

THE
ARCHITECTS'
SERIES

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A CULTURAL LANDMARK

Cameras have panned Television Centre's facade for over 50 years, broadcasting the iconic atomic dots of Studio 1 into homes across the country. This magnificent historic estate has been reborn as West London's new centre of gravity, a cultural hub and, for the first time in its history, a development of contemporary homes. Above all, Television Centre is more than a place for living, it is a place for life.

Residents of the Architects' Series enjoy rooftop apartments with superior views either of the courtyard's famous Helios statue, the private courtyard garden or the historic Hammersmith Park.



HISTORY IN THE MAKING

At its launch, BBC Director Gerald Beadle described Television Centre as “the largest, best equipped and most carefully planned factory of its kind in the world.”

The original circular block was designed with 400 offices for 3,000 people, dressing rooms for 600 artists, 7 studios, wardrobe for 16,000 items, laundry, hair salon, make-up and wig-making departments, script and music libraries, band practice room, and a telephone exchange.



Her Majesty the Queen visited Television Centre on the 25th anniversary of the BBC, seen here standing beneath the colonnade at the entrance to the Helios.

Many famous broadcasters had offices in the Helios, including Sir David Attenborough who was controller of BBC2 in the mid-1960s.





A SENSE OF WELLBEING

At Television Centre, residents benefit from an holistic approach to comfort and wellness. It starts as you enter the feature lobby, where you are greeted day and night by a welcoming concierge service. Feel like a workout? Descend to the Soho House-operated gym with its 17m swimming pool, followed by an invigorating trip to the steam room or sauna. Take to the treadmills or the many surrounding public and private green spaces, and enjoy views of the private courtyard garden from the comfortable residents' lounge, complete with private screening room.







Beneath the Helios statue sits an imposing gymnasium run by Soho House. Facilities include a 17-metre swimming pool, hammam with steam room and sauna, and studios for cardio, boxing and yoga off the main gym floor, plus a healthy juice bar, personal training, and kit wash service.

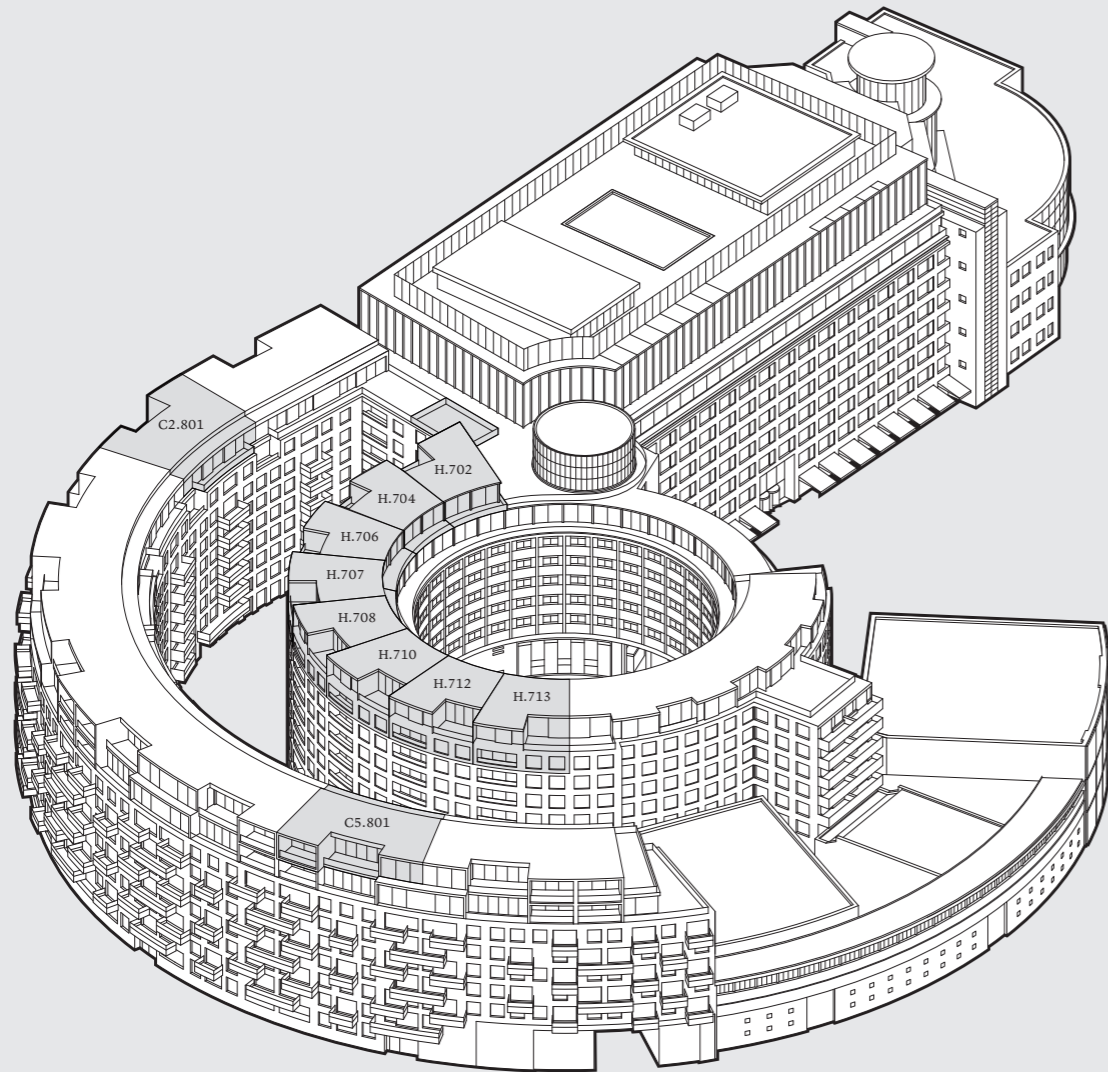






Television Centre

APARTMENT FINDER



APARTMENT	ARCHITECT	LAYOUT	BEDROOMS	SQ_FT	SQ_M
● C2.801	AHMM	Lateral	3	2,267	210.6
● C5.801	AHMM	Lateral	3	2,271	211
● H.704	AHMM	Duplex	3	2,267	210.6
● H.706	AHMM	Duplex	3	2,271	211
● H.712	AHMM	Duplex	3	2,281	211.9
● H.713	Coffey Architects	Duplex	2	1,958	181.9
● H.702	Haptic	Duplex	3	2,374	220.6
● H.707	Haptic	Duplex	3	2,241	208.2
● H.708	Haptic	Duplex	3	2,250	209.1
● H.710	Piercy&Company	Duplex	3	2,215	205.8

Please note: apartment availability at time of publication.

AHMM

These contemporary apartments place a solid sculptural kitchen at the centre of the home – perfect for entertaining indoors or out on the terrace. The confident material palette is accentuated by the ample natural light throughout the space.



Paul Monaghan, Director,
Susie le Good, Associate Director



The clever design by AHMM of this three-bedroom apartment allows for excellent flexibility, with a dual-aspect open plan living and dining space ideal for entertaining and flexible to different layouts.

The apartment features a separate lateral kitchen with a feature breakfast bar that looks out to a large rooftop terrace.













Apartment C2.801

3 bedroom

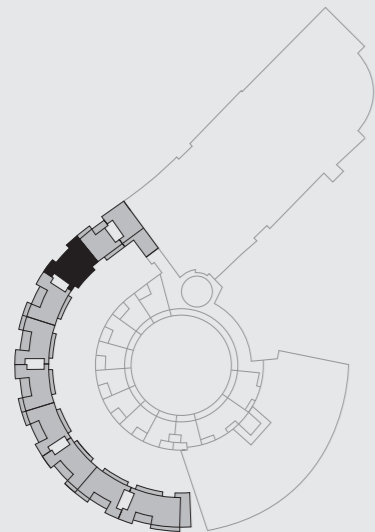
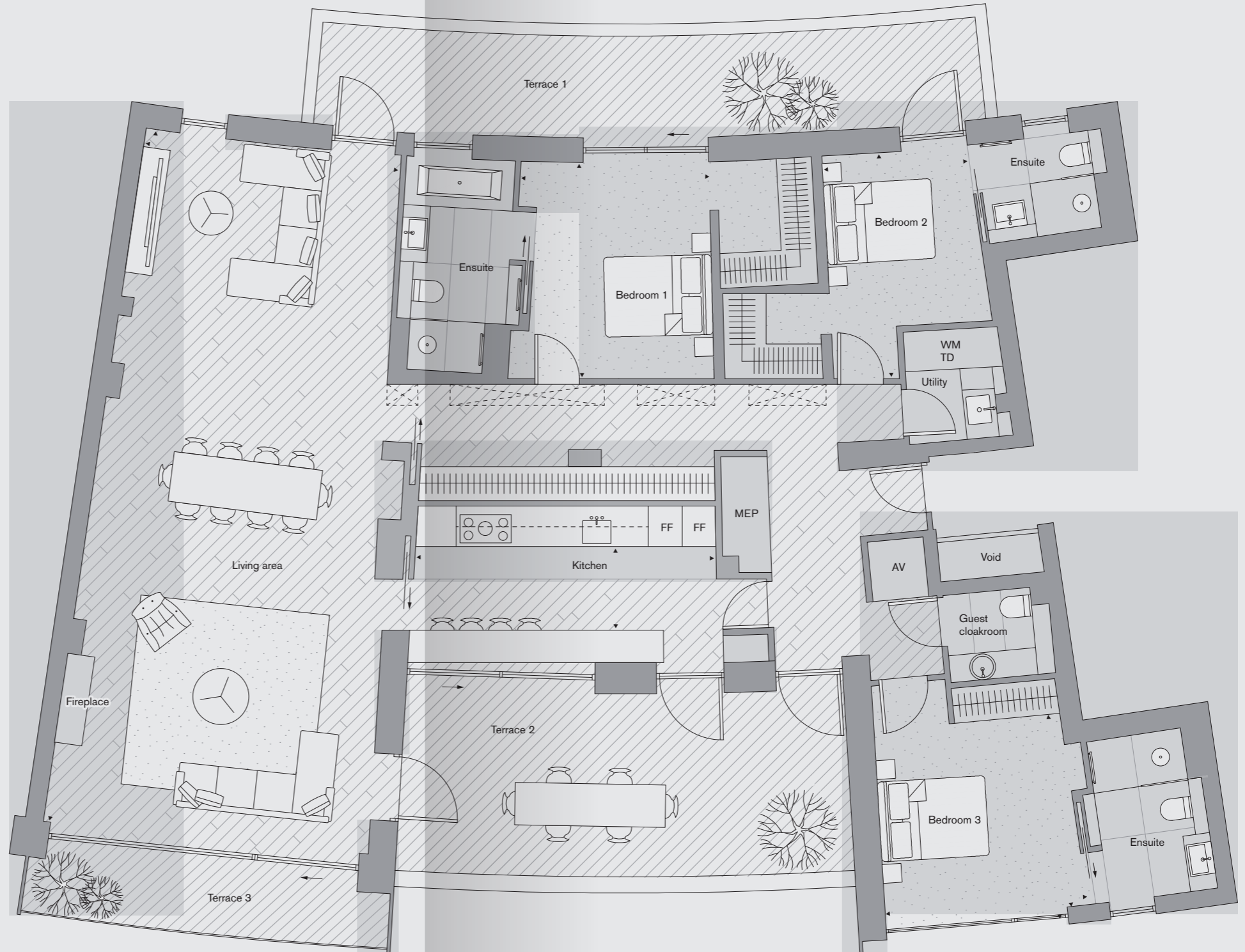
Eighth floor

Net saleable area	sq m	sq ft
Total	203.3	2,188
Ceiling height	m	
Max/Min	2.91/2.6	
Room dimensions	m	ft
Living area	4.9 × 13.0	16' 1" × 42' 8"
Kitchen	5.6 × 1.6	18' 4" × 5' 3"
Bedroom 1	3.5 × 4.0	11' 6" × 13' 1"
Bedroom 2	3.8 × 3.6	12' 6" × 11' 10"
Bedroom 3	2.8 × 4.2	9' 2" × 3' 9"
Outdoor space	sq m	sq ft
Terrace 1	23.1	249
Terrace 2	30.2	325
Terrace 3	9.3	100

Please note: net saleable areas are measured as built whereas room and outdoor space dimensions are approximate and for guidance only.

