



WHERE LIFE FEELS NATURAL

CREATED WITH CARE BY

**SKANSKA**



WHERE LIFE FEELS NATURAL

# Welcome to Mindenhurst

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Mindenhurst is a flourishing community in the heart of the Surrey countryside. With a range of new facilities, a stunning countryside setting and excellent transport links, it's a place that offers people the perfect lifestyle balance.

Turn the page to find out more  
about the story so far...

[WWW.MINDENHURST.CO.UK](http://WWW.MINDENHURST.CO.UK)



THEN & NOW

# Be part of something new

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Mindenhurst is a new neighbourhood that's part of a well-established village. Located in the heart of Deepcut village, this is a place that has a rich heritage. Its roots date back to the 18<sup>th</sup> century when the Basingstoke Canal was originally constructed. In fact, the village takes its name from the canal and the 'deep cutting' below ground level.

Fast forward to the early 20<sup>th</sup> century and Deepcut's rural heathland was converted for military barracks and housing. Deepcut camp was home to the North Minden and South Minden barracks (which has inspired the Mindenhurst name) and in recent years the area has been known as the Princess Royal Barracks.

After a long and proud history, the barracks closed in 2013 and the land is now being transformed into a vibrant place to live.

Surrounded by open space and brilliantly connected to the wider area and central London, Mindenhurst will offer something for everyone.





- OVER 1,200 NEW HOMES
  - EXISTING RESIDENTIAL
  - IMPROVED VILLAGE GREEN AND OUTDOOR SPACES
  - PRIMARY SCHOOL AND NURSERY
  - PARKS & CEMETERY
  - SPORTS HUB AND PLAY AREAS
  - COMMERCIAL/RETAIL
  - VILLAGE PUB
  - ENHANCED VILLAGE CENTRE
  - PLAY PARK
  - NEW PRIMARY SCHOOL
  - REFURBISHED CHURCH
  - CRICKET PITCH
  - NEW WALKING AND CYCLING PATHS





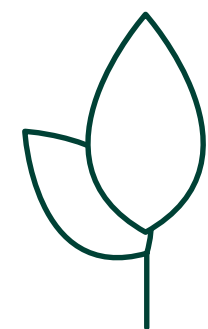
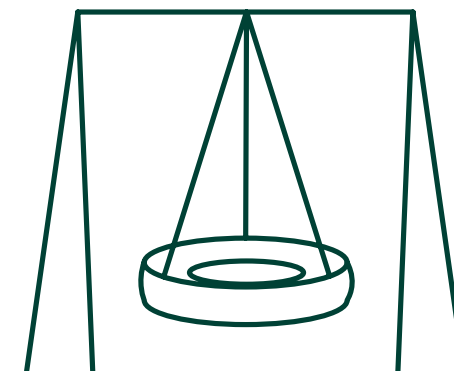
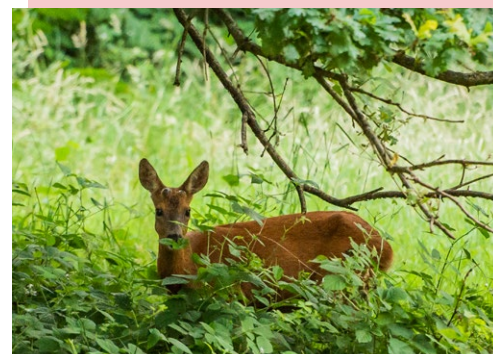
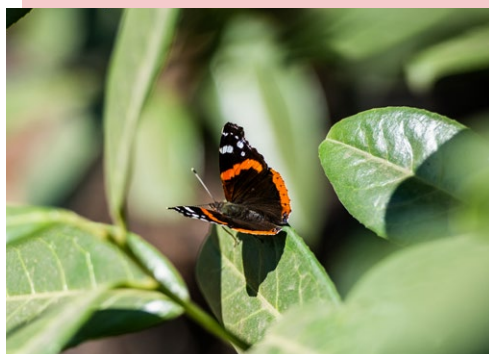
## ABOUT MINDENHURST

# A healthy & happy community

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The long-term vision for Mindenhurst is to provide people with a happy and healthy environment so they can get the best out of everyday life.

It will be a warm and welcoming community where people feel safe, secure, at one with their surroundings, and close to nature.





EXPLORE THE  
NEIGHBOURHOOD

# Discover village life

Mindenhurst is just a few minutes walk from the vibrant village of Deepcut, which has a well-established community and a number of amenities.

The high street is lined with friendly local businesses, some of which have been here for decades, offering everything from takeaway food and drink to home decor and healthcare services.

