

# Waterside at Castle Hill

*Ebbsfleet Valley, Swanscombe, Kent*

*A beautiful collection of  
1 & 2 bedroom apartments  
and 2, 3 & 4 bedroom houses*

*Welcome to our carefully selected collection of homes.  
Built with the same passion and commitment that we  
have had for over 100 years, we are proud of the homes  
we build and we hope you'll love them.*

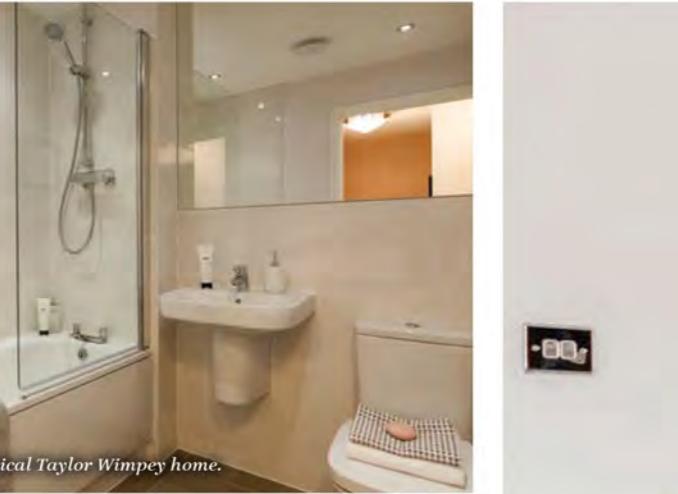
Welcome to  
**Waterside at  
Castle Hill**

*Waterside at Castle Hill is a superb range  
of 2 bedroom apartments and 2, 3 & 4  
bedroom houses, located in the exciting  
new community of Ebbsfleet Valley, Kent.*





Artist's impression of Waterside



## Lifestyle

Welcome to a home where all the fixtures and fittings are brand new and unused. Where you won't need to worry about DIY and home improvements, so you can spend more time with your family and friends doing all the things you really enjoy.

From the day you move in, you'll love the fact that everything in your new home is clean and untouched. Your new home will be decorated in neutral colours, so you'll get a blank canvas to stamp your own style and personality on from day one.

If you've reserved early enough in the build process, you'll get to choose from a range of fixtures, fittings and floor coverings from the options range that will be installed in your new home before you move in. Which means as soon as you unpack you can start using your dream kitchen or bathroom.

And while it's these finishing touches that make a house a home, you can also be sure that we've constructed your home to energy-efficient, modern building standards, so you can enjoy living in a safe and secure environment.

We use traditional construction techniques incorporating modern materials in our homes. Environmentally friendly features like efficient heating systems, double glazed windows, high levels of wall and loft insulation and well-designed ventilation systems will keep your home cosy and warm and effortlessly help you save energy and money.

Just before you move in, we'll explain how your new home works from top to bottom. And once you've moved in, our team will visit you a couple more times to check how you're settling in and help out with any issues you may have. And all our new homes come with a two-year Taylor Wimpey warranty and a 10-year NHBC warranty, giving you absolute peace of mind right from day one.

The moment you enter a Taylor Wimpey home you'll see that we design and build our homes and communities around you. But we build more than just new homes - in 2016 we donated and fundraised £875k for registered Charities, directly employed on average 4,697 people and provided opportunities for a further 12,390 jobs in the UK across our developments.

Taylor Wimpey also contributed £363 million to communities across the UK via our planning agreements in 2016. This included providing new roads and improved public transport, schools, nurseries, health centres and shops. Which means you can trust us to not only build stylish homes but to invest in the things that make you and your family happy.

Photography shown is indicative of typical Taylor Wimpey homes and may include optional upgrades at an additional cost.



## The Location

*Superbly connected for London and the south east, Waterside is under 20 minutes by rail from Kings Cross/ St Pancras, and 25 miles via the A2 from central London.*

Situated in the wider neighbourhood of Castle Hill in Ebbsfleet Valley, Swanscombe, Kent, Waterside at Castle Hill will become part of the masterplan for a fast developing area. Conceived as a whole, with transport, schools, medical centres, offices, shops and open green spaces together with housing, the local area is being designed to take advantage of its wonderful position.

The various town centres of Greenhithe, Swanscombe and Northfleet provide local and various shopping experiences, from small independent stores to various big brand names, while supermarkets such as Sainsbury's and Tesco give you that extra choice.

Bluewater to the east, one of the most famous shopping centres in the UK, offers a remarkable retail and leisure mix, with its three malls and ample car parking. Indulge yourself with over

320 high street shops under cover of the weather and enjoy its cafés and restaurants if you want to take it easy.

For time out and relaxation local bars and pubs are ideal while movies at Gravesend or Bluewater multiplexes make a perfect night out. However, if you fancy travelling further afield, the O2 is one of the busiest music arenas in the world and home to some of the best live entertainment.

Schooling in the area will be further improved by Ebbsfleet Valley's own new schools, while at present local schools such as Cherry Orchard Academy, Manor Community Primary School or The Craylands School as well as secondary schools like the Ebbsfleet Academy supply the essential education any family could need.

With all the open areas in the neighbourhood you'll be able to enjoy walking the dog, or upping the pace for fitness with running and cycling. The existing outdoor habitats are linked by wildflower grassland, dense trees and shrubs and create wildlife corridors rich with charming views for you to enjoy.

