

CHAUCER
COURT

SOUTHLANDS ROAD, BROMLEY



Computer generated imagery is indicative only.

THE VISION

WELCOME TO CHAUCER COURT

A FANTASTIC OPPORTUNITY TO ACQUIRE NEW,
LUXURY APARTMENTS IN THE POPULAR
AREA OF SOUTH BROMLEY.

Chaucer Court is a collection of studio, one and two bedroom apartments in a quiet residential area, just 11 miles from central London. Every effort has been made to ensure the finish of this development is impeccable and that you feel at home the minute you are handed the keys. Chaucer Court's high quality, top of the range appliances and secure car parking make certain that these homes will be much sought after.

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DISCOVER BROMLEY LIFE

CHAUCER COURT IS LOCATED WITHIN WALKING
DISTANCE OF BROMLEY'S MAIN HIGH STREET
WITH ITS BUZZING ATMOSPHERE.

Chaucer Court offers luxury living with the convenience of having local amenities on its doorstep, along with newly established restaurants dotted throughout the town, local bars, pubs and leisure facilities.

Bromley lies within the Kent Downs, making it the only London borough to include an Area of Outstanding Natural Beauty. The historical heart of Bromley is situated around Market Square, High Street, North and East Street – where the majority of the town's 300 shops and restaurants can be found, including INTU shopping centre with its major retailers. Independent cafe's and boutiques are also beginning to find space amongst the usual high street chains.

CHAUCER
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BROMLEY SOUTH

24

MINS

32

MINS

34

MINS

41

MINS

LONDON VICTORIA

BLACKFRIARS

CITY THAMESLINK

ST PANCRAS INTERNATIONAL

BICKLEY

23

MINS

33

MINS

38

MINS

46

MINS

BRIXTON RAIL STATION

LONDON VICTORIA

CITY THAMESLINK

ST PANCRAS INTERNATIONAL

BROMLEY NORTH

23

MINS

34

MINS

36

MINS

40

MINS

LONDON BRIDGE (via Grove Park)

BAKER STREET (via London Bridge)

CHARING CROSS (via Grove Park)

CANNON STREET (via Grove Park)

CONNECTIONS TO THE CITY

BROMLEY'S TOWN CENTRE IS A KEY HOT SPOT FOR MANY LONDON COMMUTERS – THE APPEAL TO LIVE WITHIN A VIBRANT TOWN, WITH FANTASTIC TRANSPORT LINKS INTO CENTRAL LONDON, HAS PROVEN POPULAR.

Chaucer Court is less than a mile from Bromley South railway station, with easy access into London's mainline stations such as London Victoria and London Bridge.

There are also ample bus services in the area. Alternatively the A21 provides access to the M25 (within approximately half an hour) and to the Kent countryside, the South Coast and both Gatwick and Heathrow airports.

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STUNNING INTERIORS



KITCHEN

- Luna white high gloss sleek handleless, soft close fitted units with under-cabinet lighting
- Eden white Quartz stone effect worktop with 100mm upstand
- Integrated extractor hood
- Whirlpool fully integrated full height 50/50 fridge freezer, to select apartments
- A built-in under counter fridge with ice box*
- Whirlpool appliances including; dishwasher, single oven and ceramic hob** with touch controls, timer and heat indicators
- Stainless steel under mount sink with mixer tap
- Small utility cupboard with a plumbed in Indesit washer/dryer

FLOORING

- Living room and kitchen fitted with Olsen midnight silver laminate flooring
- Luxury carpet fitted to bedrooms throughout (not applicable to studio)

BATHROOM

- Tissino bath with wall mounted bath fillers, fixed shower head and glass shower screen
- Half tiled porcelain floor and wall tiles, including tiled skirting
- Tissino wall hung square basin with under basin cabinet
- Mono basin mixer tap
- Large mirror recessed into the wall
- Heated towel rail
- Thermostatic shower mixer in chrome
- Tissino wall mounted WC with chrome push plate flush
- Ceiling mounted centrifugal extract fan, complete with run on timer control

EN-SUITE SHOWER ROOM

(To select apartments)

- Deep basin vanity unit with drawer below
- Shower with sliding screen
- Half tiled, including tiled skirting

* Apartments 9, 10, 11, 14, 15, 16, 17, 19 only.

