

*Sophie Ashby*

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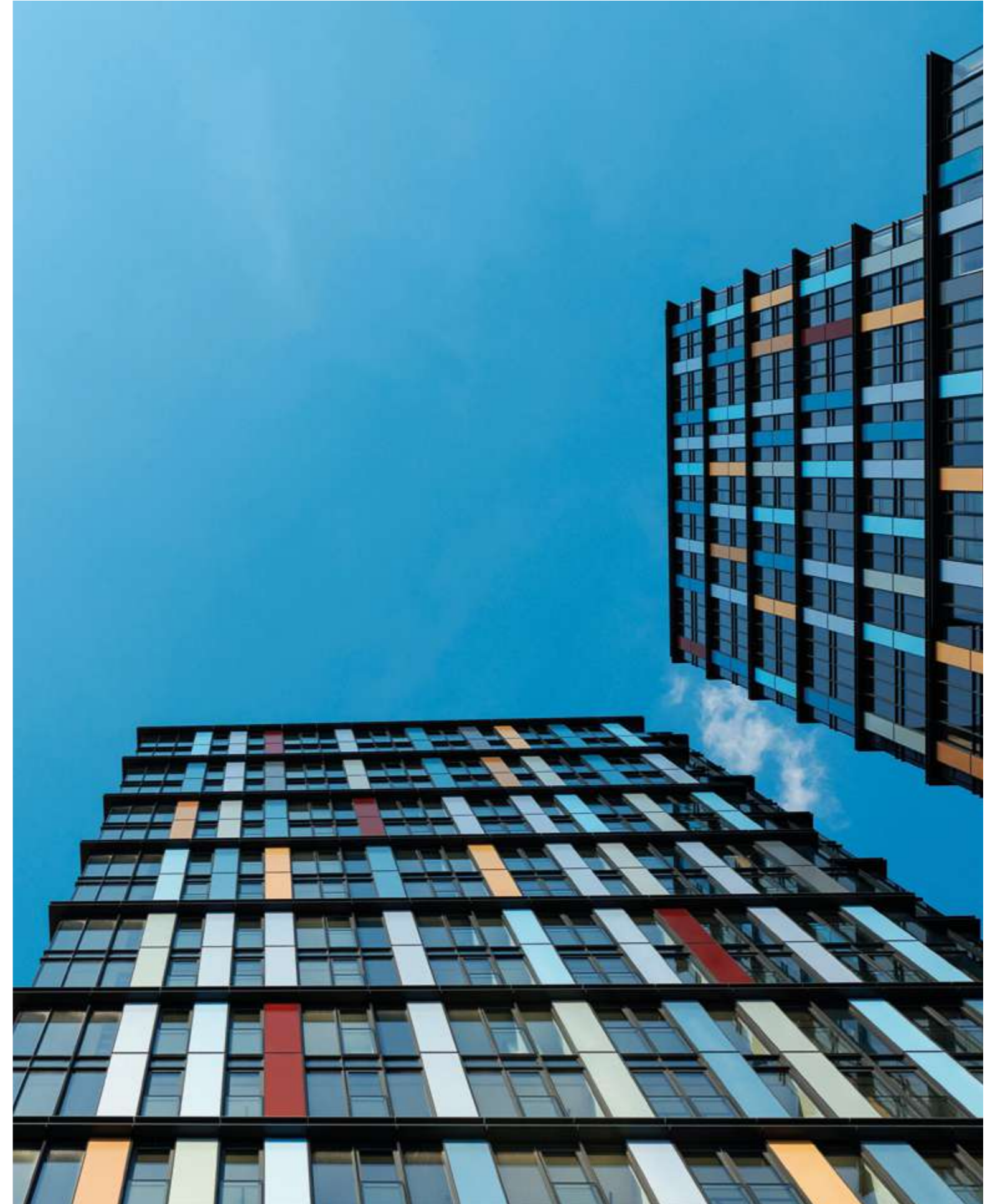
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LOCATION

# The building

One Crown Place is a dramatic new addition to London's iconic skyline. It is leading the way in perception change of living in the City, a location that now boasts a truly thriving and dynamic community.

The development confidently speaks for itself in quality, innovation, and design. One Crown Place makes a welcome contrast to the capital's many glass towers, artfully combining original heritage buildings with striking modern architecture.





Terracotta façade



View from 7<sup>th</sup> floor terrace



7<sup>th</sup> floor landscaped garden



Skyline view from One Crown Place (Apt S2701)

# Sophie Ashby

The Sophie Ashby Collection comprises eleven premium apartments on the upper floors of the North and South towers.

There are one and three bedroom apartments alongside three bedroom duplexes. Each has its own individual personality and unique, stunning view.



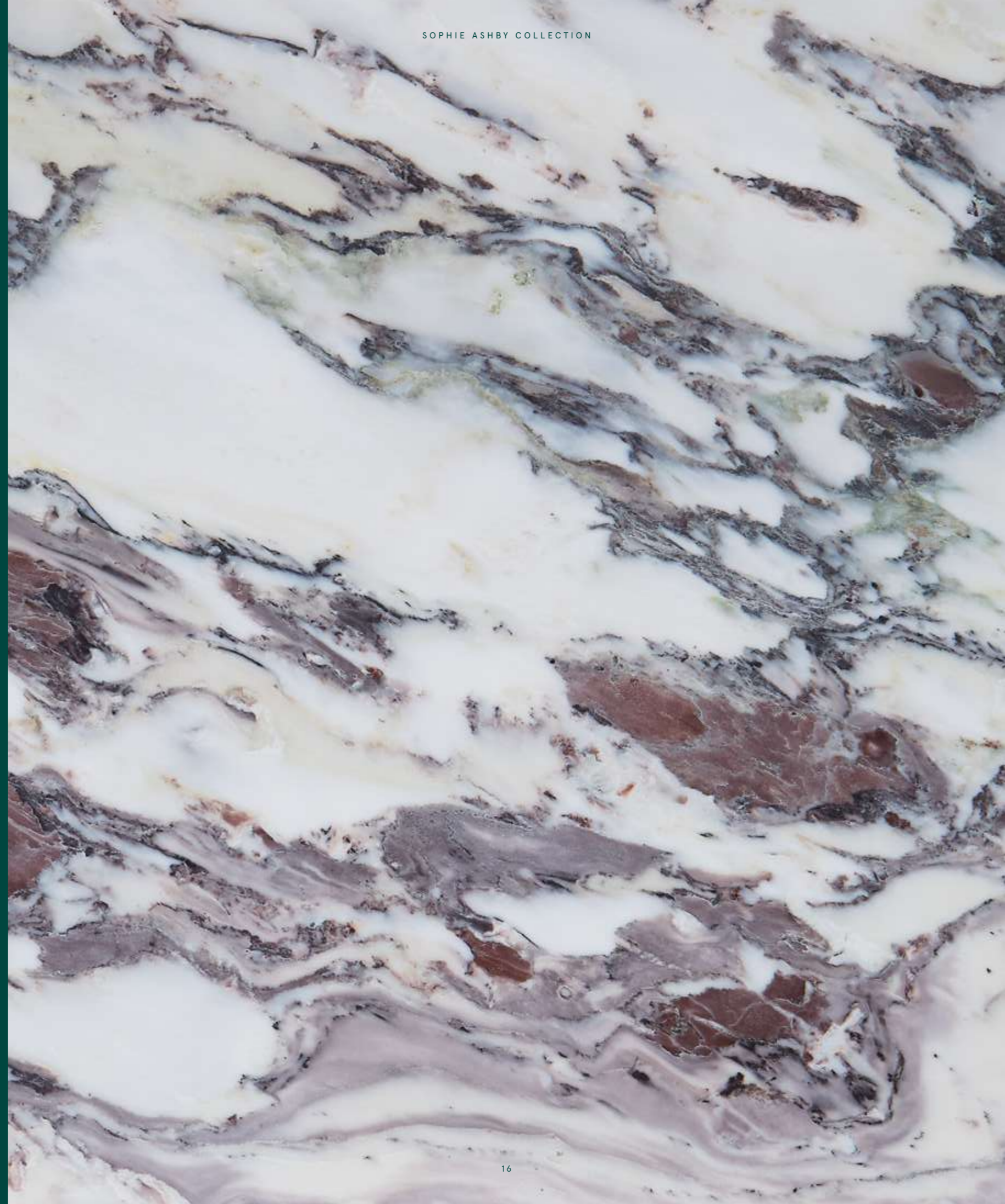
Art is central to my inspiration, and so is place – the way we respond to and are in turn shaped by it. We've curated pieces from the bountiful source of local emerging artists and galleries, both for the penthouses and for the inviting communal spaces we've designed.

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.

