



Welcome to
**WOODBERRY
DOWN**

Woodberry Down is going through an exciting transformation, that will enrich the area's natural surroundings.

A multi-award-winning regeneration scheme located in the London Borough of Hackney, only moments away from Finsbury Park. Set across 64 acres, with 15 acres of parkland and an additional 42 acres of open water – including an idyllic nature reserve, the Woodberry Wetlands and a sailing lake.

Woodberry Down is an urban haven for those who wish to enjoy a relaxing and fresh waterside lifestyle like no other.

COMMUNITY VALUES

Closer to home, friendly local shops, cafés, restaurants and meeting spaces are coupled with diverse community events; drawing residents together into a thriving community.

Events run throughout the year, including summer screenings, BBQs and festivals, with plenty of opportunities to take part in daily activities.

The community is served by a welcoming community centre, with additional flexible community space on the ground floor of Hartingtons, which can be enjoyed by the whole family.

A dedicated local lifestyle magazine, Source, chronicles events and exciting activities in the wider local area.



Woodberry Down Summer Screenings, New River Steps.



Street Canvas unveiling, Woodberry Down



Summer Screenings, Woodberry Down



Hidden River Festival, Woodberry Down



- HARTINGTONS
- COMPLETED/UNDER CONSTRUCTION
- FUTURE PHASES

FINSBURY PARK

SEVEN SISTERS RD

GREEN LANES

SKINNERS' ACADEMY

WOODBERRY DOWN COMMUNITY PRIMARY SCHOOL

WOODBERRY DOWN FRUIT & VEG

THE WETLANDS NATURE & WILDLIFE CENTRE

SEVEN SISTERS RD

WOODBERRY GROVE

SAINSBURY'S LOCAL

VOLARE

SIMPLY ORGANIQUE

WOODBERRY DOWN

POST OFFICE

ZER CAFE

DRY CLEANERS

BEAUTICIAN

WOODBERRY WETLANDS EAST RESERVOIR

YOUNG'S PUB

MANOR HOUSE

HARTINGTONS

WOODBERRY DOWN MARKETING SUITE

NEW RIVER STEPS

THE BOARDWALK

SPRING PARK

THE REDMOND COMMUNITY CENTRE

COAL HOUSE CAFE

WOODBERRY DOWN CHILDREN'S CENTRE (THE LILLIPUT BUILDING)

GREEN LANES

JOHN SCOTT HEALTH CENTRE

SAILING LAKE WEST RESERVOIR

STOKE NEWINGTON

LORDSHIP RD



Computer-generated image of the view of Hartingtons from New River Path indicative only

Welcome to HARTINGTONS

Set on the western edge of Spring Park, facing the sailing lake with breath-taking views of the London panorama, Hartingtons is one of the last waterside phases at Woodberry Down.

Beautiful aspects of the New River and verdant park can be enjoyed here, with the Woodberry Wetlands nature reserve, cafés, shops and restaurants a short walk away. Central London is also accessible in a few minutes thanks to Manor House Underground station (Zone 2).

Centred around a peaceful courtyard garden, Hartingtons will offer a variety of living experiences from one, two and three bedroom apartments, duplexes & penthouses; each providing natural, urban or cityscape views.



Computer-generated image of view of Hartingtons from Spring Park is indicative only

The architecture is epitomised by refined brick work; connecting and creating a balance with the undulations of the vertical metallic exterior – in striking tones of warm and cool gold.

The building steps down to the landscape, providing natural light to apartments throughout the day, as well as spectacular views of the city and Spring Park. Residents will enjoy both a sense of serenity and an active environment.



A GREEN HEART

At the core of Hartingtons, is a calming private oasis in the form of a courtyard garden. The space is centred on a soothing granite water feature and framed by pergola walkways and seating areas.

Landscaped with perennials, wildflowers and interspersed with semi mature trees, planting has been designed to create a green embrace, providing horticultural interest throughout the seasons. The bio-diverse habitat for birds and bees adds to the interest and functionality of the landscape. The lawn affords a place for children to play or for picnics on balmy summer days.



An abundance of green spaces to enjoy.

The south-facing Spring Park, set against the backdrop of the London cityscape, leads down to the New River and sailing lake.

The park is characterized by distinctive landscaping, swales & streams, and navigated by winding footpaths leading to the iconic reservoirs, as well as spaces for relaxation, exercise and play.



Discover the wonder of the Woodberry Wetlands.

Opened in April 2016 by the London Wildlife Trust's patron Sir David Attenborough, the nature reserve is home to some of London's most varied wildlife. Take a walk along the boardwalk to enjoy the café overlooking the reserve, whilst listening to the serene sounds of birdsong.

Woodberry Down is the perfect setting for residents keen to stay in shape and enjoy an active lifestyle.

The wide green parks provide space for runners and other outdoor exercise, whilst the sailing lake is open to kayaks, canoes and sailing. Other activities include the nearby Castle Climbing Centre, trim trails and children's play areas.



CITY LIVING, VILLAGE LIFE

A short walk away, Stoke Newington is home to organic farmers' market, independent bars, restaurants and boutiques, with renowned music venues and galleries further south into Hackney.

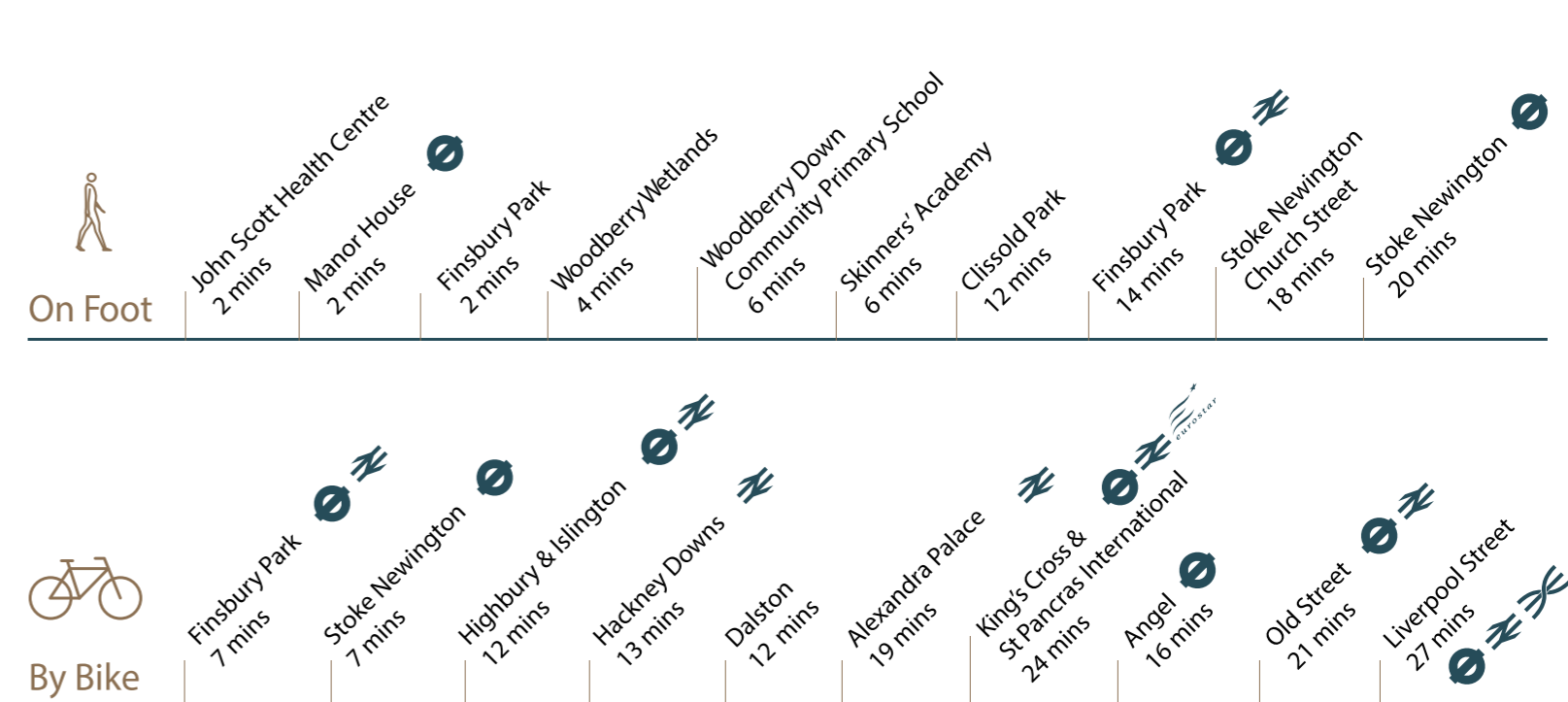
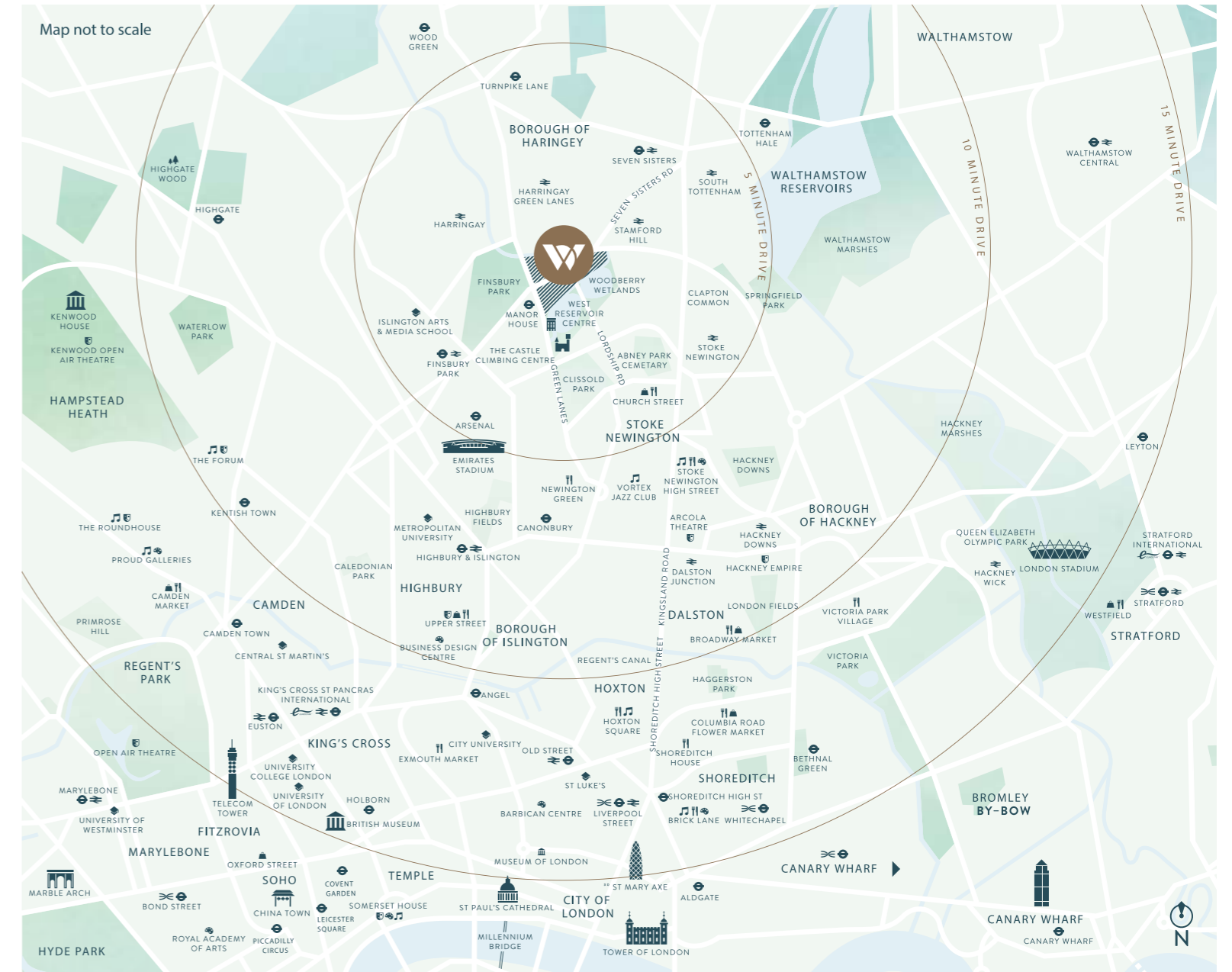
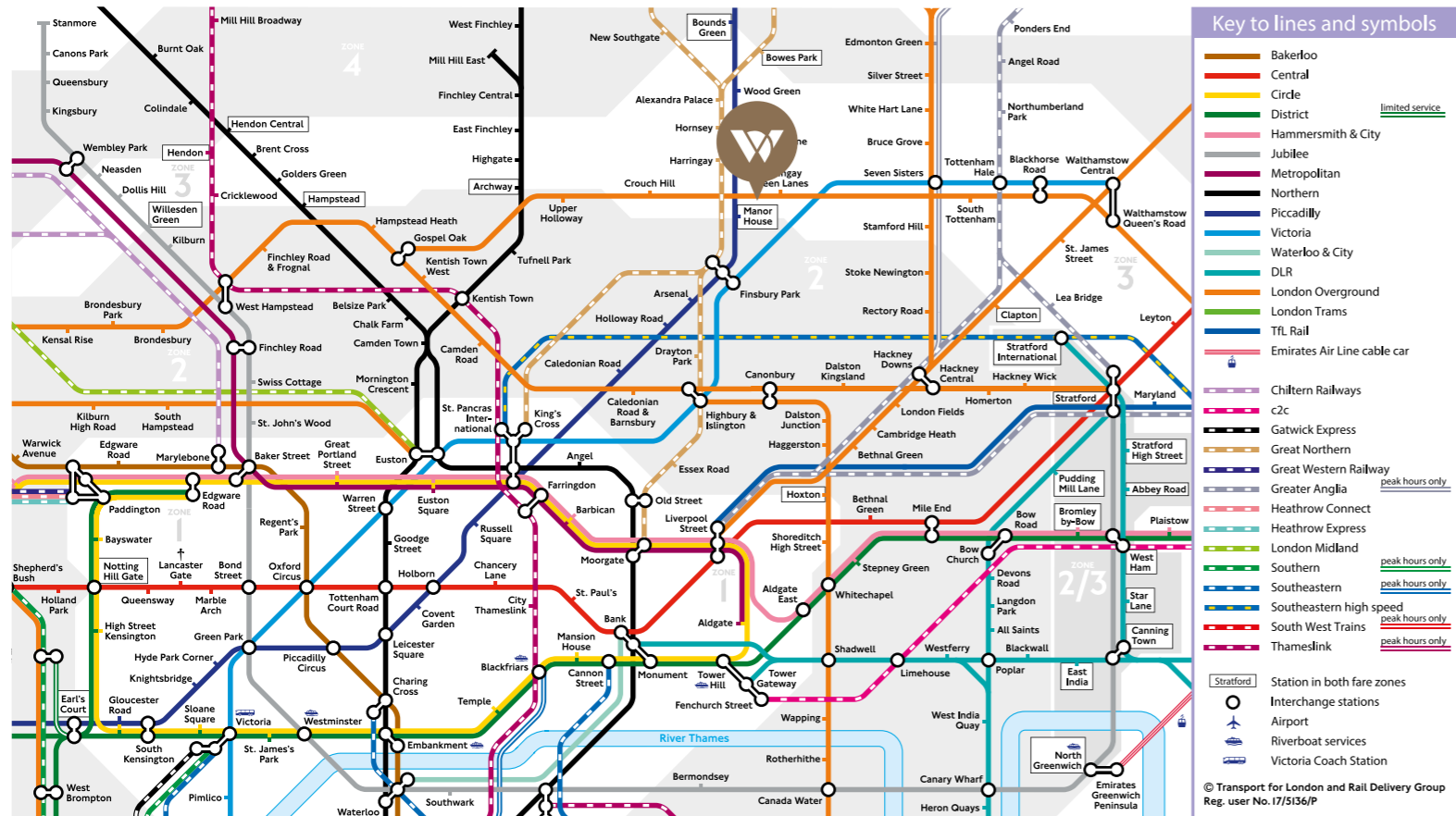
Neighbouring areas of Islington and Haringey offer more to be discovered, including the Park Theatre, Alexandra Palace and the bustling environs of Blackstock Road & Upper Street.



