



EASTMAN VILLAGE

HARROW HAI

BARRATT — LONDON —





WELCOME TO EASTMAN VILLAGE

An exciting new residential quarter in the heart of Harrow. Own your picture perfect piece of London.





EASTMAN VILLAGE RESIDENTIAL QUARTER

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Eastman Village, designed by award-winning architect Pollard Thomas Edwards, is located on the site of the former Kodak factory in Wealdstone, Harrow.

When complete, this landmark new community will comprise over 2,000 new homes set amongst landscaped, open green spaces. Plans are in place for shops, restaurants, café, gym and an on-site primary school.





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WHERE THE CAPITAL MERGES WITH THE SERENE SETTINGS OF THE HOME COUNTIES

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With excellent transport links to central London and beyond, a range of amenities close by, and plenty of open green space, Eastman Village offers you the best of all worlds.

On your doorstep of this new neighbourhood sits the historic Headstone Manor, once a bustling farm, now home to idyllic parklands, footpaths and a local cricket club - connected by the Green Link that winds through the heart of Eastman Village.

Robertson Apartments benefits from convenient commuting options, with the popular hub of Harrow & Wealdstone station

offering quick links into central London and beyond. Just a short stroll from here is Wealdstone High Street, which brings together shopping and dining options for the whole family to enjoy.

Eastman Village plays a crucial role in rejuvenating the local neighbourhood - helping transform it into a diverse, cosmopolitan community. As part of wider £1.7 billion regeneration plans by Harrow Council, you'll be perfectly positioned to see the benefit of the uplift in schooling, local facilities and jobs created.

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ACTON

CHISWICK

HENDON

HAMPSTEAD

SOUTH HAMPSTEAD

KENSINGTON

& CHELSEA

HORNSEY

CITY OF

WESTMINSTER

CITY OF

LONDON

EDGWARE

WEMBLEY

STANMORE

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EASTMAN VILLAGE

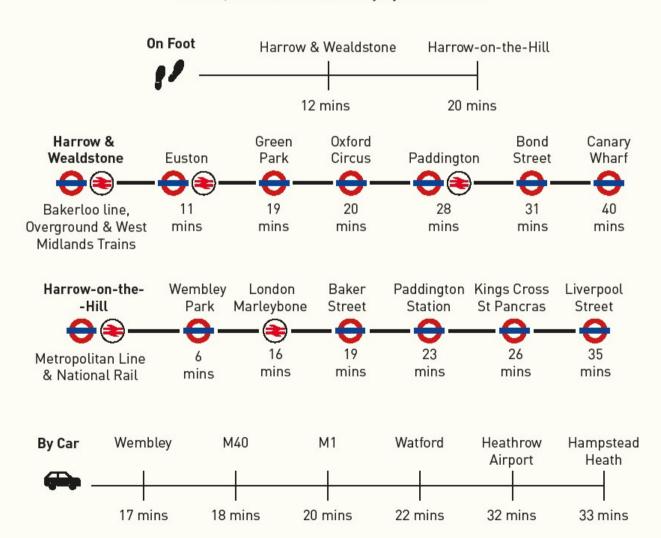
ALL YOU NEED WITHIN EASY REACH

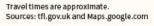
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Whether you simply want to stroll to the shops, or need to travel further afield, Eastman Village is a great destination. It's easy access into central London and quick travel times means you get a zone 5 location with a zone 2 commute.

It's a zone 5 destination with zone 2 travel times into central London, including London Euston just 10 minutes away.

And if work or pleasure means you need to travel to other parts of the UK or overseas, that's no problem either. Harrow & Wealdstone station is just a 12-minute walk, while Heathrow Airport is just over half an hour away by car. Plus, reach Gatwick, Stanstead and London City in just over an hour.



















EDUCATION WITH A GLOBAL REPUTATION

The name Harrow is synonymous with the very finest standards of education. With its impressive reputation, it's no surprise that the borough is currently home to over 50 nurseries and primary schools, and more than 20 secondary schools. Harrow Primary School, Harrow High School and Harrow College are all within a 20-minute bus ride of Eastman Village.

HARROW SCHOOL FOR BOYS

Less than two miles away from Eastman Village, Harrow School was founded in 1572 under a Royal Charter granted by Elizabeth I. Located in a leafy 300 acre estate, it's one the world's most famous and prestigious schools, with illustrious former pupils including Winston Churchill, Jawaharlal Nehru, Robert Peel, Lord Byron and Anthony Trollope.





THE JOHN LYON SCHOOL

Founded in 1876, The John Lyon is a leading independent school with historic ties to Harrow School for Boys. It focuses on giving pupils the opportunity to explore a broad curriculum and gain a solid grounding in all the major academic subjects, as well as sporting activities and the creative arts.





