



CORSICA





# Endlessly timeless, exclusively yours

‘HOME’  
[HOM] NOUN

"THE MAGIC THING ABOUT HOME IS THAT IT FEELS GOOD  
TO LEAVE, AND IT FEELS EVEN BETTER TO COME BACK."

Allow us to formally introduce you to Canford Cliffs' most well-kept secret.  
Designed and envisioned by Fortitudo, Corsica in Martello Park,  
is the area's most exclusive and elite development.



Computer generated images and photography are intended for illustrative purposes only and should be treated as general guidance only.



UNITED KINGDOM  
PROPERTY  
AWARDS



ROLLS-ROYCE  
MOTOR CARS  
AUTHORISED DEALER  
H&A WOOD

AWARD  
WINNER

2021-2022





RUINS OF THE GENOESE TOWER AT MORTELLA, CORSICA

# Mortella Point Corsica

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BUILT DURING THE 19TH CENTURY, MARTELLO TOWERS WERE ORIGINALLY CREATED AS COASTAL DEFENSIVE FORTS. THEY WERE INITIALLY INSPIRED BY A LARGER GENOESE DEFENCE SYSTEM AT MORTELLA POINT IN CORSICA.

Typically standing up to 40 feet, their existence served the ideal purpose as the ultimate resistance to cannon fire. Solid in structure and advantageous with a 360 degree view, the towers still survive to this day, preserved as monuments and steeped in years of history.



# Your invitation to explore

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IN 1794, DURING THE SIEGE OF SAINT-FLORENT, TWO BRITISH WARSHIPS, HMS FORTITUDE AND JUNO ATTEMPTED TO ATTACK THE TOWER AT MORTELLA POINT. UNSUCCESSFUL IN FEAT, THE STORY OF SUCH AN OCCASION STILL VERY MUCH REMAINS INDENTED IN THIS LATEST COASTAL DEVELOPMENT.

There once stood a Martello tower in Canford Cliffs and for the first time in over fifty years, you are invited to become a part of its future.

Here is your invitation to explore your very own paradise.



SUNSET OVER PORTO CITY, CORSICA



THE CANFORD CLIFFS HOTEL AND MARTELLA TOWER





Live the  
extraordinary...





# Indulgence & serenity

FAMOUSLY KNOWN FOR ITS NATURAL OUTSTANDING BEAUTY, AS WELL AS UNBEATABLE VIEWS OF THE SOUTH COAST, CANFORD CLIFFS IS AN AFFLUENT SUBURB, MAJESTIC IN EXISTENCE AND VERY MUCH A PRESERVER OF PROTECTING ITS HISTORY.

Quiet yet exuding a strong sense of community, the surrounding areas of Canford Cliffs are some of the most popular in the country. Fine dining can enjoyed in renowned local restaurants such as Rick Stein on the Sandbank’s peninsula as well as The Pig on the Beach located in nearby Studland.

Two of the main focal points are of course the beaches and the sea itself. Immerse yourself into the natural splendours of Sandbanks or head out to sea from one of the many Yacht Clubs in Poole Harbour. Walk to Branksome Beach or take a short trip to the New Forest.



# Your way of life

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PERHAPS THE MOST DESIRABLE FEATURE OF LIVING IN CANFORD CLIFFS IS THE ENDLESS OPTIONS FOR EVERY RESIDENT. YOU ARE ALL INVITED TO CREATE YOUR VERY OWN WAY OF LIFE.

Those who enjoy being more active will heartily enjoy the hundreds of trail walks, the sailing, the kite surfing, the beach runs and so much more. You are also within moments of accessing landmarks such as Studland Bay, Old Harry Rocks and Brownsea Island.

Sporting activities abound throughout the area with an impressive selection of first-class golf courses including Parkstone Golf Club and Remedy Oak Golf Club within close proximity.

To recharge, relax and unwind, you are spoilt for choice. Pure luxury and indulgence can be found at the privately owned Chewton Glen Hotel & Spa as well as the secluded 'Herb House Spa' at Lime Wood, both just a short drive away.







# Escape to paradise

CORSICA EXISTS AS THE IDEAL LOCATION FOR  
THOSE LOOKING TO ESCAPE TO THEIR OWN  
VERSION OF PARADISE.

We want to give you the rare opportunity to take a monumental part of  
history and infuse it with your inspiration, happiness and lives.  
This is your exclusive chance to find a property that encompasses tranquillity,  
location, views and noteworthy history.



