

# Q3 PROJECT PORTFOLIO

Luxury Residential, Investment Opportunities,  
Wealth Management and Income Generating Assets  
for private & corporate investors



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# ASCOT POLO VILLAS

From: £815,900 | Reserve: £5,000 | Completes: Q3 2017

*With a royal heritage, Ascot offers an eclectic mix of high street names, fashionable independent boutiques, cafes, country pubs & eateries.*

-  Ascot Racecourse  
6 mins
-  Heathrow Airport  
22 mins
-  High Street  
7 mins
-  Ascot Park Polo Club  
18 mins
-  Ascot Station  
8 mins
-  Wentworth Golf Club  
13 mins

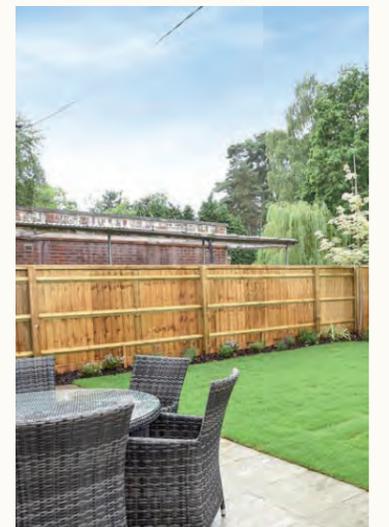
## DEVELOPMENT & LOCATION

14 exclusive 3 and 4 bed houses located in the Royal Borough of Windsor & Maidenhead, featuring unique Ralph Lauren interiors. Picture postcard English countryside, scenic gardens and extensive parkland are all within easy reach of Ascot Polo Villas.

## AREA & NEARBY

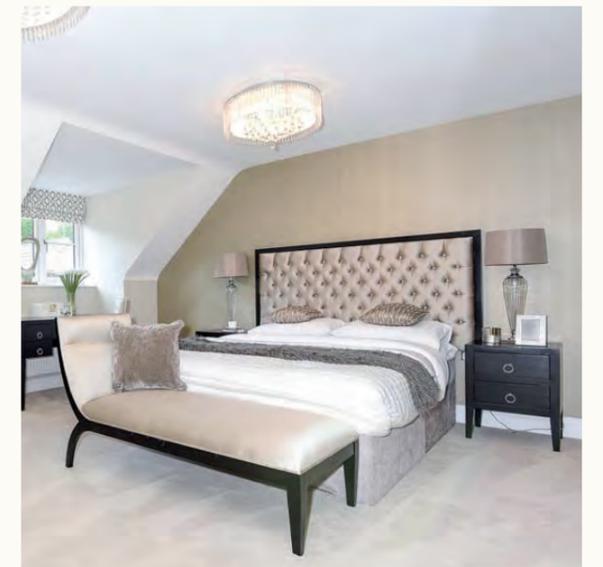
Many historic attractions include Windsor Castle, Windsor Forest, Windsor Great Park and Virginia Water, all areas of exceptional beauty. Minutes away to the South lies Ascot Racecourse, one of the oldest courses in the United Kingdom, while Legoland Windsor is situated just minutes away to the north.

Perfectly placed when it comes to leisure pursuits, the villas are close to some of the UK's best golf courses and polo clubs, while the surrounding parkland is ideal for long walks, cycling and horse riding.



## Overview

- 14 Exclusive houses consisting of 3 & 4 bed variants situated in Ascot
- Unique Ralph Lauren interiors
- 1.5 miles from the world famous Ascot race course
- Landscaped front garden
- AEG appliances
- Reserve for £5,000





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## MUSWELL HILL

From: £748,000 | Reserve: £5,000 | Completes: Q3 2017

*Muswell Hill comprises luxury penthouses and tranquil garden residences, all ideally situated for access to London.*

### DEVELOPMENT & LOCATION

Muswell Hill Grange is a stunning development located in the London Borough of Barnet, just 27 minutes from King's Cross, London.

