

H  
T E  
SPIRES

LEATHERHEAD - SURREY

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INTRODUCTION  
APARTMENTS  
NEIGHBOURHOOD  
FLOORPLANS  
CONTACT



LET  
THERE



BE  
LIGHT

AND IT

ROSE

FROM

DUST



WITHIN A MAGNIFICENT  
VICTORIAN CHAPEL IN  
SURREY, 18 LUXURIOUS  
ONE, TWO & THREE  
BEDROOM APARTMENTS.

LET  
THERE



BE  
LIGHT

BEHOLD

STONE COLUMNS, SWEEPING  
ARCHES, DOUBLE-HEIGHT  
CEILINGS AND INTRICATE  
FACADES - ALL FAITHFULLY  
RESTORED TO GLORY.





## OVERVIEW

The historic features have been perfectly harmonised with high-grade modern fixtures in light and airy spaces. The Spires is your own personal sanctuary - waiting for new history to be made.

- A sympathetic chapel conversion
- Unique blend of old meets new
- Stunning elevations
- Original features throughout
- Design-led interiors
- High quality kitchens
- Private parking
- Leafy residential location
- 10 minute walk to town centre
- Close to local amenities
- Excellent commuter links

GLORIOUS LIVING · GLORIOUS LIVING · GLORIOUS LIVING · GLORIOUS LIVING

LET  
THERE



BE  
LIGHT





## STYLISH BATHROOMS

Brass fixtures and fittings, stone flooring and real wood vanity units all blend together to achieve a sophisticated style through the use of natural materials. Fixtures and fittings are from Crosswater and Geberit.

## BEAUTIFUL KITCHENS

The bespoke kitchens come complete with Bosch appliances, brass detailing and beautifully engineered, highly practical stone worktops.

## RELAXING LIVING SPACES

Herringbone floors at your feet echo the geometry of the illumine beams above. Heavenly white walls enhance the rays of ornate glass colour pouring into the living areas.

## LEATHERHEAD

Leatherhead is a picturesque market town in Surrey, located close to Epsom and Dorking. This historic town is surrounded by stunning countryside and is the gateway to the Surrey Hills; an area of outstanding natural beauty.

- Charming market town location
- Bounded by hundreds of acres of Green Belt countryside
- Wide ranging leisure pursuits available nearby

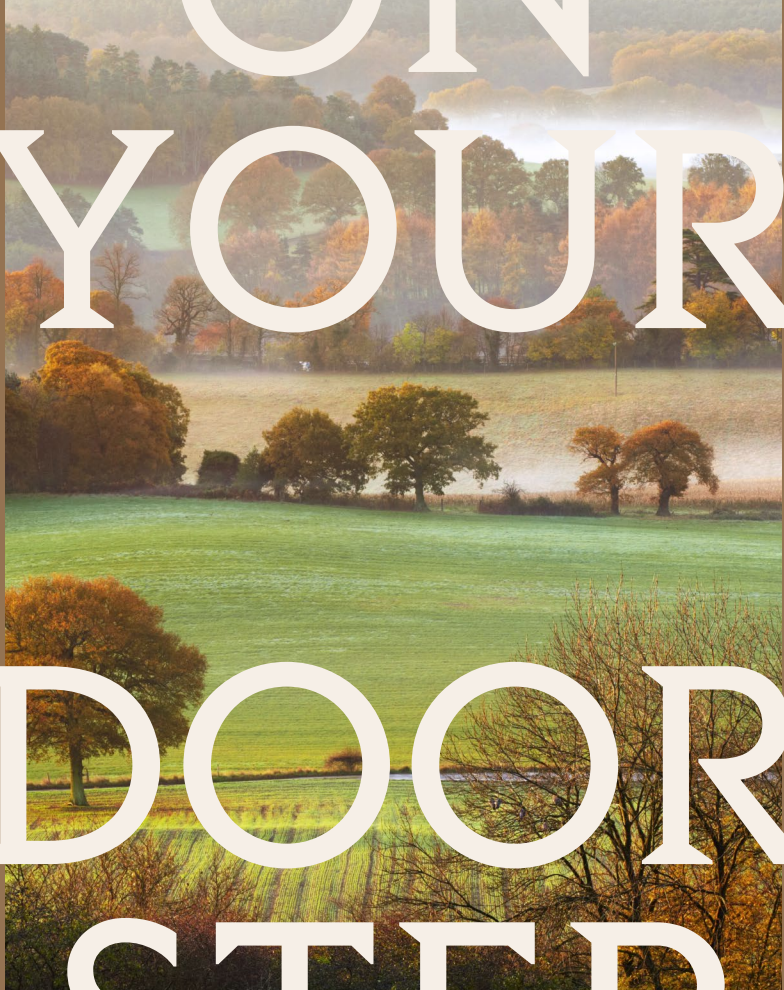
**RAIL**                    10 min walk to the station &  
50 min commute to Waterloo