From the serenity of living within Kent's countryside, the garden of England, complete with sweeping transport connections and excellent shopping and leisure facilities, Waterside at Castle Hill will have it all.



The Development Layout does not show details of gradients of land, boundary treatments, local authority street lighting or landscaping. It is our intention to build in accordance with this layout. However, there may be occasions when the house designs, boundaries, landscaping and positions of roads and footpaths change as the development proceeds. Please check the details of your chosen property with your sales executive prior to reservation. 41234/January 2020.

BCP = Bin Collection Point  
BS = Bin Store  
CS = Cycle Store  
► = Garage  
▷ = Car Port  
➢ = Drive Through  
◎ = Bollard Lighting  
V = Visitor Parking

## *2 bedroom homes*

### *4 bedroom homes*

- The Appleton**  
2 bedroom home  
**Plots:** 224, 233, 252,  
289 & 297

**The Beauford**  
2 bedroom home  
**Plots:** 251, 281, 286, 312,  
319, 320 & 323

*3 bedroom homes*

**The Byford**  
3 bedroom home  
**Plots:** 230, 231, 242–245,  
247, 248, 250, 261–263, 273,  
274, 277, 278, 280, 282–285,  
287, 307–311 & 313

**The Kingdale**  
3 bedroom home  
**Plots:** 229, 246, 249, 260,  
264, 275, 288, 321 & 322

**The Braxton**  
3 bedroom home  
**Plots:** 208–213, 240, 241,  
253–256, 294–296, 305, 306,  
318, 326 & 327

**The Huxford**  
4 bedroom home  
**Plots:** 225–228, 258, 259,  
265, 266, 276 & 314

**The Trusdale**  
4 bedroom home  
**Plots:** 223, 232, 234,  
279 & 315

**The Elliston**  
4 bedroom home  
**Plots:** 235–239, 290–293,  
298–304, 316, 317 & 328

**The Eastbury**  
4 bedroom home  
**Plots:** 324 & 325

**The Bradley**  
4 bedroom home  
**Plots:** 257, 267 & 272

**The Lindley**  
4 bedroom home  
**Plots:** 269 & 270

**The Marford**  
4 bedroom home  
**Plots:** 268 & 271

*2 bedroom apartments*

-  **Sapphire Lodge**  
2 bedroom apartments  
**Plots:** 329–340
  -  **Wharf Place**  
2 bedroom apartments  
**Plots:** 214–222

Get to know

# WATERSIDE AT CASTLE HILL

EBBSFLEET | KENT

*A wonderful collection of 2 bedroom apartments and 2, 3 & 4 bedroom houses in Ebbsfleet Valley, Kent.*

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## THE APPLETON

*2 bedroom home*



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## THE APPLETON

The Appleton's specially designed layout makes it perfect for first-time buyers. The heart of the home is an open-plan living/dining area featuring a Juliet balcony and separate kitchen. Completing the floor is a master bedroom complete with en suite, a further bedroom and main bathroom. This home also benefits from a carport downstairs.

**TOTAL 80.59 sq. m. / 867 sq. ft.**

### Ground floor



### First floor



**Kitchen** 3.16m x 1.92m 10'4" x 6'4"

**Living/Dining Area** 4.96m x 4.25m 16'3" x 13'11"

**Master Bedroom** 4.72m x 2.55m 15'6" x 8'4"

**Bedroom 2** 3.82m x 2.41m 12'6" x 7'11"



**Plots:** 224, 233, 252, 289\*\*‡ & 297\*

The floorplans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floorplan differences consult your sales executive. All dimensions are + or - 50mm and floorplans are not shown to scale. The kitchen layout and furniture positions are for indicative purposes only. \*Plots are handed. \*\*Plot 289 houses 2 carports, a drive through and is handed. \*\*Plot specific door for garden access. Door to plot 224 omitted. †Wall omitted on Plot 297. ‡Wall omitted on Plot 224. †Windows to 289 instead of rooflights. 41473/January 2020.

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## THE BEAUFORD

2 bedroom home



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## THE BEAUFORD

The two bedroom Beauford will appeal to first-time buyers, couples and downsizers alike. A kitchen/dining area opens through double doors to the rear garden, creating the ideal space to wind down and relax. A good-sized living room, a guest cloakroom and under stairs storage complete the ground floor layout. The first floor comprises the en suite master bedroom, a main bathroom and a further double bedroom.

**TOTAL 79.60 sq. m. / 857 sq. ft.**

Ground floor



Kitchen/Dining Area 4.70m x 2.87m 15'5" x 9'5"  
Living Room 4.04m x 3.67m (max) 13'3" x 12'1" (max)

First floor



Master Bedroom 3.57m x 2.94m 11'9" x 9'8"  
Bedroom 2 4.70m x 2.55m 15'5" x 8'4"



**Plots:** 251\*, 281\*, 286, 312, 319, 320\* & 323\*

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## THE BYFORD

3 bedroom home

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# THE BYFORD

The three bedroom Byford is a versatile home, perfect for first-time buyers, couples and families. On the ground floor you will find an open-plan kitchen/dining area with double doors to the garden, a living room, guest cloakroom and a store cupboard. The first floor boasts an en suite master bedroom, a second double bedroom, a main bathroom, and a further bedroom that could alternatively be used as a study.

