

W I N T E R N E W S L E T T E R 2 0 1 9

I S S U E T H R E E



W O R L D C L A S S A R C H I T E C T U R E L O C A T E D I N A N
E X C E P T I O N A L W A T E R F R O N T D E S T I N A T I O N



Artist's impression

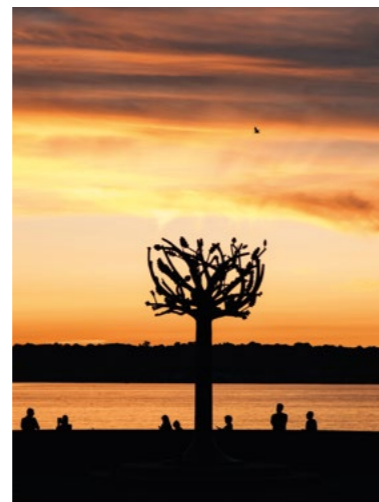
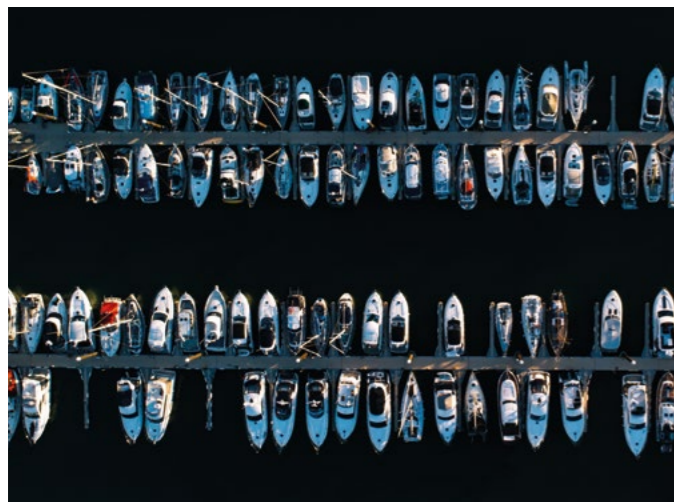


H A P P Y C H R I S T M A S

On behalf of all the team at Jersey Development Company and our joint venture partners Legendre Real Estate, we would like to wish all our subscribers a very Merry Christmas and a happy and prosperous New Year.



Artist's impression



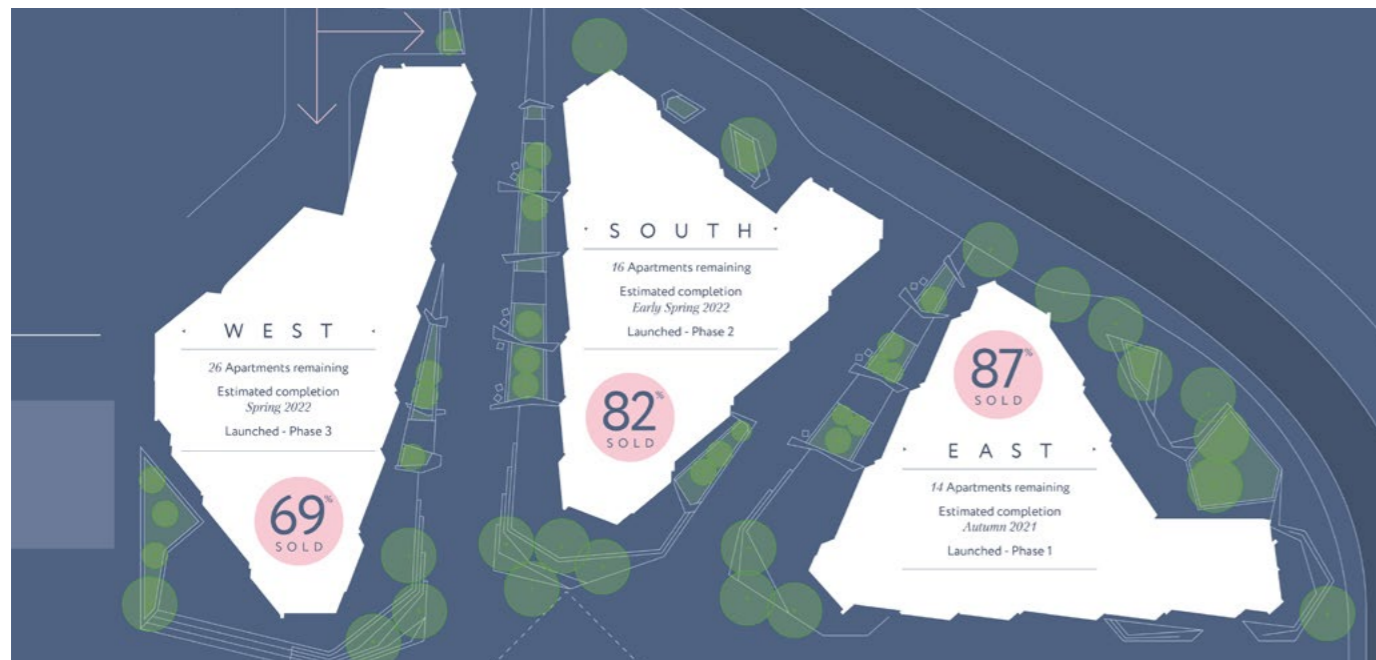
As 2019 draws to a close, work on the Horizon development is progressing well, and we are very pleased to share the news that you are now able to view the kitchen colour choices in the comfort of your own home through the App. Page 12 of our Christmas newsletter explains how to access this new feature.

