



QUAYSIDE APARTMENTS

A stylish collection of canalside
Apartments and Penthouses in Nash Mills



CANALSIDE LIVING AT QUAYSIDE APARTMENTS

Nestled amongst calm open waterways along the Grand Union Canal, Nash Mills Wharf boasts an excellent outlook. A collection of stylish 1, 2, 3 & 4 bedroom houses and apartments have been designed to complement the beautiful surroundings and blend sympathetically with the traditional vernacular of the area. This phase sees the release of Quayside Apartments, a remarkable development of stunning, high specification 1 and 2 bedroom apartments and penthouses that sit beside a picturesque mooring quay and canal.









WATERSIDE LIVING

ENVELOPED IN HISTORY



Nash Mills Wharf has been carefully designed to sit comfortably within the beautiful canalside setting and bring life back into the original site of the old mill. Our planners, architects and developers have lovingly created a development and environment that revives this part of the canal and creates superbly designed contemporary living.

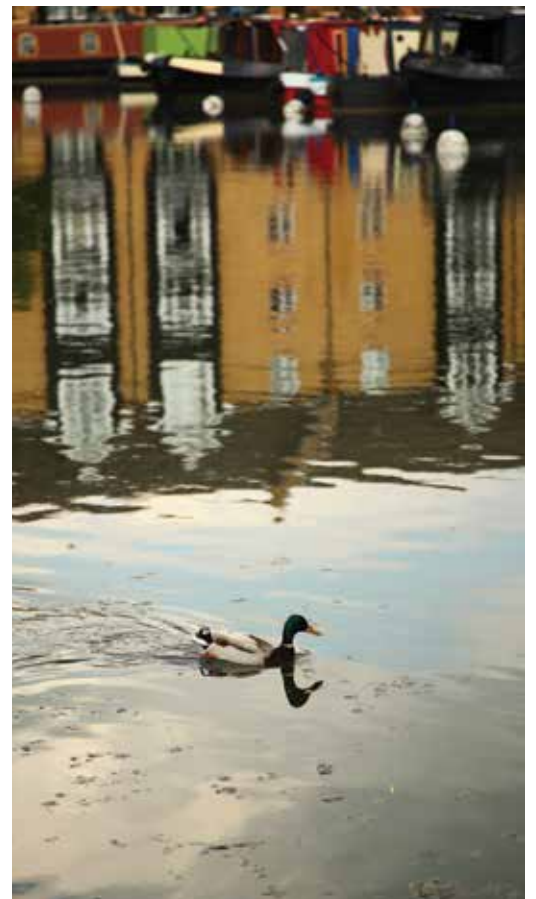
Taking full advantage of this historic canalside setting near Hemel Hempstead, Nash Mills Wharf is perfectly placed to offer the best of waterside living. Surrounded by the rolling Chiltern Hills, a designated Area of Outstanding Natural Beauty yet only 30 minutes from central London, the balance couldn't be more perfect.



EXPLORE
THE LOCAL
AREA



The rolling Chiltern Hills and the Grand Union Canal are right on your doorstep at Quayside Apartments. Medieval castles and traditional boutique shops nearby show the remarkable historical aspect of the area, providing a fabulous base for days of exploring, with something for everyone.





Computer Generated Image

STYLISH CANALSIDE APARTMENTS AND PENTHOUSES



Quayside Apartments are an impressive collection of 1 and 2 bedroom apartments and penthouses, surrounded by natural beauty in the form of carefully landscaped green areas and a glorious quay, which branches off from the Grand Union Canal. Each apartment has been designed to the highest specifications, allowing for comfortable, modern living in a traditional



climate. Quayside Apartments are the final phase of homes at Nash Mills Wharf and offer a wide range of different apartment types to suit any need, some with their own private balconies and terraces.

This is your opportunity to own a place to call home in a unique setting, but with the convenience of city living.

AN AREA RICH IN HISTORY...

The old mill has a long, storybook history dating back to ancient times when it belonged to the Abbey of St Albans. Once a medieval corn mill, the mill was first used for making paper from cotton rags. It was eventually bought by John Dickinson in the early 1800's to make paper by a new machine method which he had patented. He lived at Nash House with his wife and children before moving to the nearby mansion of Abbots Hill, now a prestigious girls school.

Over the years the mill was handed down to several family members, including John Dickinson's nephew who eventually took over the business. During the early 1900's Nash Mill became the largest producer of pulp board in the UK and 50,000 packets of notepaper, postcards and pencils were dispatched as gifts to the troops in WW1.