**TOTAL 89.02 sq. m. / 958 sq. ft.**

### Ground floor



Kitchen/Dining Area	5.06m x 2.87m	16'7" x 9'5"
Living Room	4.24m x 3.98m (max)	13'11" x 13'1" (max)

### First floor



Master Bedroom	3.34m x 3.00m	11'0" x 9'10"
Bedroom 2	2.82m x 2.57m	9'3" x 8'5"
Bedroom 3	3.91m x 2.15m	12'10" x 7'1"

**Plots:** 230\*, 231, 242\*, 243, 244\*, 245, 247\*, 248, 250\*, 261, 262\*, 263, 273\*, 274, 277\*, 278, 280\*, 282, 283\*, 284\*, 285\*, 287, 307\*, 308, 309\*, 310, 311\* & 313

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## THE KINGDALE

*3 bedroom home*



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## THE KINGDALE

The Kingdale is a three bedroom property featuring an open-plan kitchen/dining area and dual aspect living room with double doors to the garden. There's also a guest cloakroom downstairs. Upstairs, the landing leads to the master bedroom with an en suite shower room, a double bedroom, a main bathroom and a further bedroom which could alternatively be used as a study or nursery.

**TOTAL 94.0 sq. m. / 1,012 sq. ft.**

*Ground floor*



**Kitchen/Dining Area** 5.41m x 3.24m (max) 17'9" x 10'8" (max)  
**Living Room** 5.41m x 3.07m 17'9" x 10'1"

*First floor*



**Master Bedroom** 4.10m x 3.09m 13'6" x 10'2"  
**Bedroom 2** 2.95m x 2.53m 9'8" x 8'4"  
**Bedroom 3** 3.30m x 2.37m 10'10" x 7'9"

**Plots:** 229, 246\*, 249, 260\*, 264, 275, 288, 321\* & 322

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## THE BRAXTON

*3 bedroom home*

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## THE BRAXTON

The three bedroom Braxton benefits from an open-plan kitchen/dining area with double doors to the garden and a separate living room. A guest cloakroom and storage cupboard complete the ground floor layout. On the first floor is a family bathroom, a double bedroom and a further bedroom. The landing leads onto a private staircase up to the second floor, where you will find the master suite.

**TOTAL** 99.40 sq. m. / 1,070 sq. ft.

Ground floor



Kitchen/Dining Area

4.26m x 3.39m (max) 14'0" x 11'2" (max)

Living Room

4.23m x 3.19m (max) 13'11" x 10'6" (max)

First floor



Bedroom 2

4.25m x 2.82m (max) 14'0" x 9'3" (max)

Bedroom 3

3.59m x 2.15m 11'10" x 7'1"

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Master Bedroom

5.56m x 3.16m (max) 18'3" x 10'4" (max)

Second floor



Master Bedroom

5.56m x 3.16m (max) 18'3" x 10'4" (max)



**Plots:** 208\*, 209, 210\*, 211, 212\*, 213, 240, 241\*, 253\*, 254, 255\*, 256, 294\*, 295, 296, 305\*, 306, 318\*, 326 & 327\*

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## THE HUXFORD

*4 bedroom home*



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## THE HUXFORD

*The Huxford is a four bedroom home ideally suited to growing families looking for a little extra space. On the ground floor you will find a front-facing living room, a kitchen/dining area with double doors to the garden and a guest cloakroom. The en suite master bedroom, three further bedrooms and the family bathroom are located on the first floor.*

**TOTAL 107.40 sq. m. / 1,156 sq. ft.**

*Ground floor*



Kitchen/Dining Area	5.73m x 3.00m	18'10" x 9'10"
Living Room	4.66m x 3.63m	15'4" x 11'11"

*First floor*



Master Bedroom	3.42m x 3.16m	11'3" x 10'5"
Bedroom 2	3.23m x 2.84m	10'7" x 9'4"
Bedroom 3	3.25m x 2.23m	10'8" x 7'4"
Bedroom 4	2.52m x 2.41m	8'3" x 7'11"

**Plots:** 225\*, 226, 227\*, 228, 258\*, 259, 265\*, 266, 276 & 314\*

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## THE TRUSDALE

4 bedroom home

TOTAL 113.90 sq. m. / 1,226 sq. ft.

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## THE TRUSDALE

The Trusdale is a four bedroom property which will appeal to growing families in search of extra space. The hallway leads to a large dual aspect living room with double doors to the garden, plus a spacious kitchen/dining area with a handy utility room. Under stairs storage and a guest cloakroom complete the ground floor. Upstairs, there is an en suite master bedroom, three further well-proportioned bedrooms and the family bathroom.

TOTAL 113.90 sq. m. / 1,226 sq. ft.

### Ground floor



Kitchen/Dining Area	6.09m x 3.58m (max)	20'0" x 11'9" (max)
Living Room	6.09m x 3.46m	20'0" x 11'4"

### First floor



Master Bedroom	3.52m x 3.03m	11'7" x 9'11"
Bedroom 2	3.64m x 2.95m (max)	11'11" x 9'8" (max)
Bedroom 3	3.05m x 2.51m	10'0" x 8'3"
Bedroom 4	3.54m x 2.25m	11'7" x 7'5"



Plots:

223, 232\*, 234, 279 & 315\*

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## THE ELLISTON

4 bedroom home



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## THE ELLISTON

The Elliston is a four bedroom two and a half storey home designed for modern lifestyles. The front door opens into a hallway from which a door leads you into the living room. The kitchen/dining area has double doors opening onto the rear garden, perfect for entertaining. A guest cloakroom and a useful storage closet complete the ground floor. Three bedrooms occupy the first floor, a main bathroom and additional storage space. There's also a private staircase leading up to the master suite on the top floor.