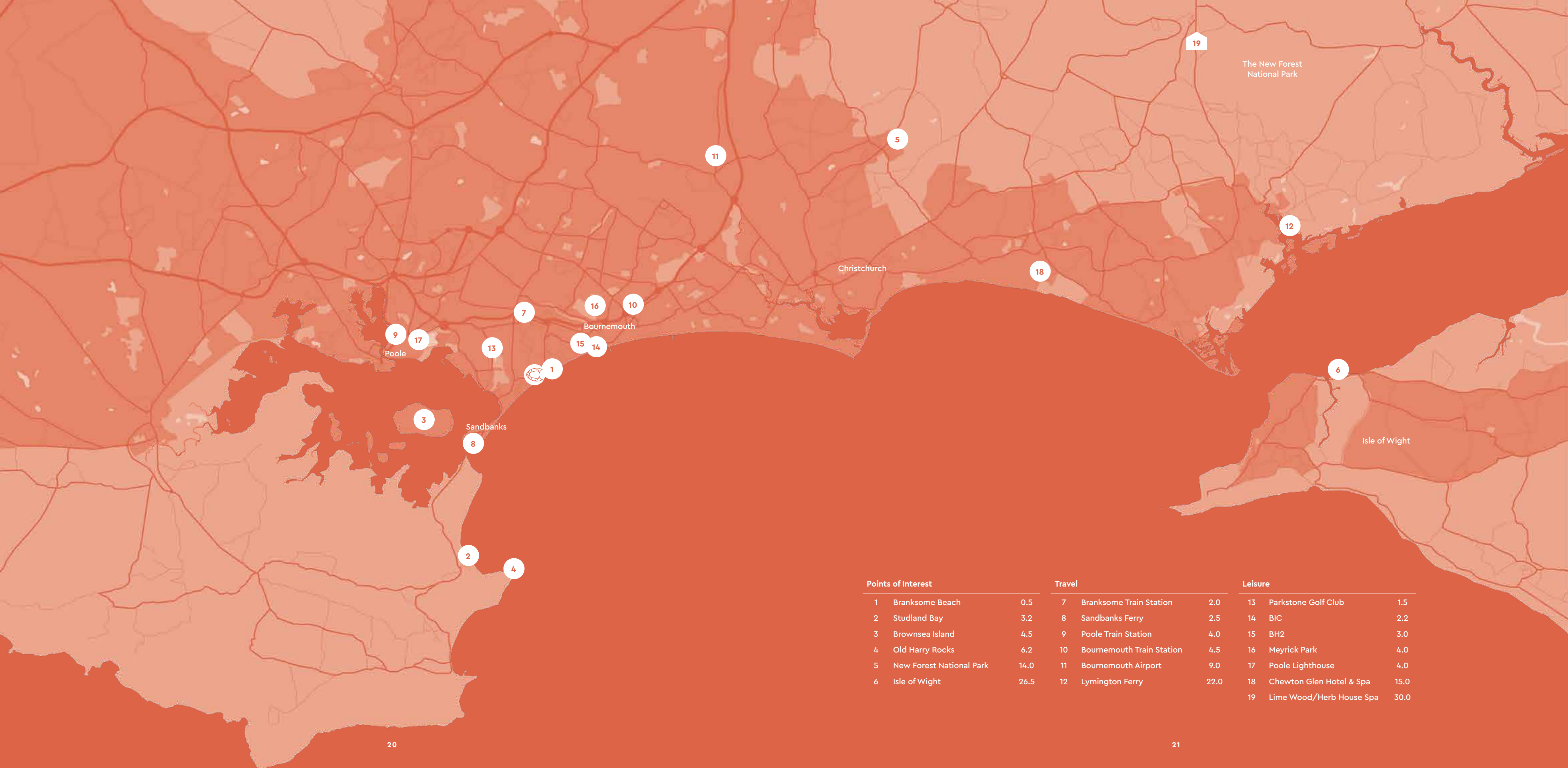
# On your doorstep

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With easy connections to London and the Isle of Wight, these residences are truly a passport to a life you have always imagined. We can make it possible.

LET US TAKE YOU HOME.