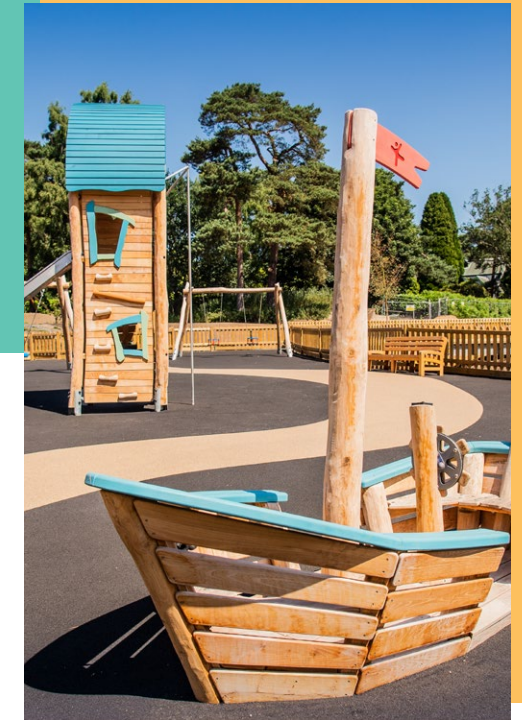
For your everyday essentials the shop is a short walk, and if you're in need of further amenities both Frimley and Camberley are just a 10-minute drive away.

The new village pub will be just a short walk from Mindenhurst, and there's already a selection of eateries on the high street (Deepcut Cafe serves up hearty breakfasts, while Milano 57 has a tasty menu of pasta and pizza dishes). Nearby Frimley Green also has a

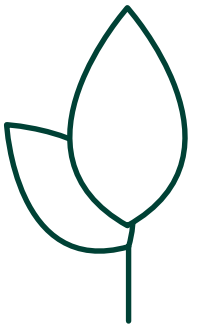
couple of well-known pubs and restaurants, including the Wheatsheaf, which is less than a 30-minute walk away.

The nearby Pine Ridge Golf Club is also popular with the locals, serving up seasonal produce and al fresco dining with spectacular views of the landscape.

If you're looking to mix dining out with a bit of retail therapy, The Square and The Atrium in Camberley have a variety of big-name brands and high street favourites. You'll also find a range of leisure facilities in the town including a gym and cinema. Farnborough is also on your doorstep and has The Princes Mead Shopping as well as a variety of restaurants.







## EDUCATION

# Where family can flourish

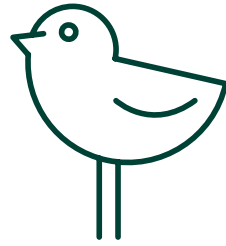
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With a variety of good schools and nurseries in the area, Mindenhurst is ideal for families of all shapes and sizes. The new primary school and nursery will provide first-class education and daycare within walking distance. And there are plenty of other options to choose from too.

Totterdown Preschool is approximately a fifteen-minute walk away and offers an Outstanding (as rated by Ofsted) educational environment for children aged 2-5. Frimley Green Day Nursery and Preschool is also nearby and has a recently refurbished nursery, art studio and outdoor gardens. For older families there's Ravenscote Junior School, which is rated Outstanding by Ofsted, and Tomlinscote School and Sixth Form College, which has academy status. Both are less than a ten-minute drive from Mindenhurst.







THE GREAT OUTDOORS

# Get back to nature

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Surrounded by green open space, Mindenhurst is a place where you can truly pause, take a breath and get back to nature.

The wider area is known for its outstanding natural beauty, with the world-famous Surrey Hills providing an outdoor playground of challenging terrain and sweeping vistas. Living in Mindenhurst means you'll be within easy reach of all of this and a variety of popular attractions like Box Hill and the Devil's Punch Bowl, but with so much to discover within the immediate surroundings you'll never feel the need to travel far for a breath of fresh air.

New walking and cycling paths will connect the community to the wider village and nearby beauty spots, including trails that lead to the Basingstoke Canal towpath so you can make the most of the waterside setting.

New sports pitches and open space will be ideal for those days you want to stay close to home, while it's good to know neighbouring towns and villages also provide plenty of opportunity to immerse yourself in the great outdoors.

Frimley Lodge Park is just a short drive away and is a popular local attraction, which has lots of open space and facilities including a pitch and putt course. There's also Blackwater Park where you can have a picnic by the river, and Watchmoor Reserve, which is a haven for local wildlife. So whether it's a day out with the family or a dog walk in the woods, there are so many opportunities to get outside.