Woodberry Down has a health centre, community centre, two schools and an academy all within walking distance. Residents benefit from local supermarkets, a post office, dry cleaners and a number of welcoming coffee shops and restaurants. It is a perfect place to call home for downsizers, couples, families and young professionals alike.

CONNECTIONS

Highly connected to the capital via the Piccadilly line, only 8 minutes to King's Cross and 16 minutes from Covent Garden.



All times are approximate, by public transport from Manor House Underground Station, calculated on Google Maps and Transport for London 2017.

GLOBAL CONNECTIONS

With London's main airports just over an hour travel time from Woodberry Down, the world's best destinations are all within easy reach.



EXEMPLARY EDUCATION

London is a leading global education centre, with many of the most world-renowned schools and universities within a short commute from Woodberry Down.



Airports

By Car All times are approximate, taken from Google Maps and Transport for London 2016. Registered User No. 16/5128/P.

London City	36 mins
London Stanstead	46 mins
London Heathrow	59 mins
London Luton	70 mins
London Gatwick	73 mins



Universities

By Tube from Manor House

All times are approximate, taken from Google Maps and Transport for London 2016. Registered User No. 16/5128/P.

University College London (UCL)	20 mins
Central Saint Martins	18 mins
University of Westminster	18 mins
School of Oriental and African Studies (SOAS)	19 mins
London School of Economics and Political Science (LSE)	21 mins
Royal Academy of Music	29 mins
City University London	24 mins
King's College London	24 mins
Imperial College London	37 mins
Royal Veterinary College	22 mins



WELCOME HOME

Hartingtons provides the perfect setting to slow down and appreciate the moment.

The Residents' Lounge is a perfect space to meet your neighbours and guests, or even take a moment to enjoy the interior design. A dedicated concierge is on hand to manage everyday details.



Lifestyle images are indicative only



Gym at Skyline, Woodberry Down



Lifestyle images are indicative only



RELAX, UNWIND

At Hartingtons, residents can enjoy a number of lifestyle benefits, from the calming tranquillity of the pool to a spacious gym.



THE FLOORPLANS

HARTINGTONS - GROUND FLOOR

AG.01 / 3 BED	1389 sq ft	129.0 sqm
Apartment Area	1178 sq ft	109.4 sqm
External Area	211 sq ft	19.6 sqm
Kitchen/Living Area	21'4" x 26'11"	6.5 x 8.2
Bedroom 1	10'10" x 14'1"	3.3 x 4.3
Bedroom 2	9'2" x 12'2"	2.8 x 3.7
Bedroom 3	12'6" x 12'6"	3.8 x 3.8
Terrace	18'1" x 21'0"	5.5 x 6.4

AG.02 / 2 BED	1210 sq ft	112.4 sqm
Apartment Area	908 sq ft	84.4 sqm
External Area	301 sq ft	28.0 sqm
Kitchen/Living Area	30'2" x 12'2"	9.2 x 3.7
Bedroom 1	10'6" x 12'10"	3.2 x 3.9
Bedroom 2	14'9" x 10'2"	4.5 x 3.1
Terrace	12'2" x 36'9"	3.7 x 11.2

BG.01 / 1 BED	1196 sq ft	111.1 sqm
Apartment Area	591 sq ft	54.9 sqm
External Area	605 sq ft	56.2 sqm
Kitchen/Living Area	13'5" x 18'8"	4.1 x 5.7
Bedroom	12'10" x 11'6"	3.9 x 3.5
Terrace	19'0" x 32'2"	5.8 x 9.8

BG.02 / 1 BED	913 sq ft	84.8 sqm
Apartment Area	546 sq ft	50.7 sqm
External Area	367 sq ft	34.1 sqm
Kitchen/Living Area	17'9" x 14'5"	5.4 x 4.4
Bedroom	10'2" x 11'2"	3.1 x 3.4
Terrace	19'0" x 25'11"	5.8 x 7.9

BG.03 / 1 BED	856 sq ft	79.5 sqm
Apartment Area	552 sq ft	51.3 sqm
External Area	304 sq ft	28.2 sqm
Kitchen/Living Area	17'1" x 16'5"	5.2 x 5.0
Bedroom	11'2" x 9'2"	3.4 x 2.8
Terrace	10'6" x 28'10"	3.2 x 8.8

BG.04 / 1 BED	849 sq ft	78.9 sqm
Apartment Area	591 sq ft	54.9 sqm
External Area	258 sq ft	24.0 sqm
Kitchen/Living Area	16'9" x 22'8"	5.1 x 6.9
Bedroom	10'2" x 12'6"	3.1 x 3.8
Terrace	12'6" x 29'2"	3.8 x 8.9

BG.05 / 2 BED	1008 sq ft	93.6 sqm
Apartment Area	687 sq ft	63.8 sqm
External Area	321 sq ft	29.8 sqm
Kitchen/Living Area	15'1" x 19'4"	4.6 x 5.9
Bedroom 1	9'2" x 15'9"	2.8 x 4.8
Bedroom 2	8'6" x 13'9"	2.6 x 4.2
Terrace	17'1" x 31'10"	5.2 x 9.7

BG.06 / 1 BED	926 sq ft	86.0 sqm
Apartment Area	647 sq ft	60.1 sqm
External Area	279 sq ft	25.9 sqm
Kitchen/Living Area	15'1" x 19'8"	4.6 x 6.0
Bedroom	13'9" x 9'2"	4.2 x 2.8
Terrace	25'3" x 17'1"	7.7 x 5.2

BG.07 / 1 BED	844 sq ft	78.4 sqm
Apartment Area	559 sq ft	51.9 sqm
External Area	285 sq ft	26.5 sqm
Kitchen/Living Area	15'5" x 18'4"	4.7 x 5.6
Bedroom	9'6" x 14'9"	2.9 x 4.5
Terrace	25'7" x 17'1"	7.8 x 5.2

BG.08 / 1 BED	820 sq ft	76.2 sqm
Apartment Area	558 sq ft	51.8 sqm
External Area	263 sq ft	24.4 sqm
Kitchen/Living Area	15'5" x 18'4"	4.7 x 5.6
Bedroom	9'6" x 14'9"	2.9 x 4.5
Terrace	23'11" x 16'5"	7.3 x 5.0

BG.09 / 1 BED	588 sq ft	54.6 sqm
Apartment Area	484 sq ft	45.0 sqm
External Area	103 sq ft	9.6 sqm
Kitchen/Living Area	17'9" x 17'5"	5.4 x 5.3
Bedroom	9'2" x 14'9"	2.8 x 4.5
Terrace	7'3" x 13'5"	2.2 x 4.1

Floorplans shown are for approximate measurements only. Exact layouts and sizes may vary. All measurements may vary within a tolerance of 5%. The dimensions are not intended to be used for carpet sizes, appliance sizes or items of furniture.

FIRST FLOOR



HARTINGTONS - FIRST FLOOR

A1.01 / 3 BED	1278 sq ft	118.7 sqm
Apartment Area	1178 sq ft	109.4 sqm
External Area	100 sq ft	9.3 sqm
Kitchen/Living Area	21'4" x 26'11"	6.5 x 8.2
Bedroom 1	10'10" x 14'1"	3.3 x 4.3
Bedroom 2	9'2" x 12'2"	2.8 x 3.7
Bedroom 3	12'6" x 12'6"	3.8 x 3.8
Balcony	8'2" x 12'2"	2.5 x 3.7

A1.02 / 1 BED	645 sq ft	59.09sqm
Apartment Area	590 sq ft	54.8 sqm
External Area	55 sq ft	5.1 sqm
Kitchen/Living Area	19'8" x 14'1"	6.0 x 4.3
Bedroom	10'10" x 10'6"	3.3 x 3.2
Balcony	8'6" x 6'7"	2.6 x 2.0

A1.03 / 1 BED	660 sq ft	61.3 sqm
Apartment Area	590 sq ft	54.8 sqm
External Area	70 sq ft	6.5 sqm
Kitchen/Living Area	18'4" x 12'10"	5.6 x 3.9
Bedroom	9'10" x 11'10"	3.0 x 3.6
Balcony	10'6" x 6'7"	3.2 x 2.0

A1.04 / 2 BED	960 sq ft	89.2 sqm
Apartment Area	858 sq ft	79.7 sqm
External Area	102 sq ft	9.5 sqm
Kitchen/Living Area	22'4" x 4'4"	6.8 x 6.5
Bedroom 1	17'5" x 9'6"	5.3 x 2.9
Bedroom 2	11'2" x 10'10"	3.4 x 3.3
Balcony 1	9'6" x 5'11"	2.9 x 1.8
Balcony 2	8'10" x 5'3"	2.7 x 1.6

A1.05 / 2 BED	1188 sq ft	110.4 sqm
Apartment NSA	1083 sq ft	100.6 sqm
External Area	105 sq ft	9.8 sqm
Kitchen/Living Area	14'5" x 36'1"	4.4 x 11.0
Bedroom 1	17'5" x 11'2"	5.3 x 3.4
Bedroom 2	17'5" x 11'2"	5.3 x 3.4
Balcony 1	11'2" x 4'11"	3.4 x 1.5
Balcony 2	4'11" x 8'6"	1.5 x 2.6

A1.06 / 2 BED	901 sq ft	83.7 sqm
Apartment Area	821 sq ft	76.3 sqm
External Area	80 sq ft	7.4 sqm
Kitchen/Living Area	23'11" x 13'1"	7.3 x 4.0
Bedroom 1	16'9" x 9'2"	5.1 x 2.8
Bedroom 2	12'6" x 11'10"	3.8 x 3.6
Balcony	4'11" x 15'5"	1.5 x 4.7

A1.07 / 1 BED	659 sq ft	61.2 sqm
Apartment Area	595 sq ft	55.3 sqm
External Area	64 sq ft	5.9 sqm
Kitchen/Living Area	20'8" x 11'10"	6.3 x 3.6
Bedroom	10'10" x 9'10"	3.3 x 3.0
Balcony	4'11" x 12'6"	1.5 x 3.8

A1.08 / 2 BED	1130 sq ft	105.0 sqm
Apartment Area	1043 sq ft	96.9 sqm
External Area	87 sq ft	8.1 sqm
Kitchen/Living Area	20'8" x 18'8"	6.3 x 5.7
Bedroom 1	18'1" x 9'2"	5.5 x 2.8
Bedroom 2	13'5" x 9'2"	4.1 x 2.8
Balcony	17'9" x 4'11"	5.4 x 1.5

