

Sophie Ashby
COLLECTION

ONE CROWN
PLACE

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FLOORPLANS
& FINISHES

The Building

One Crown Place is a dramatic new addition to London's iconic skyline, celebrating changing perceptions of what the City stands for.

Embracing the old-meets-new character of the City and Hackney, the development is a welcome contrast to the capital's many glass towers, artfully combining original heritage buildings with striking modern architecture.



THE BUILDING

THE BUILDING

ONE CROWN
PLACE

City skyline

One Crown Place cuts a stylish new figure on the skyline

THE BUILDING



THE BUILDING

Residents' entrance
Entrance through inner courtyard

THE BUILDING



Boutique hotel

Located in a restored Georgian terrace, the boutique hotel on Sun Street will include a destination restaurant and private members' club

THE BUILDING



The courtyard

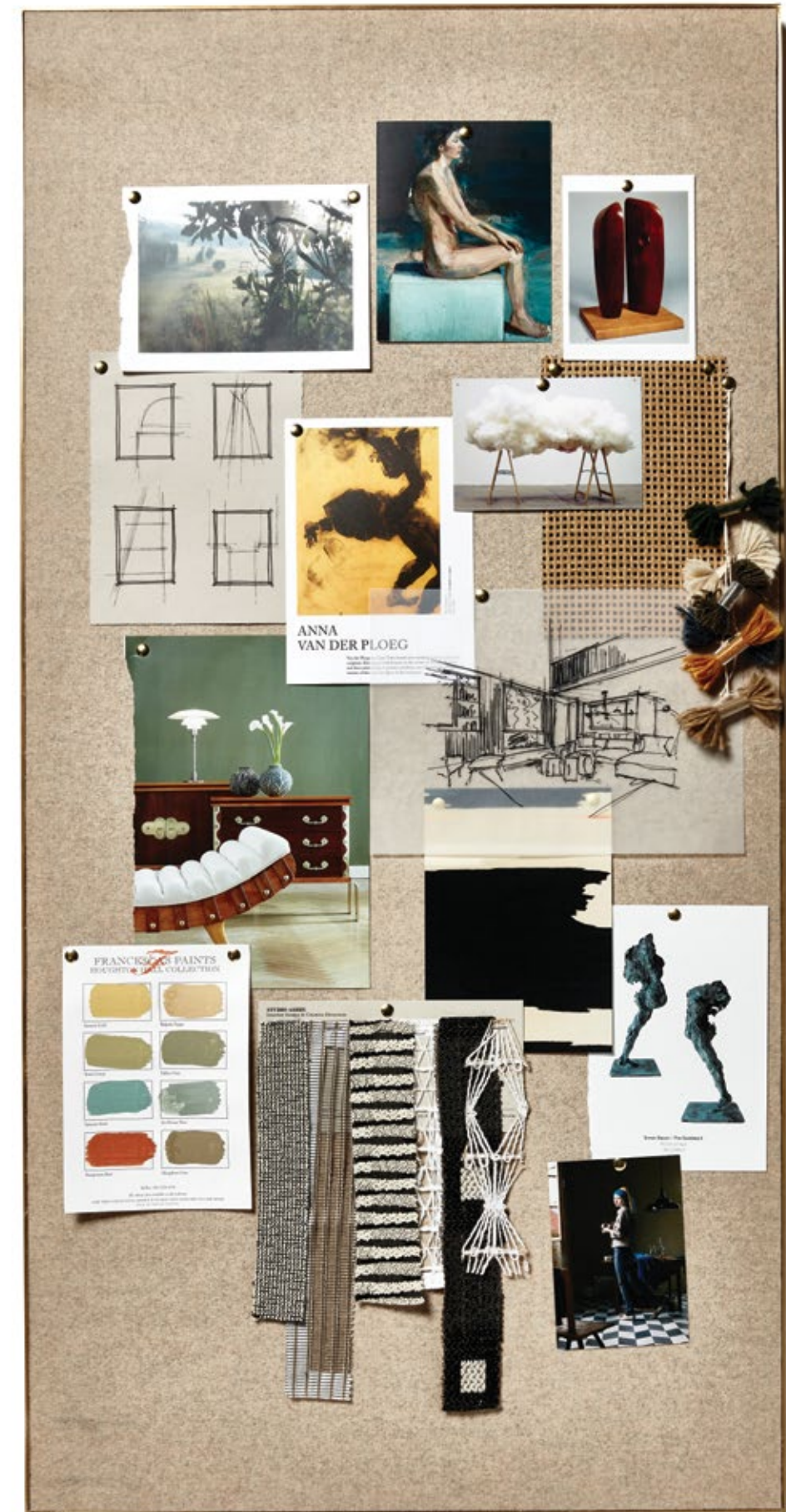
The inner courtyard provides a calm and welcoming shared space

The 'Sophie Ashby Collection' comprises nine premium apartments on the upper floors at One Crown Place. The collection is made up of one and three bedroom apartments alongside three bedroom duplexes, all with stunning views at the top of both the North and South towers.



I believe the things we surround ourselves with should make us feel alive and connect us to the spaces we inhabit; this is ultimately what I hope for the residents who will live in these unique homes.”

Jessie Felby



Entrance Hall

Along with craftsmanship, the emphasis is on the beauty of natural materials and in reference to the local area, a juxtaposition of the old alongside the new. Each one of these nine premium apartments has been lovingly curated to create a totally unique home.





Entrance hall
The entrance hall features engineered oak flooring with inlaid marble rugs

Living Space

Influenced by the original Georgian terrace that forms part of One Crown Place, Sophie and her team have looked to the beautiful muted palette of the Georgian period. The era is often referred to as 'the age of elegance' and modern elegance is what defines these sumptuous interiors.



LIVING SPACE



LIVING SPACE



Living space
Art and design in perfect harmony

LIVING SPACE



LIVING SPACE

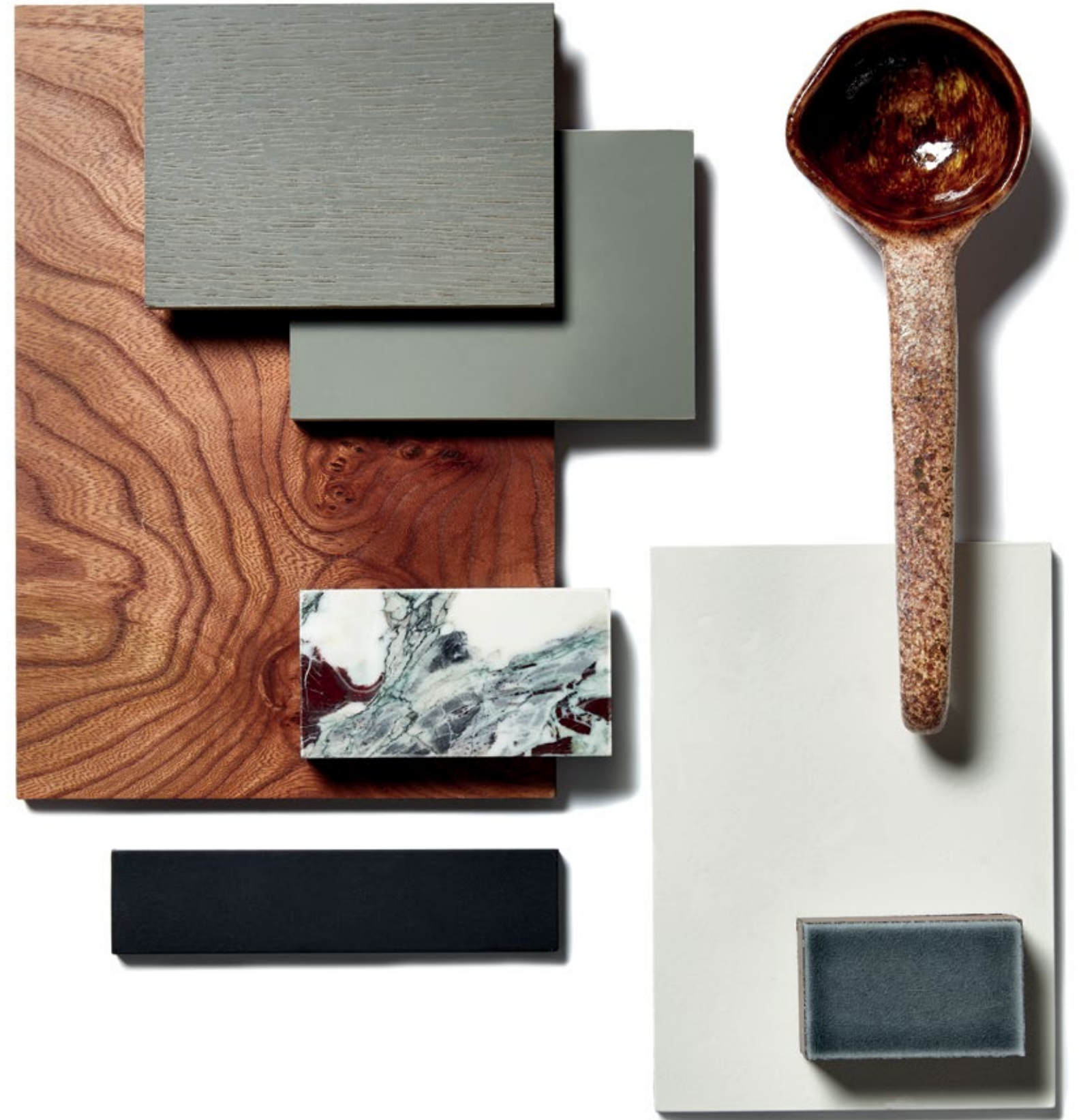
Living space
Natural light and vivid colour blend seamlessly