Comprising 36 one, two and three bedroom apartments, each has exclusive qualities — with the five luxurious penthouse balcony suites command views over the city of London and its unrivalled skyline.

### AREA & NEARBY

Muswell Hill has a relaxed, cosmopolitan atmosphere, enhanced with large green open spaces (Alexandra Park 196 acres) and stunning views over London. The Broadway, is the nearby independent boutique shopping parade, lined with child friendly cafes, bistros and restaurants adding to the areas charm.



Westminster  
44 mins



Heathrow Airport  
50 mins



High Street  
3 mins



Hampstead Golf Club  
14 mins



Highgate Station  
8 mins



Alexandra park  
3 mins



### Overview

- 36 luxury 1,2 & 3 bed apartments
- 27 minutes from Kings Cross
- Concierge service
- Private gymnasium
- Modern kitchens with integrated appliances
- Underground parking available
- Reserve for £5,000

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# LAKESIDE POLO VILLAS

From: £1,210,000 | Reserve: £5,000 | Completes: Q2 2019

*Beautiful design, complementing a stunning waterside location — Lakeside Polo Villas represent the perfect second home.*

-  Epsom Racecourse 46 mins
-  Gatwick Airport 34 mins
-  Kensington High St 60 mins
-  On-site Polo Club 5 mins
-  South Downs Park 46 mins
-  On-site PGA Golf Course 5 mins

## DEVELOPMENT & LOCATION

Beautiful waters edge living situated in acres of rolling Surrey countryside and under an hour from London.

The 39 luxury 3-4 bedroom villas are situated within The Lakeside Hotel, Golf & Country Club estate, which features a US PGA specification bent grass course designed by leading golf architects Hawtree.

## AREA & NEARBY

Situated within the The South Downs, this area of outstanding natural beauty is ready to explore and just minutes from the Lakeside Hotel, Golf & Country Club estate.

The estate features a well stocked freshwater lake, Polo Academy, PGA specification golf course, spa facilities and fine dining restaurant, providing the ultimate in outdoor leisure facilities and quintessential English living.



## Overview

- 39 Luxury 3-4 bedroom villas
- Free membership to on-site PGA golf course
- Polo Academy & equine facilities
- Beautiful lakeside views
- Well stocked fishing lake
- Integrated appliances throughout
- Reserve for £5,000





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## ACTON EALING MEWS

From: £878,880 | Reserve: £5,000 | Completes: Q4 2017

*Acton Ealing Mews provides an exclusive opportunity for those seeking that perfect balance of town centre living and city access.*

### DEVELOPMENT & LOCATION

Acton Ealing Mews is a new development in the cosmopolitan area of Ealing London. Located just 30 minutes from Westminster it features a range of apartment types that ensures there is something to suit all tastes.

### AREA & NEARBY

Acton Ealing Mews provides an exclusive lifestyle opportunity for those seeking a perfect balance of town centre amenities, park living and short hops to the city. Its location presents a unique fusion of historic buildings, cutting edge architecture and magnificent views over beautiful landscaped gardens providing the chance to live, work and entertain in luxurious style, with countless amenities nearby including luxurious shopping at Westfield and West End theatre.



Westminster  
30 mins



Heathrow Airport  
15 mins



Westfield  
12 mins



Ealing Golf Club  
13 mins



Ealing Broadway  
12 mins



Gunnersbury Park  
18 mins



### Overview

- Exclusive apartments overlooking parkland
- Cosmopolitan neighbourhood
- One of London's greenest boroughs
- Integrated appliances
- 12 minutes walk to Ealing Broadway Station
- Crossrail future proof investment
- Reserve for £5,000

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# REGENTS PARK VIEW

From: £825,000 | Reserve: £5,000 | Completes: Project complete

*Cutting-edge materials & construction techniques deliver a building embracing sustainable, eco-friendly living.*

-  Westminster 30 mins
-  Heathrow Airport 34 mins
-  Oxford Street 18 mins
-  Gatwick Airport 75 mins
-  Regents Park 2 mins
-  Euston Station 21 mins

## DEVELOPMENT & LOCATION

Situated in Camden, Regents Park View is just a 3 minute walk from the exquisite green open spaces of Regents Park.

