



HIGHFIELD HALL
BOURNEMOUTH

WELCOME TO HIGHFIELD HALL

An exclusive
collection
of luxury
boutique
apartments





DISCLAIMER: Please note all internal imagery is of a previous Juno development. All imagery, floor plans and dimensions are approximate and indicative only. Each layout and sizes may vary.

THE APARTMENTS

An impressive Victorian residence, lovingly converted for modern living

“...a collection of luxurious one and two bedroom apartments, meticulously designed...”



On the outside, Highfield Hall is a stunning building of local pale buff brick, overlooking a generous lawn. Complemented by Italianate arches, original chimney stacks and restrained Georgian style roof lines, it's a truly splendid building.

It comes as no surprise that this striking home was once the residence of a prominent local character, Sir James Hosker. This former owner was a notable surgeon, councillor, alderman, Mayor of Bournemouth, and one of the town's first six JPs. His legacy at Highfield Hall is an aura of grandeur and prosperity.

Beyond the double bay fronted exterior, step inside to discover a collection of luxurious one and two bedroom apartments, meticulously designed while retaining the property's original character. All are finished to an impeccable standard for high quality living and some boast private terraces or gardens.

LIFESTYLE

Modern living at its finest

Highfield Hall is situated in the perfect location for contemporary living. Bournemouth's famous beaches offer endless opportunities for water sports or strolls on the prom. Meanwhile, The Bournemouth International Centre provides a packed programme of world class acts while the latest films are shown at the new BH2 Odeon complex.

When it comes to cuisine, you're spoilt for choice with a vast range of cafés and restaurants for all tastes. Local favourites Urban Reef, Reef Encounter and Koh Thai are all within easy walking distance while the





“...enjoy the view with a cocktail from the Hilton Sky Bar or sample the menu of celebrity chef, Matt Tebbutt...”



town centre, just a short taxi ride away, offers yet more opportunities to try something new.

The iconic New Hilton Hotel dominates the skyline, inviting clientele to enjoy the view with a cocktail from the Hilton Sky Bar or sample the menu of celebrity chef, Matt Tebbutt, in the acclaimed restaurant.

When it comes to retail therapy a vast selection of shops awaits you at Castlepoint Shopping Park – featuring over 50 retailers. Alternatively, Southbourne offers a more bohemian vibe with a collection of unique vintage, arts and antique shops.