**TOTAL** 114.0 sq. m. / 1,227 sq. ft.

Ground floor



Kitchen/Dining Area

4.89m x 2.90m 16'1" x 9'6"

Living Room

4.26m x 3.81m (max) 14'0" x 12'6" (max)

First floor



Bedroom 2

3.15m x 2.73m 10'4" x 9'0"

Bedroom 3

3.31m x 2.34m (max) 10'10" x 7'8" (max)

Bedroom 4

3.31m x 2.45m 10'10" x 8'1"

Second floor



Master Bedroom

5.43m x 3.89m (max) 17'10" x 12'9" (max)

**Plots:** 235\*, 236\*, 237, 238, 239\*, 290, 291\*, 292, 293\*, 298\*, 299\*, 300, 301\*, 302, 303\*, 304, 316, 317\* & 328\*

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## THE EASTBURY

4 bedroom home

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## THE EASTBURY

The Eastbury is a four bedroom home ideal for growing families. An entrance lobby leads to a kitchen, which flows into an open-plan family/dining area with double doors that open to the rear garden. A guest cloakroom and under stairs storage complete the ground floor. The first floor landing leads to a living room, a good-sized bedroom and a main bathroom. A master bedroom with en suite, two further bedrooms and a shower room are located on the top floor.

**TOTAL 129.03 sq. m. / 1,389 sq. ft.**

Ground floor



Kitchen

3.43m x 2.72m 11'3" x 8'11"

Dining/Family Area

4.89m x 3.72m 16'1" x 12'3"

First floor



Living Room

4.89m x 3.10m 16'1" x 10'2"

Bedroom 2

2.85m x 2.67m 9'4" x 8'9"

Second floor



Master Bedroom

3.57m x 3.17m 11'9" x 10'5"

Bedroom 3

3.04m x 2.49m 10'0" x 8'2"

Bedroom 4

2.81m x 2.30m 9'3" x 7'7"

**Plots:** 324 & 325\*

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## THE BRADLEY

4 bedroom home



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## THE BRADLEY

The four bedroom Bradley benefits from a contemporary 'L' shaped layout. The dual aspect living room and the kitchen/breakfast/family area both open through double doors to the rear garden. A separate dining room, guest cloakroom and a storage cupboard complete the ground floor. The en suite master bedroom has the luxury of a balcony area and vaulted ceiling, making it a light and airy space to relax. A further three bedrooms, family bathroom and additional storage complete this home.

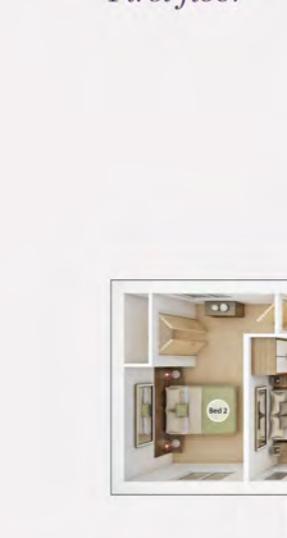
**TOTAL** 141.68 sq. m. / 1,525 sq. ft.

Ground floor



Kitchen/Family Area	6.82m x 3.50m	22'5" x 11'6"
Living Room	4.62m x 4.47m	15'2" x 14'8"
Dining Room	2.98m x 2.81m	9'10" x 9'3"

First floor



Master Bedroom	3.00m x 2.98m	9'10" x 9'10"
Bedroom 2	4.62m x 2.93m (max)	15'2" x 9'7" (max)
Bedroom 3	3.54m x 2.78m (max)	11'8" x 9'2" (max)
Bedroom 4	3.50m x 2.72m (max)	11'6" x 8'11" (max)

Plots: 257\*, 267 & 272\*

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## THE LINDLEY

4 bedroom home

# THE LINDLEY

The four bedroom Lindley is ideal for growing families in search of a little extra space. A contemporary fitted kitchen leads through double doors to the family room, which opens out to the garden. The living room also boasts double doors to the garden, making it great for entertaining. There's also a dining room which could be used as a study and guest cloakroom downstairs. Upstairs, the landing leads to an en suite master bedroom with a balcony, three further bedrooms and the main bathroom.

**TOTAL 143.64 sq. m. / 1,546 sq. ft.**

### Ground floor



Kitchen	4.79m x 3.32m	15'9" x 10'11"
Family Area	3.91m x 3.23m	12'10" x 10'7"
Living Room	4.76m x 3.91m	15'8" x 12'10"
Dining Room/Study	3.04m x 2.66m	10'0" x 8'9"

### First floor



Master Bedroom	4.10m x 3.64m	13'6" x 12'0"
Bedroom 2	3.31m x 3.26m	10'11" x 10'9"
Bedroom 3	4.03m x 3.20m (max)	13'3" x 10'6" (max)
Bedroom 4	3.91m x 2.55m	12'10" x 8'4"



Plots: 269 & 270

The floorplans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floorplan differences consult your sales executive. All dimensions are + or - 50mm and floorplans are not shown to scale. The kitchen layout and furniture positions are for indicative purposes only. 41473/January 2020.

