
The Cornelia Apartments

Discovering North West London

Quality homes. Exemplary facilities.

The Essence of London Living.

Choose the Cornelia Apartments and relish the convenience, enjoyment and welcoming lifestyle that only North West London can offer.

The Apartments are set within Beaufort Park, a thriving new destination with a mix of shops, restaurants and existing residents who have made the area their home.

It is fantastically located. The nearest London Underground station is a short walk away and provides swift and convenient journeys to Central London. As part of the new 24-hr weekend service, it has never been easier to enjoy all the excitement of the capital.

Furthermore, North London's urban hubs, Brent Cross and Hampstead, are easily accessible — Brent Cross shopping centre will soon be one of the capital's best shopping and leisure destinations.





Elegant inside and out

Choose from an exclusive selection of
1, 2 and 3 bedroom homes.

Beaufort Park itself is a beautiful place to be, with a wealth of carefully landscaped open spaces. In fact, everything is in place for you to experience as exciting or relaxing a lifestyle as you wish, at the Cornelia Apartments.

As a resident you will also enjoy access to a number of exclusive facilities, including Beaufort Square and its elegant bandstand — a great place to stroll or socialise. The resident-only gym and pool at The Spa is a welcoming place to either work out or unwind.



Everything close-at-hand



Beaufort Park is a thriving social and professional hub, conveniently providing you with a broad range of facilities.

In the morning you can grab a latte on-the-go at Coffee Affair and for groceries, there is a Tesco Express. There are great dining options during the day or after work, including the welcoming gastro pub The Beaufort and the best dim sum in England* at Jun Ming Xuan.

Explore your creativity on your doorstep at the Vivo Music Centre and brand-new Rouge Dance Studios. Plus, there is the convenience of a Bright Horizons nursery.

The on-site business centre offers desk space, meeting rooms and office facilities — ideal if you work from home or for yourself. These are complemented by function suites to hold professional and community events, adding further personality to the neighbourhood's bustling character.





The cultural and vibrant North West



Beaufort Park gives the perfect balance between village character and city living. Set amongst green landscaped gardens and exemplary facilities with everything you need at your fingertips. Colindale is situated nearby with outstanding underground links taking you into the heart of Central London within minutes and benefits from the new 24-hour weekend service.

The combination of bustling streets and green areas creates a thriving and fashionable place to live for people wanting to make the most of a London lifestyle.

Hampstead and Primrose Hill's leafy streets and quaint pubs provide a village feel, even though the capital's skyline is often in view.

In contrast, Brent Cross shopping centre and its multi-million pound redevelopment is a modern take on the more traditional high streets in Finchley.

Colindale is quickly becoming an exciting destination for foodies blending the best of London's tradition and wider influences. The new Bang Bang Oriental Foodhall located closely to Beaufort Park brings the gastronomic thrills and energy of authentic Asian street food to the capital.

Further south, Regent's Canal, with its colourful narrowboats, is a stunning place to stroll. It also leads into Camden, home to a vibrant market and famous music venues, such as the Roundhouse.



A capital full of life



London is breathtaking in its scale. There is always a new area to discover, fashion to explore or event to experience.

Culture

World-renowned Tate galleries. Theatre at the Old and New Vics. Artists ranging from Coldplay and Adele to unsigned stars of the future. Architecture spanning from historic St. Paul's to the 21st century building The Shard. The capital's vast cultural scene provides for all of its 8.5 million plus residents.

Leisure

Restaurants cater for every taste, from three-Michelin-starred Alain Ducasse at the Dorchester to hip-Indian Dishoom and markets selling trendsetting street food. The shopping is globally renowned too, with Knightsbridge's haute couture, Oxford Circus' high streets, two giant Westfield malls, and Brick Lane and Brixton's edgier stores.

Work

London is a key player on the world business stage. It is home to banks and financial services, and all kinds of media and technology firms. With a breadth and depth of opportunities rarely found elsewhere, it is the perfect place to start a career, gain cutting-edge experience or tackle industries' biggest challenges.



Perpetual connections

Colindale Underground, Beaufort Park's nearest station, is just a short walk away. From there, it is less than half an hour to Central London. With its new 24-hour weekend service, TfL has also made the capital's round-the-clock nightlife more accessible than ever.*



COLINDALE

London Underground

Hendon Central

Brent Cross

Hampstead

Camden Town

Euston

King's Cross St. Pancras

Leicester Square

8 minutes' walk
from Beaufort Park

2 minutes
from Colindale

4 minutes
from Colindale

11 minutes
from Colindale

17 minutes
from Colindale

21 minutes
from Colindale

22 minutes
from Colindale

26 minutes
from Colindale

An inspiring learning environment

There is an exceptional selection of primary, secondary, college and university institutions near to Beaufort Park. Together with the large number of world-class universities in Central London, the Cornelia Apartments can give you the perfect base for an exceptional start in life.

Private schools

The Haberdashers' Aske's Boys' School

Mill Hill School Foundation

Harrow School

Palmers Green High School

Keble Prep

Queenswood

The Latymer School

London universities

CASS Business School, City, University of London

Queen Mary University of London

City, University of London

Royal Free Hospital

Imperial College London

The Royal London Hospital

King's College London

Royal Veterinary College

LSE – The London School of Economics & Political Science

St Bartholomew's Hospital

London School of Science and Technology

UCL – University College London

Middlesex University London

UCLH – University College London Hospital

North Middlesex University Hospital

University of Westminster

University of the Arts London

A world away

A home-from-home for many of Beaufort Park's residents, The Spa is an exclusive health and fitness destination. Its indoor pool is coupled with state-of-the-art exercise facilities.



A calming ambience

The Spa is also a great place to unwind. An indulgent jacuzzi, as well as steam and sauna rooms are complemented by a wide range of skin treatments, beauty therapies and massages.