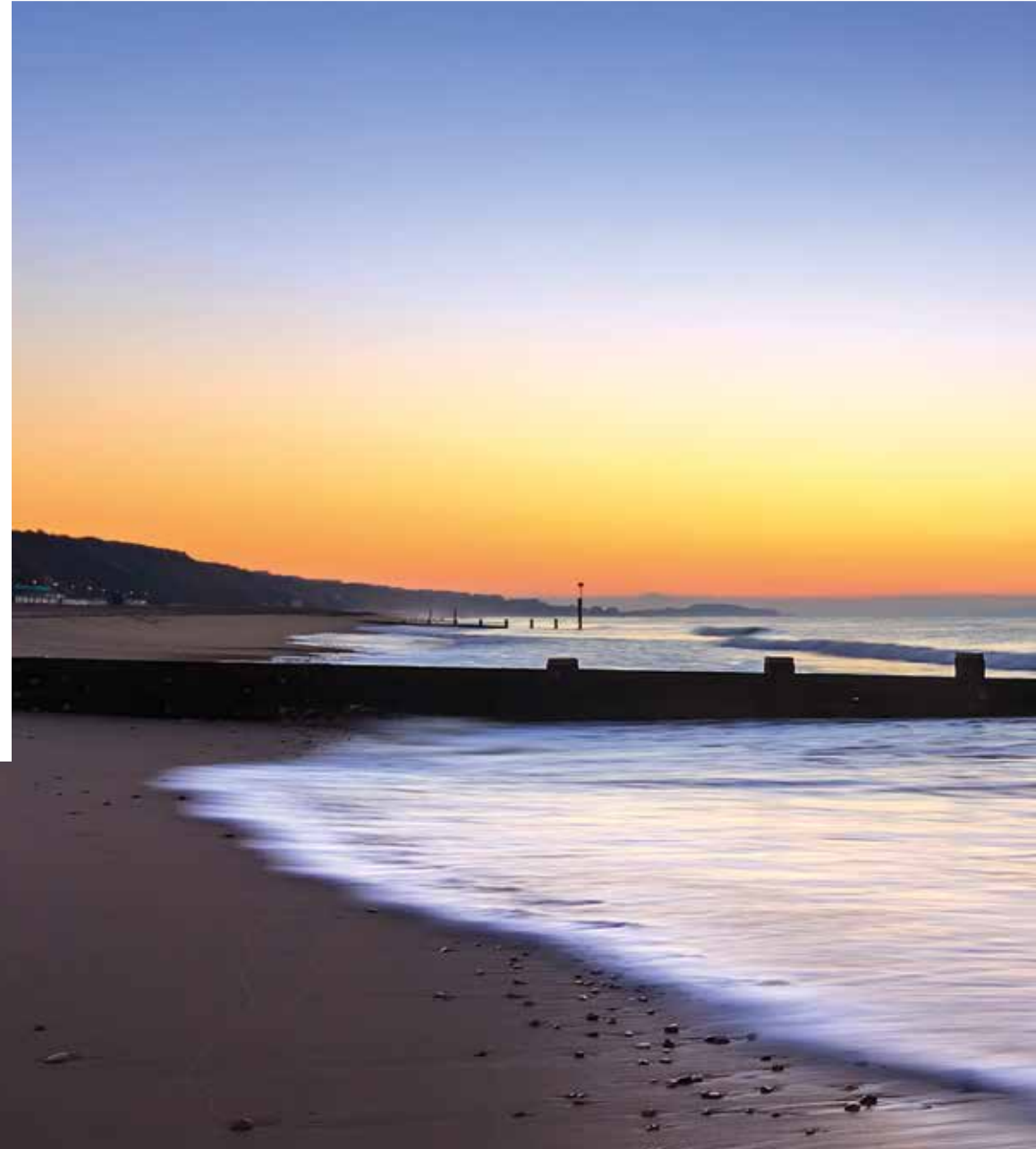


ENVIABLE LOCATION

Glorious beaches, breathtaking views

Highfield Hall is situated near seven miles of award-winning sandy beaches, stretching all the way from Hengistbury Head to Sandbanks, Poole. This puts you right at the heart of the South Coast, where residents can bathe in the sunshine and swim in the sea.

More great days out include trips to the New Forest, the Purbecks, Hengistbury Head, the Jurassic Coast – all within easy reach and adding to the credentials of this landmark scheme.



“...at the heart of the South Coast,
where residents can bathe in the
sunshine and swim in the sea.”



AMENITIES

On your doorstep

Not only is Highfield Hall immersed in outstanding local amenities, it is perfectly located for trips further afield.

Excellent road and rail links mean major towns and cities are easy to reach. London, Waterloo is less than two hours away by train while Bournemouth International Airport brings the world to your doorstep.

If you prefer the high seas, ferry services to the Channel Islands and France run regularly from Poole, just a 20 minute drive away.

Whether travelling for work or pleasure, you're perfectly connected at Highfield Hall.

TRAVELLING*

Bournemouth Train Station.....	0.7
Bournemouth Coach Station.....	0.8
Pokesdown Train Station.....	1.5
Bournemouth International Airport.....	6.0
Condor Ferries Poole Terminal.....	8.1

FOOD & DRINK*

Reef Encounter.....	0.6
Bournemouth Pizza Co.....	0.6
Urban Reef.....	0.7
Bosconova.....	1.0
Little Pickle Deli Café.....	1.1
Turtle Bay Restaurant.....	1.1
Koh Thai Tapas.....	2.2