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Images may include optional upgrades at additional cost. This image is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however, variances from site to site. External materials, finishes, landscaping and the position of garages, (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Please ask for further details.

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## THE MARFORD

4 bedroom home



Images may include optional upgrades at additional cost. This image is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however, variances from site to site. External materials, finishes, landscaping and the position of garages, (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Please ask for further details.

## THE MARFORD

The Marford is a traditional four bedroom home that offers flexible living for growing families. To the rear of the property, you will find that the family room and living room both benefit from double doors leading to the garden, creating the ideal place for entertaining. Completing the ground floor layout is the separate kitchen, dining room, storage cupboard and cloakroom. Upstairs, the landing leads to a master bedroom with en suite, three further well-proportioned bedrooms and a main bathroom.

**TOTAL 143.64 sq. m. / 1,546 sq. ft.**

Ground floor



Kitchen	4.79m x 3.32m	15'9" x 10'11"
Family Area	3.91m x 3.26m	12'10" x 10'8"
Living Room	4.76m x 3.91m	15'8" x 12'10"
Dining Room/Study	3.04m x 2.66m	10'0" x 8'9"

First floor



Master Bedroom	4.24m x 3.64m	13'11" x 12'0"
Bedroom 2	4.00m x 2.65m	13'2" x 8'8"
Bedroom 3	4.03m x 3.23m (max)	13'3" x 10'7" (max)
Bedroom 4	3.80m x 2.55m	12'6" x 8'4"



Plots: 268 & 271\*

The floorplans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floorplan differences consult your sales executive. All dimensions are + or - 50mm and floorplans are not shown to scale. The kitchen layout and furniture positions are for indicative purposes only. \*Plot is handed. 41473/January 2020.

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## SAPPHIRE LODGE

Sapphire Lodge offers a stunning range of two bedroom apartments over four floors - ideal for first-time buyers and professional couples. The open-plan kitchen/living/dining area opens out to a private balcony or patio, perfect for entertaining both family and friends. Each apartment also benefits from an en suite master bedroom, a guest bedroom and main bathroom. There are also practical storage spaces off the hallways.

Plots 329, 332, 335 & 338



Plots 330, 333, 336 & 339



Plots 331, 334, 337 & 340



### Kitchen/Living/Dining Area

5.81m x 4.24m      19'0" x 13'11"

### Master Bedroom

3.57m x 3.10m      11'8" x 10'2"

### Bedroom 2

4.24m x 2.94m      13'11" x 9'8"

### NETT Total

70.70 sq. m.      756 sq. ft.

### Kitchen/Living/Dining Area

5.90m x 4.69m      19'4" x 15'4"

### Master Bedroom

3.57m x 3.24m      11'8" x 10'8"

### Bedroom 2

4.69m x 3.10m (max)      15'5" x 10'2" (max)

### NETT Total

76.70 sq. m.      825 sq. ft.

### Kitchen/Living/Dining Area

5.89m x 4.23m      19'3" x 13'10"

### Master Bedroom

3.57m x 3.29m      11'8" x 10'9"

### Bedroom 2

4.23m x 3.31m (max)      13'10" x 10'10" (max)

### NETT Total

71.70 sq. m.      772 sq. ft.

### Plots: 329–340

The floorplans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floorplan differences consult your sales executive. All dimensions are + or - 50mm and floorplans are not shown to scale. The kitchen layout and furniture positions are for indicative purposes only. \*Plot 329 boasts a patio. \*\*Plot 330 boasts a part patio part balcony. 41473 / January 2020.

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## WHARF PLACE

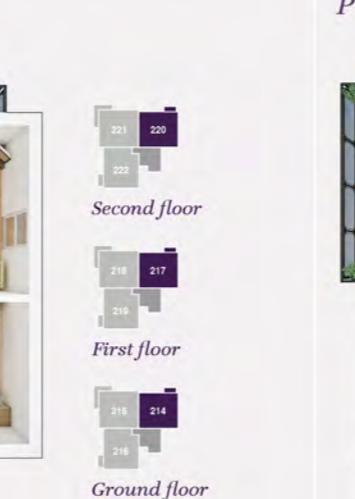
2 bedroom apartments



# WHARF PLACE

Wharf Place offers a stunning range of two bedroom apartments over three floors - ideal for first-time buyers and professional couples. The open-plan kitchen/living/dining area opens out to a private balcony, perfect for entertaining both family and friends. Each apartment also benefits from an en suite master bedroom, a guest bedroom and a main bathroom. There are also practical storage spaces off the hallways.

Plots 214, 217 & 220



Plots 215, 218 & 221



Plots 216, 219 & 222



### Kitchen/Living/Dining Area

5.81m x 4.24m

19'0" x 13'11"

### Master Bedroom

3.57m x 3.17m

11'8" x 10'5"

### Bedroom 2

4.24m x 2.94m (max)

13'11" x 9'8" (max)

### NETT Total

70.70 sq. m.

761 sq. ft.

### Kitchen/Living/Dining Area

5.89m x 4.69m

19'4" x 15'4"

### Master Bedroom

3.57m x 3.24m

11'8" x 10'8"

### Bedroom 2

4.69m x 3.10m (max)

15'5" x 10'2" (max)

### NETT Total

76.50 sq. m.

823 sq. ft.

### Kitchen/Living/Dining Area

5.89m x 4.24m

19'4" x 13'10"

### Master Bedroom

3.57m x 3.29m

11'8" x 10'9"

### Bedroom 2

4.22m x 3.31m (max)

13'10" x 10'10" (max)

### NETT Total

71.60 sq. m.