MARLBOROUGH PRIMARY SCHOOL

One of the renowned nearby schools rated 'Outstanding' by Ofsted, this primary school is known for delivering exceptional academic results, nurturing the special gifts that make each child unique, encouraging a passion for learning, and delivering a broad curriculum that fosters creativity and independence.





NORTH LONDON COLLEGIATE SCHOOL

As the UK's oldest academic girls' school, this private day school has been providing education for girls, since 1850. Renowned in the local area for its pioneering spirit, this school offers superlative education for the next generation of women.





BARRATT LONDON EASTMAN VILLAGE

EXPLORING CENTRAL LONDON

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Discover some of the attractions that make London such a wonderful place to live – many are less than 30 minutes away from Eastman Village.



EMBRACE HISTORY

Step back in time and experience rich history on display throughout the capital. Explore our ancient past in the world-famous Natural History Museum, or waltz across London to take a journey back to early Britain inside the Tower of London, and marvel at the Crown Jewels.



RELAX IN NATURE

Discover the beauty in one of the capital's iconic Royal Parks and immerse yourself in the natural surroundings. From deer spotting in Richmond Park, to enjoying panoramic views across London from Primrose Hill, these green spaces offer the perfect day out away from the action.



WORLD-RENOWNED SHOPPING

From the boutiques of Bond Street, luxurious setting of the iconic Harrods, to the historic tailors of Saville Row, indulge yourself in these iconic hotspots. Or soak in the atmosphere of Soho and the vibrant Carnaby Street, just a short journey from Eastman Village.



EXPLORE THE SOUTHBANK

Stretching all the way from Waterloo to London Bridge, London's
Southbank is a great place to feel the buzz of the city. It's home to an
eclectic array of sights, bars and eateries – including Tate Modern and Borough
Market, where over 100 food and drink stalls cater to every taste.



THEATRES AND CULTURE

Head into town to see a show. Whether you prefer a West End musical,

Shakespeare at The Globe or a production at the National Theatre, worldclass entertainment is only a short journey away.

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MARKET PLACE HARROW

Bring together some of the world's most popular street foods under one roof at the exciting Market Place Harrow. Expand your food horizons with some of the most renowned independent food and drink businesses in the Capital.

13



YOUNG'S PEKING RESTAURANT, WEMBLEY

A highly-recommended family run business specialising in authentic Cantonese cuisine, serving up the taste of South East Asia in Harrow.



HARROW-ON-THE-HILL

A historic location with a quintessentially British feel, from its local tea rooms, boutique shops to the faint noises of local cricket on one of the areas many cricket pitches. The peace and quiet of this idyllic setting makes for a refreshing visit.



LONDON OUTLET CENTRE, WEMBLEY

Elevate your shopping experience at London Designer Outlet. This blend of iconic British brand such as M&S, alongside global brands such as Levi's, Calvin Klein and Tommy Hilfiger, provides the perfect destination to upgrade your wardrobe.

SHOP, EAT OUT AND ENJOY

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Love to shop? You'll find plenty of opportunities for some retail therapy close by. Visit the boutique shops and artisan cafes of Harrow-on-the-Hill, or head to the popular Bicester Village, just over an hour away.

When it comes to eating out, you'll be spoilt for choice. Wealdstone High Street has a wide range of restaurants and cafés right on your doorstep. Take a 10-minute drive to the Hatch End and you'll find even more restaurants to discover.

Explore the unrivalled attractions that north west London has to offer, for all ages. Take part in history as it happens at Wembley Stadium or get closer to wildlife at the nearby Hanwell Zoo.



HANWELL ZOO

A popular nearby attraction and home to exotic wildlife and attractions, including its infamous tree-lined maze.



THE MAKING OF HARRY POTTER, WATFORD

Discover the magic of the Harry Potter studio tour and walk in the footsteps of the world's most famous wizarding trio.

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WEMBLEY STADIUM

Catch the action as it happens in the one of most famous stadiums in the world. Watch, sing, or dance the nights away.

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ACTIVE LIVING MADE EASY

Eastman Village is surrounded by outdoor spaces that are perfect for walking, jogging and playing sports. But if you prefer to exercise indoors, you've got plenty of options too.

For a start, Eastman Village has its own well-equipped gym, complete with Technogym equipment. Then there's Harrow Leisure Centre. It offers a huge range of activities, including a high climbing wall, swimming pool and a gym with more than 160 fitness stations.

Other local gyms include Harrow Crossfit, Better Gym, Golds Gym and The Gym – Wealdstone. And if Yoga or Pilates is your go-to exercise, nearby Hatch End boasts a number of studios.

For those who prefer the great outdoors, there are plenty of sporting options close by. Golf enthusiasts can enjoy Grim's Dyke in nearby Pinner has no formal tee-booking system, so you can just turn up and play in a relaxed setting. And then there's Grove Watford, one of the UK's most prestigious golf courses. It has played host to a World Golf Championship event, won by Tiger Woods in 2006, along with featuring in the British Masters a few years later, in 2016.