Whether it's working out in the fully equipped gymnasium or relaxing in the spa, residents really are spoiled for choice.





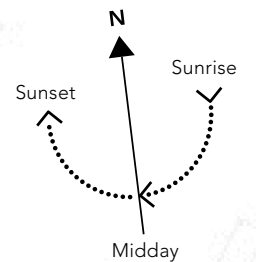
The Site Plan



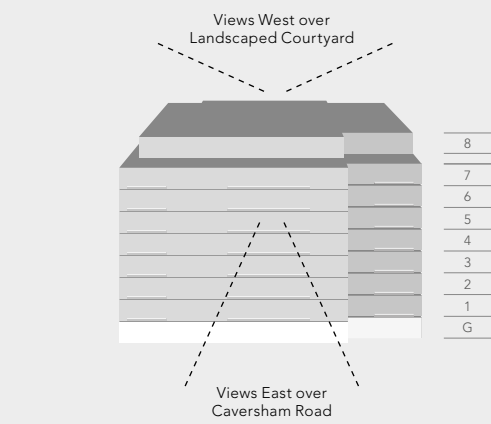
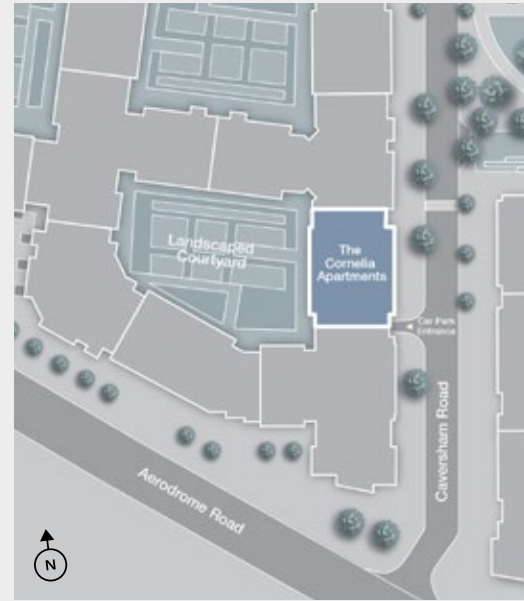
FEATURES

1. Show Apartments & Marketing Suite
2. The Spa
3. Jun Ming Xuan Chinese Restaurant
4. Italian Restaurant
5. Beaufort Park Dry Cleaners
6. Business/Community Rooms and Estate Management Suite
7. Coffee Affair
8. Tesco Express
9. The Beaufort — Bar & Restaurant
10. Bright Horizons
11. Hairven Hair & Beauty
12. Benham & Reeves Residential Lettings
13. Rouge Dance Studios
14. Middlesex University
15. Hannah London Hair & MediSpa
16. Maxwell Williams Designer Homewares
17. Vivo Music Centre
18. Chinese Medicine Research Centre
19. Beaufort Dental Clinic
20. Swan & Dale Solicitors
21. W Wedding
22. Landscaped Parkland

Further commercial opportunities, visit beaufortpark.co.uk



Ground floor apartments

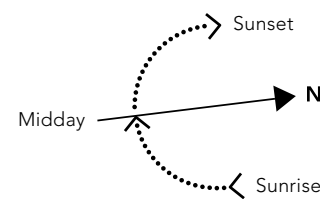


KEY

- Double switched socket
- Single socket high level
- Single socket
- USB port
- Triplex Unit (TV+FM+SAT+BT)
- BT master socket
- Video entry phone
- Towel rail
- Panel heater
- Hot water cylinder with space for washing machine below
- Cupboard
- Wardrobe

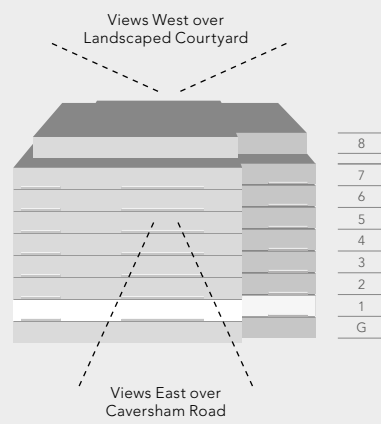
APARTMENTS

Apartment	Area (sq m)	Area (sq ft)
2462 - 1 Bedroom Apartment	55.1 sq m	593 sq ft
Living Space	8.51m x 3.10m	28' 0" x 10' 2"
Bedroom	5.19m x 2.75m	17' 0" x 9' 0"
Terrace	9.1 sq m	98.0 sq ft
2463 - 1 Bedroom Apartment	53.1 sq m	571 sq ft
Living Space	8.83m x 3.17m	29' 0" x 10' 6"
Bedroom	4.36m x 2.75m	14' 3" x 9' 0"
Terrace	16.5 sq m	177.6 sq ft
2464 - 1 Bedroom Apartment	51.3 sq m	553 sq ft
Living Space	8.21m x 3.25m	27' 0" x 10' 8"
Bedroom	3.64m x 2.91m	12' 0" x 9' 6"
Terrace	9.9 sq m	106.6 sq ft



