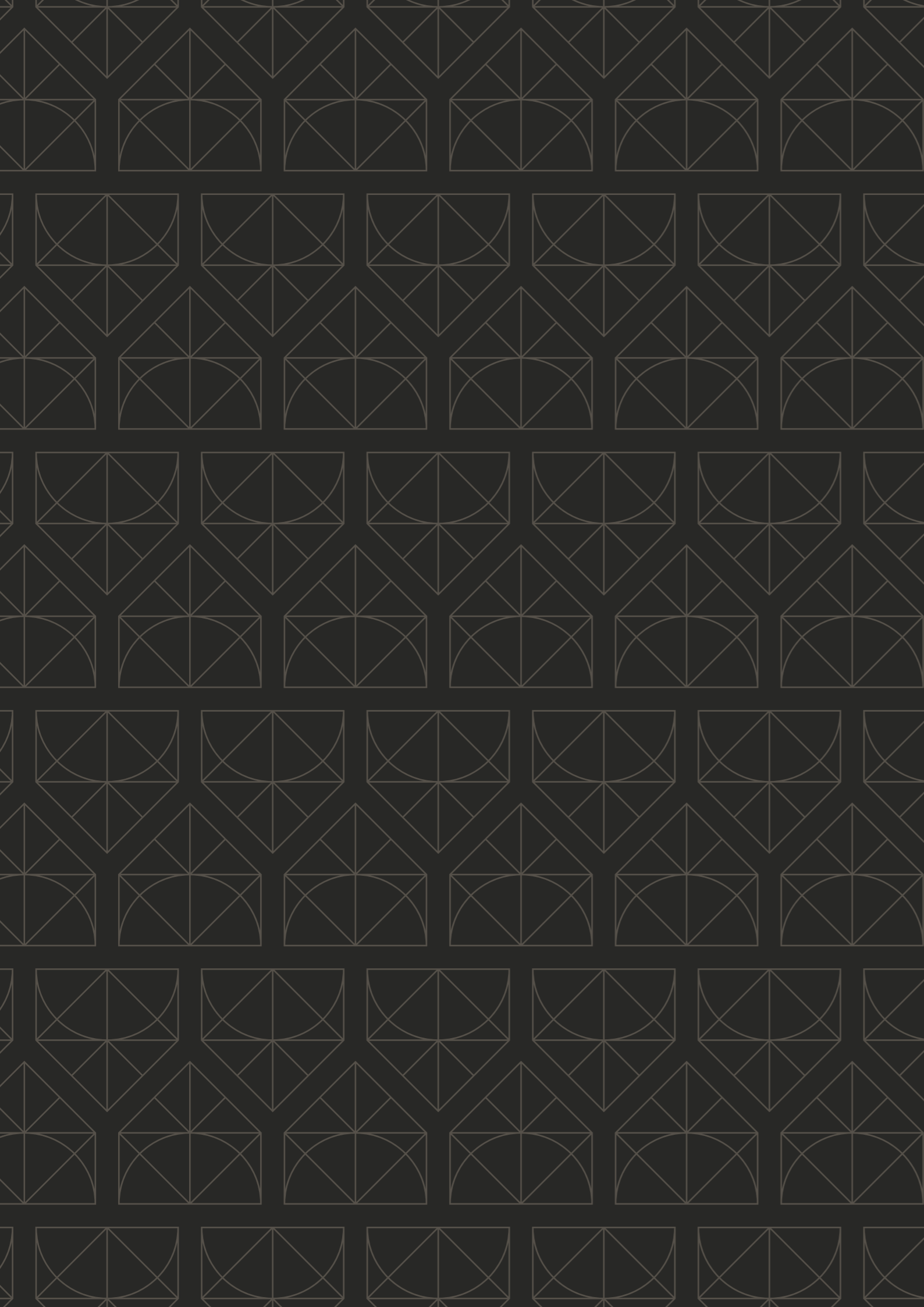


020 8502 5758  
www.kendrickcollection.co.uk  
kendrickcollection@site-sales.co.uk