After a series of mergers and takeovers, the mill was purchased by Sappi, a global leading producer of fine papers before officially closing in 2006.

The mill's waterfront will be opened up to the general public for the first time whilst original buildings such as Nash House and Stephenson's Cottage will be retained and refurbished.

The Grade II listed war memorial gardens are a historical testament to the men who worked at the original mill and they are also being enhanced and retained to provide graceful gardens.

1760

As a former medieval corn mill, Nash Mill was first used for making paper from cotton rags. The grain market in Hemel was one of the largest in the country.

1807-1809

John Dickinson, a London-born stationery trader took out patents for paper-making, one of which was taken up by the army and used in battles against Napoleon.

1811

John Dickinson bought Nash Mill in order to make paper by a new machine method and he lived in Nash House until 1834 with his wife and seven children.



1813

A major part of Nash Mill was destroyed by fire.

1818-1830

John Dickinson continued to expand the business, acquiring more mills and installing newly invented patented machines.

1837

As the business grew, John Dickinson moved with his family and built the mansion at Abbots Hill (now Abbot's Hill School) amongst 125 acres of land and in 1847 he built Nash Mills School.



1917-1930

Dickinson companies were established in 13 countries around the world including South Africa, Australia and New Zealand.

1955

'The Endless Web' written by Joan Evans; John Dickinson's great-niece, is published telling the story of Dickinsons.

1911-1914

Nash Mill became the largest producer of pulp board in the UK and 50,000 packets of notepaper, postcards and pencils were dispatched as gifts to the troops in WW1.



1990

Nash Mill was purchased by Sappi, a global leading producer of fine papers.

1885-1888

Dickinsons became a private limited company and electricity was used for the first time ever to drive machinery.

1999

After a series of mergers and takeovers, John Dickinson's Stationery Ltd relocated to Sawston, Cambridgeshire and ceased trading in 2006.



1850

Mechanical envelope manufacturing started at the mill, producing its first gummed envelopes.

1869

John Dickinson died a few days short of his 87th birthday.

2006

Nash Mills officially closed down.



2007

Linden Homes & Crest Nicholson acquired the site.

2012

Nash Mills Wharf was born.

2013

Lockside Apartments are launched.

2016

Quayside Apartments launched.

HEMEL HEMPSTEAD
TOWN CENTRE (3 MILES)

TO BERKHAMSTED
(6 miles)

APSLEY STATION
(0.5 MILES)

SHENDISH MANOR
GOLF CLUB

GRAND
UNION CANAL

MM
NASH
MILLS
WHARF

TO WATFORD (6.3 MILES) &
KINGS LANGLEY (1.5 MILES)

M25 JUNCTION 20
(2.4 MILES)

ST ALBANS
(6.5 MILES)

LONG DEANS
NATURE RESERVE

TO CHISWELL
GREEN (7 MILES)

ABBOTS HILL
SCHOOL



PARTNERS TO BE PROUD OF

National strength, locally delivered. Renowned for our award-winning homes and a reputation for quality, we are industry experts in regenerating brownfield land, delivering distinctive and diverse homes in prime locations throughout the UK. We strive to create sustainable new developments that inspire modern living and set new benchmarks in design.

THE BIGGER PICTURE

Community feedback is important to us, and we often work with local residents. By seeking out local knowledge, we are able to provide homes that compliment and enhance the local surroundings and make a positive contribution to the community.

Success doesn't have to sacrifice sustainability. We encourage the use of environmentally friendly materials and features within the specification of all our homes, including modern building methods and renewable energy products. We have a formal environmental policy and are dedicated to recycling on-site material wherever possible, as well as producing highly efficient homes that reduce running costs to be kinder on your pocket and for future generations too.

As a responsible housebuilder these commitments ensure we are accountable to you, your community and the environment.

CUSTOMER EXPERIENCE

Right from the moment you register your interest in a new Linden home we'll keep you informed about forthcoming events and offers that are right for you. Our website features up-to-date information with downloadable brochures, availability, virtual tours and local area information for you to browse through at your convenience.

Our customer charter describes our commitment to providing you with a first class service at each stage of your purchase. It also outlines the warranties and guarantees we provide with every home we build. Our team will be at hand from the moment you reserve your new home and long after you've settled in,

making sure everything runs smoothly and that your new home is perfect for you.

FOUNDATIONS FOR SUCCESS

Galliford Try is the name behind Linden Homes, and is one of the UK's leading construction and housebuilding companies, responsible for high profile projects such as the All England Lawn Tennis Club roof at Wimbledon, the 2012 Olympic village and the new Forth Road Bridge in Scotland.