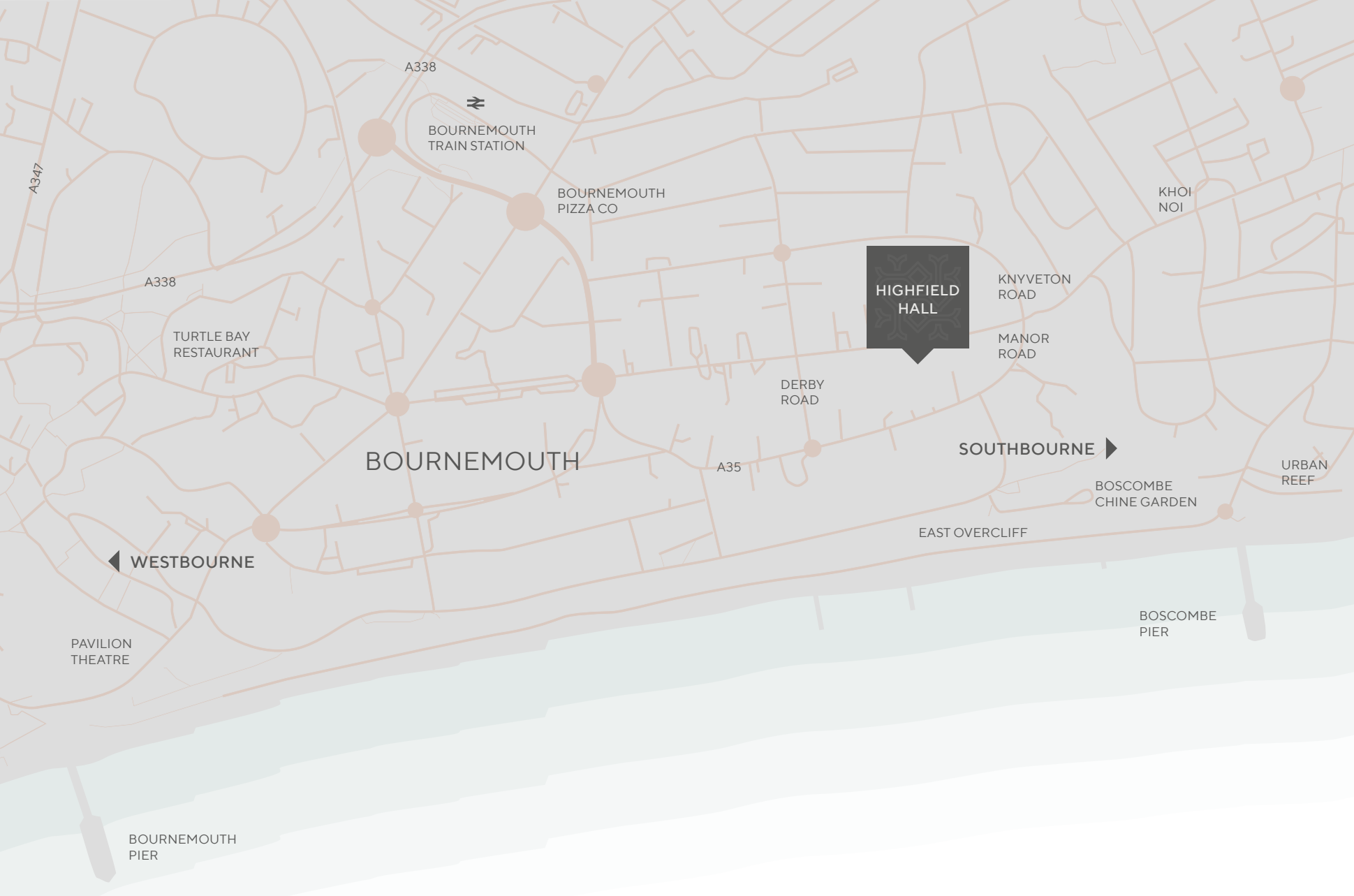
ENTERTAINMENT*

O2 Academy.....	0.8
Chaplin's & The Cellar Bar.....	0.5
Pavilion Theatre.....	1.2
BIC.....	1.3
BH2 Leisure Complex.....	1.6
Littledown Centre Gym.....	3.9
Towerpark, Poole.....	6.1

POINTS OF INTEREST*

Boscombe Chine Gardens.....	0.6
Boscombe Town Centre.....	0.8
Boscombe Pier.....	0.6
Bournemouth Pier.....	1.4
Hilton Sky Bar.....	1.5
Bournemouth Town Centre.....	1.6
Hengistbury Head.....	4.2
Studland.....	10.0
New Forest National Park.....	12.5

*Distances calculated in miles from Highfield Hall.



