

The Racecourse Newbury. Your local amenities.



The Racecourse Newbury is at the centre of a whole new way of life and will also enjoy a host of on site facilities. This superb location with stunning views and the convenience of modern living, boasts the best of town and country. It's close proximity to the M4, and A34 which leads to the M3/ M27 ensures fast connections to London, Southampton, Reading, Oxford and other popular destinations.

Newbury town centre offers an exclusive range of top fashion & lifestyle brands, a good range of high street shops including John Lewis and Debenhams. There is a local market on a Thursday and Saturday which provides a pleasant area within which to browse the stalls and a farmers market runs twice a month. There is a large range of Supermarkets with a retail park close to the development, as well as a good selection of State and Independent Schools. Newbury has 2 railway stations, Newbury main station which has direct connections to London Paddington and Newbury racecourse which stops at the local station.

The Racecourse Newbury is one of the UK's premier racecourses and offers around 30 quality race events

each year. As well as offering hugely exciting racedays including the Hennessy Gold Cup, The Racecourse has a fantastic line up of live music and events throughout the year.

Those looking for arts and entertainment will love The Corn Exchange, a theatre and arts centre right in the centre of town and the Watermill Theatre at Bagnor. The nearby Kennet and Avon canal is a picture perfect place to enjoy an afternoon and is linked to your front door with dedicated cycle and walking routes. Newbury also has lots on offer to keep you entertained including a cinema, shops, cafes, bars, restaurants and leisure facilities.

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LIVING AT THE RACECOURSE



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The surrounding area has plenty on offer to keep you entertained. Shops, cafes, bars and restaurants are aplenty. A regular local farmers market and beautiful boutique shops will keep the keen shopper satisfied. For family days out there are many local places of interest.



Living at The Racecourse wouldn't be complete without a collection of additional facilities that will not only enhance your life but that of the community around you.

Name	Facilities	Contact
Nuffield Health Fitness & Wellbeing Centre	The Nuffield Health Centre is located within the grounds, so you won't have far to go to enjoy the high class facilities. You can enjoy a morning swim in the 25m pool followed by a session in the fitness centre before work or for the ultimate evening treat, pop out to the relaxation spa to ease the stress of your day.	Tel: 01635 569944 www.nuffieldhealth.com
Greenacre Leisure	Situated within a short distance of Newbury town centre. We aim to provide a professionally run leisure centre & health club.	Tel: 01635 41707 www.greenacre-club.co.uk
Northcroft Leisure Centre	Located in the heart of Newbury we are a leisure centre offering a 25m swimming pool, 71.8m outdoor swimming pool, 63 station gym, sports hall, 2 squash courts, and a friendly onsite café.	Tel: 01635 31199 www.leisurecentre.com/northcroft-leisure-centre
Kennet Leisure Centre	Located in the heart of Thatcham we are a leisure centre offering a 25m swimming pool and slide, 36 station gym, sports hall, 2 squash courts, creche and a multi-use games area.	Tel: 01635 871112 www.leisurecentre.com/kennet-leisure-centre

Name	Facilities	Contact
Victoria Park	Victoria Park is of strategic importance within Newbury providing a well-used and valuable green space within easy reach of the town centre. It provides a variety of park facilities including a bandstand, tennis courts, boating lake, bowls club, skatepark, and a statue of Queen Victoria, for both the local community and visitors alike and is of great social importance to Newbury society.	Tel: 01635 35486 www.westberks.gov.uk
Thatcham Nature Discovery Centre	This fantastic visitor centre is packed full of interactive wildlife and natural history displays. There is a network of footpaths ranging from small family-friendly walks to longer paths for the more adventurous, and the bird hide offers a perfect opportunity to watch the world go by.	
Canal	The nearby Kennet and Avon canal is a perfect place to enjoy a leisurely afternoon, and is linked to your front door with dedicated cycle and walking routes.	
Highclere Castle	Highclere Castle is a beautiful building, apart from exploring the Castle, the Egyptian Exhibition fascinates adults and children, whilst the surrounding Grounds and Gardens provide peace and tranquillity.	
Newbury Racecourse Golf Club	Golf at the picturesque Newbury Racecourse began in 1993. The course is now managed by Newbury & Crookham Golf Club and has recently undergone some major improvements.	Tel: 01635 551464 www.nrgc.co.uk
Donnington Valley Golf Club	Welcome to a challenging 18 hole parkland course in the heart of Berkshire. The course is set in beautiful rolling countryside.	Tel: 01635 551199 www.donningtonvalley.co.uk
Deanwood Park Golf Course	Royal Berkshire, with rolling downs, tranquil rivers and friendly people. Our lovely course is situated only two miles from historic Newbury.	Tel: 01635 48772 www.deanwoodpark.co.uk
Sandford Springs Golf Club	Set among the beautiful rolling hills of Watership Down in Hampshire, with spectacular panoramic views of Berkshire and Hampshire.	Tel: 01635 29660 www.sandfordsprings.co.uk
MFA Bowl and Soft Play	Facilities you need whether it's a Corporate Party, Children's Party, Night Out, or simply a quick game or just to entertain the family.	Tel: 01403 274642 www.mfabowl.com

