



UrbanShore

GERVIS ROAD

Conveniently located on the East Cliff of Bournemouth, UrbanShore offers the ultimate combination of town-centre living and (very near) beach-side luxury.



The best of
Bournemouth living

A collection of thirteen luxury 1 and 2-bed apartments

UrbanShore is set to become one of BH1's most distinguished and characterful collection of apartments. Offering traditional Georgian architecture with generously proportioned and effortlessly elegant interiors, this is truly one of Bournemouth's most desirable residences.



Traditional Georgian architecture



- Double glazed, heritage style sash windows
- Composite high security front entrance door
- 10 year warranty



Kitchen:

- Individually designed kitchens
- Task-lighting under all high-level wall units
- Under-mounted sink
- Integrated kitchen appliances including induction hob, electric oven, extractor hood, fridge-freezer and dishwasher



Generously proportioned

Bathrooms:

- Contemporary white sanitary ware
- Porcelain wall tiling and floor tiling
- Contemporary brassware
- Contemporary branded wall or ceiling-mounted shower head with separate handheld shower and wall-mounted controls
- Under-sink individual vanity units in all bathrooms
- Polished chrome towel rails



Beautifully
contemporary

Effortlessly elegant interiors

Lighting & Electrical:

- Energy-efficient, recessed LED down-lighting in kitchens and bedrooms
- Telephone and data points to all principal rooms
- Sky + connectivity in living room and master bedroom



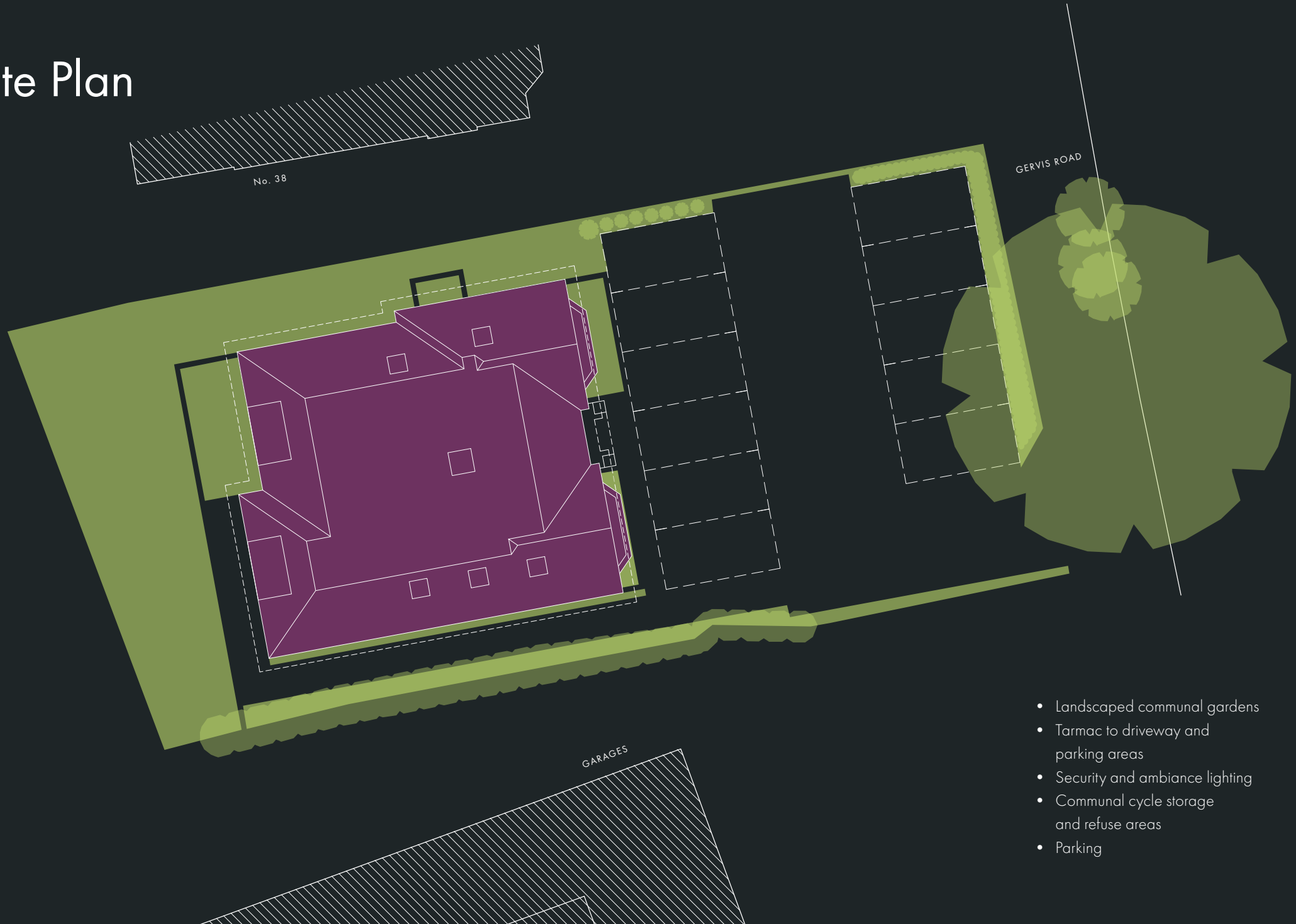
Security:

- Video entry phone in all apartments
- Multi-locking point system to front door of each apartment

Flooring:

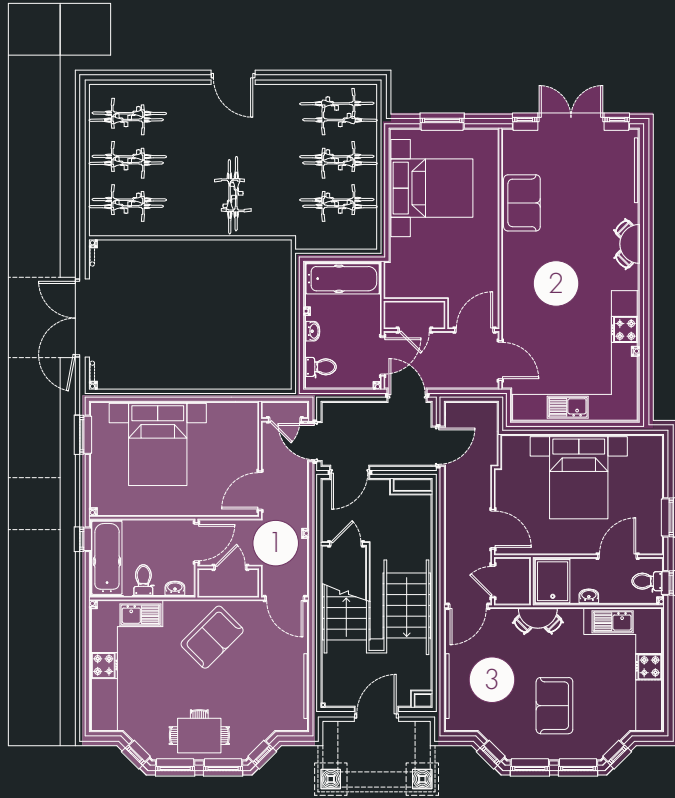
- Amtico (or similar) flooring in all apartment hallways, bathrooms and kitchen / living rooms
- Carpet in bedrooms