- AV Audio Visual
- FF Fridge Freezer
- MEP Mechanical, Electrical, Plumbing
- TD Tumble Dryer
- WM Washing Machine

 Skylight



AHMM

Apartment C5.801

3 bedroom

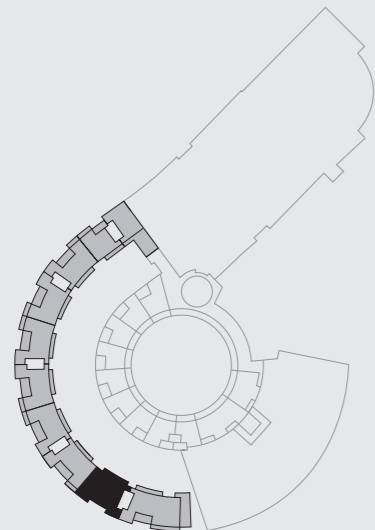
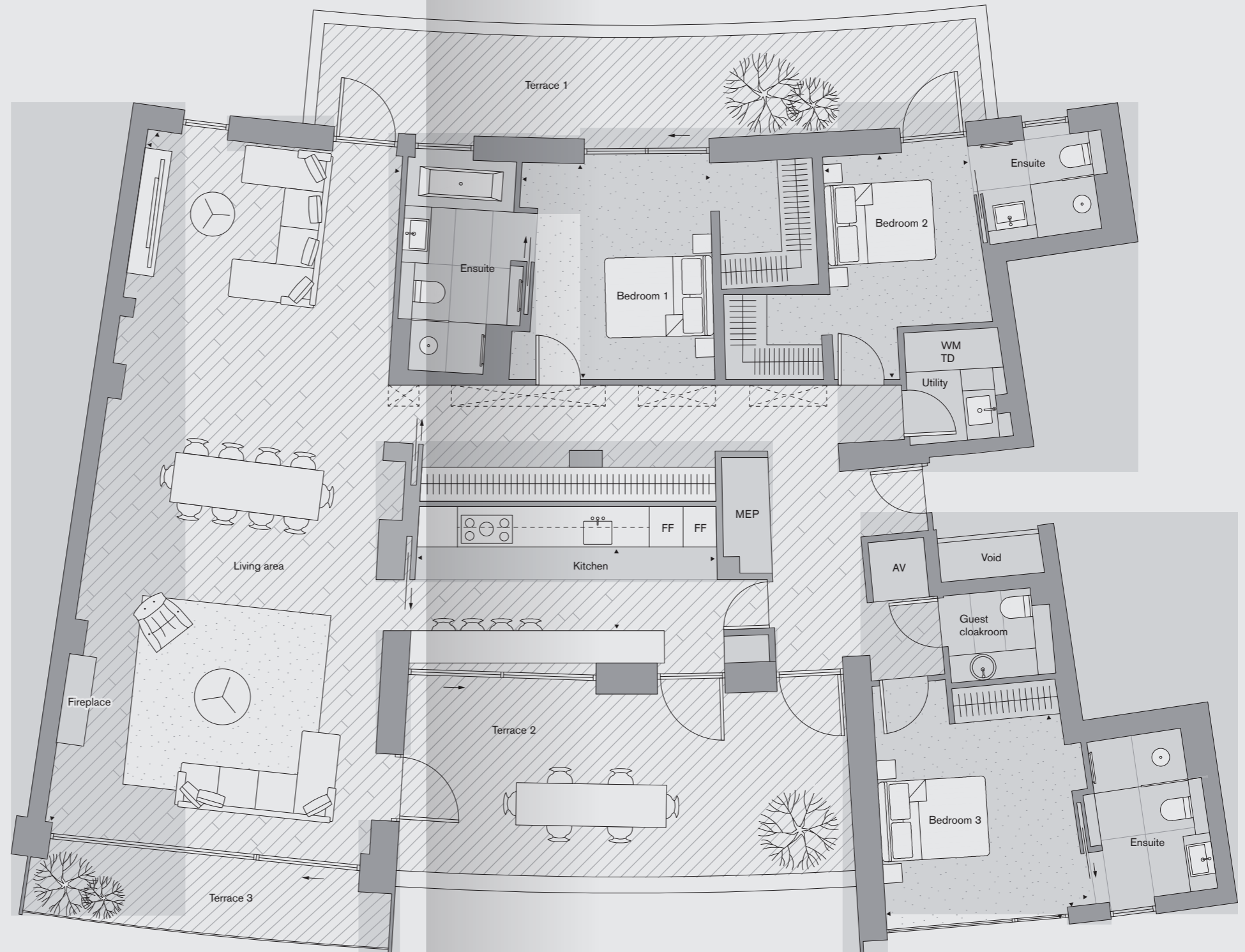
Eighth floor

Net saleable area	sq m	sq ft
Total	202.8	2,237
Ceiling height	m	
Max/Min	2.91/2.6	
Room dimensions	m	ft
Living area	4.9 × 13.0	16' 1" × 42' 8"
Kitchen	5.6 × 1.6	18' 4" × 5' 3"
Bedroom 1	3.5 × 4.0	11' 6" × 13' 1"
Bedroom 2	3.8 × 3.6	12' 6" × 11' 10"
Bedroom 3	2.8 × 4.2	9' 2" × 3' 9"
Outdoor space	sq m	sq ft
Terrace 1	23.1	249
Terrace 2	30.2	325
Terrace 3	9.3	100

Please note: net saleable areas are measured as built whereas room and outdoor space dimensions are approximate and for guidance only.

- AV Audio Visual
- FF Fridge Freezer
- MEP Mechanical, Electrical, Plumbing
- TD Tumble Dryer
- WM Washing Machine

 Skylight





For many homes, the kitchen is the central hub of activity and in AHMM's residences at Television Centre, it is the heart of the home. Common space radiates outwards into the living and dining areas and beyond to the spacious private terrace, perfect for entertaining and alfresco dining.

In the Helios duplex apartments, the bedrooms curve along the lower floor's outer edge looking out over the peaceful private gardens, off an entrance hallway with timber lined staircase lit from a skylight above.









AHMM

Apartment H.704


3 bedroom duplex

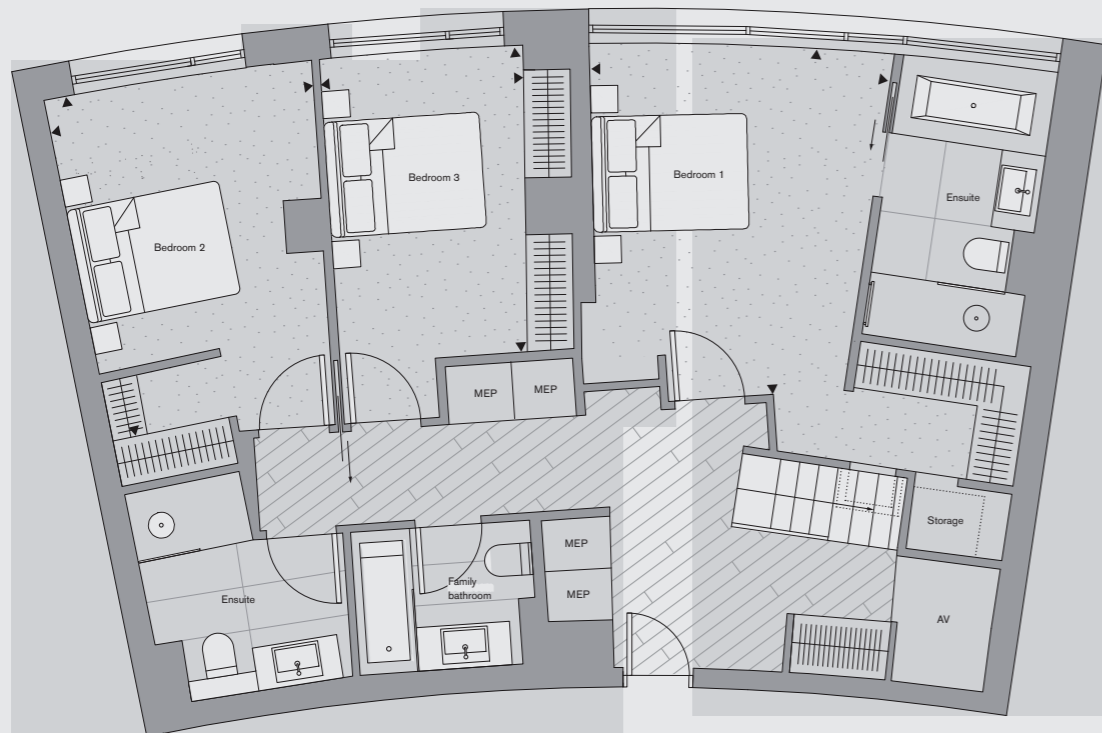
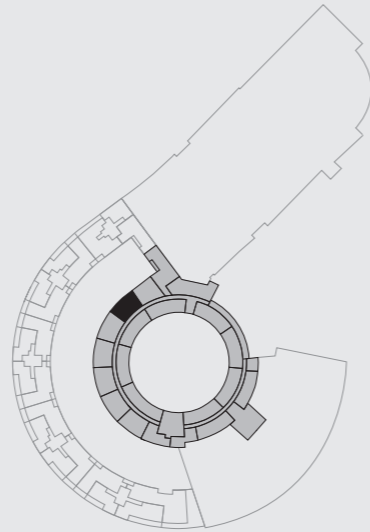
Net saleable area	sq m	sq ft
Total	211.6	2,278

Ceiling height	m
Max/Min	2.9/2.4

Please note: net saleable areas are measured as built whereas room and outdoor space dimensions are approximate and for guidance only.

- AV Audio Visual
- FF Fridge Freezer
- MEP Mechanical, Electrical, Plumbing
- TD Tumble Dryer
- WM Washing Machine

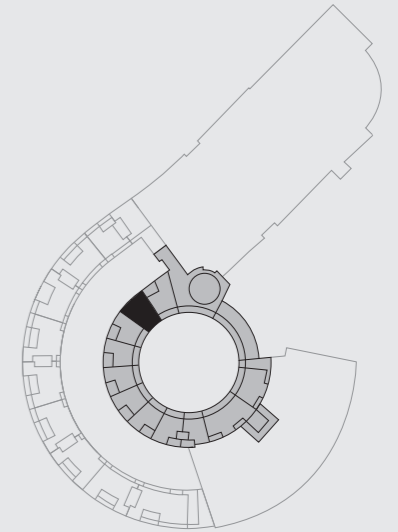
 Skylight



Seventh floor

Net saleable area	sq m	sq ft
	96.9	1,043

Room dimensions	m	ft
Bedroom 1	3.7 × 4.4	12' 2" × 14' 5"
Bedroom 2	3.5 × 4.4	11' 6" × 14' 5"
Bedroom 3	2.6 × 3.9	8' 6" × 12' 10"

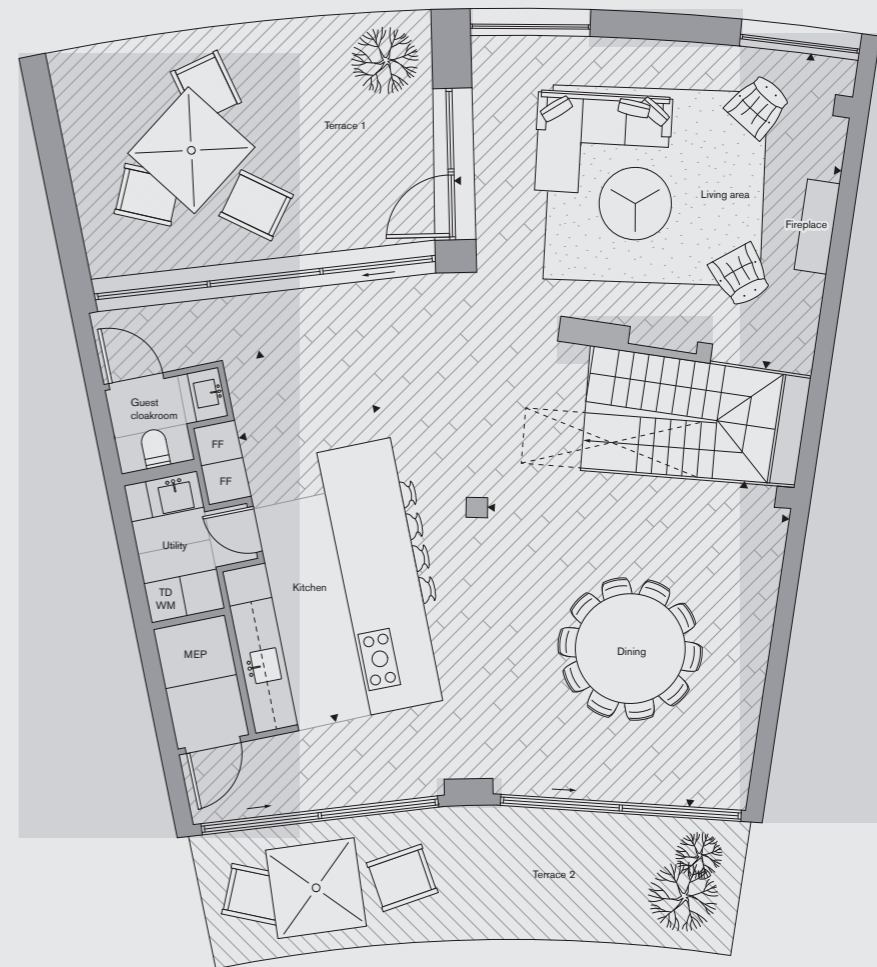


Eighth floor

Net saleable area	sq m	sq ft
	114.7	1,235

Room dimensions	m	ft
Living area	6.4 × 5.2	21' 0" × 17' 1"
Kitchen	6.2 × 2.2	20' 4" × 7' 3"
Dining	4.3 × 5.3	14' 1" × 17' 5"

