

# THE GREEN QUARTER

WEST LONDON

## THE HARRIS



**Berkeley**  
Designed for life

THE HARRIS





## CONTENTS

**05**

The Green  
Quarter

**08**

Development  
Plan

**10**

Parkside

**12**

Quarter  
Yard

**14**

Residents'  
Facilities

**20**

The Harris

**22**

A Different  
Perspective

**24**

Interior  
Inspiration

**26**

Interiors

**36**

Interior  
Selections

**38**

Specifications

**40**

The Harris  
Floorplans

**60**

Why Berkeley

**64**

MyHome Plus

**68**

Contact

# REMARKABLE BY NATURE

## WELCOME TO THE GREEN QUARTER

The Green Quarter is no ordinary place to live. Here, you'll enjoy the benefits of modern urban living in a truly remarkable setting, with nature at its very heart.

The Harris is the latest addition to the transformation of this former brownfield site into one of the most biodiverse neighbourhoods in the UK.

Crafted by renowned interior design studio Atellior, The Harris' suites, one and two-bedroom apartments feature timeless material palettes designed for style with sustainability in mind. Apartment balconies overlook residents' podium gardens and out across Central Gardens, the 4.5-acre landscaped park that is the focal point of The Green Quarter.

Offering the convenience of a wide range of residents' facilities, you'll also enjoy the flexibility of super-fast connections across London with the Crossrail station only a short stroll away.



Computer Generated Image is indicative only and subject to change



# THE HARRIS

The homes at The Harris are located within the second stage of Parkside, one of four character areas at The Green Quarter.

As part of a thriving neighbourhood, you'll be able to enjoy events at the amphitheatre as well as play spaces and trails threaded through the leafy expanse of Central Gardens - an expansive new public park for the whole community. For a little extra rest and relaxation, the secluded residents-only podium garden at the foot of your apartment building is the perfect spot.

## THE HARRIS

Apartment Type	
Suites	7
1 Bedroom	29
2 Bedrooms	48

### The Green Quarter Masterplan



Maps are not to scale and show approximate locations only. Site plan is indicative only and subject to change. In line with our policy of continuous improvement we reserve the right to alter the layout, building style, landscaping and specification at anytime without notice. \*Right to park only.



# PARKSIDE

**Between the apartments and the tree-lined boulevard is a series of neighbourhood spaces the community can use.**

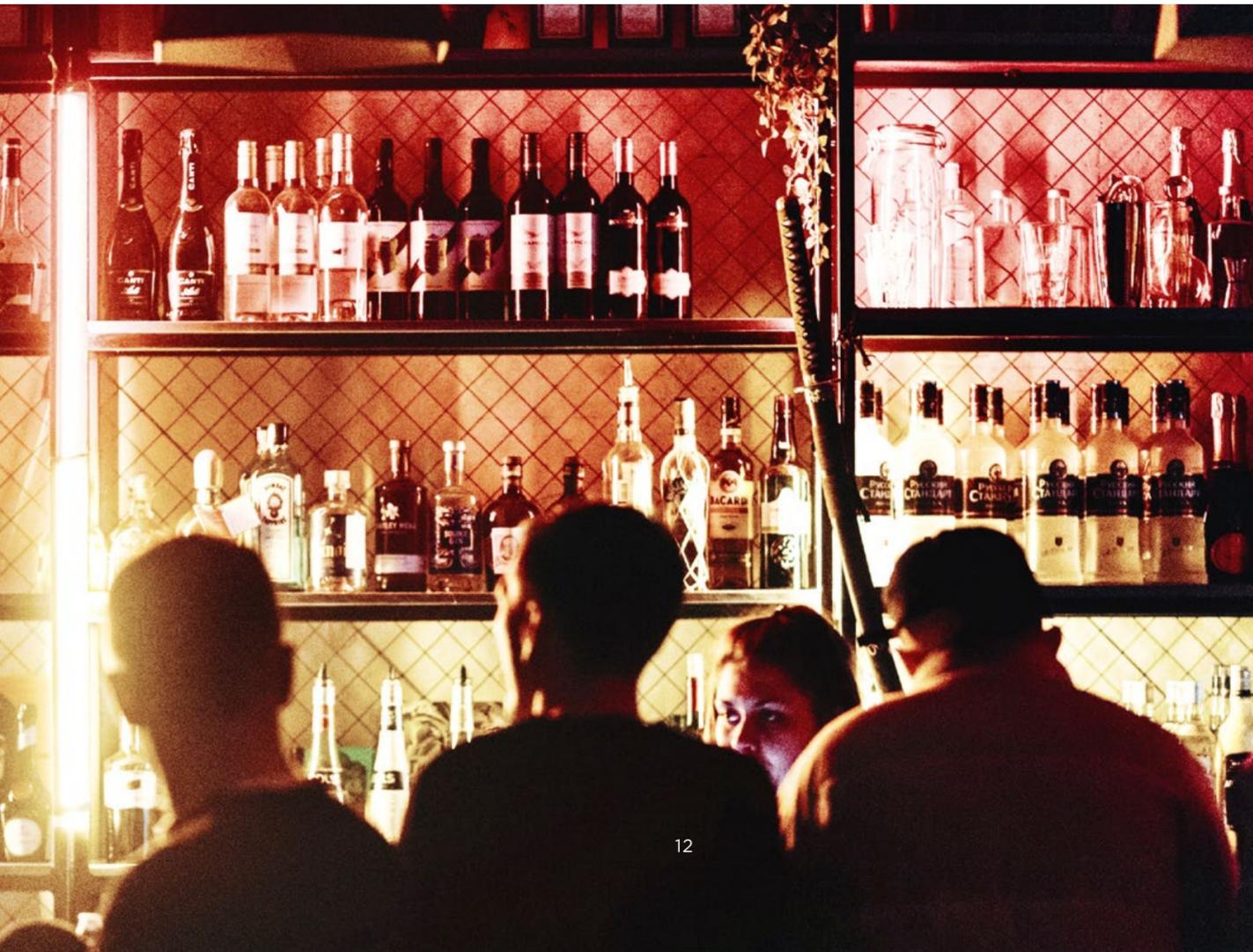
Spanning almost the entire length of the 4.5-acre Central Gardens, Parkside is the pioneering neighbourhood at The Green Quarter.

Apartments set along the tree-lined boulevard offer striking views across these expansive gardens, including trickling waterways, a community amphitheatre and play spaces.

# QUARTER YARD, A PLACE TO ENJOY

If The Green Quarter is no ordinary place to live then Quarter Yard will be no ordinary place to enjoy yourself. This emerging new neighbourhood next to Parkside will have an eclectic mix of cafés, bars and restaurants and intends to be different. The kind of place you're just as likely to find a speakeasy pop-up next to as an artisan ice cream parlour, or a sourdough pizza joint opposite the latest street food phenomenon. An easy-going kind of place by day with a stunning water feature as a backdrop - by night, the place will come alive with lights and activity.

SHOP  
MEET  
EAT  
DRINK  
PLAY



“The Green Quarter will be a community alive with energy, people and life throughout the day and the evening.”

— ASHLEY KENSINGTON Berkeley

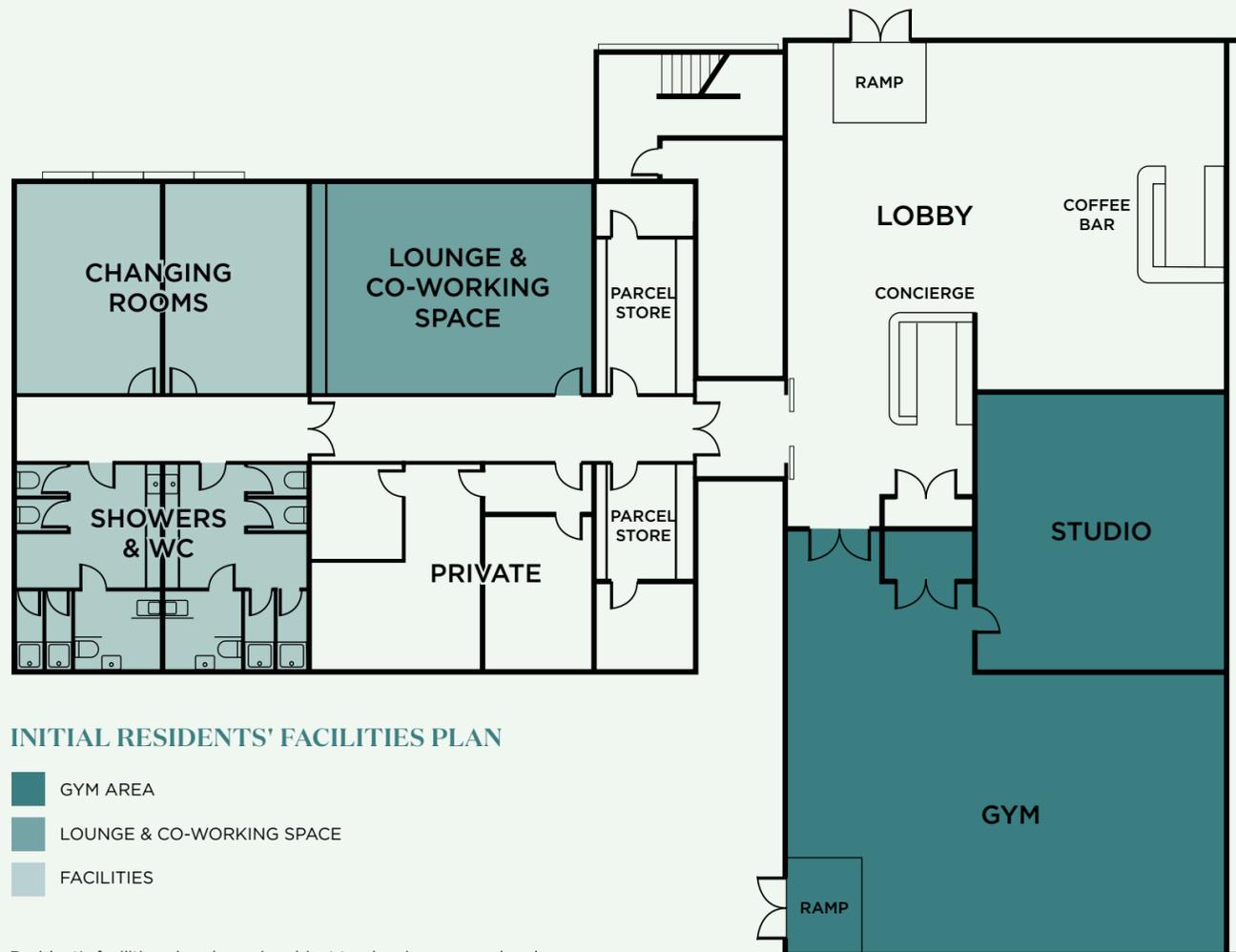


# RESIDENTS' FACILITIES

From the moment you pick up your keys, you'll have access to all the exclusive amenities The Green Quarter already has to offer. Residents-only facilities are just a short walk across Central Gardens and include a relaxing lounge and co-working space as well as a fully-equipped gym and fitness studio.

INITIAL RESIDENTS' FACILITIES INCLUDE:

- GYM
- LOUNGE & CO-WORKING SPACE
- CONCIERGE
- COFFEE BAR
- CAR CLUB
- CYCLE STORAGE & HIRE
- PARKING†



## INITIAL RESIDENTS' FACILITIES PLAN

- GYM AREA
- LOUNGE & CO-WORKING SPACE
- FACILITIES

Resident's facilities plan shown is subject to planning approval and due for completion 2022, this depicts the initial stage of residents facilities. Further amenities/facilities including a swimming pool will be completed at a later date. Floorplan layout indicative only and is subject to change. †Subject to extra cost.

# GYM



The Green Quarter concierge is on-hand to take care of you. If you're working from home, you can spend as much time as you like in a space designed to feel like an extension of your own home - the dedicated co-working space with super-fast broadband plus a café for you to pick up your daily coffee.

# CONCIERGE



# CO-WORKING SPACE



# COFFEE BAR

# CANAL SIDE CAFE



As The Green Quarter community continues to grow, so will the residents-only facilities. You'll soon enjoy access to even bigger and better amenities as well as a new swimming pool.\*

## SWIMMING POOL



# THE HARRIS

Berkeley Group has a strong reputation for quality homes that are built to stand the test of time and has been enhancing nature on every new site for many years. At The Green Quarter, it's no different.

The Harris is the latest apartment building at The Green Quarter to draw on the beauty and tranquility of English botanical gardens. Named after the Harris Garden in Berkshire - home to thousands of plant species - The Harris is at one with nature.

For residents looking for a healthier lifestyle, the proximity to the canal provides the perfect starting point to enjoy a walk or run in the fresh air. Overlooking the green expanse of Central Gardens and private podium gardens, The Harris is built for sustainability and wellbeing. With green roofs and architectural flourishes that attract sunlight into bright, open interiors, the whole apartment building combines organic textures to great effect.

Berkeley Group was awarded 'Sustainable Housebuilder of the Year' in 2020 for the second year running.

## THE HARRIS



# A DIFFERENT PERSPECTIVE

Spacious private balconies offer wide-ranging views out across The Green Quarter. Below, the mature plants and trees of Central Gardens create a wide green avenue that leads from the Quarter Yard at one end of The Green Quarter all the way to the canal at the other.