Anyone for tennis? Whether you like to play competitive or social matches (or a bit of both) Harrow Weald Lawn Tennis Club, Headstone Tennis Club and Pinner Lawn Tennis Club all offer high quality playing surfaces, experienced coaching and great facilities.

The perfect adventure, and just a short walk away from Eastman Village. Set within historic grounds, it celebrates 1,200 years of history in Harrow. With free entry, a host of exhibitions and activities, there's plenty to see, do and learn. And when you want to take a break, just head for the café.



3 minutes



STANMORE COUNTRY PARK

Once part of the grounds of an eighteenth-century mansion, and before that ancient woodland, the park features a nature trail, abundant wildlife such as muntjac deer, majestic hornbeam trees and stunning views over central London.



11 minutes



RUISLIP LIDO

Nestled on the edge of the Ruislip Woods is this 60-acre lake with its sandy beaches, miniature railway and picturesque nature walks that feel a million miles away from the hustle of



27 minutes

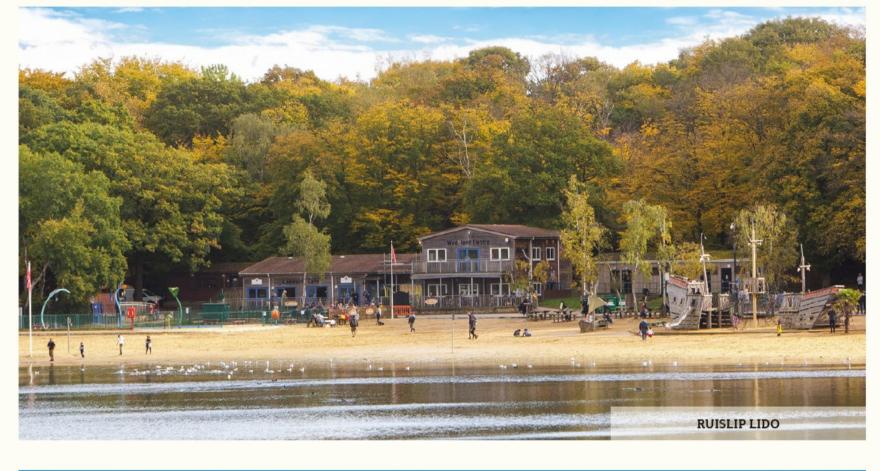
A charming and historic neighbourhood surrounded by boutique shops, independent restaurants and the infamous Hampstead Heath, a 790-acre park beloved by locals.

HAMPSTEAD HEATH





33 minutes





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ROBERTSON APARTMENTS

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BEAUTIFUL INTERIORS DESIGNED FOR MODERN LIVING

Choose a one, two or three-bedroom home in Robertson
Apartments and you'll enjoy a spacious, thoughtfully designed
property full of natural light. These contemporary homes are
perfectly located in Eastman Village to make use of the Green Link
and on-site amenities.



Open-plan living areas feature large windows, and every kitchen is equipped with a range of modern appliances that make cooking a pleasure achieving a refined contemporary aesthetic.



All homes within the development also have their own private balcony or terrace: a generously sized extension of living space and ideal for outdoor dining or simply relaxing in the gentle ambiance of Eastman Village.



Our bathrooms and en suites come with stylish white and chrome fittings and are finished in attractive ceramic tiling.

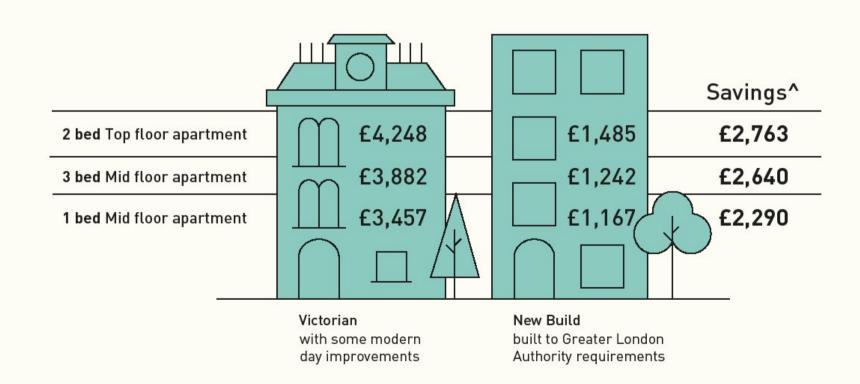


ENERGY EFFICIENT HOMES

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At Eastman Village, our on-site carbon efficient energy centre provides heating across the development, reducing carbon emissions by over 35%, meaning your brand-new **Barratt London home could be up to 65% cheaper to run**^.

Everyday items such as taps and toilet flushes have been carefully designed to be more efficient. We install aerated taps as standard as these devices control the amount of water that flows through the tap without affecting the water pressure as they mix the water with air, decreasing your overall consumption. Dual-plated toilet flushes allow the customer to select the amount of water utilised per flush, with the intention of **conserving resources and reducing water bills**.