*Sophie Ashby*

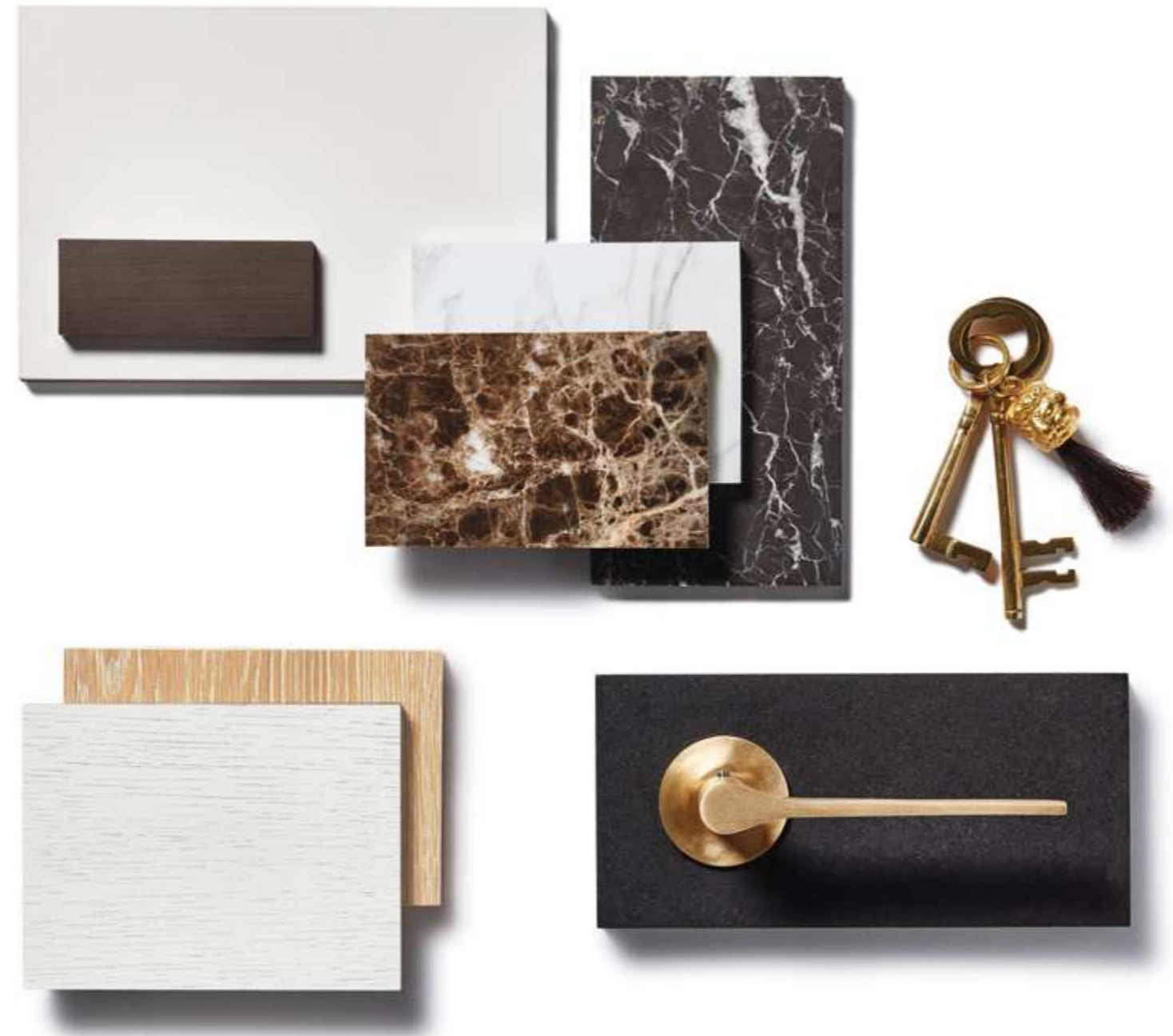


Individuality that  
speaks for itself



# 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 eleven premium apartments has been lovingly curated to create a totally unique home.





Entrance hall and staircase (Apt S2701)



Study (Apt S2701)

# Living space

Influenced by the original Georgian terrace that forms part of One Crown Place, Sophie and her team have looked to the beautifully soft 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 room with double height ceilings (Apt S2701)



Dining area looking through to the Entrance hall (Apt S2701)



Living room with double height ceilings (Apt S2701)





# Kitchens

The kitchen provides a fitting focal point for the heart of the home. Each kitchen includes high-end V-ZUG appliances, contrasting wall units with quartz worktops and natural stone splashbacks.







Breakfast bar and kitchen (Apts S2901, S3001, S3101)



Kitchen and dining space (Apt N2503)

# Bedrooms

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 bedrooms, 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.



BEDROOMS



Principal bedroom (Apt S2701)

BEDROOMS

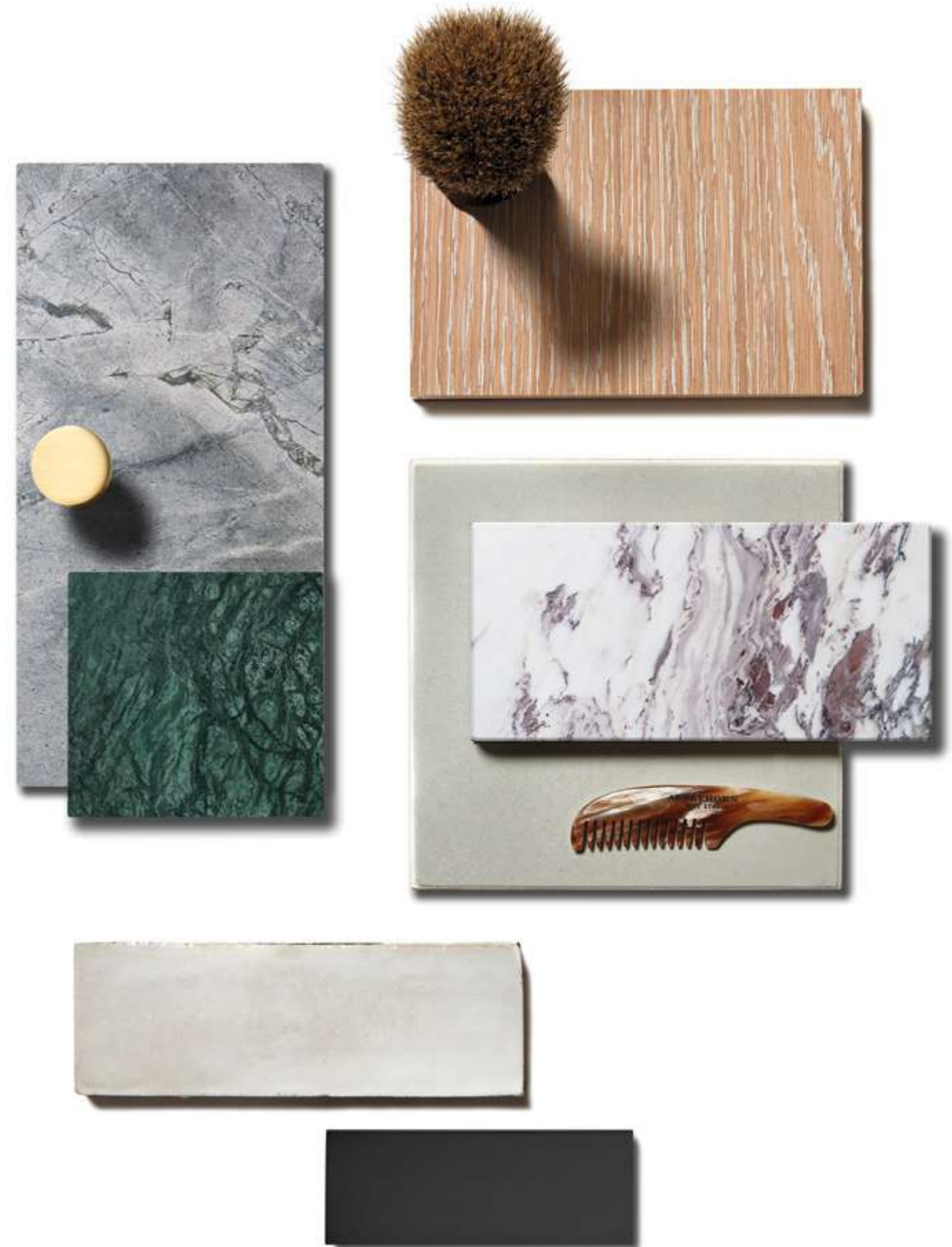


Third bedroom and dressing area (Apt S2701)

# Bathrooms

Classic clean lines and richly contrasting materials define the bathrooms. Set against muted polished plaster and natural stone, the beautiful bespoke vanity units are crafted from deep green marble above oak drawers, finished with brass handles.

The generously proportioned walk-in showers are finished in white marble, offset by contemporary matt black fittings.