Entertainment

Name	Facilities	Contact
The Corn Exchange	The Corn Exchange includes a 400 seat auditorium, a 40 seat independent cinema and thriving café; New Greenham Arts our 120 seat black box studio and rehearsal space, gallery, artist studios and workshop space; and 101 our new production and creation space for the development of large-scale outdoor performances and residencies.	Tel: 0845 5218 218 www.cornexchangenew.com
Watermill Theatre	Our purpose is to create great shows that audiences love. From our home in a converted Watermill in rural West Berkshire, which seats just 220 people, we have produced award-winning work that has been recognised throughout the UK and abroad.	Tel: 01635 46044 www.watermill.org.uk
West Berkshire Museum	There has been a museum in the Cloth Hall in Newbury since 1904, but some of the collections were first put together in the 1840s by the Newbury Literary and Scientific Institute.	Tel: 01635 519562 www.westberks.gov.uk/museum

Events

Name	Facilities	Contact
Party in the Paddock	With a fantastic line up of live entertainment throughout the year, international performers grace the stage at The Racecourse's Party in the Paddock events.	For more information visit www.racecoursenewbury.co.uk
Newbury Racecourse	From classic car shows to antique fairs and stargazing, there is always a host of fantastic public events for you to enjoy.	For more information visit www.racecoursenewbury.co.uk
Newbury Farmers' Market	Newbury Farmers' Market runs twice a month on the first and third Sunday.	For more information visit www.visitnewbury.org.uk

Name	Facilities	Contact
Battle of the Proms	Picnic concert at Highclere Castle will take place on the lawns directly in front of this iconic building, affording wonderful views of the striking architecture and incredible photo opportunities, especially during the dramatic firework finale!	For more information visit www.battleproms.com

For all event activity, visit www.newbury.net/events.htm



Shopping

As well as a great selection of supermarkets and local shops, the new Parkway shopping area offers an exclusive range of top fashion & lifestyle brands. Parkway offers a dedicated and pedestrianised environment in which you can shop to your hearts content. Shops include John Lewis, Topshop, Jigsaw and Joules among many others.

Nearest Main centre

Newbury is an attractive market town combining history with a contemporary and lively feel. Shops range from smaller independent stores to the larger high street brands that we all recognise.

Parkway Newbury

Shop in style and comfort with accessible car parking, excellent facilities and a wide selection of shops, restaurants and cafes to choose from.

Education

School details	Contact	Last OFSTED report
Nursery		
Rocking Horse Nursery (Mixed, ages 3 months - 5 years) Newbury Racecourse, Newbury, Berkshire, RG14 7NZ	Tel: 01635 48969 www.racecoursenewbury.co.uk/nursery	Ofsted rating: Satisfactory
Primary		
Welford and Wickham C.E. Primary School (Mixed, ages 5-11) Welford Road, Newbury, Berkshire RG20 8HL	Tel: 01488 608306 www.welfordandwickham.org.uk	Ofsted rating: Outstanding
Enborne C.E. Primary School (Mixed, ages 4-11) Enborne, Newbury, Berkshire RG20 0JU	Tel: 01635 40569 www.enborne.w-berks.sch.uk	Ofsted rating: Good
Speenhamland Primary School (Mixed, ages 4-11) Pelican Lane, Newbury, Berkshire RG14 1NU	Tel: 01635 41077 www.speenhamlandprimary.co.uk	Ofsted rating: Satisfactory
The Winchcombe School (Mixed ages 4-11) Maple Crescent, Newbury, Berkshire RG14 1LN	Tel: 01635 232780 www.winchcombe.w-berks.sch.uk	Ofsted rating: Good
Secondary		
Park House School (Mixed, Years 7-14) Andover Road, Newbury, Berkshire RG14 6NQ	Tel: 01635 573911 www.parkhouseschool.org	Ofsted rating: Good
St Barks School (Mixed, Years 7-14) Andover Road, Newbury, Berkshire RG14 6JP	Tel: 01635 521255 www.stbarts.co.uk	Ofsted rating: Good
Trinity School (Mixed, Years 7-14) Love Lane, Newbury, Berkshire RG14 2DU	Tel: 01635 510500 www.trinitynewbury.org	Ofsted rating: Good