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1st floor apartments

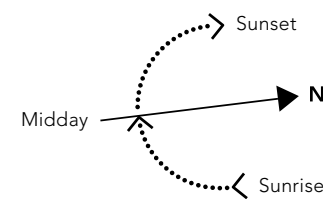


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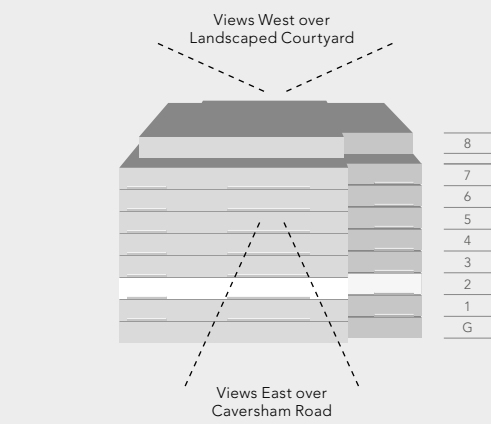
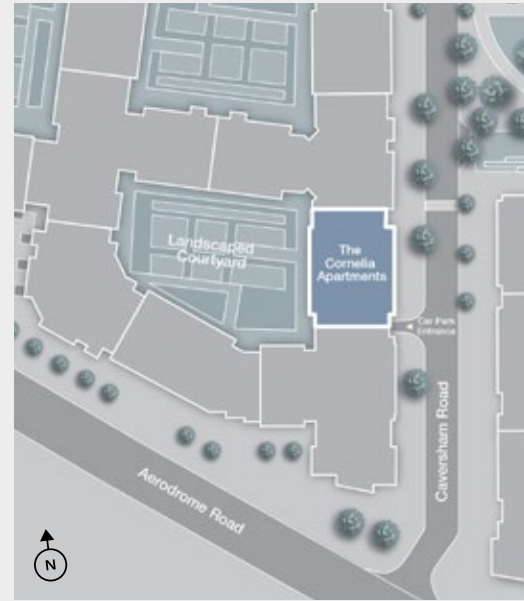
APARTMENTS

Apartment	Area (sq m)	Area (sq ft)
2465 - 1 Bedroom Apartment	53.0 sq m	571 sq ft
Living Space	8.82m x 3.17m	29' 0" x 10' 6"
Bedroom	4.36m x 2.75m	14' 3" x 9' 0"
Balcony	4.4 sq m	47.4 sq ft
2466 - 1 Bedroom Apartment	51.3 sq m	553 sq ft
Living Space	8.21m x 3.25m	27' 0" x 10' 8"
Bedroom	3.64m x 2.91m	12' 0" x 9' 6"
Balcony	4.7 sq m	50.6 sq ft
2467 - 1 Bedroom Apartment	51.3 sq m	553 sq ft
Living Space	8.21m x 3.25m	27' 0" x 10' 8"
Bedroom	3.64m x 2.91m	12' 0" x 9' 6"
Balcony	4.7 sq m	50.6 sq ft
2468 - 1 Bedroom Apartment	58.1 sq m	625 sq ft
Living Space	8.44m x 3.05m	27' 8" x 10' 0"
Bedroom	5.50m x 2.75m	18' 0" x 9' 0"
Balcony	4.4 sq m	47.4 sq ft



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2nd floor apartments

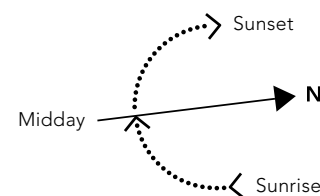


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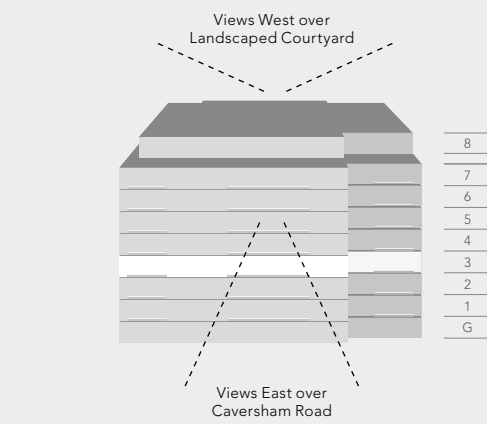
APARTMENTS

2469 – 2 Bedroom Apartment	75.4 sq m	812 sq ft
Living Space	7.10m x 3.31m	23' 3" x 10' 10"
Bedroom 1	4.11m x 3.15m	13' 6" x 10' 4"
Bedroom 2	3.52m x 2.75m	11' 7" x 9' 0"
Terrace	33.3 sq m	358.4 sq ft
2470 – 1 Bedroom Apartment	53.0 sq m	571 sq ft
Living Space	8.82m x 3.17m	29' 0" x 10' 6"
Bedroom	4.36m x 2.75m	14' 3" x 9' 0"
Balcony	4.4 sq m	47.4 sq ft
2471 – 1 Bedroom Apartment	51.3 sq m	553 sq ft
Living Space	8.21m x 3.25m	27' 0" x 10' 8"
Bedroom	3.64m x 2.91m	12' 0" x 9' 6"
Balcony	4.7 sq m	50.6 sq ft
2472 – 1 Bedroom Apartment	51.3 sq m	553 sq ft
Living Space	8.21m x 3.25m	27' 0" x 10' 8"
Bedroom	3.64m x 2.91m	12' 0" x 9' 6"
Balcony	4.7 sq m	50.6 sq ft
2473 – 1 Bedroom Apartment	54.7 sq m	589 sq ft
Living Space	8.84m x 3.05m	29' 0" x 10' 0"
Bedroom	3.87m x 2.75m	12' 8" x 9' 0"
Balcony	4.4 sq m	47.4 sq ft
2474 – 2 Bedroom Apartment	78.9 sq m	850 sq ft
Living Space	9.11m x 3.10m	29' 10" x 10' 2"
Bedroom 1	4.15m x 2.85m	13' 7" x 9' 4"
Bedroom 2	3.64m x 2.75m	12' 0" x 9' 0"
Terrace	25.0 sq m	269.1 sq ft