771 sq. ft.



Plots: 214-222

The floorplans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floorplan differences consult your sales executive. All dimensions are + or - 50mm and floorplans are not shown to scale. The kitchen layout and furniture positions are for indicative purposes only. 41473 / January 2020.

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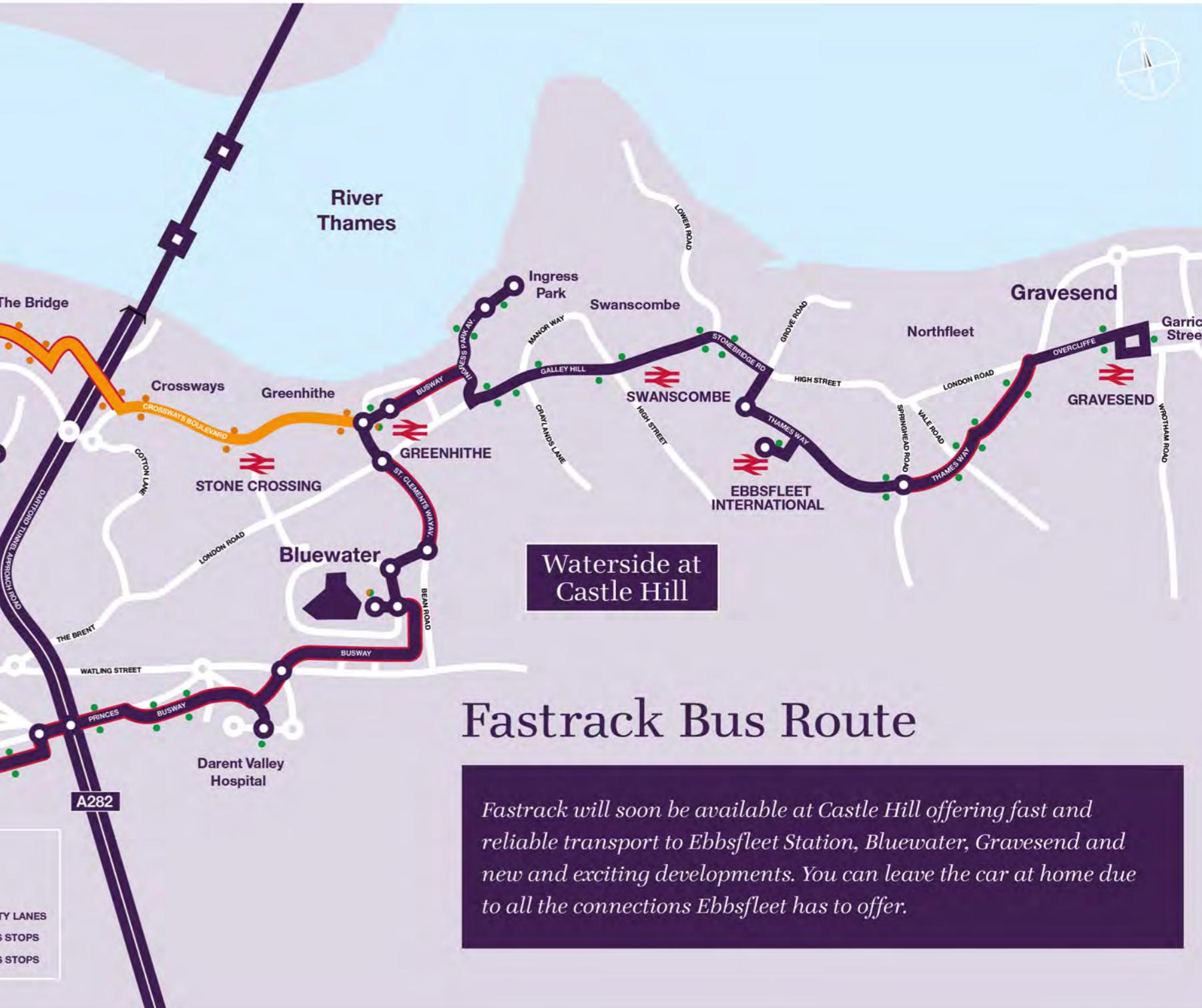


## Well-connected

Travelling to London and Europe is extremely accessible and local. Using the impressive and convenient Ebbsfleet International station for instance you can get to continental Europe via the Eurostar, the Queen Elizabeth Olympic Park and Westfield shopping centre at Stratford International while St Pancras is under 20 minutes away. And if you wish to fly, London City Airport or London Gatwick will be your immediate choices.