^Indicative figures, based on research from Briary Energy, September 2022

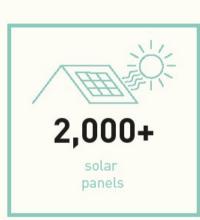
ENRICHMENT THROUGH BIO-DIVERSITY

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We understand the importance of nature, not only for the wellbeing of our planet, but for our homebuyers too. We are committed to demonstrating a minimum biodiversity net gain of 10% by 2023 across all our developments, meaning there will be more wildlife aft er we leave than there was before!

At Eastman Village, specialised landscaping will encourage biodiversity with grassland, flowering lawn, scattered trees, and native woodland copses, as well as **shrub**, **herbaceous**, **bulb** and **perennial planting**. Climbing species have been introduced within a green wall at the development, along with swale grassland, a pond, and the planting of a native hedgerow.

















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One-bedroom apartment

Two-bedroom apartment

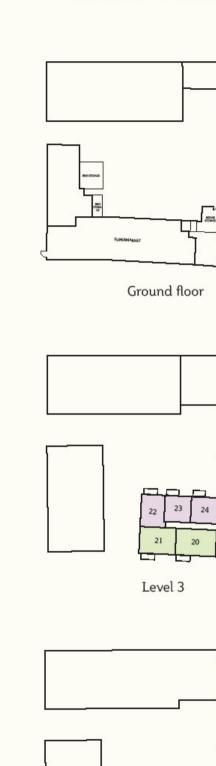
Three-bedroom apartment

Robertson Apartments

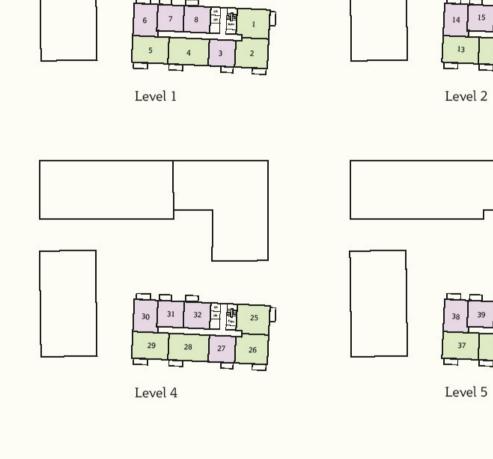
Completed

Future Phase

25



Level 6





Plot 14, 22, 30, 38

TERRACE BEDROOM LIVING/DINING BATHROOM " KITCHEN

Plot 6

N

Level 1

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Plot 6 (1) Living/Dining TOTAL AREA 20'2" x 11'0" (6155 x 3363mm) 609 sq ft (56.6 sq m) Terrace 15'2" x 9'3" (4615 x 2830mm) 13'3" x 4'9" (4050 x 1500mm)

7'3" x 6'9" (2200 x 2050mm) 9'0" x 7'4" (2750 x 2229mm)

N Level 2, 3, 4, 5

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Plot 14 (2), 22 (3), 30 (4), 38 (5) Living/Dining TOTAL AREA 20'2" x 11'0" (6155 x 3363mm) 609 sq ft (56.6 sq m) 15'1" x 9'3" (4615 x 2830mm) 11'1" x 4'9" (3375 x 1500mm)

9'0" x 7'4" (2750 x 2229mm)

7'3" x 6'9" (2200 x 2050mm)

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EASTMAN VILLAGE

27

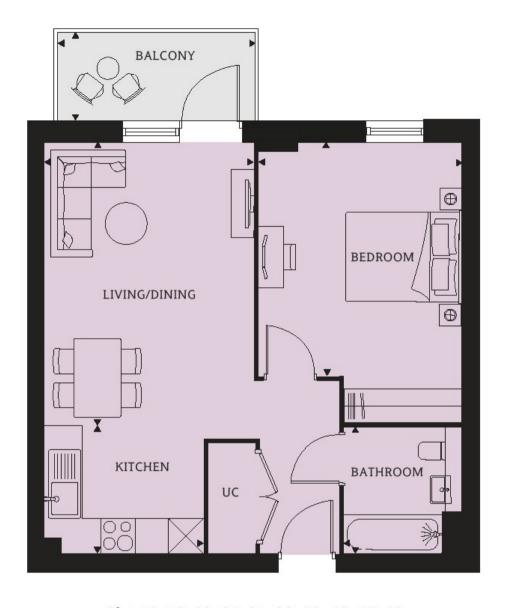


Plot 3, 11, 19, 27 & 35



ROBERTSON APARTMENTS

1-BEDROOM APARTMENT



Plot 15, 16, 23, 24, 31, 32, 39, 40, 45, 46

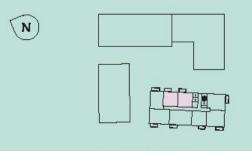


29



Living/Dining TOTAL AREA 15'3" x 11'9" (4655 x 3620mm) 553 sq ft (51.4 sq m) 12'4" x 11'6" (3790 x 3545mm) 11'1" x 4'9" (3375 x 1500mm) 7'3" x 6'9" (2200x 2050mm) 9'0" x 8'0" (2750 x 2450mm)