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3rd floor apartments

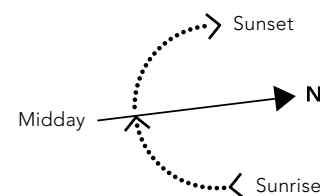


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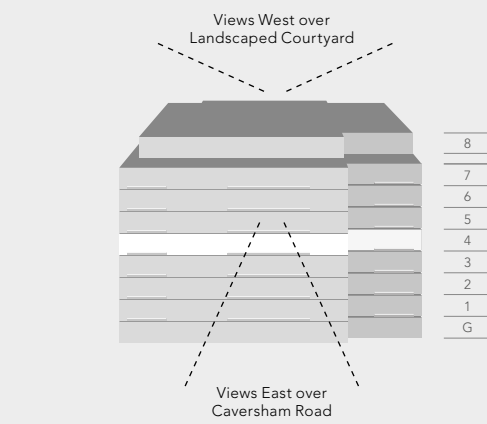
APARTMENTS

Apartment	Area (sq m)	Area (sq ft)
2475 – 2 Bedroom Apartment	77.8 sq m	837 sq ft
Living Space	7.10m x 3.31m	23' 3" x 10' 10"
Bedroom 1	4.73m x 4.11m	15' 6" x 13' 6"
Bedroom 2	3.52m x 2.75m	11' 7" x 9' 0"
Balcony	6.2 sq m	66.7 sq ft
2476 – 1 Bedroom Apartment	53.0 sq m	571 sq ft
Living Space	8.82m x 3.17m	29' 0" x 10' 6"
Bedroom	4.36m x 2.75m	14' 3" x 9' 0"
Balcony	4.4 sq m	47.4 sq ft
2477 – 1 Bedroom Apartment	51.3 sq m	553 sq ft
Living Space	8.21m x 3.25m	27' 0" x 10' 8"
Bedroom	3.64m x 2.91m	12' 0" x 9' 6"
Balcony	4.7 sq m	50.6 sq ft
2478 – 1 Bedroom Apartment	51.3 sq m	553 sq ft
Living Space	8.21m x 3.25m	27' 0" x 10' 8"
Bedroom	3.64m x 2.91m	12' 0" x 9' 6"
Balcony	4.7 sq m	50.6 sq ft
2479 – 1 Bedroom Apartment	54.7 sq m	589 sq ft
Living Space	8.84m x 3.06m	29' 0" x 10' 0"
Bedroom 1	3.87m x 2.75m	12' 8" x 9' 0"
Balcony	4.4 sq m	47.4 sq ft
2480 – 2 Bedroom Apartment	80.0 sq m	862 sq ft
Living Space	9.11m x 3.10m	29' 10" x 10' 2"
Bedroom 1	4.62m x 2.85m	15' 2" x 9' 4"
Bedroom 2	3.81m x 2.75m	12' 6" x 9' 0"
Balcony	6.2 sq m	66.7 sq ft



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4th floor apartments



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- Cupboard
- Wardrobe

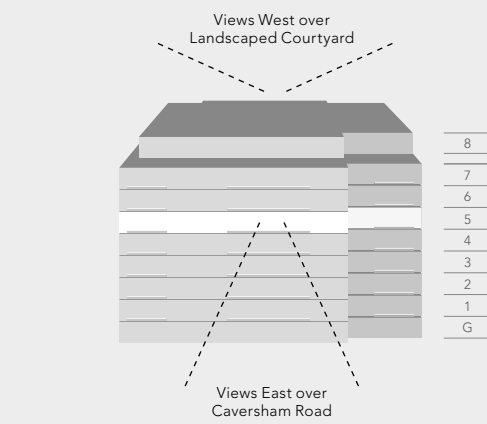
APARTMENTS

Apartment	Area (sq m)	Area (sq ft)
2481 – 2 Bedroom Apartment	77.8 sq m	837 sq ft
Living Space	7.10m x 3.31m	23' 3" x 10' 10"
Bedroom 1	4.73m x 4.11m	15' 6" x 13' 6"
Bedroom 2	3.52m x 2.75m	11' 7" x 9' 0"
Balcony	6.2 sq m	66.7 sq ft
2482 – 1 Bedroom Apartment	53.0 sq m	571 sq ft
Living Space	8.82m x 3.17m	29' 0" x 10' 6"
Bedroom	4.36m x 2.75m	14' 3" x 9' 0"
Balcony	4.4 sq m	47.4 sq ft
2483 – 1 Bedroom Apartment	51.3 sq m	553 sq ft
Living Space	8.21m x 3.25m	27' 0" x 10' 7"
Bedroom	3.64m x 2.91m	12' 0" x 9' 6"
Balcony	4.7 sq m	50.6 sq ft
2484 – 1 Bedroom Apartment	51.3 sq m	553 sq ft
Living Space	8.21m x 3.25m	27' 0" x 10' 7"
Bedroom	3.64m x 2.91m	12' 0" x 9' 6"
Balcony	4.7 sq m	50.6 sq ft
2485 – 1 Bedroom Apartment	54.7 sq m	589 sq ft
Living Space	8.84m x 3.06m	29' 0" x 10' 0"
Bedroom 1	3.87m x 2.75m	12' 8" x 9' 0"
Bedroom 2	4.4 sq m	47.4 sq ft
Balcony	4.4 sq m	47.4 sq ft
2486 – 2 Bedroom Apartment	80.0 sq m	861 sq ft
Living Space	9.11m x 3.10m	29' 10" x 10' 2"
Bedroom 1	4.62m x 2.85m	15' 2" x 9' 4"
Bedroom 2	3.81m x 2.75m	12' 6" x 9' 0"
Balcony	6.2 sq m	66.7 sq ft