Points of Interest

1	Branksome Beach	0.5
2	Studland Bay	3.2
3	Brownsea Island	4.5
4	Old Harry Rocks	6.2
5	New Forest National Park	14.0
6	Isle of Wight	26.5

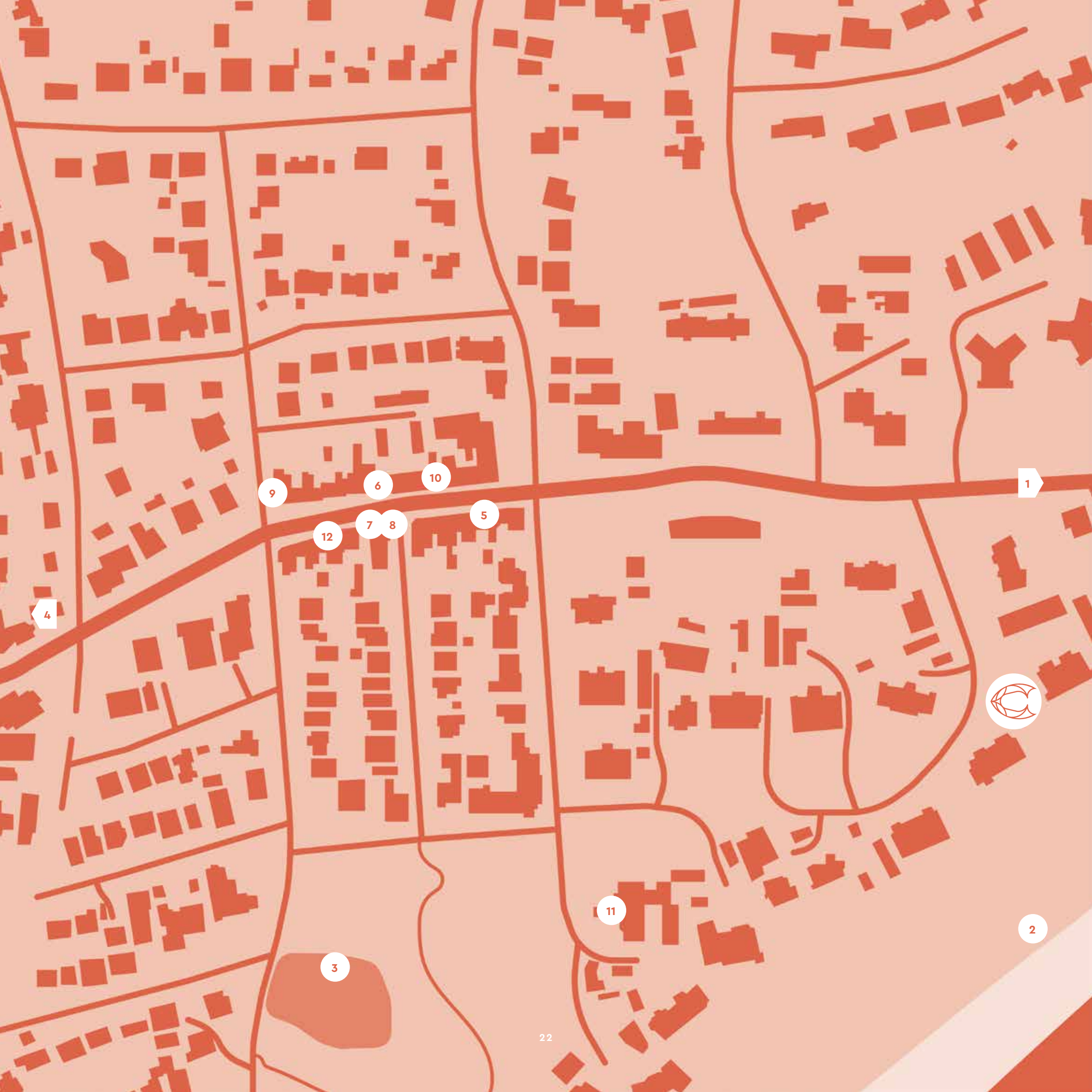
Travel

7	Branksome Train Station	2.0
8	Sandbanks Ferry	2.5
9	Poole Train Station	4.0
10	Bournemouth Train Station	4.5
11	Bournemouth Airport	9.0
12	Lymington Ferry	22.0

Leisure

13	Parkstone Golf Club	1.5
14	BIC	2.2
15	BH2	3.0
16	Meyrick Park	4.0
17	Poole Lighthouse	4.0
18	Chewton Glen Hotel & Spa	15.0
19	Lime Wood/Herb House Spa	30.0





# On your doorstep

Points of Interest			In the Village			In the Village		
1	Branksome Chine	0.4	5	Coffee Saloon	0.2	9	Baffi Pizzeria	0.3
2	Branksome Beach	0.5	6	Lewis Pharmacy	0.3	10	Renoufs Cheese & Wine Bar	0.3
3	Canford Cliffs Park	0.5	7	HNB Salon & Spa	0.3	11	The Cliff Pub & Restaurant	0.4
4	Compton Acres	0.7	8	Oxford's Bakery	0.3	12	Linda Meredith Beauty Clinic	0.3





# Bring history home

THE CORSICA PORTFOLIO IS MADE UP OF FOUR EXCEPTIONAL RESIDENCES, EACH FEATURING THREE DOUBLE BEDROOMS, ENVIABLE OUTSIDE SPACE WITH UNINTERRUPTED VIEWS, WHITE VEIN MARBLE AND THE BEST GAGGENAU APPLIANCES.