School details	Contact	Last OFSTED report
Kennet School (Mixed, ages 7-14) Stoney Lane, Thatcham, Berkshire RG19 4LL	Tel: 01635 862121 www.kennetschool.co.uk	Ofsted rating: Good
Further Education		
Newbury College Monks Lane, Newbury, Berkshire RG14 7TD	Tel: 01635 845000 www.newbury-college.ac.uk	Ofsted rating: Satisfactory

Further schools listed in www.westberks.gov.uk

Health

Services	Contact	Services	Contact
GP Surgeries			
Falkland Surgery Monks Lane, Newbury, Berkshire	Tel: 01635 279972 www.falklandsurgery.co.uk	Dental Surgeries	
Eastfield House Surgery 6 St John's Rd, Newbury, Berkshire	Tel: 01635 41495 www.eastfieldhousesurgery.co.uk	Baldev's Dental Care 2 St John's Rd, Newbury, Berkshire	Tel: 01635 49999 www.baldevsdentalcare.co.uk
Northcroft Surgery Northcroft Lane, Newbury, Berkshire	Tel: 01635 31575 www.northcroftsurgery.co.uk	The Briars Dental Centre 8 St John's Rd, Newbury, Berkshire	Tel: 01635 40311 www.briarsdentalcentre.com
St Mary's Road Surgery St Mary's Road, Newbury, Berkshire	Tel: 01635 31444 www.st-marys-surgery.co.uk	Local Hospital	
		West Berkshire Community Hospital London Road, Thatcham, Berkshire	Tel: 01635 273300 www.royalberkshire.nhs.uk
Minor injuries unit (MIU) - Open 8am - 10pm, 7 days a week			

Other Services

Services	Contact	Services	Contact
Local Authority		Utilities	
West Berkshire Council Market Street, Newbury, RG14 5LD	Tel: 01635 42400 www.westberks.gov.uk	Gas – Eon	Tel: 0843 308 1992 www.eonenergy.com
Citizen's Advice Bureau 4-8 The Broadway, Northbrook Street	Tel: 08444 779980 www.westberkscab.org.uk	Electricity – Powergen Eon	Tel: 0843 308 1992 www.eonenergy.com
Post Offices		Water – Thames Water	Tel: 0843 308 8260 www.thameswater.co.uk
Local St Johns, 1 Andover Road, Newbury Berkshire RG14 6LR	Tel: 01635 40420	Telephone – BT	Tel 0800 100 400 www.home.bt.com
Newbury Post Office 39 Cheap Street, Newbury	Tel: 0845 722344 / 01635 40420	Library	
		Newbury Library The Wharf, Newbury RG14 5AU	Tel: 01635 519900 www.newburylibrary.org

Transport

Road - The Racecourse Newbury is situated just off the A339, providing easy access for commuting east towards London or west towards Wales.

Bus - Regular bus services already operate from Newbury Racecourse to Newbury Retail Park, with onward connections to Newbury Town Centre and surrounding towns and villages.

Rail - Newbury Racecourse railway station is approximately 5 minute walk from the development, providing regular services into London Paddington in approximately 1 hour 15 minutes, which stops at local stations. Newbury main station which has direct connections to London Paddington, other destinations include the South Coast, incorporating South Wales, Surrey and parts of Kent and Hampshire.

Air - Heathrow is 48 miles east of The Racecourse Newbury. Gatwick Airport is 77 miles away.

Cycling - There are dedicated paths within the grounds of The Racecourse allowing you to make the most of the wonderful outside space.