Living space
The lateral apartment provides panoramic views of the City

Kitchen

The kitchen provides a fitting focal point for the heart of the home. Each kitchen includes high-end appliances, glazed stone surfaces and wall units with a matt lacquer oak veneer.



KITCHEN



KITCHEN

Kitchen
Playful textures and bold pops of colour create an eclectic feel



Kitchen
Marble splashbacks and glazed stone surfaces





Kitchen
High-end appliances and bespoke wall units combine beautifully

Bedroom

Throughout the apartments, deep saturated shades of colour have been skilfully blended with lighter tones. The material feel of the environment has also been carefully considered. In the bedroom, the white lacquer oak veneer wardrobe doors have been elegantly crafted, with the tactile luxury of their soft leather wrap pull-handles adding a superior finish.





Master bedroom
Featuring full-height fitted wardrobes

40

40



BATHROOMS



BATHROOMS

Master en-suite
The elegant master en-suite bathroom

BATHROOMS



BATHROOMS

Second bedroom en-suite
Offering stunning views across London



Third bedroom en-suite
The walk-in shower uses white marble offset by contemporary matt black fittings



Amenities

The seventh floor provides an extension of your home. The central living room includes furniture carefully chosen to promote sharing and a sense of community. The gym has state of the art equipment, while the screening room takes cues from the golden age of the cinema.





AMENITIES

AMENITIES

Seventh floor living room
Beautifully designed areas to spend quality time in

AMENITIES



AMENITIES

Gym
State-of-the-art equipment you'd expect, with playful touches you might not

AMENITIES



Shared kitchenette
Perfect for hosting a gathering of friends



AMENITIES

AMENITIES



Screening room
Design cues from the golden age of cinema with art deco style lighting and furniture

AMENITIES

The City Life

Bookended by the tech hub of Old Street to the north and the creative melting pot of Shoreditch to the East, One Crown Place sits within sight of the City's iconic boundaries. A place where the prestige and tradition of the capital's most historic district rub shoulders with the innovation and culture of its most exciting neighbourhoods.



OLD STREET

Something of a contradiction, this ancient artery linking East and West is now a byword for all that's fresh and ground-breaking in East London's influential tech scene. Global tech company HQs have brought a buzzing social scene to the streets whose gallery spaces, studios and bars originally made Old Street a draw for creatives and start-ups.





THE CITY LIFE



THE CITY LIFE

SHOREDITCH

Once up-and-coming, now undoubtedly a destination that's here to stay, the edge that put Shoreditch on the map now comes with a dash of glamour and gloss. Wander through its myriad of streets, amongst former warehouses and you'll find an irresistible mix of smart Michelin-starred restaurants and independent designer boutiques, artists' studios and cool under-the-radar bars.





THE CITY LIFE



THE CITY LIFE



THE CITY LIFE



THE CITY LIFE

THE CITY

There is much more to this square mile of historic London than big business. Look closer and you'll find a fast-growing and round-the-clock social and cultural scene. Today the City is emerging as a district where Londoners long to live and visitors journey to experience an authentic taste of the capital.





















THE CITY LIFE



THE CITY LIFE





 LIVERPOOL STREET 3 MINUTES	 OLD STREET 8 MINUTES	 SHOREDITCH HIGH STREET 12 MINUTES	 BANK 13 MINUTES
 BOND STREET 7 MINUTES	 CANARY WHARF 6 MINUTES	 LONDON BRIDGE 7 MINUTES	 WATERLOO 9 MINUTES
 KING'S CROSS ST PANCRAS 11 MINUTES	 STRATFORD 8 MINUTES	 PADDINGTON 10 MINUTES	 VICTORIA 18 MINUTES
 HEATHROW AIRPORT 33 MINUTES	 GATWICK AIRPORT 40 MINUTES	 STANSTED AIRPORT 45 MINUTES	 LUTON AIRPORT 50 MINUTES

Travel times are taken from citymapper.com, crossrail.co.uk and Google Maps. Tube and train times are from Liverpool Street Station.

Floorplans & Finishes

Three Bedroom Duplex

N2503

Floor 25

Total area
266 sqm
2864 sqft

Kitchen/Dining/Living Area
10.43m × 9.96m
34'2" × 32'8"

Third Bedroom
6.17m × 3.93m
20'2" × 12'9"

Terrace
110 sqm
1184 sqft



Lower Level

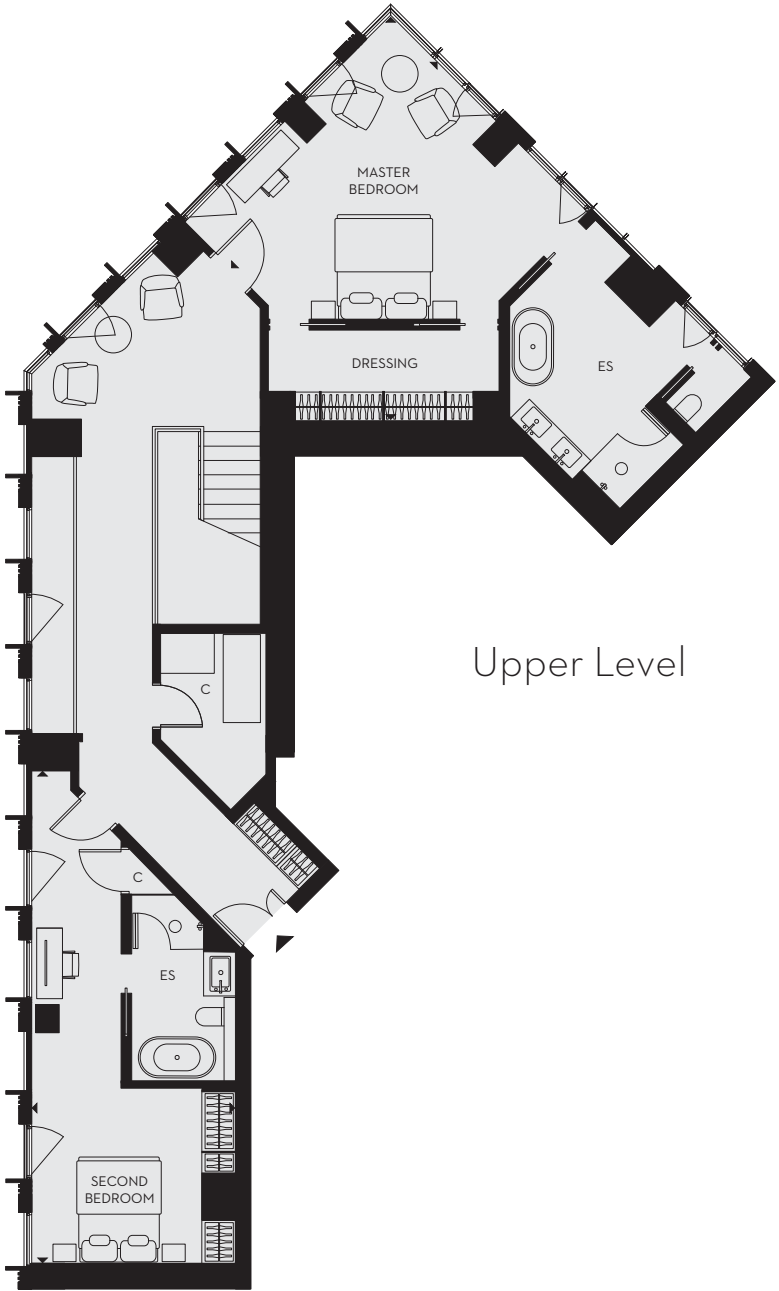
C – Cupboard ES – En-suite WC – Lavatory