“At The Green Quarter we believe the benefits of nature and the sense of wellbeing that nature brings should be part of everyday life.”

— KYM JONES Applied Landscape Design



“Berkeley is well-known for quality, so we were excited to search out new ways to ensure everything flows seamlessly – from each apartment, through the building and out onto the gardens outside.”

— UNA BARAC ATELLIOR



## INSPIRED INTERIORS

Interior designer, Una Barac at the Atellior studio, tells us why they are so excited to work with Berkeley and what makes the interiors at The Harris quite unlike anything else.

### OUR VISION FOR THE INTERIORS AT THE HARRIS BEGAN WITH THE IDEA OF NATURE FOLLOWING YOU INDOORS.

We wanted to continue Berkeley’s attention to detail and commitment to creating exceptional places that have something intrinsically special about them. So our concept was built on effortlessly connecting the outdoors to what’s inside, and vice versa. This also gave us an opportunity to produce two very distinct colour palettes so we could offer residents two very different interior styles to choose between.

### ‘LA VERTE’ IS A TIMELESS AND ELEGANT INTERIORS PALETTE, WHEREAS ‘LA INDUSTRIELLE’ IS A FINGER-ON-THE-PULSE KIND OF STYLE.

As the name suggests, La Verte was inspired by nature and has softer details. The green tiling and timber units not only connect to nature, they also provide residents with a blank canvass on which to make their mark. La Industrielle was informed by warehouse-style architecture and heritage brick buildings which brings home the history of the site. This brings with it darker tones and stronger colour contrasts that make it much less subtle and much more of a statement design.

### IT IS THE MATERIAL DETAILS THAT REALLY EMPHASISE THE QUALITY OF THESE BERKELEY HOMES.

There are so many examples but we love the wooden shelving. We pride ourselves on incorporating bespoke joinery into our designs. And the open kitchen shelving just allows you to picture all your favourite things in one place.

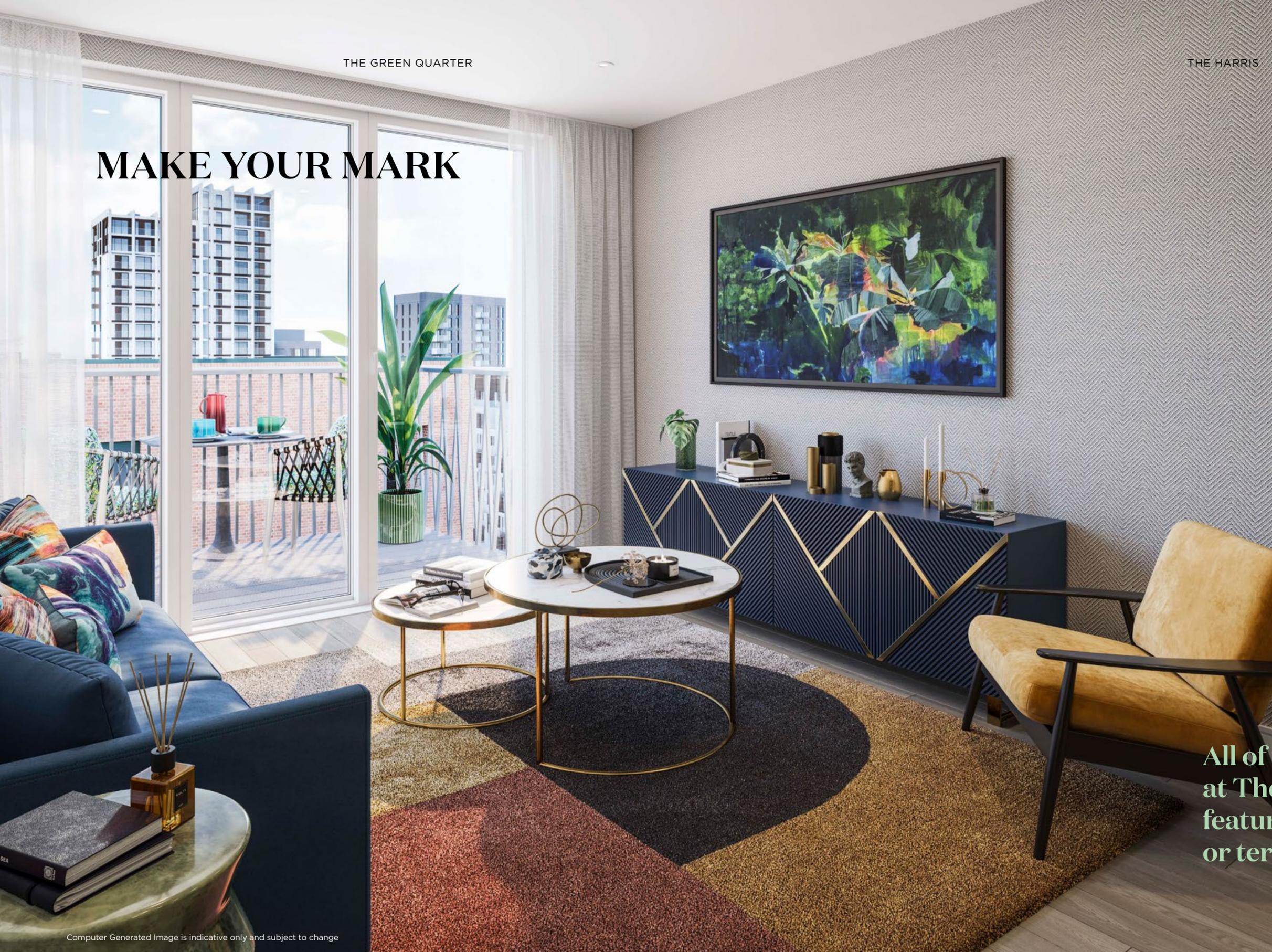


### ‘REMARKABLE BY NATURE’ HAS BEEN THE DEFINING ELEMENT ACROSS ALL THESE DESIGNS.

One thing that is so remarkable about nature is its longevity, and this is reflected in the way we have chosen materials for sustainability as well as style. Berkeley also gave us a great opportunity to do something different with The Harris. We love the details in each apartment – like the pendant lights in the bathrooms – but also some of the bigger features of the building itself, including the stunning entrance lobby. Anyone who sees it for the first time really will feel as if nature has followed them inside before being greeted by the kind of space you might only ever find in a grand upscale hotel.



# MAKE YOUR MARK



Drawing on its enviable position rising high beside Central Gardens, The Harris offers a choice of apartments that all feature private balconies. With two carefully considered material palettes providing the perfect backdrop for your own interior style, these are generous, bright and airy living areas filled with natural light. The perfect spaces for you to simply sit back and unwind.

All of the apartments at The Green Quarter feature private balconies or terraces.

## THE SPACE TO ENTERTAIN

The interior designers have created two distinctly different kitchen styles to suit a range of tastes. La Verte brings earthy tones and a seamless connection between the timber style flooring and custom-fitted cupboards with handle-less soft close doors. La Industrielle offers a series of marked contrasts.

Each design concept includes integrated Bosch energy-efficient appliances as well as matte black brassware. And there is ample room to bring together friends and family – making these the kind of spaces designed to be shared.

These are apartments designed for modern living. The kind of spaces in which you'll feel equally comfortable entertaining or kicking off your shoes and taking it easy.

Stylish contemporary kitchen designs featuring natural timber flooring.



Computer Generated Image of 'La Industrielle' kitchen is indicative only and subject to change

## A RELAXING RETREAT

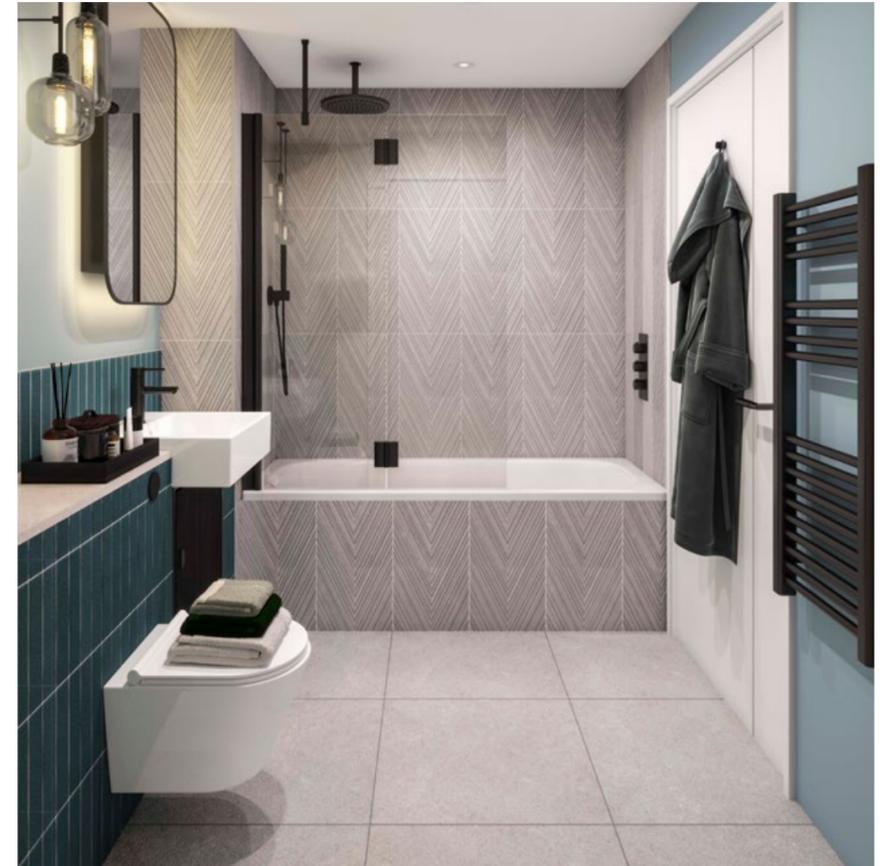
At The Harris, you can turn your bedroom into the space you've always dreamed of. Outgoing and adventurous or pared back and natural, you get to style your private sanctuary. Deep, luxurious carpets feel soft beneath your feet, while the adjustable recessed lighting gives you the chance to dial things down and settle in for the evening.

These bedrooms come complete with floor-to-ceiling fully fitted wardrobes giving you ample storage space.\* With huge windows overlooking The Green Quarter and plenty of room to make it your own, these softly sophisticated bedrooms are the ideal place to get away from it all.





## MATERIAL DIFFERENCE



Bathrooms at The Harris add a touch of drama to what are all too often just functional spaces. Emphatic details like the matte black vanity mirror with internal shelving, the Lusso monoblock matte black mixer taps and the electric heated matte black towel rail give these bathrooms a certain edginess

Low-hanging, smoked-glass pendant lamps make it feel like you're enjoying time in your very own boutique hotel. And the vertically aligned, bold and coloured tiles combined with lighter tiles in asymmetrical patterns make these the kind of spaces your visitors will tell their friends about.

# YOUR CHOICE OF PALETTE STYLES

At The Harris, you can personalise your interiors with a choice of design concepts with materials handpicked for sustainability as well as style.

Finished in either La Industrielle or La Verte, you can mix-and-match the options to create your perfect home.

\*Available to selected homes only. Computer generated images are indicative only and subject to change. Your attention is drawn to the fact that it may not be possible to provide the branded products as referred to in the specification. In such cases a similar alternative will be provided. Berkeley reserves the right to make these changes as required. A number of choices and options are available to personalise your home. Choices and options are subject to timeframes, availability and change.



Blossom tiles

Focusing on the signature look and feel of the building's architecture, La Industrielle is a bold, contemporary design.



Sky tiles

# LA INDUSTRIELLE PALETTE

## KITCHEN

Graphite grey cupboards with a choice of either blossom or sky tiles.



## BATHROOM

Stylish bathrooms with feature vanity tiles.



Whisper tiles

**KITCHEN**  
Green smoke cupboards  
with whisper coloured tiles.

Referencing the natural world just outside, La Verte offers an organic backdrop onto which you can add your own style.

# LA VERTE PALETTE



Each finish has been hand-picked to accentuate the space, light and design of your apartment.



**BATHROOM**  
Stylish bathrooms with  
feature vanity tiles.

# STYLE ENHANCED

Berkeley has established a collection of high quality fixtures and fittings that uniquely belong to The Harris.