If you've been wondering how things are progressing onsite, turn to page 9 to read the latest construction update from Groupe Legendre's Project Director Benjamin Auguste and get an insight into how your new home at Horizon is being brought to life.



SETTING NEW STANDARDS IN LUXURY WATERSIDE LIVING

A variety of apartments remain at this landmark development. Since launching, Horizon has achieved an exceptional level of success.



OWNING YOUR HOME IS MORE AFFORDABLE THAN YOU THINK

COMPLETION DATES:

Horizon East	Autumn 2021
South	Spring 2022
West	Spring 2022

PRICES START FROM:

Two-bedroom (no parking)	£395,000
Two-bedroom (with parking)	£470,000
Storage is provided to select units.	



TWO BED APARTMENT PRICE: £395,000

Borrowing 90%: £355,500
2.15% 2 Year Fixed*

Over 30 Yrs - £1,342.53 per month
Over 35 Yrs - £1,206.64 per month

TWO BED APARTMENT PRICE: £470,000

Borrowing 90%: £423,000
2.15% 2 Year Fixed*

Over 30 Yrs - £1,597.44 per month
Over 35 Yrs - £1,435.74 per month

With 46 two-bedroom apartments and 10 three-bedroom sea facing and duplex penthouses remaining to purchase at Horizon, there has never been a better time for you to let your friends and relatives know that they too can get on to the property ladder. Local first-time buyers can take advantage of Horizon's deposit payment scheme (subject to criteria) which allows the 10% deposit to be paid in monthly instalments over the build program, enabling you to secure an apartment while renting or living at home.

For more information about associated purchase costs and a more detailed look at what you can borrow, contact The Mortgage Shop or your preferred mortgage provider.



info@mortgageshop.je | +44 (0) 1534 789830 | www.mortgageshop.je

*Your home is at risk if you do not keep up repayments on a mortgage or any loans secured on it. Rates are correct at time of printing. The Mortgage Shop is registered with the Jersey Financial Services Commission.

M E R R Y C H R I S T M A S F R O M H O R I Z O N



Artist's impression



T A K I N G S H A P E - Y O U R N E W H O M E A T H O R I Z O N

*Horizon construction update from
Legendre Real Estate Project Director, Benjamin Auguste*



If you've been watching the progress of the Horizon development above ground, you'll have noticed the three cranes that have been erected on the site, two in June and one in October. These will be used to finish the construction of the basement carpark and all the plant rooms and stores within the basement. There's currently an incredible amount of work going on underground from erecting the basement walls to creating the basement structure that will form the car park and support all three buildings. It's the part of the development works where we pour the most amount of concrete - I like to compare it to an iceberg, you only see the tip but there's a lot happening underneath! For the public, it's probably not the most exciting part of the construction, but for us it's one of the key stages.

The next milestones for us will be the completion of the ground floor slab around April, that's when you'll be able to see the building growing above the hoarding level. Then later in the year, one of my favourite stages which is installing the windows. That's when you can really feel the space of the homes starting to form.

There's also a lot of work happening in the background with the design phase - that's where the project manager and design manager are coordinating with the different trades teams to ensure the Horizon designs translate seamlessly into the build and creation of your new home. So essentially, ensuring that we bring all the beautiful computer-generated imagery of your Horizon homes to life and that the materials work technically as well as architecturally.

For purchasers, it's what we call the invisible phase - you can see the cranes, but you won't be able to see what we're doing in the pit or in the way of design and procurement. We're actually setting the foundations for the future. It's really a human job, we're putting together pieces of the puzzle and sourcing the materials for your new home from many different locations, all to ensure your home comes together perfectly.

Despite the very wet and windy conditions we've had over the past few months, everyone is staying positive, and we're enjoying being part of a culturally diverse team with workers and management from Jersey, Portugal, Ireland and France. It's actual people who are out in the rain, busy building your home and bringing it to life!



Artist's impression

V I E W Y O U R K I T C H E N C O L O U R C H O I C E S

*Choose your kitchen colour options from the comfort of your own home,
the kitchen section of the App is now live!*



Are you ready to start visualising how your new home at Horizon will look? With the new kitchen section now live on the app, you'll be able to review and decide on your preferred kitchen colour options from the comfort of your own home! It's easy to access, just launch the App as normal and select Kitchens. Search JDC Jersey in the App Store to find and download the App.

Don't have an iPad? Use this link below to access.

https://homeviews.co.uk/sites/jersey/horizon_options_web/index.htm

As a Horizon purchaser, you'll be receiving a call from us in 2020 to confirm your kitchen colour choice meeting.
The timetable for meetings is below:

Horizon East - Appointments commence on February 3rd - cut-off date is the 31st May 2020

Horizon South - Appointments commence on May 11th - cut-off date is the 31st August 2020

Horizon West - Appointments commence August 10th - cut-off date 30th November 2020



◀ H O R I Z O N ▶

The sales office will be closed from the 24th Dec at 12.00 and will
re-open on the 2nd Jan at 10.00.

May we take this opportunity to wish you all a wonderful Christmas
and all the very best for 2020.

Horizon Marketing Suite | Open Monday - Saturday | 01534 721097 | info@horizon.je

WWW.HORIZON.JE