Each of the apartments has been completed with the utmost workmanship, where every room has been allowed to adopt its own identity.

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# Waterloo

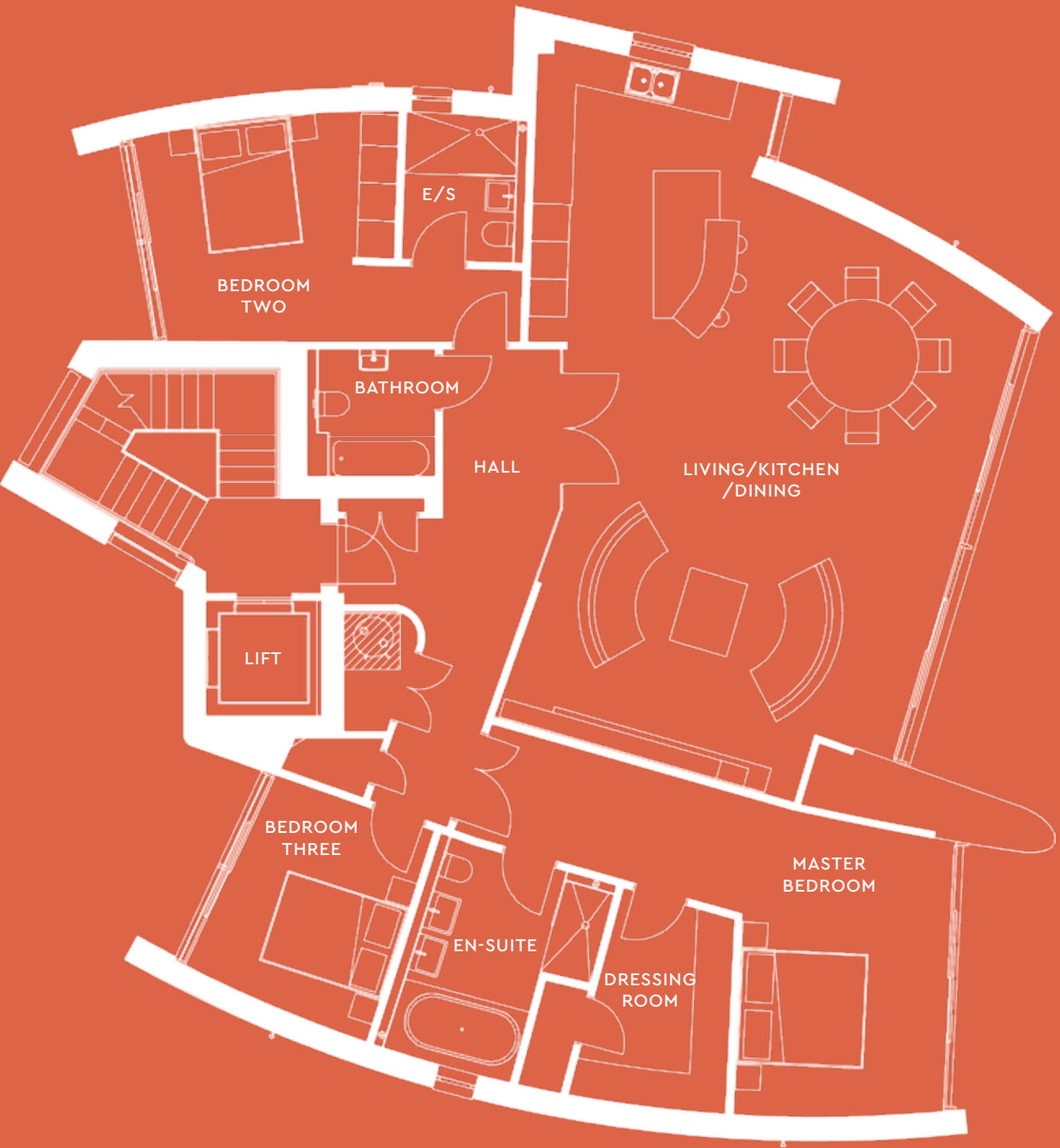
## RESIDENCE ONE.

