St John's Square

CITY ⌇ COASTAL ⌇ CONTEMPORARY



St John's Square

Introducing St John's Square, Southsea

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02 The Properties
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Indicative CGI - St John's Square

St John's Square

Historic charm and coastal living

CREATING A CALM AND CONNECTED PLACE

St John's Square is a local landmark reimagined for modern living; an exclusive collection of characterful homes with high-spec interiors, set in one of the South Coast's most vibrant neighbourhoods. With the seafront, Southsea Common, independent shops, and the King's Theatre all nearby, this is a place where comfort, connection, and a sense of belonging come together.

A plan for living

A HOME FOR EVERY HOUSEHOLD

St John's Square sustainably reuses and reimagines former school buildings, complementing characterful details with contemporary luxury and the clean lines of sensitively-designed new-builds. Mature trees and newly-planted gardens add to the sense of a perfect balance between new and old.

1. Sage House
2. Lime Tree House
3. St. John's House
4. Woodlands
5. Victory Place
6. Beeches
7. Emerald House
8. Holbrook
9. Oaklands
10. Townhouse Collection (homes 28-34)
11. St. Catherine's
12. Jasmine Place
13. Castle
14. Maple Gardens
15. Townhouse Collection (homes 1–16)
16. Coach House
17. Hawthorn Place
18. Townhouse Collection (homes 17–27)
19. Evergreen




El Sub Sta
Fratton &
The Pompey
Centre
ALBANY ROAD
NELSON ROAD
01
02
03
04
05
06
07
08
09
14
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16
17
19



Designed for tranquillity and mindful escape, St John's Square's many gardens and green pockets bring nature to your doorstep.



BREEAM ‘VERY GOOD’

Buildings enhanced for environmental performance

* new build properties only



BOOSTING BIODIVERSITY

Integrated bat and bird bricks in all new buildings to support local wildlife



PRESERVATION

Retention and care of 49 mature trees across the development



TENDING TO NATURE

Creation and ongoing management of native hedgerows, grassland and mixed scrub



BIOPHILIA

Ground-level green walls designed to boost biodiversity and visual appeal



PLANTING FOR TOMORROW

Planting and maintenance of approximately 52 additional trees



SUSTAINABLE TRANSPORT

10% of parking bays equipped with active EV charging provision

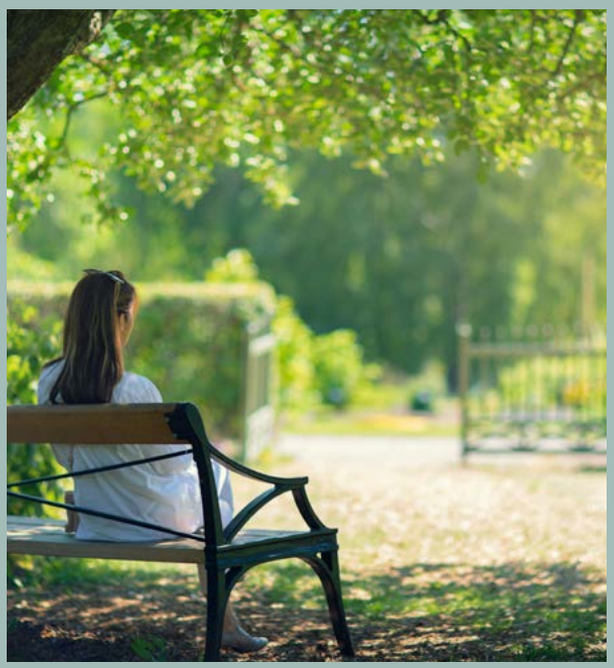


PLANET FRIENDLY

Retrofitted period buildings with low embodied carbon

ST JOHN'S SQUARE

More than a home



SPACE TO LIVE WELL

At St John's Square, everyday life is enhanced by a calm, natural setting that brings ease, wellbeing, and connection to your doorstep.

A NURTURING START

For young families, Southsea Nature Nursery offers outstanding early years education right within the development. Based within the original grounds and rated Outstanding by Ofsted, this independent eco-nursery blends indoor and outdoor learning with a strong emphasis on play, sustainability, and connection to the natural world.

Ofsted
Outstanding Provider

A GREEN AND PEACEFUL SETTING

St John's Square is built around beautifully landscaped gardens inspired by classic parkland design with seasonal planting and mature trees that define this unique site.