Plot 3 (1), 11 (2), 19 (3), 27 (4), 35 (5)





Plot 15, 16 (2), 23, 24 (3), 31, 32 (4), 39, 40 (5), 45, 46 (6) Living/Dining TOTAL AREA 15'3" x 11'9" (4655 x 3620mm) 553 sq ft (51.4 sq m) 13'2" x 11'6" (4020 x 3500mm) 11'1" x 4'9" (3375 x 1500mm) 7'3" x 6'9" (2200 x 2050mm) 9'0" x 8'0" (2750 x 2450mm)

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EASTMAN VILLAGE



Plots 2, 10, 18, 26, 34

TERRACE BEDROOM LIVING/DINING

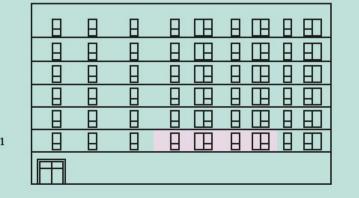
Plot 7, 8

UC

KITCHEN

N

Level 1



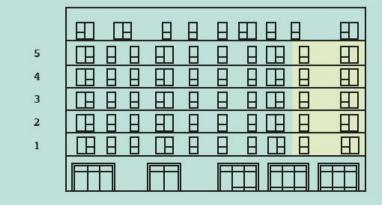
Plot 7, 8 (1) Living/Dining TOTAL AREA 15'3" x 11'9" (4655 x 3620mm) 553 sq ft (51.4 sq m) Terrace

7'3" x 6'9" (2200 x 2050mm)

9'0" x 8'0" (2750 x 2450mm)

N

Level 1, 2, 3, 4, 5



Plots 2 (1), 10 (2), 18 (3), 26 (4), 34 (5)

Living/Dining En suite 14'2" x 11'8" (4135 x 3613mm) 7'3" x 5'1" (2200 x 1550mm) Bedroom 1 Kitchen 12'4" x 11'6" (3790 x 3545mm)

Bedroom 2 TOTAL AREA 12'2" x 9'2" (3715 x 2805mm)

Balcony 7'3" x 6'9" (2200 x 2050mm)

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31

13'2" x 11'6" (4020 x 3500mm) 11'1" x 4'9" (3375 x 1500mm)

BATHROOM

10'0" x 8'0" (3050 x 2450mm)

755 sq ft (70.1 sq m)

13'3" x 4'9" (4050 x 1500mm)

Plots 5, 13, 21, 29, 37



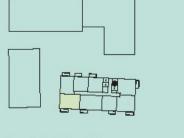
ROBERTSON APARTMENTS

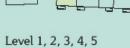
2-BEDROOM APARTMENT



Plots 1, 9, 17, 25, 33









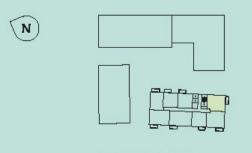
Living/Dining En suite 17'3" x 11'9" (5255 x 3643mm) 7'3" x 5'1" (2200 x 1550mm) Bedroom 1 TOTAL AREA 12'4" x 10'9" (3750 x 3350mm) 758 sq ft (70.4 sq m)

12'4" x 9'0" (3750 x 2750mm) 13'3" x 4'9" (4050 x 1500mm)

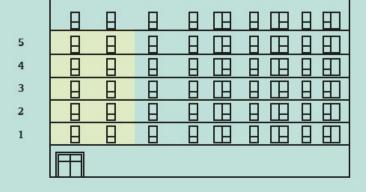
7'3" x 6'9" (2200 x 2050mm)

Plots 5 (1), 13 (2), 21 (3), 29 (4), 37 (5)

12'4" x 11'6" (3790 x 3545mm)



Level 1, 2, 3, 4, 5



7'3" x 6'9" (2200 x 2050mm)

Living/Dining

Bedroom 1

Kitchen 10'0" x 8'0" (3050 x 2450mm)

12'4" x 11'6" (3790 x 3545)

Plots 1 (1), 9 (2), 17 (3), 25 (4), 33 (5)