** No splashback behind the hob. Quartz stone effect worktop with 100mm upstand behind hob.



GENERAL

- Ceilings painted matt white and walls cream - Cameo silk
- Skirtings and architraves finished in oil based eggshell white
- Thermostatic electric radiators
- Telephone outlets to living room
- Pre-wired for broadband and Sky connectivity
- Therma Unicyl cylinder hot water tank
- Premdor internal doors with satin nickel/ chrome plated finish
- Mains fire alarm to emergency systems with optical smoke and sounder bases
- Mains smoke and heat detector interlinked with battery back up, independent of other apartments
- Brushed chrome switches, sockets and handles
- High efficient smart double glazed window systems
- High performance external wall thermal installation

EXTERNAL

- The right to park one car per apartment
- Cycle storage
- Secure keypad entry to communal area
- Secure bin storage
- Audio entry phone system
- External lighting above each main entrance door

COMMUNAL AREAS

- Lighting to staircase 28W drum fitted light shade
- Carpet
- Corridors finished in slate grey paintwork and cream - Cameo silk walls
- Emergency lighting to be LED bulkheads recessed into ceiling

WARRANTY

- 10 year CRL Warranty

THE SITE PLAN



SOUTHLANDS ROAD

ANDREW JAMES
— INTERIORS —



QUINATA PROPERTY GROUP HAVE TEAMED UP
WITH ANDREW JAMES DESIGN INTERIORS TO CREATE
TAILORED FURNITURE PACKAGES FOR INVESTORS
AND HOMEOWNERS ALIKE.

With a wide range of quality packages available for both hire and purchase,
Andrew James Design Interiors can also assist with refreshing your new home
with replenishment packages.

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that you are provided with beautiful furniture for practical living.

Andrew James Design Interiors work closely with you to help achieve maximum rental
value for your property, with a comprehensive inventory and an impeccable service.

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LOWER FLOOR

- ONE BEDROOM APARTMENT
- TWO BEDROOM APARTMENT



APARTMENT 1

Living/Kitchen	5.10m x 3.60m	16'9" x 11'10"
Bedroom	4.00m x 2.60m	13'1" x 8'6"

APARTMENT 2

Living/Kitchen	5.40m x 3.40m	17'9" x 11'2"
Bedroom	3.90m x 2.80m	12'10" x 9'2"

APARTMENT 3

Living/Kitchen	5.40m x 3.50m	17'9" x 11'6"
Bedroom	2.80m x 2.70m	9'2" x 8'10"

APARTMENT 4

Living/Kitchen	5.30m x 3.30m	17'5" x 10'10"
Bedroom One	3.80m x 3.60m	12'6" x 11'10"
Bedroom Two	3.50m x 3.20m	11'6" x 10'6"

APARTMENT 5

Living/Kitchen	4.00m x 4.00m	13'1" x 13'1"
Bedroom	3.50m x 2.70m	11'6" x 8'10"

APARTMENT 6

Living/Kitchen	5.40m x 4.10m	17'9" x 13'5"
Bedroom	4.00m x 3.50m	13'1" x 11'6"