## KITCHENS

- Fully custom-designed fitted kitchen with handleless soft-close units
- Lacquer finish to all doors
- Silestone worktops with undermounted stainless steel sink
- Ceramic tiled splashback
- Bosch integrated oven
- Bosch integrated fridge/freezer
- Bosch integrated dishwasher
- Integrated extractor hood
- Bosch induction hob
- Hansgrohe tap
- Space saving pull-out recycling bins
- Bosch integrated washer/dryer

## COMMUNAL AREAS

- Movement controlled lighting to all corridors and car park
- Lifts to all floors
- Access controlled car park and cycle storage
- Electric car charging points in undercroft car park and street level

## BATHROOMS

- Tiling to wet area walls and floor
- Tiled countertop and splashback with semi recessed wash basin
- Matte black thermostatic mixer tap to wash basin
- Drench dual flush plate
- Matte black thermostatic mixer tap and hand shower over bath
- Hinged bath screen with matte black fixings
- Dual fuel heated matte black towel rail
- Matte black vanity mirror, handle-less with internal shelving and shaving port

## SHOWER ROOMS\*

- Tiling to wet area walls and floor
- Tiled countertop and splashback with semi recessed wash basin
- Drench dual flush plate
- Thermostatic shower mixer matte black with crosswater hand-held shower and rain shower head
- Hinged shower screen with matte black fixings
- Dual fuel heated matte black towel rail
- Matte black vanity mirror, handle-less with internal shelving and shaving port

## LIGHTING/ELECTRICAL FITTINGS

- Video entry system linked to building entrance which can incorporate Smart Home Technology\*\*
- Smart Home Technology\*\*
- USB sockets to bedroom/s
- TV point in bedroom/s
- Heating controls to kitchen and living room
- Recessed low energy white downlights throughout

## INTERIOR FINISHES

- Timber veneer entrance door
- White internal doors
- White painted skirting
- White painted architraves
- Hallway coat/utility cupboard
- Wardrobe to bedroom one
- White painted internal walls and ceilings
- Engineered timber floor to living area, throughout kitchen and hallway
- Carpet to all bedrooms

## TELECOMMUNICATIONS

- Provision for Sky services in living room and bedroom one
- Provision for fibre broadband
- Telephone sockets to living room and bedroom one

## HEATING/VENTILATION

- Radiators throughout
- Dual fuel heated towel rail to bathrooms and en-suites
- Continuous Mechanical Extract Ventilation
- Heating controls to kitchen and living room

## SECURITY/PEACE OF MIND

- 10-year Premier Guarantee
- Communal CCTV system
- Entrance to building via key remote fob and intercom
- Gated private courtyard and undercroft car park
- 999-year lease
- Apartment entrance door with multi-point locking system and spyhole

## PRIVATE EXTERNAL AREAS

- External private amenity space
- Paving or decking to balcony/terrace dependent on location\*
- Metal balustrades to balconies
- Wall-mounted external light to balcony/terrace



# BUILDING FOR THE FUTURE

From construction through to the finishing touches, The Green Quarter incorporates a whole host of features to help reduce environmental impact.



Rainwater is harvested for irrigating landscaped areas and the green roofs on every apartment building.



Water-saving fixtures in the bathrooms and 100% low energy lighting throughout each home.



White goods are supplied, rated B or above, as are communal heating and hot water via an Energy Centre.

## Specification Upgrades

Upgrade Smart Home Technology lighting control available\*\*

Bosch microwave oven\*\*  
Integrated wine cooler†  
Car parking available†

\*\* Available at extra cost, subject to timeframes and availability.

† Available at extra cost to selected apartments only. Subject to timeframes and availability.

\* Available to selected homes only. Computer Generated Image is indicative only and subject to change. Your attention is drawn to the fact that it may not be possible to provide the branded products as referred to in the specification. In such cases a similar alternative will be provided. Berkeley reserves the right to make these changes as required. A number of choices and options are available to personalise your home. Choices and options are subject to timeframes, availability and change.

THE GREEN QUARTER



Computer Generated image is indicative only and subject to change

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THE HARRIS

FLOORPLANS

# THE HARRIS

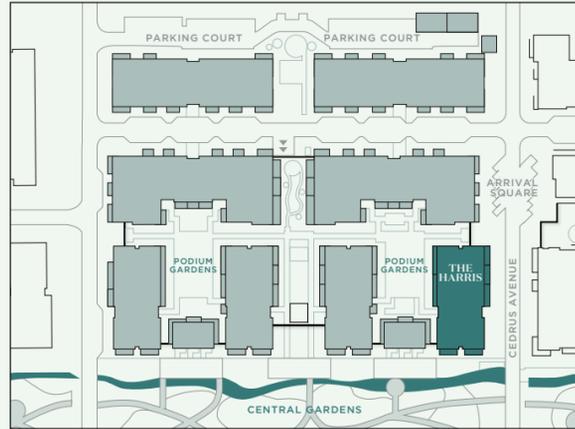
Suites, 1 & 2 bedroom apartments



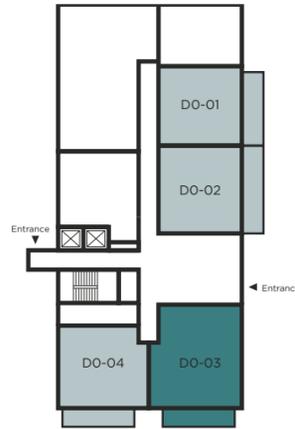
41

# FLOORPLATES

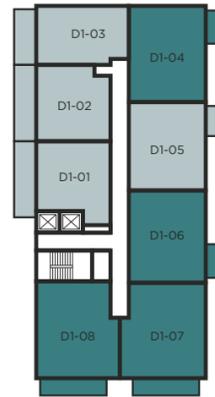
LOCATION MAP



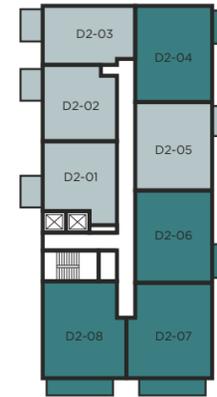
GROUND FLOOR



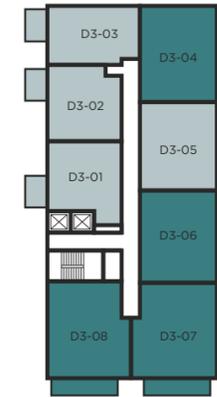
FIRST FLOOR



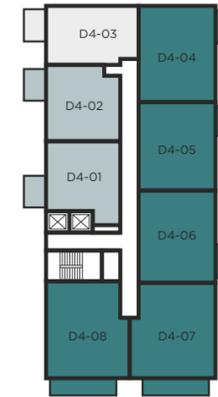
SECOND FLOOR



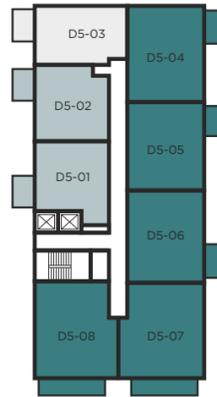
THIRD FLOOR



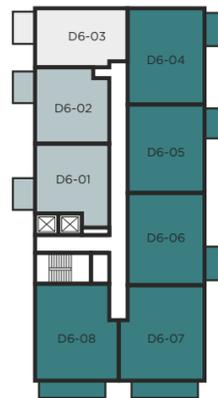
FOURTH FLOOR



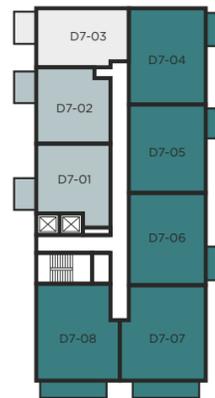
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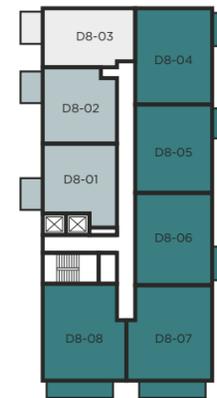
SIXTH FLOOR



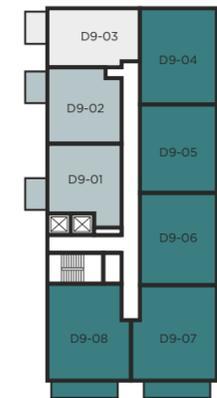
SEVENTH FLOOR



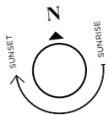
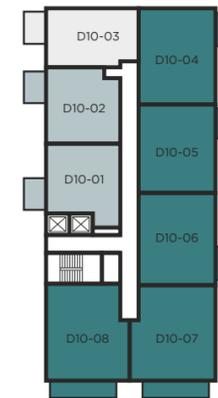
EIGHTH FLOOR



NINTH FLOOR

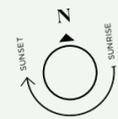


TENTH FLOOR



**KEY**

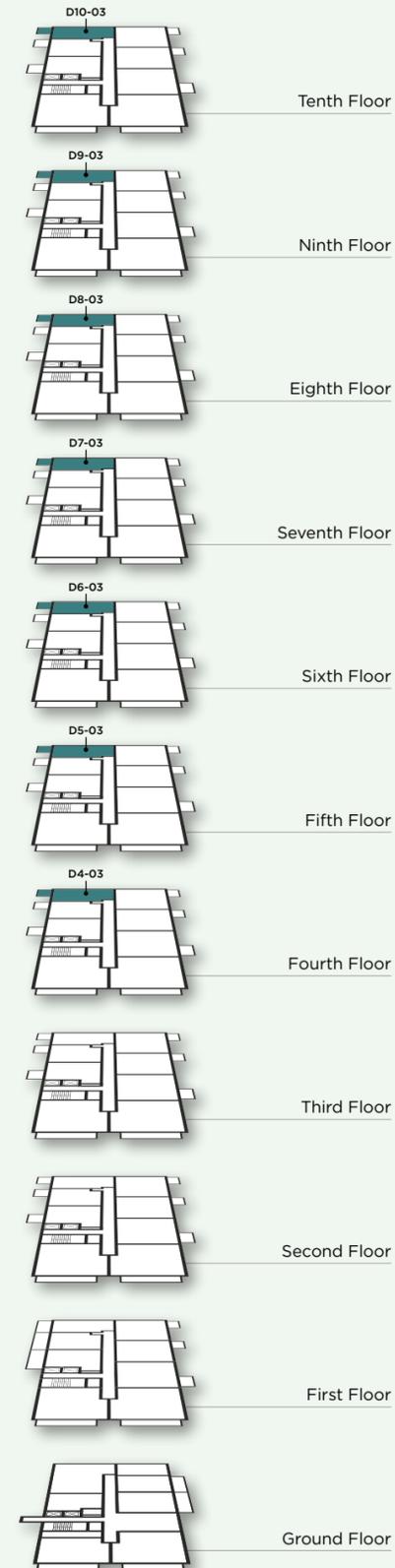
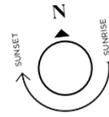
- 1 Bedroom Suite Apartments
- 1 Bedroom Apartments
- 2 Bedroom Apartments



Maps are indicative only and subject to change.

# 1 BEDROOM

TYPE: SUITE-PR-1  
 APARTMENTS: D4-03, D5-03, D6-03, D7-03, D8-03, D9-03 & D10-03



TOTAL AREA	47.76 sq m	514.1 sq ft	Kitchen	1.80m x 4.20m	5' 11" x 13' 9"
Balcony total area	5.13 sq m	55.2 sq ft	Living / Dining	4.00m x 3.65m	13' 1" x 12' 0"
			Bedroom	3.70m x 2.65m	12' 2" x 8' 8"
			Balcony	3.02m x 1.70m	9' 11" x 5' 7"

**KEY**

W Wardrobe C Cupboard U Utility ◀▶ Measurement Points WM Washing Machine  
 HIU Heat Interface Unit ▶ Apartment Entrance

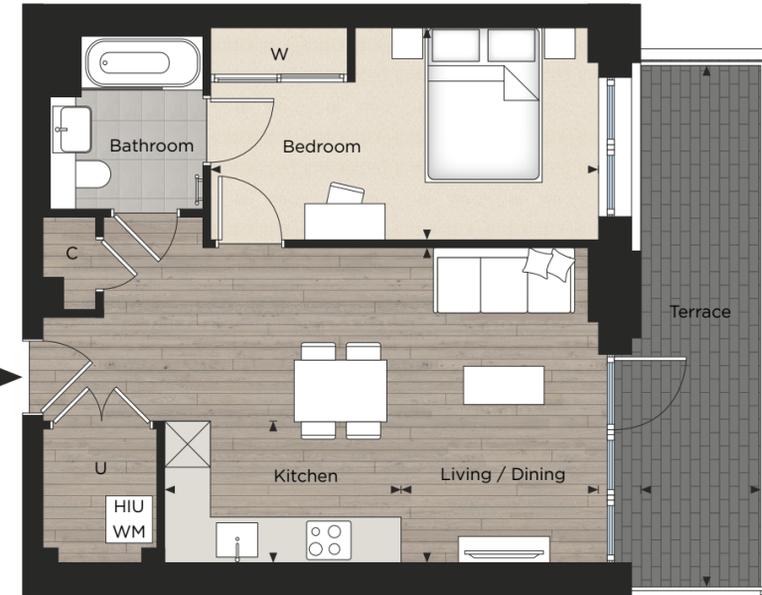
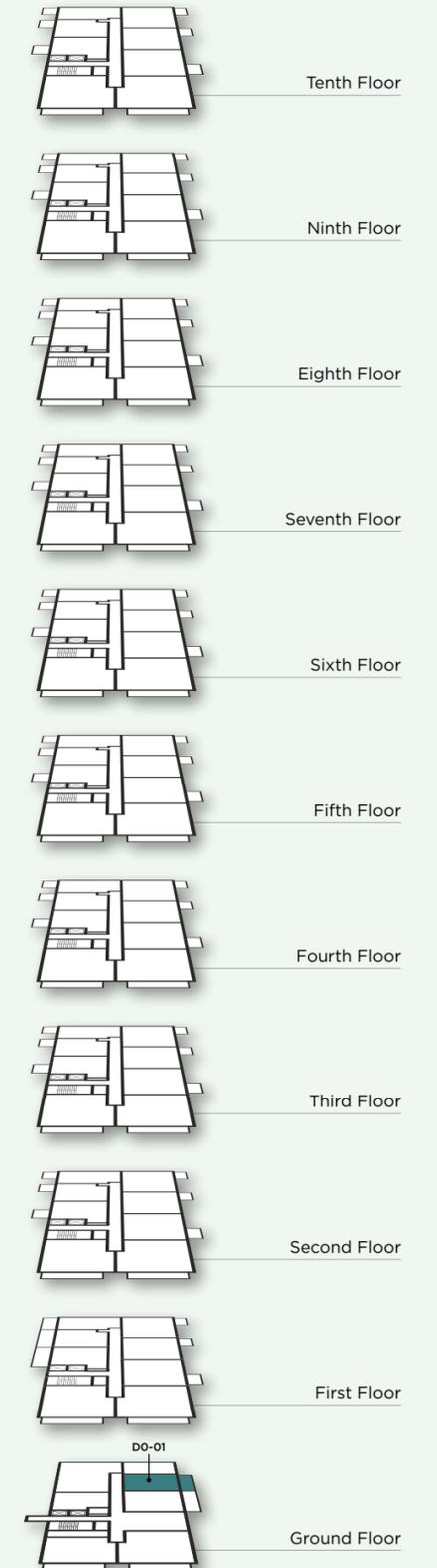
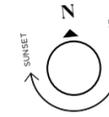
Floorplans shown are approximate measurements and areas only. Exact layout, sizes, measurements and areas may vary within a tolerance of 5%. The net sales area is based on the RICS standard method of measurement and is the internal area of the home including internal columns and service boxing. The dimensions and areas are not intended to be used for carpet sizes, appliance sizes or items of furniture. Furniture and kitchen layouts are indicative only. Colours are indicative only and may vary depending on the customer palette selection. Views are indicative only. Landscaping on balconies and terraces is indicative only. Please note, to increase legibility these plans have been sized to fit the page. As a result this plan may not be at the same scale as those on other pages.