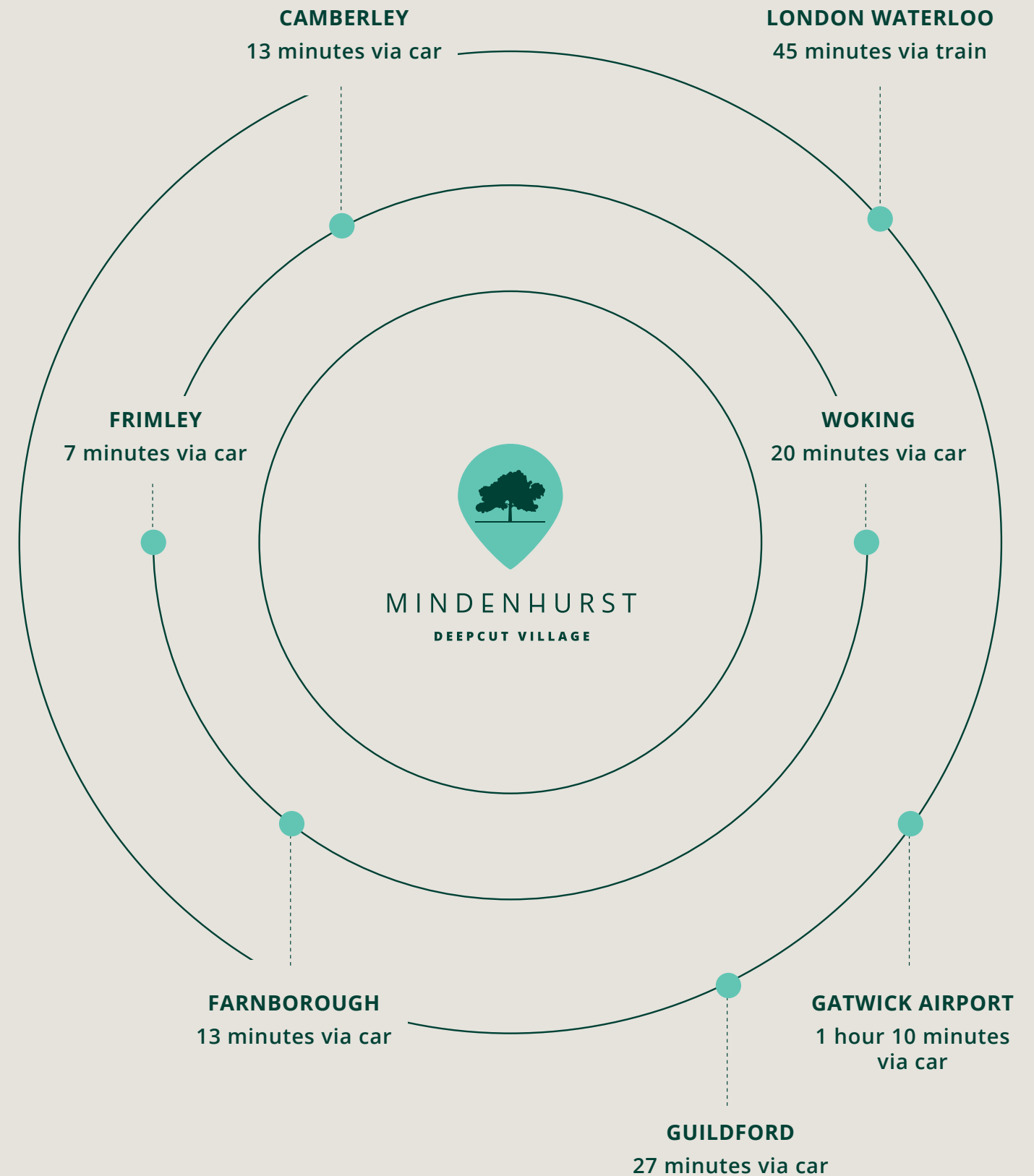


## TRANSPORT LINKS

# Feel connected

Whatever your lifestyle needs, Mindenhurst is ideally located for work, rest or play.

New cycling and walking paths offer the chance to explore the village while keeping fit and active, while the regular bus service (48) connects you to the wider area including nearby Frimley Green and Brookwood station, where a train to London Waterloo takes approximately 45 minutes. The village is also near to major road networks – the M3 is within easy reach and keeps you connected to larger towns and cities.