Outdoor space	sq m	sq ft
Terrace 1	25.4	273
Terrace 2	19.3	208



AHMM


Apartment H.706

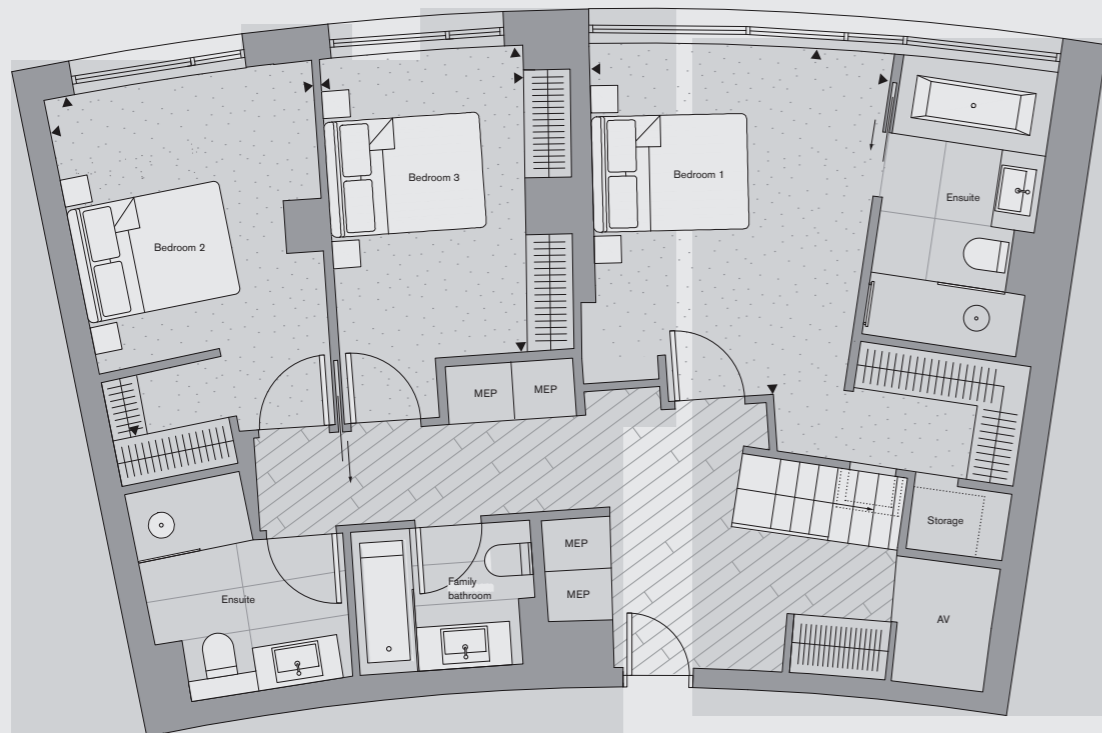
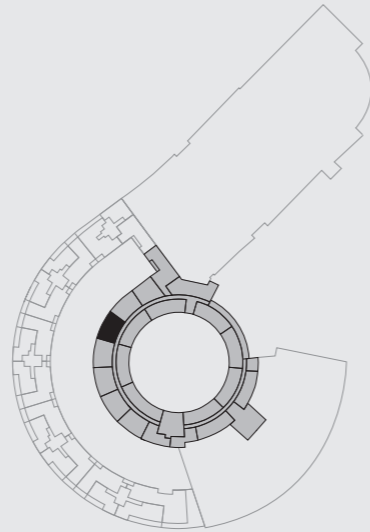
3 bedroom duplex

Net saleable area	sq m	sq ft
Total	212.1	2,283
Ceiling height	m	
Max/Min	2.9/2.4	

Please note: net saleable areas are measured as built whereas room and outdoor space dimensions are approximate and for guidance only.

- AV Audio Visual
- FF Fridge Freezer
- MEP Mechanical, Electrical, Plumbing
- TD Tumble Dryer
- WM Washing Machine

 Skylight

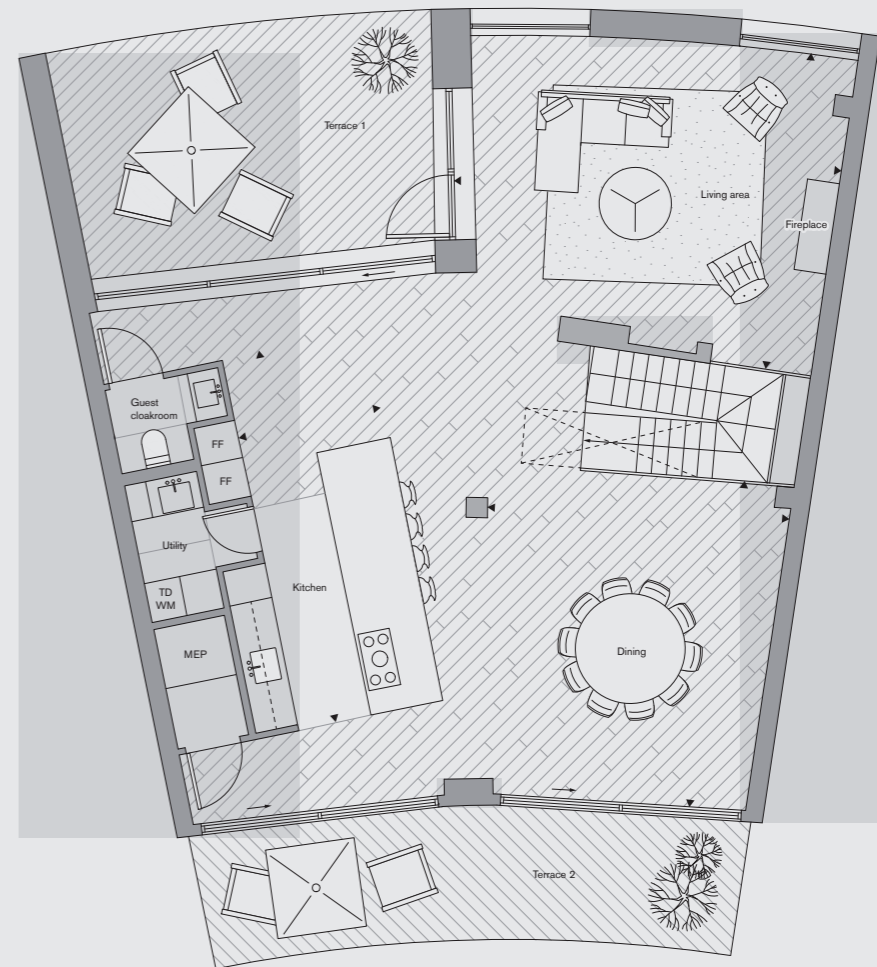
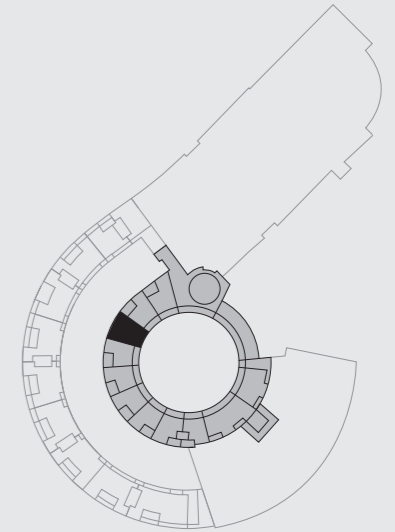


Seventh floor

Net saleable area	sq m	sq ft
	97.1	1,045
Room dimensions	m	ft
Bedroom 1	3.8 × 4.4	12' 2" × 14' 5"
Bedroom 2	3.4 × 4.4	11' 2" × 14' 5"
Bedroom 3	2.8 × 3.9	9' 2" × 12' 10"

Eighth floor

Net saleable area	sq m	sq ft
	115.0	1,238
Room dimensions	m	ft
Living area	6.4 × 5.2	21' 0" × 17' 1"
Kitchen	6.2 × 2.2	20' 4" × 7' 3"
Dining	4.2 × 5.3	13' 9" × 17' 5"
Outdoor space	sq m	sq ft
Terrace 1	25.4	273
Terrace 2	19.2	207



AHMM

Apartment H.712


3 bedroom duplex

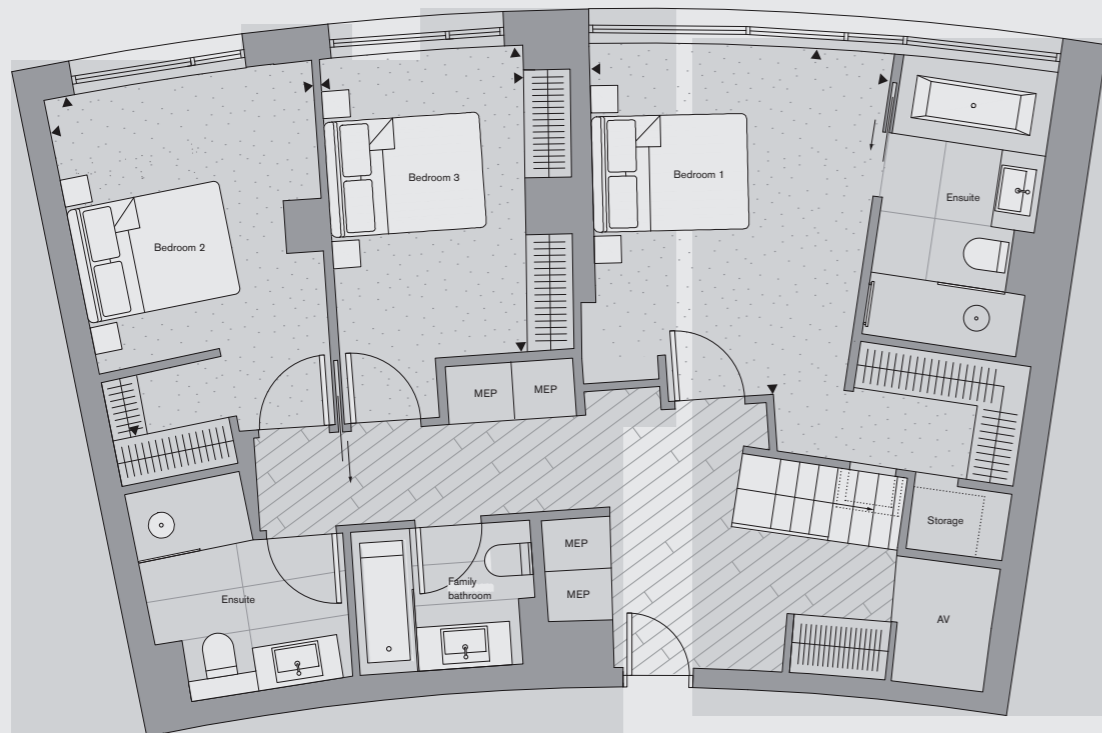
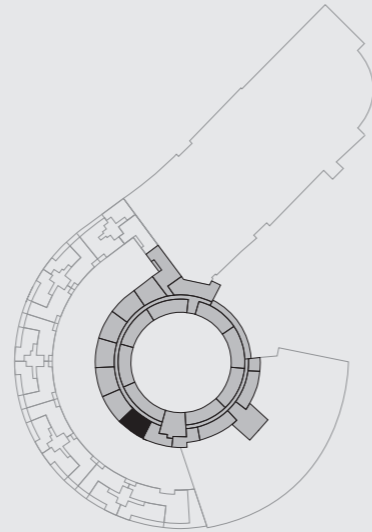
Net saleable area	sq m	sq ft
Total	209.7	2,257

Ceiling height	m
Max/Min	2.9/2.4

Please note: net saleable areas are measured as built whereas room and outdoor space dimensions are approximate and for guidance only.