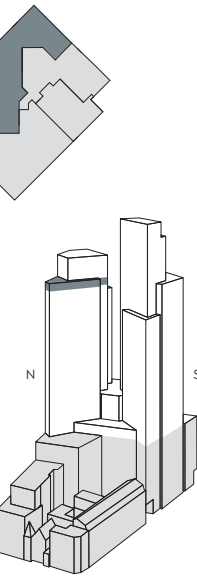
Floor 26

Master Bedroom
5.64m × 7.88m
18'6" × 25'10"

Second Bedroom
9.57m × 3.93m
31'5" × 12'11"



Upper Level



Three Bedroom

N2701

Floor 27

Total area
148 sqm
1598 sqft

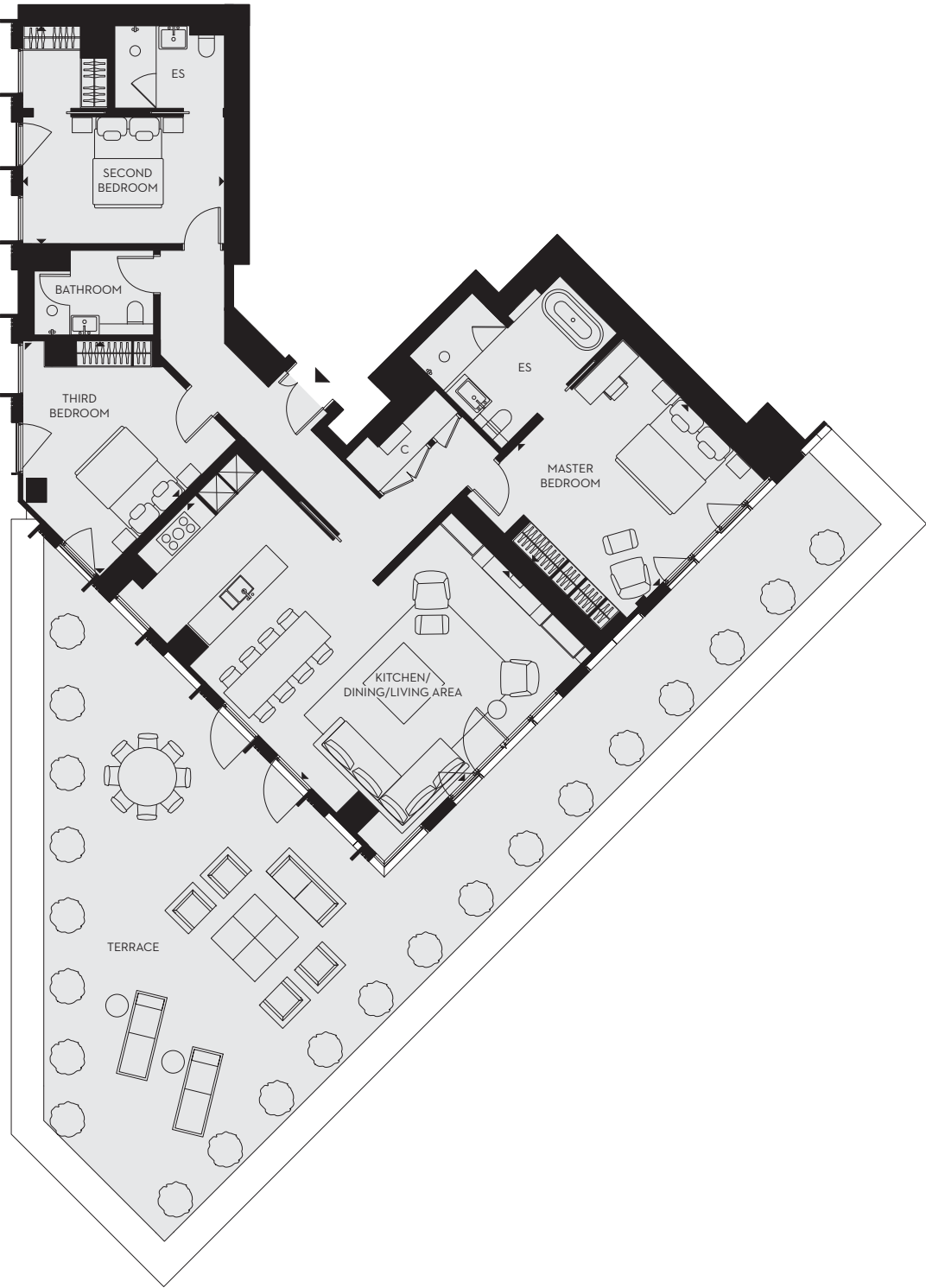
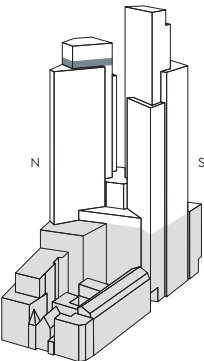
Kitchen/Dining/Living Area
8.79m × 6.57m
28'10" × 21'7"

Master Bedroom
4.46m × 4.96m
14'8" × 16'3"

Second Bedroom
4.55m × 4.88m
14'11" × 16'0"

Third Bedroom
5.29m × 4.87m
17'4" × 16'0"

Terrace
109 sqm
1165 sqft



C – Cupboard ES – En-suite WC – Lavatory



One Bedroom

N2702/N2803

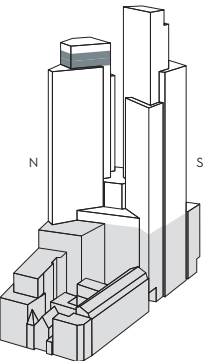
Floor 27 & 28

Total area
67 sqm
721 sqft

Kitchen/Dining/Living Area
7.59m × 3.35m
24'11" × 10'11"

Bedroom
4.56m × 2.75m
14'12" × 9'1"

Winter Garden
3.41m × 2.81m
11'2" × 9'3"



