

BELLE VUE

HAMPSTEAD

by



PegasusLife

Properties of Character

Exclusive Living for the Over 60s

At Home in Hampstead

Sitting right by Hampstead Green, with the open spaces of the Heath to the north and exceptional views of the city to the south, Belle Vue is a brand new development in one of London's most historic villages. Having attracted artists, writers and architects for the past two centuries, Hampstead is thriving with cultural events, independent shops and historic sights. Drawing on the village's energy and activity, the development offers an excellent range of services amid a creative, sociable environment.





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Belle Vue was designed to encourage a sense of wellbeing and community.

The shared areas encourage social interaction, with floor to ceiling windows and multiple outdoor spaces drawing in natural light.”

- Jo Hawton, Development Manager

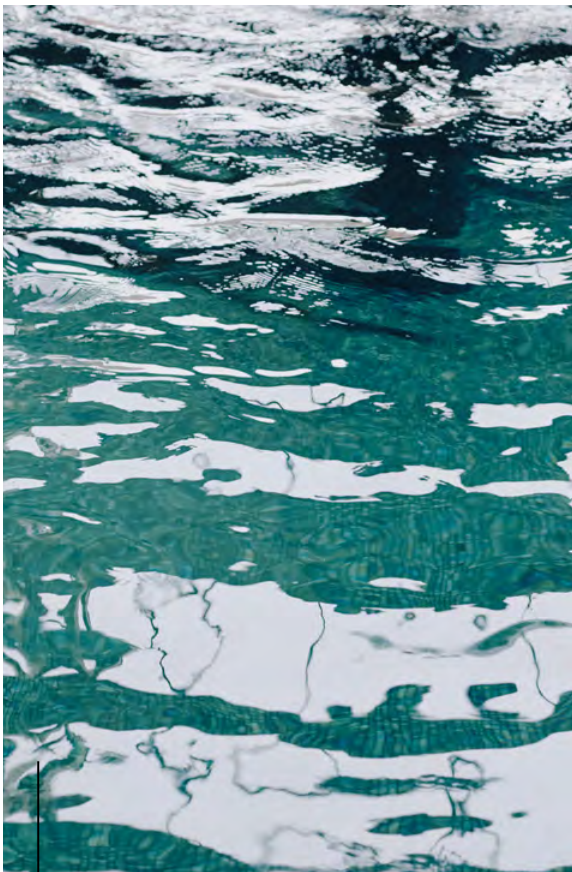
About PegasusLife

PegasusLife was established in 2012 with a mission to enable today's over 60s to live the way they want to. We've brought together the country's leading experts to create properties of character, by renovating distinctive older properties, building attractive new ones or thoughtfully blending the two. We've located them in some of the UK's finest spots, from the heart of cultural cities, such as London, to beautiful rural and coastal settings.

Every PegasusLife development is different, but all are designed for independent living. On site, owners can enjoy invigorating wellness facilities and inspiring landscaping. Well-designed communal spaces offer options to socialise and relax. Visit Belle Vue and see why our properties are the perfect place for people who believe life only gets better with age. **Life is for living. Live yours at Belle Vue.**



Life at Belle Vue



Belle Vue has so much to offer right on your doorstep, making everyday at home an exciting one! Start your morning in the wellness suite relaxing in the bespoke spa, enjoying a gentle swim in the lap pool or a get together for some yoga in the stretch studio. For more of a workout, take to the on-site gym. Finish off by unwinding in the sauna or steam room before heading into one of the on-site treatment rooms for a massage or a manicure.



After an active morning, reward yourself with a trip to the Belle Vue Café, where you can enjoy a barista-style coffee and fresh croissant on the terrace with your neighbours.

The central courtyard is the perfect spot to spend the rest of the morning reading the daily newspaper with freshly infused water from the wellness suite.

Life at Belle Vue



Before heading out for the afternoon, the concierge will be happy to offer lunch recommendations and arrange for a car to pick you up.

With Hampstead right on your doorstep visit the beautiful boutiques and cafés on the high street or take a stroll around the Heath.



An evening in at Belle Vue could be spent relaxing in the owners lounge with a drink from the Honesty Bar. In the warm summer evenings, the two roof terraces are ideal for admiring the iconic landmarks of London over a glass of champagne.