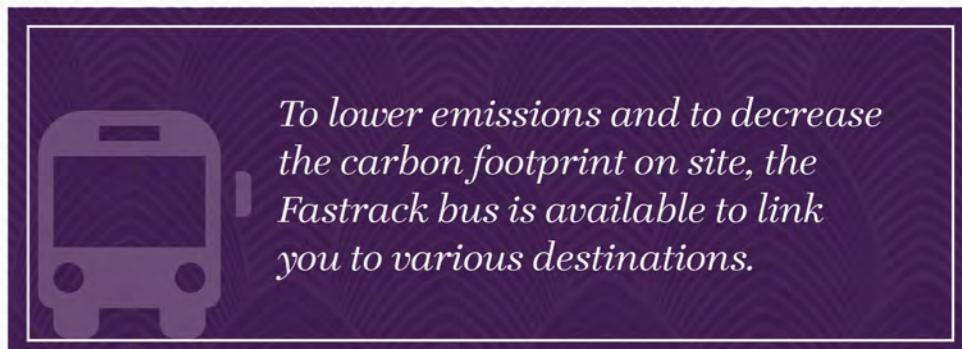
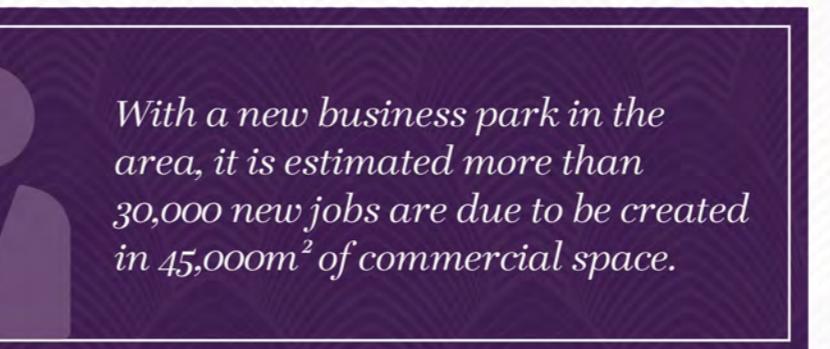
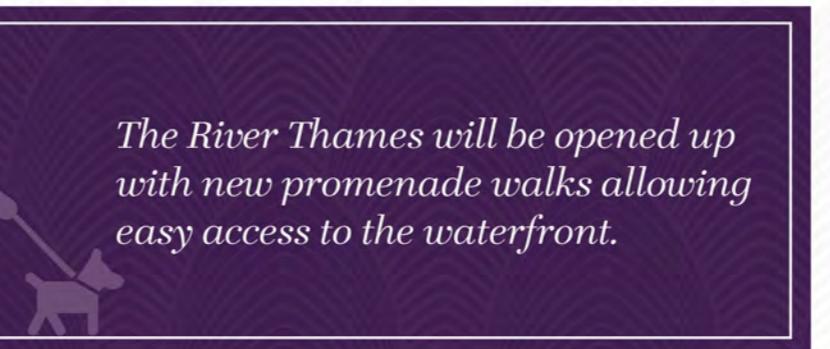
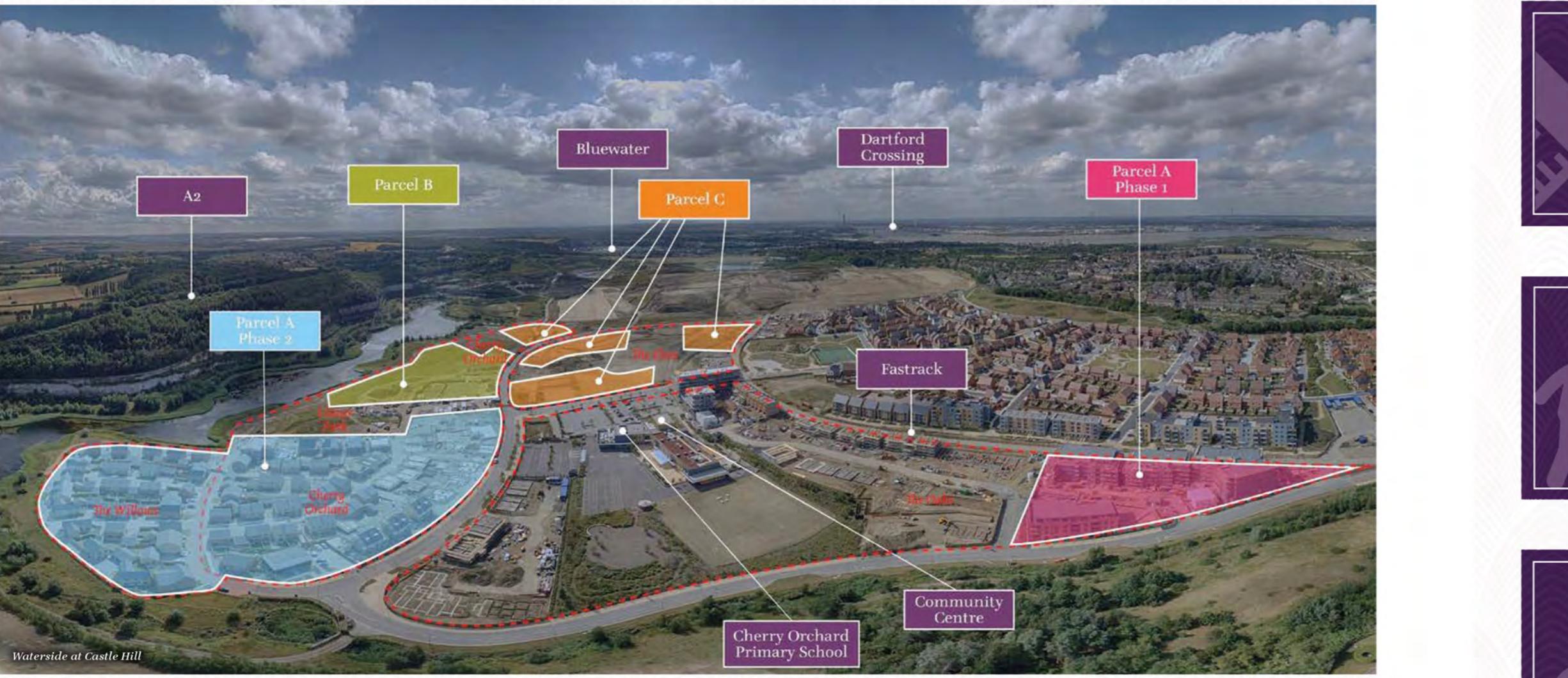
Times taken from nationalrail.co.uk and eurostar.com. Distances taken from googlemaps.co.uk.



