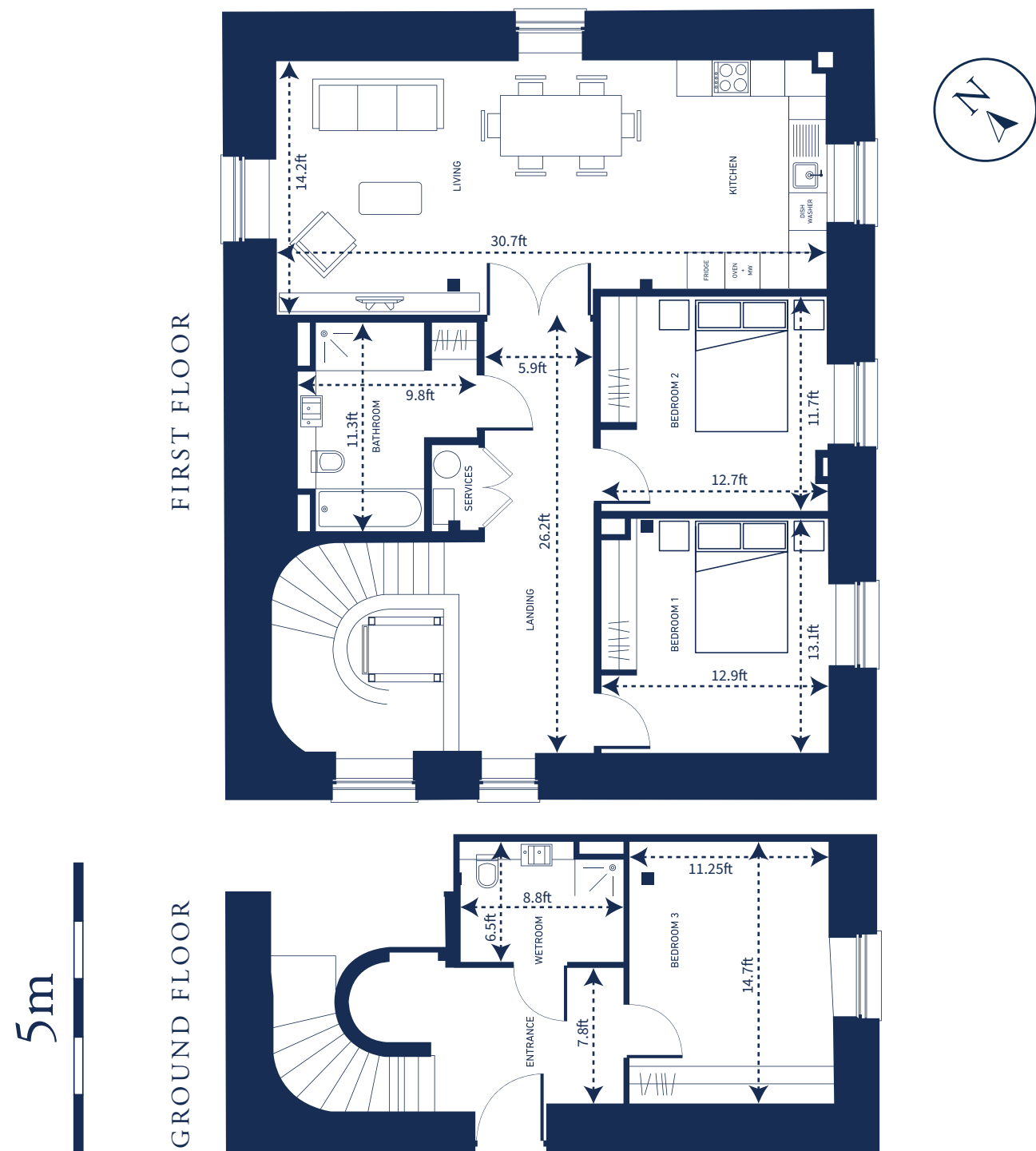


Bedrooms	1	Independent Living Apartments
Bathrooms	1	Fox & Sons
Size	79.3 sq. m. / 854 sq. ft.	02392 002087
Level	First Floor	
Location	Entrance B	



