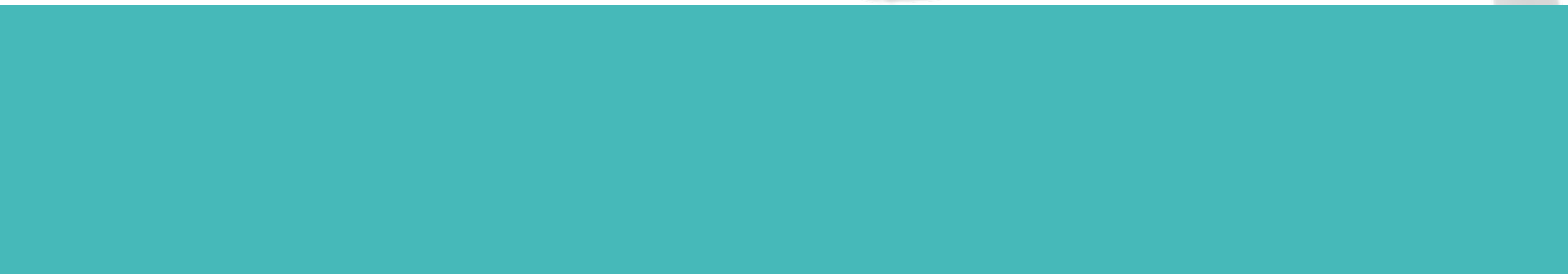




Ascot Gardens

Ascot





Contents



A Cala home like no other



Designed with discerning lifestyles in mind, these exceptional homes bring together an unmatched build quality, refined specifications and an address of timeless elegance.

Crafted for modern living, rooted in Ascot charm



Just moments from Ascot High Street, Ascot Gardens is an exclusive new collection of beautifully crafted 3, 4 & 5 bedroom houses and a select number of 2 bedroom apartments and coach houses.



Charming surroundings, perfectly placed

A place where everyday living feels effortless – and the best of Ascot is on your doorstep. Ascot's high street brings convenience, quality and understated elegance together in one destination.

Independent and luxury stores, alongside artisan retailers mean you can take time to indulge in a refined shopping experience with chic cafés and gourmet delicacies.





Open spaces and timeless charm

Surrounded by a tapestry of landscapes, Ascot offers access to beautiful open spaces, from iconic parklands to wooded trails.

Nearby, Windsor blends historic charm and modern convenience with boutique shops, and the iconic Windsor Castle.



Quality at the table, excellence in lifestyle



Experience Ascot's vibrant lifestyle, from relaxed brunches at Bluebells to Michelin-starred dining at Woven by Adam Smith at Coworth Park and world-class eateries in nearby Bray including The Fat Duck and The Waterside Inn.

Delight in the excitement of Royal Ascot races, get active at Royal Ascot Tennis Club, and enjoy premier courses at Royal Ascot Golf Club and Wentworth Club.

Inspiring minds at every stage

The area boasts a diverse range of schools, colleges, and universities, all committed to academic excellence.

