



ST. MARK'S HOUSE

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## ST. MARK'S HOUSE

### 17 LUXURY APARTMENTS

St. Mark's House is an outstanding development of studio, one and two bedroom luxury new apartments. Each apartment has been elegantly styled and finished to create the perfect home for modern living.



## THAMES-SIDE LIVING

The apartments are located in the quiet Thames-side village of Bourne End, only two minutes' walk from Bourne End station. Trains to London Paddington via Maidenhead take approximately 37 minutes and will be faster still once Crossrail opens in 2021. The town offers a full range of local amenities including an M&S Simply Food, Co-op, Tesco and Costa Coffee.

Nearby Marlow and Beaconsfield are vibrant local towns with extensive shopping and a wonderful choice of restaurants, pubs, bars and cafés. Both Marlow and the historic village of Cookham are just a stroll away along the beautiful Thames Path and there are no end of other walks in the rolling countryside around the town. If you're a sports enthusiast you can choose from any number of local clubs offering rowing, sailing, golf, tennis, cricket, rugby and more.





St Marks House,  
Station Rd, Wooburn Green,  
Bourne End, SL8 5QF

## TRANSPORT



Bourne End station is a two-minute walk away (0.1 miles) and gives access into London Paddington via Maidenhead (37 minutes). This service will be transformed when the new Elizabeth line (Crossrail) opens later this year or early 2020 with journeys direct to Tottenham Court Road (40 minutes) and Liverpool Street (46 minutes).\*

Nearby Beaconsfield gives rail access to London Marylebone in 33 minutes. Amersham underground station (Metropolitan line) is 10 miles away.

The M40 motorway is 4.2 miles away from St. Mark's House (10 minutes by car) and the M4 motorway (giving access to Heathrow) 7 miles away (16 minutes by car)

Journey times are approximate. Source: Crossrail, National Rail and Google maps. \* Elizabeth line opening date not yet confirmed.





## SPECIFICATION

- Curated and designed by top interior designers Space Consultancy
- Built in joinery including bespoke wardrobes, vanity units and TV units (to selected flats)
- Individually designed bespoke kitchens with Statuario Quartz worktops
- Integrated appliances
- Bosch hob and oven
- Luxurious marble bathrooms with built in vanity units and underfloor heating
- Control thermostats
- Double-glazed sash windows
- Wiring for Sky +
- Isolated acoustic structures for improved sound insulation between apartments
- Waterproofing membrane to all walls and floors to significantly reduce the risk of water damage between apartments
- 10-year structural defects warranty and minimum one-year guarantee on all appliances



MISREPRESENTATION ACT: These particulars are not to be considered as a formal offer, they are for information only and give a general idea of the property. They are not to be taken as forming any part of a resulting contract, nor to be relied upon as statements or representations of fact. Whilst every care has been taken in their preparation, no liability can be accepted for their inaccuracy. Intending purchasers must satisfy themselves by personal inspection or otherwise as to the correctness of these particulars which are issued on the understanding that all negotiations are conducted through the developer or its agent. In view of our continuing aim to improve our developments the detailed specification and/or layouts may change.







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## ABOUT THE DEVELOPER

Luxgrove Homes has an outstanding reputation for building luxurious high quality homes. Committed to offering a personable and efficient service to customers, Luxgrove is forever seeking to outdo itself on design, quality and value. Its steadfast passion for doing so has helped it achieve its status as one of London's most reliable and trusted home builders.

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