THE  
**KENDRICK**<sup>WD6</sup>  
COLLECTION

INDUSTRIAL  
DWELLINGS  
SOCIETY  
EST 1885

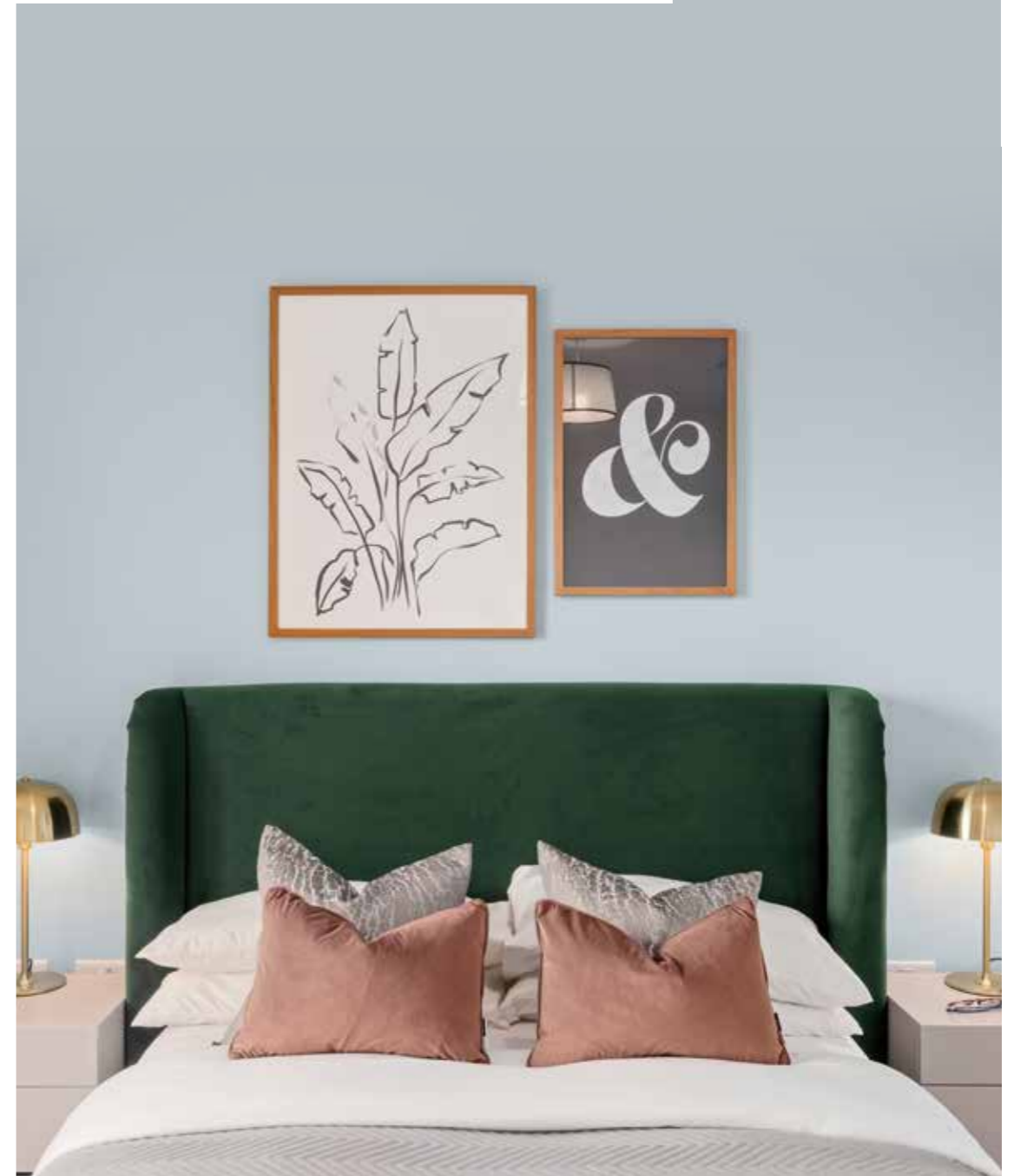




# Welcome to The Kendrick Collection.



An exclusive collection of 1, 2 & 3 bedroom apartments available for Shared Ownership in the Hertfordshire town of Borehamwood.



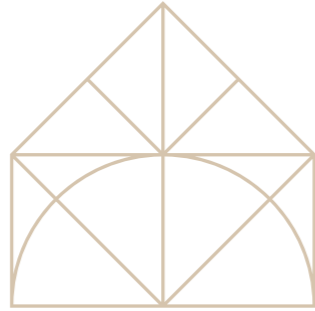
THE KENDRICK COLLECTION

Showhome photography is indicative only.

Perfectly located just 200m from Elstree & Borehamwood station with a plethora of handy deli's, shops and restaurants of the high street and shopping park on your doorstep, The Kendrick Collection is the ideal place to own a home within easy reach on Central London.

At the heart of the rolling green fields of Hertfordshire, with parks, golf clubs, forestry walks and fishing lakes in abundance, you'll have weekend plans a plenty.

You must see what it could be.  
To go beyond what a property is



# High Quality

The homes at The Kendrick collection have been built to an exceptional standard, with a high level of care and attention taken to the design and layout of each room.

Each apartment consists of a high quality specification with Smeg built in appliances to the kitchen, oversized windows allowing an abundance of natural light and generously sized private terraces, perfect for entertaining.

Secure under croft parking is available to most homes, along with bikes stores to promote healthy living.

THE KENDRICK COLLECTION

THE KENDRICK COLLECTION





# Local Area

Steeped in history yet full of contemporary culture, Borehamwood has many iconic locations, from its vast range of Synagogues and leafy parks to its notorious film studios.

## FILM STUDIOS

Borehamwood is home to both the BBC and Sky, as well as the studio of choice for British film, tv or commercial production, Elstree Studios. The iconic studios gave birth to notable productions such as Star Wars, The Crown, Indiana Jones and Eastenders.

## SHOPPING

Along with the quaint cafes, kosher deli's and handy amenities of Shenly road, when it comes to retail your spoils for choice with the Borehamwood Shopping Park a short 500m walk from your doorstep. From Lidl, M&S, Sports Direct, Boots, Argos, Next and Hobbycraft, plus many more, you won't have to travel far to cover all your shopping needs.