Designed as a showpiece to display the architectural dynamic possible with sustainable technologies and renewable energies, Regents Park View represents the epitome of style, sustainability and innovation.

## AREA & NEARBY

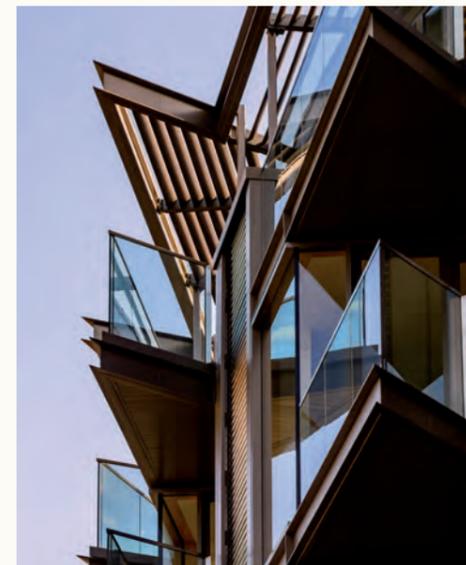
A refined spot for a picnic, Regents Park is home to the Open Air Theatre, Boating Lake and largest outdoor sports area in Central London.

Glamorous gastro pubs and beautiful independent boutiques abound, while the nearby Regent's Canal provides wonderful walks to nearby Little Venice, Lords Cricket Ground, or east towards Kings Cross Basin, Islington or further afield to Shoreditch.



## Overview

- Luxurious 1,2 and 3 bedroom apartments
- 3 minute walk from the Royal Regents Park
- Central London living with unrivalled heritage
- Sustainable, eco-friendly living
- Attractive landscaped communal areas
- Integrated appliances throughout
- Reserve for £5,000





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## FINSBURY PARK

From: £560,000 | Reserve: £5,000 | Completes: Q4 2018



*Situated at the heart of 4.5 acres of green open space, Finsbury Park View offers elevated living and all the amenities of big city living.*

### DEVELOPMENT & LOCATION

Featuring views of the iconic London skyline yet nestled within 4.5 acres of green open space, the waterside location of Stoke Newington Reservoirs is on the doorstep of Finsbury Park, offering a truly unique living experience.

### AREA & NEARBY

Part of an exciting transformation of the Woodberry Wetlands, the area is punctuated with idyllic winding waterside walks characterised by verdant lush greenery and streams. Nearby Stoke Newington is home to organic farmers markets, independent urban village restaurants and welcoming cafés offering an exciting mix of food from all over the world. The nearby reservoirs offer ample opportunity for watersports and waterside running and residents are kept up to date with events at Finsbury Park and the wider area, through a dedicated lifestyle magazine, Source.

- |  |   |
|--|---|
|  Westminster<br>35 mins        |  Heathrow Airport<br>55 mins    |
|  Oxford Street<br>20 mins     |  Finchley Golf Club<br>30 mins |
|  Harringay Station<br>13 mins |  Finsbury Park<br>13 mins      |



### Overview

- Exclusive development of 9 2 bedroom houses
- Relaxed setting
- City/village lifestyle
- 35 minutes to Westminster
- 24/7 concierge
- Gym
- Reserve for £5,000

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# TRENT HOUSE

From: £382,000 | Reserve: £1,000 | Completes: Q1 2018

*New Barnet offers picturesque surroundings and an environment that epitomises the quintessential English countryside.*

-  Westminster 60 mins
-  Heathrow Airport 56 mins
-  Westfield 45 mins
-  Tudor Park Golf 12 mins
-  Covert Way Reserve 10 mins
-  New Barnet Station 8 mins