B1.01 / 2 BED	1243 sq ft	115.5 sqm
Apartment Area	893 sq ft	83 sqm
External Area	350 sq ft	32.5 sqm
Kitchen/Living Area	19'4" x 22'0"	5.9 x 6.7
Bedroom 1	11'6" x 16'1"	3.5 x 4.9
Bedroom 2	10'2" x 11'2"	3.1 x 3.4
Terrace	25'3" x 17'1"	7.7 x 5.2

B1.02 / 2 BED	751 sq ft	69.8 sqm
Apartment NSA	687 sq ft	63.8 sqm
External Area	65 sq ft	6.0 sqm
Kitchen/Living Area	15'1" x 19'4"	4.6 x 5.9
Bedroom 1	9'2" x 15'9"	2.8 x 4.8
Bedroom 2	8'6" x 13'9"	2.6 x 4.2
Balcony	9'2" x 7'7"	2.8 x 2.3

B1.03 / 1 BED	653 sq ft	60.7 sqm
Apartment Area	600 sq ft	55.7 sqm
External Area	54 sq ft	5.0 sqm
Kitchen/Living Area	18'8" x 13'9"	5.7 x 4.2
Bedroom 1	13'1" x 8'10"	4.0 x 2.7
Balcony	5'11" x 9'2"	1.8 x 2.8

B1.04 / 1 BED	612 sq ft	56.9 sqm
Apartment Area	559 sq ft	51.9 sqm
External Area	54 sq ft	5.0 sqm
Kitchen/Living Area	15'5" x 18'4"	4.7 x 5.6
Bedroom	9'6" x 14'9"	2.9 x 4.5
Balcony	9'2" x 5'11"	2.8 x 1.8

B1.05 / 1 BED	611 sq ft	56.8 sqm
Apartment Area	558 sq ft	51.8 sqm
External Area	54 sq ft	5.0 sqm
Kitchen/Living Area	15'5" x 18'4"	4.7 x 5.6
Bedroom	9'6" x 14'9"	2.9 x 4.5
Balcony	9'2" x 5'11"	2.8 x 1.8

B1.06 / 1 BED	664 sq ft	61.7 sqm
Apartment Area	609 sq ft	56.6 sqm
External Area	55 sq ft	5.1 sqm
Kitchen/Living Area	26'11" x 12'6"	8.2 x 3.8
Bedroom	11'6" x 10'10"	3.5 x 3.3
Balcony	4'11" x 11'6"	1.5 x 3.5

B1.07 / 2 BED	771 sq ft	71.6 sqm
Apartment Area	698 sq ft	64.8 sqm
External Area	73 sq ft	6.8 sqm
Kitchen/Living Area	20'8" x 12'10"	6.3 x 3.9
Bedroom 1	10'10" x 10'6"	3.3 x 3.2
Bedroom 2	12'10" x 10'2"	3.9 x 3.1
Balcony	4'11" x 13'9"	1.5 x 4.2

B1.08 / 2 BED	747 sq ft	69.4 sqm
Apartment Area	676 sq ft	62.8 sqm
External Area	71 sq ft	6.6 sqm
Kitchen/Living Area	20'8" x 11'2"	6.3 x 3.4
Bedroom 1	12'2" x 10'6"	3.7 x 3.2
Bedroom 2	9'2" x 14'1"	2.8 x 4.3
Balcony	4'11" x 13'5"	1.5 x 4.1

B1.09 / 1 BED	558 sq ft	51.8 sqm
Apartment Area	483 sq ft	44.9 sqm
External Area	74 sq ft	6.9 sqm
Kitchen/Living Area	13'9" x 15'5"	4.2 x 4.7
Bedroom	9'10" x 11'6"	3.0 x 3.5
Balcony	4'11" x 14'1"	1.5 x 4.3

B1.10 / 1 BED	712 sq ft	66.1 sqm
Apartment Area	637 sq ft	59.2 sqm
External Area	74 sq ft	6.9 sqm
Kitchen/Living Area	21'4" x 11'10"	6.5 x 3.6
Bedroom 1	10'10" x 9'6"	3.3 x 2.9
Study	7'10" x 9'10"	2.4 x 3.0
Balcony	4'11" x 14'1"	1.5 x 4.3

B1.11 / 1 BED	538 sq ft	50.0 sqm
Apartment Area	484 sq ft	45.0 sqm
External Area	54 sq ft	5.0 sqm
Kitchen/Living Area	17'9" x 16'9"	5.4 x 5.1
Bedroom	9'2" x 14'9"	2.8 x 4.5
Balcony	4'11" x 10'6"	1.5 x 3.2

B1.12 / 2 BED	987 sq ft	91.7 sqm
Apartment Area	896 sq ft	83.2 sqm
External Area	91 sq ft	8.5 sqm
Kitchen/Living Area	16'5" x 22'0"	5.0 x 6.7
Bedroom 1	13'1" x 9'10"	4.0 x 3.0
Bedroom 2	13'5" x 13'5"	4.1 x 4.1
Balcony	8'2" x 11'6"	2.5 x 3.5

B1.13 / 2 BED	1123 sq ft	104.3 sqm
Apartment Area	1027 sq ft	95.4 sqm
External Area	96 sq ft	8.9 sqm
Kitchen/Living Area	25'3" x 13'5"	7.7 x 4.1
Bedroom 1	20'8" x 10'2"	6.3 x 3.1
Bedroom 2	13'1" x 15'5"	4.0 x 4.7
Balcony	11'6" x 8'6"	3.5 x 2.6

B1.14 / 1 BED	691 sq ft	64.2 sqm
Apartment Area	595 sq ft	55.3 sqm
External Area	96 sq ft	8.9 sqm
Kitchen/Living Area	14'9" x 20'0"	4.5 x 6.1
Bedroom	13'9" x 12'2"	4.2 x 3.7
Balcony	11'6" x 8'6"	3.5 x 2.6

B1.15 / 1 BED	645 sq ft	59.9 sqm
Apartment Area	591 sq ft	54.9 sqm
External Area	54 sq ft	5.0 sqm
Kitchen/Living Area	16'9" x 22'8"	5.1 x 6.9
Bedroom	10'2" x 12'6"	3.1 x 3.8
Balcony	10'2" x 5'3"	3.1 x 1.6

B1.16 / 2 BED	1267 sq ft	117.7 sqm
Apartment Area	890 sq ft	82.7 sqm
External Area	377 sq ft	35.0 sqm
Kitchen/Living Area	22'8" x 15'5"	6.9 x 4.7
Bedroom 1	11'6" x 9'10"	3.5 x 3.0
Bedroom 2	11'6" x 12'6"	3.5 x 3.8
Terrace	16'9" x 22'8"	5.1 x 6.9

First Floor Plan



Floorplans shown are for approximate measurements only. Exact layouts and sizes may vary. All measurements may vary within a tolerance of 5%. The dimensions are not intended to be used for carpet sizes, appliance sizes or items of furniture.

HARTINGTONS - SECOND TO FIFTH FLOORS

A2.01 / 3 BED	1278 sq ft	118.7 sqm
Apartment Area	1178 sq ft	109.4 sqm
External Area	100 sq ft	9.3 sqm
Kitchen/Living Area	21'4" x 26'11"	6.5 x 8.2
Bedroom 1	10'10" x 14'11"	3.3 x 4.3
Bedroom 2	9'2" x 12'2"	2.8 x 3.7
Bedroom 3	12'6" x 12'6"	3.8 x 3.8
Balcony	8'2" x 12'2"	2.5 x 3.7

A2.02 / 1 BED	645 sq ft	59.9 sqm
Apartment Area	590 sq ft	54.8 sqm
External Area	55 sq ft	5.1 sqm
Kitchen/Living Area	19'8" x 14'1"	6.0 x 4.3
Bedroom	10'10" x 10'6"	3.3 x 3.2
Balcony	8'6" x 6'7"	2.6 x 2.0

A2.03 / 1 BED	660 sq ft	61.3 sqm
Apartment Area	590 sq ft	54.8 sqm
External Area	70 sq ft	6.5 sqm
Kitchen/Living Area	18'4" x 12'10"	5.6 x 3.9
Bedroom 1	9'10" x 11'10"	3.0 x 3.6
Balcony	10'6" x 6'7"	3.2 x 2.0

A2.04 / 2 BED	960 sq ft	89.2 sqm
Apartment Area	858 sq ft	79.7 sqm
External Area	102 sq ft	9.5 sqm
Kitchen/Living Area	22'4" x 21'4"	6.8 x 6.5
Bedroom 1	17'5" x 9'6"	5.3 x 2.9
Bedroom 2	11'2" x 10'10"	3.4 x 3.3
Bedroom 1	9'6" x 5'11"	2.9 x 1.8
Balcony 2	8'10" x 5'3"	2.7 x 1.6

A2.05 / 2 BED	1143 sq ft	106.2 sqm
Apartment Area	1047 sq ft	97.3 sqm
External Area	96 sq ft	8.9 sqm
Kitchen/Living Area	13'9" x 28'3"	4.2 x 8.6
Bedroom 1	11'2" x 11'10"	3.4 x 3.6
Bedroom 2	13'1" x 11'6"	4.0 x 3.5
Balcony 1	9'6" x 4'11"	2.9 x 1.5
Balcony 2	8'6" x 4'11"	2.6 x 1.5

A2.06 / 2 BED	1013 sq ft	94.1 sqm
Apartment Area	856 sq ft	79.5 sqm
External Area	157 sq ft	14.6 sqm
Kitchen/Living Area	14'5" x 24'3"	4.4 x 7.4
Bedroom 1	9'6" x 16'9"	2.9 x 5.1
Bedroom 2	11'2" x 11'2"	3.4 x 3.4
Balcony 1	18'8" x 5'3"	5.7 x 1.6
Balcony 2	11'2" x 4'11"	3.4 x 1.5

A2.07 / 2 BED	901 sq ft	83.7 sqm
Apartment Area	821 sq ft	76.3 sqm
External Area	80 sq ft	7.4 sqm
Kitchen/Living Area	23'11" x 13'1"	7.3 x 4.0
Bedroom 1	16'9" x 9'2"	5.1 x 2.8
Bedroom 2	12'6" x 11'10"	3.8 x 3.6
Balcony	15'5" x 4'11"	4.7 x 1.5

A2.08 / 1 BED	659 sq ft	61.2 sqm
Apartment Area	595 sq ft	55.3 sqm
External Area	64 sq ft	5.9 sqm
Kitchen/Living Area	20'8" x 11'10"	6.3 x 3.6
Bedroom	10'10" x 9'6"	3.3 x 2.9
Balcony	4'11" x 12'6"	1.5 x 3.8

A2.09 / 2 BED	1130 sq ft	105.0 sqm
Apartment Area	1043 sq ft	96.9 sqm
External Area	87 sq ft	8.1 sqm
Kitchen/Living Area	20'8" x 18'8"	6.3 x 5.7
Bedroom 1	18'1" x 9'2"	5.5 x 2.8
Bedroom 2	13'5" x 9'2"	4.1 x 2.8
Balcony	17'9" x 4'11"	5.4 x 1.5

B2.01 / 2 BED	969 sq ft	90.0 sqm
Apartment Area	893 sq ft	83.0 sqm
External Area	75 sq ft	7.0 sqm
Kitchen/Living Area	19'4" x 22'0"	5.9 x 6.7
Bedroom 1	11'6" x 16'1"	3.5 x 4.9
Bedroom 2	10'2" x 11'2"	3.1 x 3.4
Balcony	6'3" x 12'6"	1.9 x 3.8

B2.02 / 2 BED	751 sq ft	69.8 sqm
Apartment Area	687 sq ft	63.8 sqm
External Area	65 sq ft	6.0 sqm
Kitchen/Living Area	15'1" x 19'4"	4.6 x 5.9
Bedroom 1	9'2" x 15'9"	2.8 x 4.8
Bedroom 2	8'6" x 13'9"	2.6 x 4.3
Balcony	9'2" x 7'7"	2.8 x 2.3

B2.03 / 1 BED	653 sq ft	60.7 sqm
Apartment Area	600 sq ft	55.7 sqm
External Area	54 sq ft	5.0 sqm
Kitchen/Living Area	18'8" x 13'9"	5.7 x 4.2
Bedroom	13'1" x 8'10"	4.0 x 2.7
Balcony	5'11" x 9'2"	1.8 x 2.8

B2.04 / 1 BED	612 sq ft	56.9 sqm
Apartment Area	559 sq ft	51.9 sqm
External Area	54 sq ft	5.0 sqm
Kitchen/Living Area	15'5" x 18'4"	4.7 x 5.6
Bedroom	9'6" x 14'9"	2.9 x 4.5
Balcony	9'2" x 5'11"	2.8 x 1.8

B2.05 / 1 BED	611 sq ft	56.8 sqm
Apartment Area	558 sq ft	51.8 sqm
External Area	54 sq ft	5.0 sqm
Kitchen/Living Area	15'5" x 18'4"	4.7 x 5.6
Bedroom	9'6" x 14'9"	2.9 x 4.5
Balcony	9'2" x 5'11"	2.8 x 1.8