C – Cupboard ES – En-suite WC – Lavatory

Three Bedroom Duplex

S2701

Floor 27

Total area
300 sqm
3230 sqft

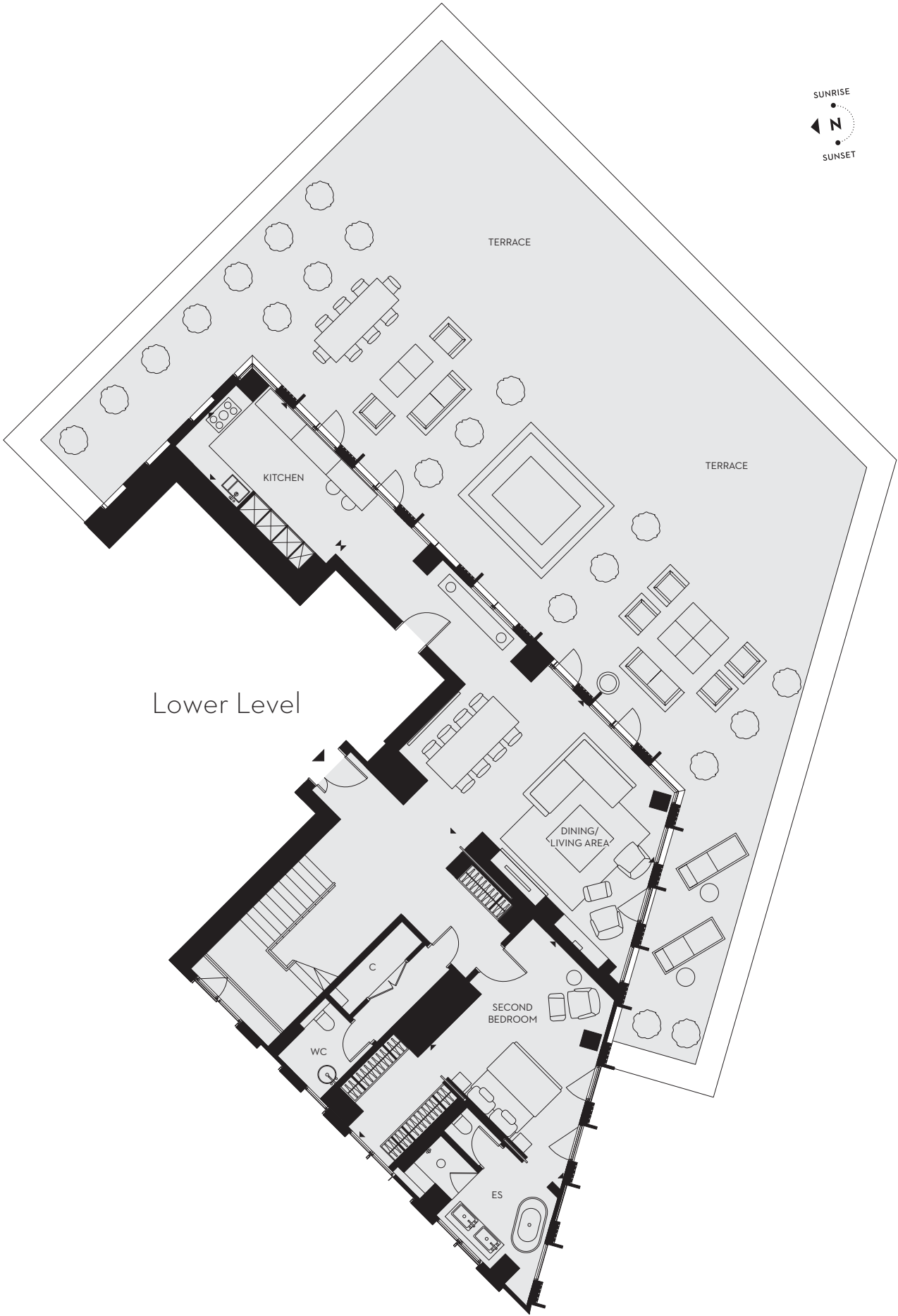
Kitchen
5.20m x 2.99m
17'1" x 9'9"

Dining/Living Area
12.28m x 5.19m
40'3" x 17'1"

Second Bedroom
7.62m x 5.34m
25'0" x 17'6"

Terrace
218 sqm
2342 sqft

Lower Level



C – Cupboard ES – En-suite WC – Lavatory

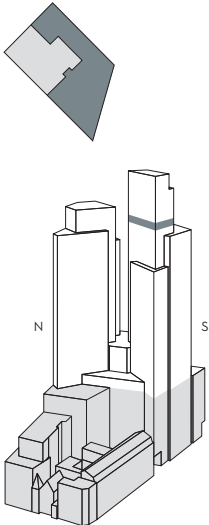
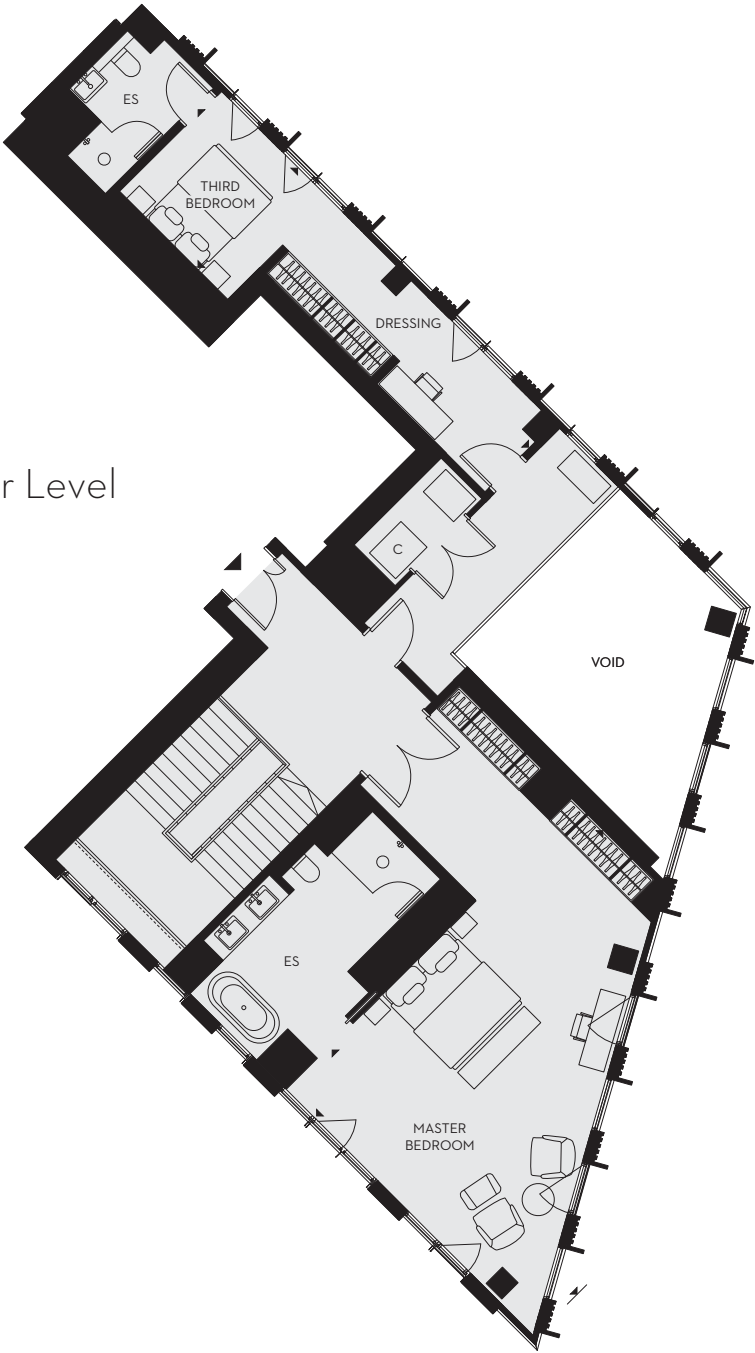


Floor 28

Master Bedroom
7.90m x 6.74m
25'11" x 22'1"

Third Bedroom
9.22m x 2.76m
30'3" x 9'1"