Site Plan



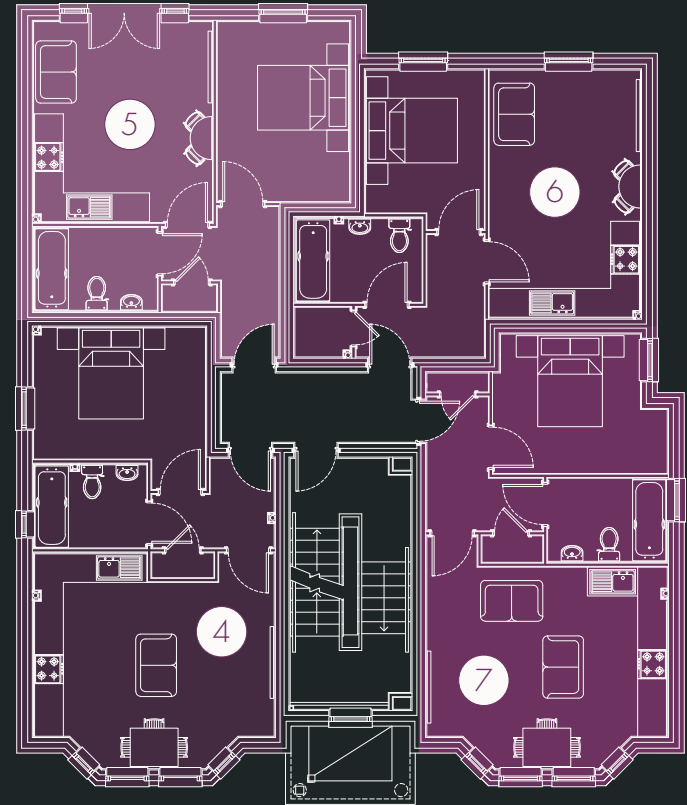
- Landscaped communal gardens
- Tarmac to driveway and parking areas
- Security and ambiance lighting
- Communal cycle storage and refuse areas
- Parking

Ground Floor Plan



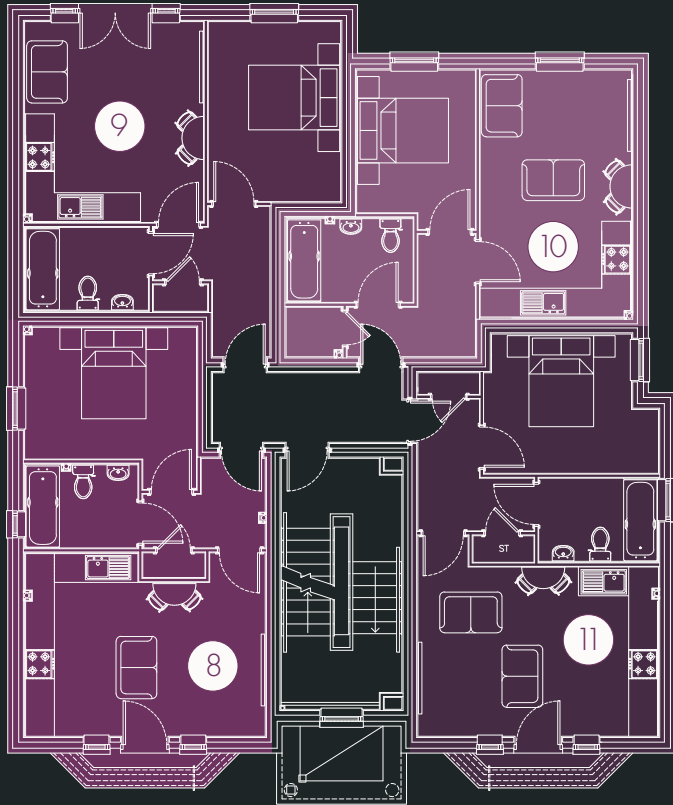
- ① Apartment 1
- ② Apartment 2
- ③ Apartment 3