Principal bedroom en-suite (Apt N2801)



Principal bedroom en-suite (Apt S2701)



Indicative bathroom materials (Apts S2701, S3301)



Second bedroom en-suite (Apt S2701)

BATHROOMS



Third bedroom en-suite (Apt S2701)

BATHROOMS



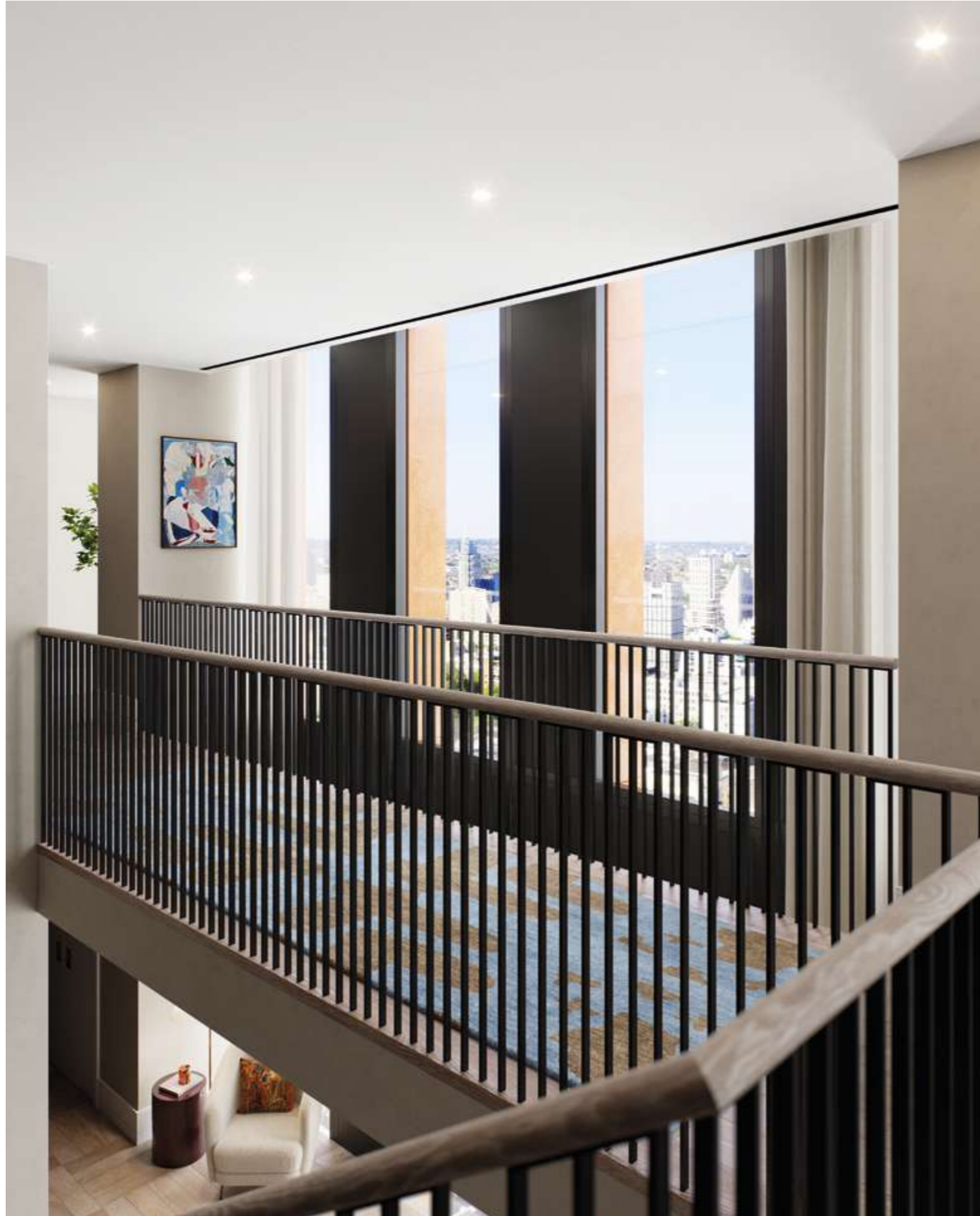
Indicative bathroom materials (Apts S2701, S3301)



Powder room (Apt S2701)

We have designed homes full of character and personality, layering authentic and tactile materials.

Sophie Ashby



First floor landing and walkway (Apt N2503)

## Floorplans and finishes

# One Bedroom Apartment

NORTH TOWER - FLOOR 27 - APARTMENT 02

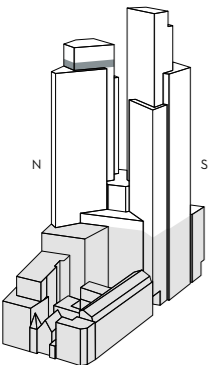
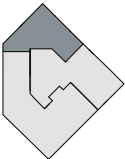
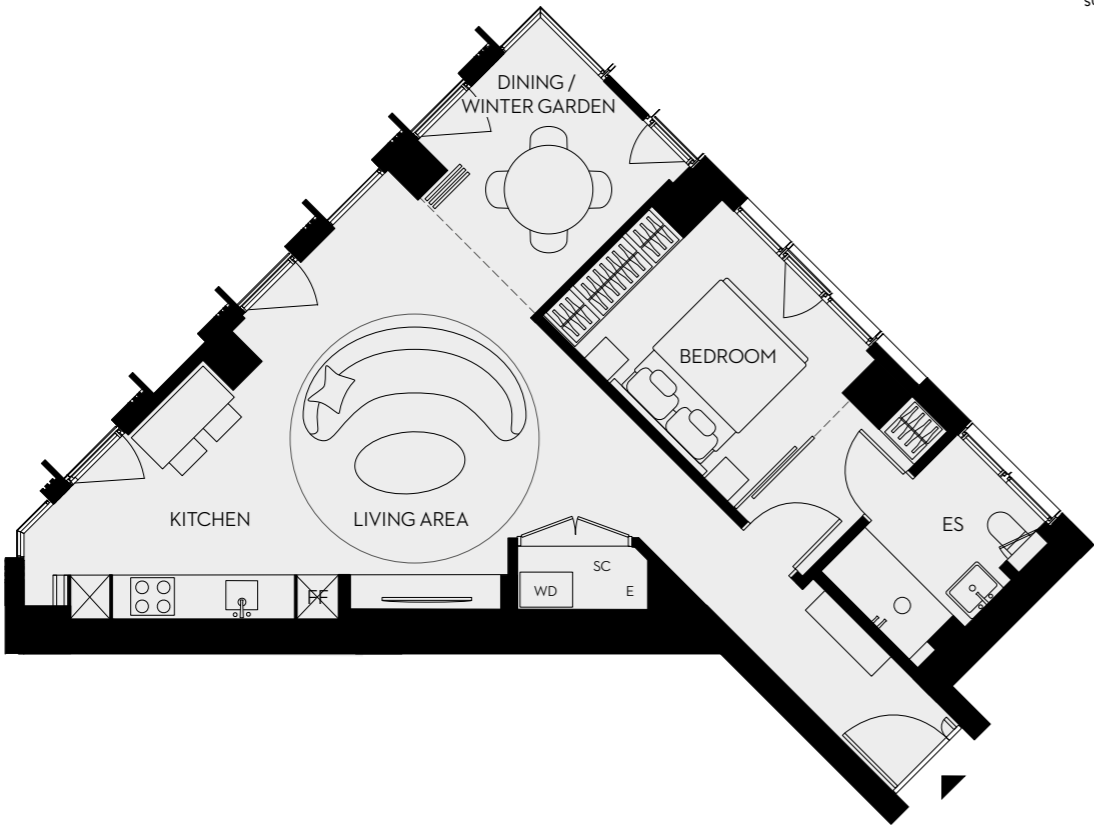
N2702

Total area  
66.3 sq m  
714 sq ft

Living space/Kitchen  
30.1 sq m  
324 sq ft

Bedroom  
12.9 sq m  
139 sq ft

Winter Garden  
7.5 sq m  
81 sq ft



Scale 1:120

E – Electrical      ES – En-suite      FF – Fridge/Freezer  
SC – Service cupboard      WC – Powder room      WD – Washer/Dryer

# One Bedroom Apartment

NORTH TOWER - FLOOR 27 - APARTMENT 02

## KITCHEN

Convivium Elegant kitchen by B&B Italia

Tall cabinetry units: Vertical grain timber veneer door (Fossil Oak) with anthracite melamine carcass interior

Base cabinetry units: Vertical grain timber veneer door (Fossil Oak) with anthracite melamine carcass interior

Wall cabinetry units: Matt finish lacquer doors and drawers (Grigio Luce 86LC) with anthracite melamine carcass interior

Splashback: Natural stone, Breccia Capraia, honed finish

Worktop: Quartz by Caesarstone, ‘Snow’, honed finish

Under-mounted enamelled sink by Dornbracht with single lever mixer tap by Dornbracht

Appliances as indicated below by V-ZUG or equivalent:

Combination oven (steam) with purchaser option for microwave combination oven in lieu of steam if required

Induction hob  
Integrated extractor  
Integrated fridge  
Integrated freezer  
Integrated dishwasher

Mobile bar-island accessory

## BATHROOM

Natural stone floor and wall tiles

Natural stone shower enclosure

Frameless glass shower screen

Vanity assembly comprising bespoke joinery with profiled oak slats, natural stone sink surround and splashback, under-mounted basin, integrated mirror

Matt black mixer tap

Matt black 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 bedroom

## DOORS

Apartment entrance door: Flush face with black grey lacquer finish

Apartment internal doors: Brushed oak timber veneer, vertical grain with white lacquer finish