B2.06 / 1 BED	663 sq ft	61.6 sqm
Apartment Area	595 sq ft	55.3 sqm
External Area	55 sq ft	5.1 sqm
Kitchen/Living Area	26'11" x 12'6"	8.2 x 3.8
Bedroom	11'6" x 10'10"	3.5 x 3.3
Balcony	4'11" x 11'2"	1.5 x 3.4

B2.07 / 2 BED	771 sq ft	71.6 sqm
Apartment Area	698 sq ft	64.8 sqm
External Area	73 sq ft	6.8 sqm
Kitchen/Living Area	20'8" x 12'10"	6.3 x 3.9
Bedroom 1	10'10" x 10'6"	3.3 x 3.2
Bedroom 2	12'10" x 10'2"	3.9 x 3.1
Balcony	13'9" x 4'11"	4.2 x 1.5

B2.08 / 2 BED	747 sq ft	69.4 sqm
Apartment Area	676 sq ft	62.8 sqm
External Area	71 sq ft	6.6 sqm
Kitchen/Living Area	20'8" x 11'2"	6.3 x 3.4
Bedroom 1	12'2" x 10'6"	3.7 x 3.2
Bedroom 2	9'2" x 14'1"	2.8 x 4.3
Balcony	4'11" x 13'5"	1.5 x 4.1

B2.09 / 1 BED	558 sq ft	51.8 sqm
Apartment Area	483 sq ft	44.9 sqm
External Area	74 sq ft	6.9 sqm
Kitchen/Living Area	13'9" x 15'5"	4.2 x 4.7
Bedroom 1	9'10" x 11'6"	3.0 x 3.5
Balcony	4'11" x 14'11"	1.5 x 4.3

B2.10 / 1 BED	712 sq ft	66.1 sqm
Apartment Area	637 sq ft	59.2 sqm
External Area	74 sq ft	6.9 sqm
Kitchen/Living Area	21'4" x 11'10"	6.5 x 3.6
Bedroom 1	10'10" x 9'6"	3.3 x 2.9
Study	7'10" x 9'10"	2.4 x 3.0
Balcony	4'11" x 14'11"	1.5 x 4.3

B2.11 / 1 BED	538 sq ft	50.0 sqm
Apartment Area	484 sq ft	45.0 sqm
External Area	54 sq ft	5.0 sqm
Kitchen/Living Area	17'9" x 17'5"	5.4 x 5.3
Bedroom	9'2" x 14'9"	2.8 x 4.5
Balcony	4'11" x 10'6"	1.5 x 3.2

B2.12 / 2 BED	987 sq ft	91.7 sqm
Apartment Area	896 sq ft	83.2 sqm
External Area	91 sq ft	8.5 sqm
Kitchen/Living Area	16'5" x 22'0"	5.0 x 6.7
Bedroom 1	13'1" x 9'10"	4.0 x 3.0
Bedroom 2	13'5" x 13'5"	4.1 x 4.1
Balcony	8'2" x 11'6"	2.5 x 3.5

B2.13 / 2 BED	1123 sq ft	104.3 sqm
Apartment Area	1027 sq ft	95.4 sqm
External Area	96 sq ft	8.9 sqm
Kitchen/Living Area	25'3" x 13'5"	7.7 x 4.1
Bedroom 1	20'8" x 10'2"	6.3 x 3.1
Bedroom 2	13'1" x 15'5"	4.0 x 4.7
Balcony	11'6" x 8'6"	3.5 x 2.6

B2.14 / 1 BED	691 sq ft	64.2 sqm
Apartment Area	595 sq ft	55.3 sqm
External Area	96 sq ft	8.9 sqm
Kitchen/Living Area	14'9" x 20'0"	4.5 x 6.1
Bedroom	13'9" x 12'2"	4.2 x 3.7
Balcony	11'6" x 8'6"	3.5 x 2.6

B2.15 / 1 BED	645 sq ft	59.9 sqm
Apartment Area	591 sq ft	54.9 sqm
External Area	54 sq ft	5.0 sqm
Kitchen/Living Area	16'9" x 22'8"	5.1 x 6.9
Bedroom	10'2" x 12'6"	3.1 x 3.8
Balcony	10'2" x 5'3"	3.1 x 1.6

B2.16 / 2 BED	1023 sq ft	95.0 sqm
Apartment Area	890 sq ft	82.7 sqm
External Area	132 sq ft	12.3 sqm
Kitchen/Living Area	22'8" x 15'5"	6.9 x 4.7
Bedroom 1	11'6" x 9'10"	3.5 x 3.0
Bedroom 2	11'6" x 12'6"	3.5 x 3.8
Balcony	5'7" x 22'4"	1.7 x 6.8

Second to Fifth Floor Plan



Floorplans shown are for approximate measurements only. Exact layouts and sizes may vary. All measurements may vary within a tolerance of 5%. The dimensions are not intended to be used for carpet sizes, appliance sizes or items of furniture.

HARTINGTONS - SIXTH FLOOR

A6.01 / 3 BED	1278 sq ft	118.7 sqm
Apartment Area	1178 sq ft	109.4 sqm
External Area	100 sq ft	9.3 sqm
Kitchen/Living Area	21'4" x 26'11"	6.5 x 8.2
Bedroom 1	10'10" x 14'11"	3.3 x 4.3
Bedroom 2	9'2" x 12'2"	2.8 x 3.7
Bedroom 3	12'6" x 12'6"	3.8 x 3.8
Balcony	8'2" x 12'2"	2.5 x 3.7

A6.02 / 1 BED	645 sq ft	59.9 sqm
Apartment Area	590 sq ft	54.8 sqm
External Area	55 sq ft	5.1 sqm
Kitchen/Living Area	19'8" x 14'11"	6.0 x 4.3
Bedroom	10'10" x 10'6"	3.3 x 3.2
Balcony	8'6" x 6'7"	2.6 x 2.0

A6.03 / 1 BED	660 sq ft	61.3 sqm
Apartment Area	590 sq ft	54.8 sqm
External Area	70 sq ft	6.5 sqm
Kitchen/Living Area	18'4" x 12'10"	5.6 x 3.9
Bedroom	9'10" x 11'10"	3.0 x 3.6
Balcony	10'6" x 6'7"	3.2 x 2.0

A6.04 / 2 BED	967 sq ft	89.8 sqm
Apartment Area	861 sq ft	80.0 sqm
External Area	105 sq ft	9.8 sqm
Kitchen/Living Area	23'0" x 21'4"	7.0 x 6.5
Bedroom 1	17'5" x 9'6"	5.3 x 2.9
Bedroom 2	11'2" x 10'10"	3.4 x 3.3
Balcony 1	9'6" x 5'11"	2.9 x 1.8
Terrace	9'10" x 5'3"	3.0 x 1.6

A6.05 / 2 BED	1178 sq ft	109.4 sqm
Apartment Area	940 sq ft	87.3 sqm
External Area	238 sq ft	22.1 sqm
Kitchen/Living Area	23'0" x 16'11"	7.0 x 4.9
Bedroom 1	23'0" x 11'2"	7.0 x 3.4
Bedroom 2	11'2" x 12'6"	3.4 x 3.8
Terrace	46'7" x 5'3"	14.2 x 1.6

A6.06 / 2 BED	954 sq ft	88.6 sqm
Apartment Area	764 sq ft	71.0 sqm
External Area	189 sq ft	17.6 sqm
Kitchen/Living Area	26'11" x 10'10"	8.2 x 3.3
Bedroom 1	10'10" x 9'2"	3.3 x 2.8
Bedroom 2	10'6" x 12'10"	3.2 x 3.9
Terrace	36'1" x 5'3"	11.0 x 1.6

A6.07 / 2 BED	899 sq ft	83.5 sqm
Apartment Area	769 sq ft	71.4 sqm
External Area	130 sq ft	12.1 sqm
Kitchen/Living Area	17'9" x 18'4"	5.4 x 5.6
Bedroom 1	15'5" x 9'2"	4.7 x 2.8
Bedroom 2	10'10" x 11'10"	3.3 x 3.6
Terrace	5'3" x 24'11"	1.6 x 7.6

A6.08 / 3 BED	1531 sq ft	142.2 sqm
Apartment Area	1380 sq ft	128.2 sqm
External Area	151 sq ft	14.0 sqm
Kitchen/Living Area	21'8" x 18'8"	6.6 x 5.7
Bedroom 1	11'10" x 19'8"	3.6 x 6.0
Bedroom 2	9'2" x 13'5"	2.8 x 4.1
Bedroom 3	14'1" x 9'10"	4.3 x 3.0
Balcony 1	4'11" x 17'9"	1.5 x 5.4
Balcony 2	4'11" x 12'6"	1.5 x 3.8

B6.01 / 3 BED	1478 sq ft	137.3 sqm
Apartment Area	1178 sq ft	109.4 sqm
External Area	300 sq ft	27.9 sqm
Kitchen/Living Area	25'7" x 18'8"	7.8 x 5.7
Bedroom 1	10'10" x 13'9"	3.3 x 4.2
Bedroom 2	9'10" x 11'2"	3.0 x 3.4
Bedroom 3	9'10" x 12'2"	3.0 x 3.7
Balcony	5'11" x 9'2"	1.8 x 2.8
Terrace	15'9" x 15'9"	4.8 x 4.8

B6.02 / 1 BED	612 sq ft	56.9 sqm
Apartment Area	559 sq ft	51.9 sqm
External Area	54 sq ft	5.0 sqm
Kitchen/Living Area	15'5" x 18'4"	4.7 x 5.6
Bedroom	9'6" x 14'9"	2.9 x 4.5
Balcony	9'2" x 5'11"	2.8 x 1.8

B6.03 / 1 BED	611 sq ft	56.8 sqm
Apartment Area	558 sq ft	51.8 sqm
External Area	54 sq ft	5.0 sqm
Kitchen/Living Area	15'5" x 18'4"	4.7 x 5.6
Bedroom	9'6" x 14'9"	2.9 x 4.5
Balcony	9'2" x 5'11"	2.8 x 1.8

B6.04 / 1 BED	664 sq ft	61.7 sqm
Apartment Area	609 sq ft	56.6 sqm
External Area	55 sq ft	5.1 sqm
Kitchen/Living Area	26'11" x 12'6"	8.2 x 3.8
Bedroom	11'6" x 10'10"	3.5 x 3.3
Balcony	4'11" x 11'2"	1.5 x 3.4

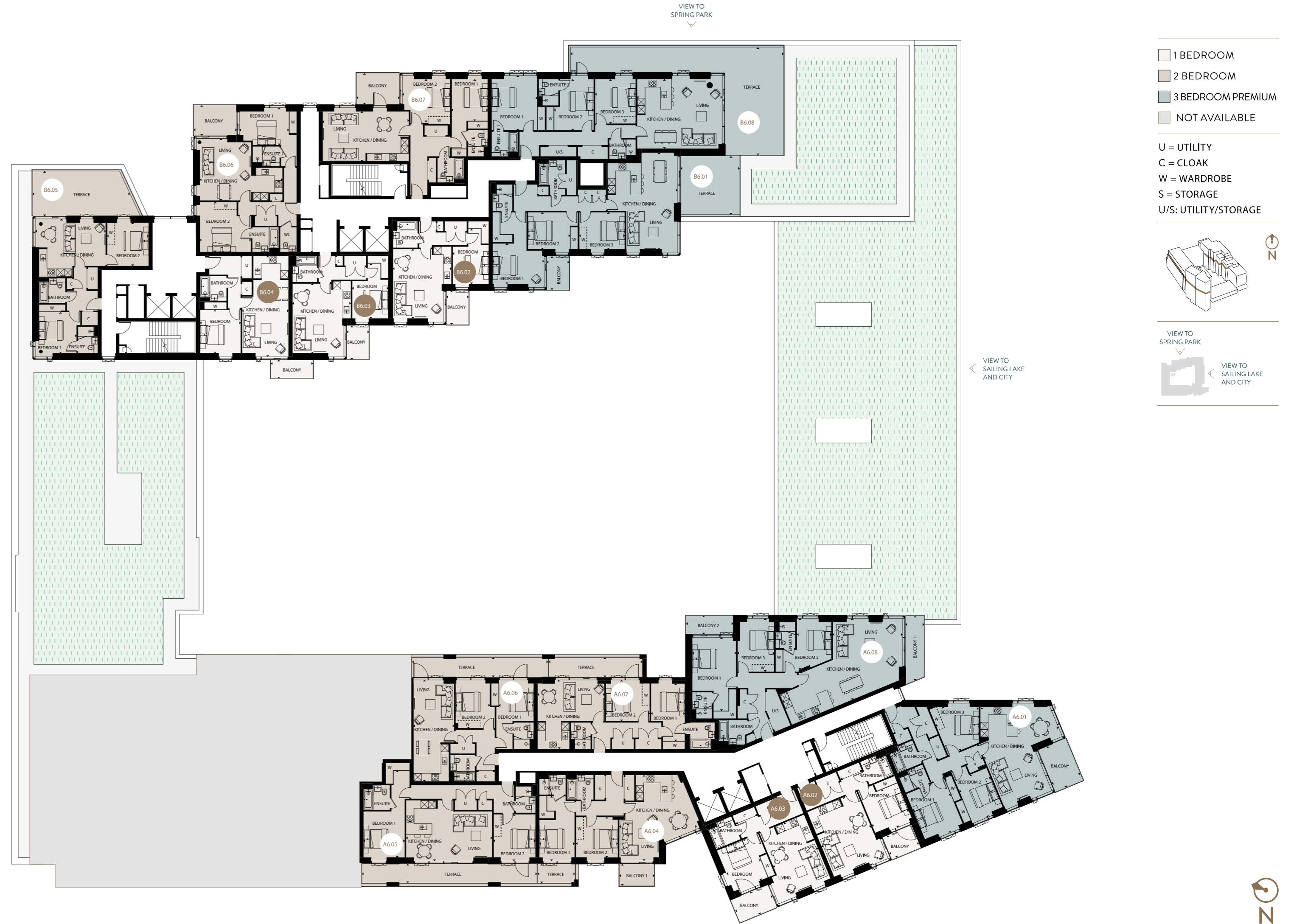
B6.05 / 2 BED	1038 sq ft	96.4 sqm
Apartment Area	729 sq ft	67.7 sqm
External Area	309 sq ft	28.7 sqm
Kitchen/Living Area	15'5" x 18'8"	4.7 x 5.7
Bedroom 1	10'10" x 10'2"	3.3 x 3.1
Bedroom 2	11'6" x 11'2"	3.5 x 3.4
Terrace	12'2" x 27'7"	3.7 x 8.4