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Life at our developments comes with a sense of feeling safe, having help when needed and the ability to be part of a community while still living independently. **My role allows me to be a part of peoples lives, where I can make a difference in their day to day living. It's an incredible privilege.**”

- Robert Allton, General Manager



The Facilities

Reception

Situated in the entrance lobby, the reception is a light and spacious area is where you'll find your concierge on hand 8am - 8pm every day. They are available to sign for parcels, manage guest suite and restaurant bookings and deal with any queries you may have. They can book you in for an on-site spa treatment or arrange a car to take you out. Staff have expert knowledge of London and all it has to offer.



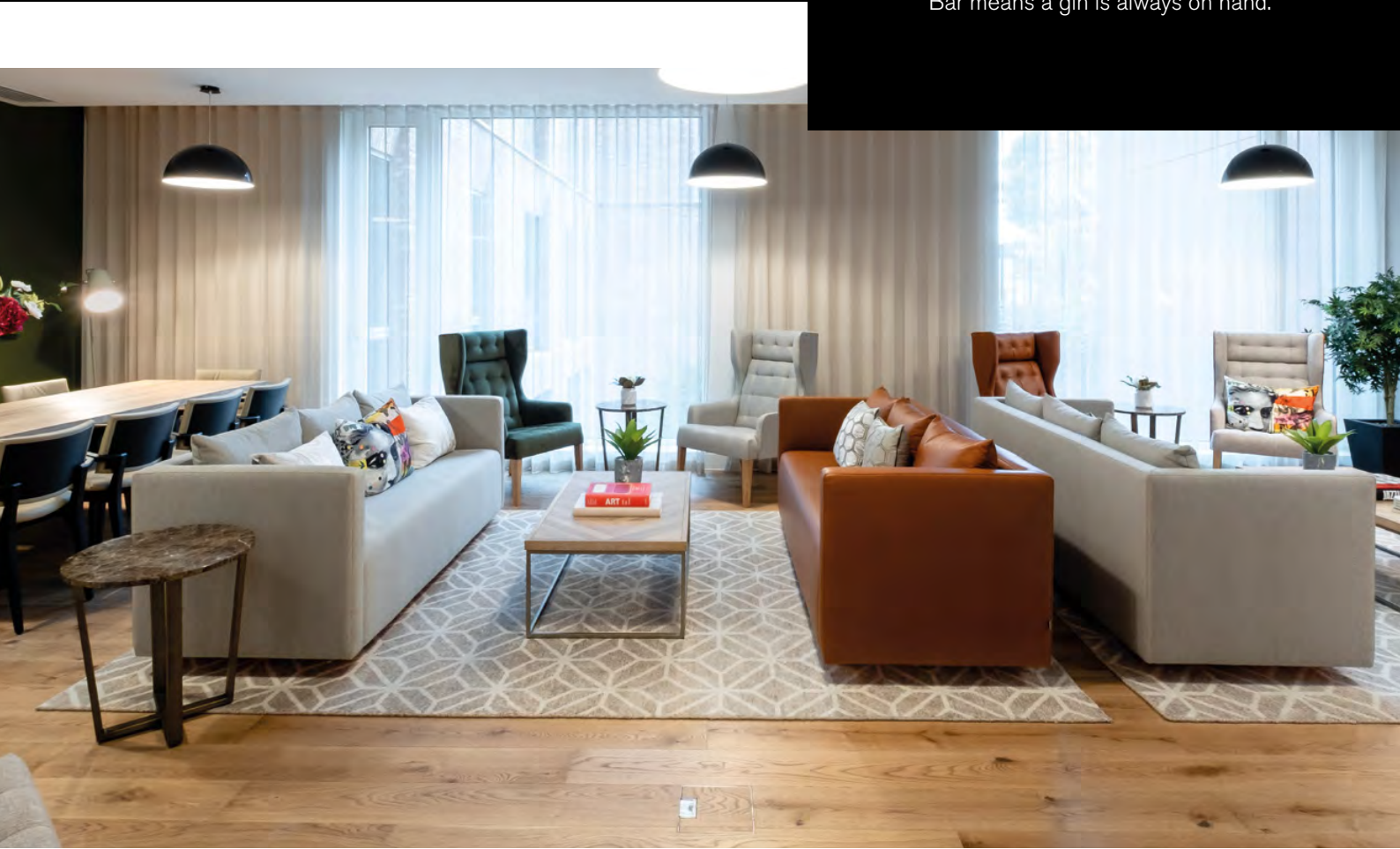
Roof Terrace

With its paved area and comfortable seating, the viewing terrace on the 3rd floor provides space for relaxing and enjoying views out over the city. Come with a good book, watch the sunset and admire the skyline.