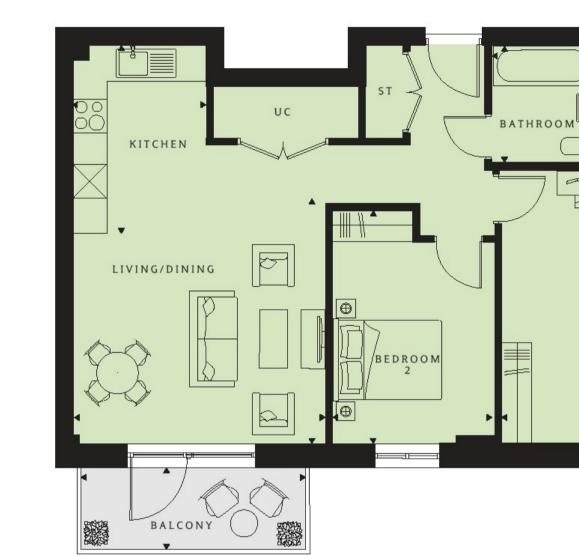
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EASTMAN VILLAGE

En suite 14'2" x 11'8" (4135 x 3613mm) 7'3" x 5'1" (2200 x 1550mm) TOTAL AREA

755 sq ft (70.1 sq m)

12'2" x 9'2" (3715 x 2805mm) 13'3" x 4'9" (4050 x 1500mm)



Plot 4, 12, 20, 28, 36

BEDROOM LIVING/DINING KITCHEN BEDROOM

Plot 41

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Level 6

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Plot 41 (6) Kitchen En suite 13'7" x 6'0" (4200 x 1850mm) 7'3" x 5'1" (2200 x 1550mm) Living/Dining TOTAL AREA 19'0" x 10'9" (5800 x 3349mm) 857 sq ft (79.6 sq m) 11'11" x 11'6" (3626 x 3511mm) 13'2" x 4'9" (4020 x 1500mm) Bedroom 2

Bathroom 7'3" x 6'9" (2200 x 2050mm)

14'4" x 10'1" (4375 x 3069mm)

N

Level 1, 2, 3, 4, 5

Plot 4 (1), 12 (2), 20 (3), 28 (4), 36 (5) Living/Dining 14'9" x 14'1" (4509 x 4287mm) 7'3" x 5'1" (2200 x 1550mm) Bedroom 1 TOTAL AREA 15'8" x 11'1" (4825 x 3400mm) 826 sq ft (76.7 sq m) 13'8" x 9'8" (4207 x 3000mm) 13'3" x 4'9" (4050 x 1500mm) 7'3" x 6'7" (2200 x 2000mm)

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EASTMAN VILLAGE

35

Kitchen

11'0" x 7'10" (3350 x 2382mm)