## DEVELOPMENT & LOCATION

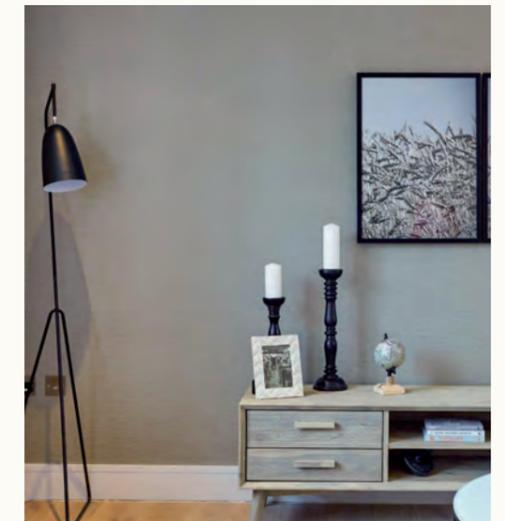
On the borders of rural Hertfordshire, New Barnet boasts the relaxed lifestyle you'd expect from a small town — a leafy, suburban setting with charming independent shops and cafés with a vibrant community spirit.

## AREA & NEARBY

Offering the amenities of central London but the relaxed atmosphere of the rural countryside, Trent House provides a perfect life balance.

An evening film at the cinema can be watched in a charming grade II listed Art Deco building, while myriad artisan English pubs ensure a range of ales and crafted beers.

Restaurants such as Melange offer rustic Southern French and Italian cuisine, while further afield there is the energy of a West End show, or an evening at Ronnie Scott's Jazz Club, complementing the peaceful lifestyle of New Barnet.



## Overview

- 1, 2 & 3 bedroom apartments with parking space
- Individually designed bespoke kitchen units
- Security CCTV monitoring
- Siemens appliances
- 3 minute walk to New Barnet station
- Reserve for £1,000

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## THE RICHMOND

From: £245,000 | Reserve: £1,000 | Completes: Q3 2017

All the advantages of London with a village community feel, The Richmond in Sunbury on Thames has it all on it's doorstep.

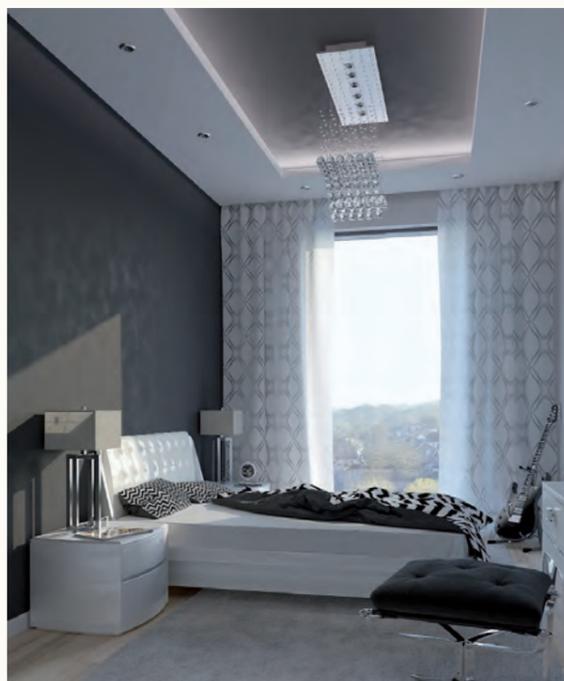
### DEVELOPMENT & LOCATION

Comprising 59 spacious studio, 1 and 2 bedroom apartments, The Richmond brings big city, cosmopolitan living to the neighbourly village community feel of Sunbury on Thames and Spelthorne.

### AREA & NEARBY

Friendly & cosmopolitan describe the unique and affluent area of Sunbury and Spelthorne. Characterised with small parades of shops, larger town and district centres and a retail park in Kew, there is something for everyone in premium, convenience, retailers.