SOUTHSEA

KEY FEATURES



PARKING

On-site parking
for residents



CONNECTIVITY

Super-fast full fibre
broadband in every home



BUILDING WARRANTY

Each property comes with an
Architects Certificate giving
10 years warranty



CAR CLUB

Convenient on-site Car Club
provided by Enterprise



A NURTURING START

Ofsted Outstanding
eco-nursery offering play-led
learning in a natural setting



CYCLE PARKING

Secure bike loops for
residents and visitors



GATED DEVELOPMENT

A community within a community



LANDSCAPED GARDENS

Mature trees harmonising
with new planting



BUILDINGS

Sympathetically retained and
restored, blending with newly
constructed buildings to create
a great balance of character
and contemporary design



All features, fixtures, fittings, goods, accessories, and furniture displayed in the show flat are strictly for display purposes only and are not part of the standard final amenities & finishes and will not be provided.

St John's Square

Classic character, contemporary style

WHERE THE HEART IS

At St John's Square, period charm and contemporary design sit side by side: some homes set within reimagined heritage buildings, others newly built to complement their setting. Inside, each property pairs quality finishes and modern comfort with a subtle sense of character and space.

ST JOHN'S SQUARE

Trusted craftsmanship, timeless quality

KITCHENS

German-designed kitchens combine thoughtful layouts with contemporary cabinetry, creating practical spaces for cooking, dining and everyday life.

Oak Bergamo & Sand



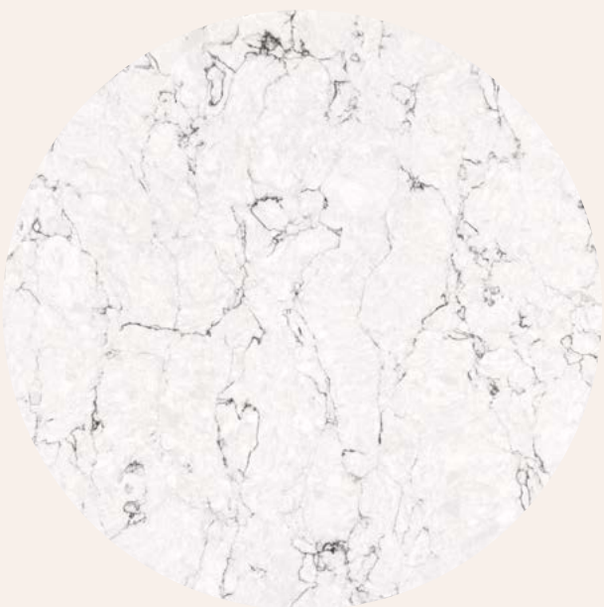
nobilia.de/en

nobilia®

SURFACES

Premium quartz surfaces crafted with precision, durability and timeless design–Caesarstone worktops bring the beauty of natural minerals into the heart of your kitchen, forming a lasting foundation for daily life.

White Arabesque



caesarstone.co.uk

caesarstone®

SOUTHSEA

At St John's Square, every detail has been carefully chosen – not just for how it looks, but for how it lasts.

Our interiors feature a selection of respected, high-quality brand partners, chosen for their design integrity, proven performance and heritage of craftsmanship.

FLOORING

Manufactured in the UK and trusted for generations, Amtico's expertly crafted flooring* offers warmth, texture and quiet resilience–bringing enduring character underfoot.

*not supplied in bedrooms

Kirkby Oak



amtico.com

amtico flooring

BATHROOM TILES

Renowned for refined finishes and innovative design, Porcelanosa tiles bring a sense of understated luxury to every bathroom–combining durability with effortless style.

Coral Caliza



porcelanosa.com

PORCELANOSA

ST JOHN'S SQUARE





Make yours





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SOUTHSEA



elf at home



A home shaped by heritage, designed for today.

St John's Square blends the character of a historic setting with the comfort and quality of contemporary living.

Inside, each home has been carefully considered–from generous layouts and natural light to sleek finishes and high-spec details such as digital entry phone systems and Smart heating controls, with names like Amtico and Porcelanosa bringing everyday ease and quiet luxury.

This is a home ready to reflect your style – and made to be lived in, beautifully.