- AV Audio Visual
- FF Fridge Freezer
- MEP Mechanical, Electrical, Plumbing
- TD Tumble Dryer
- WM Washing Machine

 Skylight



Seventh floor

Net saleable area	sq m	sq ft
	94.9	1,021

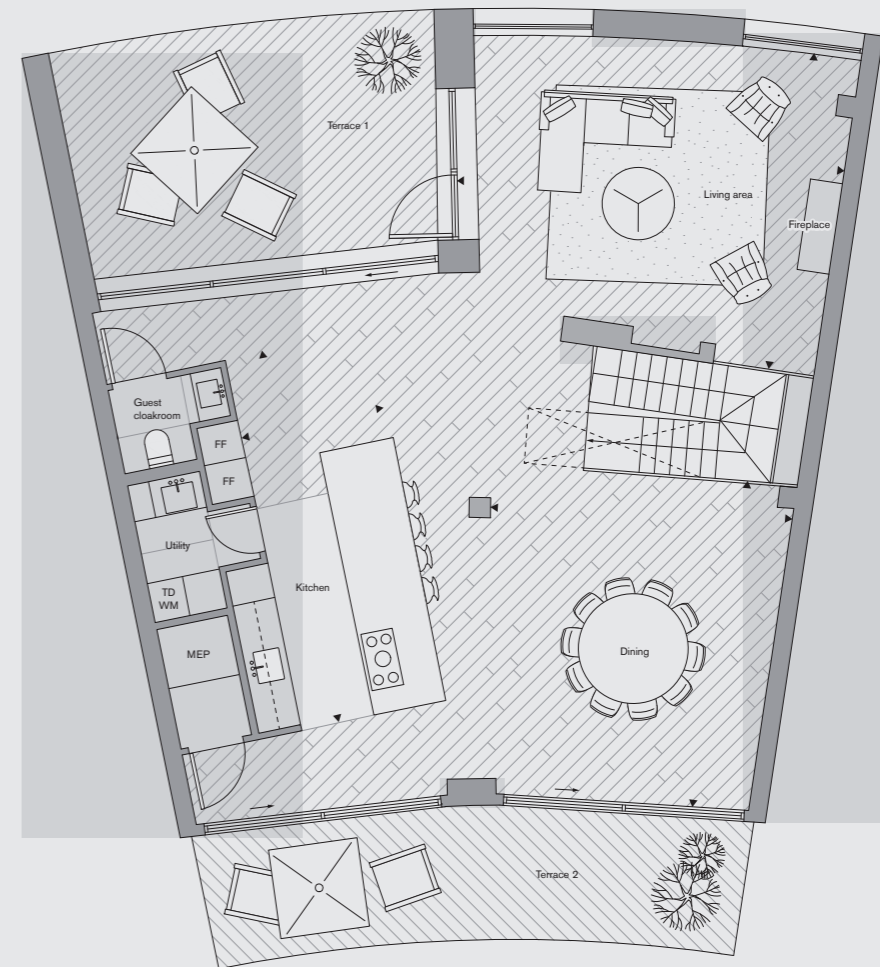
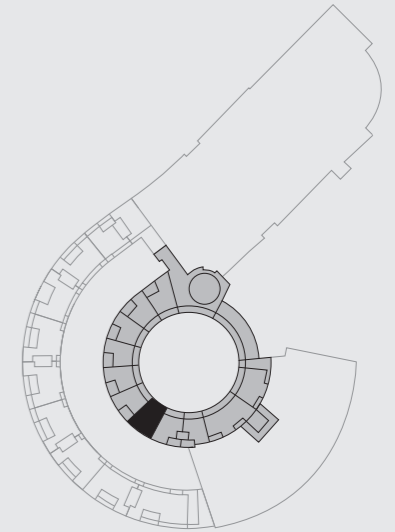
Room dimensions	m	ft
Bedroom 1	3.8 × 4.4	12' 6" × 14' 5"
Bedroom 2	3.5 × 4.4	11' 6" × 14' 5"
Bedroom 3	2.8 × 3.9	9' 2" × 12' 10"

Eighth floor

Net saleable area	sq m	sq ft
	114.8	1,236

Room dimensions	m	ft
Living area	6.4 × 5.2	21' 0" × 17' 1"
Kitchen	2.1 × 6.2	6' 11" × 20' 4"
Dining	4.4 × 4.8	14' 5" × 15' 9"

Outdoor space	sq m	sq ft
Terrace 1	24.9	268
Terrace 2	19.2	207



COFFEY

Phil Coffey's apartments are playful in their treatment of natural light. Concentric circles of light that emanate from the Helios statue at the centre of the development are brought to life by brass rings set into the flooring, which follow the arc of the building and the plan of the apartment.



Phil Coffey, Director



The layout of Coffey's space plan is dictated by the movement of the sun. The smaller terrace is positioned for morning coffee, while the living area and adjoining terrace face south to bask in the sunshine. A central staircase bissects the upper floor with a laser-cut screen that frames the kitchen area.

Marble, terrazzo: fresh shades of white in high-quality materials achieve a feeling of heavenly lightness. Brushed brass accents mimic the sun, adding depth to the interiors' intrigue.













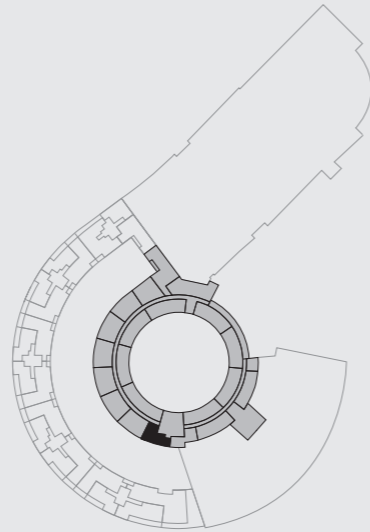
Apartment H.713

2 bedroom duplex

Net saleable area	sq m	sq ft
Total	183.3	1,973
Ceiling height	m	
Max/Min	2.9/2.4	

Please note: net saleable areas are measured as built whereas room and outdoor space dimensions are approximate and for guidance only.

- AV Audio Visual
- FF Fridge Freezer
- MEP Mechanical, Electrical, Plumbing
- TD Tumble Dryer
- WM Washing Machine

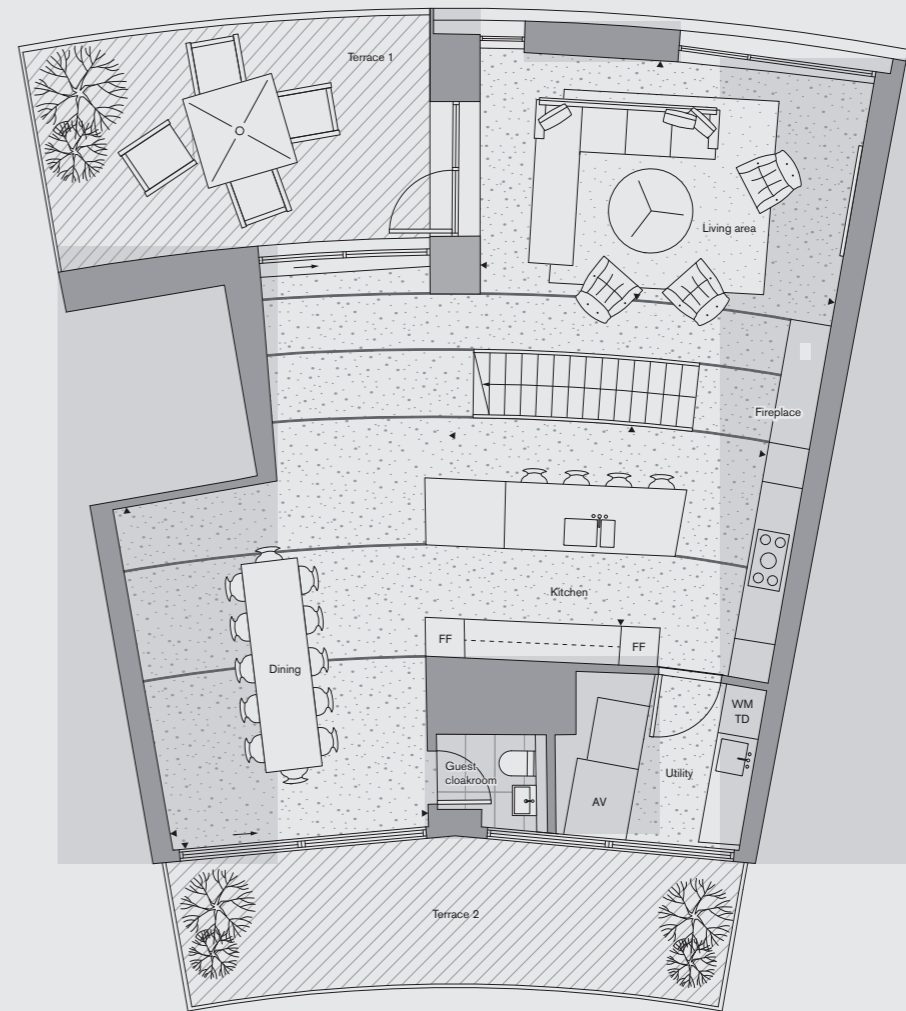
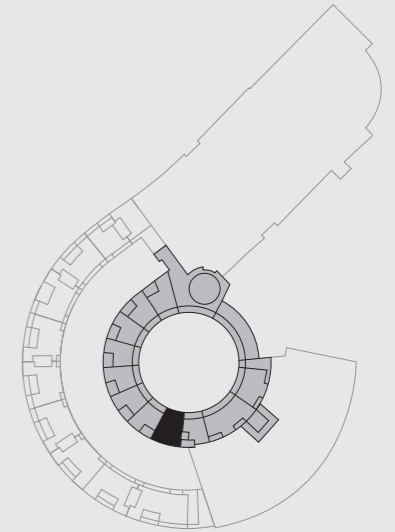


Seventh floor

Net saleable area	sq m	sq ft
	77.3	832
Room dimensions	m	ft
Bedroom 1	3.0 × 4.2	9' 10" × 13' 9"
Bedroom 2	3.8 × 3.0	12' 6" × 9' 10"

Eighth floor

Net saleable area	sq m	sq ft
	106.0	1,141
Room dimensions	m	ft
Living area	5.7 × 3.9	18' 8" × 12' 10"
Kitchen	5.0 × 3.2	16' 5" × 10' 6"
Dining	4.1 × 5.5	13' 5" × 18' 1"
Outdoor space	sq m	sq ft
Terrace 1	22.1	238
Terrace 2	20.0	215



HAPTIC

An aesthetic inspired by Haptic's Scandinavian roots permeates these apartments. Textured timber, polished concrete and cool steel inform the understated palette. The layout is rational, yet clever: all functional elements are concentrated within a concrete utility cube at the centre of the plan, around which the living spaces are organised.

Scott Grady, Co-founder
Tomas Stokke, Co-founder





Rationality is key: the functional elements in Haptic's apartments are contained within the 'utility cube,' from which the living spaces radiate outward. With the utilities neatly tucked away, the living spaces are clean and functional.

Haptic's design theme for these apartments, 'warm contemporary', is expressed through the balanced material palette: light textured concretes and light oaks are set against strong metal elements like the open staircase frame and the wrap-around granite kitchen worktop.













Haptic Apartment H.702

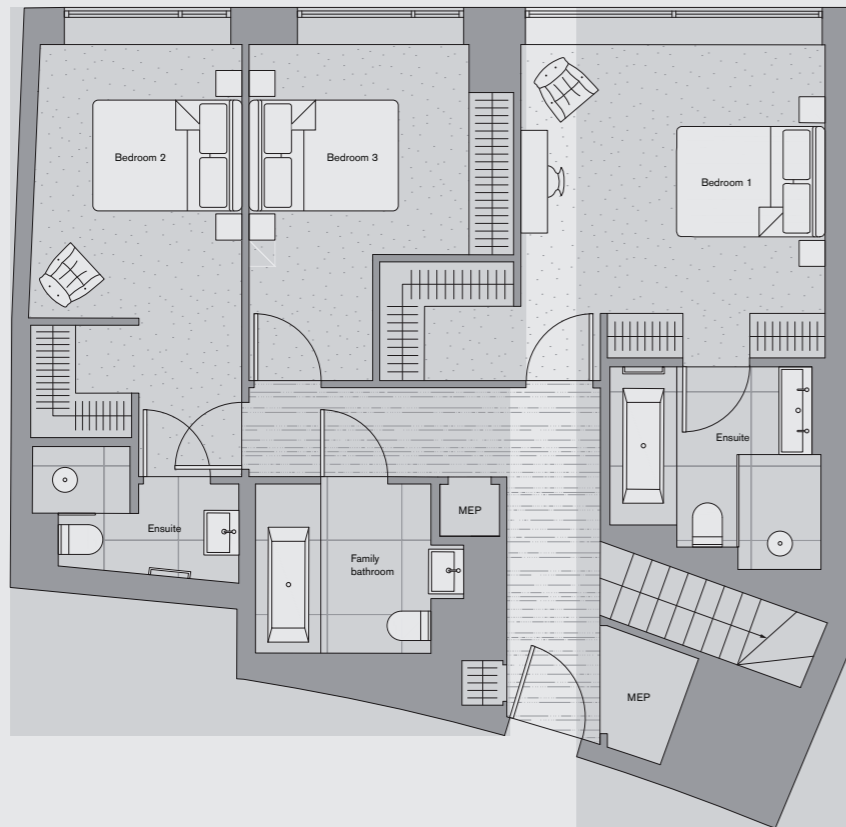
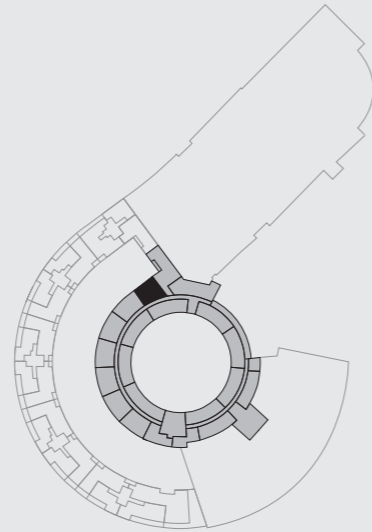
3 bedroom duplex

Net saleable area	sq m	sq ft
Total	218.7	2,355
Ceiling height	m	
Max/Min	2.9/2.4	

Please note: net saleable areas are measured as built whereas room and outdoor space dimensions are approximate and for guidance only.