## THE GREEN QUARTER

## THE HARRIS

# 1 BEDROOM

TYPE: PR-1  
 APARTMENTS: D0-01



TOTAL AREA	50.54 sq m	544 sq ft	Kitchen	1.85m x 3.10m	6' 1" x 10' 2"
Terrace total area	11.39 sq m	122.6 sq ft	Living / Dining	4.10m x 2.60m	13' 6" x 8' 6"
			Bedroom	2.75m x 5.10m	9' 0" x 16' 9"
			Terrace	6.78m x 1.70m	22' 3" x 5' 7"

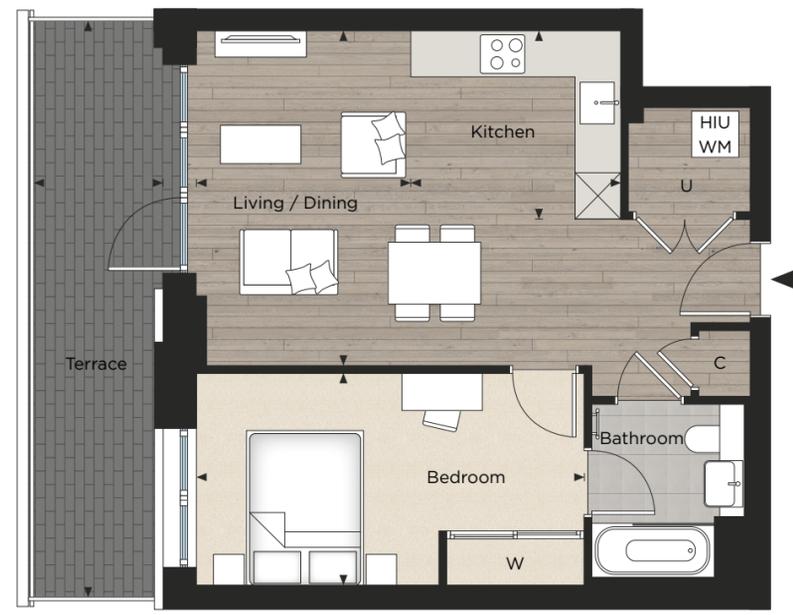
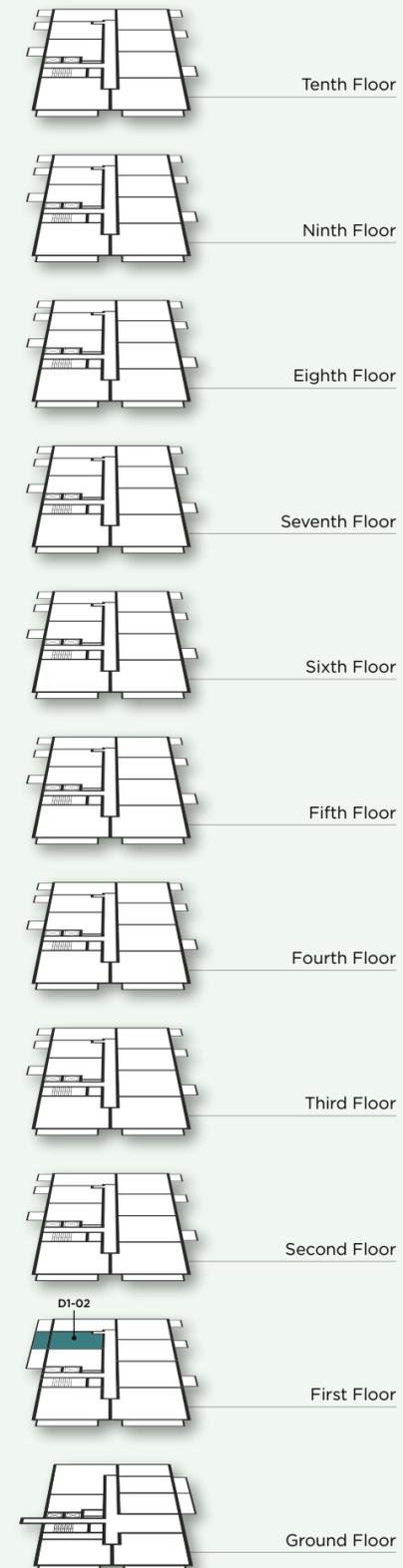
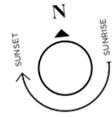
**KEY**

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 HIU Heat Interface Unit ▶ Apartment Entrance

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# 1 BEDROOM

TYPE: PR-4  
APARTMENT: D1-02



TOTAL AREA	50.71 sq m	545.8 sq ft	Kitchen	2.45m x 2.75m	8' 0" x 9' 0"
Terrace total area	12.57 sq m	135.3 sq ft	Living / Dining	4.35m x 2.83m	14' 3" x 9' 3"
			Bedroom	2.75m x 5.10m	9' 0" x 16' 9"
			Terrace	7.49m x 1.70m	24' 7" x 5' 7"

**KEY**

W Wardrobe C Cupboard U Utility ◀▶ Measurement Points WM Washing Machine  
HIU Heat Interface Unit ▶ Apartment Entrance

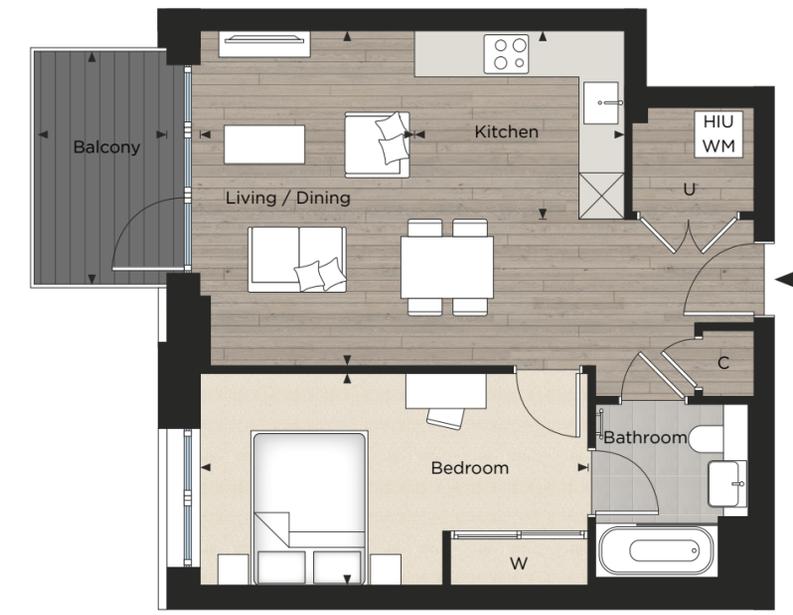
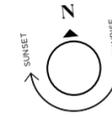
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## THE GREEN QUARTER

## THE HARRIS

# 1 BEDROOM

TYPE: PR-4  
APARTMENTS: D2-02, D3-02, D4-02, D5-02, D6-02, D7-02, D8-02, D9-02 & D10-02



TOTAL AREA	50.71 sq m	545.8 sq ft	Kitchen	2.45m x 2.75m	8' 0" x 9' 0"
Balcony total area	5.13 sq m	55.2 sq ft	Living / Dining	4.35m x 2.83m	14' 3" x 9' 3"
			Bedroom	2.75m x 5.10m	9' 0" x 16' 9"
			Balcony	1.70m x 3.01m	5' 7" x 9' 11"

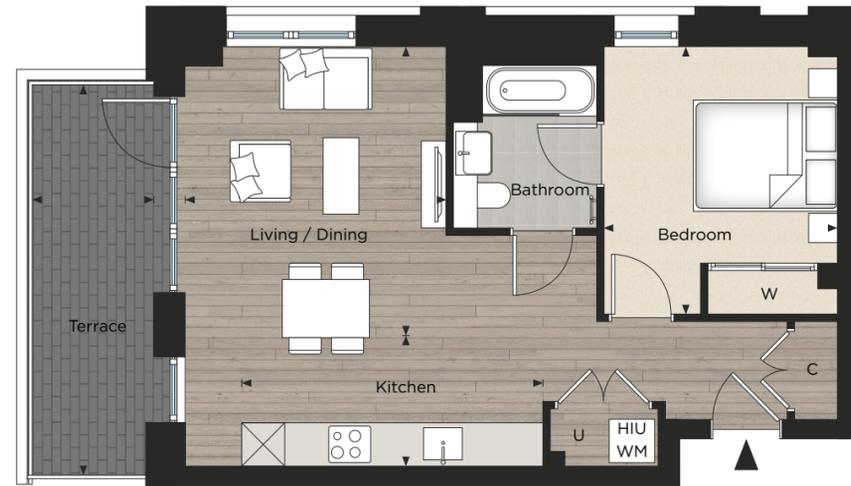
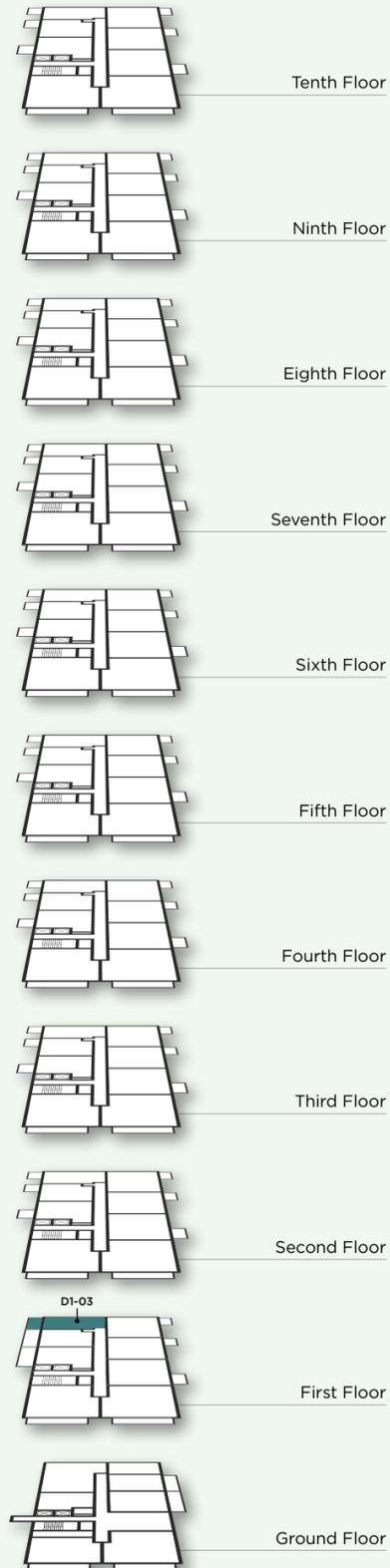
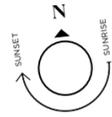
**KEY**

W Wardrobe C Cupboard U Utility ◀▶ Measurement Points WM Washing Machine  
HIU Heat Interface Unit ▶ Apartment Entrance

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# 1 BEDROOM

TYPE: PR-3  
APARTMENT: D1-03



TOTAL AREA	50.8 sq m	546.8 sq ft	Kitchen	1.80m x 4.20m	5' 11" x 13' 9"
Terrace total area	9.09 sq m	97.8 sq ft	Living / Dining	4.00m x 3.65m	13' 1" x 12' 0"
			Bedroom	3.70m x 3.25m	12' 2" x 10' 8"
			Terrace	5.39m x 1.70m	17' 8" x 5' 7"