A338

BOURNEMOUTH
TRAIN STATION

BOURNEMOUTH
PIZZA CO

KHOI
NOI

A347

A338

TURTLE BAY
RESTAURANT

HIGHFIELD
HALL

KNYVETON
ROAD

MANOR
ROAD

DERBY
ROAD

BOURNEMOUTH

A35

SOUTHBOURNE

BOSCOMBE
CHINE GARDEN

URBAN
REEF

WESTBOURNE

EAST OVERCLIFF

PAVILION
THEATRE

BOSCOMBE
PIER

BOURNEMOUTH
PIER

SPECIFICATION

High specification throughout



COMMUNAL

- Painted panelled doors to all flats
- Victorian style tiling to lobby floor
- Feature lighting to lobby
- Luxury carpets to staircases and landings

KITCHEN

- Charcoal grey and porcelain white shaker doors
- Designer black knobs
- Black cooker hoods
- Matt black composite stone worktops
- Undermounted sinks
- Neff ovens and hobs



BATHROOMS

- Vitra Concealed cisterns with wall hung pans
- Vado brassware
- Designer wall hung ceramic basins and wood effect vanities with single drawer
- Fixed overhead wall mounted showers with wall mounted hand showers
- Chrome electric towel radiators
- Recesses with integrated lighting on sensors
- Porcelanosa large format tiling



ADDITIONAL

- LED downlighting throughout
- High level TV points (except some areas of the penthouses due to ceiling heights)
- Porcelanosa wood effect laminate flooring to kitchens, hallways and living areas
- Luxury carpet to bedrooms
- 2 panelled traditional doors
- Lever handle with back plates

Ground Floor



FLAT 1 (39.5m²)

Living/Dining.....5.3m x 2.2m
 Kitchen.....3.6m x 1.6m
 Bedroom.....2.8m x 2.7m
 Bathroom.....3.0m x 1.9m

FLAT 2 (43.7m²)

Living/Dining.....3.5m x 4.1m
 Kitchen.....1.6m x 4.1m
 Bedroom.....3.4m x 3.3m
 Bathroom.....1.9m x 2.1m

FLAT 3 (84.4m²)

Living/Dining.....3.5m x 4.7m
 Kitchen.....2.7m x 2.6m
 Bedroom.....2.6m x 3.6m
 Ensuite.....2.0m x 2.3m
 Bedroom.....2.7m x 3.3m
 Ensuite.....2.7m x 1.9m

FLAT 4 (38.9m²)

Living/Dining.....3.8m x 4.6m
 Kitchen.....1.3m x 2.6m
 Bedroom.....2.9m x 2.8m
 Bathroom.....1.6m x 1.7m

FLAT 5 (71.3m²)

Living/Dining.....4.6m x 4.1m
 Kitchen.....1.7m x 3.5m
 Bedroom.....2.8m x 2.6m
 Bathroom.....1.9m x 2.4m
 Bedroom.....3.2m x 4.9m

First Floor



FLAT 6 (39.5m²)

Living/Dining.....3.0m x 3.8m
 Kitchen.....2.1m x 2.9m
 Bedroom.....2.8m x 2.6m
 Bathroom.....1.8m x 1.9m

FLAT 7 (40.0m²)

Living/Dining.....3.6m x 4.1m
 Kitchen.....1.4m x 3.0m
 Bedroom.....3.4m x 3.3m
 Bathroom.....1.9m x 2.1m

FLAT 8 (67.9m²)

Living/Dining.....4.7m x 4.8m
 Kitchen.....1.9m x 2.7m
 Bedroom.....3.8m x 2.8m
 Bathroom.....2.6m x 1.7m
 Bedroom.....3.4m x 2.3m

FLAT 9 (55.0m²)

Living/Dining.....4.0m x 4.7m
 Kitchen.....2.4m x 2.8m
 Bedroom.....4.4m x 2.8m
 Bathroom.....2.6m x 1.8m

FLAT 10 (46.9m²)

Living/Dining.....4.3m x 2.6m
 Kitchen.....3.1m x 2.1m
 Bedroom.....4.5m x 2.8m
 Bathroom.....2.3m x 1.8m

Second Floor



FLAT 11 (39.5m²)

Living/Dining.....3.2m x 3.9m
 Kitchen.....2.0m x 2.8m
 Bedroom.....3.0m x 2.6m
 Bathroom.....1.8m x 1.9m

FLAT 12 (45.8m²)

Living/Dining.....4.6m x 4.1m
 Kitchen.....2.0m x 3.8m
 Bedroom.....3.4m x 3.3m
 Bathroom.....1.8m x 1.9m

FLAT 13 (73.7m²)