**ROAD**                    1 mile to Junction 9, M25  
1 mile to A3 to London

**AIR**                        20 miles to Heathrow & 20  
miles to Gatwick

\*Approximate distances and times





# ON YOUR DOOR STEP

## ENTERTAINMENT

With a wealth of award winning restaurants and pubs on your doorstep, gastronomic excellence is easy to find. There's also a local cinema to catch the latest blockbusters or the Leatherhead Theatre for your culture fix.

## SCHOOLS

Leatherhead has a number of outstanding schools, in both the private and public sector, within the town and surrounding area.

## OUTDOORS

Within a short drive, you have some breath-taking countryside, including Norbury Park, Ranmore Common and the National Trust at Box Hill and Polesden Lacey. Superb golf facilities are located at the acclaimed Beaverbrook Estate, Tyrells Wood and Walton Heath.

## SHOPPING

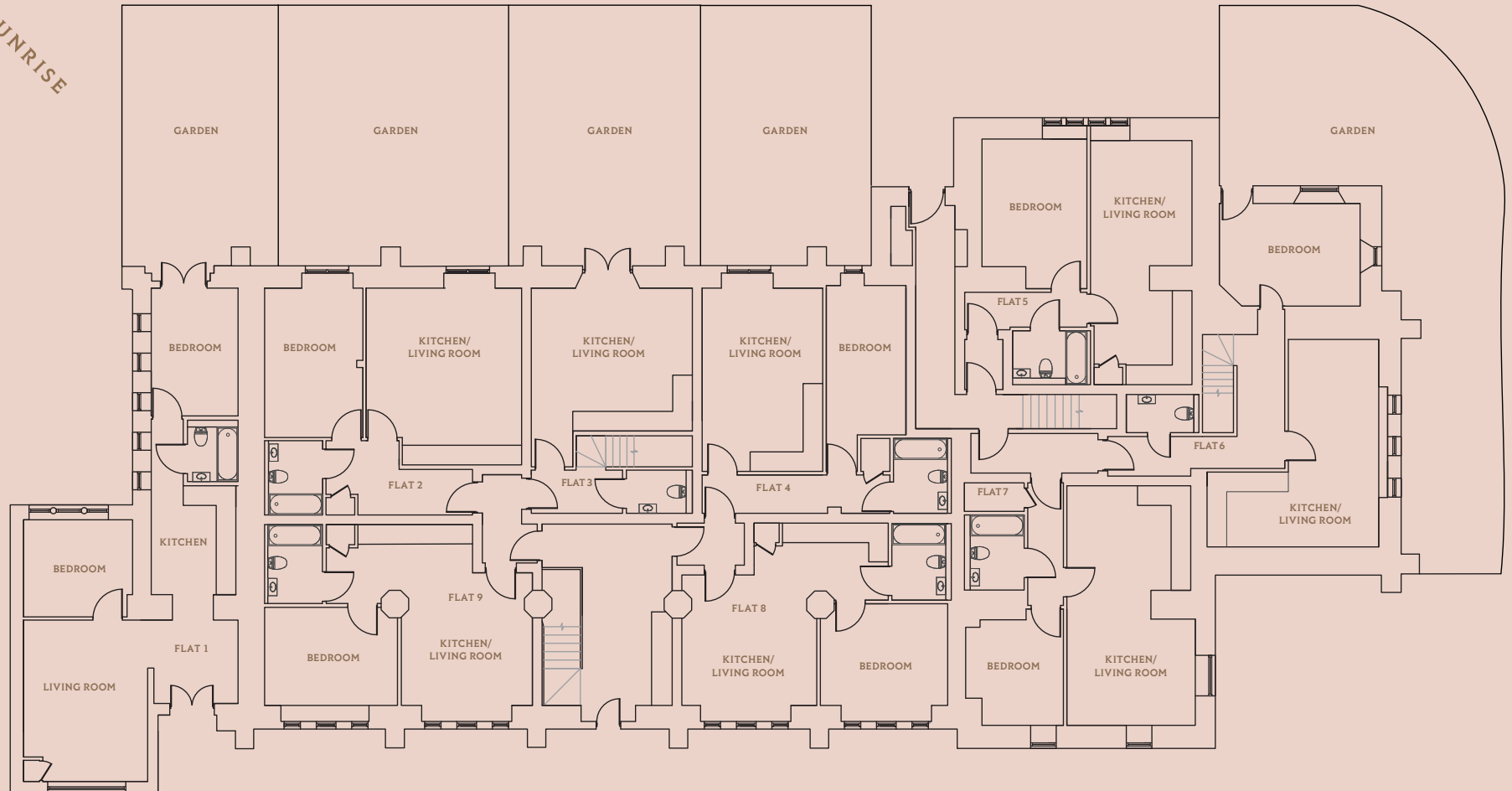
A choice of independent shops, as well as a pedestrianised town centre are a 10 minute stroll away. For more comprehensive shopping facilities, Guildford and Kingston Upon Thames are within a 40 minute drive.