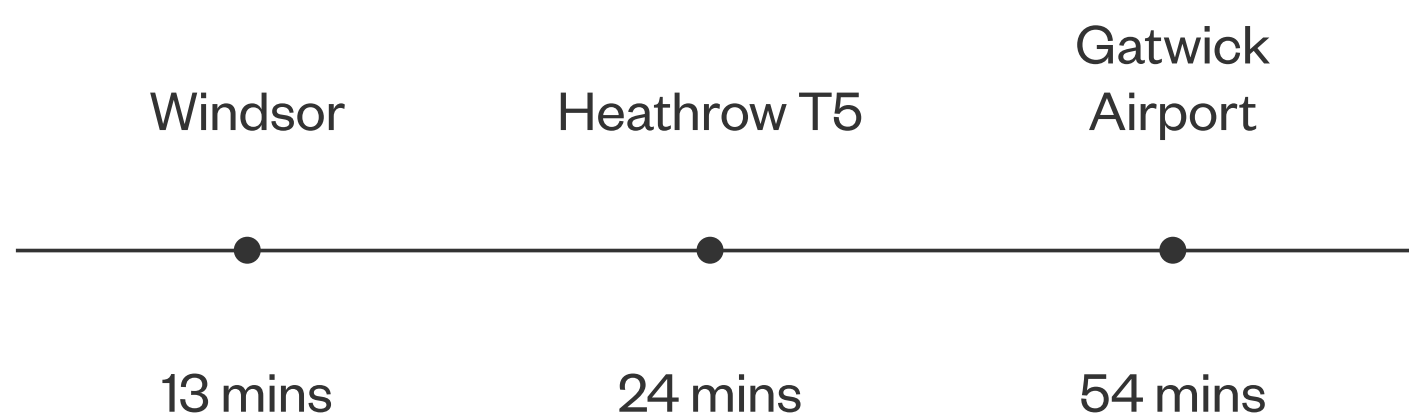
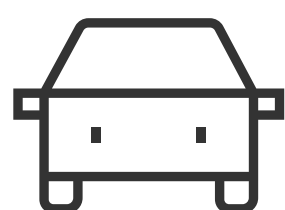
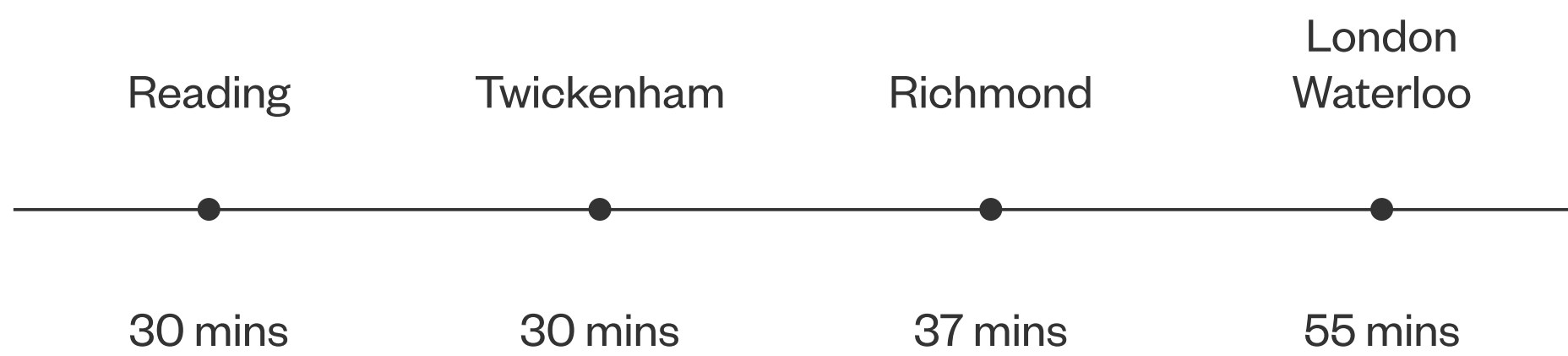
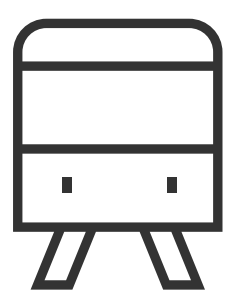
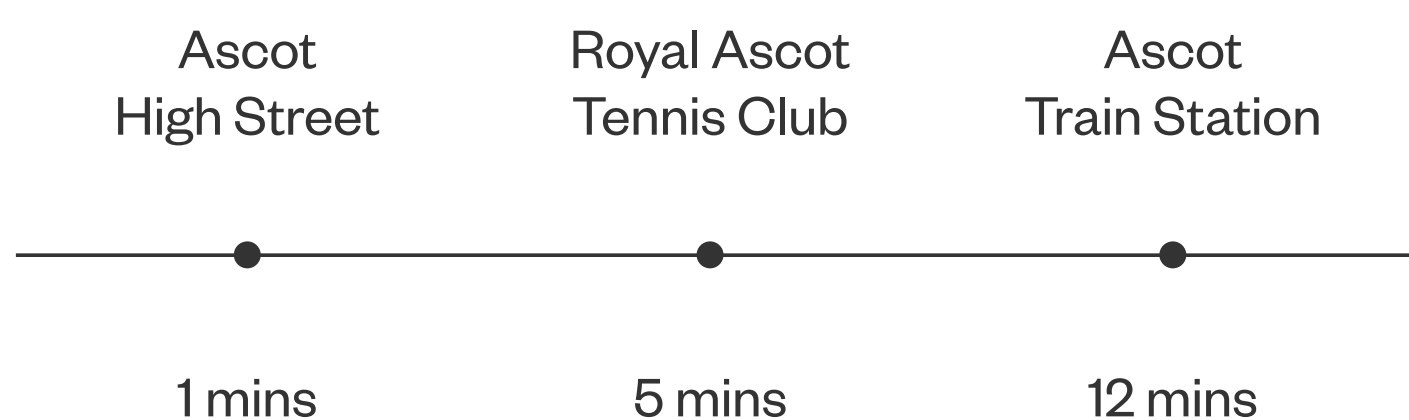
Families can be confident in quality education and enriching experiences for students of all ages, paving the way for lifelong success.