First Floor Plan



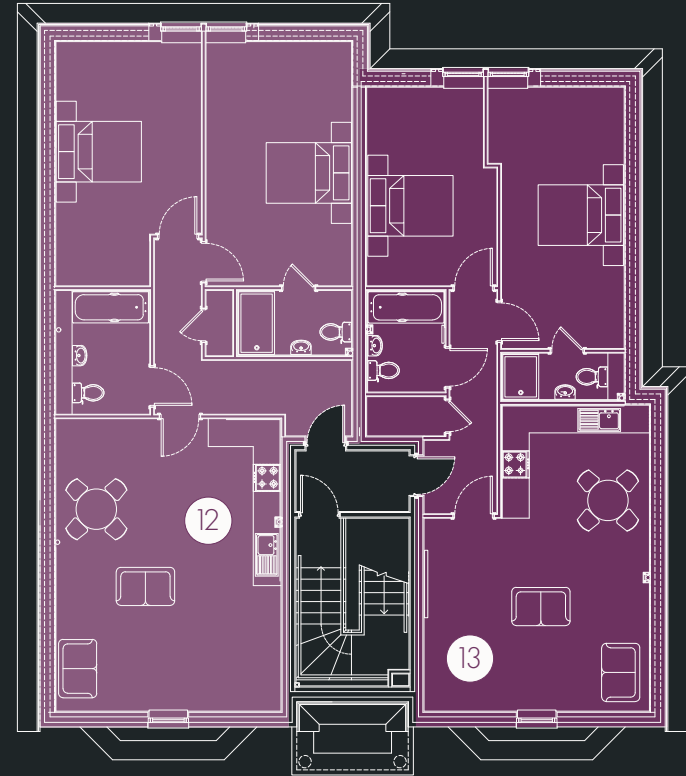
- ④ Apartment 4
- ⑤ Apartment 5
- ⑥ Apartment 6
- ⑦ Apartment 7

Second Floor Plan



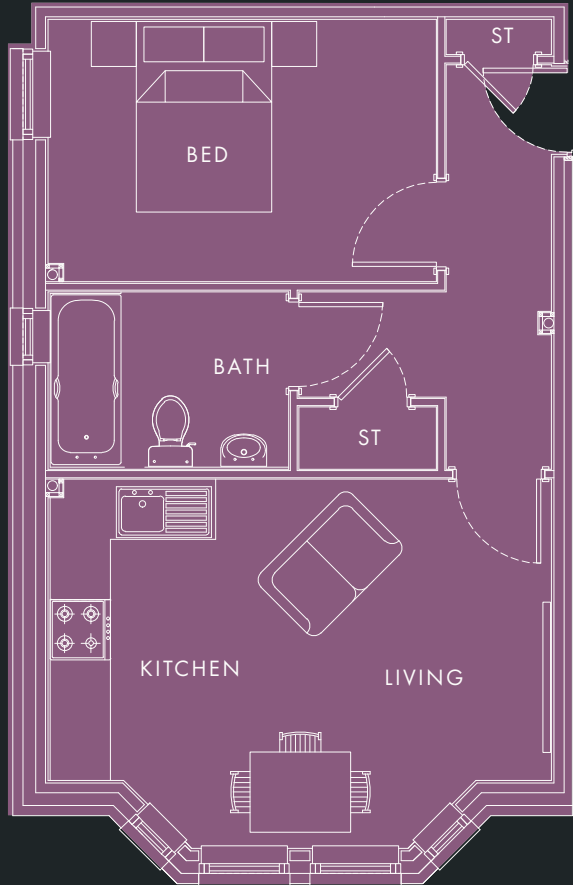
- 8 Apartment 8
- 9 Apartment 9
- 10 Apartment 10
- 11 Apartment 11

Upper Floor Plan



- 12 Apartment 12
- 13 Apartment 13

Flat 1



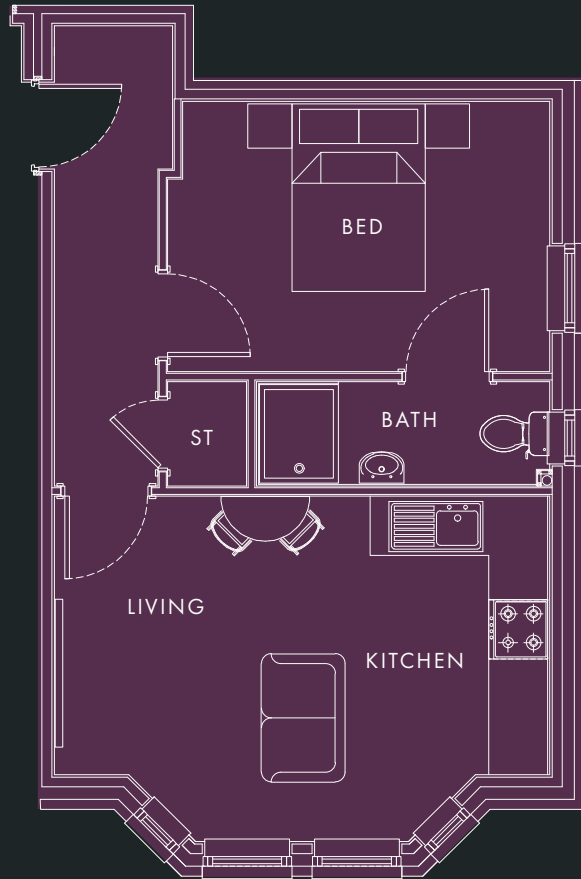
Kitchen/ Living:	5.0m x 3.7m
Bedroom:	3.7m x 2.6m
Total Area	41.8m