Traditionally known in the original Martello Towers as the powder room or the guard, this ground floor apartment boasts light and space with exceptional and exclusive access to the ground floor gardens.

Be at one with the ocean views and private outdoor living area.  
You will be the gatekeepers of this exceptional building.

Living / Kitchen / Dining 36'1" x 27'6" max (11.0m x 8.4m max)	Master Bedroom En-Suite 11'2" x 9'2" max (3.4m x 2.8m max)	Bedroom Two En-Suite 7'9" x 6'6" max (2.4m x 2.0m max)
Master Bedroom 26'2" x 16'4" max (8.0m x 5.0m max)	Bedroom Two 18'7" x 12'1" max (5.7m x 3.7m max)	Bedroom Three 11'5" x 10'2" max (3.5m x 3.1m max)

Room dimensions are approximate and should not be taken as exact measurements.



## GROUND FLOOR





FIRST FLOOR



# Trafalgar

## RESIDENCE TWO.

Once referred to as the officers quarters’ or ‘The Garrison’, this first floor apartment is a quintessential space and offers incredible views over the bay and surrounding areas. This is your base and your sanctuary, perfectly situated to make the ultimate home.

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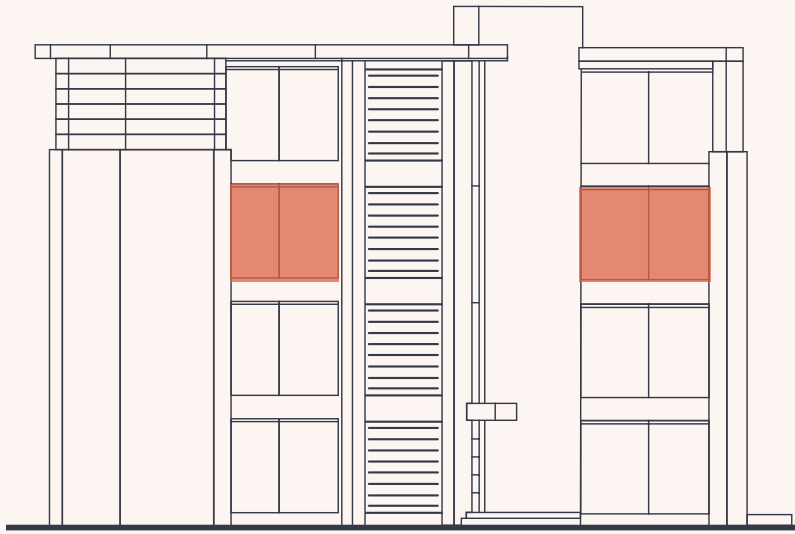




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# Neptune

## RESIDENCE THREE.

Historically the original tower boasted this floor as the ultimate and pinnacle location for protecting the forts. Once referred to as ‘the gun platform’, this apartment is flooded with the surrounding light with views stretching from every angle.