Social Lounge

The ground-floor owners lounge is a bright, welcoming space designed for chatting with friends, catching up on emails or relaxing with a good book. For a rainy day, there are games available, and the Honesty Bar means a gin is always on hand.



The Belle Vue Café

The Belle Vue Café offers barista-served coffee and seasonal food prepared with fresh herbs from the on-site garden. This makes it the ideal place for breakfast, lunch or afternoon tea. The outdoor terrace is the perfect spot to enjoy a beverage on a sunny day and the personal dining area, located in the restaurant, is available for larger bookings when you wish to entertain friends and family.



Enclosed Garden

The enclosed garden is the central point of the development, perfectly designed to link everything together. The bright, open area is beautifully landscaped to encourage wildlife and optimise greenery, while seasonal planting makes these interlocking spaces varied and attractive all year round. Garden furniture here allows you to sit out and immerse yourself in the nature that surrounds you.



Viewing Terrace

An additional roof terrace higher on the 6th floor boasts a breathtaking, unspoiled view over London. The incredible views stretch from the Gherkin, Shard, London Eye and even St Paul's Cathedral. This is the perfect spot to bring your friends and admire the city with a glass of bubbly.



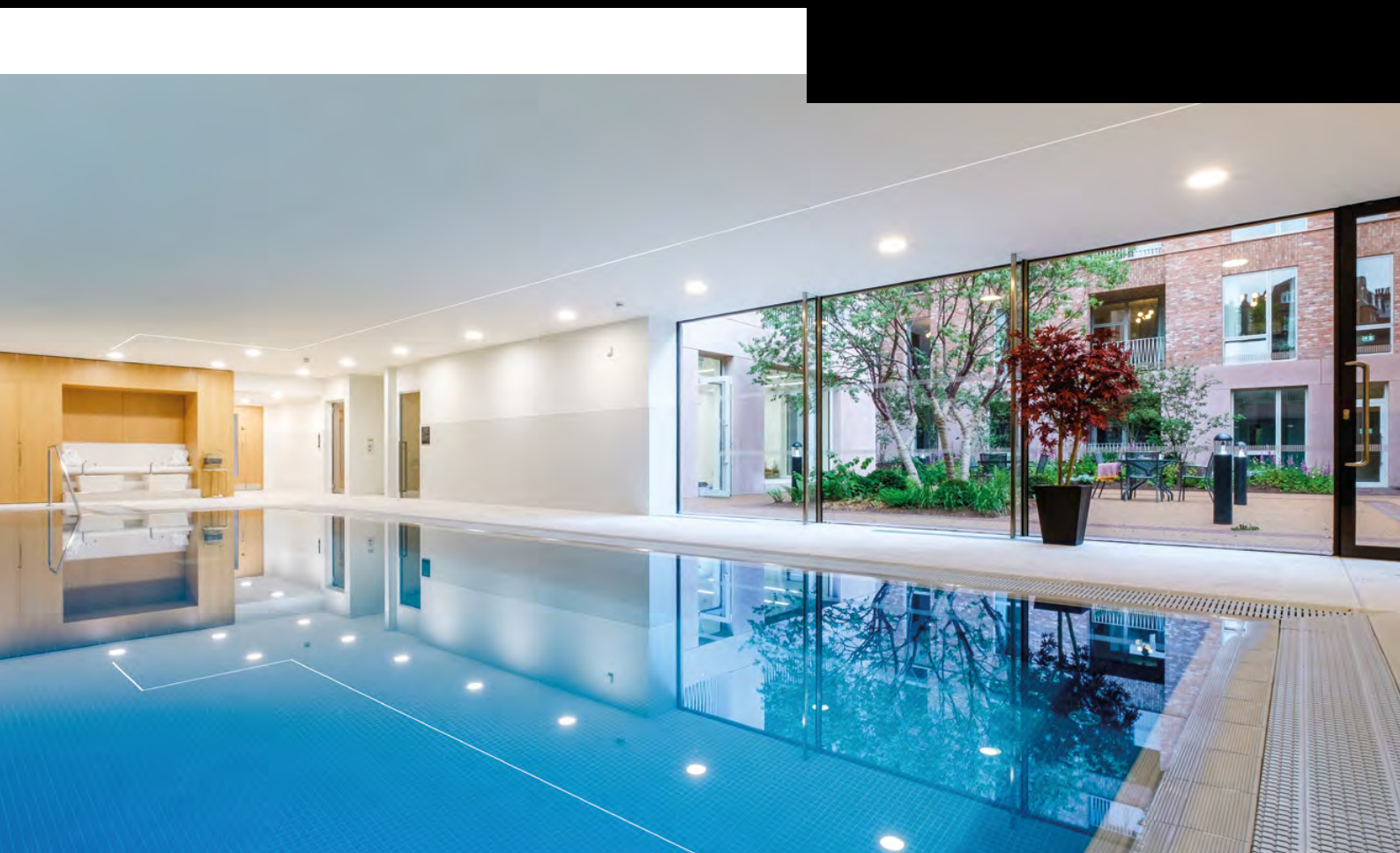
A photograph of two elderly individuals walking away from the camera in a park-like setting. The person on the right has short, white hair and is wearing a dark blue, textured knit sweater over a red scarf. The person on the left has long, white hair and is wearing a black and white striped sweater. The background is a soft-focus green landscape.