Flat 2



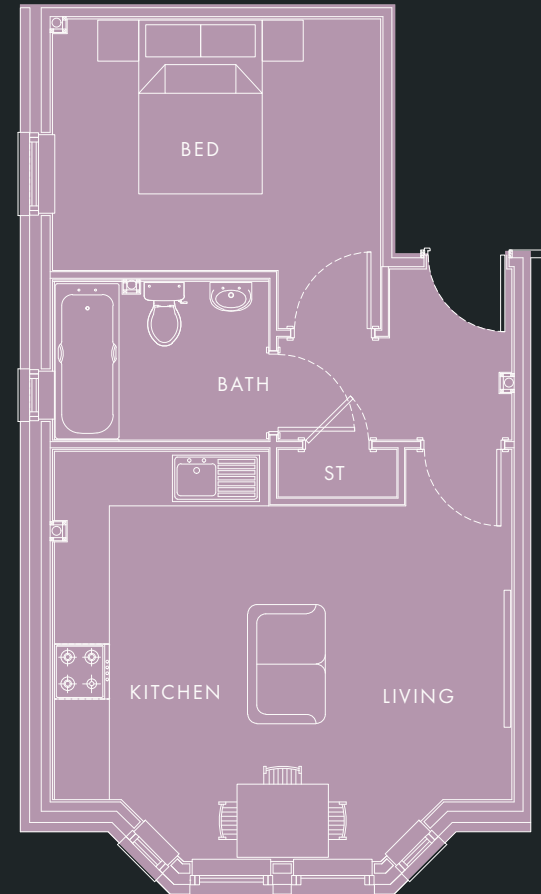
Kitchen/ Living:	3.25m x 6.2m
Bedroom:	2.4m x 3.5m
Total Area	39.5m

Flat 3



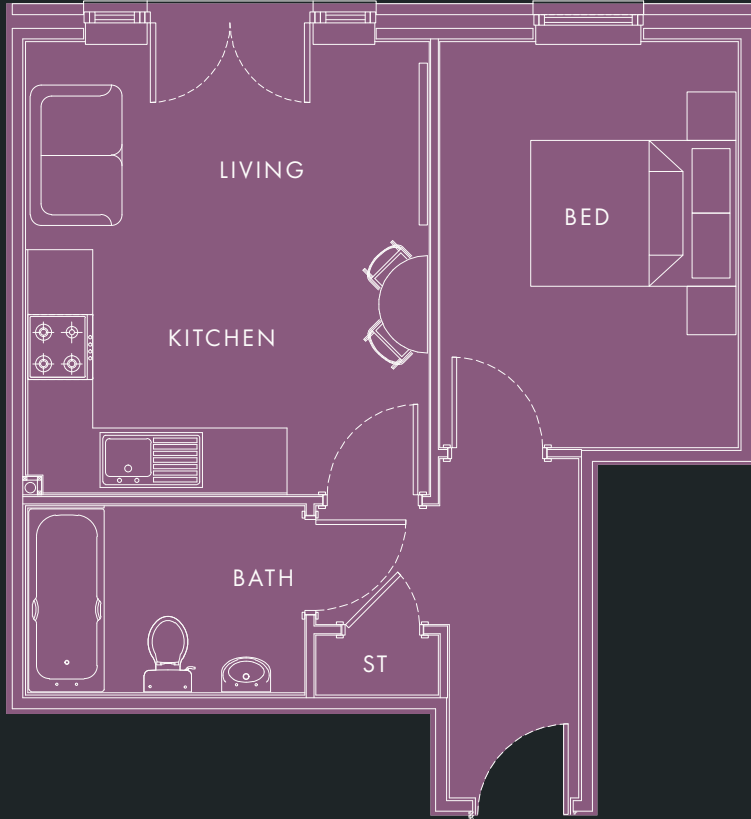
Kitchen/ Living: 5.0m x 3.45m
Bedroom: 3.85m x 2.75m
Total Area 38.3m