BEDROOM

37

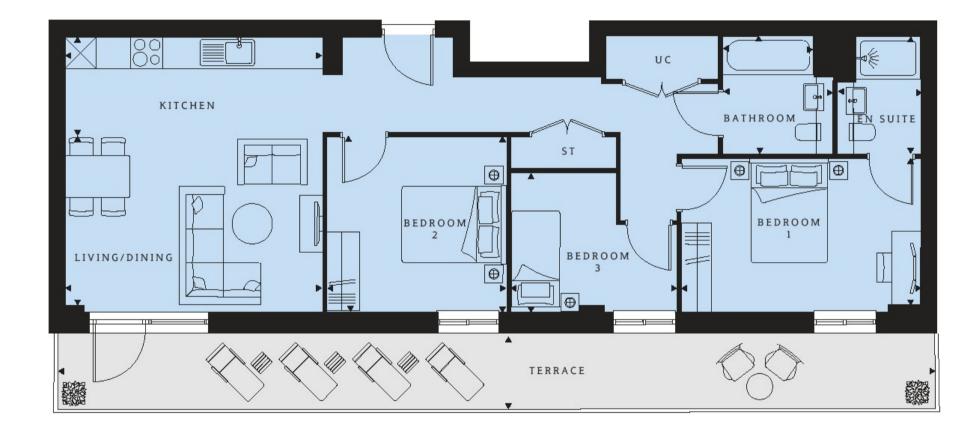
ROBERTSON APARTMENTS

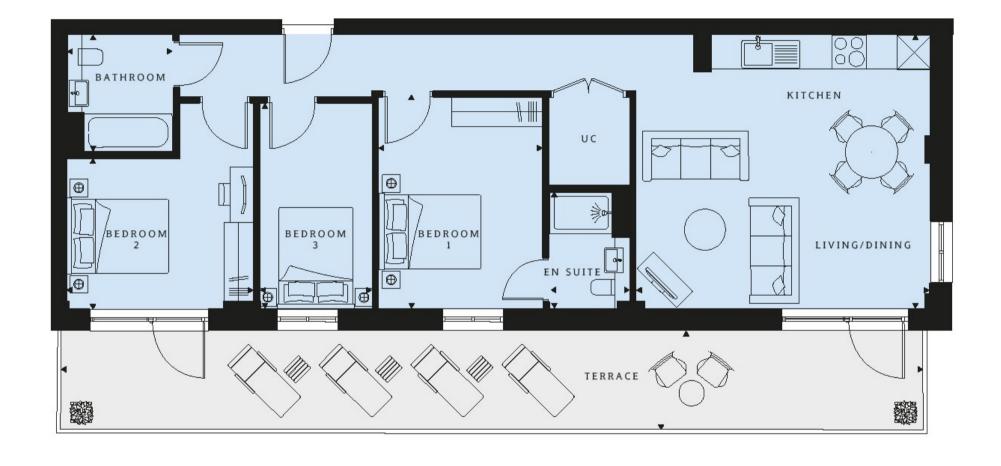
3-BEDROOM APARTMENT



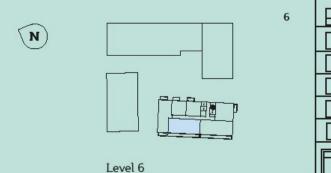
ROBERTSON APARTMENTS

3-BEDROOM APARTMENT





Plot 43



Living/Dining
15'9" x 11'0" (4775 x 3343mm)

Bedroom 1
14'2" x 9'6" (4450 x 2913mm)

Bedroom 2
10'8" x 10'9" (3350 x 3312mm)

Bedroom 3

Total Area
868 sq ft (80.6 sq m)

Bedroom 3

Terrace

Bedroom 3 10'3" x 8'6" (3090 x 2632mm) Bathroom 7'3" x 6'9" (2200 x 2050mm)

Terrace 54'6" x 4'11" (16650 x 1500mm)

Plot 43 (6)

N Level 6

 Living/Dining
 Kitchen

 18'5" x 11'0" (5625 x 3343mm)
 13'9" x 6'1" (4200 x 1850mm)

 Bedroom 1
 En suite

 13'4" x 10'8" (4063 x 3250mm)
 7'3" x 5'1" (2200 x 1550mm

 Bedroom 2
 TOTAL AREA

 9'6" x 11'8" (2913 x 3555mm)
 922 sq ft (85.7 sq m)

 Bedroom 3
 Terrace

Plot 42 (6)

12'4" x 7'1" (3791 x 2150mm) 53'9" x 4'11" (16430 x 1500mm)

Bathroom
7'3" x 6'9" (2200 x 2050mm)

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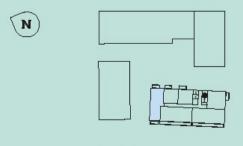
EASTMAN VILLAGE

ROBERTSON APARTMENTS

3-BEDROOM APARTMENT



Plot 44



Level 6



Plot 44 (6)

Living/Dining Kitchen 17'9" x 10'7" (5413 x 3217mm) 15'9" x 6'1" (4800 x 1850mm)

Bedroom 1 En suite 11'4" x 10'5" (3462 x 3200mm) 7'3" x 5'1" (2200 x 1550mm)

Bedroom 2 TOTAL AREA 14'2" x 9'0" (4315 x 2730mm) 912 sq ft (84.7 sq m)

7'3" x 6'9" (2200 x 2050mm) 11'3" x 10'5" (3462 x 3200mm)

Bedroom 3 Balcony 11'8" x 9'5" (3345 x 2813mm) 11'1" x 4'9" (3375 x 1500mm) Terrace

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APARTMENT SPECIFICATION

KITCHEN

Individually designed kitchens with soft-close doors and drawers

Matching worktops and upstands

Stainless steel bowl sink and chrome tap

Fully integrated appliances including oven, hood, ceramic hob, dishwasher and fridge/freezer

BATHROOM

White hand wash basin

Back to wall WC pan with soft close WC seat

White acrylic bath

Heated towel rail

Porcelain floor tiles

Shaver socket

Ceramic wall tiles

GENERAL

Video door entry

BT TV/Sky Q/FM connectivity in living area

Fibre broadband connectivity

Pendant lighting in hallway, living area and bedrooms

Downlights in kitchen and bathrooms

Engineered laminate flooring to hallway, kitchen and living/dining areas

BEDROOMS

Carpet to bedrooms

EN SUITE

White hand wash basin

Toilet with soft-close pan

White shower tray

Heated towel rail

Porcelain floor tiles

Shaver socket

Ceramic wall tiles

COMMUNAL AREAS AND FACILITIES

Lifts to all floors

Entrance foyer within each block

Car parking*

* Car parking available for selected homes at an additional cost

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ADDITIONAL INFORMATION

ADDRESS

Harrow View, Harrow, Middlesex, HA1 4TY

Local authority London Borough of Harrow

ESTIMATED CHARGES

Charges apply. Please speak to a Sales Adviser for more information

PARKING

Parking spaces are limited, available at an additional cost

MISCELLANEOUS

Building Warranty 10 year NHBC**

Length of lease 999 years from 1 May 2018

Robertson Apartments estimated completion date:
Winter 2025

Reservation deposit £2,000†

Terms of payment 10% of purchase price payable on exchange, balance of purchase price to be paid on completion

VENDOR'S SOLICITOR

Winckworth Sherwood

Telephone 020 7593 5054

Email leccottteam@wslaw.co.uk

Address 5 Montague Close, London SE1 9BB



NEW HOMES QUALITY CODE

Housebuilders and developers who build new homes will be expected to register with the New Homes Quality Board (NHQB). As long as a housebuilder or developer has followed the correct registration process, including completing the necessary training, introducing a complaints procedure, and following other processes and procedures that are needed to meet the requirements of this New Homes Quality Code (the code), they will become a registered developer.