Cook, dine, and unwind in timeless style


Indicative CGI

SPACE TO ENTERTAIN

Step into a space where elegance meets everyday ease. Thoughtfully designed kitchens pair timeless craftsmanship with modern functionality, while Caesarstone quartz worktops and black nickel boiler taps* add a refined, durable finish. It's a setting made for slow breakfasts, lively dinners, and everything in between.

*Single boiler tap installed in specific properties only

Relax, reconnect, and revel in comfort



Indicative CGI

ROOM TO UNWIND

Effortlessly stylish and built for comfort, the living spaces at St John's Square are designed for real life. Underfoot, Amtico flooring brings British-made quality and craftsmanship to every step: beautiful, durable, and made to last. Soft neutral tones, clean lines, and carefully considered textures create a calm, contemporary setting for quiet evenings, relaxed weekends, or time well spent with others.







Indicative CGI

Sleep soundly and unwind in sophistication



Indicative CGI

YOUR SANCTUARY

Designed as a calm retreat, the bedrooms at St John's Square offer a considered canvas for rest and relaxation. With a focus on soft tones, natural light, and clean architectural lines, each space invites you to make it your own; whether you're easing into the morning or winding down at night*.

*Furnishings and flooring not included

MOMENTS OF CALM

The bathroom is a calm, considered space where clean lines, rainfall showers and soft, neutral tones set a spa-like tone. Porcelanosa tiles and brushed nickel fittings add a refined edge, while a generous storage vanity ensures practicality meets quiet luxury – whether you're getting ready for the day or winding down with a long evening soak.



Indicative CGI



The seafront

St John's Square

Escape to Southsea

THE LOCATION

From the seafront's period charm, parkland, and endless shingle beach to cool, one-off shops and vibrant coastal culture, Southsea makes a hard-to-beat home by the sea.



A stunning coastal location


SOUTHSEA CASTLE
PORTSMOUTH & SOUTHSEA STATION
St John's Square
EASTNEY ESPLANADE

ST JOHN'S SQUARE

The area

1. Southsea High Street
2. Southsea Common
3. South Parade Pier
4. Southsea Beach
5. Rose Gardens & Canoeing Lake
6. Southsea Castle
7. D-Day Museum
8. The Trafalgar Memorial
9. Clarence Pier
10. Spinnaker Tower and Gunwharf Quays
11. HMS Warrior
12. National Museum of The Royal Navy
13. HMS Victory And Mary Rose Museum
14. Old Portsmouth
15. Portsmouth City Centre
16. Kings Theatre
17. Museum of Portable Sound
18. Parmiters Antiques
19. Head Case Cigars
20. The Pastry Corner
21. Waitrose
22. Sister's Coffee
23. Sakura - Japanese Restaurant
24. Scarlet Tap
25. Fuegos Street
26. The Garden Southsea
27. Marmion House
28. Brewhouse & Kitchen
29. Portsmouth Museum and Art Gallery
30. Southsea Coffee Co