Flat 4



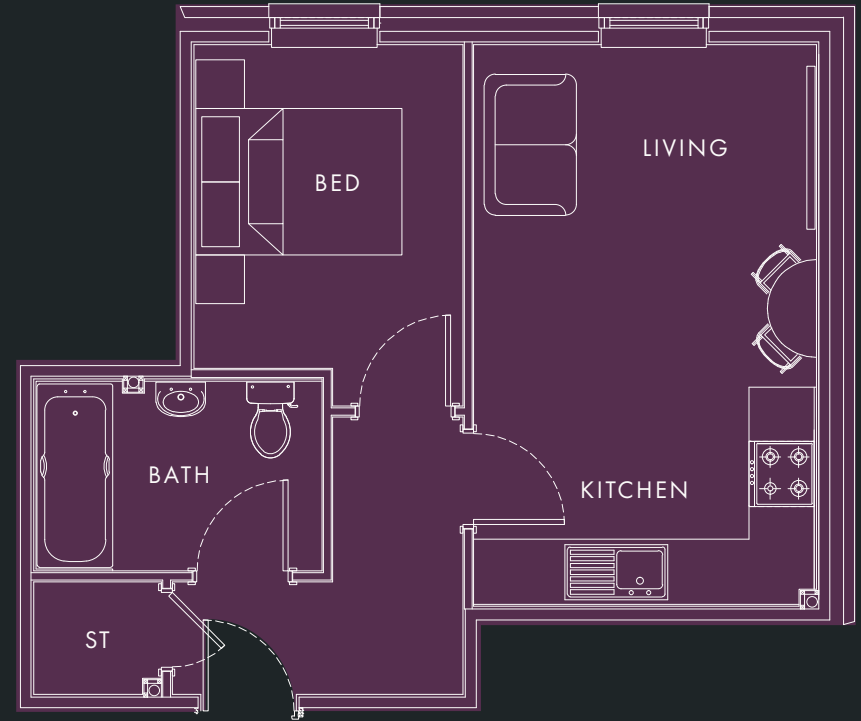
Kitchen/ Living: 5.0m x 4.75m
Bedroom: 3.5m x 3.0m
Total Area 40.1m