Registered developers agree to follow the code and the New Homes Ombudsman Service, including accepting the decisions of the New Homes Ombudsman in relation to dealings with customers. If a registered developer does not meet the required standards, or fails to accept and act in line with the decisions of the New Homes Ombudsman, they may have action taken against them, including being removed from the register of registered developers.

The code sets out the requirements that registered developers must meet. The code may be updated from time to time to reflect changes to industry best practice as well as the decisions of the New Homes Ombudsman Service.

All homes built by registered developers must meet building-safety and other regulations. All registered developers should aim to make sure there are no snags or defects in their properties before the keys are handed over to a customer. If there are any snags or defects, these should be put right within the agreed timescales.

What the code covers

For the purposes of this code, 'customer' means a person who is buying or intends to buy a new home which they will live in or give to another person. (If a new home is being bought in joint names, 'the customer' includes all the joint customers.) However, the New Homes Quality Board have also started work to consider other groups of customers and what they should be able to expect from a new home. This includes shared owners and people who are buying a new home to let to other people. Any changes the New Homes Quality Board make to the code to reflect the needs of other groups of customers will be developed through consultation, and they will continually assess and review the effectiveness of the code, and any new laws or regulations that apply. Other areas which are not covered by the code are claims for loss of property value or blight (where a property falls in value or becomes difficult to sell because of major public work in the area), personal injury or claims that are not covered by the scheme rules of the New Homes Ombudsman Service.







BARRATT LONDON'S VISION

Since the construction of our first London development in 1982, our goal has been to provide high-quality homes for all Londoners by focusing on excellence in design, construction and customer service. The supply of new housing is essential to the continued growth of London as a major global city and Barratt London is proud to be contributing to this with the delivery of 1,500 new homes each year.

FIVE-STAR CUSTOMER SERVICE

As part of Barratt Developments PLC, the UK's most recommended housebuilder, we are fully committed to delivering a superior service for our customers and have been awarded the maximum five-star rating for customer satisfaction by the Home Builders Federation every year since 2010*. For our customers, this means that when you buy a Barratt London home, you can be confident you are buying a home of quality and receiving the very best in customer service.

REAL PEACE OF MIND

Not only does every Barratt London home come with a ten-year structural guarantee from the NHBC, it also comes with a two-year fixtures and fittings warranty**, giving you added peace of mind from the moment you move in.

We are the only major national housebuilder to be awarded this award every year, since 2010. "we refers to the Barratt Developments PLC group brands including Barratt London, Barratt Homes and David Wilson Homes. ** First two years covered by Builder Warranty and NHBC Guarantee or similar. Years three-ten covered by NHBC insurance or similar. Full exclusions and limitations can be found on the NHBC website. †Reservation deposit is refundable subject to admin costs incurred by Barratt London. Please note that all Images are for illustrative purposes only. Final elevations of the property purchased may differ from those shown. Images include optional upgrades at additional cost. Please see our image Disclaimer for further details. The features, designs, materials and visual depictions of and in our Show Apartments and in our Show Apartment photography must be treated as general illustration and guidance. Images may also include upgrades which are available at extra cost. Furniture and furnishings are not included. Fixtures, fittings and specification may be subject to change as necessary and without notice and their accuracy or completeness is not guaranteed. Nor are they intended to form part of any contract or a warranty unless specifically incorporated into the contract. Please ask your Sales Adviser for the current specification. Individual features such as windows, brick and other materials' colours may vary, as may drainage, heating and electrical layouts. Specification may be subject to change as necessary and without notice. Development layouts and landscaping, specification, dimensions and computer generated images are not intended to form part of any contract or warranty unless specifically incorporated in writing into the contract. The development name, Eastman Village and building names are for marketing purposes only and may not be the designated postal address, which may be determined by The Post Office. All information in this document is correct to the best of our knowledge at the time of issue August 2023. Calls to 03 numbers are charged at the same rate as dialling an 01 or 02 number. If your fixed line or mobile service has inclusive minutes to 01/02 numbers, then calls to 03 are counted as part of this inclusive call volume. Non-BT customers and mobile phone users should contact their service providers for information about the cost of calls. See www.barratthomes.co.uk for full details, BDW Trading Limited (number 0318173) whose registered office is at Barratt House, Cartwright Way, Forest Business Park, Bardon Hill, Coalville, Leicestershire LE67 1UF ("BDW") is a subsidiary of Barratt Developments PLC











The memories you want tomorrow you must make today.