The area has one of the highest number of independent shops in London, from speciality antiques to jewellery and fashion. Further afield the paved courts of Richmond and Church Street in Twickenham, St Margarets, Barnes, East Sheen and Teddington, impart a timeless feel to the area.



Westminster  
57 mins



Heathrow Airport  
11 mins



Westfield  
35 mins



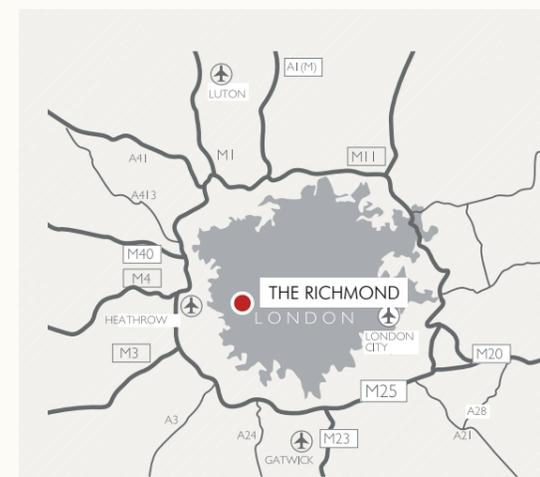
Sunbury Golf Course  
12 mins



Sunbury Station  
10 mins



Richmond Park  
24 mins



### Overview

- A development of 59 units comprising studios, 1 and 2 bedroom apartments
- Secured car parking
- Cycle storage
- Apartments with private terraces or balconies
- Boutique scheme with contemporary design and sleek finishes
- Reserve for £ 1,000

ONLY 7  
UNITS  
REMAIN

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## VICTORIA COURT

From: £382,000 | Reserve: £1,000 | Completes: Q4 2017

*This large & ambitious mixed-use luxury development is just 40 minutes east of London and is set to become the towns new bustling hub.*



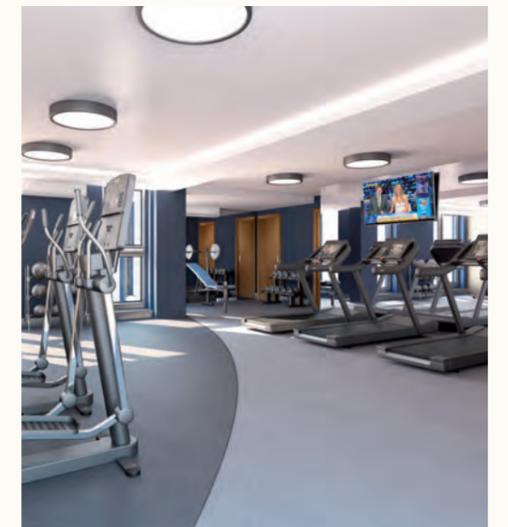
### DEVELOPMENT & LOCATION

Located in Southend, Victoria Court consists of 280 stylish apartments over 10 floors, comprising a mixture of 1 and 2 bedroom apartments, some with balconies and gardens. The luxurious top floors offer magnificent views over the Estuary to the Shard in London.

### AREA & NEARBY

From sophisticated fine-dining restaurants to cosy bistros, there are over 300 places to eat in and around Southend and myriad coffee shops and cafés during the day.

At nearby Leigh on Sea the finest fruits of the sea can be enjoyed at the renowned Cockle Sheds, while further afield are a number of cosy country pubs oozing with English countryside character.



### Overview

- 280 exclusive 1 & 2 bedroom luxury apartments
- Contemporary roof top gardens
- Residential gymnasium
- Concierge service
- Optional secured residential parking
- Flexible payment plan
- Reserve for £1,000





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## STEVENAGE PARK VIEW

From: £189,000 | Reserve: £1,000 | Completes: Q4 2018

*Designed by award winning architects GSA, Stevenage Park View is a stunning mixed use project in the beating heart of Stevenage.*

### DEVELOPMENT & LOCATION

This stunning mixed-use development comprises 202 luxury apartments and high quality retail units. Ideally situated for access to Stevenage's shopping district and railway station, residents' can enjoy the parkland of Town Centre Gardens on their doorstep.