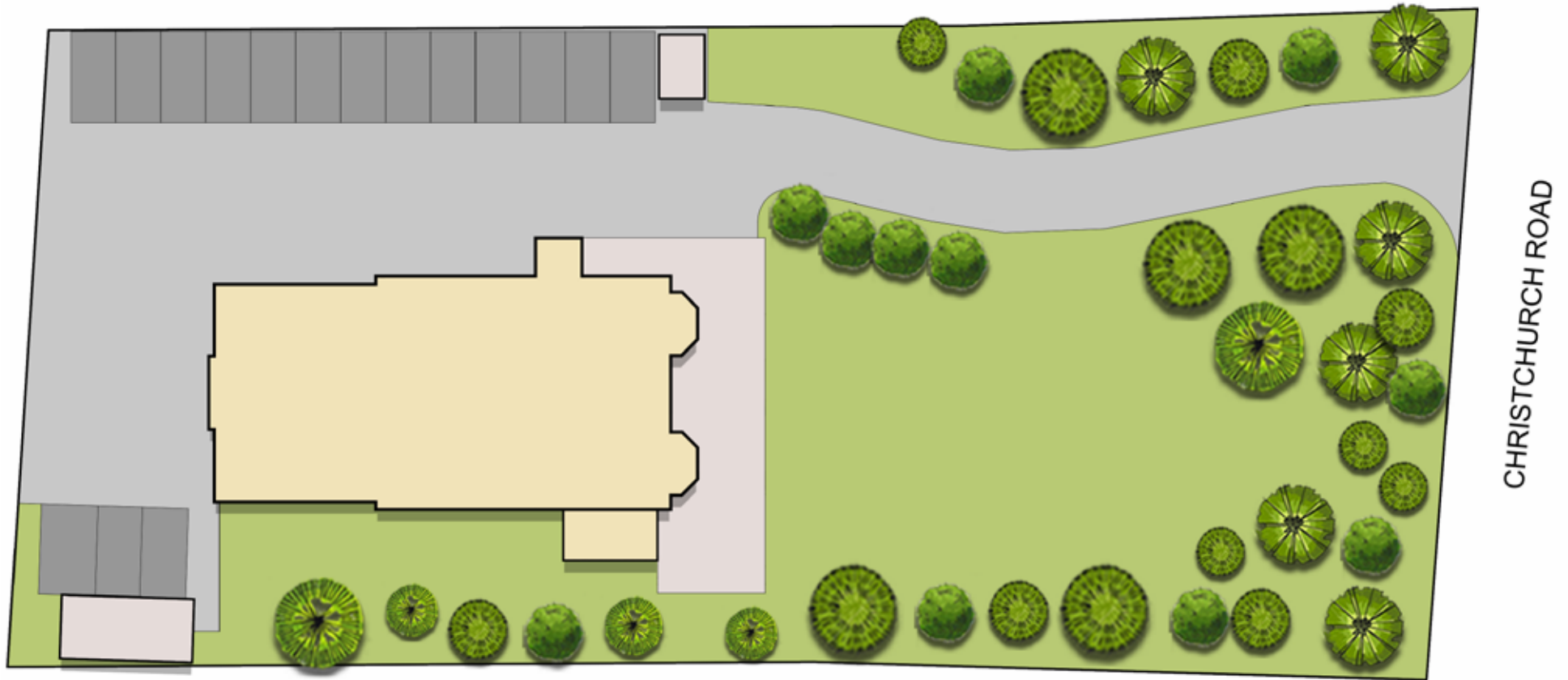
Living/Dining.....4.3m x 3.6m
 Kitchen.....3.0m x 2.4m
 Bedroom.....2.9m x 5.0m
 Ensuite.....2.0m x 1.7m
 Bedroom.....3.8m x 2.6m
 Bathroom.....2.2m x 2.3m

FLAT 14 (72.0m²)

Living/Dining.....4.3m x 3.7m
 Kitchen.....3.0m x 2.4m
 Bedroom.....2.9m x 5.2m
 Ensuite.....1.9m x 2.1m
 Bedroom.....4.1m x 2.5m
 Bathroom.....1.9m x 1.7m

SITE PLAN

70 Christchurch Road, BH1 3PF



JUNO DEVELOPMENTS

Where quality matters and experience counts

Hand-picked projects and landmark developments are the common thread running through Juno's portfolio. Multi award winning developers passionate about design and detail, priding themselves on their rankings as one of the leading developers on the Southcoast.

Here at Juno we are proud of what we do, we work hard to achieve the best possible designs and standard, employing traditional values

SELLING AGENT

juno
developments

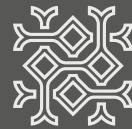


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109 Old Christchurch Road
Bournemouth | BH1 1EP
01202 544666





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