## Fastrack Bus Route

Fastrack will soon be available at Castle Hill offering fast and reliable transport to Ebbsfleet Station, Bluewater, Gravesend and new and exciting developments. You can leave the car at home due to all the connections Ebbsfleet has to offer.

# Building a new community





## Buy now, buy new

As an award-winning house builder, we know that everything we do affects the quality of the homes and developments we build and ultimately the well-being of both our customers and the communities in which we work. We are proud of what we build and how we approach every stage of the home-building process.

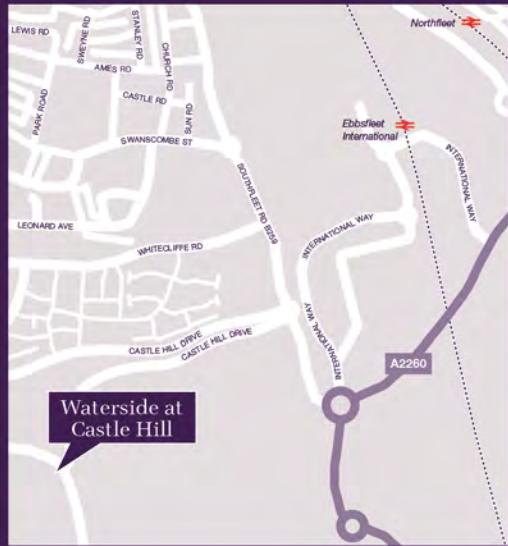
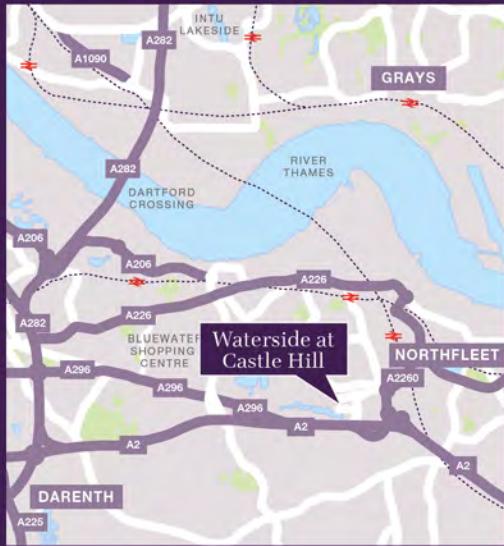
*"Trust Taylor Wimpey to not only build stylish homes but to invest in the things that make you and your family happy. We know that there is no better recommendation than one that comes from the people who actually live in our new homes."*

Of course, there are plenty of other reasons to choose a Taylor Wimpey home such as a range of schemes to help you move, the peace of mind of a 10-year NHBC warranty, excellent customer care, reduced energy costs and low maintenance.



Taylor Wimpey has a policy of continuous improvement and reserves the right to change specifications, designs, floorplans and site plans at any time. Room dimensions are subject to change and should not be used when ordering floor coverings or furnishings. Computer generated images depict typical views within the Waterside at Castle Hill development. Features, internal and external, may vary from time to time and may differ from those shown within the brochure. All lifestyle and location imagery used within this brochure is indicative only and may not be taken in the local area itself. Please ask the Sales Executive for up-to-date information when reserving your new home. As part of Taylor Wimpey UK Limited's general development policy, it reserves the right to sell individual units or blocks of units to Housing Associations or other bodies. Accordingly some units may already or at some time in the future be the subject of tenancy agreements. Such disposals may be over and above any planning requirements. Information correct at time of going to print. Please speak to our Sales Executives regarding the tenure of our new homes. 41236/January 2020.

*Rest assured... we'll hold your hand every step of the way. From choosing your new home through to the day you move in and beyond, we will be there to help you.*



## Directions to Waterside at Castle Hill

### From the M25

Leave the M25 from junction 2 and follow the signs for A2(E) Canterbury (M2). Follow the A2 east for 3 miles then take the exit towards Ebbesfleet International. At the roundabout take the 1st exit onto the A2260. At the next roundabout take the 3rd exit and keep on the A2260. At the following roundabout take the 1st exit onto the B259. Access to Waterside at Castle Hill will be on the left hand side.

### From the A2

From either direction, take the exit towards Ebbesfleet International. If travelling from the west take the 1st exit from the roundabout onto the A2260 and then the 3rd exit from the next roundabout. If travelling from the east take the 3rd exit at the roundabout on to the A2260. Then from either route take the 1st exit at the next roundabout onto the B259. Access to Waterside at Castle Hill will be on the left hand side.

## Waterside at Castle Hill

1 Castle Hill Drive, Castle Hill,  
Ebbesfleet Valley, Kent, DA10 1BW

SatNav postcode: DA10 0DF

*A development by*

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## Sales hotline:

**01322 477015**

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