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5th floor apartments



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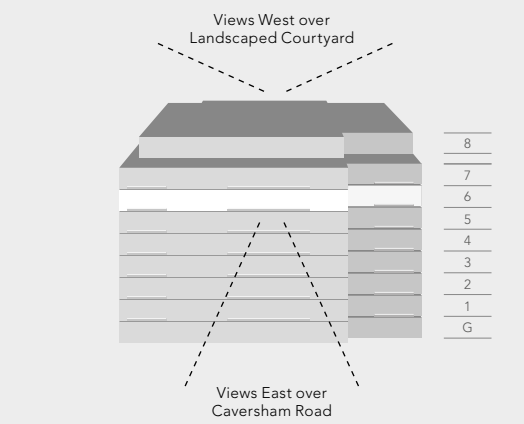
APARTMENTS

2487 – 2 Bedroom Apartment	77.8 sq m	837 sq ft
Living Space	7.10m x 3.31m	23' 3" x 10' 10"
Bedroom 1	4.73m x 4.11m	15' 6" x 13' 6"
Bedroom 2	3.52m x 2.75m	11' 7" x 9' 0"
Balcony	6.2 sq m	66.7 sq ft
2488 – 1 Bedroom Apartment	53.0 sq m	571 sq ft
Living Space	8.82m x 3.17m	29' 0" x 10' 6"
Bedroom	4.36m x 2.75m	14' 3" x 9' 0"
Balcony	4.4 sq m	47.4 sq ft
2489 – 1 Bedroom Apartment	51.3 sq m	553 sq ft
Living Space	8.21m x 3.25m	27' 0" x 10' 8"
Bedroom	3.64m x 2.91m	12' 0" x 9' 6"
Balcony	4.7 sq m	50.6 sq ft
2490 – 1 Bedroom Apartment	51.3 sq m	553 sq ft
Living Space	8.21m x 3.25m	27' 0" x 10' 8"
Bedroom	3.64m x 2.91m	12' 0" x 9' 6"
Balcony	4.7 sq m	50.6 sq ft
2491 – 1 Bedroom Apartment	54.7 sq m	589 sq ft
Living Space	8.84m x 3.06m	29' 0" x 10' 0"
Bedroom 1	3.87m x 2.75m	12' 8" x 9' 0"
Bedroom 2	4.4 sq m	47.4 sq ft
2492 – 2 Bedroom Apartment	80.0 sq m	862 sq ft
Living Space	9.11m x 3.10m	29' 10" x 10' 2"
Bedroom 1	4.62m x 2.85m	15' 2" x 9' 4"
Bedroom 2	3.81m x 2.75m	12' 6" x 9' 0"
Balcony	6.2 sq m	66.7 sq ft



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6th floor apartments

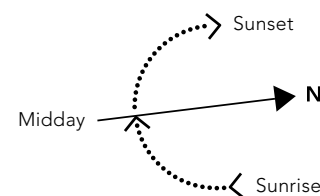


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- Video entry phone
- Towel rail
- Towel rail (Premier)
- Panel heater
- Cupboard
- Wardrobe
- Hot water cylinder with space for washing machine below

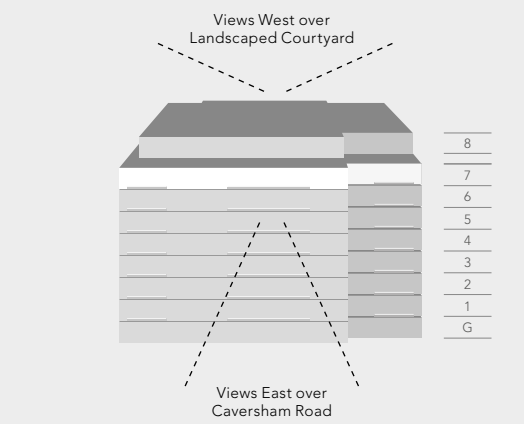
ELITE APARTMENTS

Apartment	Area (sq m)	Area (sq ft)
2493 – 2 Bedroom Elite Apartment	77.8 sq m	837 sq ft
Living Space	7.10m x 3.31m	23' 3" x 10' 10"
Bedroom 1	4.73m x 4.11m	15' 6" x 13' 6"
Bedroom 2	3.52m x 2.75m	11' 7" x 9' 0"
Balcony	6.2 sq m	66.7 sq ft
2494 – 1 Bedroom Elite Apartment	53.0 sq m	571 sq ft
Living Space	8.82m x 3.17m	29' 0" x 10' 6"
Bedroom	4.36m x 2.75m	14' 3" x 9' 0"
Balcony	4.4 sq m	47.4 sq ft
2495 – 1 Bedroom Elite Apartment	51.3 sq m	553 sq ft
Living Space	8.21m x 3.25m	27' 0" x 10' 8"
Bedroom	3.64m x 2.91m	12' 0" x 9' 6"
Balcony	4.7 sq m	50.6 sq ft
2496 – 1 Bedroom Elite Apartment	51.3 sq m	553 sq ft
Living Space	8.21m x 3.25m	27' 0" x 10' 8"
Bedroom	3.64m x 2.91m	12' 0" x 9' 6"
Balcony	4.7 sq m	50.6 sq ft
2497 – 1 Bedroom Elite Apartment	54.7 sq m	589 sq ft
Living Space	8.84m x 3.06m	29' 0" x 10' 0"
Bedroom	3.87m x 2.75m	12' 8" x 9' 0"
Balcony	4.4 sq m	47.4 sq ft
2498 – 2 Bedroom Elite Apartment	80.0 sq m	861 sq ft
Living Space	9.11m x 3.10m	29' 10" x 10' 2"
Bedroom 1	4.62m x 2.85m	15' 2" x 9' 4"
Bedroom 2	3.81m x 2.75m	12' 6" x 9' 0"
Balcony	6.2 sq m	66.7 sq ft



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7th floor apartments

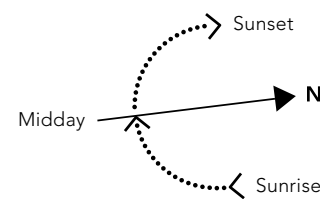


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- Towel rail (Premier)
- Panel heater
- Cupboard
- Wardrobe
- Hot water cylinder with space for washing machine below
- 300L hot water cylinder
- Washer/dryer