NEW HOMES MORTGAGE HELPLINE

As part of our commitment to making the purchase of a new Linden home as easy as possible, we work with the New Homes Mortgage Helpline. They are the leading new homes mortgage specialist in the UK and can provide advice and help on all the financial aspects of buying a new home.

For more information visit nhmh.co.uk or call 01206 715 415

At Crest Nicholson we continue to build attractive new homes that satisfy our customer's needs, whilst successfully combining classic design and construction techniques with the use of sustainable materials and state-of-the-art technology.

Based on almost 50 years experience of creating award-winning homes and vibrant mixed-use developments, we have long realised that bricks and mortar are just part of creating an area's most sought after address. New homes are about the people who live in them and that is why we ensure every individual home, its surroundings, links to local amenities and public transport, not only meet but also exceed our customer's lifestyle expectations.

Every Crest Nicholson home has been thoughtfully designed to maximize space and create light filled interiors with a variety of complementary and highly individual external finishes.

A combination of classic or contemporary architecture and creative design has also encouraged the use of modern materials and construction techniques. This has helped us develop homes of all types and sizes, that are both attractive and provide exemplary levels of comfort and energy efficiency.

And, this is why 99% of Crest Nicholson home owners* are proud to own their home and happy to recommend its build quality and lifestyle benefits to their friends.

We are a forward-thinking company, committed to building homes that help their occupiers adopt a more sustainable lifestyle. In pursuit of this we have established the AIMC4 consortium to research, develop and build low carbon homes for the future.

That is one reason why we have a string of industry design awards, including more CIBE Gold Building for Life Awards than any other developer, which continues to reaffirm both our

success in the design and delivery of attractive, environmentally aware homes and our position as one of the UK's leading developers.

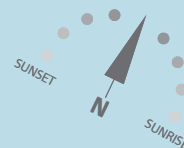
Small wonder that the discerning homebuyer appreciates the difference to be enjoyed in a Crest Nicholson home.

* NHBC/HBF Customer Satisfaction Survey

ARRANGEMENT OF THE HOMES



Not to Scale. Trees and landscaping are indicative only and shrubs and gardens shown are illustrative only. Please ask your Sales Executive for specific details.





enhance



Style the interior of your new Linden home to your own individual taste



Enhance is a unique in-house service exclusively available to Linden Homes purchasers. It offers you the chance to tailor your new home ready for the day you move in.

Working with our Style Consultant you can personalise your home from our range of options and potential upgrades, fixtures and fittings. And as an added bonus many of the Enhance products are completely VAT free.

The range of stylish Enhance products is extensive and includes:

- Kitchen units & worktops
- Flooring options
- Bathroom fittings
- Fitted wardrobes

For full details of the options available, and a detailed explanation of the Enhance service visit **[lindenhomes.co.uk/enhance](https://www.lindenhomes.co.uk/enhance)** or ask your Sales Executive

Enhance terms and conditions apply. Subject to build stage.

THE FINER DETAILS

KITCHENS

- Contemporary worktops
- Inset stainless steel sink with chrome taps
- AEG single stainless steel oven
- AEG ceramic hob
- Washer/dryer*
- Fully integrated fridge/freezer*
- Provision for integrated microwave
- Vinyl flooring to kitchen area

BATHROOMS AND EN-SUITES

- White sanitaryware with contemporary chrome fittings
- Thermostatic shower with clear glass enclosure and chrome frame to ensuite only
- Full height ceramic tiling to shower areas
- Half height ceramic tiling to appliance walls
- White heated towel rails
- Vinyl flooring to bathroom and ensuites

LIGHTING AND ELECTRICAL

- White electrical switches and sockets to kitchen
- Quad plate to living room to include TV/Satellite/DAB
- Diplex outlet to all bedrooms to incorporate TV/Satellite/DAB
- White low voltage downlighters to kitchen area

- White shaver point
- Mains operated smoke alarm with battery back-up
- White low voltage downlights to ceilings in bathrooms & en-suites

INTERNAL FINISH

- Internal woodwork painted white
- Internal walls in white matt
- Smooth ceilings in white matt
- Internal doors in oak effect finish with contemporary polished chrome door furniture

HEATING

- Electric heating and hot water supply
- Radiators in white

* Dependent on layout of your home, speak to your Sales Executive for clarification

** Images show typical Linden Homes



GETTING OUT AND ABOUT



You're spoilt for choice at Nash Mills Wharf with three nearby train stations offering frequent services into London.