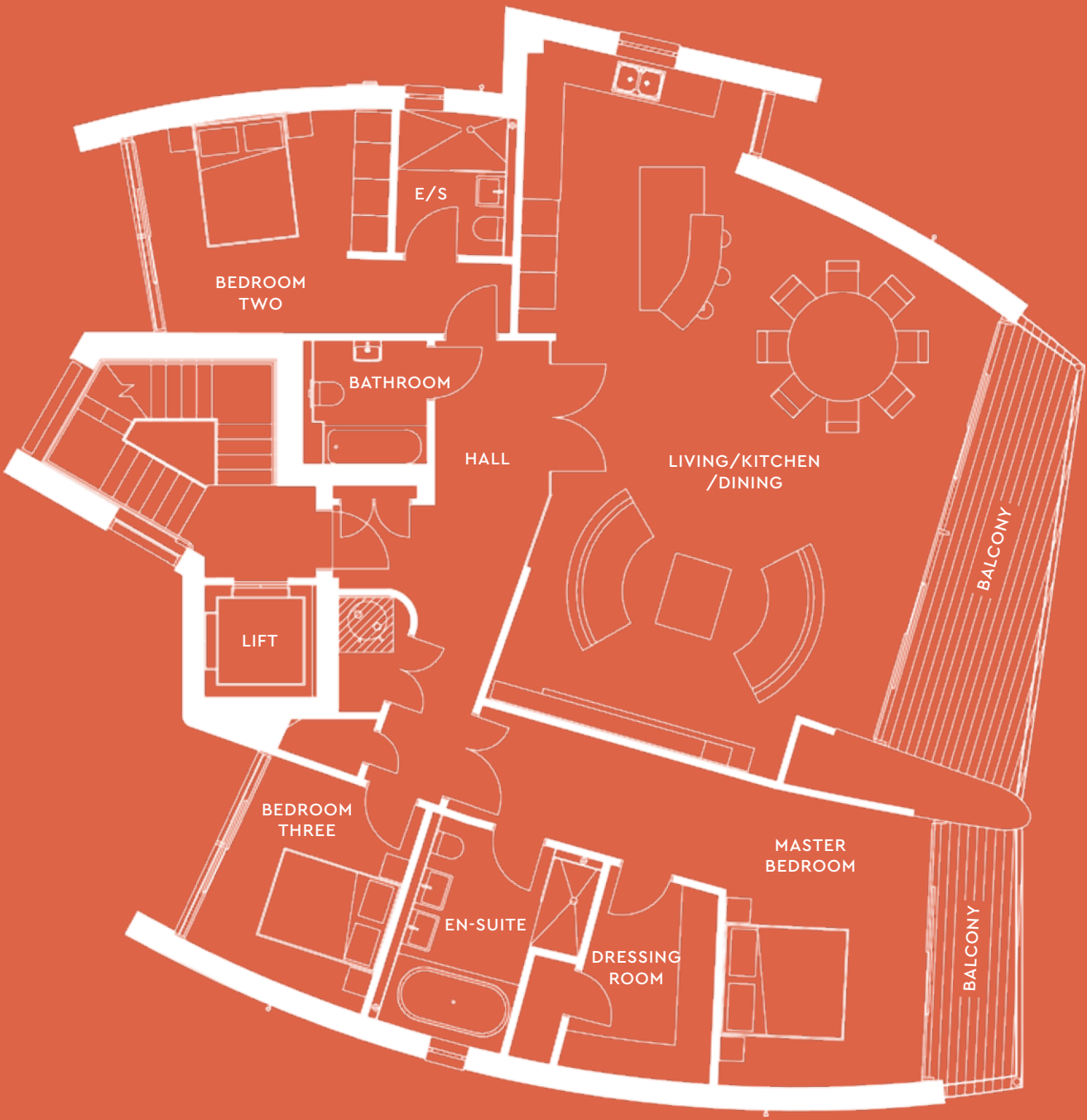
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## SECOND FLOOR





THIRD FLOOR



# Britannia

## RESIDENCE FOUR.

Positioned at the top of the residences sits this magnificent apartment. With views looking out over Sandbanks, Studland and, on a perfect day, even the Isle of Wight, 'Britannia' undoubtedly boasts one of the best views in the area. Be the ruler of the tower, where every day is a joy.