A Sense of Community

We recognise wellbeing goes much further than a trip to the spa or going to the gym, it's about enjoying good company in welcoming, convivial environments. Life at Belle Vue offers access to plenty of social spaces, where our owners can find a real sense of community. The buildings are designed around the central courtyard, which forms a meeting place and community hub. Filled with greenery and serenity, it encourages interaction between other owners, making it easier for people to socialise.

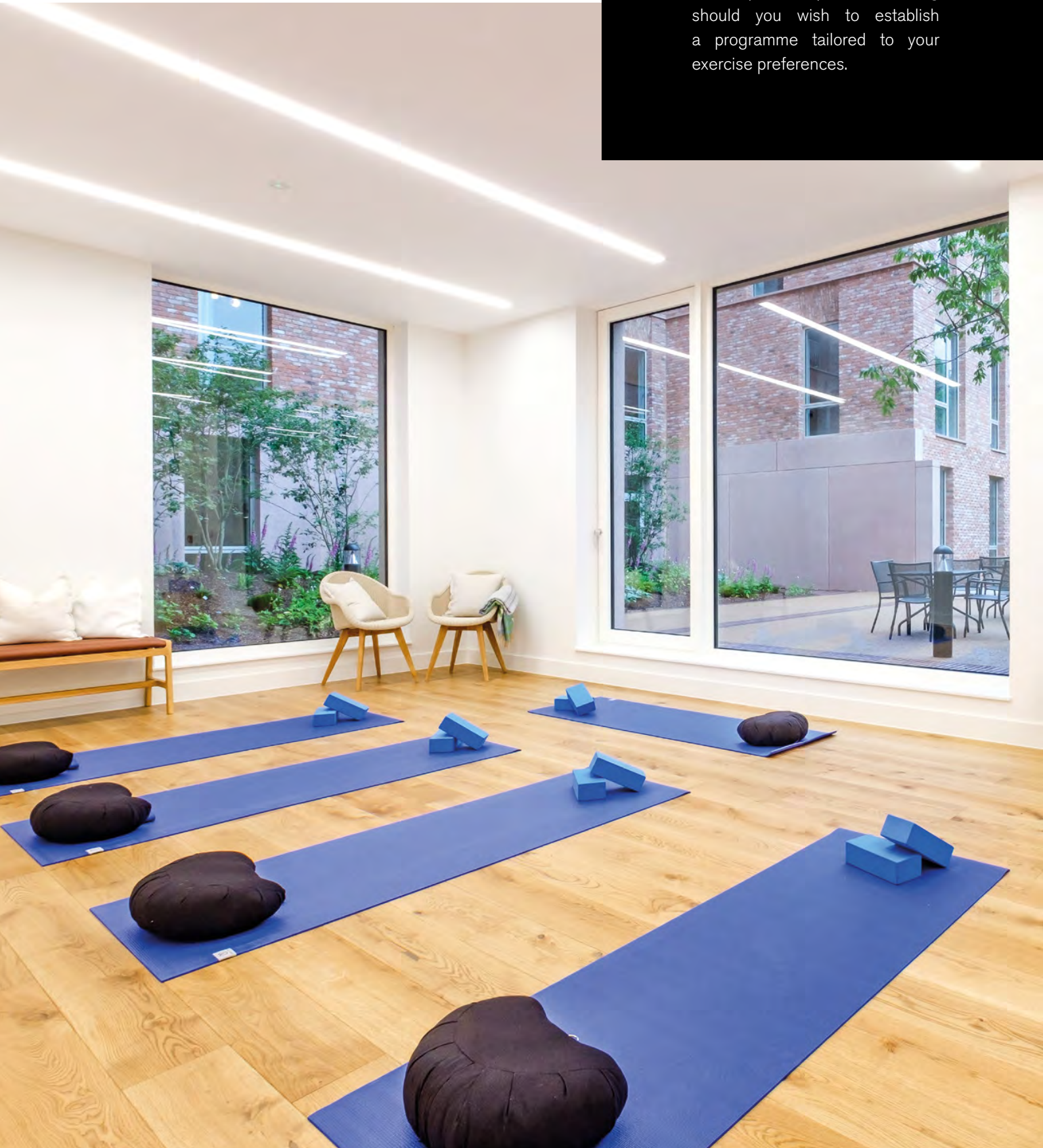
Spa & Wellness

Feel rejuvenated in the spa, with its treatment room, sauna, showers and Kneipp therapies. Start your morning with a swim in the lap pool, or book yourself in for a relaxing massage.



Gym & Stretch Studio

Located on the ground floor, the gym and stretch studio is fitted with equipment from a trusted brand that is used by professional athletes worldwide. The stretch studio runs a number of fitness classes, including pilates, yoga and aerobics, so you can make the most of your workout. There is the option for personal training should you wish to establish a programme tailored to your exercise preferences.



Wellbeing at Belle Vue

It is important to stay fit and healthy as we grow older. Belle Vue has modern wellness facilities such as a gym, spa, lounge and rooftop terrace.

We know that exercising a little each day can support ease of movement and joint flexibility. To encourage this we create spaces that allow you to work out at your own pace. A swim in the pool or use of the specialist gym equipment is low impact, reducing the risk of joint stress.

In our spa we focus on keeping fit and unwinding. Our steam room and sauna helps to clear airways. While the tailored spa treatments are carried out by industry experts and help you relax and feel rejuvenated.