**KEY**

W Wardrobe C Cupboard U Utility ◀▶ Measurement Points WM Washing Machine  
HIU Heat Interface Unit ▶ Apartment Entrance

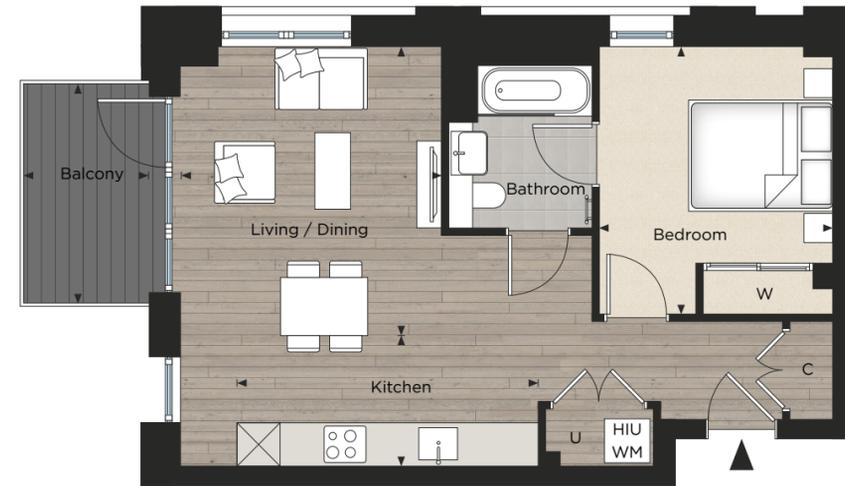
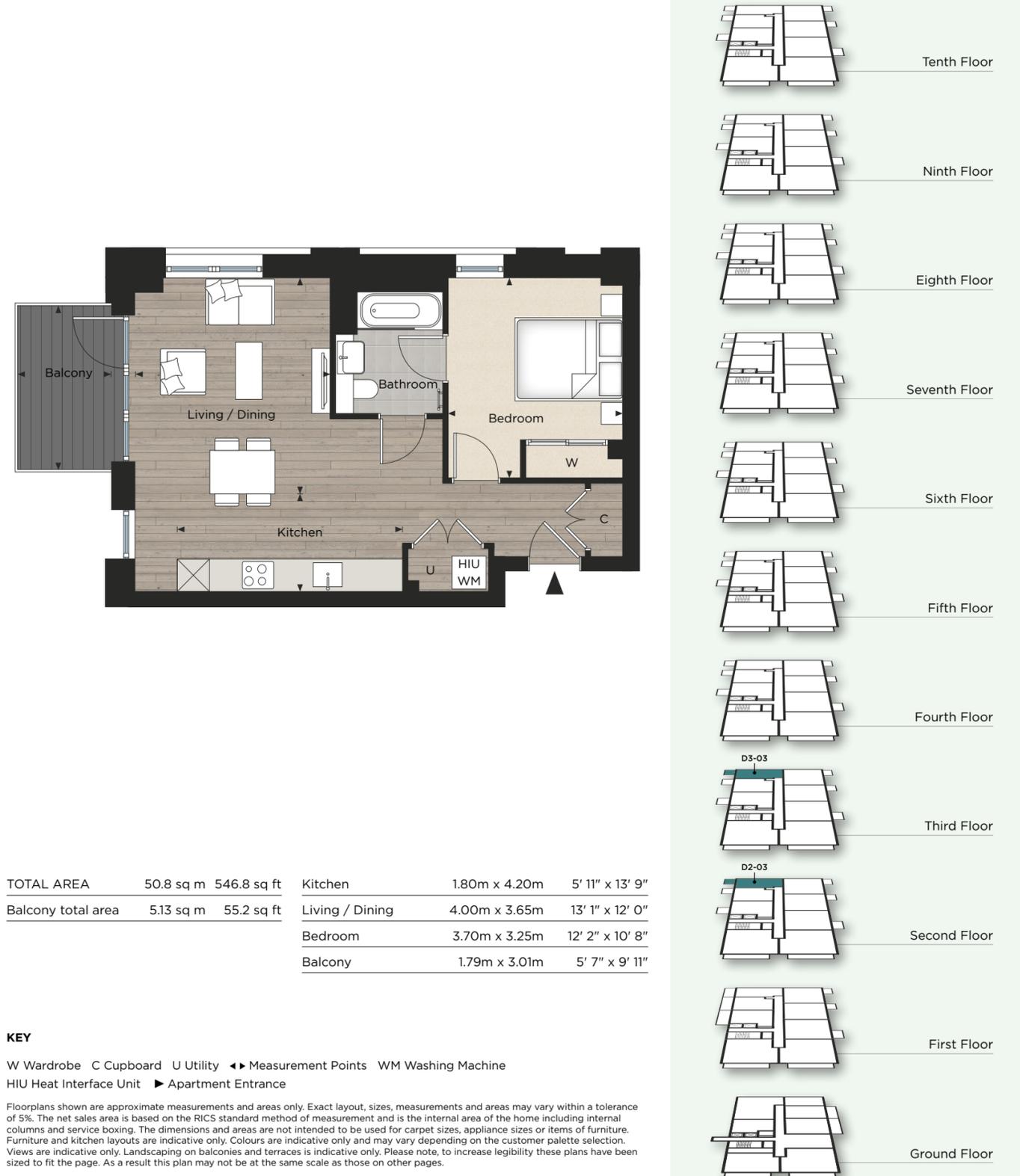
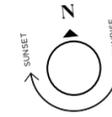
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## THE GREEN QUARTER

## THE HARRIS

# 1 BEDROOM

TYPE: PR-3(V)  
APARTMENTS: D2-03 & D3-03



TOTAL AREA	50.8 sq m	546.8 sq ft	Kitchen	1.80m x 4.20m	5' 11" x 13' 9"
Balcony total area	5.13 sq m	55.2 sq ft	Living / Dining	4.00m x 3.65m	13' 1" x 12' 0"
			Bedroom	3.70m x 3.25m	12' 2" x 10' 8"
			Balcony	1.79m x 3.01m	5' 7" x 9' 11"

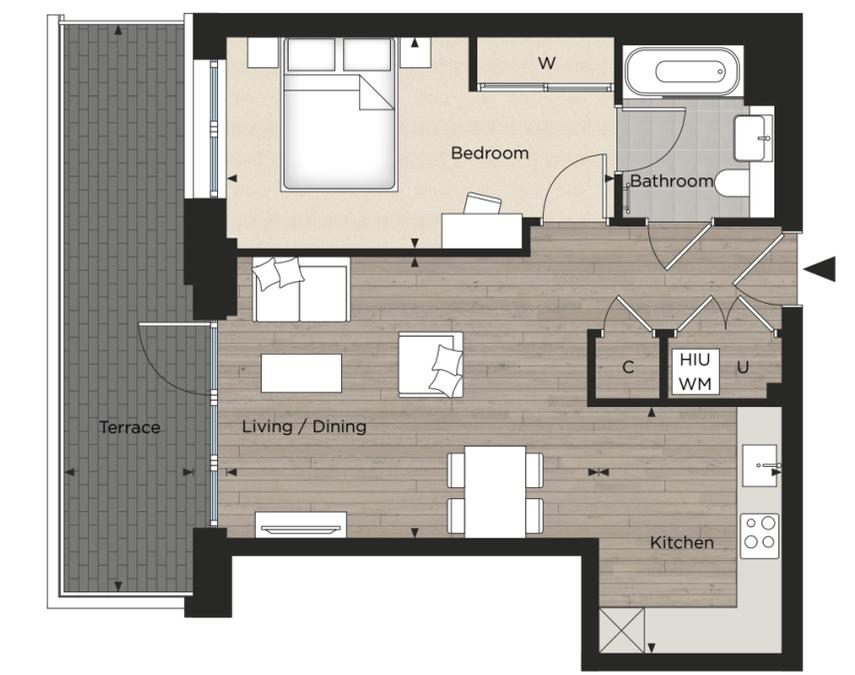
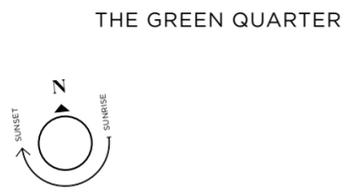
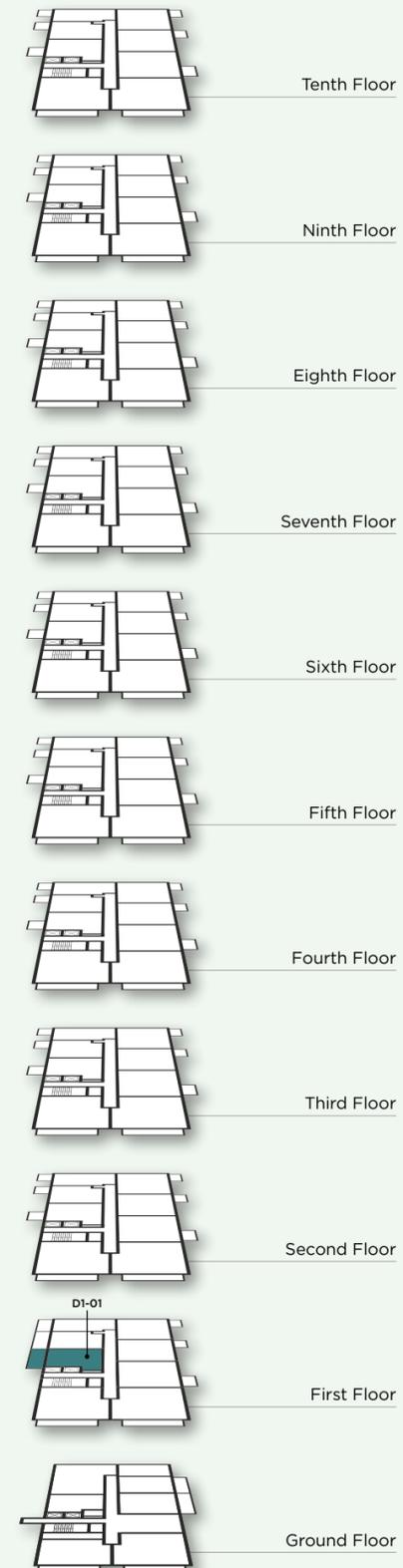
**KEY**

W Wardrobe C Cupboard U Utility ◀▶ Measurement Points WM Washing Machine  
HIU Heat Interface Unit ▶ Apartment Entrance

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# 1 BEDROOM

TYPE: PR-2  
APARTMENT: D1-01



TOTAL AREA	51.03 sq m	549.2 sq ft	Kitchen	3.21m x 2.41m	10' 6" x 7' 11"
Terrace total area	12.40 sq m	133.5 sq ft	Living / Dining	3.67m x 4.88m	12' 0" x 16' 0"
			Bedroom	2.75m x 5.10m	9' 0" x 16' 9"
			Terrace	7.37m x 1.70m	24' 2" x 5' 7"

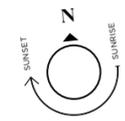
**KEY**  
 W Wardrobe C Cupboard U Utility ◀▶ Measurement Points WM Washing Machine  
 HIU Heat Interface Unit ▶ Apartment Entrance

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# THE HARRIS

# 1 BEDROOM

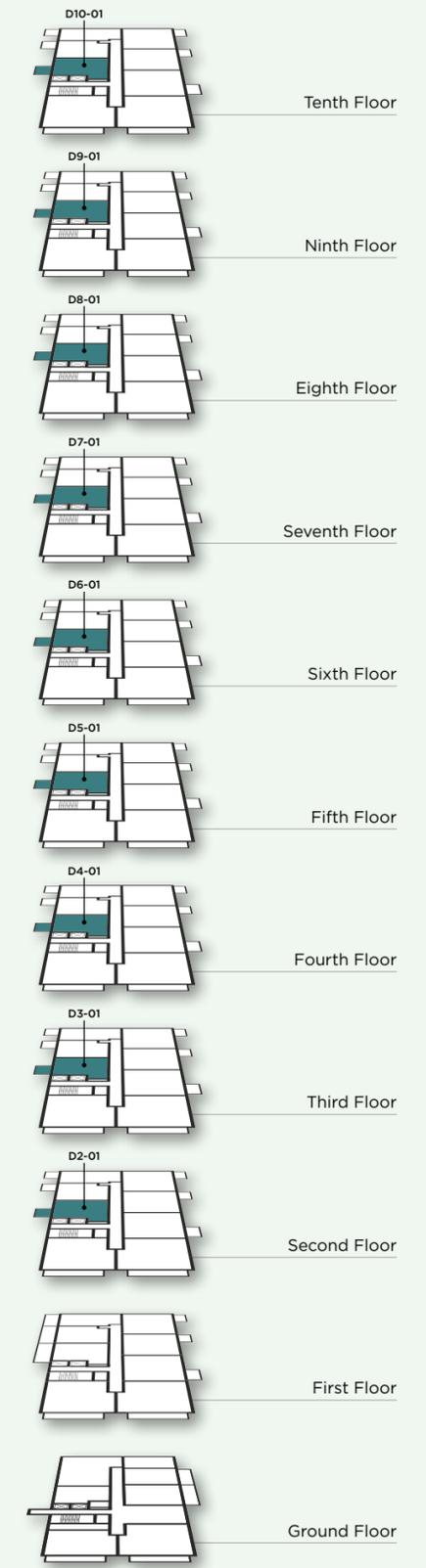
TYPE: PR-2(V)  
APARTMENTS: D2-01, D3-01, D4-01, D5-01, D6-01, D7-01, D8-01, D9-01 & D10-01