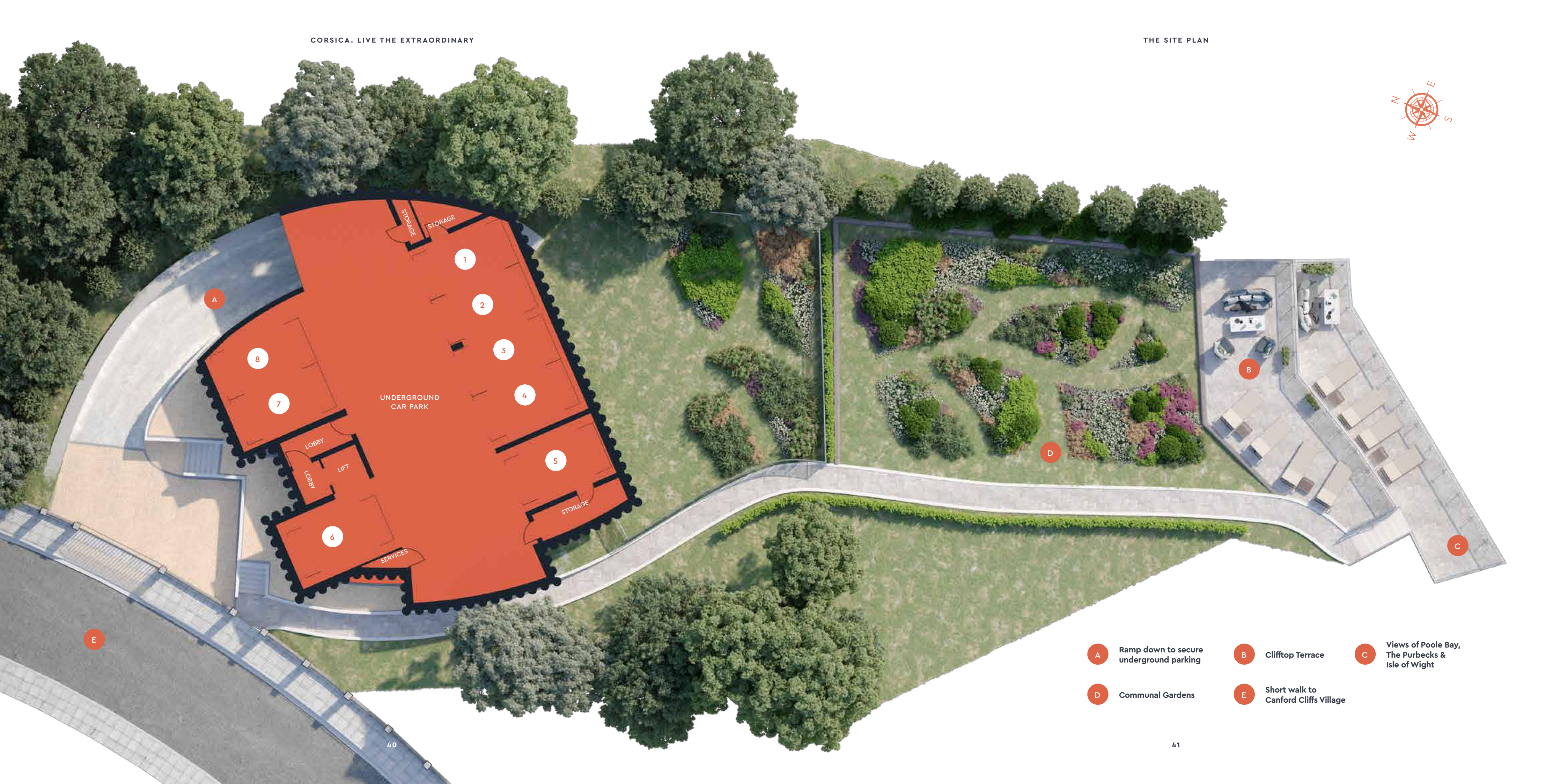
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**A** Ramp down to secure underground parking

**B** Clifftop Terrace

**C** Views of Poole Bay, The Purbecks & Isle of Wight

**D** Communal Gardens

**E** Short walk to Canford Cliffs Village





# Nature's gift

ONE OF MARTELLO PARK'S EXTENDED OFFERINGS ARE THE SHARED GARDENS.

With a large communal outdoor space and terraced balcony, with views stretching 180 degrees along the coast and sea. Imagine yourself there. Seated with one of the best views in the south coast. This is the ultimate spot for entertaining, unwinding, or taking a moment to breathe it all in.

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# Finishing touches

Apartment

- Ground floor apartment benefits from a south-facing terrace and private garden
- Generous balconies with cantilevered glass
- Stunning views of Poole Bay and Old Harry Rocks
- Communal cliff-top terrace
- Share of freehold

Kitchen

- Individually designed kitchens with soft close doors and drawers
- Polished Quartz worktops
- Suite of Gaggenau appliances comprising:
  - Fridge-freezer with ice maker
  - Oven
  - Combination microwave oven
  - Coffee machine
  - Warming drawer
  - Wine cooler
  - Integrated dishwasher
  - Washing machine
  - Tumble dryer
- Quooker boiling and chilled water tap
- Maxmatic waste disposal unit

Bathroom and En-Suites

- Bathrooms beautifully appointed by Porcelanosa, comprising:
  - Concealed flush WC
  - 'Egg-shaped' bath
  - Rain effect shower
  - 'His and hers' basins (en-suites only)
  - Large format Porcelanosa tiles and mosaic feature wall
- Intelligent underfloor heating
- Tailored shelving, alcoves and vanity units