Flat 5



Kitchen/ Living: 3.7m x 4.45m
Bedroom: 2.7m x 3.95m
Total Area 38.4m

Flat 6



Kitchen/ Living: 3.2m x 5.0m
Bedroom: 2.5m x 3.85m
Total Area 38.1m

Flat 7



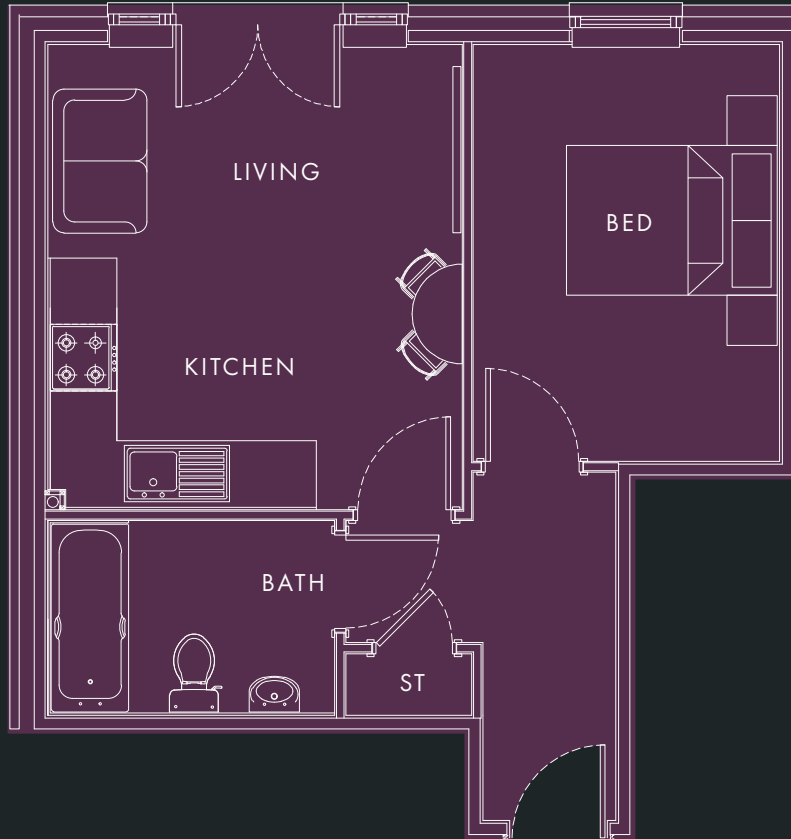
Kitchen/ Living: 5.0m x 4.2m
Bedroom: 3.5m x 3.0m
Total Area 39.2m

Flat 8



Kitchen/ Living: 5.0m x 4.3m
Bedroom: 3.5m x 3.0m
Total Area 38.1m

Flat 9



Kitchen/ Living: 3.7m x 4.45m
Bedroom: 2.7m x 3.95m
Total Area 38.4m

Flat 10



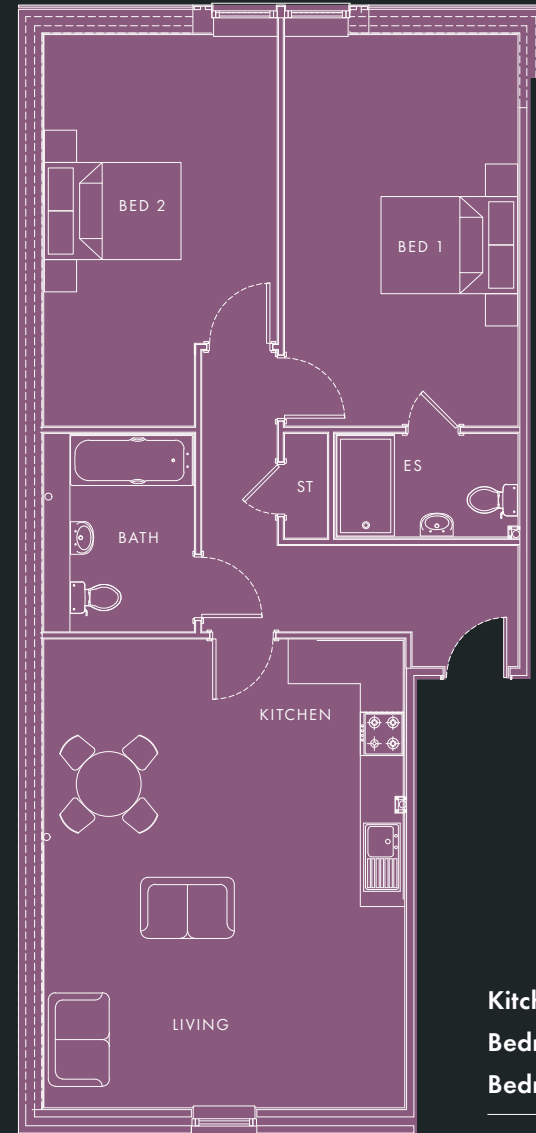
Kitchen/ Living: 3.2m x 5.0m
Bedroom: 2.5m x 3.85m
Total Area 38.1m