TOTAL AREA	51.03 sq m	549.2 sq ft	Kitchen	3.21m x 2.41m	10' 6" x 7' 11"
Balcony total area	5.13 sq m	55.2 sq ft	Living / Dining	3.67m x 4.88m	12' 0" x 16' 0"
			Bedroom	2.75m x 5.10m	9' 0" x 16' 9"
			Balcony	1.70m x 3.01m	5' 7" x 9' 11"

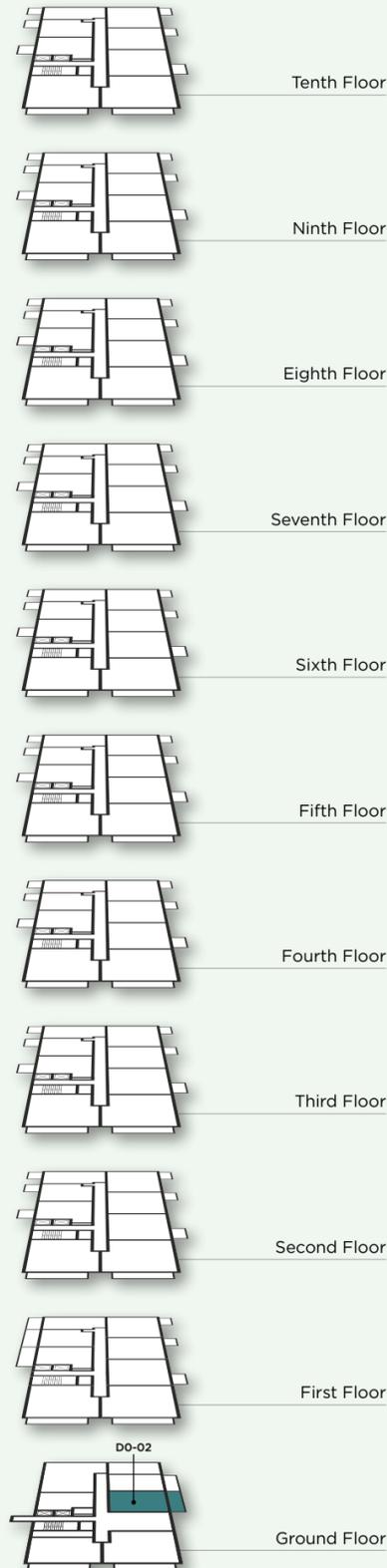
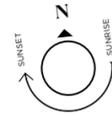
**KEY**  
 W Wardrobe C Cupboard U Utility ◀▶ Measurement Points WM Washing Machine  
 HIU Heat Interface Unit ▶ Apartment Entrance

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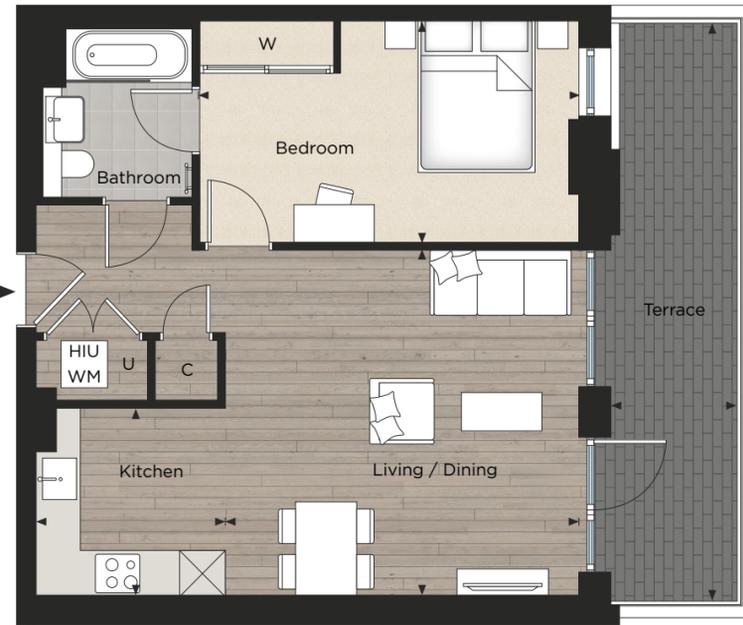


# 1 BEDROOM

TYPE: PR-7  
APARTMENT: D0-02



## THE GREEN QUARTER



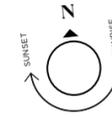
TOTAL AREA	55.68 sq m	599.3 sq ft	Kitchen	2.50m x 2.54m	8' 2" x 8' 4"
Terrace total area	12.92 sq m	139.1 sq ft	Living / Dining	4.60m x 4.76m	15' 1" x 15' 7"
			Bedroom	2.95m x 5.10m	9' 8" x 16' 9"
			Terrace	7.68m x 1.70m	25' 2" x 5' 7"

**KEY**

W Wardrobe C Cupboard U Utility ◀▶ Measurement Points WM Washing Machine  
HIU Heat Interface Unit ▶ Apartment Entrance

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## THE HARRIS



TOTAL AREA	62.61 sq m	673.9 sq ft	Kitchen	3.34m x 2.60m	11' 0" x 8' 6"
Balcony total area	6.01 sq m	64.6 sq ft	Living / Dining	3.15m x 4.70m	10' 4" x 15' 5"
			Bedroom 1	2.75m x 5.10m	9' 0" x 16' 9"
			Bedroom 2	2.50m x 3.55m	8' 2" x 11' 8"
			Balcony	3.53m x 1.70m	11' 7" x 5' 7"

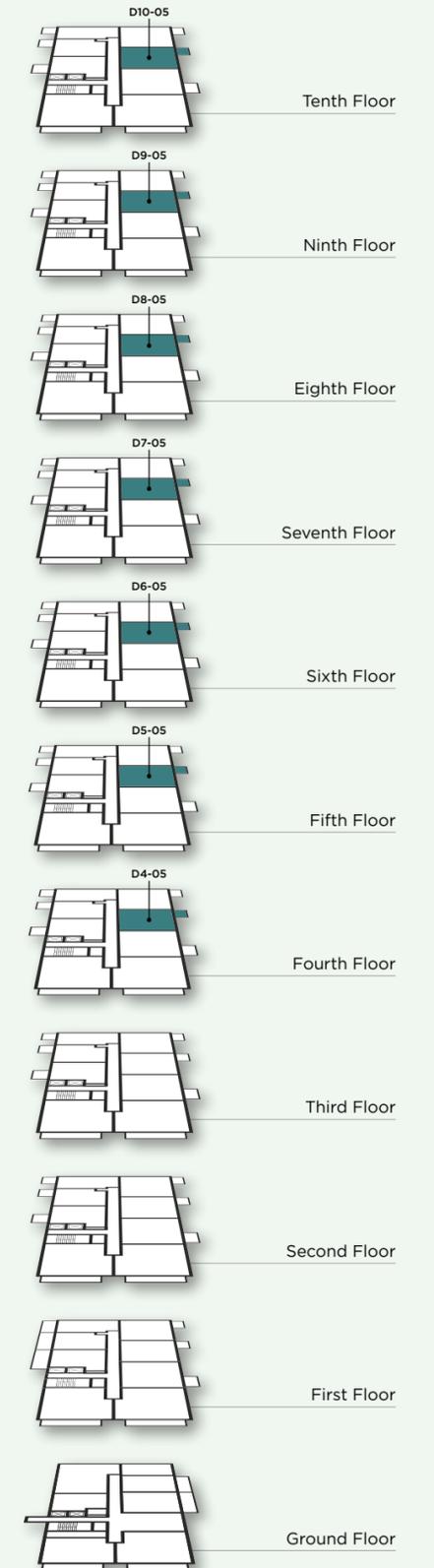
**KEY**

W Wardrobe C Cupboard U Utility ◀▶ Measurement Points WM Washing Machine  
HIU Heat Interface Unit ▶ Apartment Entrance

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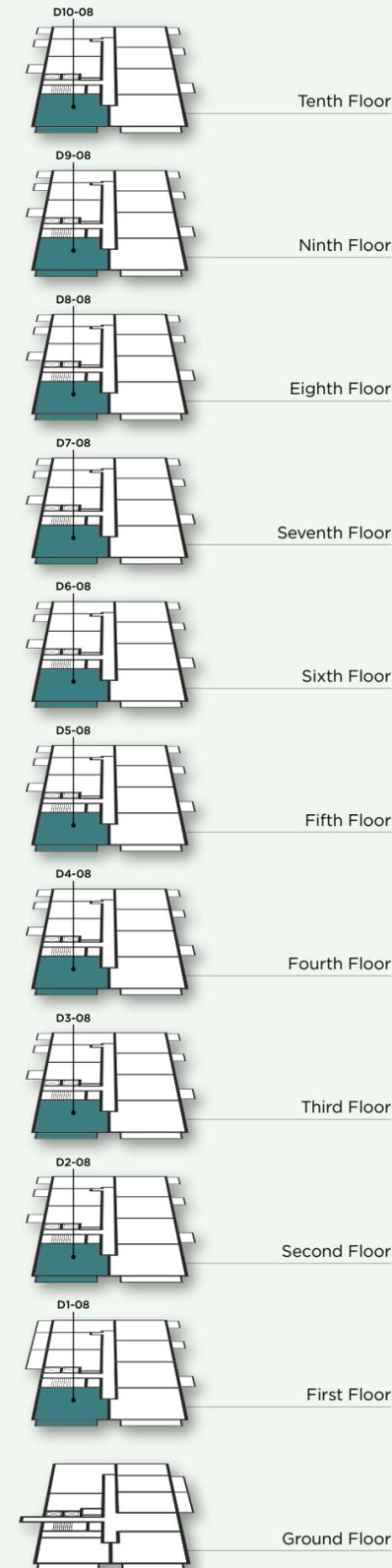
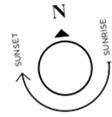
# 2 BEDROOM

TYPE: PR-3  
APARTMENTS: D4-05, D5-05, D6-05,  
D7-05, D8-05, D9-05 & D10-05

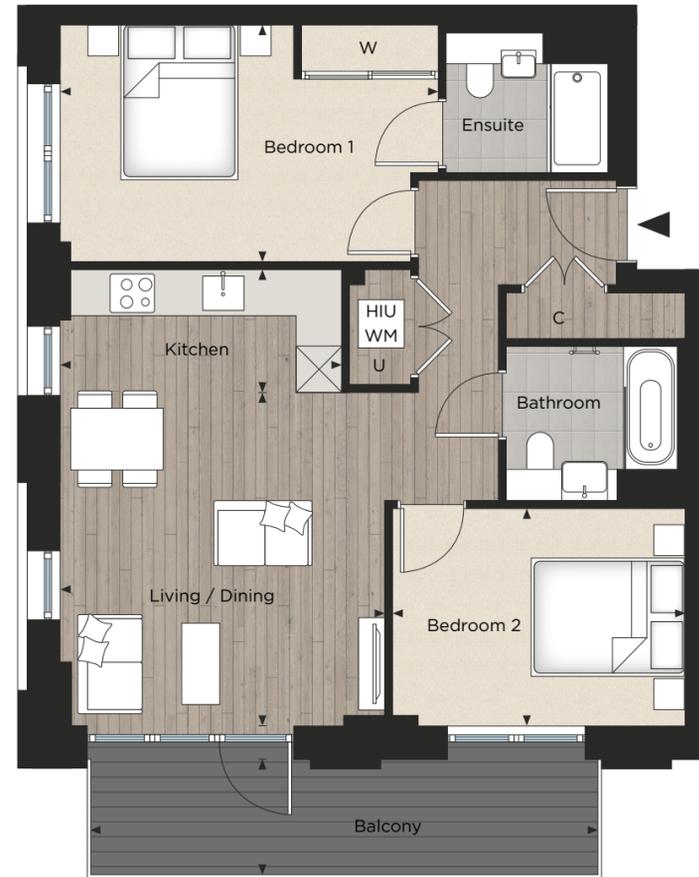


## 2 BEDROOM

TYPE: PR-2  
 APARTMENTS: D1-08, D2-08, D3-08, D4-08, D5-08, D6-08, D7-08, D8-08, D9-08 & D10-08



### THE GREEN QUARTER



TOTAL AREA	71.10 sq m	765.3 sq ft	Kitchen	1.60m x 3.70m	5' 3" x 12' 2"
Balcony total area	8.61 sq m	92.7 sq ft	Living / Dining	4.33m x 4.30m	14' 3" x 14' 1"
			Bedroom 1	3.07m x 4.97m	10' 1" x 16' 4"
			Bedroom 2	2.83m x 3.80m	9' 4" x 12' 6"
			Balcony	1.50m x 6.63m	4' 11" x 21' 9"