The floor to ceiling windows throughout the development captures and maximises daylight giving our owners the benefit of feeling as though they are outdoors, when they are actually sat in their own living room. On top of that, it is managed by expert staff who go above and beyond to ensure every owner can make the most of all opportunities at their doorstep.



Guest Suite

With so much to see and do in Hampstead, your visiting friends or family may wish to stay overnight. Speak to your concierge if you'd like to book the suite. The guest suite comprises comfortable sleeping arrangements and an en-suite.





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Many of the owners have lost their partners and the friendship and care shown by the hosts plus the companionship shared both in the lounge and the gardens helps alleviate loneliness. This is of course fundamental to the concept of a caring and comfortable retirement living. **I feel we are part of a good community and living here is indeed a pleasure.**”

- Owner at PegasusLife's Hortsley Development



Inside the Apartments

Magnificent floor to ceiling windows, full of character and charm, complement the apartments spacious and welcoming open-plan living area. The rooms are well suited for both relaxing and entertaining, with the option to create a serene dining space. Every apartment has a loggia so you'll also have your own private outdoor space.



Living Room

An array of integrated, top of the range appliances complement the contemporary and comfortable kitchen. Versatile quartz stone worktops add additional elements of splendour to the well-appointed spaces.



Kitchen

Each of the deluxe one and two bedroom apartments have been designed to let in soft, natural light. Built in wardrobes and an en-suite to the master ensure comfort and practicality are at the forefront of day to day living.



Bedroom

All apartments benefit from well-sized and thoughtfully designed bathrooms with excellent fittings. The fully tiled walls, vanity marble tops and wall to wall mirrored cabinets ensure the rooms are bright and spacious. Many of our apartments come with a walk-in shower.