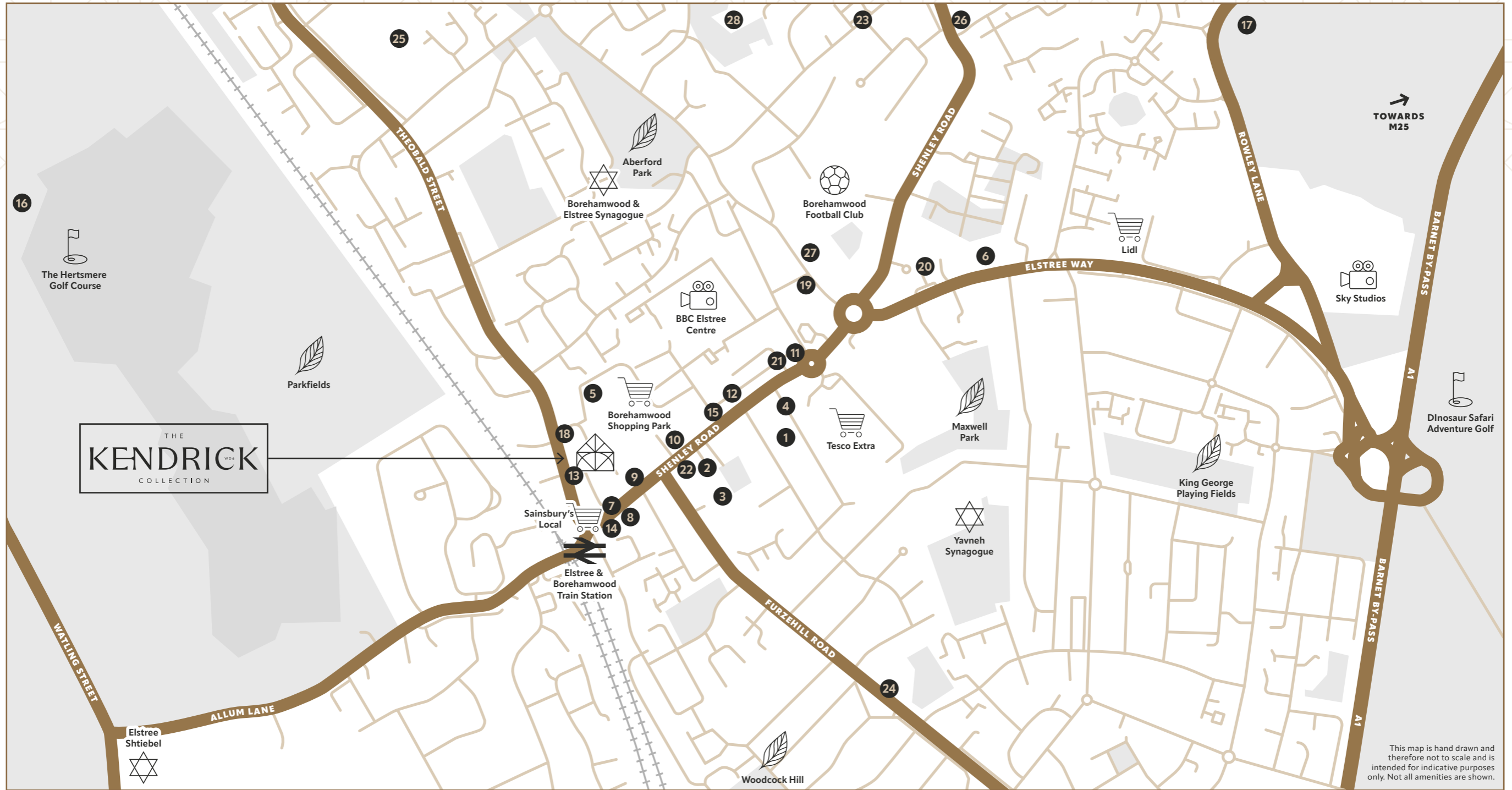
## GREEN SPACE

At the heart of the rolling green fields of Hertfordshire, Borehamwood is perfectly located for enjoying your weekends in the great outdoors.

If golf is your game, then take your pick of The Hertsmere, Aldenham golf & country club, Porters Park golf club, Dyrham park country club, Hadley wood, South Herts golf club and most famously, The Shire.

The Shire, Designed by Spanish professional and world number 1 Seve Ballesteros, is reputedly one of the best golf courses in the UK.





This map is hand drawn and therefore not to scale and is intended for indicative purposes only. Not all amenities are shown.

# Area Map

Some key places are on the map & some are noted as numbers.

## ENTERTAINMENT

- 1 BW Comedy Club
- 2 Reel Cinema
- 3 Pure Gym
- 4 BW Library
- 5 Anytime Fitness
- 6 The Venue Leisure Centre

## RESTAURANTS

- 7 Bricky's (Kosher)
- 8 Paolo's Italian Kitchen
- 9 Eli's Pizza
- 10 Nando's
- 11 Spice Garden
- 12 Cacao Tree

## PUBS & BARS

- 13 The Wellington
- 14 The Alfred Arms
- 15 The Good Companion
- 16 The Wagon & Horses
- 17 Mops & Broom

## HEALTHCARE

- 18 The Grove Medical Centre
- 19 Fairbrook Medical Centre
- 20 Elstree Way Clinic
- 21 BW Dental Practice
- 22 Elstree Dental
- 23 Hartforde Dental Centre

## EDUCATION

- 24 Summerswood Primary
  - 25 Meryfield Primary
  - 26 Hertsood Academy
  - 27 St Teresa's Catholic PS
  - 28 Woodlands Primary
- FOR MORE SEE NEXT PAGE**

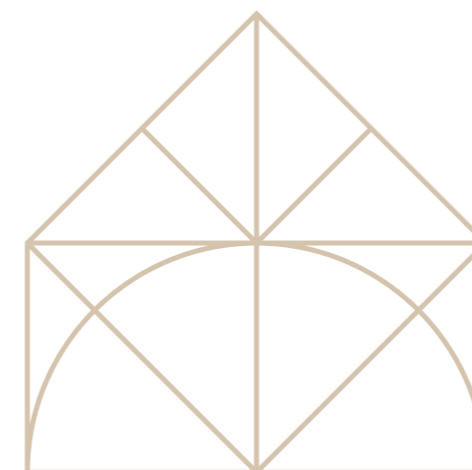


# Education

We know how important finding the right school for your children is. In Borehamwood there are an abundance of fantastic schools and colleges all within 5 miles.

With Ofsted rating the majority of the local schools as Good, with the exception of a few Outstandings, you know your children's education will be in safe hands just minutes away from your home.

Further education isn't an issue either with most of the secondary schools offering 6th forms and the local colleges in neighbouring towns offer a more course specific learning environment.