Unit type plans are indicative and there are some variance within unit types. Refer to floor plates above for more detailed unit specific information

Unit type plans are indicative and there are some variance within unit types. Refer to floor plates above for more detailed unit specific information



Trinity House
Unit Type I

ROYAL HASLAR

Bedrooms 3
Bathrooms 2
Size 136.8 sq. m. / 1473 sq. ft.
Level Ground / First Floor
Location Entrance B

Independent Living Apartments
Fox & Sons
02392 002087

fox & sons

Unit type plans are indicative and there are some variance within unit types. Refer to floor plates above for more detailed unit specific information



Service Options

Royal Haslar will offer a wide range of options from General Open Market apartment services, to Independent Living services to Assisted Living services. All parties within our retirement development sign up to a base Independent Living Package. This is for people who require minimal assistance but will at the same time have access to various communal facilities, social events and activities, in addition to emergency support should the unexpected occur.

As your needs and/or desires change over time, services at Royal Haslar can be increased or decreased to suit individual requirements.

With multiple optional extras to choose from, residents can find the service offering to suit their desires and their budget.

• Cleaning • Food Delivery • Care Management Assistance



Independent Living

Our Independent Living residents own their apartments without having to worry about routine property maintenance tasks, such as gardening and window cleaning. Additional support will also be provided by our Development Manager and 24/7 emergency call response system.

Here at Royal Haslar, we also like to encourage residents to interact with each other by taking part in our activities and events.

Our Independent Living residents will benefit from:

- Young and active semi/retirement facilities right on your doorstep
- Thriving communal community environment
- Frequent social events and activities that benefit residents wellbeing and health
- Coffee mornings/residents' discussions
- High-quality restaurant facilities
- Proposed gym, pool & spa (subject to planning)
- Regular communication with your Development Manager
- On-site staff 24 hour a day, 7 days a week
- Telecare emergency system connected to remote monitoring service 24/7
- Elective concierge services such as:
 - Key holding service – lock up and leave maintenance service
 - Small parcel storage
 - Laundry service
 - Booking cars/transport
- High-quality building maintenance for all communal areas and systems
- Well-maintained grounds

**Some services and amenities may be at an additional cost *note facilities & services to be delivered on a phased basis*



Estate Management & Services

Privately-managed estates are run by a Managing Agent. This means that all property owners (houses, apartments and commercial) on the estate share the costs for maintaining the common areas. For example, landscaped areas, maintenance and the upkeep of the roads, or the common parts of the building, if you're living in a block of apartments.

The Managing Agents role is to make sure your building's safe, well maintained and serviced. However, the property managers at Royal Haslar do so much more; whether it's the upkeep of the communal areas or staying on top of the running repairs, they are here to manage them for you.

The property managers work every day to provide excellent levels of management and customer service for the retirement owner.

Their experienced personnel use robust systems to keep your property secure and in the best condition. While their skilled Development Managers are on site and at hand for our retirement customers, they are supported by a dedicated Property Manager who will regularly visit and inspect the communal areas and our dedicated Customer Services team is on hand to answer any accounts queries or general issues you may have about your development.

They have the breadth and depth of knowledge and commitment to keep improving the service offering and to exceed what's expected, rather than simply follow a standard. If you've decided Royal Haslar is for you, our Development Manager will organise a tour of the development and introduce you to Royal Haslar's vibrant community, extensive facilities and amenities and wide range of activities where retirement living has been re-imagined.

Royal Haslar Assured Part Exchange

Our service makes moving to your new home at Royal Haslar easy.



Sell Quickly and Securely

If you've found your perfect home at Royal Haslar you won't want to lose it while you wait to sell your existing property. Royal Haslar Assured can help you sell quickly and securely to a guaranteed buyer.

Save on Fees

Selling your property this way means you won't have estate agent's fees to pay**. If you use one of our specialist RH Assured Solicitors you'll also save on legal costs too because Conveyancing fees are already included. ***

Get a Guaranteed Offer

Avoid the hassle and worry that is so often associated with moving home. With a guaranteed offer* you'll avoid the potential delays and disappointment of collapsed chains – all completely free and with no obligation, giving you total peace of mind.