Upper Level



Three Bedroom

S2901/S3001/S3101

Floor 29, 30 & 31

Total area
150 sqm
1616 sqft

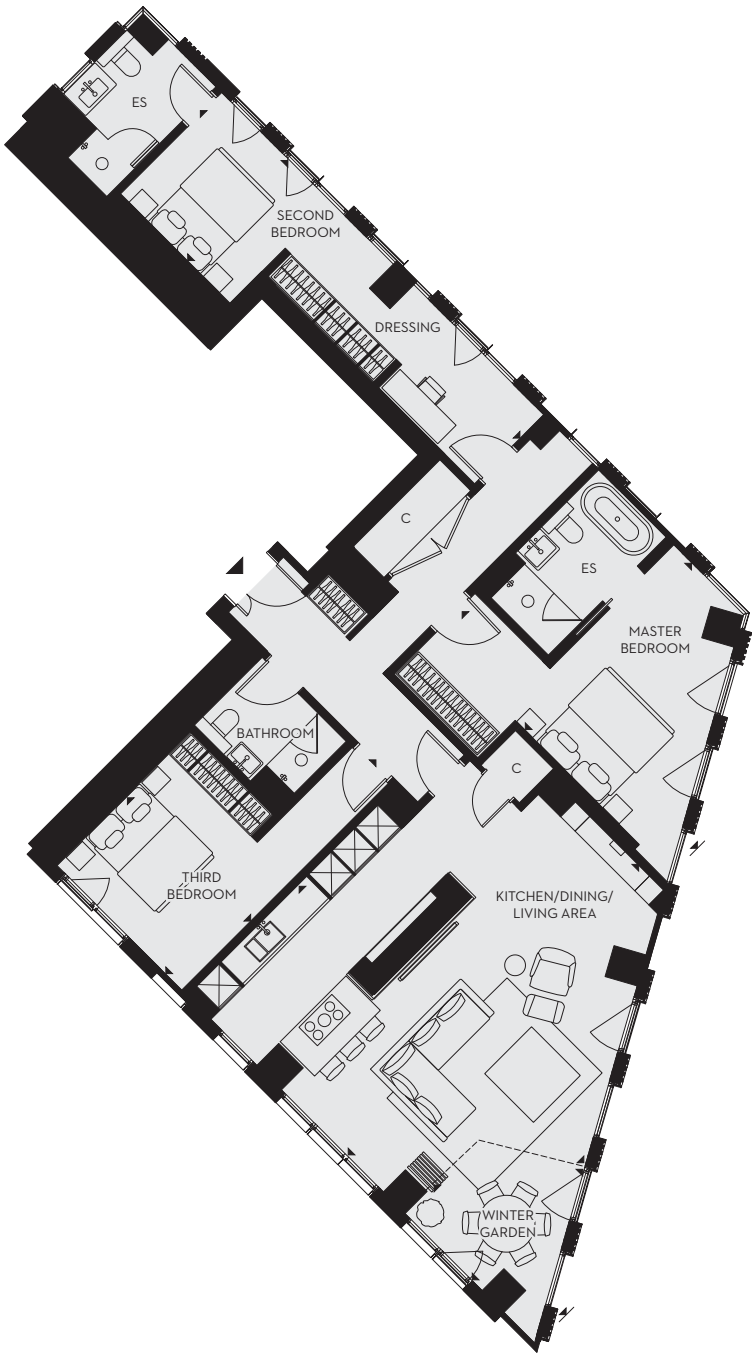
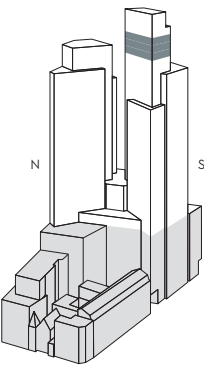
Kitchen/Dining/Living Area
7.81m × 7.96m
25'7" × 26'1"

Master Bedroom
6.50m × 5.59m
21'4" × 18'4"

Second Bedroom
2.76m × 8.80m
9'1" × 28'10"

Third Bedroom
3.41m × 5.65m
11'2" × 18'6"

Winter Garden
3.04m × 3.53m
10'0" × 11'7"



C – Cupboard ES – En-suite WC – Lavatory

Top Floor Apartment

Three Bedroom Duplex

S3201

Floor 32

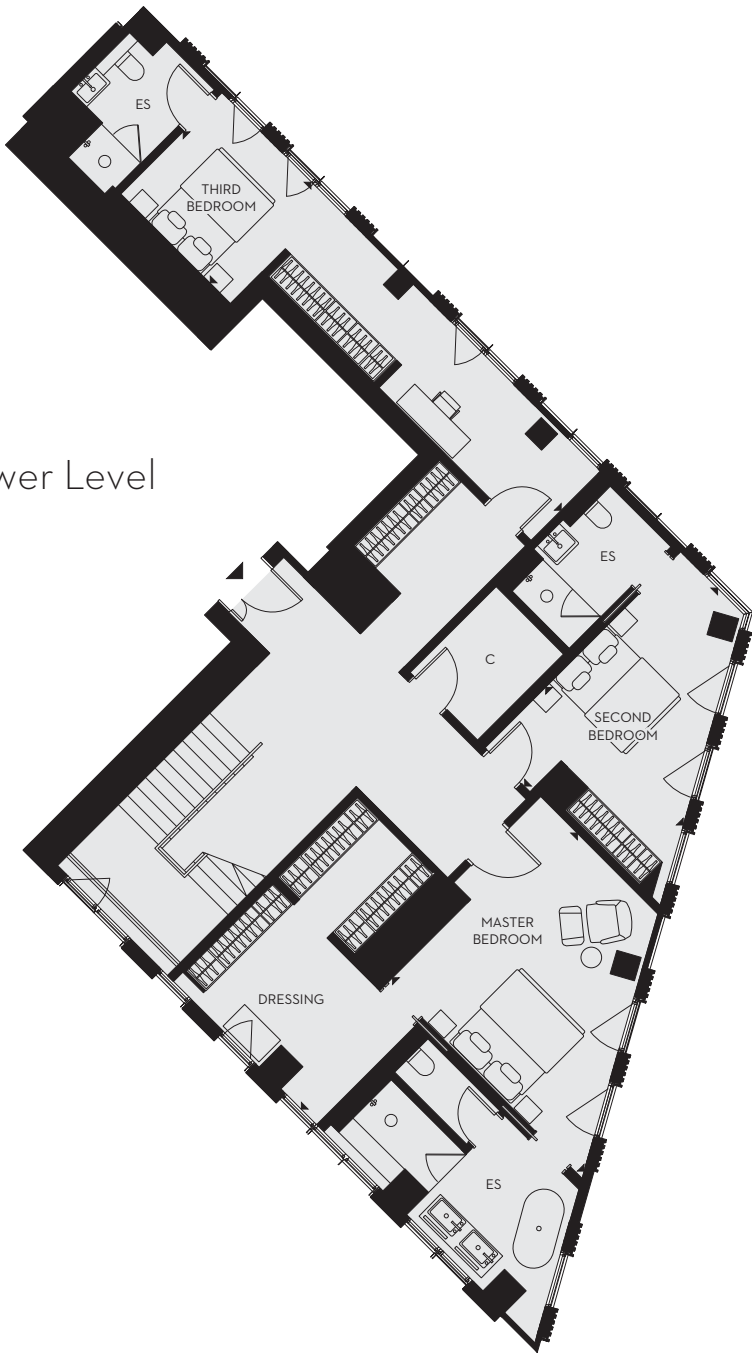
Total area
253 sqm
2693 sqft

Master Bedroom
5.33m × 7.54m
17'6" × 24'9"

Second Bedroom
4.56m × 5.35m
14'11" × 17'7"

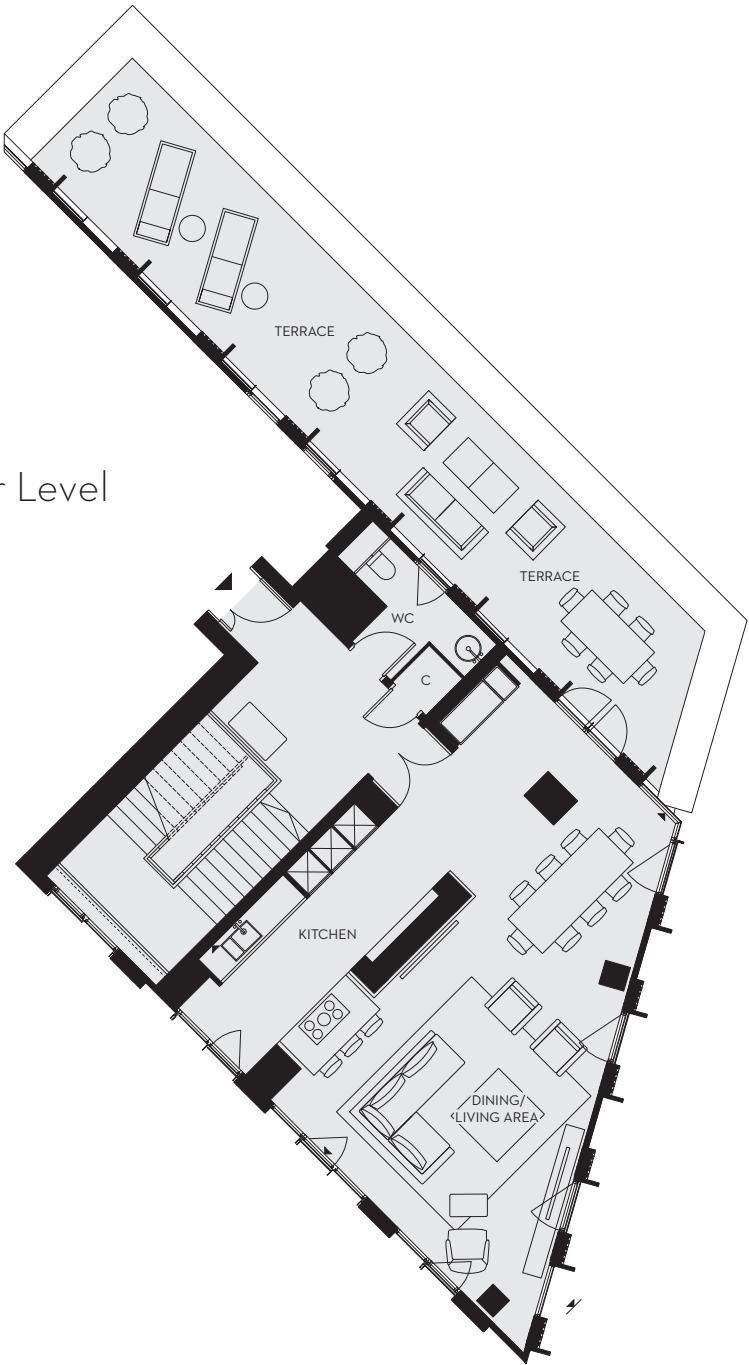
Third Bedroom
10.34m × 2.76m
33'11" × 9'1"