### AREA & NEARBY

Stevenage is one of a handful of modern towns to successfully combine green space with modern city living, with diverse and highly skilled business communities residing alongside English countryside and parkland.

From work, cycling, idyllic green parks for walking, to boutique or retail shopping, eating out to IMAX cinema experiences, everything is situated within easy reach of Stevenage Park View.



Westminster  
47 mins



Heathrow Airport  
65 mins



Oxford Street  
35 mins



Stevenage Golf Centre  
9 mins



Stevenage Station  
7 mins



Knebworth Country Park  
13 mins



### Overview

- A choice of studio, 1 bed and 2 bed apartments
- Open green spaces situated nearby
- 24 minutes to Kings Cross
- Award winning architects behind the stunning mixed use development
- Crossrail future proof investment
- Reserve for £1,000

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# I DUNSTABLE ROAD

From: £175,000 | Reserve: £1,000 | Completes: Q1 2019

*A contemporary urban development situated in one of London's most up & coming dynamic residential and commercial hubs — Luton.*

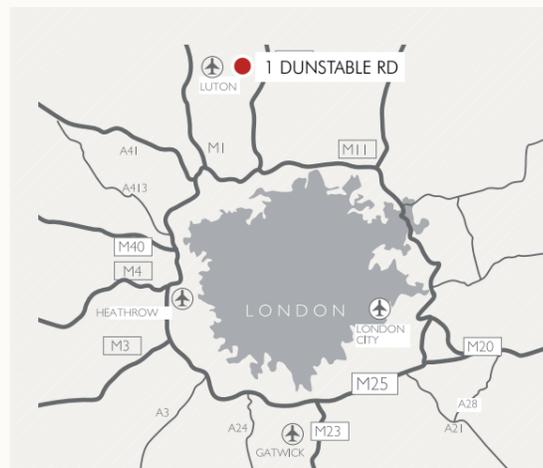
-  Edgware Road 56 mins
-  Luton Airport 8 mins
-  Westfield 52 mins
-  University of Bedfordshire 7 mins
-  Luton Station 8 mins
-  Wardown Park 15 mins

## DEVELOPMENT & LOCATION

One Dunstable Road is a collection of contemporary 1,2 and 3 bedroom apartments set within a fashionable urban quarter of Luton. All the interiors feature a high quality specification through out with sleek lines and sophisticated stylish finishes to complement each apartment.

## AREA & NEARBY

With many of London's famous landmarks, extensive transport links, and cultural attractions right on the doorstep, One Dunstable Road Luton represents an opportunity to own an exceptional income generating rental or young family home with exceptional capital growth potential. With a direct train line to St Pancras in only 25 minutes, One Dunstable Road represents luxurious city living and the perfect starting point for all London has to offer.



## Overview

- A collection of 1, 2 & 3 bedroom luxury apartments
- Nearby Bedfordshire University
- Spacious apartments
- 35 minutes to London
- Commuter friendly
- Crossrail future proof investment
- Reserve for £1,000





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## CITY PARK

From: £67,000 per unit | Reserve: £1,000 | Completes: Q1 2019

*City Park occupies an excellent fringe of city centre location in Bradford's desirable and eminent 'learning quarter'.*

### DEVELOPMENT & LOCATION

City Park is a stunning development in Bradford with facilities aimed at maximising the student experience. A large range of well-equipped en-suite studio apartments are finished to a high specification throughout including features not found in other similar sized units.

### AREA & NEARBY

Situated at the junction of Thornton Road and Tetley Street, the site has frontage to Sunbridge Road and is located in Bradford's eminent 'learning quarter'. Just a 12 minute walk is Bradford University and the nearby Kirkgate Shopping Centre ensuring everything is close at hand.

Designated the 'City of Film' and with Saltaire a UNESCO World Heritage site nearby the area is primed for massive regeneration, with a brand new £275 million Westfield shopping centre.