Peace of Mind

All the guaranteed buyers we work with have been specially selected through years of experience. They are all members of The Property Ombudsman scheme and signed up to its Code of Practice, meaning you can relax knowing you will receive a totally fair and transparent service. And of course, every offer is completely free and without obligation.

Flexible Moving Dates

We understand how busy and time-consuming it is whenever you move, so you can stay in your property for 2 weeks or even longer, after it's been sold. Your existing property won't need to be marketed until after you have moved into your new home, meaning you can avoid the disruption of property viewings entirely.

One Point of Contact

We know moving can be a daunting process so, to keep things simple, you will have a dedicated Part Exchange Co-ordinator to guide you through process; from an informal chat about possible figures, to obtaining an offer, to where to leave your keys on moving day, they'll be with you every step of the way.

Contact Royal Haslar today

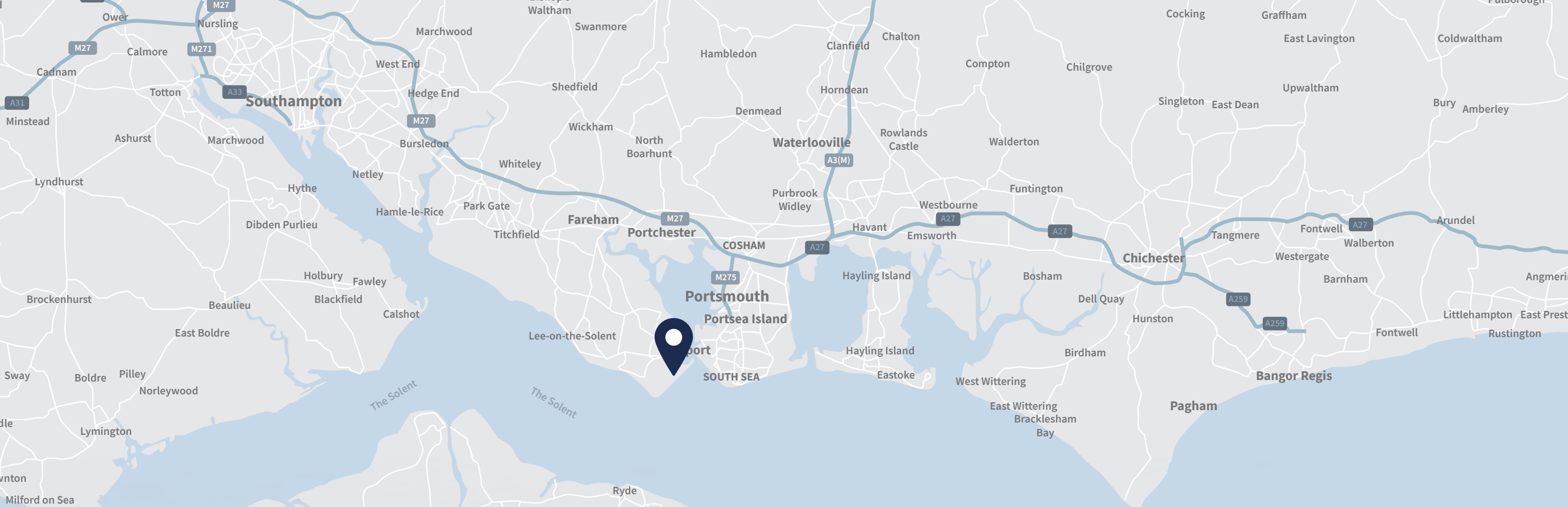
T +44 1329 288425 **E** Gosport@fox-and-sons.co.uk

* Subject to survey

** You are advised to check the terms and conditions of any existing agency agreement.

*** Subject to terms and conditions.





A Perfect Location

Royal Haslar's location provides a quiet sanctuary within easy reach of Portsmouth's vibrant city, with easy access to the beautiful South Coast and beyond.