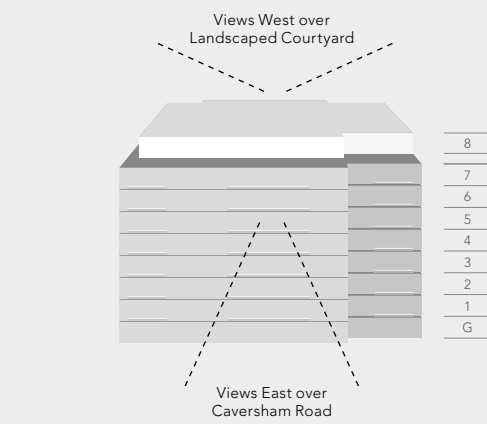
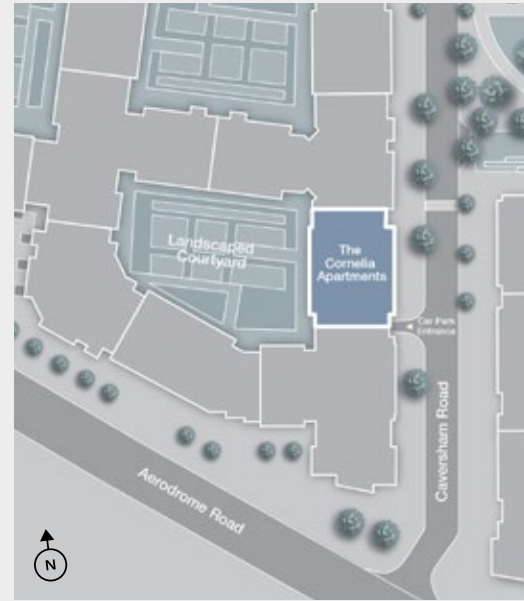
ELITE APARTMENTS

Apartment	Area (sq m)	Area (sq ft)
2499 – 2 Bedroom Elite Apartment	77.8 sq m	837 sq ft
Living Space	7.10m x 3.31m	23' 3" x 10' 10"
Bedroom 1	4.11m x 4.73m	13' 6" x 15' 6"
Bedroom 2	3.52m x 2.75m	11' 7" x 9' 0"
Balcony	6.2 sq m	66.7 sq ft
2500 – 3 Bedroom Elite Apartment	106.4 sq m	1,145 sq ft
Living Space	8.82m x 3.60m	29' 0" x 11' 10"
Bedroom 1	5.82m x 2.78m	19' 1" x 9' 1"
Bedroom 2	3.88m x 3.13m	12' 9" x 10' 3"
Bedroom 3	4.14m x 2.75m	13' 7" x 9' 0"
Balcony	9.1 sq m	98.0 sq ft
2501 – 3 Bedroom Elite Apartment	108.3 sq m	1,166 sq ft
Living Space	8.84m x 3.68m	29' 0" x 12' 1"
Bedroom 1	5.81m x 2.96m	19' 1" x 9' 9"
Bedroom 2	5.31m x 2.75m	17' 6" x 9' 0"
Bedroom 3	3.49m x 2.75m	11' 6" x 9' 0"
Balcony	9.1 sq m	98.0 sq ft
2502 – 2 Bedroom Elite Apartment	80.0 sq m	862 sq ft
Living Space	9.11m x 3.10m	29' 10" x 10' 2"
Bedroom 1	4.62m x 2.85m	15' 2" x 9' 4"
Bedroom 2	3.81m x 2.75m	12' 6" x 9' 0"
Balcony	6.2 sq m	66.7 sq ft



Floor plans shown for The Cornelia Apartments are approximate measurements only. Exact layout and sizes may vary. All measurements may vary within a tolerance of 5%.

8th floor penthouses



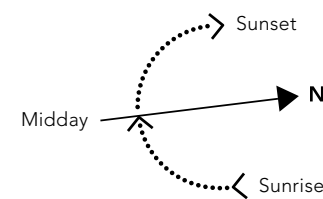
KEY

- Double switched socket
- Single socket high level
- Single socket
- USB port
- Refuse
- Triplex Unit (TV+FM+SAT+BT)
- BT master socket
- Video entry phone
- Towel rail
- Towel rail (Premier)
- Panel heater
- Cupboard
- Wardrobe
- Hot water cylinder with space for washing machine below
- 300L hot water cylinder
- Washer/dryer

PREMIER PENTHOUSES

2503 – 3 Bedroom Premier Penthouse	131.8 sq m	1,419 sq ft
Living Space	9.75m x 6.17m	32' 0" x 20' 3"
Bedroom 1	4.85m x 3.85m	16' 0" x 12' 8"
Bedroom 2	3.15m x 3.07m	10' 4" x 10' 1"
Bedroom 3	3.18m x 2.97m	10' 6" x 9' 9"
Terrace	50.1 sq m	539.3 sq ft

2504 – 3 Bedroom Premier Penthouse	131.0 sq m	1,410 sq ft
Living Space	10.28m x 5.34m	33' 9" x 17' 6"
Bedroom 1	3.42m x 3.00m	11' 3" x 9' 10"
Bedroom 2	3.04m x 2.85m	10' 0" x 9' 4"
Bedroom 3	4.27m x 2.80m	14' 0" x 9' 2"
Terrace	40.7 sq m	438.1 sq ft



Floor plans shown for The Cornelia Apartments are approximate measurements only. Exact layout and sizes may vary. All measurements may vary within a tolerance of 5%.

A passion for life

The Cornelia Apartments blend style and sophistication to create spaces that feel comfortable and chic.