- AV Audio Visual
- FF Fridge Freezer
- MEP Mechanical, Electrical, Plumbing
- TD Tumble Dryer
- WM Washing Machine

 Skylight

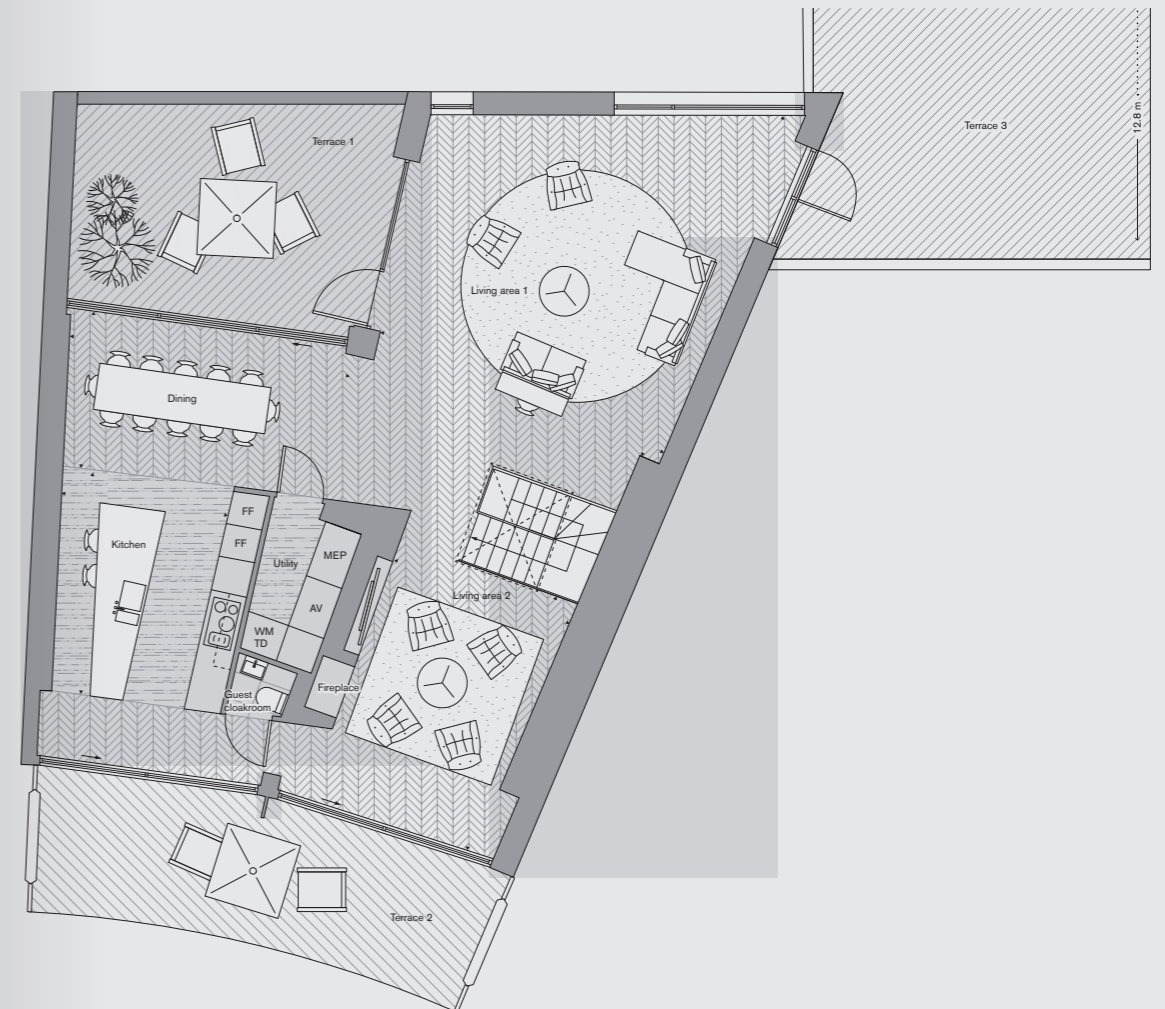
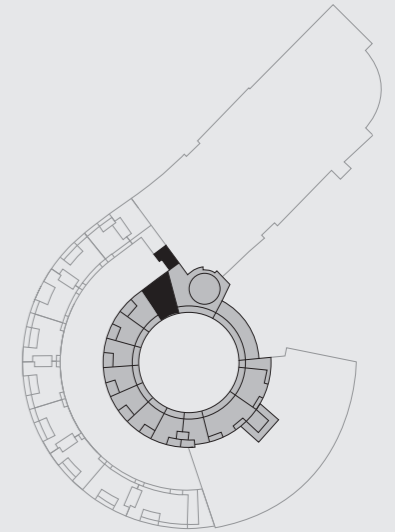


Seventh floor

Net saleable area	sq m	sq ft
	92.3	994
Room dimensions	m	ft
Bedroom 1	4.2 × 4.0	13' 9" × 13' 1"
Bedroom 2	3.0 × 4.5	9' 10" × 14' 9"
Bedroom 3	2.7 × 3.3	8' 10" × 10' 10"

Eighth floor

Net saleable area	sq m	sq ft
	126.4	1,361
Room dimensions	m	ft
Living area 1	5.9 × 7.3	19' 4" × 23' 11"
Living area 2	3.8 × 5.0	12' 6" × 16' 5"
Kitchen	3.3 × 4.4	10' 10" × 14' 5"
Dining	5.4 × 2.9	17' 9" × 9' 6"
Outdoor space	sq m	sq ft
Terrace 1	25.3	272
Terrace 2	21.9	236
Terrace 3	84.8	913



Haptic

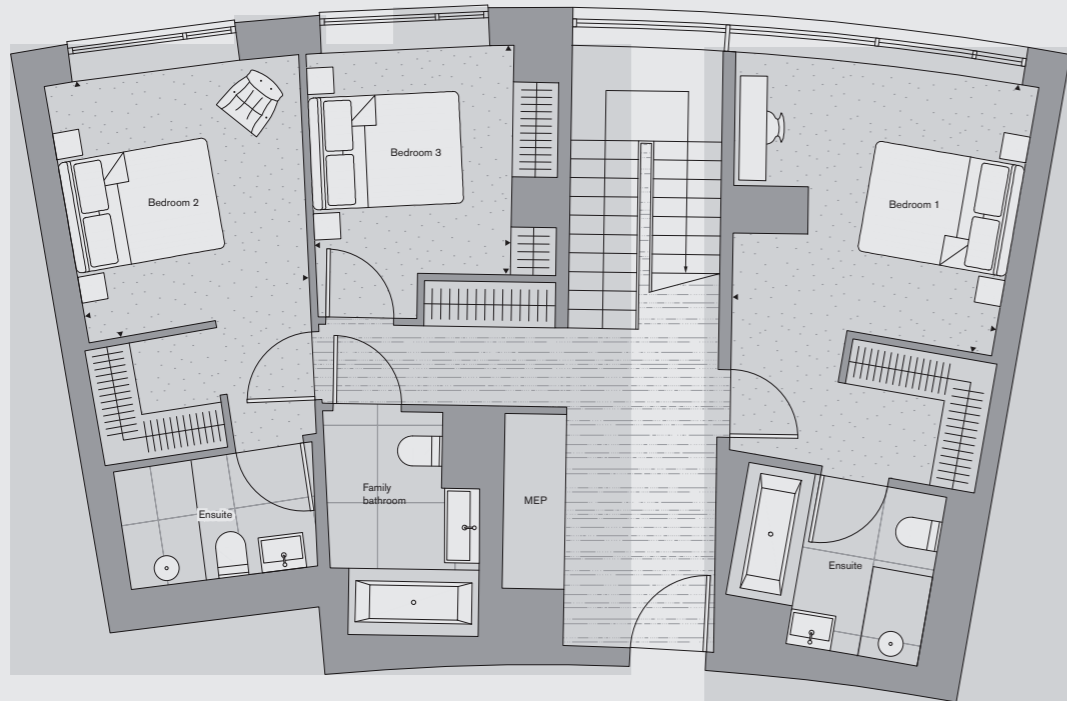
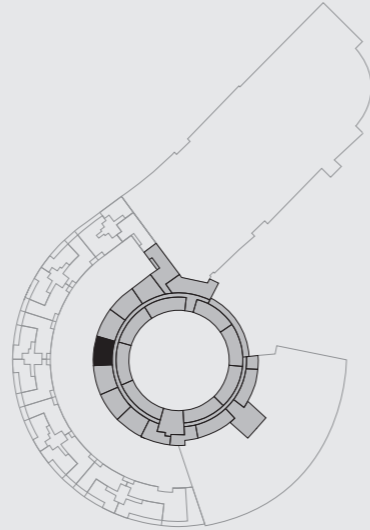
Apartment H.707

3 bedroom duplex

Net saleable area	sq m	sq ft
Total	209.1	2,251
Ceiling height	m	
Max/Min	2.9/2.4	

Please note: net saleable areas are measured as built whereas room and outdoor space dimensions are approximate and for guidance only.

- AV Audio Visual
- FF Fridge Freezer
- MEP Mechanical, Electrical, Plumbing
- TD Tumble Dryer
- WM Washing Machine

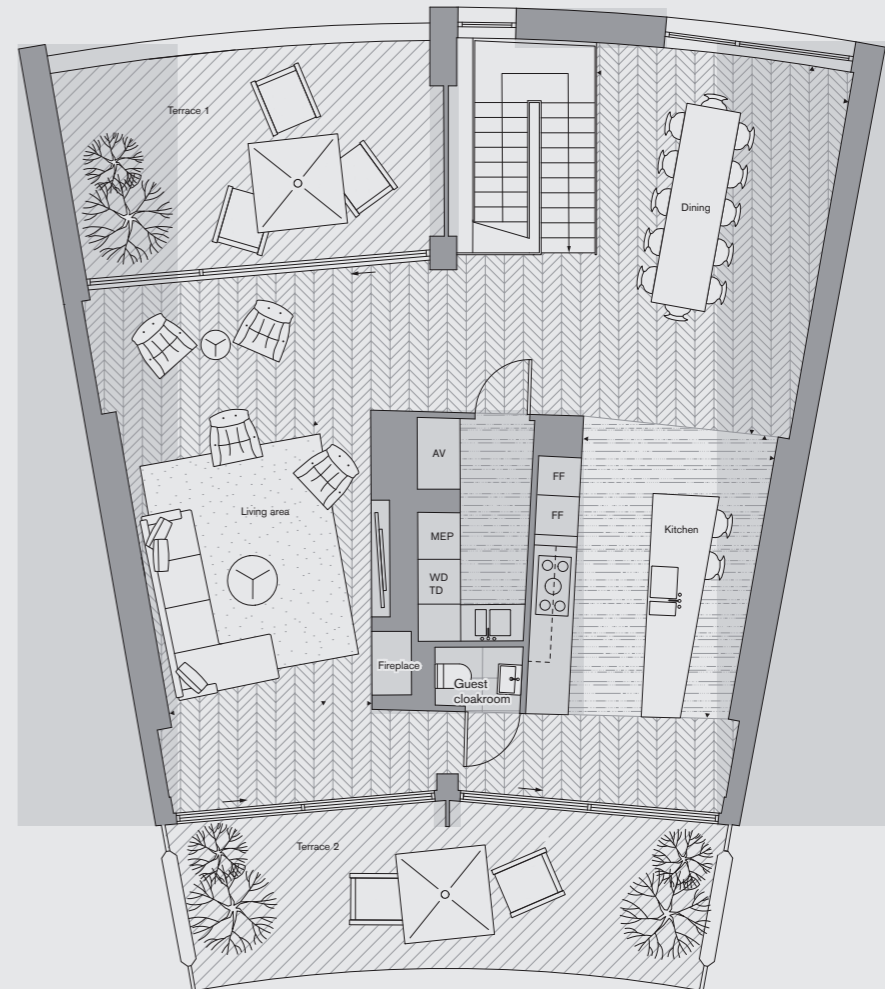
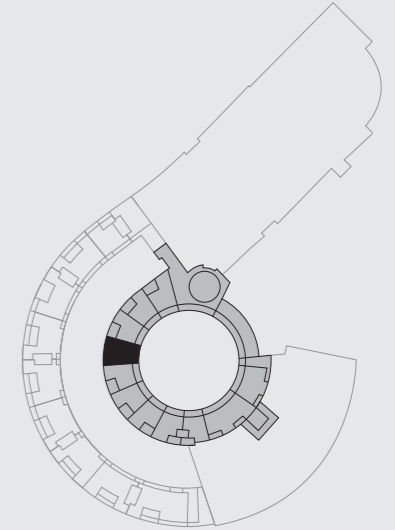


Seventh floor

Net saleable area	sq m	sq ft
	94.0	1,012
Room dimensions	m	ft
Bedroom 1	3.6 × 3.6	11' 10" × 11' 10"
Bedroom 2	3.0 × 2.7	9' 10" × 8' 10"
Bedroom 3	3.5 × 3.1	11' 6" × 10' 2"

Eighth floor

Net saleable area	sq m	sq ft
	115.1	1,239
Room dimensions	m	ft
Living area 1	4.7 × 4.5	15' 5" × 14' 9"
Kitchen	6.2 × 3.2	20' 4" × 10' 6"
Dining	4.7 × 4.3	15' 5" × 14' 1"
Outdoor space	sq m	sq ft
Terrace 1	21.4	230
Terrace 2	21.4	230