APARTMENT 7

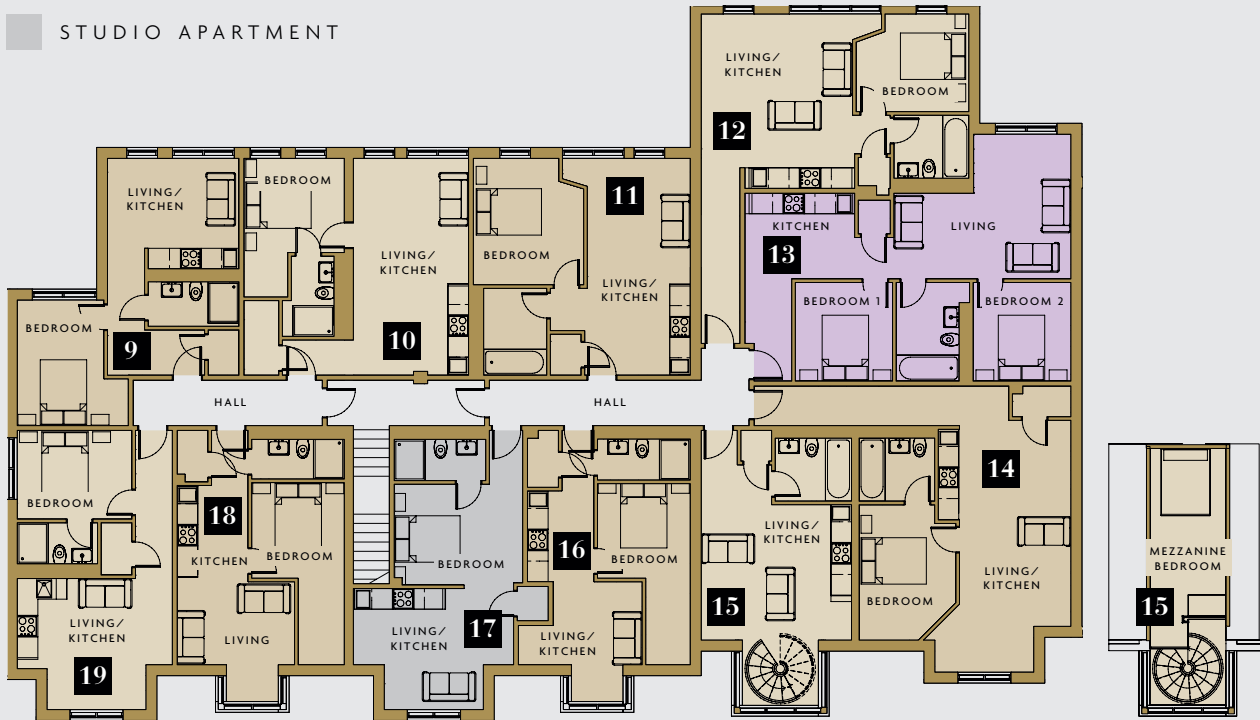
Living/Kitchen	6.10m x 3.40m	20'0" x 11'2"
Bedroom	3.50m x 3.10m	11'6" x 10'2"

APARTMENT 8

Living/Kitchen	6.30m x 3.50m	20'8" x 11'6"
Bedroom	3.80m x 2.60m	12'6" x 8'6"

UPPER FLOOR

- ONE BEDROOM APARTMENT
- TWO BEDROOM APARTMENT
- STUDIO APARTMENT



APARTMENT 9

Living/Kitchen	3.80m x 3.20m	12'6" x 10'6"
Bedroom	3.80m x 3.20m	12'6" x 10'6"

APARTMENT 10

Living/Kitchen	6.30m x 3.40m	20'8" x 11'2"
Bedroom	4.10m x 2.90m	13'5" x 9'6"

APARTMENT 11

Living/Kitchen	6.20m x 2.80m	20'4" x 9'2"
Bedroom	3.70m x 3.20m	12'2" x 10'6"

APARTMENT 12

Living/Kitchen	5.00m x 4.40m	16'5" x 14'5"
Bedroom	3.20m x 2.80m	10'6" x 9'2"

APARTMENT 13

Living/Kitchen	9.40m x 4.10m	30'10" x 13'5"
Bedroom One	2.90m x 2.80m	9'6" x 9'2"
Bedroom Two	2.90m x 2.80m	9'6" x 9'2"

APARTMENT 14

Living/Kitchen	6.40m x 3.60m	21'0" x 11'10"
Bedroom	3.90m x 2.90m	12'10" x 9'6"

APARTMENT 15

Living/Kitchen	4.30m x 3.90m	14'1" x 12'10"
Bedroom	6.00m x 2.20m	19'8" x 7'3"

APARTMENT 16

Living/Kitchen	5.20m x 3.60m	17'1" x 11'10"
Bedroom	5.30m x 2.60m	17'5" x 8'6"