The design of the kitchens, bathrooms and living spaces has been carefully considered at every stage. In particular, the apartments' slick vanities, premium craftsmanship and eclectic mix of textures, patterns and materials have been chosen for their style and elegance.



The apartments' slick vanities, premium craftsmanship and eclectic mix of textures, patterns and materials add to the sense of style and simple elegance. An ambience that yearns to be enjoyed.



Apartment Specification



General

- Feature architrave and skirting
- Double glazed windows
- Balcony or terrace to all apartments
- Wardrobe to bedroom 1¹
- Matt emulsion paint finish to walls and ceilings
- Managed residents' gated car parking²
- 999 year lease from December 2005
- 2 year St George warranty
- 10 year insurance backed building warranty

Security

- Colour video entryphone system
- Mains operated smoke detectors to hallways and communal areas
- 24-hour estate management³
- Monitored CCTV security system³

Communal areas

- Landscaped public areas³
- Access to The Spa, residents' health and fitness suite³
- Lifts to all floors
- Low level feature lighting to landscaped areas
- Interior designed entrance lobby with feature wall and timber panelling

¹ Wardrobe with shelf and rail as standard.

² Available at an additional cost.

³ Payable via the service charge.





Kitchen

- Custom designed fitted kitchen with laminate kitchen worktop
- Feature tile splashback
- Integrated Bosch fridge / freezer
- Integrated SMEG dishwasher
- Integrated SMEG oven and touch control induction hob
- Grade A energy efficient kitchen appliances¹
- Integrated extractor
- Stainless steel bowl sink with chrome mixer tap
- Stainless steel 1½ bowl sink with chrome mixer tap to 2 bedroom apartments
- Under wall unit LED lighting
- SMEG washer / dryer in hall cupboard

Electrical

- LED downlighters to living space, kitchen, bathrooms and hallway with dimmer switch to living space
- Additional high level socket for wall mounted TV in living space
- Satellite TV and FM terrestrial TV points to living space and all bedrooms
- Electric panel heaters
- Telephone point
- Digital media box and 1 year pre-paid Sky Q contract installed and operational¹
- USB charging points to living space, kitchen and bedroom 1
- Pendant light to bedrooms
- Brushed stainless steel sockets to kitchen, white sockets and switches to all other areas

Bathroom / En Suite & Shower Room

- Interior designed bathrooms & en suites with tiled floors and feature tiled wall
- Villeroy & Boch basin and toilet
- Vado chrome finished taps
- Glass screen above bath where no separate shower enclosure within the same bathroom
- Fixed screen to all separate showers
- Heated chrome towel rail
- Toilet roll holder
- Low level vanity cabinet

Flooring

- Wood effect flooring to living space, hallway and kitchen
- Carpet to bedrooms (wood effect flooring in Manhattan apartments)

¹ Terms and conditions apply, please liaise with the Sales Consultants for further details. The specification comes as standard with every apartment.

Your attention is drawn to the fact that it may not be possible to obtain the branded products as referred to in the specification. In such cases, a similar alternative will be provided. St George reserves the right to make these changes as required.



Make the Elite Upgrade



Enhance the specification of your apartment with a complete upgrade package

- Integrated wine cooler
- Integrated SMEG microwave
- Composite stone kitchen worktop
- Composite stone top to bathroom vanity cabinet
- Brushed stainless steel light switches and sockets throughout¹
- LED downlighters throughout
- Wardrobe with shelving, rail and drawer pack



¹ Where concealed behind appliances or within cupboards, sockets and switches are white. Upgrade specification available as a complete package at extra cost when you purchase a standard apartment. Please see the Sales Consultants for further information. Interior photography depicts Beaufort Park and is indicative only. Your attention is drawn to the fact that it may not be possible to obtain the branded products as referred to in the specification. In such cases, a similar alternative will be provided. St George reserves the right to make these changes as required.

Premier Penthouses Specification



The Premier Penthouses offer the finest in modern apartment living.

The quality specification has been created to suitably reflect their prime location within the Cornelia Apartments. From the custom designed fitted kitchens to the elegant porcelain tiled bathrooms and en suites, each detail speaks of quality and style.

Features such as dimmable lighting and an LED television in the living space further enhance the feeling of sophistication.

General

- Comfort cooling to living space and bedrooms¹
- Balcony or terrace to all apartments
- Built-in wardrobe to bedrooms 1 & 2, with internal lighting and drawers
- 999 year lease from December 2005
- 2 year St George warranty
- 10 year insurance backed building warranty
- Double glazed windows
- Managed residents' gated car parking²

¹ The comfort cooling system is designed to provide an ambient temperature within the apartment for the majority of external temperatures. This may not be achieved in extreme temperature conditions.

² Available at an additional cost.

³ Subject to kitchen design.

Kitchen

- Custom designed fitted kitchen
- Back painted glass splashbacks
- Integrated Miele stainless steel oven, microwave and touch control induction hob
- Integrated stainless steel extractor
- Integrated wine cooler
- Integrated Siemens fridge / freezer
- Integrated Siemens dishwasher
- Stainless steel 1½ sink bowl with chrome mixer tap and waste disposal unit
- Full height storage cabinet³
- Corner carousel cabinet³
- Cutlery drawer inserts
- Composite stone kitchen worktops
- Siemens washer / dryer in hallway cupboard





Bathroom/En Suite

- Interior designed bathrooms and en suites, with large feature wall tiles and tiled floors
- Feature heated wall with chrome robe hooks and towel rail
- White oversized bath with chrome finished taps
- Vado chrome finished showering set to shower enclosure
- Feature mirrored wall cabinet
- Low level vanity unit with stone counter top and Vado chrome tap
- Demister mirror in bathrooms, en suites and shower rooms
- Toilet roll holder

Flooring

- Engineered timber flooring to living space, kitchen and hallway
- Carpet to bedrooms
- Under floor heated tiling to bathroom and en suite(s)

Electrical

- LED downlighters throughout with dimmer switches to living space and bedrooms 1, 2 & 3
- Samsung 50" 4K LED smart TV to living space
- Digital media box and 1 year pre-paid contract installed and operational¹
- USB charging points to living space, kitchen and bedroom 1
- External light fittings to terraces
- Telephone points to living space and all bedrooms
- Brushed stainless steel sockets and switches throughout²

¹ Terms and conditions apply, please liaise with the Sales Consultants for further details.