Lower Level



C – Cupboard ES – En-suite WC – Lavatory

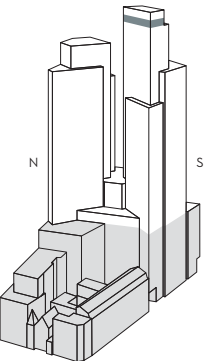
Upper Level



Floor 33

Kitchen/Dining/Living Area
9.94m × 9.31m
32'7" × 30'6"

Terrace
46 sqm
494 sqft



Three Bedroom Duplex

N2503

KITCHEN

Bespoke kitchen cabinetry wall units with lacquered oak veneer

Natural stone splashback, shelving and countertop

Kitchen island with glazed worktop, lacquered oak cabinets and black metal frame

Under-mounted sink with single lever mixer tap

Integrated appliances as indicated below

(Miele or similar):
Oven
Combination microwave oven
Coffee machine
Induction hob
Fridge
Freezer
Dishwasher
Wine cooler

MASTER BEDROOM EN-SUITE

Stone floor tiles

Marble shower enclosure

Frameless glass shower screen

Polished plaster, stone and glazed tile wall finishes

Bespoke double vanity unit marble top, under mounted basin, oak drawer fronts, black metal framework and shaver socket

Black metal framed mirror with integrated illumination

Matt black mixer tap

Matt black ceiling mounted shower

Black heated towel rail

White floor standing bath with black taps and hand shower

Wall hung WC with concealed cistern, soft close seat and dual flush plate

SECOND BEDROOM EN-SUITE

Stone floor tiles

Stone and painted wall finish

Bespoke vanity unit with marble top, countertop basin, oak drawer fronts and shaver socket

Brass framed mirror

Frameless glass shower screen

Matt black mixer tap

Matt black ceiling mounted shower

Black heated towel rail

White floor standing bath with black taps and hand shower

Wall hung WC with concealed cistern, soft close seat and dual flush plate

THIRD BEDROOM EN-SUITE

Matt composite floor and wall tiles

Marble shower enclosure

Frameless glass shower screen

Bespoke joinery with oak slats, marble wall finish and top, under mounted basin, integrated mirror and shaver socket

Matt black mixer tap

Matt black ceiling mounted shower

Black heated towel rail

Wall hung WC with concealed cistern, soft close seat and dual flush plate

POWDER ROOM

Lacquered ribbed wall finish

Marble vanity unit

Brass finished mixer tap

Wall mounted circular mirror

Wall hung WC with concealed cistern, soft close seat and dual flush plate

FLOORING

Engineered oak flooring to hallway, living areas, kitchen, bedrooms and powder room

Inlaid marble entrance rug

STAIR

High quality engineered oak stair treads

Fine blackened metal banister and handrail

White painted metal support frame

DOORS

Full height timber entrance door

White lacquered oak veneer internal doors

Satin brass ironmongery

LIVING ROOM

Feature bespoke joinery unit consisting of:

Dark lacquered slatted oak frontage

Integrated hidden storage

Blackened metal and oak display and shelving with brass trim

Sliding artwork framework (artwork not provided)

WARDROBES & HALL STORAGE

Dressing room wardrobes: Open fronted fitted wardrobes with dark timber veneer finish, tailored framework and integrated sliding black metal mirror

Bedroom wardrobes: Fitted wardrobes with white lacquer oak veneer door fronts, tailored framework and leather wrap pull handles

Hall: Fitted wardrobes with white lacquer oak veneer door fronts, tailored framework and leather wrap pull handles

Internals to all wardrobes: Tailored modules including shelving, hanging and drawers

GENERAL

Lighting and Electrical

LED downlights to all areas – corridors, living areas, kitchens, bedrooms and bathrooms

LED illumination to master bedroom en-suite mirror

Feature light to third bedroom en-suite joinery

Feature cove lighting to selected bathroom showers

Integrated LED lighting to wardrobes

Dimmable 5 amp lighting sockets and 13 amp power circuits

Sockets and lighting switch plates finished in blackened metal or similar high quality finish

Integrated DALI interface providing specialist control and scene setting pre-wired for home automation and audio-visual systems

Data and TV points in living room and bedrooms

Immediate access to fast fibre data networks

Heating and Cooling

Underfloor heating throughout all apartments

Comfort cooling to reception rooms and bedrooms

Utility room x 2

Washer-dryer combi

TERRACE

Glazed 1.5m high balustrade

Larissa flamed granite paving or equivalent

RESIDENTS' AMENITIES

Full range of amenities including residents' lounge, screening room, work hub, gym, private dining room and treatment room

Communal landscaped roof terrace

24 hour concierge

24 hour onsite security with CCTV monitoring

Access control to all building entrances

Preferential access/admission to private members club

Three Bedroom Apartment

N2701

KITCHEN

Bespoke kitchen cabinetry wall units with lacquered oak veneer

Natural stone splashback, shelving and countertop

Kitchen island with glazed worktop, lacquered oak cabinets and black metal frame

Under-mounted sink with single lever mixer tap

Integrated appliances as indicated below

(Miele or similar):
Oven
Combination microwave oven
Coffee machine
Induction hob
Fridge
Freezer
Dishwasher

MASTER BEDROOM EN-SUITE

Stone floor tiles

Stone and painted wall finish

Bespoke vanity unit with marble top, countertop basin, oak drawer fronts and shaver socket

Brass framed mirror

Frameless glass shower screen

Matt black mixer tap

Matt black ceiling mounted shower

Black heated towel rail

White floor standing bath with black taps and hand shower

Wall hung WC with concealed cistern, soft close seat and dual flush plate

SECOND BEDROOM EN-SUITE

Stone floor tiles

Marble shower enclosure

Frameless glass shower screen

Polished plaster, stone and glazed tile wall finishes

Bespoke vanity unit marble top, under mounted basin, oak drawer fronts, black metal framework and shaver socket

Black metal framed mirror

Matt black mixer tap

Matt black ceiling mounted shower

Black heated towel rail

Wall hung WC with concealed cistern, soft close seat and dual flush plate

FAMILY BATHROOM

Matt composite floor and wall tiles

Marble shower enclosure

Frameless glass shower screen

Bespoke joinery with oak slats, marble wall finish and top, under mounted basin, integrated mirror and shaver socket

Matt black mixer tap

Matt black wall mounted shower

Black heated towel rail

Wall hung WC with concealed cistern, soft close seat and dual flush plate

FLOORING

Engineered oak flooring to hallway, living areas, kitchen and bedrooms

Inlaid marble entrance rug

DOORS

Full height timber entrance door

White lacquered oak veneer internal doors

Satin brass ironmongery

LIVING ROOM

Feature bespoke joinery unit consisting of:

Dark lacquered slatted oak frontage

Integrated hidden storage

Blackened metal and oak display and shelving with brass trim

Sliding artwork framework (artwork not provided)

WARDROBES & HALL STORAGE

Dressing room wardrobes: Open fronted fitted wardrobes with dark timber veneer finish, tailored framework and integrated sliding black metal mirror

Bedroom wardrobes: Fitted wardrobes with white lacquer oak veneer door fronts, tailored framework and leather wrap pull handles

Internals to all wardrobes: Tailored units including shelving, hanging and drawers

GENERAL

Lighting and Electrical

LED downlights to all areas – corridors, living areas, kitchens, bedrooms and bathrooms

Feature light to family bathroom joinery

Feature cove lighting to selected bathroom showers

Integrated LED lighting to wardrobes

Dimmable 5 amp lighting sockets and 13 amp power circuits

Sockets and lighting switch plates finished in blackened metal or similar high quality finish

Integrated DALI interface providing specialist control and scene setting pre-wired for home automation and audio-visual systems

Data and TV points in living room and bedrooms

Immediate access to fast fibre data networks

Heating and Cooling

Underfloor heating throughout all apartments

Comfort cooling to reception rooms and bedrooms

Utility Cupboard

Washer-dryer combi

TERRACE

Glazed 1.5m high balustrade

Larissa flamed granite paving or equivalent

RESIDENTS' AMENITIES

Full range of amenities including residents' lounge, screening room, work hub, gym, private dining room and treatment room

Communal landscaped roof terrace

24 hour concierge

24 hour onsite security with CCTV monitoring

Access control to all building entrances

Preferential access/admission to private members club

One Bedroom Apartment

N2702/N2803

KITCHEN

Bespoke kitchen cabinetry wall units with lacquered oak veneer

Natural stone splashback, shelving and countertop

Breakfast counter with glazed worktop, lacquered oak drawers and black metal frame

Under-mounted sink with single lever mixer tap

Integrated appliances as indicated below

(Miele or similar):
Oven
Combination microwave oven
Coffee machine
Induction hob
Fridge
Freezer
Dishwasher

BATHROOM

Stone floor tiles

Marble shower enclosure

Frameless glass shower screen

Polished plaster, stone and glazed tile wall finishes

Bespoke vanity unit with marble top, under mounted basin, oak drawer fronts, black metal framework and shaver socket

Black metal framed mirror

Matt black mixer tap

Matt black ceiling mounted shower

Black heated towel rail

Wall hung WC with concealed cistern, soft close seat and dual flush plate

FLOORING

Engineered oak flooring to hallway, living areas, kitchen and bedrooms

Inlaid marble entrance rug

DOORS

Full height timber entrance door

White lacquered oak veneer internal doors

Glazed black metal bi-folding doors to Winter Garden

Satin brass ironmongery

WARDROBES

Fitted wardrobes with white lacquer oak veneer door fronts, tailored framework and leather wrap pull handles

Internals to all wardrobes: Fully lined wardrobes including shelving, hanging and drawers

GENERAL

Lighting and Electrical

LED downlights to all areas – corridors, living areas, kitchens, bedrooms and bathroom

Integrated LED lighting to wardrobe

Dimmable 5 amp lighting sockets and 13 amp power circuits

Sockets and lighting switch plates finished in blackened metal or similar high quality finish

Integrated DALI interface providing specialist control and scene setting pre-wired for home automation and audio-visual systems

Data and TV points in living room and bedrooms

Immediate access to fast fibre data networks

Heating and Cooling

Underfloor heating throughout all apartments

Comfort cooling to reception rooms and bedrooms

Utility room

Washer-dryer combi

RESIDENTS' AMENITIES

Full range of amenities including residents' lounge, screening room, work hub, gym, private dining room and treatment room

Communal landscaped roof terrace

24 hour concierge

24 hour onsite security with CCTV monitoring

Access control to all building entrances

Preferential access/admission to private members club

KITCHEN

Bespoke kitchen cabinetry wall units with lacquered oak veneer

Natural stone splashback, shelving and countertop

Breakfast counter with glazed worktop, lacquered oak cabinets and black metal frame

Under-mounted sink with single lever mixer tap

Integrated appliances as indicated below

(Miele or similar):
Oven
Combination microwave oven
Coffee machine
Induction hob
Fridge
Freezer
Dishwasher
Wine cooler

MASTER BEDROOM EN-SUITE

Stone floor tiles

Marble shower enclosure

Frameless glass shower screen

Polished plaster, stone and glazed tile wall finishes

Bespoke double vanity unit with marble top, under mounted basin, oak drawer fronts, black metal framework and shaver socket

White floor standing bath with black taps and hand shower

Black metal framed mirror with integrated illumination

Matt black mixer tap

Matt black ceiling mounted shower

Black heated towel rail

Wall hung WC with concealed cistern, soft close seat and dual flush plate

SECOND BEDROOM EN-SUITE

Stone floor tiles

Stone and painted wall finish

Bespoke double vanity unit with marble top, countertop basin, oak drawer fronts and shaver socket

Brass framed mirror

Frameless glass shower screen

Marble slab seating within shower

Matt black mixer tap

Matt black ceiling mounted shower

Black heated towel rail

White floor standing bath with black taps and hand shower

Wall hung WC with concealed cistern, soft close seat and dual flush plate

Three Bedroom Duplex

S2701

THIRD BEDROOM EN-SUITE

Matt composite floor and wall tiles

Marble shower enclosure

Frameless glass shower screen

Bespoke joinery with oak slats, marble wall finish and top, under mounted basin, integrated mirror and shaver socket

Matt black mixer tap

Matt black wall mounted shower

Black heated towel rail

Wall hung WC with concealed cistern, soft close seat and dual flush plate

POWDER ROOM

Lacquered ribbed wall finish

Marble vanity unit

Brass mixer tap

Wall mounted circular mirror

Wall hung WC with concealed cistern, soft close seat and dual flush plate

FLOORING

Engineered oak flooring to hallway, living areas, kitchen, bedrooms and powder room

Inlaid marble entrance rug

STAIR

High quality engineered oak stair treads

Fine blackened metal banister and handrail

White painted metal support frame

DOORS

Full height timber entrance door

White lacquered oak veneer internal doors, both sliding and pivoting

Satin brass ironmongery

LIVING ROOM

Feature bespoke joinery unit consisting of:

Dark lacquered slatted oak frontage

Integrated hidden storage

Blackened metal and oak display and shelving with brass trim

Sliding artwork framework (artwork not provided)

Fireplace set into marble plinth (Biofire)

WARDROBES & HALL STORAGE

Dressing room wardrobes: Open fronted fitted wardrobes with dark timber veneer finish, tailored framework and integrated sliding black metal mirror

Bedroom wardrobes: Fitted wardrobes with white lacquer oak veneer door fronts, tailored framework and leather wrap pull handles

Hall: Fitted wardrobes with white lacquer oak veneer door fronts, tailored framework and leather wrap door handles

Internals to all wardrobes: Tailored modules including shelving, hanging and drawers

GENERAL

Lighting and Electrical

LED downlights to all areas – corridors, living areas, kitchens, bedrooms and bathrooms

LED illumination to master bedroom en-suite mirror

Wall lighting to second bedroom en-suite vanity

Feature light to third bedroom en-suite joinery

Feature pendant to Powder Room

Feature cove lighting to selected bathroom showers

Integrated LED lighting to wardrobes

Dimmable 5 amp lighting sockets and 13 amp power circuits

Sockets and lighting switch plates finished in blackened metal or similar high quality finish

Integrated DALI interface providing specialist control and scene setting pre-wired for home automation and audio-visual systems

Data and TV points in living room and bedrooms

Immediate access to fast fibre data networks

Heating and Cooling

Underfloor heating throughout all apartments

Comfort cooling to reception rooms and bedrooms

Utility Cupboard x2

Washer-dryer combi

TERRACE

Glazed 1.5m high balustrade

Larissa flamed granite paving or equivalent

RESIDENTS' AMENITIES

Full range of amenities including residents' lounge, screening room, work hub, gym, private dining room and treatment room