From world-class visitor attractions, magnificent theatres, live music venues, museums and galleries, to unique shopping destinations, great places to eat, and miles of beautiful waterfront, Hampshire offers something for everyone. Further afield, Portsmouth International Port offers more ferry routes than any other UK ferry port, with Brittany Ferries and Condor Ferries serving popular destinations in France, Spain and the Channel Islands.

Enjoy the convenience of taking your own car on your next holiday with sailings to the Isle of Wight, Jersey, Guernsey, Caen, Cherbourg, Le Havre, St Malo, Bilbao and Santander.

RoyalHaslar.com



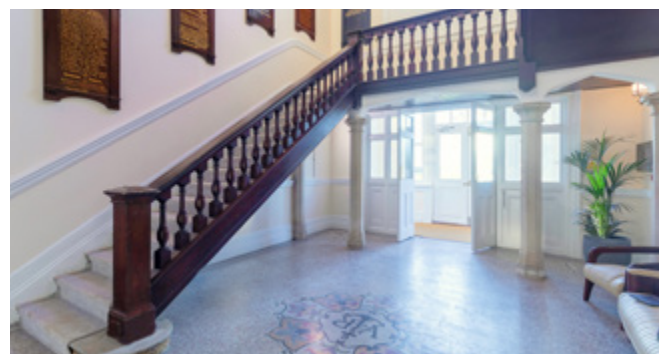
The Benefits of Waterfront Living

Join a vibrant community in a beautifully landscaped development with planned on-site leisure, retail and healthcare facilities

Landscaped Gardens

Space to relax & unwind

Royal Haslar is set in 62 acres of Grade-II listed mature parkland and elegant, landscaped gardens overlooking the Solent. A waterfront walkway runs along the southern side of the park.



Cafes & Restaurants

Savour the moment

From morning coffee & croissants to lazy lunches and dinner with friends, Royal Haslar café & tea room should suit every taste and occasion.



Shops

All you need, on your doorstep

Royal Haslar is envisaged to be home to convenience stores for your everyday needs, as well as local businesses.



Medical Centre & Care Home

Priceless peace of mind

The planned on site Care Home will provide comfort that if extra care is needed, you will not need to leave your community to find it.



Haslar Marina

Close to the Solent and open waters

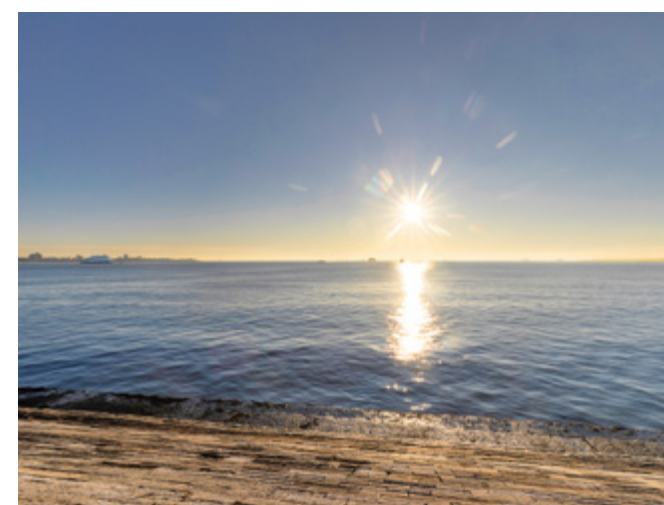
Haslar Marina provides easy access to the Solent and beyond with further sailing clubs at Stokes Bay. The nearby village of Alverstoke provides local amenities, whilst the 5 minute ferry from Gosport takes you directly to Portsmouth and Southsea railway station with links to London Waterloo in approximately 1 hour 30 mins.



Stokes Bay Golf Club

A links course with outstanding views

Adjoining Royal Haslar with panoramic sea views, Stokes Bay Golf Club is one of the finest courses in the South of England. The friendly club welcomes green-fee and applications for full-time membership.



Stokes Bay beach

A hidden gem

Stokes Bay is just 5 minutes from Haslar and provides activities for all the family; from walking trails to Lee-on-Solent, Gilkicker Fort, playing fields, sailing clubs, an ice cream parlour and Pebbles Restaurant all with excellent views of the busy strait and Isle of Wight.