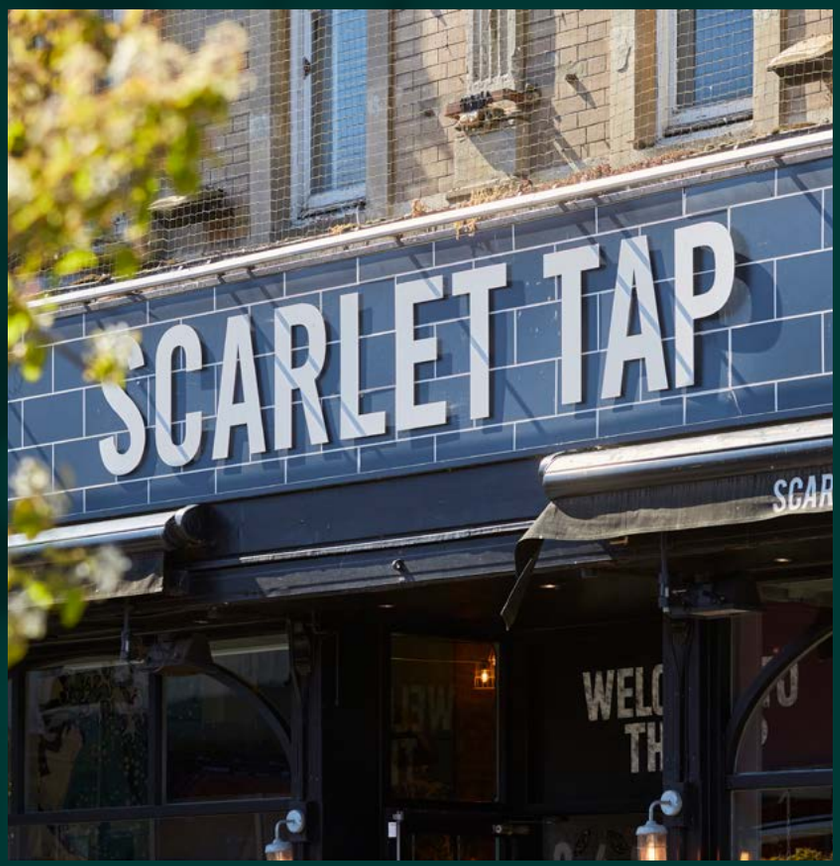




SOUTHSEA


St John's Square
5 MINS WALK
VICTORIA PARK
UNITED SERVICES RECREATION GROUND
PARK ROAD
STATION ROAD
ARUNDEL STREET
PORTSMOUTH & SOUTHSEA
FRATTON
A3
A288
A2030
A2047
KINGS ROAD
KINGS TERRACE
ELM GROVE
VICTORIA ROAD NORTH
VICTORIA ROAD SOUTH
LAWRENCE ROAD
GROVE ROAD SOUTH
NELSON ROAD
KENT ROAD
PIER ROAD
DUISBURG WAY
B2154
WAVERLEY ROAD
SOUTHSEA
SOUTHSEA COMMON
CLARENCE ESPLANADE
CLARENCE PARADE
CLARENCE ROAD
SOUTH PARADE
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ST JOHN'S SQUARE



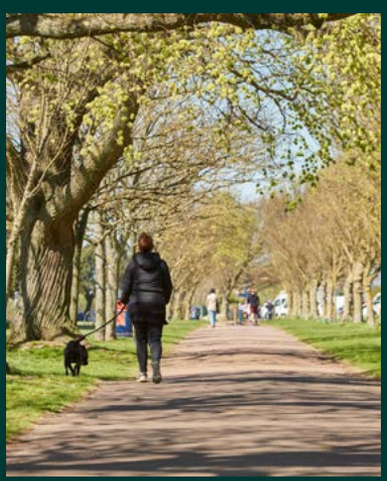


7 MINS
The Southsea Village

6 MINS
Scarlet Tap

5 MINS
Waitrose





18 MINS
Southsea Common

Explore & discover

SOUTHSEA



17 MINS
Southsea beach

SOUTH COAST COMFORTS

The case for the coast speaks for itself: morning swims, evening barbecues on the beach, and lazy afternoons on the common. Cycle the esplanade, explore historic landmarks, or simply soak in the sea air – Southsea life is made for easy days and memorable moments.

But there's more beyond the shoreline. Just a short stroll from St John's Square, Albert Road is full of character, with independent shops, cafés and restaurants - plus the everyday convenience of a local Waitrose.

Spend a weekend browsing vintage finds, homeware gems or vinyl treasures, or wander the markets on Palmerston Road. Discover the city's maritime history at Portsmouth Museum, and shop designer brands at Gunwharf Quays.



5 MINS
Southsea Local



15 MINS
Southsea Tennis Club

Times indicate walking times from St John's Square.

Source: Google



Feel the sea breeze and the crunch of pebbles underfoot as you wander Southsea's iconic shoreline



ST JOHN'S SQUARE



32/8 MINS (walk/cycle)
Gunwharf Quays Marina



30/7 MINS (walk/cycle)
Vue, Gunwharf Quays



28/6 MINS (walk/cycle)
The Vulcan

Times indicate walking or cycling times from St John's Square.

Source: Google

SOUTHSEA





19/5 MINS (walk/cycle)
Gunwharf Quays
East Side Plaza

20/5 MINS (walk/cycle)
Portsmouth ⇄
& Southsea



A THRIVING HUB

Get swept up by the area's swashbuckling past at Portsmouth Museum, explore the city's naval heritage or go big-brand shopping at Gunwharf Quays, with its stunning waterfront views. Hop on a direct train to the buzzing seaside town of Brighton or London, for even more adventure.

27/5 MINS (walk/cycle)
Millennium Walkway

Roam & uncover

St John's Square

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A DEVELOPMENT BY

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