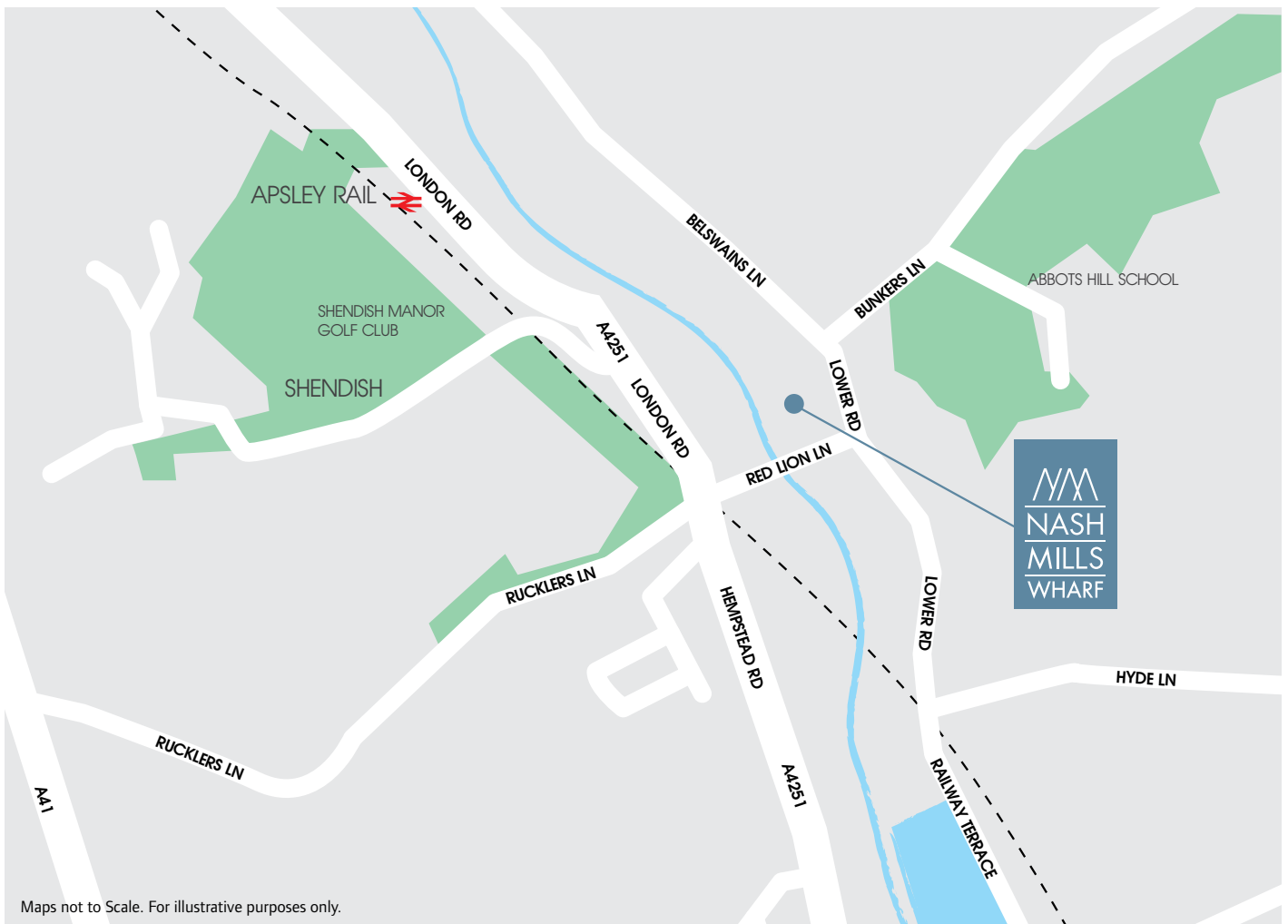
Kings Langley Station	London Euston	27 mins
Apsley Station	London Euston	30 mins
Hemel Hempstead Station	London Euston	33 mins

Source: National Rail

DIRECTIONS

Exit the M25 at Junction 20 and take the 2nd exit onto the A4251 towards Hemel Hempstead. Continue along this road for approximately 2 miles, passing the Eagle Inn pub on your left hand side. Turn right into Nash Mills Lane and go over the canal to the end of the road where you turn left onto Lower Road. Nash Mills Wharf is immediately on your left hand side.

Nash Mills Wharf, Lower Road, Nash Mills, Hertfordshire HP3 8RU



Maps not to Scale. For illustrative purposes only.



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