APARTMENT 17

Living/Kitchen	4.60m x 3.50m	15'1" x 11'6"
Bedroom	3.00m x 2.50m	9'10" x 8'2"

APARTMENT 18

Living/Kitchen	5.10m x 3.60m	16'9" x 11'10"
Bedroom	5.20m x 2.60m	17'1" x 8'6"

APARTMENT 19

Living/Kitchen	4.50m x 4.00m	14'9" x 13'1"
Bedroom	3.30m x 2.60m	10'10" x 8'6"



QUINATA PROPERTY GROUP HAS GROWN FROM STRENGTH TO STRENGTH ACQUIRING AND DEVELOPING OVER 1,500 APARTMENTS INTO A VAST PORTFOLIO ACROSS THE UK, WITH HUNDREDS MORE CURRENTLY UNDER CONSTRUCTION.

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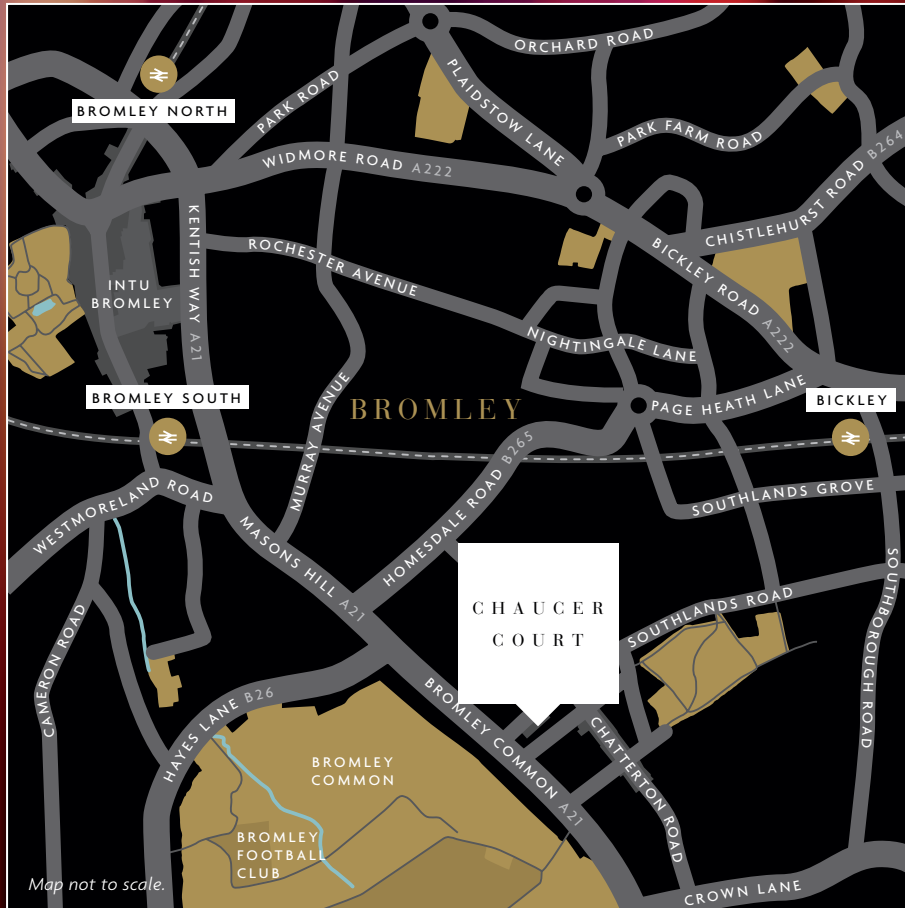
CHAUGER
COURT



From left to right: St Albans, Brentwood, Farnborough.

CURRENT QUINATA DEVELOPMENTS





CHAUCER COURT

SOUTHLANDS ROAD, BROMLEY BR2 9QP

FOR SALES ENQUIRIES

[Alan de Maid](#)

020 8466 5868

19 EAST STREET, BROMLEY, KENT BR1 1QE

WWW.ALANDEMAID.CO.UK

A DEVELOPMENT BY

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