B6.06 / 2 BED	987 sq ft	91.7 sqm
Apartment Area	896 sq ft	83.2 sqm
External Area	91 sq ft	8.5 sqm
Kitchen/Living Area	16'5" x 22'0"	5.0 x 6.7
Bedroom 1	13'1" x 9'2"	4.0 x 2.8
Bedroom 2	13'5" x 13'5"	4.1 x 4.1
Balcony	8'2" x 11'6"	2.5 x 3.5

B6.07 / 2 BED	981 sq ft	91.1 sqm
Apartment Area	885 sq ft	82.2 sqm
External Area	96 sq ft	8.9 sqm
Kitchen/Living Area	23'0" x 13'5"	7.0 x 4.1
Bedroom 1	11'2" x 9'6"	3.4 x 2.9
Bedroom 2	12'10" x 11'10"	3.9 x 3.6
Balcony	8'6" x 11'6"	2.6 x 3.5

B6.08 / 3 BED	1973 sq ft	183.3 sqm
Apartment Area	1249 sq ft	116.0 sqm
External Area	724 sq ft	67.3 sqm
Kitchen/Living Area	22'8" x 18'4"	6.9 x 5.6
Bedroom 1	12'2" x 14'5"	3.7 x 4.4
Bedroom 2	13'9" x 10'6"	4.2 x 3.2
Bedroom 3	11'10" x 10'10"	3.6 x 3.3
Terrace	57'1" x 29'2"	17.4 x 8.9

Sixth Floor Plan



Floorplans shown are for approximate measurements only. Exact layouts and sizes may vary. All measurements may vary within a tolerance of 5%. The dimensions are not intended to be used for carpet sizes, appliance sizes or items of furniture.



HARTINGTONS - SEVENTH FLOOR

A7.01 / 3 BED	1278 sq ft	118.7 sqm
Apartment Area	1178 sq ft	109.4 sqm
External Area	100 sq ft	9.3 sqm
Kitchen/Living Area	21'4" x 26'11"	6.5 x 8.2
Bedroom 1	10'10" x 14'11"	3.3 x 4.3
Bedroom 2	9'2" x 12'2"	2.8 x 3.7
Bedroom 3	12'6" x 12'6"	3.8 x 3.8
Balcony	8'2" x 12'2"	2.5 x 3.7

B7.01 / 2 BED	1270 sq ft	118.0 sqm
Apartment Area	934 sq ft	86.8 sqm
External Area	336 sq ft	31.2 sqm
Kitchen/Living Area	22'8" x 21'4"	6.9 x 6.5
Bedroom 1	13'9" x 20'0"	4.2 x 6.1
Bedroom 2	13'1" x 9'10"	4.0 x 3.0
Balcony	9'2" x 5'11"	2.8 x 1.8
Terrace	12'10" x 22'4"	3.9 x 6.8

A7.02 / 1 BED	645 sq ft	59.9 sqm
Apartment Area	590 sq ft	54.8 sqm
External Area	55 sq ft	5.1 sqm
Kitchen/Living Area	19'8" x 14'1"	6.0 x 4.3
Bedroom	10'10" x 10'6"	3.3 x 3.2
Balcony	8'6" x 6'7"	2.6 x 2.0

B7.02 / 1 BED	611 sq ft	56.8 sqm
Apartment Area	558 sq ft	51.8 sqm
External Area	54 sq ft	5.0 sqm
Kitchen/Living Area	15'5" x 18'4"	4.7 x 5.6
Bedroom	9'6" x 14'9"	2.9 x 4.5
Balcony	9'2" x 5'11"	2.8 x 1.8

A7.03 / 1 BED	660 sq ft	61.3 sqm
Apartment Area	590 sq ft	54.8 sqm
External Area	70 sq ft	6.5 sqm
Kitchen/Living Area	18'4" x 12'10"	5.6 x 3.9
Bedroom	9'10" x 11'10"	3.0 x 3.6
Balcony	10'6" x 6'7"	3.2 x 2.0

B7.03 / 1 BED	664 sq ft	61.7 sqm
Apartment Area	609 sq ft	56.6 sqm
External Area	55 sq ft	5.1 sqm
Kitchen/Living Area	26'11" x 12'6"	8.2 x 3.8
Bedroom	11'6" x 10'10"	3.5 x 3.3
Balcony	4'11" x 11'2"	1.5 x 3.4

A7.04 / 2 BED	967 sq ft	89.9 sqm
Apartment Area	861 sq ft	80.0 sqm
External Area	105 sq ft	9.8 sqm
Kitchen/Living Area	23'0" x 21'4"	7.0 x 6.5
Bedroom 1	17'5" x 9'6"	5.3 x 2.9
Bedroom 2	11'2" x 10'10"	3.4 x 3.3
Balcony 1	9'6" x 5'11"	2.9 x 1.8
Terrace	9'10" x 5'3"	3.0 x 1.6

B7.04 / 2 BED	812 sq ft	75.4 sqm
Apartment Area	729 sq ft	67.7 sqm
External Area	83 sq ft	7.7 sqm
Kitchen/Living Area	15'5" x 18'8"	4.7 x 5.7
Bedroom 1	10'10" x 10'2"	3.3 x 3.1
Bedroom 2	11'6" x 11'2"	3.5 x 3.4
Balcony	16'9" x 4'11"	5.1 x 1.5

A7.05 / 2 BED	1009 sq ft	93.7 sqm
Apartment Area	818 sq ft	76.0 sqm
External Area	191 sq ft	17.7 sqm
Kitchen/Living Area	22'8" x 14'1"	6.9 x 4.3
Bedroom 1	11'6" x 10'10"	3.5 x 3.3
Bedroom 2	10'6" x 12'10"	3.2 x 3.9
Terrace 1	22'8" x 4'11"	6.9 x 1.5
Terrace 2	5'3" x 14'9"	1.6 x 4.5

B7.05 / 2 BED	987 sq ft	91.7 sqm
Apartment Area	896 sq ft	83.2 sqm
External Area	91 sq ft	8.5 sqm
Kitchen/Living Area	16'5" x 22'0"	5.0 x 6.7
Bedroom 1	13'1" x 9'2"	4.0 x 2.8
Bedroom 2	13'5" x 13'5"	4.1 x 4.1
Balcony	8'2" x 11'6"	2.5 x 3.5

A7.06 / 2 BED	982 sq ft	91.2 sqm
Apartment Area	807 sq ft	75.0 sqm
External Area	174 sq ft	16.2 sqm
Kitchen/Living Area	17'9" x 18'4"	5.4 x 5.6
Bedroom 1	9'10" x 11'2"	3.0 x 3.4
Bedroom 2	11'2" x 12'6"	3.4 x 3.8
Terrace	5'3" x 33'10"	1.6 x 10.3

B7.06 / 3 BED	2190 sq ft	203.5 sqm
Apartment Area	1431 sq ft	132.9 sqm
External Area	760 sq ft	70.6 sqm
Kitchen/Living Area	22'4" x 28'7"	6.8 x 8.7
Bedroom 1	15'1" x 13'5"	4.6 x 4.1
Bedroom 2	9'6" x 13'9"	2.9 x 4.2
Bedroom 3	12'10" x 11'6"	3.9 x 3.5
Terrace	33'2" x 65'3"	10.1 x 19.9

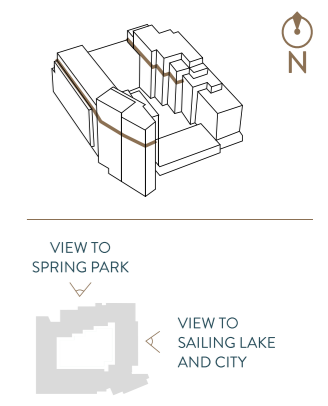
A7.07 / 3 BED	1587 sq ft	147.4 sqm
Apartment Area	1436 sq ft	133.4 sqm
External Area	151 sq ft	14.0 sqm
Kitchen/Living Area	21'8" x 18'8"	6.6 x 5.7
Bedroom 1	10'10" x 20'8"	3.3 x 6.3
Bedroom 2	13'5" x 9'2"	4.1 x 2.8
Bedroom 3	10'6" x 14'1"	3.2 x 4.3
Balcony 1	4'11" x 17'9"	1.5 x 5.4
Balcony 2	12'6" x 4'11"	3.8 x 1.5

Seventh Floor Plan



- 1 BEDROOM
- 2 BEDROOM
- 3 BEDROOM PREMIUM
- NOT AVAILABLE

- U = UTILITY
- C = CLOAK
- W = WARDROBE
- S = STORAGE
- U/S: UTILITY/STORAGE



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HARTINGTONS - EIGHTH FLOOR

A8.01 / 3 BED	1278 sq ft	118.7 sqm
Apartment Area	1178 sq ft	109.4 sqm
External Area	100 sq ft	9.3 sqm
Kitchen/Living Area	21'4" x 26'11"	6.5 x 8.2
Bedroom 1	10'10" x 14'11"	3.3 x 4.3
Bedroom 2	9'2" x 12'2"	2.8 x 3.7
Bedroom 3	12'6" x 12'6"	3.8 x 3.8
Balcony	8'2" x 12'2"	2.5 x 3.7

A8.02 / 1 BED	645 sq ft	59.9 sqm
Apartment Area	590 sq ft	54.8 sqm
External Area	55 sq ft	5.1 sqm
Kitchen/Living Area	19'8" x 14'11"	6.0 x 4.3
Bedroom	10'10" x 10'6"	3.3 x 3.2
Balcony	8'6" x 6'7"	2.6 x 2.0

A8.03 / 1 BED	660 sq ft	61.3 sqm
Apartment Area	590 sq ft	54.8 sqm
External Area	70 sq ft	6.5 sqm
Kitchen/Living Area	18'4" x 12'10"	5.6 x 3.9
Bedroom	9'10" x 11'10"	3.0 x 3.6
Balcony	10'10" x 6'7"	3.3 x 2.0

A8.04 / 3 BED	1587 sq ft	147.4 sqm
Apartment Area	1436 sq ft	133.4 sqm
External Area	151 sq ft	14.0 sqm
Kitchen/Living Area	21'8" x 18'8"	6.6 x 5.7
Bedroom 1	10'10" x 20'8"	3.3 x 6.3
Bedroom 2	13'5" x 9'2"	4.1 x 2.8
Bedroom 3	10'6" x 14'11"	3.2 x 4.3
Balcony 1	4'11" x 17'9"	1.5 x 5.4
Balcony 2	12'6" x 4'11"	3.8 x 1.5

B8.01 / 3 BED	1400 sq ft	130.1 sqm
Apartment Area	1109 sq ft	103.0 sqm
External Area	292 sq ft	27.1 sqm
Kitchen/Living Area	13'5" x 22'4"	4.1 x 6.8
Bedroom 1	15'1" x 13'5"	4.6 x 4.1
Bedroom 2	9'6" x 10'6"	2.9 x 3.2
Bedroom 3	11'6" x 11'6"	3.5 x 3.5
Terrace	13'5" x 23'4"	4.1 x 7.1

B8.02 / 2 BED	1230 sq ft	114.3 sqm
Apartment Area	929 sq ft	86.3 sqm
External Area	301 sq ft	28.0 sqm
Kitchen/Living Area	25'11" x 13'9"	7.9 x 4.2
Bedroom 1	13'9" x 19'0"	4.2 x 5.8
Bedroom 2	12'6" x 9'10"	3.8 x 3.0
Balcony	5'11" x 9'2"	1.8 x 2.8
Terrace	11'6" x 22'0"	3.5 x 6.7

B8.03 / 1 BED	664 sq ft	61.7 sqm
Apartment Area	609 sq ft	56.6 sqm
External Area	55 sq ft	5.1 sqm
Kitchen/Living Area	26'11" x 12'6"	8.2 x 3.8
Bedroom	11'6" x 10'10"	3.5 x 3.3
Balcony	4'11" x 11'2"	1.5 x 3.4