Communal landscaped roof terrace

24 hour concierge

24 hour onsite security with CCTV monitoring

Access control to all building entrances

Preferential access/admission to private members club

Three Bedroom Apartments

S2901/S3001/S3101

KITCHEN

Bespoke kitchen cabinetry wall units with lacquered oak veneer

Natural stone splashback, shelving and countertop

Kitchen island with glazed worktop, lacquered oak cabinets and black metal frame

Under-mounted sink with single lever mixer tap

Integrated appliances as indicated below

(Miele or similar):
Oven
Combination microwave oven
Coffee machine
Induction hob
Fridge
Freezer
Dishwasher
Washer/dryer (housed separately)
Wine cooler

MASTER BEDROOM EN-SUITE

Stone floor tiles

Marble shower enclosure

Frameless glass shower screen

Polished plaster, stone and glazed tile wall finishes

Bespoke vanity unit with marble top, under mounted basin, oak drawer fronts, black metal framework and shaver socket

White floor standing bath with black taps and hand shower

Black metal framed mirror

Matt black mixer tap

Matt black ceiling mounted shower

Black heated towel rail

Wall hung WC with concealed cistern, soft close seat and dual flush plate

SECOND BEDROOM EN-SUITE

Stone floor tiles

Stone and painted wall finish

Bespoke vanity unit with marble top, countertop basin, oak drawer fronts and shaver socket

Brass framed mirror

Frameless glass shower screen

Matt black mixer tap

Matt black ceiling mounted shower

Black heated towel rail

Wall hung WC with concealed cistern, soft close seat and dual flush plate

FAMILY BATHROOM

Matt composite floor and wall tiles

Marble shower enclosure

Frameless glass shower screen

Bespoke joinery with oak slats, marble wall finish and top, under mounted basin, integrated mirror and shaver socket

Matt black mixer tap

Matt black wall mounted shower

Black heated towel rail

Wall hung WC with concealed cistern, soft close seat and dual flush plate

FLOORING

Engineered oak flooring to hallway, living areas, kitchen and bedrooms

Inlaid marble entrance rug

DOORS

Full height timber entrance door

White lacquered oak veneer internal doors

Glazed black metal bi-folding doors to Winter Garden

Satin brass ironmongery

LIVING ROOM

Feature bespoke joinery unit consisting of:

Dark lacquered slatted oak frontage

Integrated hidden storage

Blackened metal and oak display and shelving with brass trim

Artwork framework (artwork not provided)

WARDROBES & HALL STORAGE

Bedroom wardrobes: Fitted wardrobes with white lacquer oak veneer door fronts, tailored framework and leather wrap pull handles

Hall: Fitted wardrobes with white lacquer oak veneer door fronts, tailored framework and leather wrap pull handles

Internals to all wardrobes: Tailored units including shelving, hanging and drawers

GENERAL

Lighting and Electrical

LED downlights to all areas – corridors, living areas, kitchens, bedrooms and bathrooms

Feature light to family bathroom joinery

Feature cove lighting to selected bathroom showers

Integrated LED lighting to wardrobes

Dimmable 5 amp lighting sockets and 13 amp power circuits

Sockets and lighting switch plates finished in blackened metal or similar high quality finish

Integrated DALI interface providing specialist control and scene setting pre-wired for home automation and audio-visual systems

Data and TV points in living room and bedrooms

Immediate access to fast fibre data networks

Heating and Cooling

Underfloor heating throughout all apartments

Comfort cooling to reception rooms and bedrooms

Utility Cupboard

Washer-dryer combi

RESIDENTS' AMENITIES

Full range of amenities including residents' lounge, screening room, work hub, gym, private dining room and treatment room

Communal landscaped roof terrace

24 hour concierge

24 hour onsite security with CCTV monitoring

Access control to all building entrances

Preferential access/admission to private members club

Three Bedroom Duplex

S3201

KITCHEN

Bespoke kitchen cabinetry wall units with lacquered oak veneer

Natural stone splashback, shelving and countertop

Kitchen island with glazed worktop, lacquered oak cabinets and black metal frame

Under-mounted sink with single lever mixer tap

Integrated appliances as indicated below

(Miele or similar):
Oven
Combination microwave oven
Coffee machine
Induction hob
Fridge
Freezer

MASTER BEDROOM EN-SUITE

Stone floor tiles

Marble shower enclosure

Frameless glass shower screen

Marble slab seating with shower

Polished plaster, stone and glazed tile wall finishes

Bespoke double vanity unit with marble top, under mounted basin, oak drawer fronts, black metal framework and shaver socket

White floor standing bath with black taps and hand shower

Black metal framed mirror with integrated illumination

Matt black mixer tap

Matt black ceiling mounted shower

Black heated towel rail

Wall hung WC with concealed cistern, soft close seat and dual flush plate

SECOND BEDROOM EN-SUITE

Stone floor tiles

Marble shower enclosure

Frameless glass shower screen

Polished plaster, stone and glazed tile wall finishes

Bespoke vanity unit with marble top, under mounted basin, oak drawer fronts, black metal framework and shaver socket

Black metal framed mirror

Matt black mixer tap

Matt black wall or ceiling mounted shower

Black heated towel rail

Wall hung WC with concealed cistern, soft close seat and dual flush plate

THIRD BEDROOM EN-SUITE

Matt composite floor and wall tiles

Marble shower enclosure

Frameless glass shower screen

Bespoke joinery with oak slats, marble wall finish and top, under mounted basin, integrated mirror and shaver socket

Matt black mixer tap

Matt black wall or ceiling mounted shower

Black heated towel rail

Wall hung WC with concealed cistern, soft close seat and dual flush plate

POWDER ROOM

Lacquered ribbed wall finish

Marble vanity unit

Brass mixer tap

Wall mounted circular mirror

Wall hung WC with concealed cistern, soft close seat and dual flush plate

FLOORING

High quality engineered oak flooring to hallway, living areas, kitchen, bedrooms and powder room

Inlaid marble entrance rug

STAIR

High quality engineered oak stair treads

Fine blackened metal banister and handrail

White painted metal support frame

DOORS

Full height timber entrance door

White lacquered oak veneer internal doors

Satin brass ironmongery

LIVING ROOM

Feature bespoke joinery unit consisting of:

Dark lacquered slatted oak frontage

Artwork framework (artwork not provided)

WARDROBES & HALL STORAGE

Dressing room wardrobes: Open fronted fitted wardrobes with dark timber veneer finish, tailored framework and integrated sliding black metal mirror

Bedroom wardrobes: Fitted wardrobes with white lacquer oak veneer door fronts, tailored framework and leather wrap pull handles

Hall: Fitted wardrobes with white lacquer oak veneer door fronts, tailored framework and leather wrap door handles

Internals to all wardrobes: Tailored modules including shelving, hanging and drawers

GENERAL

Lighting and Electrical

LED downlights to all areas – corridors, living areas, kitchens, bedrooms and bathrooms

Wall lighting to master bedroom en-suite vanity

Feature light to third bedroom en-suite

Feature cove lighting to selected bathroom showers

Integrated LED lighting to wardrobes

Dimmable 5 amp lighting sockets and 13 amp power circuits

Sockets and lighting switch plates finished in blackened metal or similar high quality finish

Integrated DALI interface providing specialist control and scene setting pre-wired for home automation and audio-visual systems

Data and TV points in living room and bedrooms

Immediate access to fast fibre data networks

Heating and Cooling

Underfloor heating throughout all apartments

Comfort cooling to reception rooms and bedrooms

Utility Room

Washer-dryer combi

TERRACE

Glazed 1.5m high balustrade

Planters supplied in specific locations

RESIDENTS' AMENITIES

Full range of amenities including residents' lounge, screening room, work hub, gym, private dining room and treatment room

Communal landscaped roof terrace

24 hour concierge

24 hour onsite security with CCTV monitoring

Access control to all building entrances

Preferential access/admission to private members club

Marketing Suite
54 Wilson Street
London EC2A 2ER

020 7205 2697
onecrownplace@cbre.com
onecrownplace.com

Developed by

AlloyMtd

Advised by

CBRE

Designed by me&dave

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