# GRAND PLANS

## PLANS

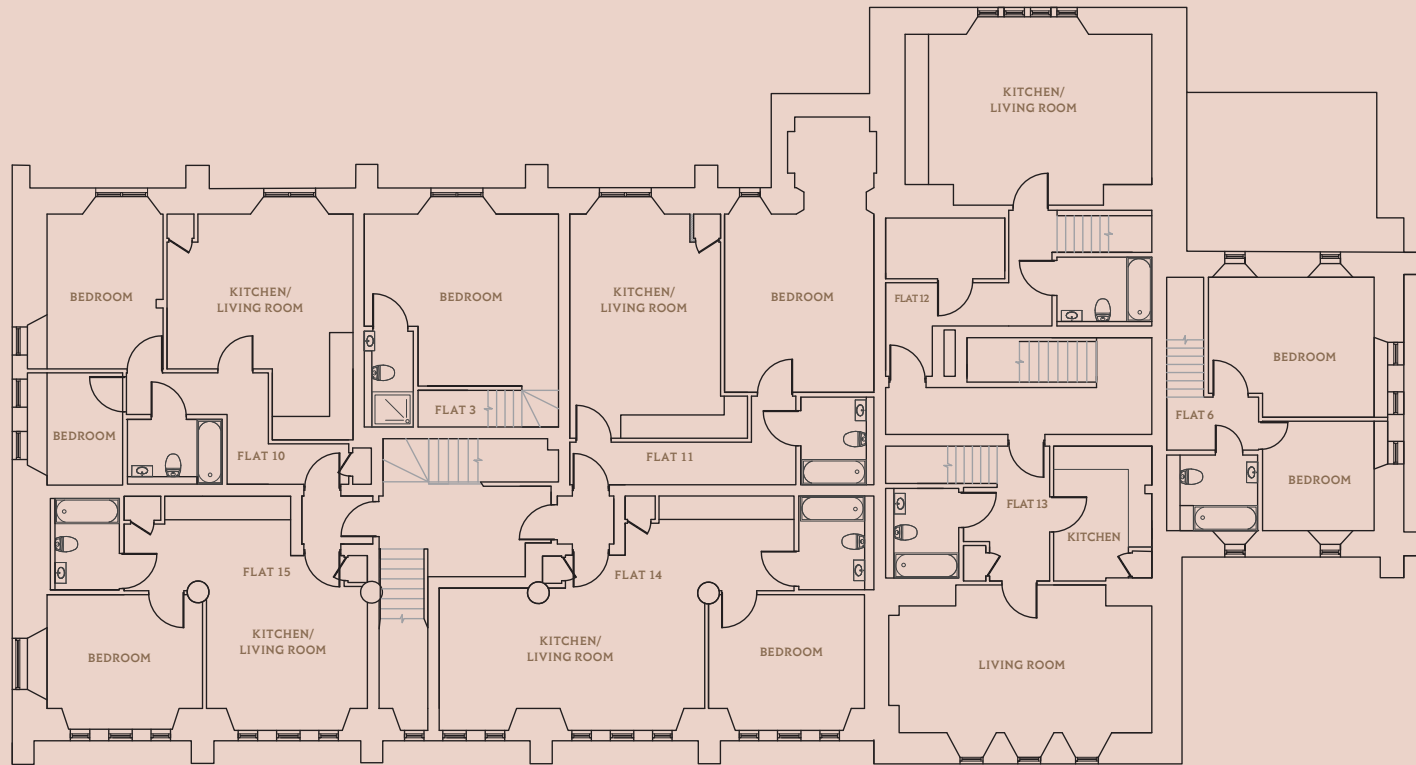
No.	FLOOR	BEDS	BATHROOM	GARDEN	PARKING	SQM	SQFT
1	Ground	2	1	Yes	1 space	63.39	682
2	Ground	1	1	Yes	1 space	52.40	564
3	Ground & First	1	1	Yes	1 space	62.80	676
4	Ground	1	1	Yes	1 space	46.60	502
5	Ground	1	1	No	1 space	45.18	486
6	Ground & First	3	1	Yes	1 space	89.20	960
7	Ground	1	1	No	1 space	48.12	518
8	Ground	1	1	No	1 space	41.40	446
9	Ground	1	1	No	1 space	41.70	449
10	First	2	1	No	1 space	57.80	622
11	First	1	1	No	1 space	57.90	623
12	First & Second	2+ Study	2	No	1 space	111.15	1,196
13	First, Second & Third	3	3	No	1 space	114.28	1,230
14	First	1	1	No	1 space	53.30	574
15	First	1	1	No	1 space	43.90	473
16	Second & Third	1	1	No	1 space	61.90	666
17	Second & Third	2	1	No	1 space	101.90	1,097
18	Second & Third	3	2	No	1 space	116.00	1,249