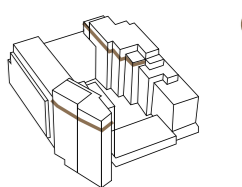
B8.04 / 2 BED	987 sq ft	91.7 sqm
Apartment Area	896 sq ft	83.2 sqm
External Area	91 sq ft	8.5 sqm
Kitchen/Living Area	16'5" x 22'0"	5.0 x 6.7
Bedroom 1	13'1" x 9'10"	4.0 x 3.0
Bedroom 2	13'5" x 13'5"	4.1 x 4.1
Balcony	8'2" x 11'6"	2.5 x 3.5

Eighth Floor Plan



- 1 BEDROOM
- 2 BEDROOM
- 3 BEDROOM PREMIUM

- U = UTILITY
- C = CLOAK
- W = WARDROBE
- S = STORAGE
- U/S: UTILITY/STORAGE



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HARTINGTONS - NINTH AND TENTH FLOORS

A9.01 / 3 BED	1278 sq ft	118.7 sqm
Apartment Area	1178 sq ft	109.4 sqm
External Area	100 sq ft	9.3 sqm
Kitchen/Living Area	21'4" x 26'11"	6.5 x 8.2
Bedroom 1	10'10" x 14'11"	3.3 x 4.3
Bedroom 2	9'2" x 12'2"	2.8 x 3.7
Bedroom 3	12'6" x 12'6"	3.8 x 3.8
Balcony	8'2" x 12'2"	2.5 x 3.7

A10.01 / 3 BED	1278 sq ft	118.7 sqm
Apartment Area	1178 sq ft	109.4 sqm
External Area	100 sq ft	9.3 sqm
Kitchen/Living Area	21'4" x 26'11"	6.5 x 8.2
Bedroom 1	10'10" x 14'11"	3.3 x 4.3
Bedroom 2	9'2" x 12'2"	2.8 x 3.7
Bedroom 3	12'6" x 12'6"	3.8 x 3.8
Balcony	8'2" x 12'2"	2.5 x 3.7

A9.02 / 1 BED	645 sq ft	59.9 sqm
Apartment Area	590 sq ft	54.8 sqm
External Area	55 sq ft	5.1 sqm
Kitchen/Living Area	19'8" x 14'11"	6.0 x 4.3
Bedroom	10'2" x 10'6"	3.1 x 3.2
Balcony	8'6" x 6'7"	2.6 x 2.0

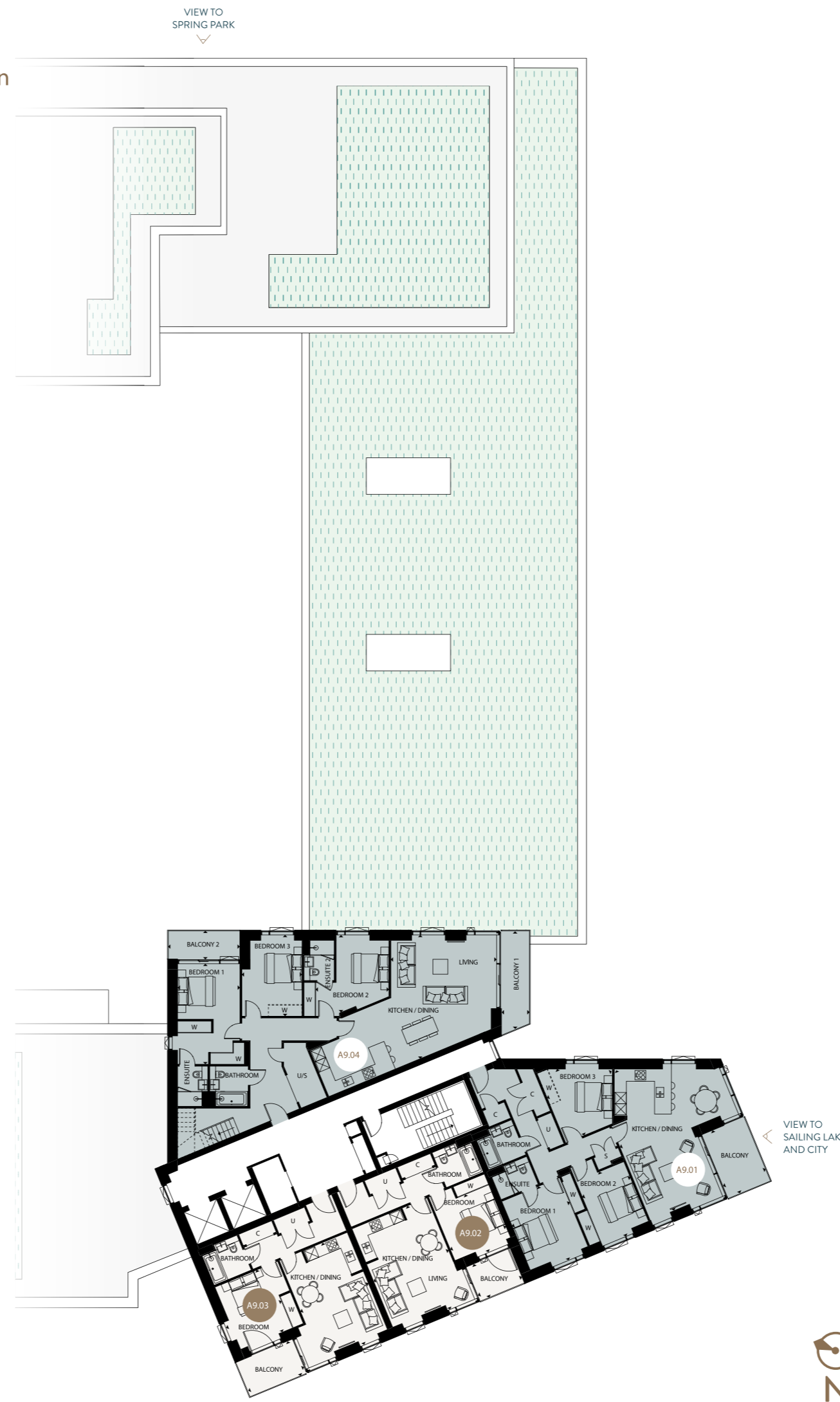
A10.02 / 1 BED	645 sq ft	59.9 sqm
Apartment Area	590 sq ft	54.8 sqm
External Area	55 sq ft	5.1 sqm
Kitchen/Living Area	19'8" x 14'11"	6.0 x 4.3
Bedroom	10'2" x 10'6"	3.1 x 3.2
Balcony	8'6" x 6'7"	2.6 x 2.0

A9.03 / 1 BED	660 sq ft	61.3 sqm
Apartment Area	590 sq ft	54.8 sqm
External Area	70 sq ft	6.5 sqm
Kitchen/Living Area	18'4" x 12'10"	5.6 x 3.9
Bedroom	9'10" x 11'10"	3.0 x 3.6
Balcony	6'7" x 10'6"	2.0 x 3.2

A10.03 / 1 BED	660 sq ft	61.3 sqm
Apartment Area	590 sq ft	54.8 sqm
External Area	70 sq ft	6.5 sqm
Kitchen/Living Area	18'4" x 12'10"	5.6 x 3.9
Bedroom	9'10" x 11'10"	3.0 x 3.6
Balcony	10'10" x 6'7"	3.3 x 2.0

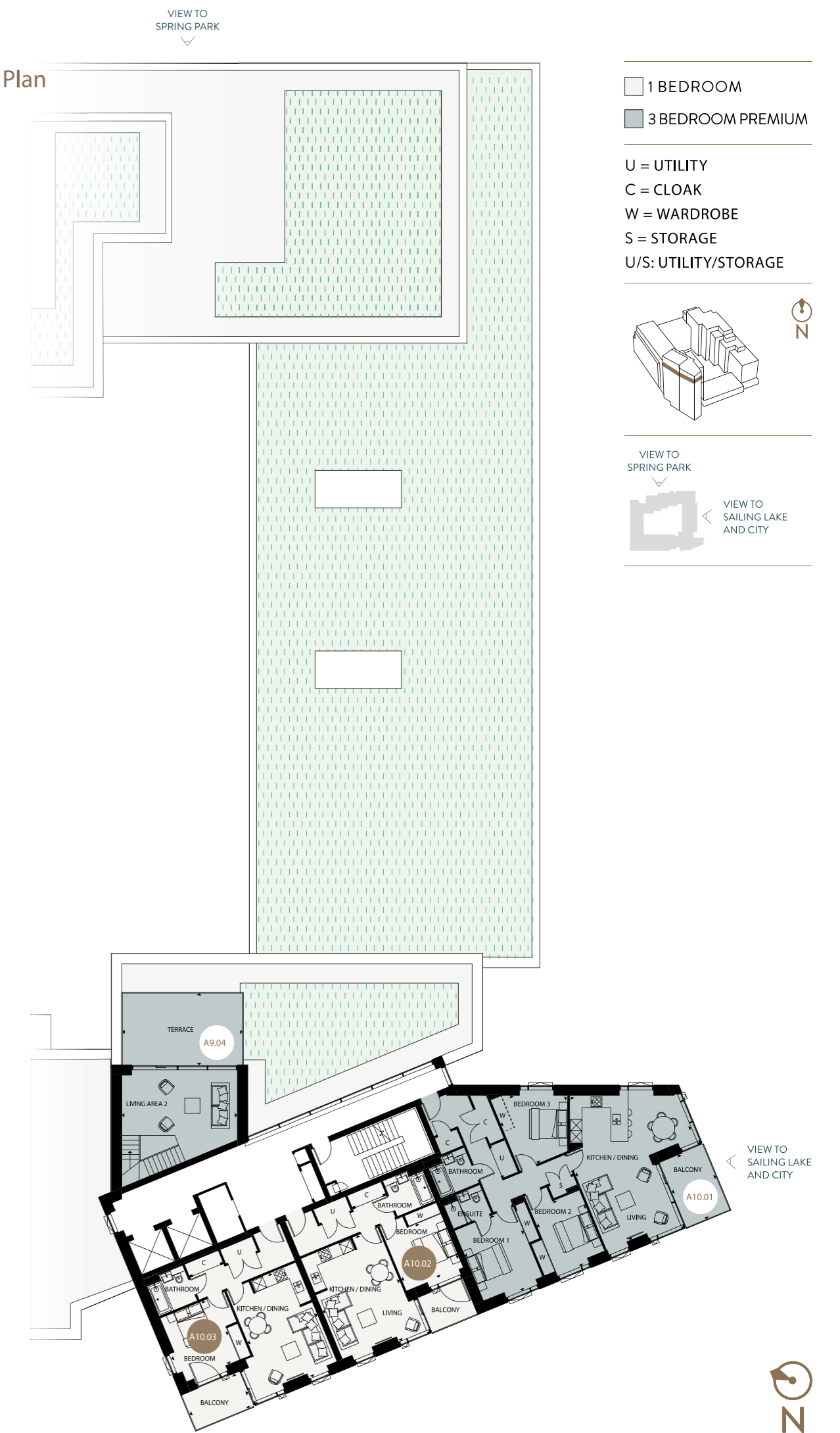
A9.04 / 3 BED Duplex	2125 sq ft	197.4 sqm
Apartment Area	1720 sq ft	159.8 sqm
External Area	405 sq ft	37.6 sqm
Kitchen/Living Area	21'8" x 18'8"	6.6 x 5.7
Bedroom 1	17'9" x 10'10"	5.4 x 3.3
Bedroom 2	13'5" x 12'10"	4.1 x 3.9
Bedroom 3	14'1" x 10'6"	4.3 x 3.2
Balcony 1	4'11" x 17'9"	1.5 x 5.4
Balcony 2	4'11" x 12'6"	1.5 x 3.8
Living Area 2	14'9" x 19'8"	4.5 x 6.0
Terrace	12'2" x 20'8"	3.7 x 6.3