Glazed black metal bi-folding doors to Winter Garden

Satin brass finish ironmongery

## LIVING ROOM

Bespoke joinery unit, vertical grain timber veneer, Fossil Oak

## WARDROBES

Bedroom wardrobes: Fitted wardrobes with brushed oak timber veneer, vertical grain with white lacquer finish door fronts, artisan leather-wrapped pull-handles. Carcass interior comprising anthracite melamine, linen finish

Hallways: Doors in brushed oak timber veneer, vertical grain, white lacquer finish with fitted carcassing behind comprising anthracite melamine, linen finish

Satin brass finish ironmongery

Internals to all wardrobes to include tailored modules including shelving, LED lighting, hanging rails and drawers

## GENERAL

### Lighting and electrical

KNX controlled LED downlights to all rooms

KNX control provides localised scene setting via room switch plate or via mobile app

LED feature lighting to bathroom joinery and wardrobes

Dimmable 5 amp lighting and 13 amp power circuits

Sockets and lighting face plates generally are satin brass finish with black plastic inserts. Kitchen sockets are black metal with black plastic inserts

RJ45 data points at TV locations in living room and bedrooms with immediate access to fast fibre data networks

### Heating and cooling

Underfloor heating throughout all apartments

Comfort cooling to habitable rooms

### Utility room

Free-standing non-integrated combination washer dryer by Miele

## RESIDENTS’ AMENITIES

Full range of amenities including residents’ lounge, cinema room, work hub, fitness suite, private dining room and treatment room

Communal landscaped roof terrace

24-hour concierge

24-hour on-site security with CCTV monitoring

Access control to all building entrances

Hotel preferential access and one-year complimentary membership

# One Bedroom Apartment

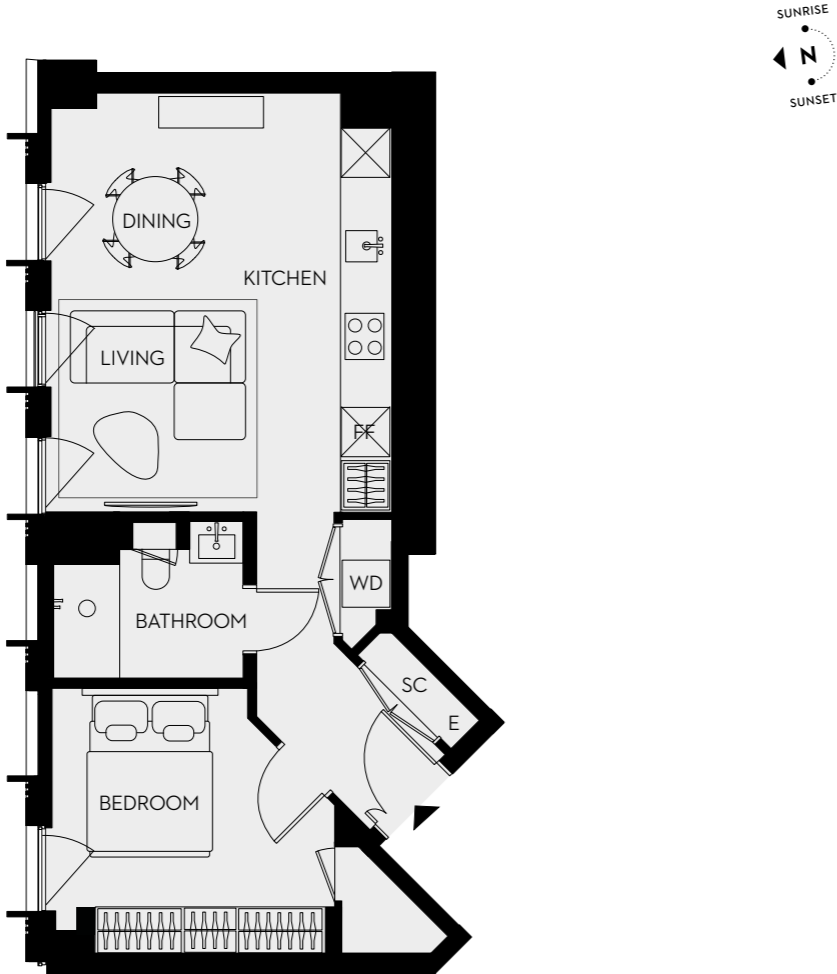
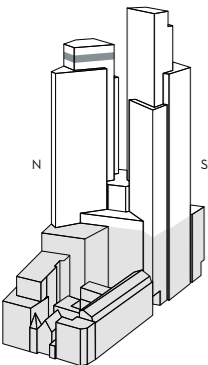
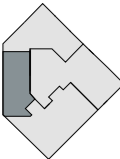
NORTH TOWER - FLOOR 28 - APARTMENT 02

N2802

Total area  
50.6 sq m  
545 sq ft

Living space/Kitchen  
23.4 sq m  
252 sq ft

Bedroom  
12.5 sq m  
135 sq ft



Scale 1:110

E – Electrical      ES – En-suite      FF – Fridge/Freezer  
SC – Service cupboard      WC – Powder room      WD – Washer/Dryer

# One Bedroom Apartment

NORTH TOWER - FLOOR 28 - APARTMENT 02

## KITCHEN

Convivium Elegant kitchen by B&B Italia

Tall cabinetry units: Vertical grain timber veneer door (Fossil Oak) with anthracite melamine carcass interior

Base cabinetry units: Vertical grain timber veneer door (Fossil Oak) with anthracite melamine carcass interior

Wall cabinetry units: Matt finish lacquer doors and drawers (Grigio Luce 86LC) with anthracite melamine carcass interior

Splashback: Natural stone, Breccia Capraia, honed finish

Worktop: Quartz by Caesarstone, 'Snow', honed finish

Under-mounted enamelled sink by Dornbracht with single lever mixer tap by Dornbracht

Appliances as indicated below by V-ZUG or equivalent:

Combination oven (steam) with purchaser option for microwave combination oven in lieu of steam if required

Induction hob  
Integrated extractor  
Integrated fridge  
Integrated freezer  
Integrated dishwasher

## BATHROOM

Natural stone floor and wall tiles

Natural stone shower enclosure

Frameless glass shower screen

Vanity assembly comprising bespoke joinery with profiled oak slats, natural stone sink surround and splashback, under-mounted basin, integrated mirror

Matt black mixer tap

Matt black 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 bedroom

## DOORS

Apartment entrance door: Flush face with black grey lacquer finish

Apartment internal doors: Brushed oak timber veneer, vertical grain with white lacquer finish

Satin brass finish ironmongery

## WARDROBES

Bedroom wardrobes: Fitted wardrobes with brushed oak timber veneer, vertical grain with white lacquer finish door fronts, artisan leather-wrapped pull-handles. Carcass interior comprising anthracite melamine, linen finish

Hallways: Doors in brushed oak timber veneer, vertical grain, white lacquer finish with fitted carcassing behind comprising anthracite melamine, linen finish

Satin brass finish ironmongery

Internals to all wardrobes to include tailored modules including shelving, LED lighting, hanging rails and drawers

## GENERAL

### Lighting and electrical

KNX controlled LED downlights to all rooms.

KNX control provides localised scene setting via room switch plate or via mobile app

LED feature lighting to bathroom joinery and wardrobes

### Heating and cooling

Underfloor heating throughout all apartments

Comfort cooling to habitable rooms

### Utility room

Free-standing non-integrated combination washer dryer by Miele

## RESIDENTS' AMENITIES

Full range of amenities including residents' lounge, cinema room, work hub, fitness suite, private dining room and treatment room