SUNSET & N O SUNRISE



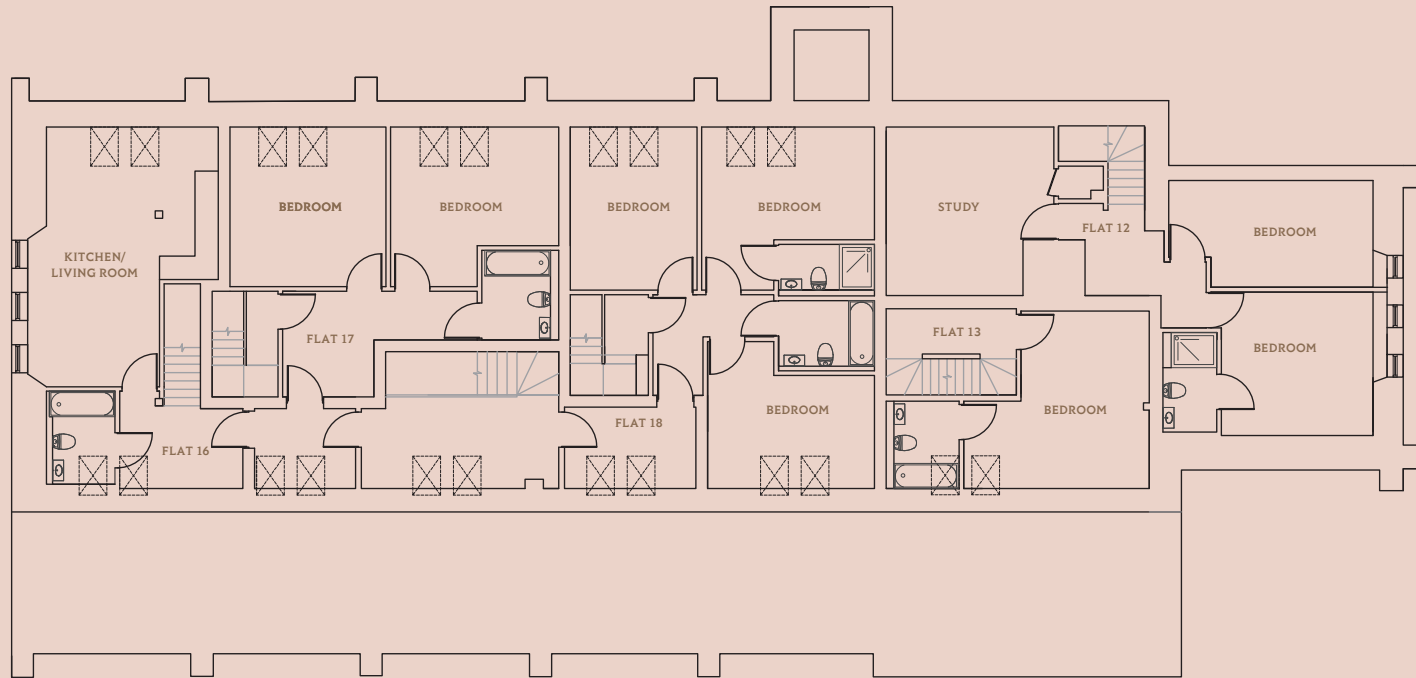
Any areas, dimensions, measurements or distances are approximate. All floorplans are for approximate measurements only and intended to give a general indication of the proposed floor layout. All measurements are within a reasonable tolerance in accordance with the sales contract and are provided as Gross Internal Areas according to the Royal Institution of Chartered Surveyors Code of Measuring Practice. Kitchen and bathroom layouts are indicative only and subject to change. Furniture is shown for illustrative purposes only.