Haptic

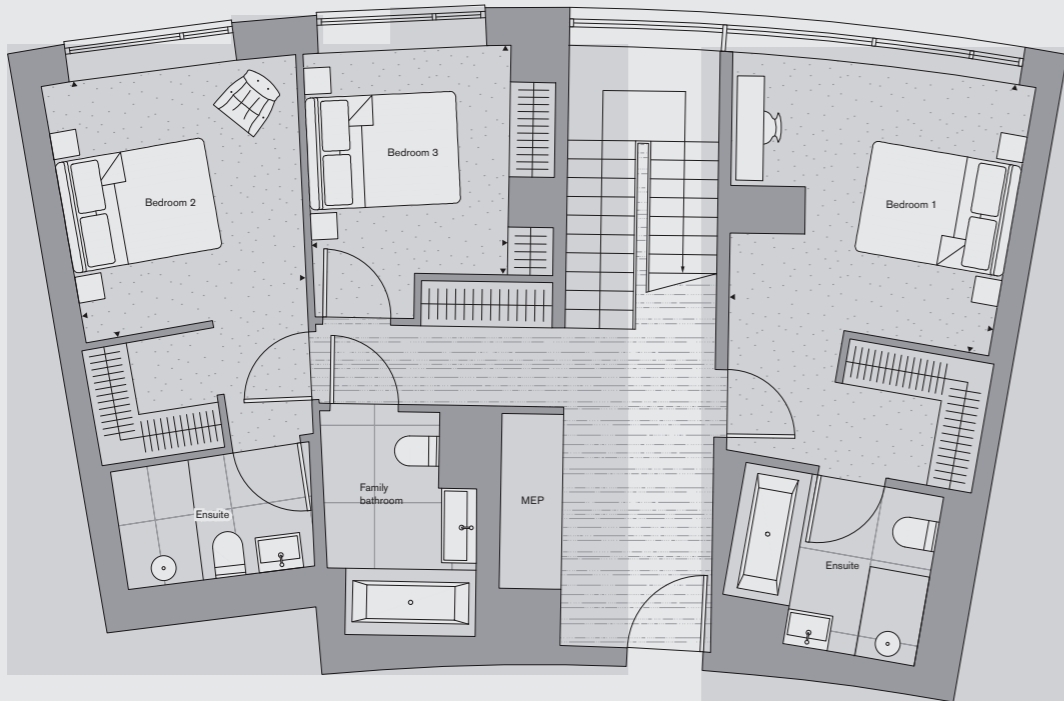
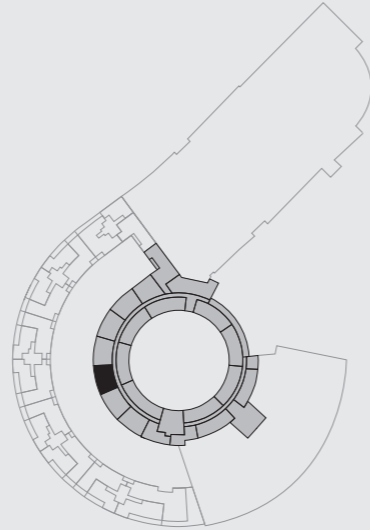
Apartment H.708

3 bedroom duplex

Net saleable area	sq m	sq ft
Total	211.7	2,279
Ceiling height	m	
Max/Min	2.9/2.4	

Please note: net saleable areas are measured as built whereas room and outdoor space dimensions are approximate and for guidance only.

- AV Audio Visual
- FF Fridge Freezer
- MEP Mechanical, Electrical, Plumbing
- TD Tumble Dryer
- WM Washing Machine

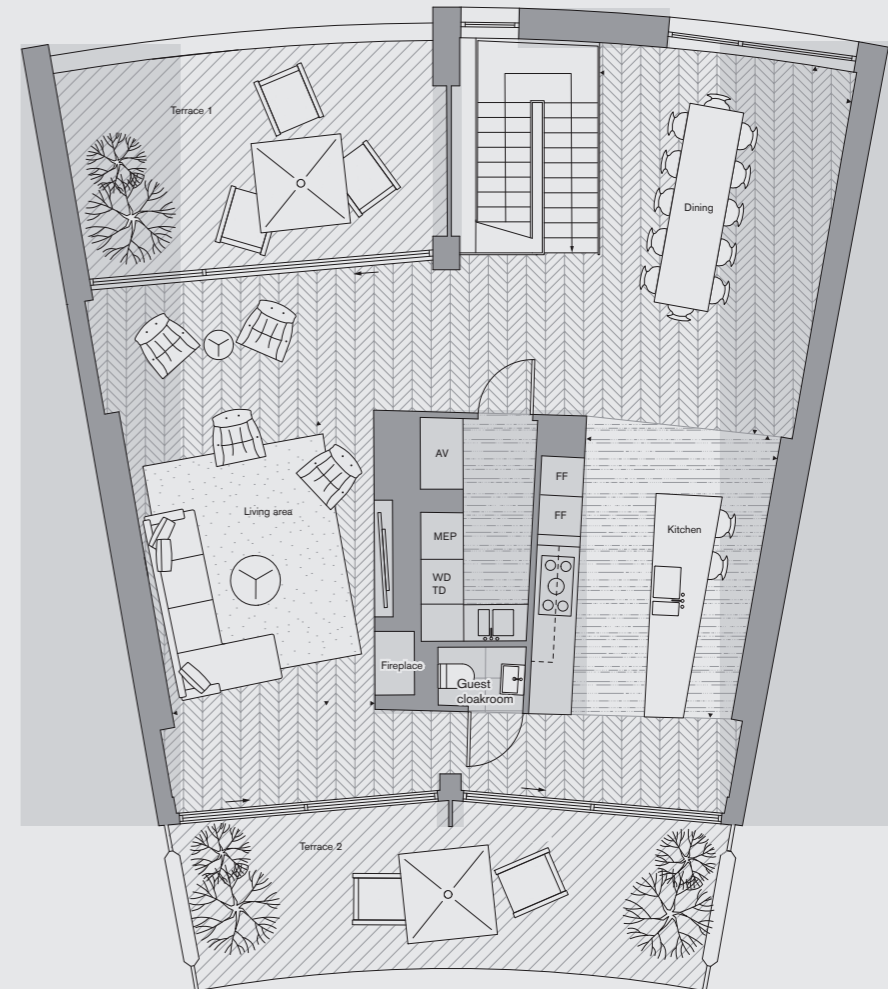
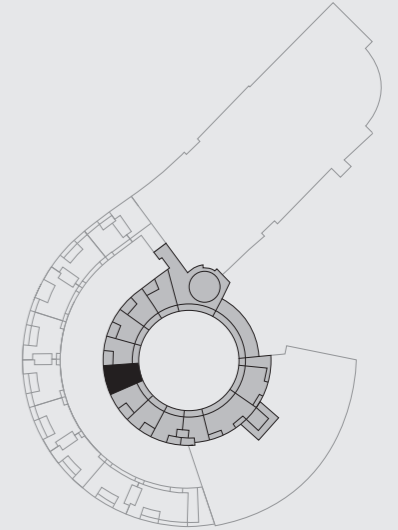


Seventh floor

Net saleable area	sq m	sq ft
	97.0	1,044
Room dimensions	m	ft
Bedroom 1	3.4 × 3.7	11' 2" × 12' 2"
Bedroom 2	3.0 × 2.6	9' 10" × 8' 6"
Bedroom 3	3.5 × 3.1	11' 6" × 10' 2"

Eighth floor

Net saleable area	sq m	sq ft
	114.7	1,235
Room dimensions	m	ft
Living area 1	4.9 × 3.7	16' 1" × 12' 2"
Kitchen	4.8 × 3.2	15' 9" × 10' 6"
Dining	6.1 × 4.4	20' 0" × 14' 5"
Outdoor space	sq m	sq ft
Terrace 1	20.1	216
Terrace 2	21.4	230



PIERCY & CO

Through their inventive use of luxurious materials, Piercy&Company create a sense of cohesion in every space they design. The fluted marble and walnut timber detailing, and the floating staircase with similarly curved treads, echo the shape of the building and are the embodiment of understated British craftsmanship.



Stuart Piercy, Director
David Cawston, Associate Director



Welcome to the seductive world of interior designer Bella Freud and architects Piercy&Company with this warm and characterful ode to the early years of this modernist icon.

The three-bedroom apartment has a range of different and different-feeling spaces, from the principle bedroom suite to the separate cosy snug, to the open-plan living room with fireplace and terraces looking both into the historic Helios Courtyard and Television Centre's private gardens. A celebration of tactility and comfort.











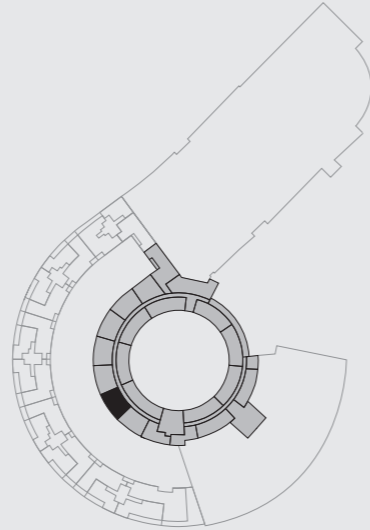
Apartment H.710

3 bedroom duplex

Net saleable area	sq m	sq ft
Total	204.6	2,202
Ceiling height	m	
Max/Min	2.9/2.4	

Please note: net saleable areas are measured as built whereas room and outdoor space dimensions are approximate and for guidance only.

- AV Audio Visual
- FF Fridge Freezer
- MEP Mechanical, Electrical, Plumbing
- TD Tumble Dryer
- WM Washing Machine

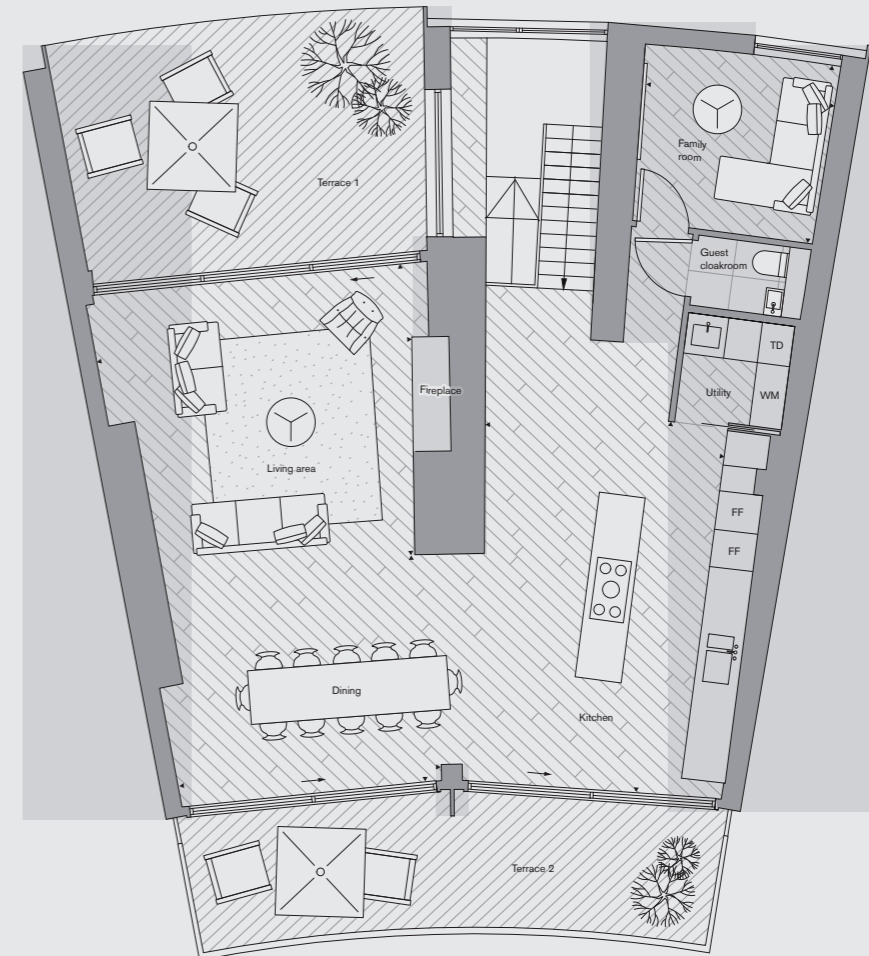
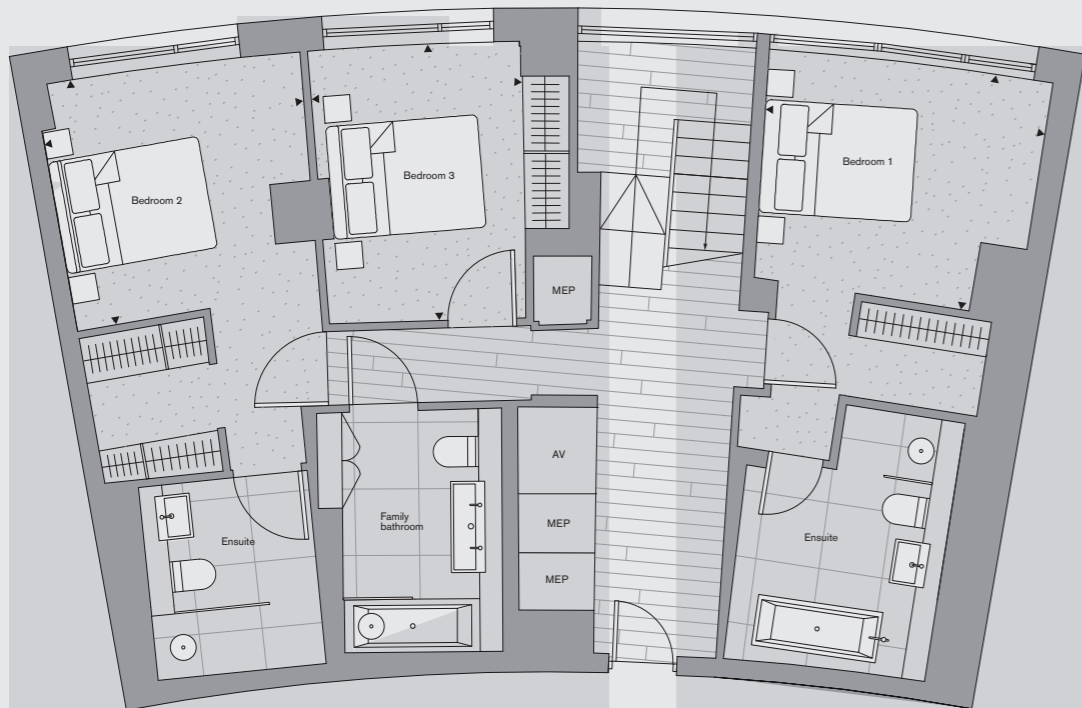
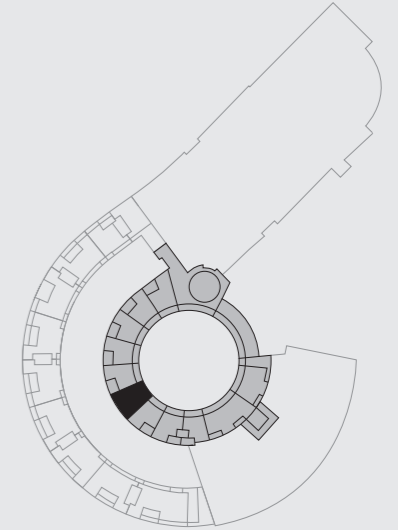