Communal landscaped roof terrace

24-hour concierge

24-hour on-site security with CCTV monitoring

Access control to all building entrances

Hotel preferential access and one-year complimentary membership

# One Bedroom Apartment

NORTH TOWER - FLOOR 28 - APARTMENT 03

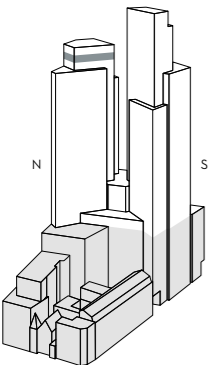
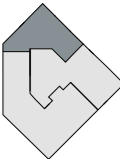
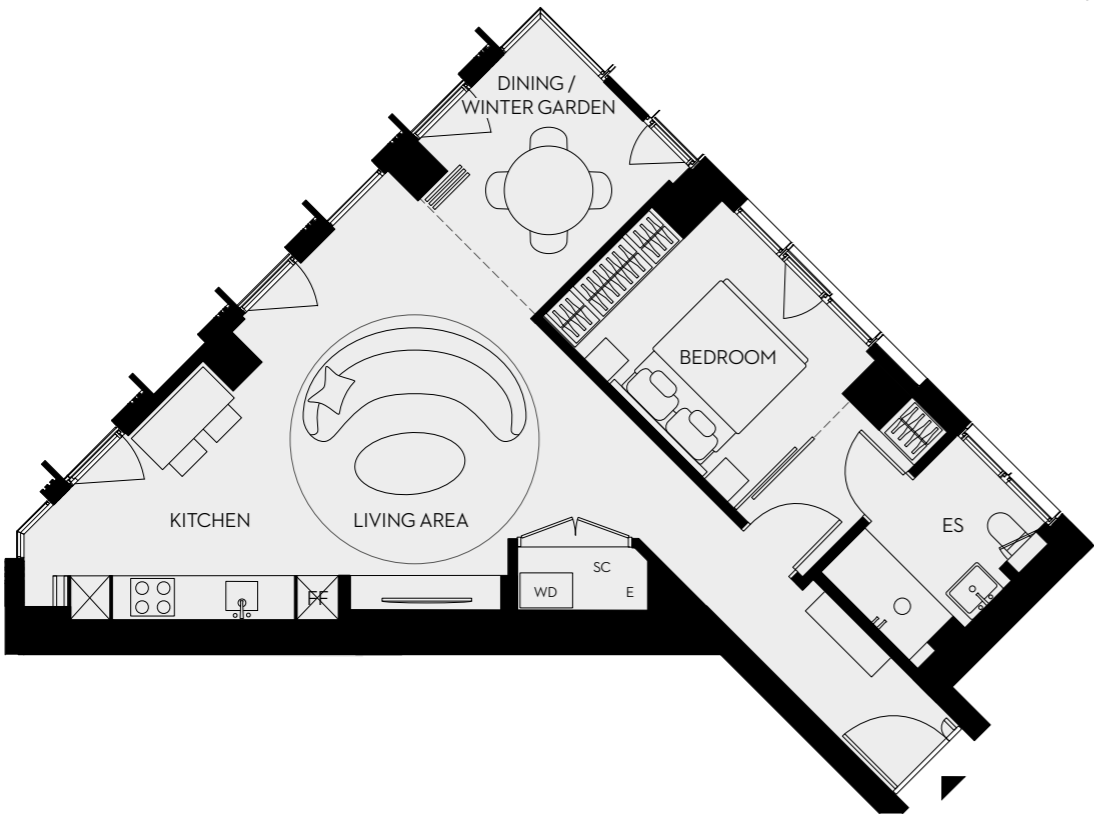
N2803

Total area  
66.9 sq m  
720 sq ft

Living space/Kitchen  
30.3 sq m  
326 sq ft

Bedroom  
12.9 sq m  
139 sq ft

Winter Garden  
7.5 sq m  
81 sq ft



Scale 1:120

E – Electrical      ES – En-suite      FF – Fridge/Freezer  
SC – Service cupboard      WC – Powder room      WD – Washer/Dryer

# One Bedroom Apartment

NORTH TOWER - FLOOR 28 - APARTMENT 03

## KITCHEN

Convivium Elegant kitchen by B&B Italia

Tall cabinetry units: Vertical grain timber veneer door (Fossil Oak) with anthracite melamine carcass interior

Base cabinetry units: Vertical grain timber veneer door (Fossil Oak) with anthracite melamine carcass interior

Wall cabinetry units: Matt finish lacquer doors and drawers (Grigio Luce 86LC) with anthracite melamine carcass interior

Splashback: Natural stone, Breccia Capraia, honed finish

Worktop: Quartz by Caesarstone, 'Snow', honed finish

Under-mounted enamelled sink by Dornbracht with single lever mixer tap by Dornbracht

Appliances as indicated below by V-ZUG or equivalent:

Combination oven (steam) with purchaser option for microwave combination oven in lieu of steam if required

Induction hob  
Integrated extractor  
Integrated fridge  
Integrated freezer  
Integrated dishwasher

Mobile bar-island accessory

## BATHROOM

Natural stone floor and wall tiles

Natural stone shower enclosure

Frameless glass shower screen

Vanity assembly comprising bespoke joinery with profiled oak slats, natural stone sink surround and splashback, under-mounted basin, integrated mirror

Matt black mixer tap

Matt black 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 bedroom

## DOORS

Apartment entrance door: Flush face with black grey lacquer finish

Apartment internal doors: Brushed oak timber veneer, vertical grain with white lacquer finish

Glazed black metal bi-folding doors to Winter Garden

Satin brass finish ironmongery

## LIVING ROOM

Bespoke joinery unit, vertical grain timber veneer, Fossil Oak

## WARDROBES

Bedroom wardrobes: Fitted wardrobes with brushed oak timber veneer, vertical grain with white lacquer finish door fronts, artisan leather-wrapped pull-handles. Carcass interior comprising anthracite melamine, linen finish

Hallways: Doors in brushed oak timber veneer, vertical grain, white lacquer finish with fitted carcassing behind comprising anthracite melamine, linen finish

Satin brass finish ironmongery

Internals to all wardrobes to include tailored modules including shelving, LED lighting, hanging rails and drawers

## GENERAL

### Lighting and electrical

KNX controlled LED downlights to all rooms

KNX control provides localised scene setting via room switch plate or via mobile app

LED feature lighting to bathroom joinery and wardrobes

Dimmable 5 amp lighting and 13 amp power circuits

Sockets and lighting face plates generally are satin brass finish with black plastic inserts. Kitchen sockets are black metal with black plastic inserts

RJ45 data points at TV locations in living room and bedrooms with immediate access to fast fibre data networks

### Heating and cooling

Underfloor heating throughout all apartments

Comfort cooling to habitable rooms

### Utility room

Free-standing non-integrated combination washer dryer by Miele

## RESIDENTS' AMENITIES

Full range of amenities including residents' lounge, cinema room, work hub, fitness suite, private dining room and treatment room

Communal landscaped roof terrace

24-hour concierge

24-hour on-site security with CCTV monitoring

Access control to all building entrances

Hotel preferential access and one-year complimentary membership

# Three Bedroom Apartment

NORTH TOWER - FLOOR 27 - APARTMENT 01

N2701

Total area  
150.3 sq m  
1618 sq ft

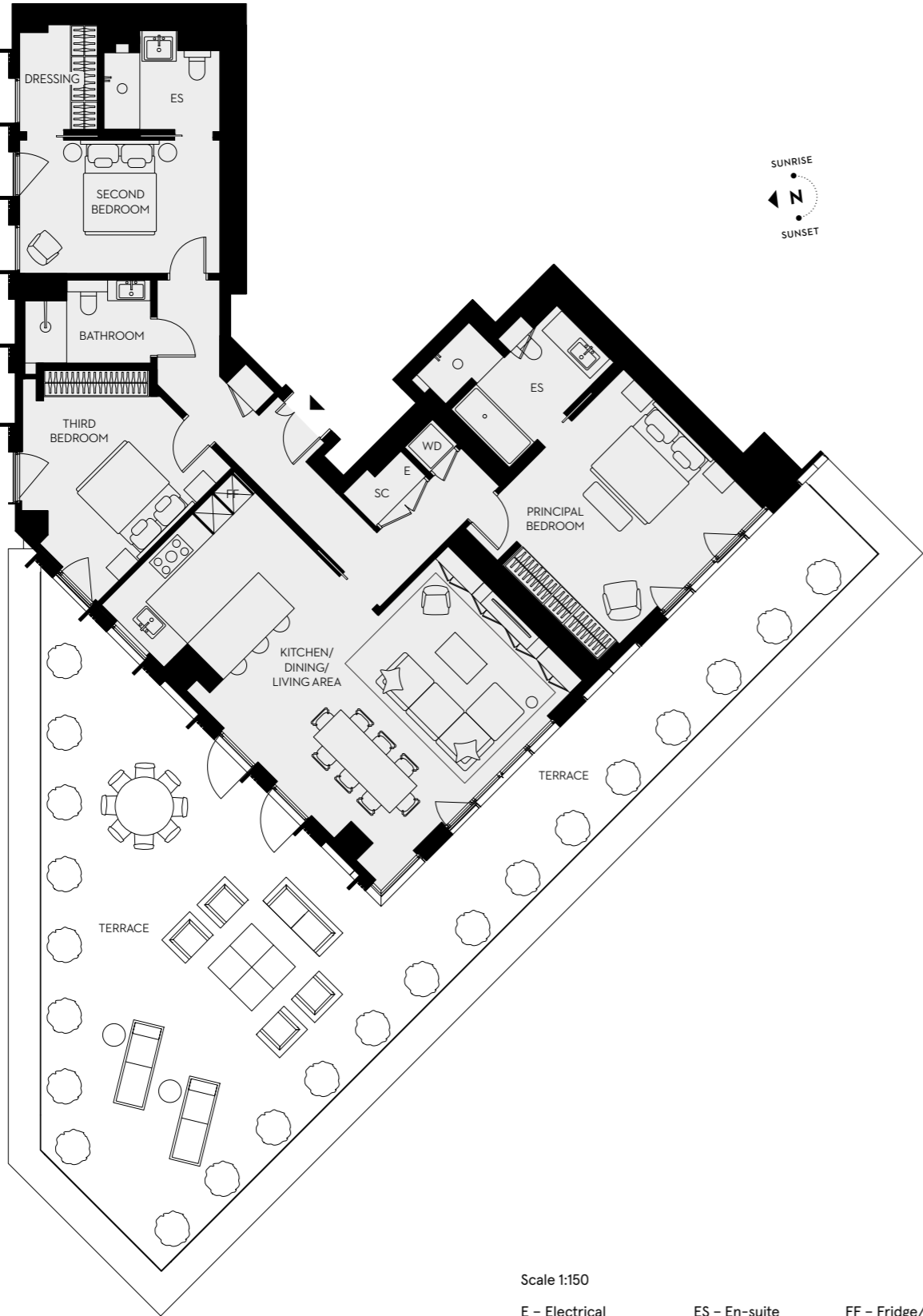
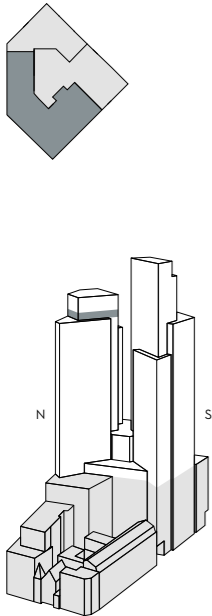
Living space/Kitchen  
45.4 sq m  
489 sq ft