## PRIMARY SCHOOLS

Summerswood Primary School	0.7 miles
<i>Ofsted Rating: Good</i>	
St. Teresa's Catholic Primary School	0.7 miles
<i>Ofsted Rating: Good</i>	
Yavneh Primary School	0.8 mile
<i>Ofsted Rating: Outstanding</i>	
Meryfield Primary School	0.9 miles
<i>Ofsted Rating: Good</i>	
Cowley Hill Primary School & Nursery	1.1 miles
<i>Ofsted Rating: Good</i>	

## SECONDARY SCHOOLS

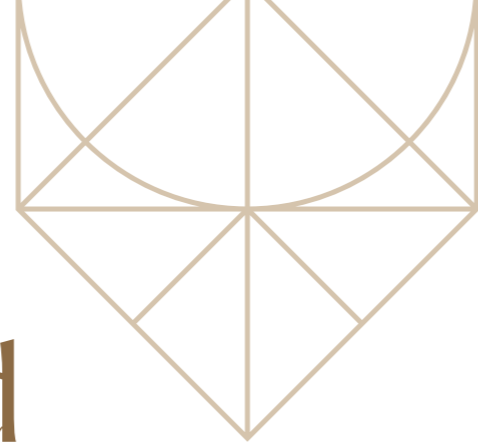
Yavneh College	0.8 miles
<i>Ofsted Rating: Outstanding</i>	
Elstree Screen Arts Academy	1.0 miles
<i>Ofsted Rating: Good</i>	
Hertswood Academy	1.1 miles
<i>Ofsted Rating: Requires Improvement</i>	
Haberdashers' Girls' School	1.8 miles
<i>Ofsted Rating: N/A</i>	
Haberdashers' Boys' School	2.1 miles
<i>Ofsted Rating: N/A</i>	

## COLLEGES & UNIVERSITIES

Oaklands College	0.9 miles
<i>Ofsted Rating: Requires Improvement</i>	
Stanmore College	4.1 miles
<i>Ofsted Rating: Good</i>	

Distances are taken from Google maps and are indicative only.

# Well Connected



With Elstree and Borehamwood Station just moments away, at The Kendrick Collection you are always within reach of London and beyond. Offering various services on the Thameslink you can find yourself in the heart of the London in under an hour, where your access to travel only enhances.

Alternatively, just a short drive away, you have Stanmore Station which is the last stop on the Jubilee Line service running through London and into Stratford.

THE KENDRICK COLLECTION



## Elstree and Borehamwood

2 minute walk - 0.1 miles -

### WEST HAMPSTED

23 minutes



### KING'S CROSS ST. PANCRAS

34 minutes



### ELEPHANT & CASTLE

45 minutes



### LIVERPOOL STREET

44 minutes

(Includes changes to London Underground)



### BRIGHTON

1 hour 57 minutes  
(Includes 1 change)



## Stanmore

10 minute drive - 0.1 miles - ●

### WATERLOO

43 minutes



### LONDON BRIDGE

45 minutes



### CANARY WHARF

52 minutes



### STRATFORD

58 minutes



Travel times are taken from TFL Journey Planner and are indicative only.

- Northern
- Central
- Circle
- Hammersmith & City
- Metropolitan
- Elizabeth
- Victoria
- Piccadilly
- Jubilee
- Waterloo & City
- DLR
- Overground
- Bakerloo
- National Rail



THE KENDRICK COLLECTION







# Specification

THE KENDRICK COLLECTION



THE KENDRICK COLLECTION

## KITCHEN

Grey matt handle-less kitchens with marble Silestone worktops and matching upstand with drainer grooves adjacent to sink

Stainless steel glass splashback behind hob

1.5 bowl undermounted stainless steel sink with mixer tap

Smeg integrated double electric oven and ceramic hob

Smeg extractor fan

Integrated Smeg fridge freezer

Smeg integrated washer / dryer

Pull out waste bin

## BATHROOM & ENSUITE

Contemporary white bathroom suite comprising bath (to main bathroom), WC, basin with mixer tap