Ninth Floor Plan

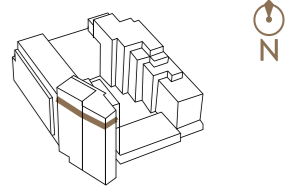


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Tenth Floor Plan



- 1 BEDROOM
- 3 BEDROOM PREMIUM
- U = UTILITY
- C = CLOAK
- W = WARDROBE
- S = STORAGE
- U/S: UTILITY/STORAGE



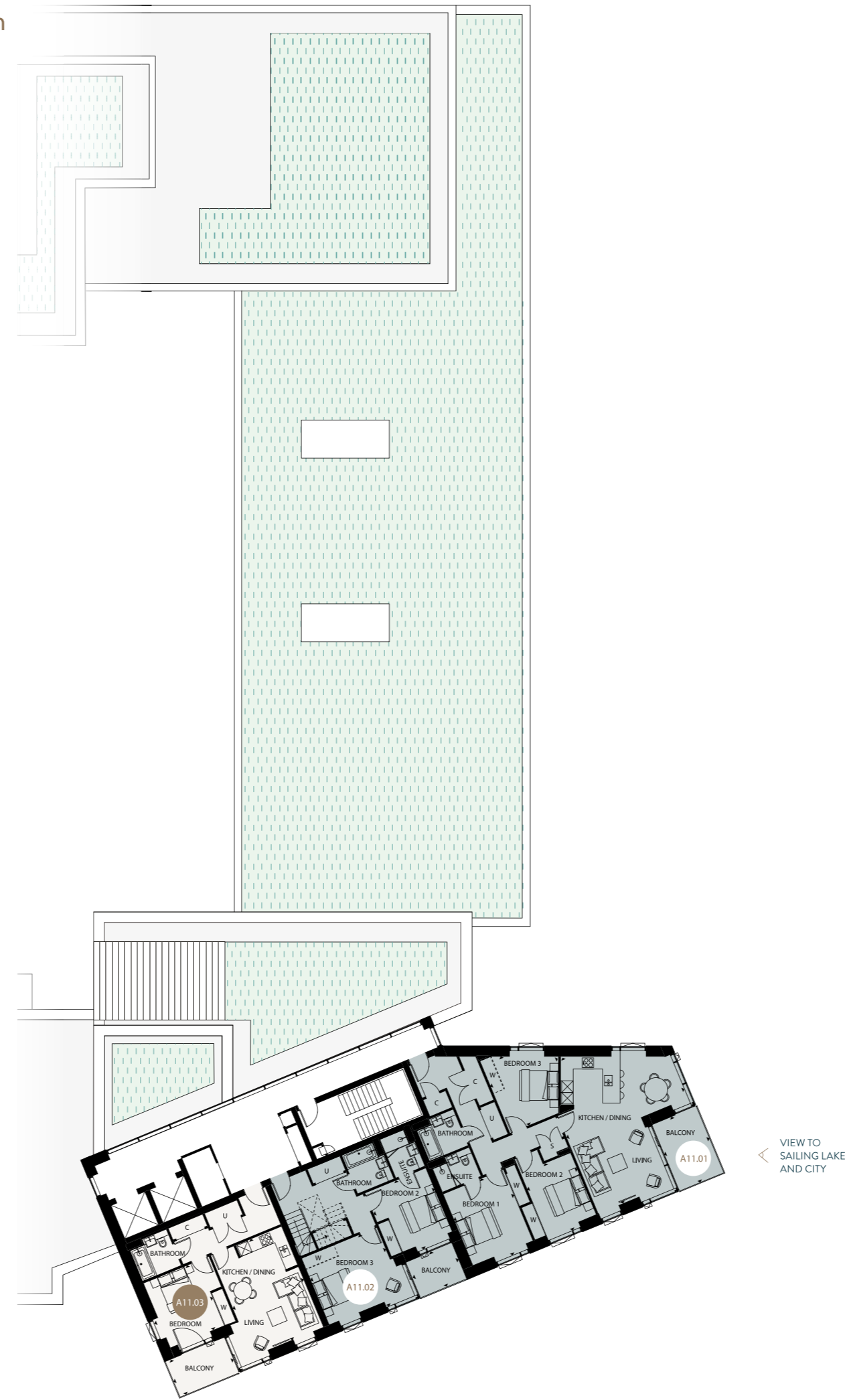
HARTINGTONS - ELEVENTH AND TWELFTH FLOORS

A11.01 / 3 BED	1278 sq ft	118.7 sqm
Apartment Area	1178 sq ft	109.4 sqm
External Area	100 sq ft	9.3 sqm
Kitchen/Living Area	21'4" x 26'11"	6.5 x 8.2
Bedroom 1	10'10" x 14'1"	3.3 x 4.3
Bedroom 2	9'2" x 12'2"	2.8 x 3.7
Bedroom 3	12'6" x 12'6"	3.8 x 3.8
Balcony	8'2" x 12'2"	2.5 x 3.7

A11.02 / 3 BED Duplex	2147 sq ft	199.5 sqm
Apartment Area	1568 sq ft	145.7 sqm
External Area	579 sq ft	53.8 sqm
Bedroom 3	13'1" x 13'9"	4.0 x 4.2
Bedroom 2	11'2" x 12'6"	3.4 x 3.8
Balcony	6'7" x 8'6"	2.0 x 2.6
Kitchen/Living Area	20'0" x 27'11"	6.1 x 8.5
Bedroom 1	21'8" x 13'9"	6.6 x 4.2
Terrace	33'10" x 26'11"	10.3 x 8.2

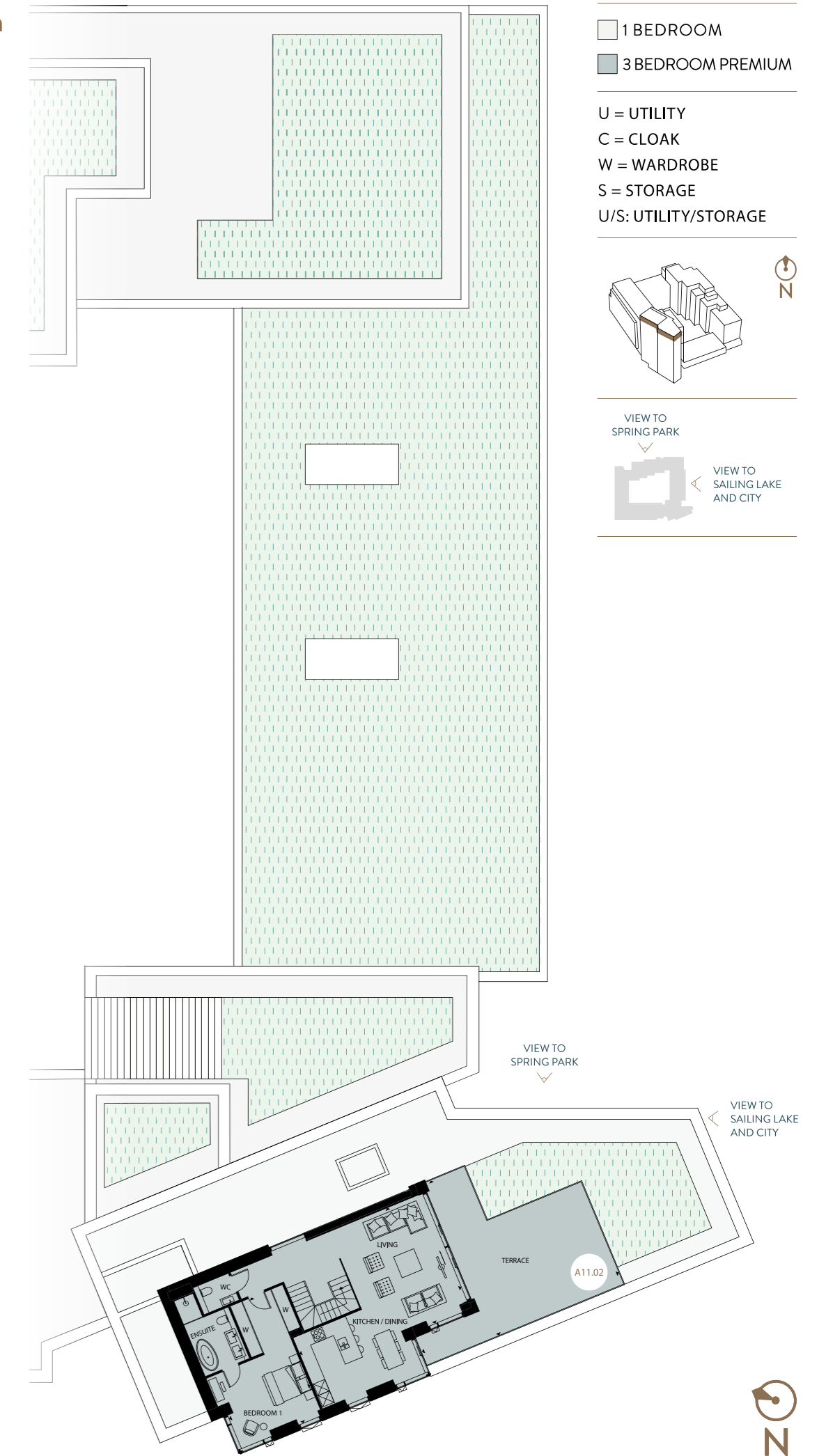
A11.03 / 1 BED	660 sq ft	61.3 sqm
Apartment Area	590 sq ft	54.8 sqm
External Area	70 sq ft	6.5 sqm
Kitchen/Living Area	18'4" x 12'10"	5.6 x 3.9
Bedroom	9'10" x 11'10"	3.0 x 3.6
Balcony	10'10" x 6'7"	3.3 x 2.0

Eleventh Floor Plan



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Twelfth Floor Plan





MATERIALS & SPECIFICATION

'Natural Elegance'

The calming interiors are a soft contrast to the impressive backdrop of Woodberry Down.

Clean lines are married with soft, relaxing interior elements – neutral greys and whites, with warming materials and plush carpets under foot.

A resolutely modern aesthetic brought to life.

Residents can choose from two palettes: Ground and Wildwood.



Computer-generated image of Grove shower room indicative only

GROVE

Interior finishes: Light engineered flooring; light grey carpets to all bedrooms

Kitchen: Handle free cabinets in graphite grey matt laminate; marble effect worktop with matching splashback

Bathroom / Shower Room: Porcelain floor tiles in warm grey; porcelain wall tiles in off white; porcelain feature wall tiles in a complementary neutral; matt finish wall cabinet with mirrored doors and feature lighting; matt finish base vanity unit in warm grey; white composite stone vanity top





Computer-generated image of Wildwood kitchen indicative only



Computer-generated image of Wildwood shower room indicative only

WILDWOOD

Interior finishes: Soft brown engineered flooring; seal grey carpets to all bedrooms
Kitchen: Handle free cabinets in soft grey laminate; marble effect worktop with matching splashback
Bathroom / Shower Room: Porcelain floor tiles in mid grey; porcelain floor and wall tiles in cool beige; porcelain feature wall tiles in a complementary neutral; matt finish wall cabinet with mirrored doors with feature lighting; matt finish base vanity unit in warm grey; white stone vanity top

SPECIFICATION

INTERIOR FINISHES

- ~ Engineered flooring.
- ~ Stained timber veneer front entrance door with multipoint locking system and spy hole.
- ~ Painted internal doors with feature grooves.
- ~ Walls and skirting in white matt finish.
- ~ Smooth painted ceilings.
- ~ Hinged / sliding doors onto terraces and balconies.
- ~ Satin stainless steel door furniture – Internal doors only.

KITCHEN – 1, 2 AND 3 BEDROOM APARTMENTS

- ~ Marble effect worktops and matching splashback.
- ~ Matt finished wall and base units.
- ~ Individually designed contemporary handle-less kitchen.
- ~ Under cabinet feature lighting to wall units.
- ~ 4 zone touch control induction hob and concealed telescopic extractor hood.
- ~ Single oven.
- ~ Built in microwave.
- ~ Integrated fridge/freezer.
- ~ Integrated dishwasher.
- ~ Washer/dryer (in cupboard).
- ~ 1 ½ bowl under mounted sink.
- ~ Compartmental recycling bins.

BEDROOMS

- ~ Fitted carpets.
- ~ Fitted wardrobes to master bedroom
- ~ Fitted wardrobes to bedroom 2 in 3-bed apartments (where applicable)
- ~ Walk in dressing areas where applicable in larger units.

SHOWER ROOMS/EN-SUITES

- ~ Large format porcelain floor and wall tiles.
- ~ Feature tile above vanity top.
- ~ Composite stone vanity top with semi recessed hand basin and wall-mounted chrome mixer tap.
- ~ Floor mounted white WC with soft close seat and concealed dual flush cistern.
- ~ Mirrored storage cupboard and open storage with LED external feature lighting, internal shelves and shaver socket.
- ~ Under basin storage cupboard.
- ~ Shower with fitted clear glass screen or enclosure.
- ~ Shower tray.
- ~ Chrome shower head on slider rail.
- ~ Chrome heated towel rail.
- ~ Chrome wall-mounted thermostatic shower mixer.
- ~ Chrome robe hooks, toilet roll holder.

MAIN BATHROOMS

- ~ Large format porcelain floor and wall tiles.
- ~ Feature tile above vanity top.
- ~ Composite stone vanity top with semi recessed hand basin and wall-mounted chrome mixer tap.
- ~ Floor mounted white WC with soft close seat and concealed dual flush cistern.
- ~ Mirrored storage cupboard and open storage with LED external feature lighting, internal shelves and shaver socket.
- ~ Under basin storage cupboard.
- ~ Matt finish bath panel.
- ~ Chrome wall mounted thermostatic bath/shower mixer.
- ~ Chrome shower head on slider rail over bath.
- ~ Clear glass bath screen.
- ~ Chrome heated towel rail.
- ~ Chrome robe hooks, toilet roll holder.