Bathroom

1 Bedroom Apartment Example



Apartment Area 786 sq. ft - 73 SQM

Living Room
19ft 10in x 18ft 10in

Bathroom
9ft 10in x 7ft 4in

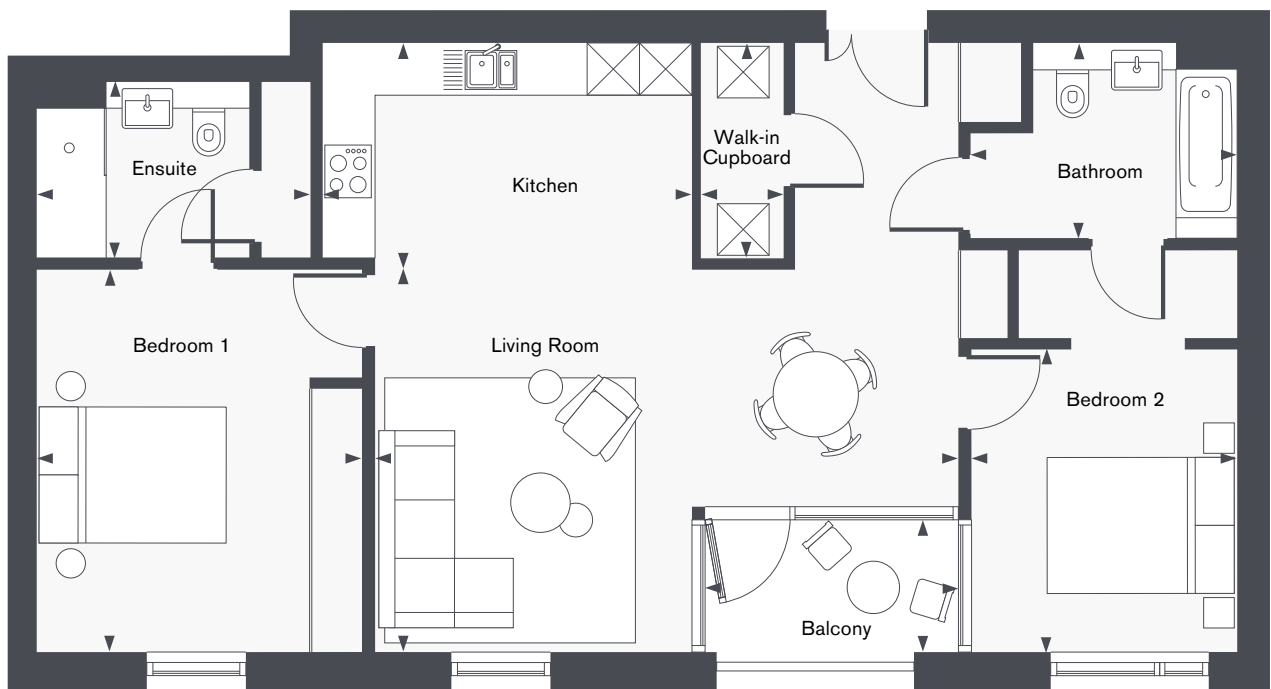
Kitchen
9ft 4in x 8ft 9in

Walk-in Cupboard
5ft 9in x 4ft 3in

Bedroom
15ft 1in x 9ft 10in

Balcony
4ft 11in x 11ft 4in

2 Bedroom Apartment Example



Apartment Area 969 sq. ft - 91 SQM

Living Room
21ft 11in x 14ft 4in

Kitchen
11ft 8in x 8ft 6in

Bedroom 1
14ft 4in x 12ft 2in

Ensuite
7ft 11in x 6ft 7in

Bedroom 2
11ft 4in x 9ft 11in

Bathroom
10ft 1in x 7ft 4in

Walk-in Cupboard
4ft 3in x 3ft 3in

Balcony
4ft 11in x 9ft 6in

Our Promise to You

Helicon Property Management is responsible for taking care of all the external building maintenance, buildings insurance and communal utility bills. They also ensure all the shared areas are meticulously cleaned and maintained.

The dedicated team of friendly and approachable concierges and hosts work hard to ensure the support provided is always tailored to customers' needs. Additional members of the Property Management team will make regular visits to developments and conduct annual service charge meetings with complete transparency.

When it comes to the operation of the management company, Helicon strive to deliver the highest standard of service to customers and believe passionately that true transparency is fundamental to maintaining owners' peace of mind.

If you'd like to find out more about Belle Vue and
keep up with the latest news, please call or visit:

02038 087 342

PegasusLife.co.uk/BelleVue

Rowland Hill Street

Hampstead

London

NW3 2AQ

Belle Vue is available exclusively
to people over 60.



PegasusLife
Properties of Character

Important Notice: These details are intended to give a general indication of the proposed development and floor layouts and are believed to be correct at the time of printing. Pegasus Life Limited and its subsidiary and associated companies with the Pegasus Life Group reserve the right to make any changes thought necessary to the development, individual specifications or floor layouts at any time. The content of this brochure does not constitute an offer or form any contract or an inducement of any such contract. All dimensions scaled from architect's drawings. Final dimensions may vary slightly.

Pegasus Life Limited: Compliant With The Consumer Code For New Homes.