



(FERNLEAF BROCHURE – ABBOTSWOOD, BEACONSFIELD)

(Front cover)

ABBOTSWOOD

**A SELECTION OF LUXURY APARTMENTS
IN BEACONSFIELD, BUCKINGHAMSHIRE**

(First spread)

ABBOTSWOOD IN BEACONSFIELD

Modern living in a typically English setting

Imagine being part of a rather imposing development where classic architectural features go hand-in-hand with a modern semi-rural environment.

In essence, that's what Abbotswood represents – well-appointed three-bedroom luxury apartments on the first floor of an all-new development close to the heart of Beaconsfield.

Nestling comfortably in the impressive Chiltern Hills – an area of outstanding natural beauty – Beaconsfield is a picturesque market town surrounded by green belt and woodland.

You'll be pleasantly surprised by the range of amenities, by how easy it is to reach London – and escape once more to something altogether different.

Beaconsfield is a desirable place to live and work, and one of England's most affluent towns. In so many ways, Abbotswood reflects the mood of the town – traditional values wrapped in a vibrant modern package, understated excellence that is unmistakably English in character.

**ABBOTSWOOD APARTMENTS,
GREGORIES ROAD, BEACONSFIELD**

**Three-bedroom luxury apartments
with every modern amenity**

With its prestigious location and impressive presence, Abbotswood is a fitting addition to this upmarket area.

The development comprises seven spacious apartments in an imposing two-storey building with attractive architectural detail in a fully-landscaped setting. Three first-floor luxury apartments are currently available, each with three bedrooms, *ensuites* and fully-fitted dressing rooms.

An impressive helical staircase is a stunning feature in the main entrance hall. This is complemented by an eight-passenger lift. All three apartments have well-proportioned rooms with high ceilings – and each has its own balcony.

Confirming the high status of these luxury apartments are the high specification fixtures and fittings in both the kitchen and bathroom areas. Security and fire alarms are fitted as standard, with secure basement car parking provided for two cars.

BEACONSFIELD, BUCKINGHAMSHIRE

A prosperous area – with amenities to match!

Enviably situated in the beautiful Chiltern Hills – yet less than 30 miles from central London – the market town of Beaconsfield is a great place to live and work.

It's one of the most prosperous places in the country – with amenities to match.

- When it comes to shopping, there's a wide choice of specialist local shops as well as big-name supermarkets such as Sainsbury's, Waitrose and Marks & Spencer. There's also a bustling market held every Tuesday.
- You'll find a wide selection of pubs, bars and restaurants in both the New Town and the Old Town. These range from national chain 'names' to smaller ethnic restaurants, country pubs and traditional inns.
- Beaconsfield Golf Club is an established private members club. There are also dozens of golf clubs within a 20-mile radius of the town.
- When it comes to education, there are excellent primary and prep schools in the area. Buckinghamshire uses the 11-plus system for secondary school selection. There are excellent private and state schools catering for a wide range of pupils in this age range.

SUPERB TRANSPORT LINKS

Road and rail links play a big part in the town's success

A major attraction of Beaconsfield – for commuting, doing business or pleasure and leisure – is its superb road and rail links...

Motorway links include the nearby M40 which takes you to London, Oxford and Birmingham. The M25 and M4 motorways are also easily accessible. Local roads include the A355 which connects with Amersham and Slough.

Beaconsfield's train station is within easy walking distance of Abbotswood. London Marylebone is a 35-minute journey whilst Birmingham is easily accessible. Beaconsfield is also a popular 'Park & Ride' station with commuters.

Heathrow and Luton airports are less than an hour away by car, with Gatwick taking around one-and-a-half hours. The ports of Dover, Portsmouth and Southampton can be reached within two hours by road or rail.

(Back cover)

ABOUT FERN LEAF DEVELOPMENTS...

Fern Leaf Developments is part of the Farmglade Group, a major commercial and residential property group based in South Buckinghamshire.

With a wealth of experience in high-end residential design and development, the Fern Leaf Team are driven by a passion for design and attention to detail.

(Abbotswood/Ledborough Lane) is the latest scheme in a growing number of high quality developments completed at prestigious sites across the south of England.

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