Leeds  
29 mins



Leeds/Bradford Airport  
30 mins



Kirkgate Centre  
12 mins



University of Bradford  
12 mins



Bradford Interchange  
7 mins



Knebworth Country Park  
13 mins



### Overview

- University of Bradford & shopping centre – 8 minutes
- Leeds Bradford Airport – 30 minutes
- Luxury gym located inside the Tower
- Pilates, yoga & martial arts studio
- 24 Hour concierge & security
- Open-plan study rooms for residents
- Reserve for £1,000

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# THE GROVE, LUTON

From: £175,000 | Reserve: £1,000 | Completes: Q1 2019

*Luton is one of London's residential & commercial hubs. The Grove is a new contemporary design situated in a fashionable urban quarter.*

-  Edgware Road 56 mins
-  Luton Airport 8 mins
-  Westfield 52 mins
-  University of Bedfordshire 7 mins
-  Luton Station 4 mins
-  Wardown Park 15 mins

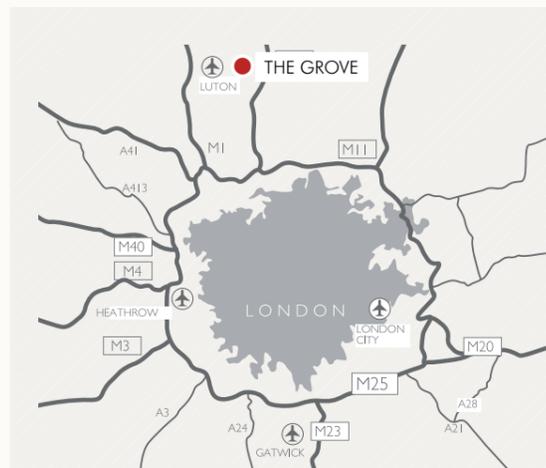
## DEVELOPMENT & LOCATION

The Grove, Luton is a collection of contemporary 1 and 2 bedroom apartments set within a fashionable urban quarter of Luton. All the interiors feature a high quality specification through out with sleek lines and sophisticated stylish finishes to complement each apartment.

## AREA & NEARBY

With many of London's famous landmarks, extensive transport links, and cultural attractions right on the doorstep, The Grove, Luton represents an opportunity to own an exceptional income generating rental or young family home with exceptional capital growth potential.

With a direct train line to St Pancras in only 25 minutes, The Grove, Luton represents luxurious city living and the perfect starting point for all London has to offer.



## Overview

- A collection of 1 & 2 bedroom luxury apartments
- Nearby Bedfordshire University
- Spacious apartments
- 35 minutes to London
- Commuter friendly
- Crossrail future proof investment
- Reserve for £1,000





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## GLOBAL OFFICES

### LONDON OFFICES

The Shard of Glass  
32 London Bridge St,  
London SE1 9SG, UK

Tel: 0044 (0) 203 8712 723  
sales@bentleyandmane.com  
info@bentleyandmane.com

[www.bentleyandmane.com](http://www.bentleyandmane.com)

### UNITED KINGDOM & EUROPE

UNITED KINGDOM (UK)  
Direct line:  
0044 (0) 203 8712 723

RUSSIA (RUS)  
Direct line:  
007 495 6694221

### MIDDLE-EAST NORTH AFRICA (MENA)

SAUDI ARABIA (KSA)  
Direct line:  
00966 (8) 1111 01539

KINGDOM OF QATAR (QAR)  
Direct line:  
00800 100 075

KINGDOM OF BAHRAIN (BHD)  
Direct line:  
00973 161 99368

UNITED ARAB EMIRATES (UAE)  
Direct line:  
8000 3570 2868

### FAR-EAST & ASIA PACIFIC

HONG KONG (HKG)  
Direct line:  
800 906154

SINGAPORE (SNG)  
Direct line:  
00 65 31583053

BRUNEI (BRU)  
Direct line:  
801 4142

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