## ABOUT SKANSKA

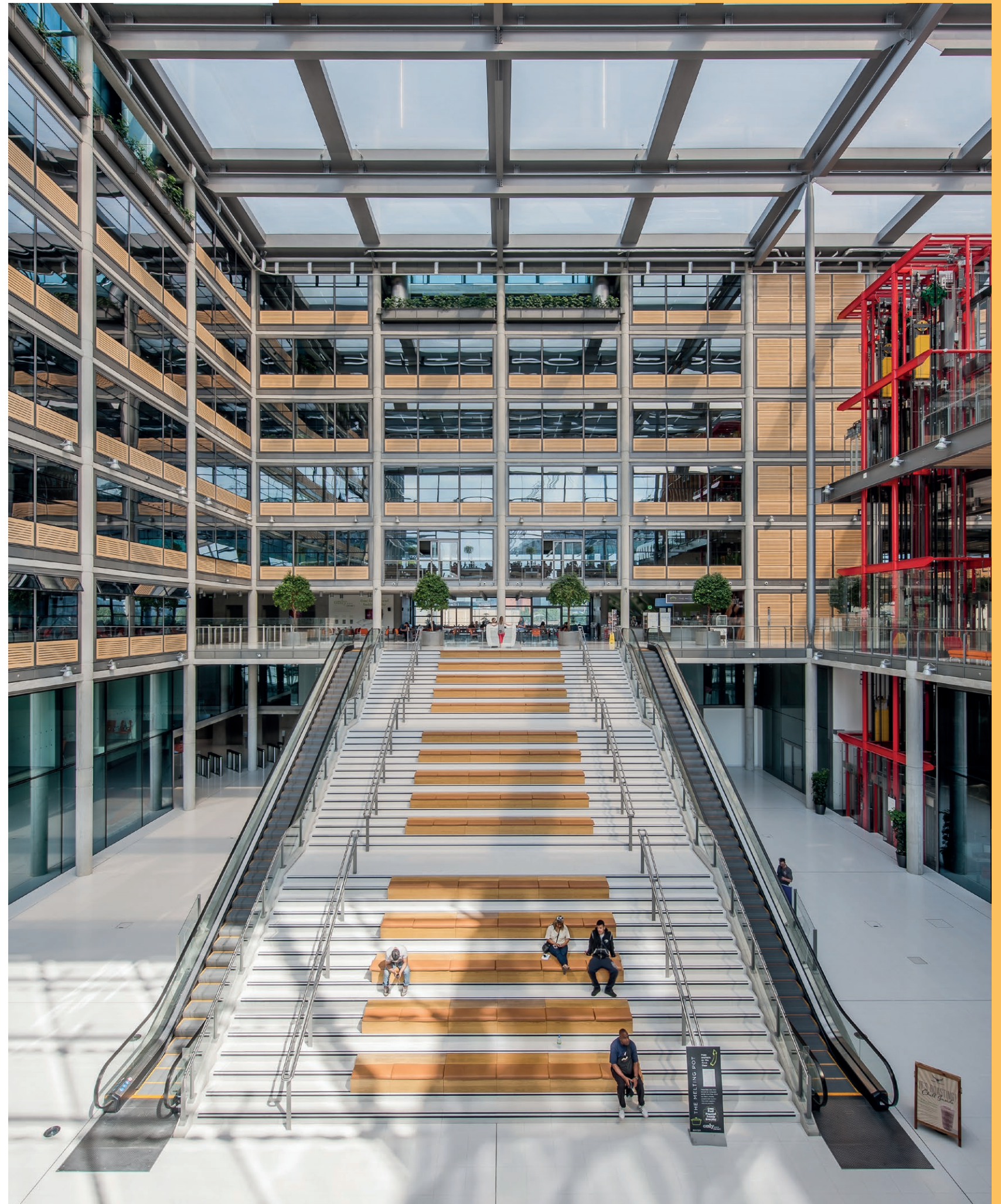
# Building for a better society

This flourishing new community is being brought to life by Skanska, one of the world's top construction companies. Established in 1887 and headquartered in Sweden, the organisation has been operating in the UK for over 20 years.

Putting people, technology and the environment at the heart of what it does, Skanska develops, designs, builds and maintains first-class facilities for now and future generations.

Skanska is committed to improving people's everyday lives through the use of innovative technology and socially-conscious design. And this will be a main focus during the development of Mindenhurst.

Based on Scandinavian values and designed with British qualities, this new neighbourhood will be a high-quality and sustainable place to live. Skanska will be calling upon its wealth of experience, Swedish heritage and forward-thinking attitude to create this vibrant community; a place people will be proud to call home, now and for years to come.







MINDENHURST



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