**KEY**

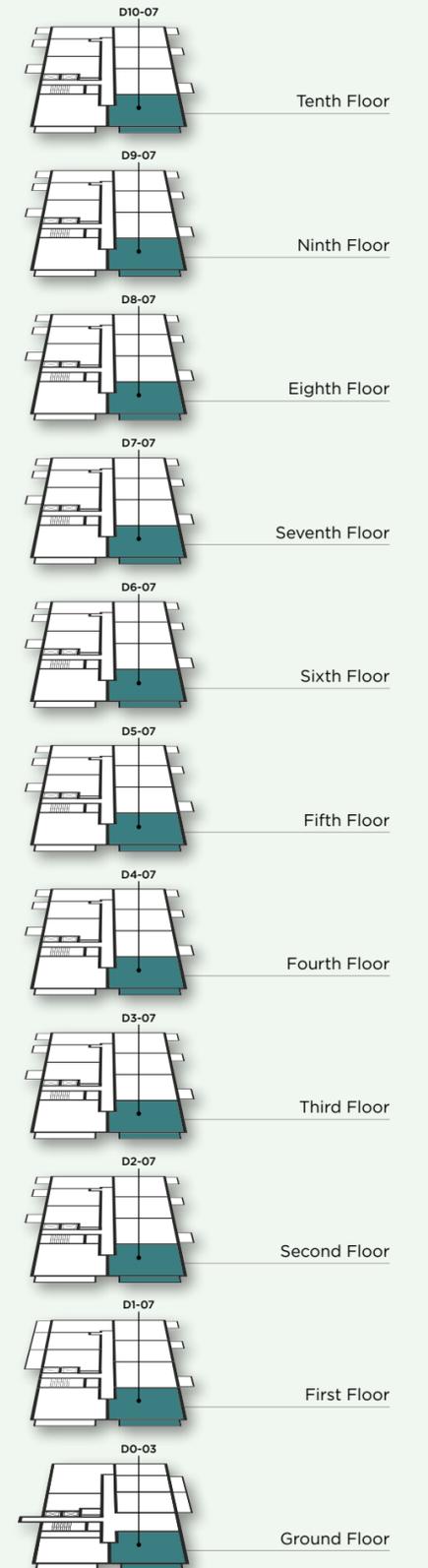
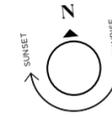
W Wardrobe C Cupboard U Utility ◀▶ Measurement Points WM Washing Machine  
 HIU Heat Interface Unit ▶ Apartment Entrance

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### THE HARRIS

## 2 BEDROOM

TYPE: PR-2(V)  
 APARTMENTS: D0-03\*, D1-07, D2-07, D3-07, D4-07, D5-07, D6-07, D7-07, D8-07, D9-07 & D10-07



\*Apartment D0-03 is on the ground floor and has a terrace and not a balcony

TOTAL AREA	71.10 sq m	765.3 sq ft	Kitchen	1.60m x 3.70m	5' 3" x 12' 2"
Balcony total area	8.61 sq m	92.7 sq ft	Living / Dining	4.33m x 4.30m	14' 3" x 14' 1"
			Bedroom 1	3.07m x 4.97m	10' 1" x 16' 4"
			Bedroom 2	2.83m x 3.80m	9' 4" x 12' 6"
			Balcony	1.50m x 6.63m	4' 11" x 21' 9"

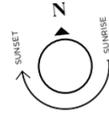
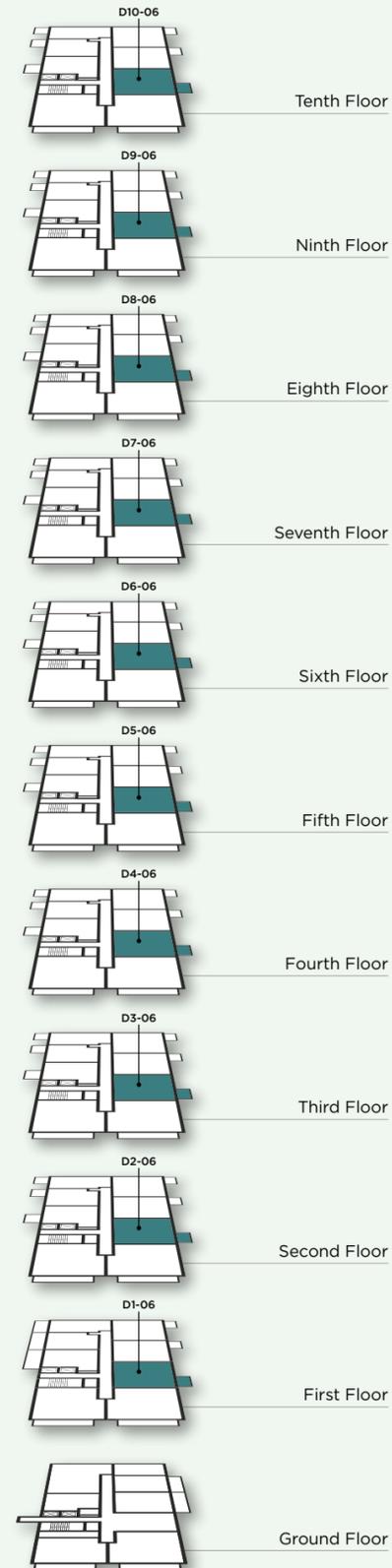
**KEY**

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 HIU Heat Interface Unit ▶ Apartment Entrance

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## 2 BEDROOM

TYPE: PR-2  
 APARTMENTS: D1-06, D2-06, D3-06, D4-06, D5-06, D6-06, D7-06, D8-06, D9-06 & D10-06



### THE GREEN QUARTER



TOTAL AREA	63.34 sq m	681.8 sq ft	Kitchen	3.68m x 2.60m	12' 1" x 8' 6"
Balcony total area	6.09 sq m	65.6 sq ft	Living / Dining	3.25m x 4.70m	10' 8" x 15' 5"
			Bedroom 1	2.75m x 5.10m	9' 0" x 16' 9"
			Bedroom 2	2.50m x 3.55m	8' 2" x 11' 8"
			Balcony	3.58m x 1.70m	11' 9" x 5' 7"

**KEY**

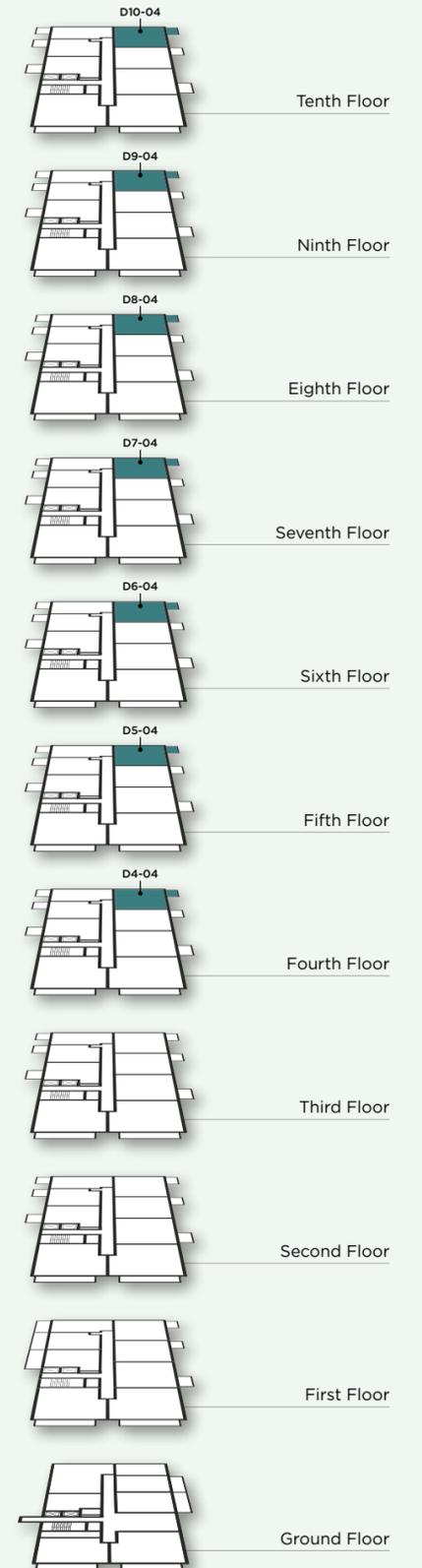
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### THE HARRIS

## 2 BEDROOM

TYPE: PR-5  
 APARTMENTS: D4-04, D5-04, D6-04, D7-04, D8-04, D9-04 & D10-04



TOTAL AREA	71.11 sq m	765.5 sq ft	Kitchen	2.80m x 2.45m	9' 2" x 8' 0"
Balcony total area	7.82 sq m	84.2 sq ft	Living / Dining	3.39m x 5.45m	11' 2" x 17' 10"
			Bedroom 1	3.07m x 4.97m	10' 1" x 16' 4"
			Bedroom 2	2.75m x 4.40m	9' 0" x 14' 5"
			Balcony	4.60m x 1.70m	15' 1" x 5' 7"

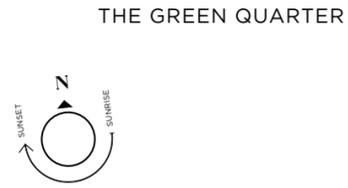
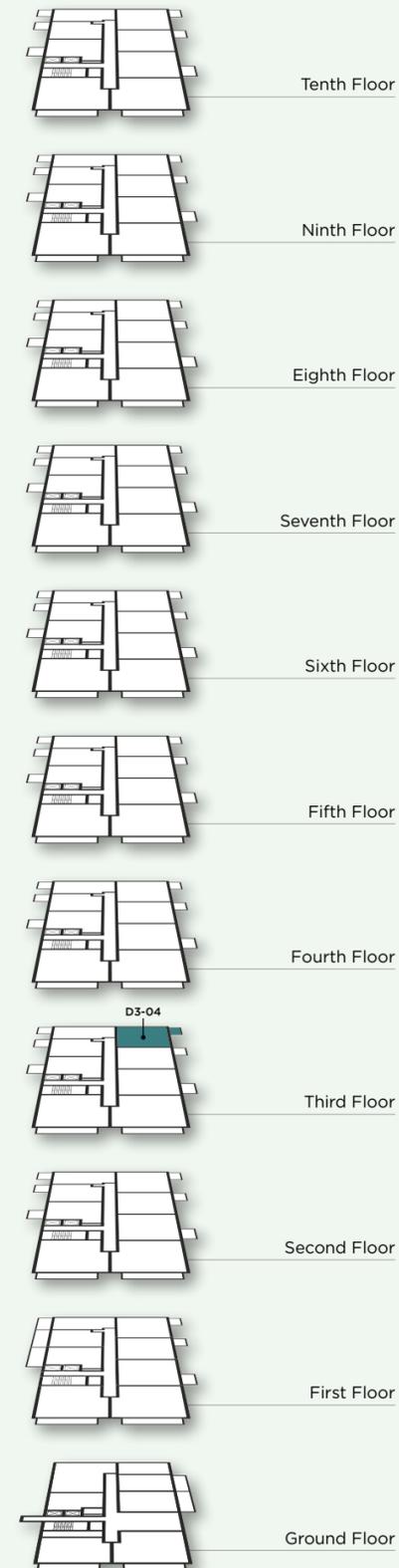
**KEY**

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 HIU Heat Interface Unit ▶ Apartment Entrance

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## 2 BEDROOM

TYPE: PR-1  
APARTMENT: D3-04



TOTAL AREA	68.11 sq m	733.1 sq ft	Kitchen	3.17m x 2.25m	10' 5" x 7' 5"
Balcony total area	6.09 sq m	65.5 sq ft	Living / Dining	6.26m x 2.40m	20' 7" x 7' 10"
			Bedroom 1	3.05m x 5.10m	10' 0" x 16' 9"
			Bedroom 2	3.56m x 2.55m	11' 8" x 8' 4"
			Balcony	3.58m x 1.70m	11' 9" x 5' 7"

### KEY

W Wardrobe C Cupboard U Utility ◄► Measurement Points WM Washing Machine  
HIU Heat Interface Unit ► Apartment Entrance

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THE HARRIS

# DESIGNED FOR LIFE

At Berkeley, we are committed to creating great places where people love to live, work and relax. Where the homes are light-filled, adaptable and finished to very high standards. Where carefully planned public areas enhance wellbeing and quality of life for residents and visitors. Where people feel a sense of community.

## CUSTOMERS DRIVE ALL OUR DECISIONS

We achieve that by putting our customers at the heart of everything we do. First, we strive to understand what our customers want and need – well-built homes, in a pleasant and safe neighbourhood, with plenty of amenities and good transport connections. Then we apply that understanding to all our planning and design decisions.

And for every new development, we challenge ourselves to go further, to improve and innovate, ensuring we satisfy the real needs of our customers in inspiring and sustainable ways.

## CHOICE AND DIVERSITY

No two Berkeley customers are the same, so we aim to offer a wide choice of property location, size and type. From central London to major towns and cities; from market towns to rural villages, countryside to the coast – we build in locations our customers love. And whatever home you are looking for, whether that's a city penthouse, a modern studio apartment or traditional family home, you will find the perfect fit for your lifestyle.

## QUALITY FIRST TO LAST

Quality is the defining characteristic of Berkeley developments, right down to the very last detail. We choose our locations, style of homes, construction practices, materials and specifications with great care. When you buy a new home from Berkeley you can be safe in the knowledge that it is built to high standards of design and quality, has low environmental impact and that you will receive a professional, efficient and helpful service from us. For extra peace of mind, all new properties come with a 10-year build warranty.