Flat 11



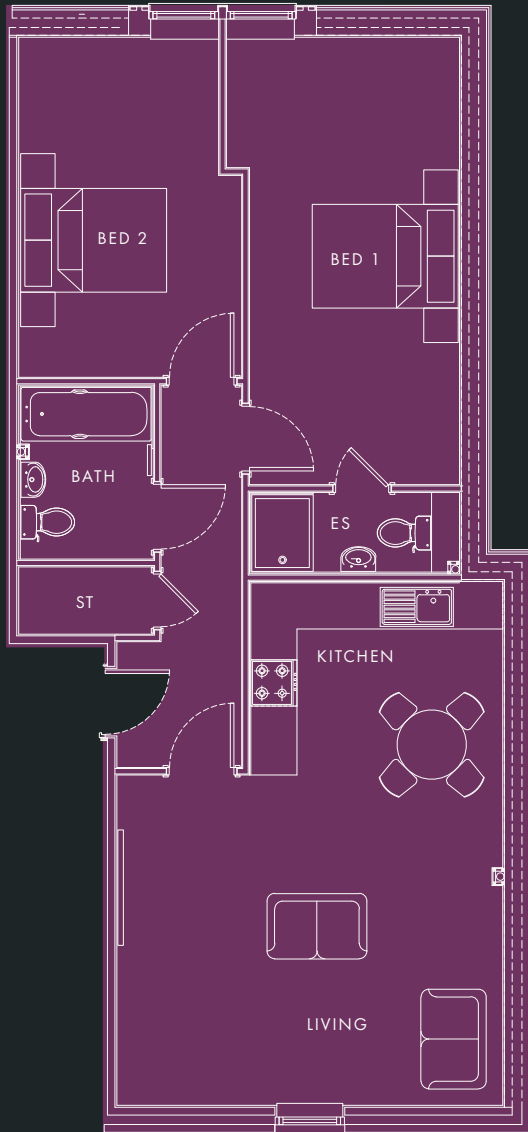
Kitchen/ Living:	5.0m x 3.5m
Bedroom:	3.5m x 3.0m
Total Area	37.2m

Flat 12



Kitchen/ Living:	4.5m x 6.5m
Bedroom 1:	2.5m x 5.1m
Bedroom 2:	2.8m x 4.5m
Total Area	72.3m

Flat 13



Kitchen/ Living:	4.5m x 6.3m
Bedroom 1:	2.8m x 5.6m
Bedroom 2:	2.85m x 4.4m
Total Area	67.2m

“To creatively design and professionally build homes that, excite and inspire our clients.”

From the moment a new home appears on our architect’s drawing board, through to completion and final clean, each and every home receives our unerring attention.

We focus keenly on satisfying our homebuyers’ demands in location, design and the delivery of a new home.





Short walk to the beach, shops & bars

- ① **Bournemouth Pier** 15 min walk
- ② **Bournemouth Train Station** 17 min walk
- ③ **Bournemouth Town Centre** 14 min walk



Location: Throughout the South Coast of England, Harlequin Homes constantly seeks development opportunities that provide our clients with a sense of community, lifestyle and security.

Design: Our build designs can be contemporary or classical depending on the market, location and materials selected, but our approach to build quality and customer service is always reassuringly traditional.

Delivery: Constantly striving for better ways to deliver your new home is at the top of our agenda. We get excited about every home we build and we want you to enjoy that experience too. There's nothing like the feeling of being handed the keys to your brand new home and this should be the pinnacle of a great buying experience.

We also try to position ourselves at the forefront of integrating new technologies into the fabric of mainstream housing. In embracing new technology and conserving energy, we create new homes, which are designed, built and equipped for the 21st century. So whatever your budget, you will enjoy a level of technological and environmental features that will help future-proof your investment.



Bournemouth is now a thriving centre for business and culture as well as a playground for the outdoor enthusiast.



The town is surrounded by many natural attractions with the New Forest, the Purbeck Hills and Dorset's Jurassic Coast all on the doorstep. The Palladium Theatre, Surf Reef, Winter Gardens, cycling routes and an abundance of bars, restaurants and clubs are all within walking distance and the town centre offers a wide range of shops.





Harlequin homes

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