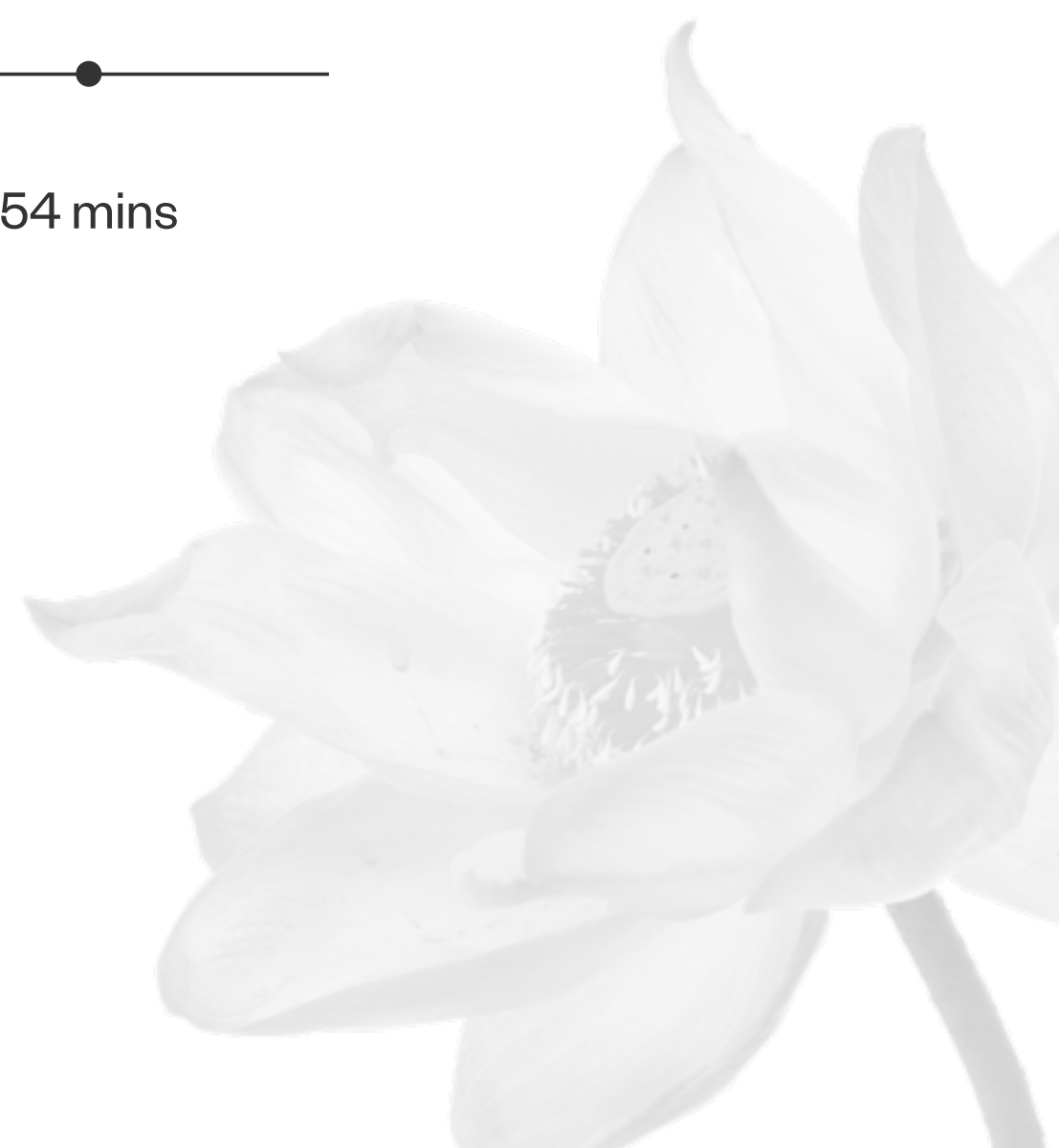
Effortless connections when you need them

Well positioned for both everyday journeys and longer travels, the area offers easy connections by

road, rail and foot, including quick access to the main motorways of the M3 and M4.