Seventh floor

Net saleable area	sq m	sq ft
	94.7	1,019
Room dimensions	m	ft
Bedroom 1	3.1 × 3.8	10' 2" × 12' 6"
Bedroom 2	3.2 × 3.4	10' 6" × 11' 2"
Bedroom 3	3.6 × 2.8	11' 10" × 9' 2"

Eighth floor

Net saleable area	sq m	sq ft
	109.9	1,183
Room dimensions	m	ft
Living area	4.9 × 5.2	16' 1" × 17' 1"
Family room	3.0 × 3.3	9' 10" × 10' 10"
Kitchen	6.1 × 4.1	20' 0" × 13' 5"
Dining	3.6 × 4.0	11' 10" × 13' 1"
Outdoor space	sq m	sq ft
Terrace 1	25.6	276
Terrace 2	21.2	228





SPECIFICATIONS

SPECIFICATION: AHMM

C2.801, C5.801, H.704, H.706, H.712

KITCHENS

- Molteni C and Dada Hi Line kitchen with matt lacquer finish doors
- Laminam ceramic worktops and glass covered walnut splash-back
- Feature walnut breakfast bar to Crescent apartments
- Under-mounted stainless steel sink and deck-mounted tap
- LED lighting integrated to underside of wall units

INTEGRATED APPLIANCES

- Miele full-height fridge
- Miele full-height freezer
- Miele combination microwave oven
- Miele multifunction oven
- Miele steam oven
- Miele induction hob
- Concealed recirculating extractor hood
- Boiling water tap
- Miele dishwasher (x2 in Helios apartments)
- Miele wine cooler (x2 in Helios apartments)

UTILITY ROOM

- Molteni C and Dada units with matt lacquer finish doors
- Terrazzo worktop and glazed splash-back with under-mounted stainless steel sink and deck-mounted tap
- Miele washing machine
- Miele tumble dryer

MASTER BATHROOMS

- Basaltina lavastone wall tiles to feature walls
- Large-format tiles to other walls
- Large-format porcelain tiled floor
- Brushed brass fittings
- Vanity unit with deck-mounted white basin and shelving
- Wall-mounted mixer tap for basin
- Demisting mirror
- Heated towel rail
- Wall-mounted white ceramic WC with concealed cistern
- Shower enclosure with glazed screen, ceiling-mounted shower head and separate handheld shower
- White steel bath with Corian enclosure, wall-mounted mixer taps and separate handheld shower

GUEST CLOAKROOM

- Porcelain tiled floor
- Back-painted glass feature wall
- Brushed brass fittings
- Deck-mounted basin with mixer tap
- Wall-mounted white WC with concealed cistern
- Fitted mirror

SECONDARY BATHROOMS

- Basaltina lavastone wall tiles to feature walls
- Large-format porcelain tiles to other walls
- Large-format porcelain tiled floor
- Brushed brass fittings
- Vanity unit with deck-mounted white basin and shelving
- Wall-mounted mixer tap
- Demisting mirror
- Heated towel rail
- Wall-mounted white WC with concealed cistern
- Shower enclosure with glazed screen, ceiling-mounted shower head and separate handheld shower; or white steel bath with Corian enclosure, glazed shower screen, wall-mounted mixer taps, handheld shower and ceiling-mounted shower head

FLOORING

- High quality engineered timber to entrance hall, living space and hallways
- Carpet to bedrooms
- Laminam ceramic tiled floor to kitchen and utility rooms

DOORS

- Full-height solid core timber entrance door and panel
- Solid core painted internal doors
- High quality ironmongery

CEILING

- Plasterboard ceilings to all rooms
- Feature skylights (to hallway in Crescent apartments and above staircases in Helios)

WARDROBES

- Walk-in wardrobes (to master bedrooms and second bedrooms) with lined interiors, hanging rail, shelving and lighting (master bedrooms only)
- Fitted wardrobes (to third bedrooms) with full-height lacquered doors, lined interiors, hanging rail and shelving

DECORATION

- Painted finish to internal walls, ceiling, skirting and door frames

BALCONIES/TERRACES

- Composite decking
- Glazed or rail balustrades
- Exterior power to selected terraces
- External water supply to selected terraces
- External lighting to selected terraces

HEATING AND COOLING

- Central energy centre providing metered hot water, heating and cooling to all apartments
- Comfort cooling provided to kitchen, living/dining area and bedrooms
- Underfloor heating throughout
- Filtered fresh air supplied throughout via heat recovery ventilation system
- Feature gas fire to living area

LIGHTING

- Energy efficient downlighters throughout
- 5 amp lighting in reception rooms and master bedrooms
- Provision for future installation of pendant fittings to selected locations
- LED feature lighting in kitchen and bathrooms

POWER, A/V, DATA

- Audiovisual door entry phone system linked to concierge desk
- Television, telephone and data points to living/dining, bedrooms and study (where applicable)
- Television Centre is served by a selection of internet, telephone and television providers
- Purchasers are responsible for their own connections and related costs
- Wiring provision for future installation of electric blinds in bedrooms

LIFTS

- Passenger lifts serving all floors and basement car park

SECURITY

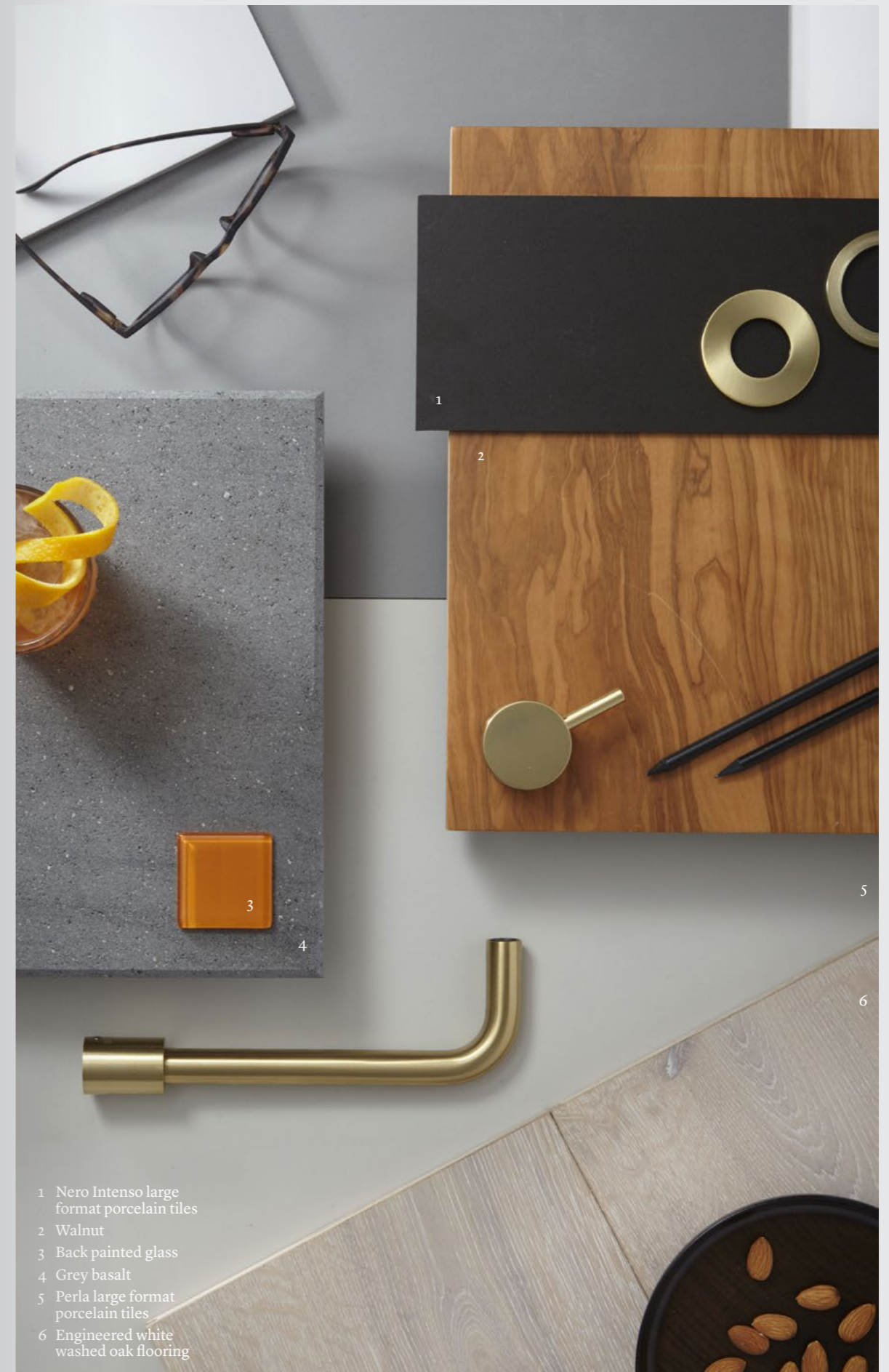
- Management and 24-hour security services provided from on-site management office
- CCTV surveillance throughout public areas
- Video entry phone system to all apartments linked to front of house management team

AMENITIES

- 25,000 sq ft leisure facility incorporating heated indoor pool, gym, sauna and steam rooms
- Residents' lounge
- Residents' screening room
- Residents' meeting room
- Private landscaped gardens

CAR PARKING AND STORAGE

- Car parking at extra cost and subject to availability
- Secure cycle storage
- Storage units available at extra cost and subject to availability



- 1 Nero Intenso large format porcelain tiles
- 2 Walnut
- 3 Back painted glass
- 4 Grey basalt
- 5 Perla large format porcelain tiles
- 6 Engineered white washed oak flooring

KITCHENS

- Molteni C and Dada Hi Line kitchen with matt lacquer finish doors
- Marble worktops and splashback
- Under-mounted stainless steel sink and deck-mounted tap
- LED lighting integrated to underside of wall units
- Freestanding island unit with wrap-around marble worktop

INTEGRATED APPLIANCES

- Miele full-height fridge
- Miele full-height freezer
- Miele combination microwave oven
- Miele multifunction oven
- Miele steam oven
- Miele induction hob
- Concealed recirculating extractor hood
- 2x Miele dishwashers
- 2x Miele wine coolers

UTILITY ROOM

- Molteni C and Dada units with matt lacquer finish doors
- Terrazzo worktop and glazed splashback with under-mounted stainless steel sink and deck-mounted boiling water tap
- Miele washing machine
- Miele tumble dryer