Living

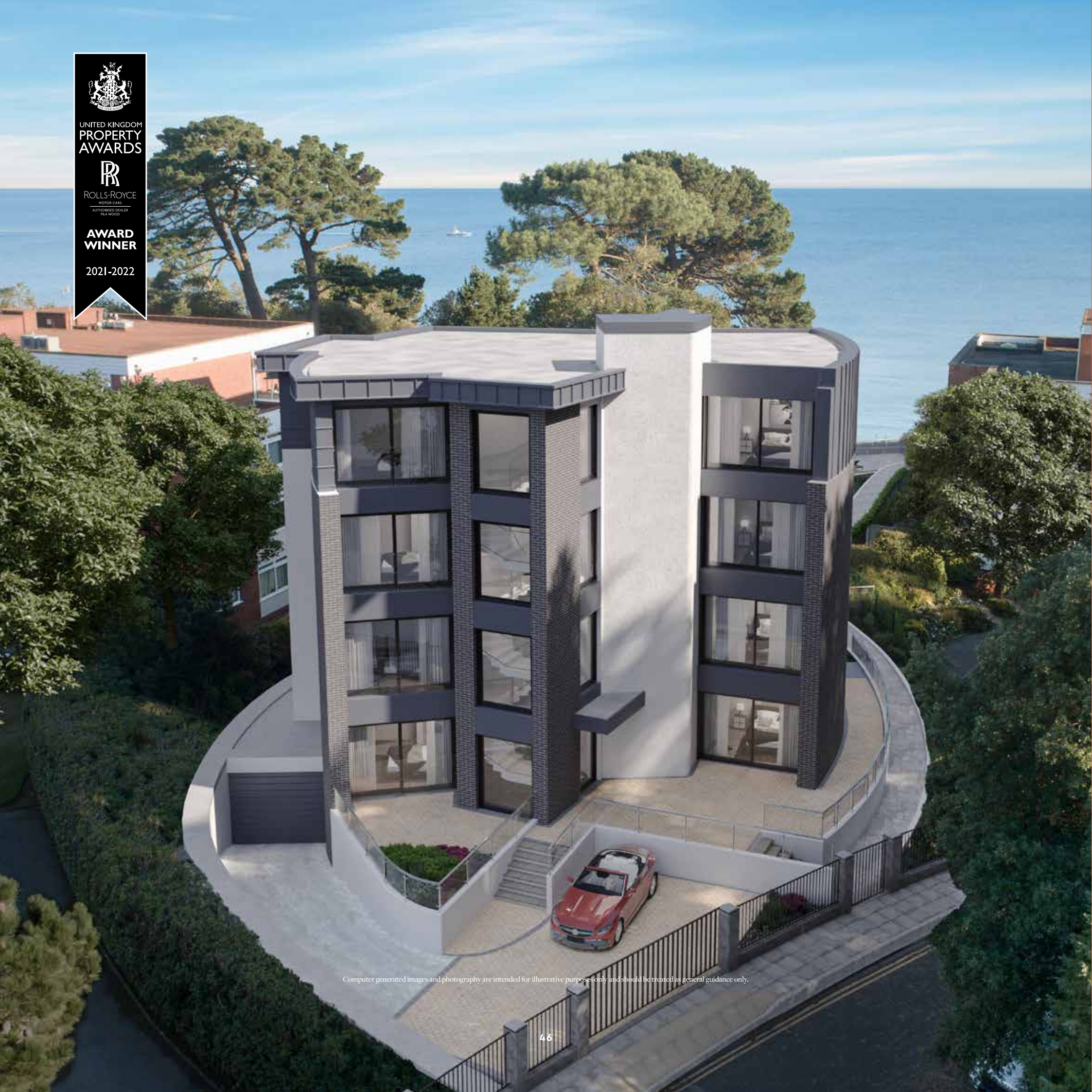
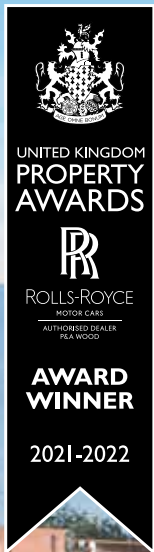
- Satino exquisite carpets
- Inset rugs throughout
- Amtico signature flooring tiles
- Electric, flame effect, feature fireplace
- Integrated Sky Q access
- Up to 100mb ultrafast broadband

Optional Extras

- Sonos integrated ceiling speakers
- Lightwave intelligent lighting system
- Concealed bathroom television

The property and development specifications, particulars, descriptions, artists' impressions, photographs, floor plans, configurations, layouts, maps and any other details are for general guidance only and are subject to change without notice.





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# The creators

FOR THE PAST 35 YEARS FORTITUDO IS THE NAME THAT HAS BEEN AT THE FOREFRONT OF DEVELOPMENT. PRIDING OURSELVES IN UPHOLDING PASSION AND PROFESSIONALISM IN EACH AND EVERY PROJECT, WE ARE MORE THAN PROPERTY CREATORS.

We are consultants, designers, planners, highly skilled in property law, planning and development. Each of our projects goes above and beyond to break the boundaries of design with clever, innovative solutions. We create buildings that will last generations. We create homes of dreams, all individually bespoke and meticulously crafted to suit your every need.

Our company are the pioneers of development; the gatekeepers for future homeowners and the upholders of the community.

fortitudo







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