Bedroom 1  
21.4 sq m  
230 sq ft

Bedroom 2  
17.7 sq m  
191 sq ft

Bedroom 3  
15.4 sq m  
166 sq ft

Terrace  
92.9 sq m  
1000 sq ft



Scale 1:150

E – Electrical      ES – En-suite      FF – Fridge/Freezer  
SC – Service cupboard      WC – Powder room      WD – Washer/Dryer

# Three Bedroom Apartment

NORTH TOWER - FLOOR 27 - APARTMENT 01

## KITCHEN

Convivium Elegant kitchen by B&B Italia

Tall cabinetry units: Vertical grain timber veneer door (Fossil Oak) with anthracite melamine carcass interior

Base cabinetry units: Matt finish lacquer doors and drawers (Grigio Luce 86LC) with anthracite melamine carcass interior

Wall cabinetry units: Matt finish lacquer doors and drawers (Grigio Luce 86LC) with anthracite melamine carcass interior

Splashback: Natural stone, Breccia Capraia, honed finish

Worktop: Quartz by Caesarstone, ‘Snow’, honed finish

Under-mounted enamelled sink by Dornbracht with single lever mixer tap by Dornbracht

Appliances as indicated below by V-ZUG or equivalent:

Combination oven (steam) with purchaser option for microwave combination oven in lieu of steam if required

Induction hob  
Integrated extractor  
Integrated fridge  
Integrated freezer  
Integrated dishwasher  
Wine cooler

## LIVING ROOM

Bespoke joinery unit in slatted oak frontage with integrated storage. Matt lacquer finish, black grey

## PRINCIPAL BEDROOM EN-SUITE

Natural stone floor tiles

Natural stone shower enclosure

Frameless glass shower screen

Polished plaster, natural stone and hand-glazed tile wall finishes

Bespoke vanity unit with natural stone top, under-mounted basin(s), oak cabinetry, black metal framework and matt black mixer tap

Black metal-framed mirror with integrated LED illumination

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

Natural stone floor tiles

Natural stone and painted wall finish

Bespoke vanity unit with natural stone top, countertop basin, oak cabinetry and matt black mixer tap

Satin brass finish framed mirror

Frameless glass shower screen

Matt black mixer tap

Matt black shower

Black heated towel rail

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

## FAMILY BATHROOM

Natural stone floor and wall tiles

Natural stone shower enclosure

Frameless glass shower screen

Vanity assembly comprising bespoke joinery with profiled oak slats, natural stone sink surround and splashback, under-mounted basin, integrated mirror

Matt black mixer tap

Matt black 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

## DOORS

Apartment entrance door: Flush face with black grey lacquer finish

Apartment internal doors: Brushed oak timber veneer, vertical grain with white lacquer finish

Satin brass finish ironmongery

## WARDROBES & HALL STORAGE

Bedroom wardrobes: Fitted wardrobes with brushed oak timber veneer, vertical grain with white lacquer finish door fronts, artisan leather-wrapped pull-handles. Carcass interior comprising anthracite melamine, linen finish

Hallways: Doors in brushed oak timber veneer, vertical grain, white lacquer finish with fitted carcassing behind comprising anthracite melamine, linen finish

Satin brass finish ironmongery

Internals to all wardrobes to include tailored modules including shelving, LED lighting, hanging rails and drawers

## GENERAL

### Lighting and electrical

KNX controlled LED downlights to all rooms

KNX control provides localised scene setting via room switch plate or via mobile app

LED feature lighting to bathroom joinery and wardrobes

Dimmable 5 amp lighting and 13 amp power circuits

Sockets and lighting face plates generally are satin brass finish with black plastic inserts. Kitchen sockets are black metal with black plastic inserts

RJ45 data points at TV locations in living room and bedrooms with immediate access to fast fibre data networks

### Heating and cooling

Underfloor heating throughout all apartments

Comfort cooling to habitable rooms

### Utility cupboard

Free-standing non-integrated combination washer dryer by Miele

## TERRACE

Glazed balustrade

Granite paving, flamed finish

## RESIDENTS’ AMENITIES

Full range of amenities including residents’ lounge, cinema room, work hub, fitness suite, private dining room and treatment room

Communal landscaped roof terrace

24-hour concierge

24-hour on-site security with CCTV monitoring

Access control to all building entrances

Hotel preferential access and one-year complimentary membership

# Three Bedroom Apartment

SOUTH TOWER - FLOOR 29 - APARTMENT 01

S2901

Total area  
147.5 sq m  
1588 sq ft

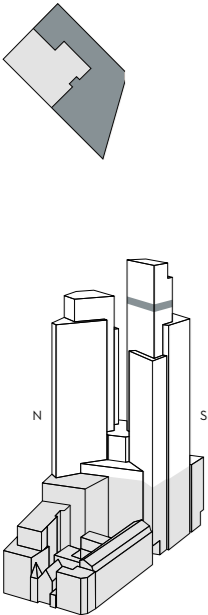
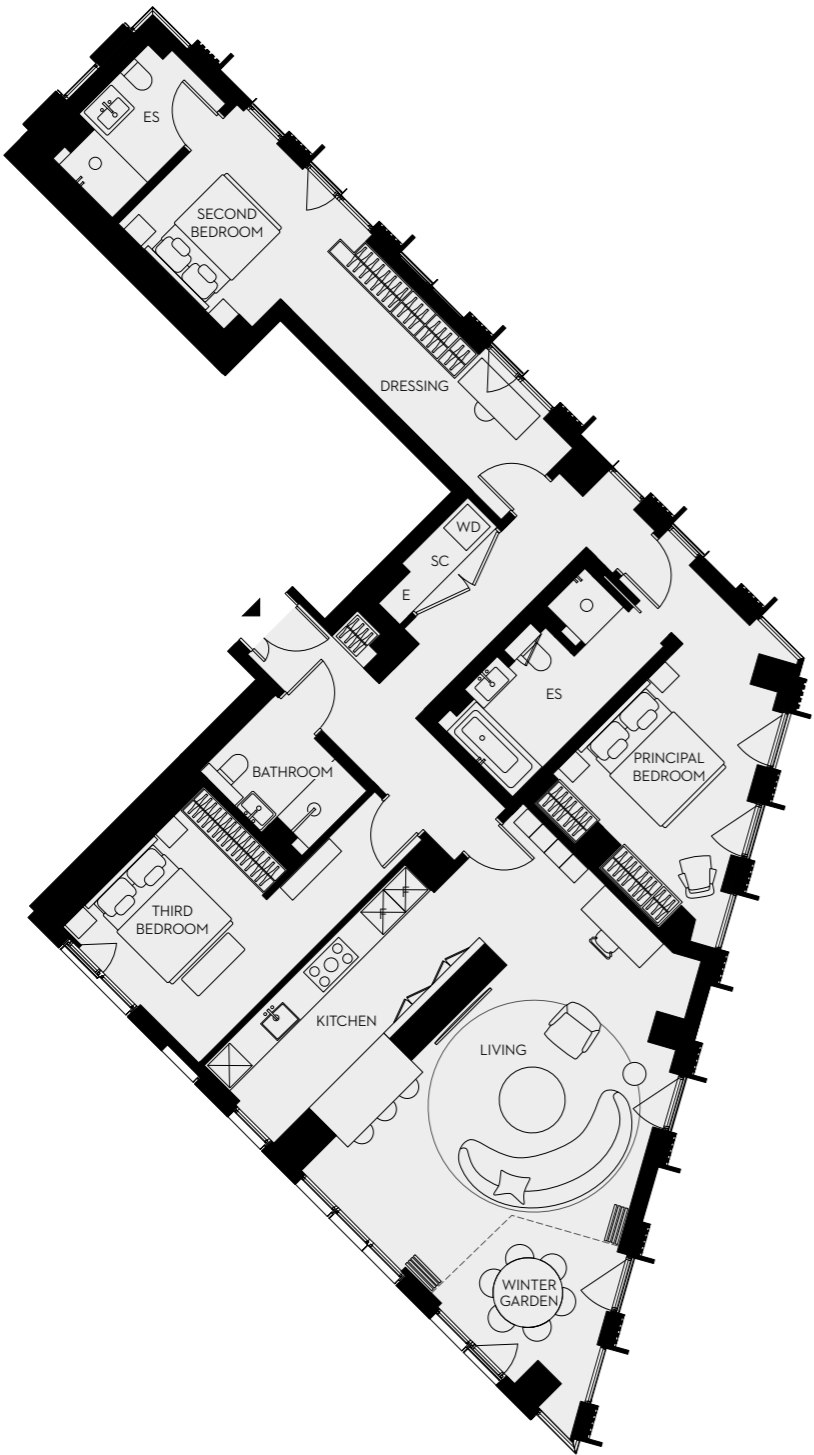
Living space/Kitchen  
42.9 sq m  
462 sq ft