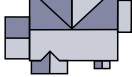


















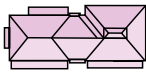





Please note that distances and timings referred to in this brochure are approximate and sourced from Google Maps.



Housetypes to suit all lifestyles



- | | | |
|--|--|---|
|  The Vyne I
2 bedroom coach house |  The Hinton
3 bedroom semi-detached and end-terrace home with study |  The Dapdune I
4 bedroom link-detached home with study |
|  The Vyne II
2 bedroom coach house |  The Leith I
3 bedroom semi-detached and link semi-detached home with study |  The Dapdune II
4 bedroom detached home with study |
|  The Ashdown I
3 bedroom semi-detached and link semi-detached home with study |  The Leith II
3 bedroom semi-detached home with study |  The Donnington*
4 bedroom detached home with study |
|  The Ashdown II
3 bedroom semi-detached home with study |  The Selborne
3 bedroom semi-detached, link semi-detached and end-terrace home with study |  The Oakhurst*
4 bedroom detached home with study |
|  The Ashdown III
3 bedroom semi-detached home with study |  The Chester*
4 bedroom detached home with study |  The Duxford
5 bedroom detached home with study |
|  The Basildon
3 bedroom mid-terrace home with study |  The Cliveden I
4 bedroom detached home with study |  The Hydon
5 bedroom detached home with study |
|  The Claremont
3 bedroom semi-detached home with study |  The Cliveden II
4 bedroom detached home with study |  Garden Apartments
2 bedroom apartments |
|  The Foxbury
3 bedroom semi-detached home with study | |  Affordable Rent |
| | |  Shared Ownership |

*Custom build to plots 48, 49 & 50. Please ask your Sales Consultant for further details. B: Bin collection point. CS: Cycle store. SS: Sub station.

IMPORTANT NOTICE TO CUSTOMERS: The development layout for Ascot Gardens is not drawn to scale and is for general guidance only. Road layouts, pathways and external treatments may differ. Landscaping is indicative only. Please confirm the most up-to-date details with our sales consultants prior to reservation.

Sophisticated homes with superior specification

With meticulous craftsmanship, every detail – from elegant finishes to energy-efficient

innovations – defines these thoughtfully designed homes.



What our customers say

We wanted a new build. Our previous house needed substantial work doing over the time we were living there and always felt like an ongoing process, so we wanted to leave that behind and find somewhere new, homely and ready.

Our Cala Home was perfect. We lifted and shifted our

furniture in and we were ready to start living. Being able to choose finishes in areas like the bathroom and kitchen from the outset meant that we felt like we were moving into a newbuild with our own style.

The Staceyfounds,
Purchasers at
St Peter's Quarter



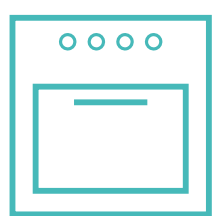
Why buy new

There's nothing quite like moving into a brand-new home. From newly-installed kitchens and bathrooms to the peace of mind of knowing that your property is safe, energy efficient and low maintenance.

What's more, you're buying a complete blank canvas on which to stamp your own individual style. Your new home is covered by an NHBC or similar industry-regulated insurance

scheme covering the structural integrity of your new home from years 3 to 10. The first two years of the warranty is provided by us.

This means we take responsibility for fixing any quality issues during this period after you move in. We also provide you a 24-hour response service for emergency calls. We take personal pride in our customer service.



Modern fixtures, fittings & technology



Hyper fast fibre optic broadband



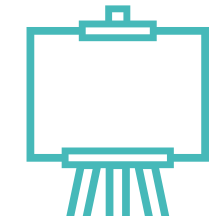
Less maintenance



A chain free move



Energy efficient



A blank canvas



Ascot Gardens

Ascot High Street,
Ascot, SL5 7HE



Terms & conditions

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