Chrome thermostatic shower mixer and bath tap

Single glass shower screen to main bathroom

Pivot Glass shower enclosure door to ensuite

Large format wall tiling with matching floor tiling and tiled vanity shelf

Heated chrome towel rail

## ELECTRICAL

Low energy downlighting to kitchen, living and bathrooms

Pendant lighting to bedrooms

White sockets and switches throughout

Mixed media outlet to living room and all bedrooms

Smoke and heat detectors

Video door entry system

Shaver socket to bathroom

## GENERAL

Ceilings, architraves, and skirtings painted white

Walls painted in white

White internal doors with chrome ironmongery

Heating via white contemporary radiators

## FLOORING

Wood effect laminate flooring to hall, living areas, kitchen and storage areas

Large ceramic format tiling to bathrooms and ensuites

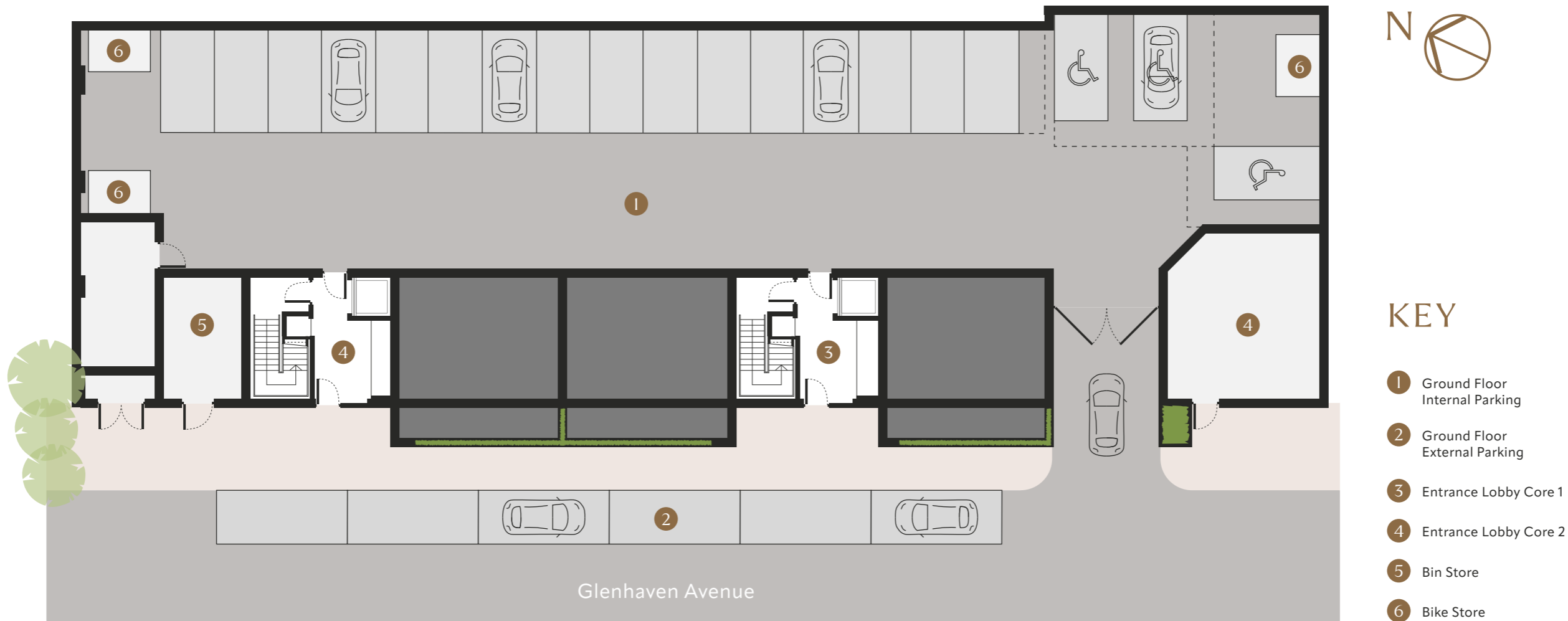
80/20 wool twist carpets to bedrooms

The specification details contained in this brochure are indicative only and correct at the date of print but may vary as building work progresses. The specification is not intended to form part of any offer, contract, warranty or representation and should not be relied upon as a statement or representation of fact. November 2023.

# Site Plan

THE KENDRICK COLLECTION

THE KENDRICK COLLECTION



## KEY

- 1 Ground Floor Internal Parking
- 2 Ground Floor External Parking
- 3 Entrance Lobby Core 1
- 4 Entrance Lobby Core 2
- 5 Bin Store
- 6 Bike Store

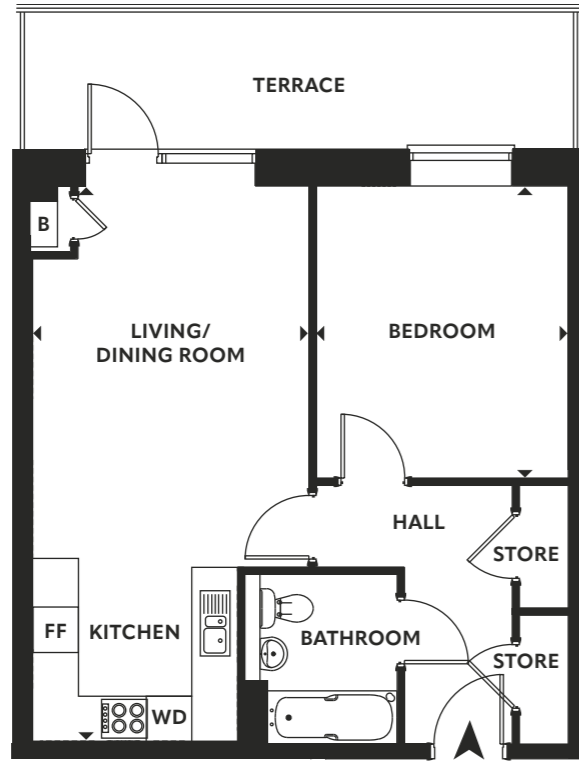
This site plan depicts the ground floor and is for illustrative purposes only. The landscaping, building design, boundaries and positions of roads and footpaths and other facilities or amenities may change as the development proceeds. November 2023. Please speak to our Sales Consultant for further information.

# One Bedroom

PLOTS:



\*Plots 14, 16, 22 & 24 are handed.



THE KENDRICK COLLECTION

## Dimensions

Total Area: 50.8 SQ/M 547 SQ/FT

	Length	Width	Length	Width
Living / Dining / Kitchen	7.31m	x 3.68m	24'0"	x 12'1"
Bedroom	3.85m	x 3.32m	13'0"	x 10'11"

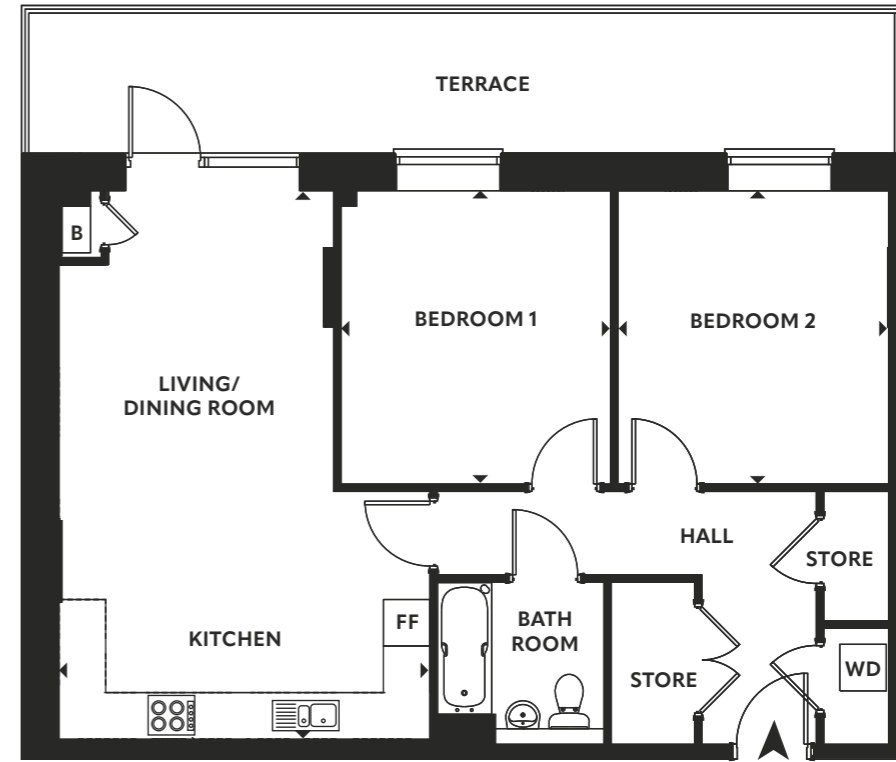


►: Depicts measurement points FF: Fridge Freezer B: Boiler WD: Washer Dryer

Point from which maximum dimensions are measured. Dimensions are intended for guidance only. The developer reserves the right to vary as necessary to complete works. All measurements and areas may vary by approximately 5%. We operate a policy of continuous product development and features may, therefore, vary from time to time. This information does not constitute a contract, part of contract or warranty. They are not intended to be used for carpet sizes, appliance size or items of furniture. All details correct at time of going to print. Plans and dimensions are indicative only and representative of build product.