## GREEN LIVING

For Berkeley, sustainability isn't simply the latest buzzword. We are committed to creating a better environment within our developments and in the areas that surround them. That's why we build on brownfield sites whenever we can, bringing new life to disused and unloved spaces. We take care to protect the natural environment and enhance biodiversity. All our homes are designed to reduce water and energy consumption, and to enable residents to recycle waste.

## COMMITMENT TO THE FUTURE

When we plan a development, we take a long-term view of how the community we create can thrive in years to come. Our aim is to permanently enhance the neighbourhoods in which they are located, through intelligent design, quality landscaping, sympathetic architecture or restoration, and high standards of sustainability. We don't just build for today; we build for the future too.



# OUR VISION



Berkeley Group is a responsible organisation, wholly committed to being a world-class business, as defined by the quality of places we create, the value they generate for people, communities and the environment, and their positive long-term impact on society. We set ourselves the highest standards in the industry for design, construction, safety and efficiency.

Our Vision, a strategic plan for the business, is designed to raise our standards higher still. Our Vision is reviewed every two years, following objective analysis and discussion of the key industry, national and global issues that are most relevant to our customers and supply chain.

Our Vision focuses our attention on five key business areas.

- CUSTOMER EXPERIENCE
- QUALITY HOMES
- GREAT PLACES
- EFFICIENT AND CONSIDERATE OPERATIONS
- COMMITMENT TO PEOPLE AND SAFETY



## THE BERKELEY FOUNDATION

We are committed to making a real and lasting difference to the communities we serve.

The Berkeley Foundation supports voluntary organisations in tackling long-term social issues in their local community. Working together, we help people choose a different life path, develop confidence and skills, and find hope for the future.

Since we established the Berkeley Foundation in 2011, we have committed many millions of pounds to hundreds of charities and organisations. A significant proportion of our donations are raised through the tireless efforts of our own staff.



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

# THIS IS HOW WE ARE ENSURING SUSTAINABILITY AT THE GREEN QUARTER

## PEOPLE, PLANET, PROSPERITY

Sustainability is fundamental to Berkeley's ethos. In simple terms, we want to ensure the long-term health, wellbeing and prosperity of people and the planet. There are a range of ways we are managing and minimising the environmental impact of our operations and delivery of homes and communities. These are the initiatives we have implemented at The Green Quarter.

## NATURE AND BIODIVERSITY

Parkland, trees, flowers, green roofs, ponds, hedges, gardens – these are the fundamentals of a thriving natural environment that can be enjoyed by everyone. They are all part of our commitment to net biodiversity gain on our developments. Within and around The Green Quarter, we have created natural habitats that encourage wildlife to flourish. We are working with the London Wildlife Trust and ALD (Applied Landscaping Design) to engage residents in the natural landscapes that we have created.

## WASTE AND RECYCLING

We actively encourage all residents to reduce their waste wherever possible. In addition to external recycling bins, we provide integrated recycling bins in kitchens to make it easier to separate and recycle waste.

## WATER EFFICIENCY

Our homes are designed to high water efficiency standards and are fitted with dual flush WCs, and low-flow taps and showerheads which use less water without compromising convenience and comfort. We also suggest simple steps to reduce water consumption, such as not leaving taps running unnecessarily.

## ENERGY EFFICIENCY

Efficient use of electricity and gas helps lower fuel bills and reduces carbon emissions. Our homes have been designed to use less energy than a standard home. They have enhanced levels of thermal insulation, air-tightness and Continuous Mechanical Extract Ventilation. All lighting is low energy and kitchen appliances are B rated or above.

## NOISE REDUCTION

We can't eliminate noise, but we consider the impact of noise in the design of our homes. We consider external noise, such as from nearby roads, and internal noise including the transfer between rooms and floors. We incorporate measures to reduce the different types of noise wherever possible to create a quieter environment.

## CLEAN AIR

It is hard to avoid polluted air, particularly in our cities. Throughout The Green Quarter we have planted trees, shrubs and flower beds to help create a cleaner air environment. Within our homes we provide mechanical ventilation to filter the internal air.

## SUSTAINABLE TRANSPORT

The Green Quarter is within walking distance of the railway station. Electric car charging points, car club and fitness trails encourage the use of sustainable methods of transport, to help reduce air pollution around the development and the wider area. These active methods of transport also help encourage healthier lifestyles.

## STEWARDSHIP

Maintaining our communal open spaces and facilities in perpetuity is an important benefit to the whole community. We work with FirstPort and residents to ensure the development remains in pristine condition.

## FUTURE-PROOF DESIGN

From the early stages of design, we assess how our homes will stand up to the future effects of climate change, such as how they might be impacted by higher summer temperatures, periods of drought, or more extreme rainfall. We are constantly researching how we can ensure our homes and developments are more resilient to these extremes to understand what new innovative technologies we should use in our future designs.

## AWARD WINNING

Berkeley Group was awarded 'Sustainable Housebuilder of the Year' in 2020 for the second year running and at The Green Quarter, it's no different.



# INTRODUCING MYHOME PLUS



## WHAT IS MYHOME PLUS?

**MyHome Plus is a new online service that is designed to help you manage key aspects of your new home at any time from anywhere around the world.**

**SIGN IN BY VISITING  
BERKELEYGROUP.CO.UK/MY-HOME/SIGN-IN**



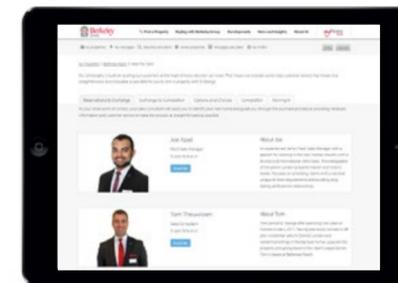
**PLEASE SCAN TO SEE MORE ABOUT MYHOME PLUS**

# BUYING PROCESS

This section provides you with a step-by-step guide to the buying process from reservation through to completion, moving in and warranty. At each milestone, the buying process section advises on the next steps so that you can be absolutely clear on your current position and what to expect next.

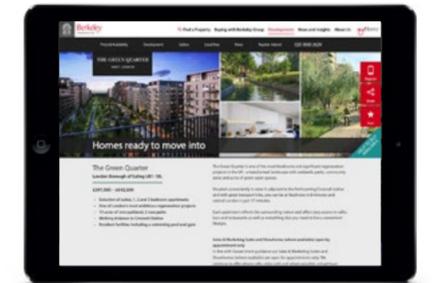
## 01 FILING CABINET

In the filing cabinet section you can access documentation relating to your new home immediately at your own convenience.



## 02 MEET THE TEAM

This section provides an introduction to the team that will be working with you throughout your journey and details their individual roles. You can email any member of the team directly via this section.



## 03 OPTIONS & CHOICES

We are able to offer some choices on certain internal finishes of your new home. Whether this option is available to you will depend on what stage of construction the property has reached at the time of you making your reservation.

See the next steps section for further detail on this.

## 04 CONSTRUCTION PROGRESS

Under this section, regular updates on the construction of your new property will be provided, keeping you up to date on the progress on site and the local area.

Your Customer Relations Manager will issue regular newsletters and photographs to this section throughout your journey.

# NEXT STEPS

**01** Your Sales Consultant will send you a link that you will need to activate to access MyHome Plus. The link will require you to set a password for access.

**02** Your Customer Relations Manager will then be in touch to invite you in to our Show Apartment to view the interior selections available for the internal finishes that you have an option to select.\*

\*If you cannot make it to the appointment, the options can be discussed over the telephone and selected via MyHome Plus. Customer Service will need to receive your choices selection by the deadline date, which will be given in advance.



Photograph of Woodberry Down

# OUR RECENT ACCOLADES

The Berkeley Group, and all the companies within the Group, has continued to strive for the best, and has received many awards for design, construction and health & safety.

It is not only experts from our industry we have received recognition from, 98% of our customers would recommend us to a friend.



**Britain's Most Admired Companies 2020**  
Sixth most admired company in Britain and placed 1st within the Home Construction category.



**Investors in Customers Gold 2018 and 2020**



**CDP Climate Change A-List 2020**  
Awarded A-rating for Climate Action and Transparency



**The EG Future of Real Estate Awards 2019**  
National Company of the Year  
Future of Real Estate Award



**Housebuilder Awards 2020**  
Sustainable Developer of the Year



**Building Awards 2019**  
Housebuilder of the Year



**In-house Research Awards 2020**  
Outstanding Award 2020 and 2020 Gold Award for Customer Satisfaction



**International Property Awards 2019**  
Best Residential Development (100+ units) – Abell & Cleland  
Best Sustainable Development – Kidbrooke Village  
Best Mixed-Use Development – Kidbrooke Village



# CONTACT US

**MARKETING SUITE ADDRESS:**  
1 Randolph Road, Southall UB1 1BL

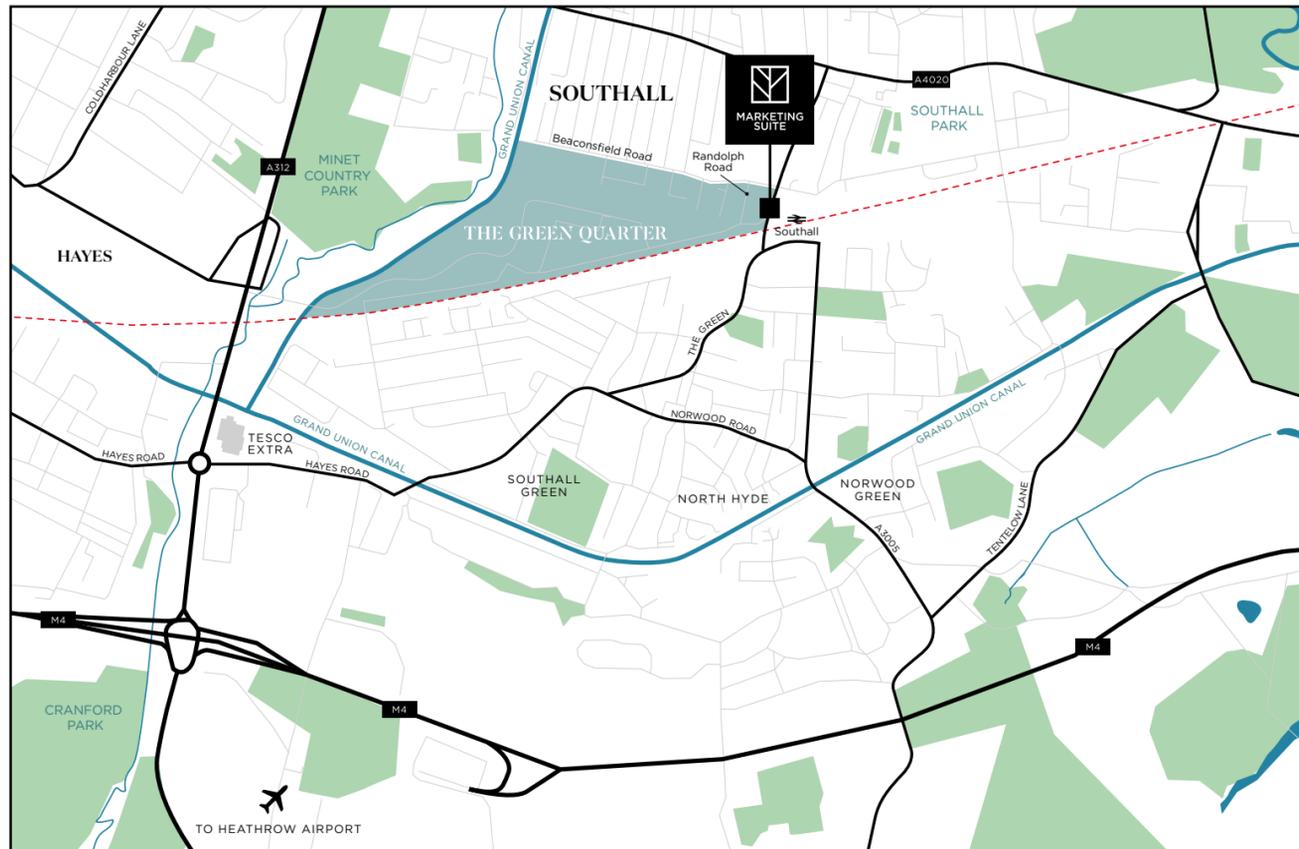
Open daily  
Monday to Sunday 10am - 6pm  
(except Thursday 10am - 8pm)

For more information please visit our website or contact our Sales Team:

[www.the-green-quarter.com](http://www.the-green-quarter.com)  
[salestgq@berkeleygroup.co.uk](mailto:salestgq@berkeleygroup.co.uk)  
T: 020 3930 5295



Please scan to see the location on Google maps



Map not to scale

**PRINTER TO ADD FSC LOGO AT PRINT STAGE**



The Green Quarter was granted planning permission by Hillingdon Council (planning reference: 54814/APP/2017/604 dated 19 September 2017) and Ealing Council (planning reference: 171562VAR dated 16 October 2017). Through the purchase of a property at The Green Quarter, the buyer is acquiring an apartment with a 999 year leasehold. Like any investment, purchasing uncompleted properties situated outside Hong Kong is complicated and contains risk. You should review all relevant information and documents carefully before making a purchase decision. If in doubt, please seek independent professional advice before making a purchase decision. [A724/05CA/0421](#).



THE-GREEN-QUARTER.COM