A Perfect Location

In the heart of the South Coast

Royal Haslar's location provides a quiet sanctuary within easy reach of Portsmouth's vibrant city, with easy access to the beautiful south coast and beyond. Portsmouth is just 30 minutes away by road and Gunwharf Quay shopping & leisure district is only 5 minutes by ferry.

► Browse Available Properties at RoyalHaslar.com



Grand in conception, magnificent in design

Royal Haslar's prestigious and splendidly preserved historic Georgian buildings have stood the test of time. Designed by Theodore Jacobsen, architect of Dublin's Trinity College, they are a monument to classical design and traditional workmanship. Royal Haslar's restoration offers a unique opportunity to live in modern comfort amongst these elegant buildings, a daily reminder of Britain's distinguished past.

Royal Haslar History

Boasting wonderful views of the Isle of White, Portsmouth and The Solent, Royal Haslar's serene sea-front location is a breath of fresh air with a wonderfully rich history

A Long & Distinguished History

1745

After submissions to King George II, led by the Earl of Sandwich and the Admiralty, planning for the hospital commenced in 1745. Haslar was to be one of three proposed hospitals to provide care for sailors of the Fleet. The building of the hospital took 16 years and was completed in 1762.



James Lind

1758 - 1783

Many famous men and women have served at Haslar, among them James Lind, the 'father of nautical medicine' who discovered a cure for scurvy. Lind continued his studies whilst Senior Physician at Haslar, for in his time ships routinely landed with many of their crew suffering from scurvy. In 1797 the First Lord of the Admiralty visited Haslar and asked to see a case of scurvy, but not one could be found.

► For more information visit:
RoyalHaslar.com

A Masterpiece of Classical Design

1753

Haslar was designed by Theodore Jacobsen, FRS, in the manner of the Foundling Hospital (London). Building was under the direction of James Horne, a surveyor, and John Turner, a Master Carpenter from Portsmouth Dockyard. Although no record of a formal opening of the Royal Hospital Haslar can be traced, it is believed to have opened on the 12th October 1753.





Serving Haslar’s Spiritual Needs

1762

St Luke’s church was built facing the quadrangle, completed in 1762. It served staff, their families and patients. It remains open for service on the fourth Sunday of every month at 11am.



Never Was So Much Owed By So Many To So Few

The 20th century

During the many wars of the twentieth century and especially the First and Second World Wars, Haslar was a busy hospital. During and after D-Day, both Allied and enemy Troops were treated at Haslar in great numbers, and Royal Navy surgeons were joined by US Army surgeons in treating the wounded.

Times Change

The 21st century

When Haslar entered its fourth century it opened a new chapter in its history, joining in partnership with Portsmouth Hospitals National Health Service Trust in 2001. Blending the best of Medicine in the NHS with the best of Military Medicine at the same time, it was sophisticated hospital with advanced medical technology, housed in a prestigious and splendidly-preserved historic Georgian building.

Times quickly change: on the 31st March 2007 the Royal Hospital Haslar ceased to be a Ministry of Defence-managed hospital, and 254 years of continuous military medical care came to a close.



Custodians of Haslar’s History

Haslar Heritage Group

With thanks to Haslar Heritage Group for all of the information in this section, researched and compiled by Eric Birbeck. For more information on the history of Royal Haslar, please visit the Heritage Group’s website www.haslarheritagegroup.co.uk

Haslar Heritage Group are to be granted the use of the Old Medical Supplies Agency building, which is to eventually become a Heritage Visitor’s centre.





Please note all specifications, floor plans, finishes and imagery have been obtained from sources believed reliable but may be subject to errors, omissions or variation without notice. This information is not verified for authenticity or accuracy and is not guaranteed. Interested parties are advised to carry out an independent survey of any property prior to purchase. It should be noted that the services and amenities envisaged and detailed above are intended to be introduced on a phased basis as the overall retirement development at Royal Haslar progresses.

These amenities and services may be subject to change without notice. The envisaged site development plans herein may also be subject to change.


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