² Where concealed behind appliances or within cupboards, sockets and switches are white.

Your attention is drawn to the fact that it may not be possible to obtain the branded products as referred to in the specification. In such cases, a similar alternative will be provided. St George reserves the right to make these changes as required.



Designed for life



Buying a home is one of the most important decisions you will ever make. The qualities that make St George different mean that you can choose a new home from us with complete confidence. When you buy a home from St George you can be safe in the knowledge that it is built to very high standards of design and quality, has low environmental impact and that you will enjoy an exceptional customer experience.

Award winning and royally recognised

In addition to receiving numerous awards for quality, design and customer service, the Berkeley Group was granted the 2014 Queen's Award for Enterprise in Sustainable Development and in 2011 they won Britain's Most Admired Company award. These awards recognise and reward outstanding achievements in business performance.

Customer service is our priority

We place the highest priority on customer service and will manage the whole moving process for you. Our Customer Care Teams will contact you shortly after you complete, to ensure that everything in your new home is absolutely to your liking. Our homes also benefit from a ten year warranty, the first two years of which are covered by St George.

Green living and sustainable development is top of our agenda

As a company, we are committed to reducing energy, water and waste on our construction sites, in our offices and in the homes that we build. Almost all of our developments are built on brownfield land and we always take care to protect and enhance biodiversity and natural habitats. Our homes include features to encourage sustainable living such as dual-flush WCs, recycling bins and energy efficient white goods.

Quality is at the heart of everything we do

At St George, quality takes precedence, from choosing the right location and style of home, to the construction processes we practice, the materials we use and the specifications we put into our homes. For extra peace of mind, in addition to the 10 year warranty all new homes receive, St George operates a 2 year policy with dedicated Customer Service teams on hand 24 hours a day to deal with enquiries quickly and effectively.

Unparalleled choice of homes in the most sought after locations

As one of the UK's leading house builders, we are able to offer our customers an unrivalled choice of property location, size and type. From city penthouses to country retreats, modern studio apartments to traditional family homes, you will find the perfect home to match your requirements. Our homes are also built in some of Britain's most desirable locations from market towns and rural villages to major towns and cities, and countryside to the coast – we build in the locations you want to live.

A commitment to creating sustainable communities

St George's homes and developments are not just built for today. They are designed to enhance the neighbourhoods in which they are located permanently. We achieve this through our commitment to excellence in design, sensitive landscaping, sympathetic restoration, and impeccable standards of sustainability. We aim to address the needs not only of our customers but their neighbours and the broader community of which they are a part. It is a long-term view: we want to create exceptional places for people to live, work and relax in, and build communities that will thrive today and for years to come.

A commitment to the future

Over the years, The Berkeley Group has won many prestigious awards for the quality, design and sustainability of its developments.

Our Vision is Berkeley's plan for the business, designed to raise standards higher still. Our goal is to be a world-class company creating successful, sustainable places where people aspire to live.

We take our responsibilities towards our customers, the environment, the workforce and the communities in which we work very seriously.

Our plan for the business has five areas of focus: Customers, Homes, Places, Operations and Our People.

Our vision

OUR VISION

To be a world-class business generating long-term value by creating successful, sustainable places where people aspire to live.

FIVE FOCUS AREAS

An exceptional customer experience

We aim to put customers at the heart of our decisions. Dedicated sales teams will provide exceptional service throughout the buying process, and teams will manage the customer relationship from exchange of contracts through to completion, delivery of the new home and after occupancy.

High quality homes

When you buy a new home from Berkeley you can be safe in the knowledge that it is built to very high standards of design and quality and has low environmental impact. We meet specific space standards for new homes and aim to deliver a home which has fibre broadband infrastructure.

Great places

We seek to create beautiful, successful places characterised by the quality of their design, external spaces, transport and access to jobs and amenities. These are places where people choose to live, work and spend their time and which directly encourage people's well-being and quality of life.

Efficient and considerate operations

We reduce the impact of the construction process on the local community by registering all of our sites with the Considerate Constructors Scheme. We set targets to reduce water, energy and waste. We work with our supply chain to ensure high quality services and materials are consistently provided.

A commitment to people and safety

Safety is a high priority on all of our construction sites. We also aim to have a positive impact on society and enable young and unemployed people to get into work through our support of the Berkeley Foundation.



Berkeley takes social responsibility very seriously. In 2011 we set up The Berkeley Foundation, with the aim of supporting Britain's young people and their communities.

We do this through a number of partner charities that tackle some of the most pressing social problems affecting young people today, including homelessness and unemployment. The money raised comes part from the Berkeley Group, and also through the tireless and inventive efforts of our staff.

We have set a goal for The Berkeley Foundation to invest £10 million over the next five years to support young people and their communities. Every penny will be spent on charitable activities and worthy causes to ensure that maximum benefit is achieved.

www.berkeleyfoundation.org.uk www.berkeleygroup.co.uk



Proud to be a member of the Berkeley Group of Companies





Map not to scale.

Show Apartments & Marketing Suite

16-18 Aerodrome Road,
London NW9 5GW

Open:
10am – 6pm Daily
10am – 8pm Thursday

+44 (0)20 8511 8600
sales@beaufortpark.co.uk
beaufortpark.co.uk

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