FLOOR 0/G



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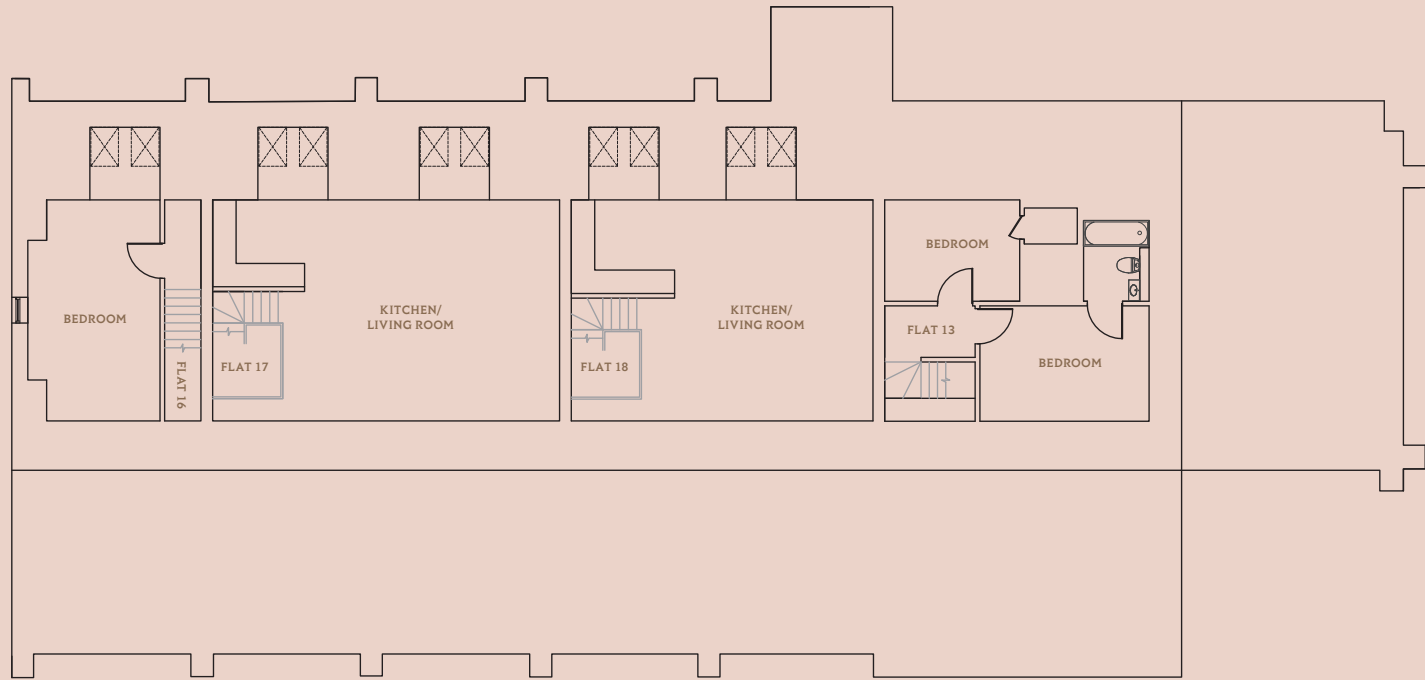
# FLOOR 1<sup>ST</sup>



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# FLOOR 2<sup>ND</sup>





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# FLOOR 3<sup>RD</sup>



FIND THE SPIRES

# THE SPIRES, REIGATE ROAD, LEATHERHEAD, SURREY, KT22 8RA

BOOK A VIEWING

TOOMEY ESTATE AGENTS  
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salesandmarketing@  
patrickgardner.com

TOOMEY  
ESTATE AGENTS

patrick  
gardner  
LAND AND NEW HOMES

These particulars are intended as a guide and must not be relied upon as a statement of fact. They do not form the basis of a contract or any part thereof. The descriptions, distances and all other information are believed to be correct, but their accuracy is in no way guaranteed. Any intending purchaser must therefore satisfy themselves by inspection or otherwise as to their correctness.

Because the scheme is in the course of construction, we must reserve the right to alter the specifications without notice and substitute equipment or fittings with others of a similar quality.