# Two Bedroom

PLOT:

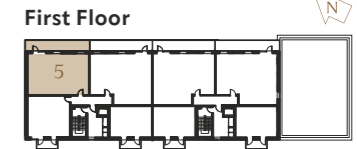


THE KENDRICK COLLECTION

## Dimensions

Total Area: 75.2 SQ/M 809 SQ/FT

	Length	Width	Length	Width
Living / Dining / Kitchen	7.11m	x 4.82m	23'4"	x 15'10"
Bedroom 1	3.82m	x 3.50m	12'6"	x 11'6"
Bedroom 2	3.82m	x 3.50m	12'6"	x 11'6"



►: Depicts measurement points FF: Fridge Freezer B: Boiler WD: Washer Dryer

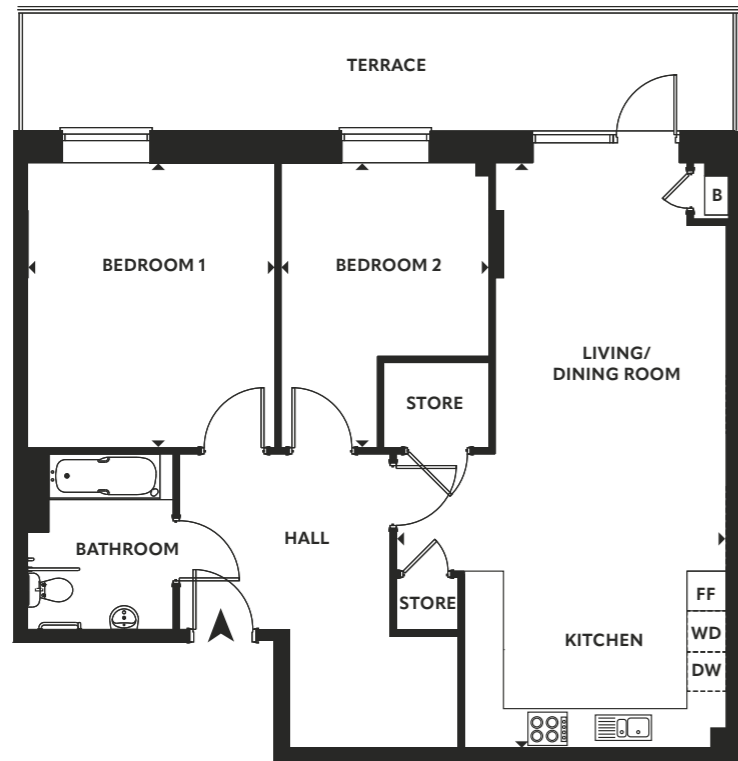
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# Two Bedroom

PLOTS:



\*Plot 7 is handed.

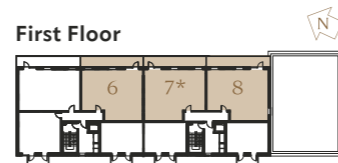


## Dimensions

Total Area: 82.5 SQ/M 888 SQ/FT

	Length	Width	Length	Width
Living / Dining / Kitchen	8.91m	3.58m	29'3"	11'9"
Bedroom 1	4.40m	3.80m	14'5"	12'6"
Bedroom 2	4.40m	3.20m	14'5"	10'6"

First Floor

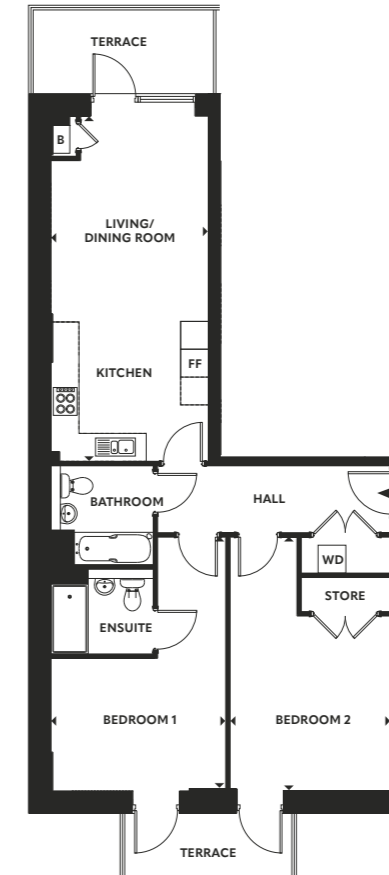


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# Two Bedroom

PLOTS:

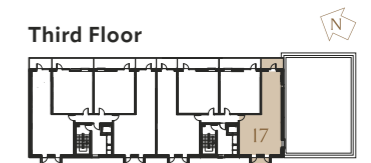


## Dimensions

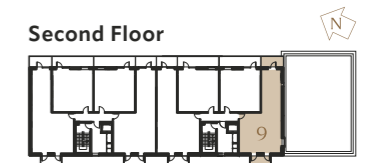
Total Area: 76.2 SQ/M 820 SQ/FT

	Length	Width	Length	Width
Living / Dining / Kitchen	6.89m	3.92m	22'7"	12'10"
Bedroom 1	3.49m	3.45m	11'5"	11'4"
Bedroom 2	5.46m	3.30m	17'11"	10'10"