Bedroom 1  
16.8 sq m  
181 sq ft

Bedroom 2  
19.8 sq m  
213 sq ft

Bedroom 3  
15.0 sq m  
161 sq ft

Winter Garden  
7.1 sq m  
76 sq ft



Scale 1:150

E – Electrical      ES – En-suite      FF – Fridge/Freezer  
SC – Service cupboard      WC – Powder room      WD – Washer/Dryer

# Three Bedroom Apartment

SOUTH TOWER - FLOOR 29 - APARTMENT 01

## KITCHEN

Convivium Elegant kitchen by B&B Italia

Tall cabinetry units: Vertical grain timber veneer door (Fossil Oak) with anthracite melamine carcass interior

Base cabinetry units: Matt finish lacquer doors and drawers (Grigio Luce 86LC) with anthracite melamine carcass interior and vertical grain timber veneer door (Fossil Oak) with anthracite melamine carcass interior

Wall cabinetry units: Black anodised aluminium frame, Stopsol glass, vertical grain timber veneer carcass (Fossil Oak)

Splashback: Natural stone, Breccia Capraia, honed finish

Worktop: Quartz by Caesarstone, ‘Snow’, honed finish

Under-mounted enamelled sink by Dornbracht with single lever mixer tap by Dornbracht

Appliances as indicated below by V-ZUG or equivalent:

Combination oven (steam) with purchaser option for microwave combination oven in lieu of steam if required

Downdraft induction hob  
Integrated fridge  
Integrated freezer  
Integrated dishwasher  
Wine cooler

## LIVING ROOM

Bespoke joinery unit in slatted oak frontage with integrated storage. Matt lacquer finish, black grey

## FLOORING

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

## PRINCIPAL BEDROOM EN-SUITE

Natural stone floor tiles

Natural stone shower enclosure

Frameless glass shower screen

Polished plaster, natural stone and hand-glazed tile wall finishes

Bespoke vanity unit with natural stone top, under-mounted basin(s), oak cabinetry, black metal framework and matt black mixer tap

Black metal-framed mirror with integrated LED illumination

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

Natural stone floor tiles

Natural stone and painted wall finish

Bespoke vanity unit with natural stone top, countertop basin, oak cabinetry and matt black mixer tap

Satin brass finish framed mirror

Frameless glass shower screen

Matt black mixer tap

Matt black shower

Black heated towel rail

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

## FAMILY BATHROOM

Natural stone floor and wall tiles

Natural stone shower enclosure

Frameless glass shower screen

Vanity assembly comprising bespoke joinery with profiled oak slats, natural stone sink surround and splashback, under-mounted basin, integrated mirror

Matt black mixer tap

Matt black shower

Black heated towel rail

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

## DOORS

Apartment entrance door: Flush face with black grey lacquer finish

Apartment internal doors: Brushed oak timber veneer, vertical grain with white lacquer finish

Glazed black metal bi-folding doors to Winter Garden

Satin brass finish ironmongery

## WARDROBES & HALL STORAGE

Bedroom wardrobes: Fitted wardrobes with brushed oak timber veneer, vertical grain with white lacquer finish door fronts, artisan leather-wrapped pull-handles. Carcass interior comprising anthracite melamine, linen finish

Hallways: Doors in brushed oak timber veneer, vertical grain, white lacquer finish with fitted carcassing behind comprising anthracite melamine, linen finish

Satin brass finish ironmongery

Internals to all wardrobes to include tailored modules including shelving, LED lighting, hanging rails and drawers

## GENERAL

**Lighting and electrical**

KNX controlled LED downlights to all rooms

KNX control provides localised scene setting via room switch plate or via mobile app

LED feature lighting to bathroom joinery and wardrobes

Dimmable 5 amp lighting and 13 amp power circuits

Sockets and lighting face plates generally are satin brass finish with black plastic inserts. Kitchen sockets are black metal with black plastic inserts

RJ45 data points at TV locations in living room and bedrooms with immediate access to fast fibre data networks

**Heating and cooling**

Underfloor heating throughout all apartments

Comfort cooling to habitable rooms

**Utility cupboard**

Free-standing non-integrated combination washer dryer by Miele

## RESIDENTS’ AMENITIES

Full range of amenities including residents’ lounge, cinema room, work hub, fitness suite, private dining room and treatment room

Communal landscaped roof terrace

24-hour concierge

24-hour on-site security with CCTV monitoring

Access control to all building entrances

Hotel preferential access and one-year complimentary membership

# Three Bedroom Apartment

SOUTH TOWER - FLOOR 30 - APARTMENT 01

S3001

Total area  
147.7 sq m  
1590 sq ft

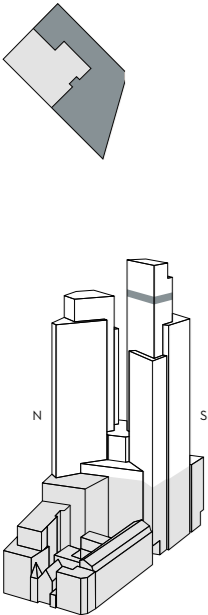
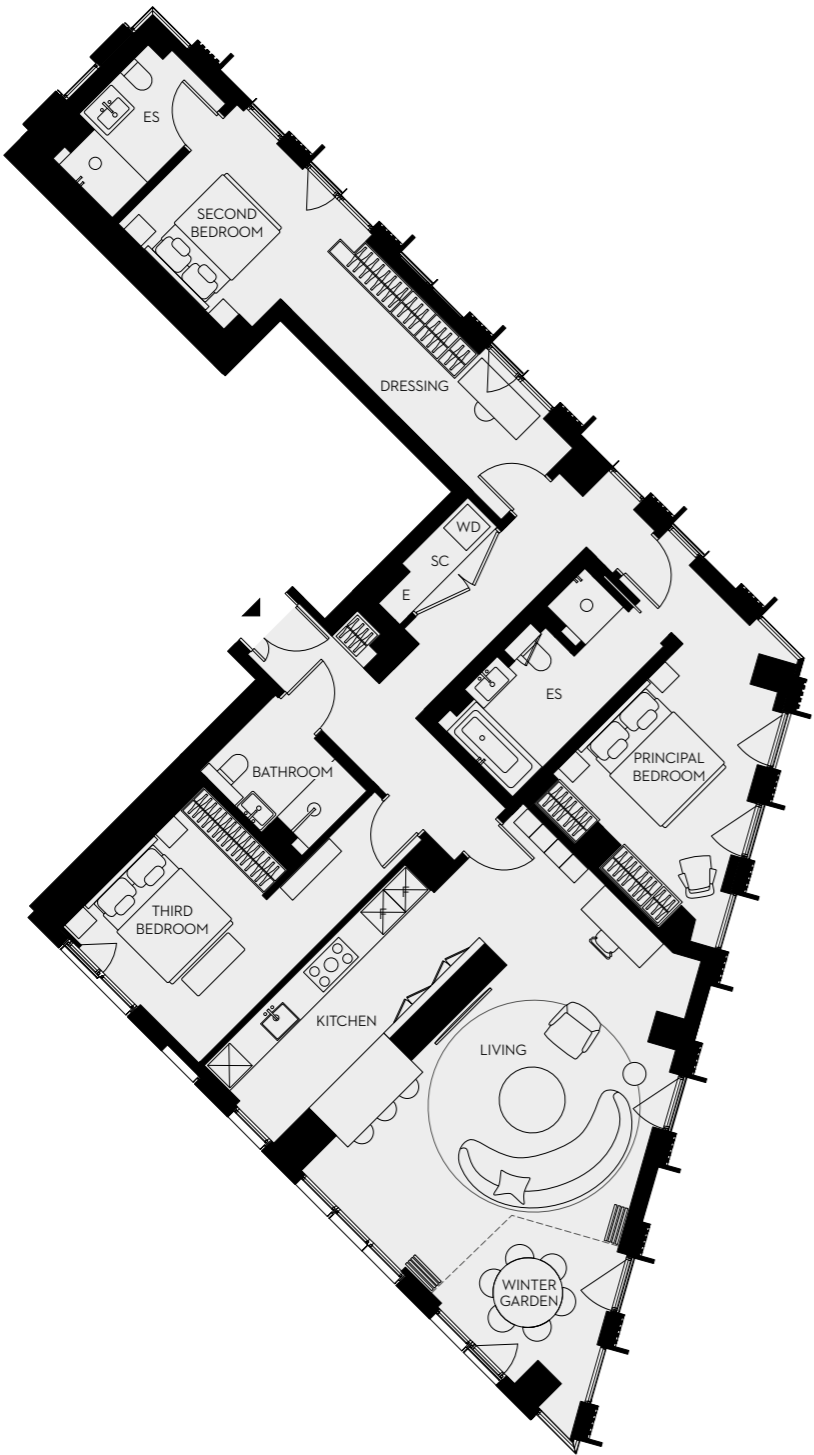
Living space/Kitchen  
43.1 sq m  
464 sq ft