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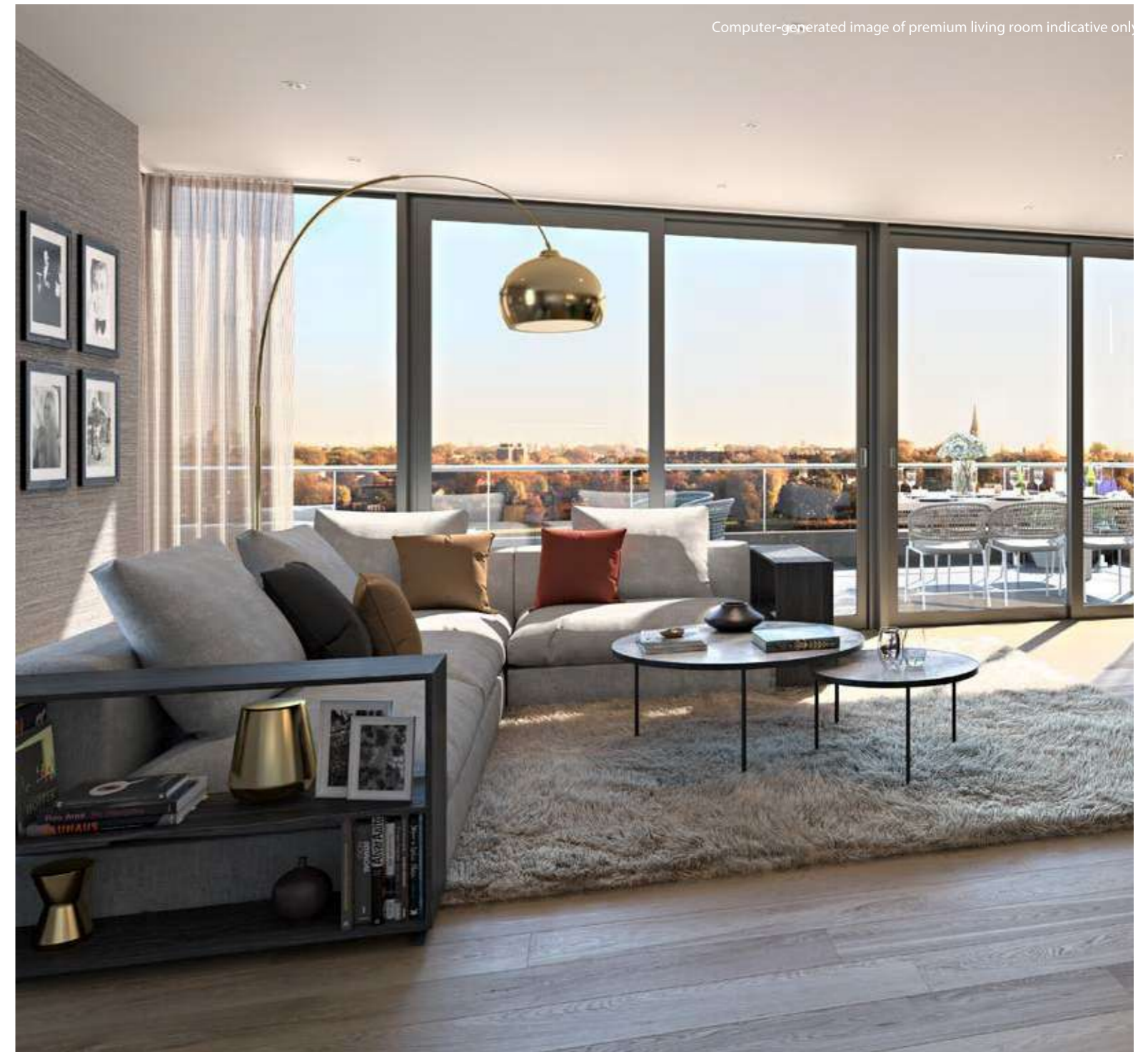
PREMIUM MATERIALS & SPECIFICATION

'Organic Indulgence'

An ambience of tranquillity, premium interiors are epitomised by matt finishes and accentuated by satin brass & marble effect features.

Natural warm and cool tones, bring a sense of the surrounding landscape into living spaces. Neutral greys and pure whites accentuate a fresh minimalist form, creating an aura of calm and peacefulness.

Residents can choose from two palettes: Lightwood Premium and Sorrel Premium.



Understated luxury in a natural setting.



Computer-generated image of Lightwood Premium bathroom indicative only

LIGHTWOOD PREMIUM

Interior finishes: Light engineered flooring; light grey carpets to all bedrooms

Kitchen: Handle free cabinets in light cashmere matt laminate; feature satin brass effect finger pulls; stone effect worktop with matching splashback

Bathroom / Shower Room: Porcelain floor and wall tiles in warm white; porcelain feature wall tiles in a complementary neutral; matt finish wall cabinet with mirrored doors and feature lighting; matt finish base vanity unit in warm grey with satin brass effect inlay; matt finish bath panel in warm grey with satin brass effect inlay; white composite vanity top



Computer-generated image of Sorrel Premium bathroom indicative only



SORREL PREMIUM

Interior finishes: Soft brown engineered flooring; seal grey carpets to all bedrooms

Kitchen: Handle free cabinets in graphite grey matt laminate; feature satin brass effect finger pulls; stone effect worktop with matching splashback

Bathroom / Shower Room: Porcelain floor and wall tiles in warm beige; porcelain feature wall tiles in a complementary neutral; matt finish wall cabinet with mirrored doors and feature lighting; matt finish base vanity unit in warm grey with satin brass effect inlay; matt finish bath panel in warm grey with satin brass effect inlay; white composite vanity top



Computer-generated images are indicative only



Computer-generated images are indicative only



Computer-generated images are indicative only



Computer-generated images are indicative only



Computer-generated images are indicative only



Computer-generated images are indicative only

PREMIUM SPECIFICATION

INTERIOR FINISHES

- ~ Engineered flooring.
- ~ Stained timber veneer front entrance door with multipoint locking system and spy hole.
- ~ Painted internal doors with feature grooves.
- ~ Walls and skirting in matt white finish.
- ~ Smooth painted ceilings.
- ~ Hinged / sliding doors onto terraces and balconies.
- ~ Satin stainless steel door furniture -Internal doors only.
- ~ Sound system (dual Zone) to master bedroom and living room.

BEDROOMS

- ~ Fitted carpets.
- ~ Fitted wardrobes to master bedroom
- ~ Fitted wardrobes to bedroom 2 (where applicable)
- ~ Walk-in dressing areas where applicable.

KITCHEN

- ~ Marble effect porcelain worktops and splashback.
- ~ Matt finished wall and floor units with feature brass effect trim.
- ~ Individually designed contemporary handle-less kitchen.
- ~ Under cabinet feature lighting to wall units.
- ~ 4 zone touch control induction hob and concealed telescopic extractor hood.
- ~ Single oven.
- ~ Built in combination microwave/oven.
- ~ Integrated fridge/freezer.
- ~ Integrated dishwasher.
- ~ Washer/dryer (in cupboard).
- ~ Wine cooler.
- ~ 1½ bowl under mounted sink.
- ~ Compartmental recycling bins.

MAIN BATHROOMS

- ~ Large format porcelain floor and wall tiles.
- ~ Feature tile above vanity top.
- ~ Composite vanity top with semi recessed hand basin and chrome wall-mounted mixer tap.
- ~ Floor mounted white WC with soft close seat and concealed dual flush cistern.
- ~ Large mirrored storage cupboard with LED external feature lighting with internal shelves and shaver socket.
- ~ Under basin storage cupboard with feature brass effect inlay.
- ~ Matt finish bath panel with brass effect inlay.
- ~ Chrome wall-mounted thermostatic bath/shower mixer.
- ~ Chrome shower head on slider rail.
- ~ Clear glass bath screen.
- ~ Chrome heated towel rail.
- ~ Chrome robe hooks, toilet roll holder.

SHOWER ROOMS/EN-SUITES

- ~ Large format porcelain floor and wall tiles.
- ~ Feature tile above vanity top.
- ~ Composite vanity top with semi recessed hand basin and wall-mounted chrome mixer tap.
- ~ Floor mounted white WC with soft close seat and concealed dual flush cistern.
- ~ Large mirrored storage cupboard with LED external feature lighting with internal shelves and shaver socket.
- ~ Under basin storage cupboard with feature brass effect inlay.
- ~ Shower with fitted clear glass screen or enclosure.
- ~ Shower tray.
- ~ Over head shower wall-mounted & chrome shower head on slider rail.
- ~ Chrome heated towel rail.
- ~ Chrome wall mounted thermostatic shower mixer.
- ~ Chrome robe hooks, toilet roll holder.

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THE DETAILS

SECURITY & PEACE OF MIND

- ~ Concierge.
- ~ Access to apartments via video door entry system and electronic access to internal areas.
- ~ Main powered smoke detectors with battery back-up.
- ~ Recorded CCTV coverage of site entrance and car park areas.
- ~ Multi point locking front entrance door.
- ~ 10-year Premier Warranty Guarantee.

COMMON AREAS

- ~ Tiled flooring and feature timber wall panelling to entrance hallways.
- ~ Hallways and staircases to all floors carpeted throughout.
- ~ Painted corridor walls.
- ~ Lift access to all floors.
- ~ Refuse store provided in basement.
- ~ Post boxes in entrance lobby areas.
- ~ Access to gated car park via electronic entry system.
- ~ Underground car parking spaces available by separate negotiation on selected plots on a right to park permit.
- ~ Secure bicycle storage available.
- ~ Electric car charging points.

EXTERNAL FINISHES

- ~ Composite decking on balconies, paving on terraces, glass and stainless steel balustrade/handrail.

ELECTRICAL FITTINGS/PLUMBING

- ~ Energy efficient LED downlights.
- ~ Feature under cabinet lighting to wall units in kitchen and bath/shower room.
- ~ Master light switch in hallway.
- ~ Satin chrome socket outlets at worktop height in kitchen.
- ~ Isolator grid switch for kitchen appliances.
- ~ White switches and sockets to all other locations.
- ~ Automatic lighting to storage cupboards.
- ~ Shaver sockets to bathrooms/shower rooms.

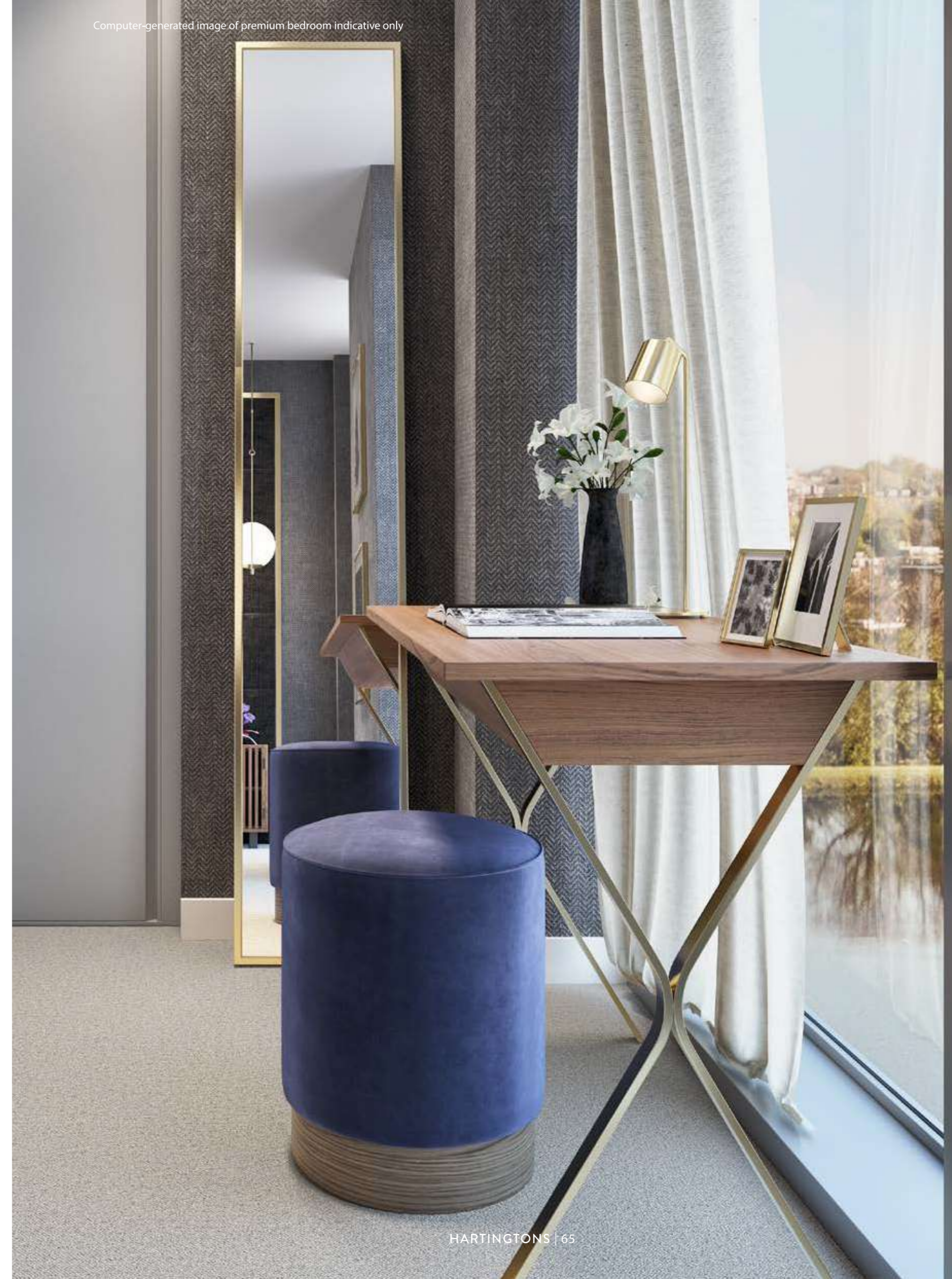
HEATING

- ~ Centrally provided heating and hot water, individually metered to each apartment.
- ~ Under floor heating with zoned thermostatic temperature controls.
- ~ Chrome heated towel rail with individual control to bathrooms/shower rooms.

TELECOMMUNICATIONS

- ~ Wired for Sky Q, Multi-room and Ultra High Definition ready television with points to living room and all bedrooms (subject to future connection by purchaser).
- ~ Broadband capability to all telephone points which are provided to living room and all bedrooms (subject to future connection by purchaser).

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UK