Third Floor



Second Floor

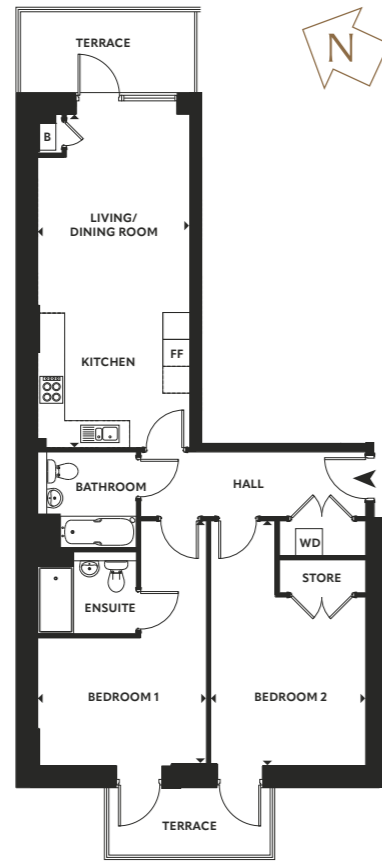


►: Depicts measurement points FF: Fridge Freezer B: Boiler WD: Washer Dryer

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# Two Bedroom

PLOTS:

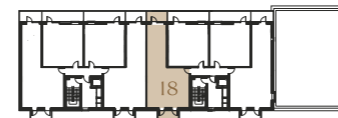


## Dimensions

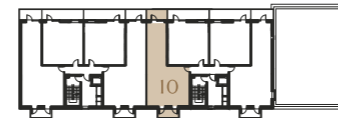
Total Area: 77.0 SQ/M 829 SQ/FT

	Length	Width	Length	Width
Living / Dining / Kitchen	7.46m	3.45m	24'6"	11'4"
Bedroom 1	5.33m	3.78m	17'6"	12'5"
Bedroom 2	5.33m	3.56m	17'6"	11'8"

Third Floor



Second Floor



►: Depicts measurement points FF: Fridge Freezer B: Boiler WD: Washer Dryer

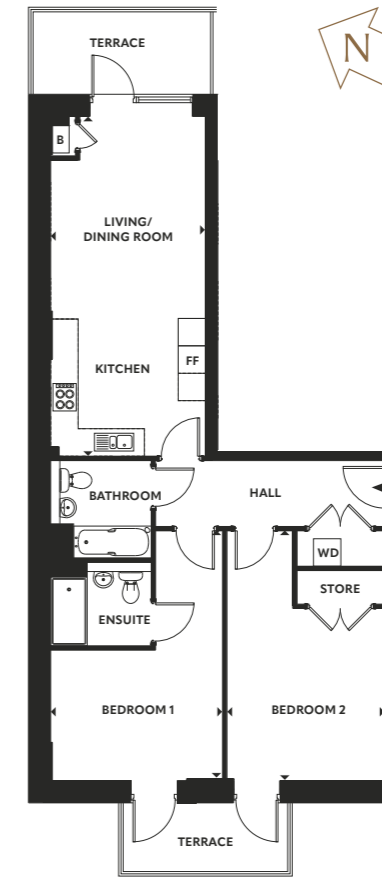
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# Two Bedroom

PLOTS:



\*Plots 11 & 19 are handed.



## Dimensions

Total Area: 76.0 SQ/M 818 SQ/FT

	Length	Width	Length	Width
Living / Dining / Kitchen	7.46m	3.45m	24'6"	11'4"
Bedroom 1	5.51m	3.80m	18'1"	12'6"
Bedroom 2	5.51m	3.47m	18'1"	11'4"

Third Floor



Second Floor



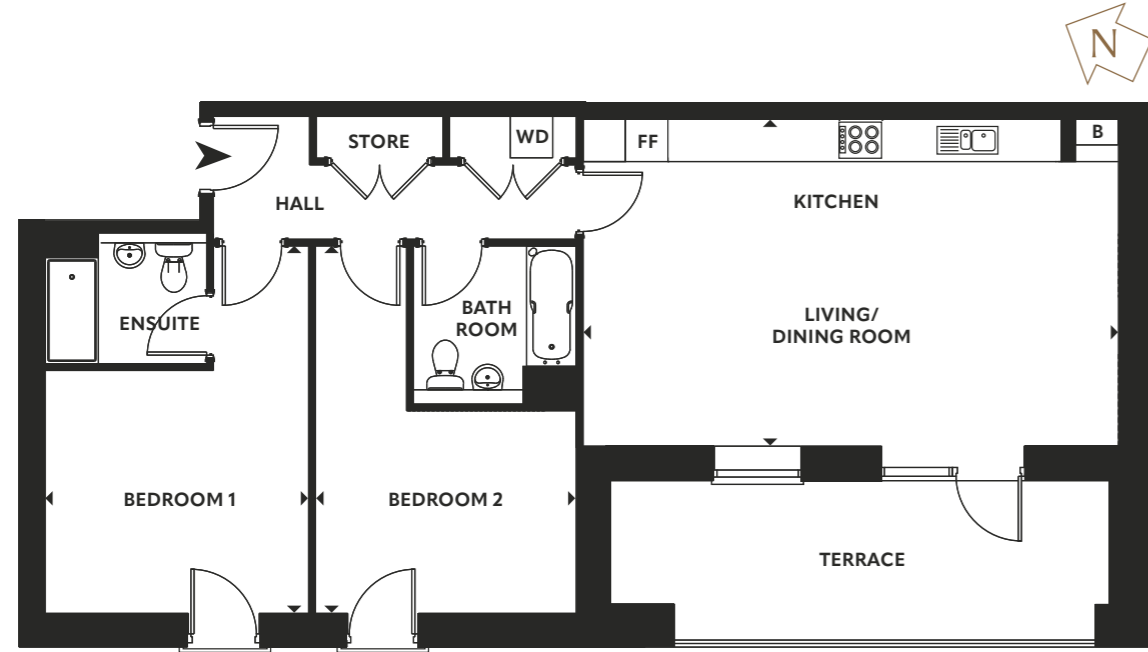
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# Two Bedroom

PLOT:

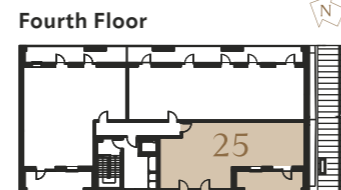
25



## Dimensions

Total Area: 84.3 SQ/M 907 SQ/FT

	Length	Width	Length	Width
Living / Dining / Kitchen	7.60m	4.73m	24'11"	15'6"
Bedroom 1	5.22m	3.73m	17'2"	12'3"
Bedroom 2	5.22m	3.71m	17'2"	12'2"



►: Depicts measurement points FF: Fridge Freezer B: Boiler WD: Washer Dryer

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# Three Bedroom

PLOT:

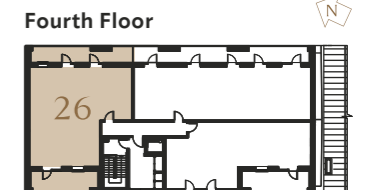
26



## Dimensions

Total Area: 92.5 SQ/M 995 SQ/FT

	Length	Width	Length	Width
Living / Dining	6.04m	4.18m	19'9"	13'8"
Kitchen	4.35m	2.65m	14'3"	8'8"
Bedroom 1	4.35m	2.85m	14'3"	9'4"
Bedroom 2	4.35m	2.75m	14'3"	9'0"
Bedroom 3	4.88m	3.10m	16'0"	10'2"



►: Depicts measurement points FF: Fridge Freezer B: Boiler WD: Washer Dryer

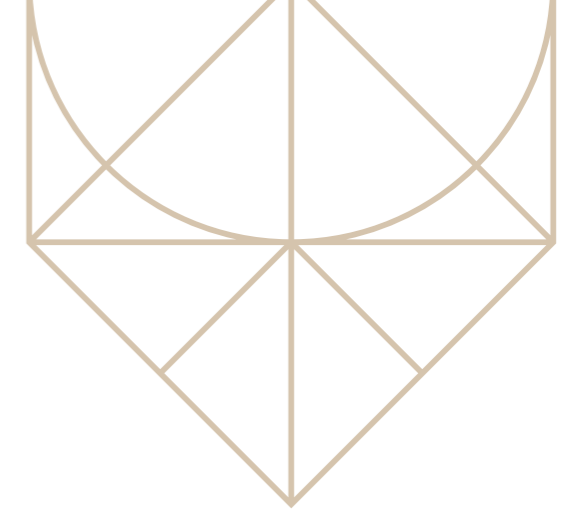
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THE KENDRICK COLLECTION



THE KENDRICK COLLECTION

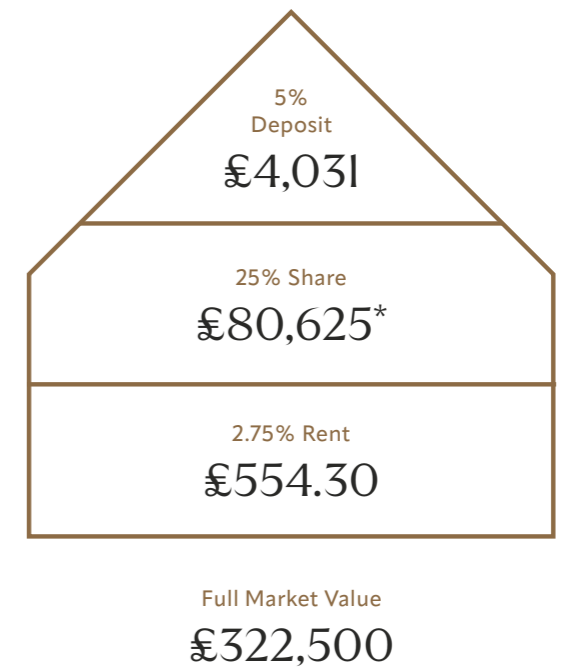




# What is Shared Ownership?

The Shared Ownership scheme allows you to purchase a percentage of the full market value whilst paying a subsidised rent on the remaining amount.

For example, at The Kendrick Collection you will be able to purchase between 25% – 75% at the beginning. You will have the opportunity to buy further shares in your property and eventually staircase to 100% ownership if you have the funds to do so.



\*Based on a 25% share of the lowest full market value £322,500, at the time of print. November 2023. Shared Ownership Terms & Conditions's apply.

THE  
**KENDRICK**  
COLLECTION



The Kendrick Collection has been appropriately named after Thomas Kendrick, the British intelligence officer who helped thousands of Jewish people escape from Nazi controlled Austria.

Labelled as the "British Schindler" Kendrick was said to have saved over 10,000 Austrian Jews during WW2, by securing passports for thousands of refugees escaping the country.

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The Kendrick Collection has been developed by the Industrial Dwellings Society. IDS was established as the Four Per Cent Dwellings Company in 1885 by a group of Jewish philanthropists who hoped to relieve the overcrowding in homes in the East End of London.

Their tenants are reflective of the general ethnic mix but they maintain strong links with Jewish communities and, in this respect, are regarded as a specialist housing provider.

The information in this brochure is indicative and intended to serve only as a guide to the finished product. Accordingly, due to our policy of continuous improvement, the finished product may vary from the information provided. All computer generated images (CGIs) used in this brochure are for illustrative purposes. They are not intended to provide an actual forecast or impression of the measurements, dimensions, layout, placement, context and/or finishes of the buildings, premises or landscaping. They should not be relied upon as true or accurate. This information does not constitute a contract or warranty. Floor plans are not to scale and are indicative only. Location of windows, doors, kitchen units and appliances may differ. Doors may swing in the opposite direction to that shown on selected houses. Dimensions, which are taken from the indicated points of measurement, are for guidance only and are not intended to be used to calculate space for items of furniture. Total areas are provided as gross internal areas and are subject to variance. The Kendrick Collection is a marketing name and does not form part of the approved postal address. All information is believed to be correct at the time of going to print November 2023. Please speak to our Sales Consultant for further information.