MASTER BATHROOMS

- Marble feature wall, recessed marble shelf and splashback
- Large-format tiles to other walls
- Large-format porcelain tiled floor
- Brushed brass fittings
- Mirrored vanity cabinet with internal shelves and demisting mirror
- Wall-mounted white ceramic WC with concealed cistern
- Heated towel rail
- Wall-mounted white basin with mixer tap
- Shower enclosure with glazed screen, ceiling-mounted shower head and separate handheld shower
- White steel bath with Corian enclosure, wall-mounted mixer taps and separate handheld shower

GUEST CLOAKROOM

- Porcelain tiled floor
- Painted walls
- Brushed brass fittings
- Wall-mounted white WC with concealed cistern
- Wall-mounted white basin with mixer tap
- Fitted mirror
- Recessed tiled shelf and splashback

SECONDARY BATHROOMS

- Recessed marble shelf and splashback
- Large-format porcelain tiles to feature walls
- Porcelain tiled floor
- Brushed brass fittings
- Mirrored vanity cabinet with internal shelves and demisting mirror
- Wall-mounted white WC with concealed cistern
- Heated towel rail
- Wall-mounted white basin with mixer tap
- Shower enclosure with glazed screen, ceiling-mounted shower head and separate handheld shower; or white steel bath with Corian enclosure, glazed shower screen, wall-mounted mixer taps, handheld shower and ceiling-mounted shower head

FLOORING

- Terrazzo with radiating inset brass trim detail to entrance, reception/dining area and kitchen
- Carpet to bedrooms
- Terrazzo tiled floor to utility room (Helios)
- Porcelain tiled floor to utility room (Crescent)

DOORS

- Full-height solid core timber entrance door and panel
- Solid core white painted internal doors
- High quality ironmongery

CEILINGS

- Plasterboard ceilings to all rooms
- Feature skylight(s) to entrance

WARDROBES

- Fitted walk-in wardrobes (to master bedroom and second bedroom) with timber-veneer doors, hanging rail, shelving and lighting (master bedroom only)
- Fitted wardrobes (to third bedroom) with full-height lacquered doors, hanging rail and shelving

DECORATION

- Painted finish to internal walls, ceiling, skirtings and door frames
- Bespoke perforated metal screen (to staircase in Helios apartments and kitchen in Crescent apartments)

BALCONIES/TERRACES

- Composite decking
- Glazed or rail balustrades
- Exterior power to selected terraces
- External water supply to selected terraces
- External lighting to selected terraces

HEATING AND COOLING

- Central energy centre providing metered hot water, heating and cooling to all apartments
- Comfort cooling provided to kitchen, living/dining area and bedrooms
- Underfloor heating throughout
- Filtered fresh air supplied throughout via heat recovery ventilation system
- Feature gas fire to living area

LIGHTING

- Energy efficient downlighters throughout
- 5 amp lighting in reception rooms and master bedrooms
- Provision for future installation of pendant fittings to selected locations
- LED feature lighting in kitchen and bathrooms

POWER, A/V, DATA

- Audiovisual door entry phone system linked to concierge desk
- Television, telephone and data points to living/dining, bedrooms and study (where applicable)
- Television Centre is served by a selection of internet, telephone and television providers
- Purchasers are responsible for their own connections and related costs
- Wiring provision for future installation of electric blinds in bedrooms

LIFTS

- Passenger lifts serving all floors and basement car park

SECURITY

- Management and 24-hour security services provided from on-site management office
- CCTV surveillance throughout public areas
- Video entry phone system to all apartments linked to front of house management team

AMENITIES

- 25,000 sq ft leisure facility incorporating heated indoor pool, gym, sauna and steam rooms
- Residents' lounge
- Residents' screening room
- Residents' meeting room
- Private landscaped gardens

CAR PARKING AND STORAGE

- Car parking at extra cost and subject to availability
- Secure cycle storage
- Storage units available at extra cost and subject to availability



- 1 Brushed brass floor trims
- 2 Flame-sprayed steel screen
- 3 Powder-coated aluminium
- 4 Calacatta Crema marble
- 5 Satin brass ironmongery
- 6 American walnut veneer
- 7 Terrazzo flooring

SPECIFICATION: HAPTIC

H.702, H.707, H.708

KITCHENS

- Molteni C and Dada Hi Line kitchen with timber-veneer finish doors
- Nero Assoluto granite worktops and granite splash-back
- Under-mounted stainless steel sink and deck-mounted tap
- LED lighting integrated to underside of wall units

INTEGRATED APPLIANCES

- Miele full-height fridge
- Miele full-height freezer
- Miele combination microwave oven
- Miele multifunction oven
- Miele steam oven
- Miele induction hob
- Concealed recirculating extractor hood
- Miele dishwasher (x2 in Crescent apartments)
- Miele wine cooler (x2 in selected apartments)

UTILITY ROOM

- Molteni C and Dada units
- Terrazzo worktop and glass splashbacks with under-mounted stainless steel sink and deck-mounted boiling water tap (to selected apartments)
- Miele washing machine
- Miele tumble dryer

MASTER BATHROOMS

- Large-format porcelain tiles and timber laminate to feature walls
- Large-format porcelain tiled floor
- Brushed stainless steel fittings
- Vanity unit with deck-mounted white basin and drawers
- Wall-mounted mixer tap for basin
- Demisting mirror
- Heated towel rail
- Wall-mounted white ceramic WC with concealed cistern
- Shower enclosure with glazed screen, ceiling-mounted shower head and separate handheld shower
- White steel bath with Corian enclosure, wall-mounted mixer taps and separate handheld shower

GUEST CLOAKROOM

- Large-format porcelain tiles to walls
- Large-format porcelain tiled floor (Crescent apartments) or polished concrete floor (Helios apartments)
- Brushed stainless steel fittings
- Wall-mounted white WC with concealed cistern
- Deck-mounted basin with mixer tap
- Fitted mirror

SECONDARY BATHROOMS

- Large-format porcelain tiles and timber laminate to feature walls
- Large-format porcelain tiled floor
- Brushed stainless steel fittings
- Vanity unit with deck-mounted white basin and shelving
- Wall-mounted mixer tap for basin
- Demisting mirror
- Heated towel rail
- Wall-mounted white WC with concealed cistern
- Shower enclosure with glazed screen, ceiling-mounted shower head and separate handheld shower; or white steel bath with Corian enclosure, glazed shower screen, wall-mounted mixer taps, handheld shower and ceiling-mounted shower head

FLOORING

- Polished concrete to entrance hall, kitchen and utility room
- Carpet to bedrooms
- High quality engineered timber to living/dining area

DOORS

- Full-height solid core timber entrance door and panel
- High quality ironmongery
- Solid core white painted and timber-veneer internal doors

CEILING

- Plasterboard ceilings to all rooms

WARDROBES

- Fitted walk-in wardrobes (to master bedrooms and second bedrooms) with timber-veneer interiors, hanging rail, shelving and lighting (master bedrooms only)
- Fitted wardrobes (to third bedrooms) with full height lacquered doors, timber-veneer interiors, hanging rail and shelving

DECORATION

- Feature timber-veneer wall panelling to entrance hall
- Feature concrete wall panelling to utility block
- Painted finish to remaining internal walls and ceiling
- White painted timber skirting and door frames

BALCONIES/TERRACES

- Composite decking
- Glazed or rail balustrades
- Exterior power to selected terraces
- External water supply to selected terraces
- External lighting to selected terraces

HEATING AND COOLING

- Central energy centre providing metered hot water, heating and cooling to all apartments
- Comfort cooling provided to kitchen, living/dining area and bedrooms
- Underfloor heating throughout
- Filtered fresh air supplied throughout via heat recovery ventilation system
- Feature gas fire to living area

LIGHTING

- Energy efficient downlighters throughout
- 5 amp lighting in reception rooms and master bedrooms
- Provision for future installation of pendant fittings to selected locations
- LED feature lighting in kitchen and bathrooms

POWER, A/V, DATA

- Audiovisual door entry phone system linked to concierge desk
- Television, telephone and data points to living/dining, bedrooms and study (where applicable)
- Television Centre is served by a selection of internet, telephone and television providers
- Purchasers are responsible for their own connections and related costs
- Wiring provision for future installation of electric blinds in bedrooms

LIFTS

- Passenger lifts serving all floors and basement car park

SECURITY

- Management and 24-hour security services provided from on-site management office
- CCTV surveillance throughout public areas
- Video entry phone system to all apartments linked to front of house management team

AMENITIES

- 25,000 sq ft leisure facility incorporating heated indoor pool, gym, sauna and steam rooms
- Residents' lounge
- Residents' screening room
- Residents' meeting room
- Private landscaped gardens

CAR PARKING AND STORAGE

- Car parking at extra cost and subject to availability
- Secure cycle storage
- Storage units available at extra cost and subject to availability



- 1 Nero Assoluto granite
- 2 Light oak wall panelling
- 3 Dark grey porcelain tiles
- 4 Light porcelain tiles
- 5 Light grey concrete walls & flooring
- 6 Brushed stainless steel ironmongery
- 7 Light oak chevron cut flooring

KITCHENS

- Molteni C and Dada Hi Line kitchen with matt lacquer finish doors
- Marble worktop, under-mounted stainless steel sink with deck-mounted mixer tap
- Fluted marble feature wall
- Island unit with fluted timber feature panelling and marble worktop

INTEGRATED APPLIANCES

- Miele full-height fridge
- Miele full-height freezer
- Miele combination microwave oven
- Miele multifunction oven
- Miele steam oven
- Miele induction hob
- Concealed recirculating extractor hood
- 2x Miele dishwashers
- 2x Miele wine coolers

UTILITY ROOM

- Molteni C and Dada units with matt lacquer finish doors
- Terrazzo worktop and glass splashback with under-mounted stainless steel sink and deck-mounted boiling water tap
- Miele washing machine (Smeg washing machine in H.710 only)
- Miele tumble dryer

MASTER BATHROOMS

- Fluted marble feature wall and marble shelf
- Large-format porcelain tiles to other walls
- Large-format porcelain tiled floor
- Bespoke Corian vanity unit and basin with deck-mounted mixer tap
- Wall-mounted white ceramic WC with concealed cistern
- Matt black brassware throughout
- Demisting mirror
- Heated towel rail
- Shower enclosure with glazed screen and ceiling-mounted shower head
- White steel bath with Corian enclosure and handheld shower

GUEST CLOAKROOM

- Porcelain tiled floor
- Wall-mounted white WC with concealed cistern
- Wall-mounted white basin with matt black brassware
- Fitted mirror

SECONDARY BATHROOMS

- Fluted marble feature wall and marble shelf
- Large-format porcelain tiles to other walls
- Large-format porcelain tiled floor
- Bespoke Corian vanity unit with basin and deck-mounted mixer tap
- Wall-mounted white ceramic WC with concealed cistern
- Matt black brassware throughout
- Demisting mirror
- Heated towel rail
- Shower enclosure with glazed screen and ceiling-mounted shower head; or white steel bath with Corian enclosure, glazed shower screen, handheld shower and ceiling-mounted shower head

FLOORING

- High quality engineered timber to entrance hall, living space, kitchen, hallways and utility rooms
- Carpet to bedrooms

DOORS

- Full-height solid core timber entrance door and panel
- Pocket sliding door to selected utility rooms
- High quality ironmongery
- Timber-lined internal doors and door frames to lower floor only with white painted doors to upper floor

CEILING

- Plasterboard ceilings to all rooms

WARDROBES

- Fitted walk-in wardrobes (where applicable) with timber-lined interiors, hanging rail, shelving and lighting (master bedrooms)
- Fitted wardrobes (where applicable) with full-height lacquered doors, timber-lined interiors, hanging rail and shelving

DECORATION

- Painted finish to internal walls and ceiling
- Feature timber skirting to entrance hall

INTERNAL STAIRS

- Cantilevered steel and timber staircase

BALCONIES/TERRACES

- Composite decking
- Glazed or rail balustrades
- Exterior power to selected terraces
- External water supply to selected terraces
- External lighting to selected terraces

HEATING AND COOLING

- Central energy centre providing metered hot water, heating and cooling to all apartments
- Comfort cooling provided to kitchen, living/dining area and bedrooms
- Underfloor heating throughout
- Filtered fresh air supplied throughout via heat recovery ventilation system
- Feature gas fire to living area

LIGHTING

- Energy efficient downlighters throughout
- 5 amp lighting in reception rooms and master bedrooms
- Provision for future installation of pendant fittings to selected locations
- LED feature lighting in kitchen and bathrooms

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LIFTS

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SECURITY

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- Video entry phone system to all apartments linked to front of house management team

AMENITIES

- 25,000 sq ft leisure facility incorporating heated indoor pool, gym, sauna and steam rooms
- Residents' lounge
- Residents' screening room
- Residents' meeting room
- Private landscaped gardens

CAR PARKING AND STORAGE

- Car parking at extra cost and subject to availability
- Secure cycle storage
- Storage units available at extra cost and subject to availability



1 American black walnut, fluted
 2 Domus Kerlite porcelain wall tiles
 3 Blue steel
 4 Masa porcelain floor tiles
 5 Natural oak
 6 Calacatta marble, fluted

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 **MITSUI FUDOSAN**



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TELEVISION CENTRE