Bedroom 1  
16.8 sq m  
181 sq ft

Bedroom 2  
19.7 sq m  
212 sq ft

Bedroom 3  
15.0 sq m  
161 sq ft

Winter Garden  
7.1 sq m  
76 sq ft



Scale 1:150

E – Electrical      ES – En-suite      FF – Fridge/Freezer  
SC – Service cupboard      WC – Powder room      WD – Washer/Dryer

# Three Bedroom Apartment

SOUTH TOWER - FLOOR 30 - APARTMENT 01

## KITCHEN

Convivium Elegant kitchen by B&B Italia

Tall cabinetry units: Vertical grain timber veneer door (Fossil Oak) with anthracite melamine carcass interior

Base cabinetry units: Matt finish lacquer doors and drawers (Grigio Luce 86LC) with anthracite melamine carcass interior and vertical grain timber veneer door (Fossil Oak) with anthracite melamine carcass interior

Wall cabinetry units: Black anodised aluminium frame, Stopsol glass, vertical grain timber veneer carcass (Fossil Oak)

Splashback: Natural stone, Breccia Capraia, honed finish

Worktop: Quartz by Caesarstone, ‘Snow’, honed finish

Under-mounted enamelled sink by Dornbracht with single lever mixer tap by Dornbracht

Appliances as indicated below by V-ZUG or equivalent:

Combination oven (steam) with purchaser option for microwave combination oven in lieu of steam if required

Downdraft induction hob  
Integrated fridge  
Integrated freezer  
Integrated dishwasher  
Wine cooler

## LIVING ROOM

Bespoke joinery unit in slatted oak frontage with integrated storage. Matt lacquer finish, black grey

## FLOORING

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

## PRINCIPAL BEDROOM EN-SUITE

Natural stone floor tiles

Natural stone shower enclosure

Frameless glass shower screen

Polished plaster, natural stone and hand-glazed tile wall finishes

Bespoke vanity unit with natural stone top, under-mounted basin(s), oak cabinetry, black metal framework and matt black mixer tap

Black metal-framed mirror with integrated LED illumination

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

Natural stone floor tiles

Natural stone and painted wall finish

Bespoke vanity unit with natural stone top, countertop basin, oak cabinetry and matt black mixer tap

Satin brass finish framed mirror

Frameless glass shower screen

Matt black mixer tap

Matt black shower

Black heated towel rail

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

## FAMILY BATHROOM

Natural stone floor and wall tiles

Natural stone shower enclosure

Frameless glass shower screen

Vanity assembly comprising bespoke joinery with profiled oak slats, natural stone sink surround and splashback, under-mounted basin, integrated mirror

Matt black mixer tap

Matt black shower

Black heated towel rail

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

## DOORS

Apartment entrance door: Flush face with black grey lacquer finish

Apartment internal doors: Brushed oak timber veneer, vertical grain with white lacquer finish

Glazed black metal bi-folding doors to Winter Garden

Satin brass finish ironmongery

## WARDROBES & HALL STORAGE

Bedroom wardrobes: Fitted wardrobes with brushed oak timber veneer, vertical grain with white lacquer finish door fronts, artisan leather-wrapped pull-handles. Carcass interior comprising anthracite melamine, linen finish

Hallways: Doors in brushed oak timber veneer, vertical grain, white lacquer finish with fitted carcassing behind comprising anthracite melamine, linen finish

Satin brass finish ironmongery

Internals to all wardrobes to include tailored modules including shelving, LED lighting, hanging rails and drawers

## GENERAL

**Lighting and electrical**

KNX controlled LED downlights to all rooms

KNX control provides localised scene setting via room switch plate or via mobile app

LED feature lighting to bathroom joinery and wardrobes

Dimmable 5 amp lighting and 13 amp power circuits

Sockets and lighting face plates generally are satin brass finish with black plastic inserts. Kitchen sockets are black metal with black plastic inserts

RJ45 data points at TV locations in living room and bedrooms with immediate access to fast fibre data networks

**Heating and cooling**

Underfloor heating throughout all apartments

Comfort cooling to habitable rooms

**Utility cupboard**

Free-standing non-integrated combination washer dryer by Miele

## RESIDENTS’ AMENITIES

Full range of amenities including residents’ lounge, cinema room, work hub, fitness suite, private dining room and treatment room

Communal landscaped roof terrace

24-hour concierge

24-hour on-site security with CCTV monitoring

Access control to all building entrances

Hotel preferential access and one-year complimentary membership

# Three Bedroom Apartment

SOUTH TOWER - FLOOR 31 - APARTMENT 01

S3101

Total area  
147.7 sq m  
1590 sq ft

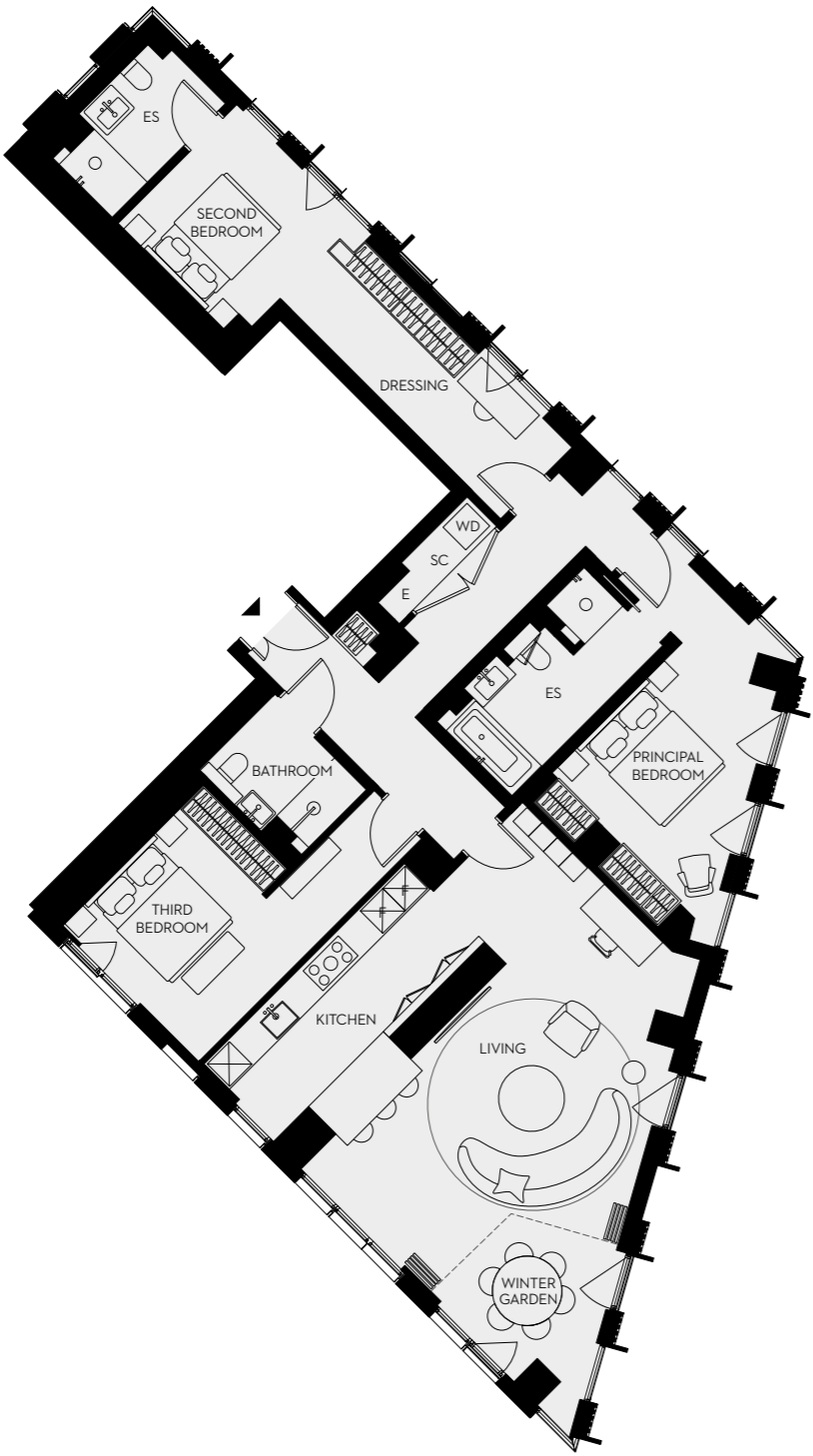
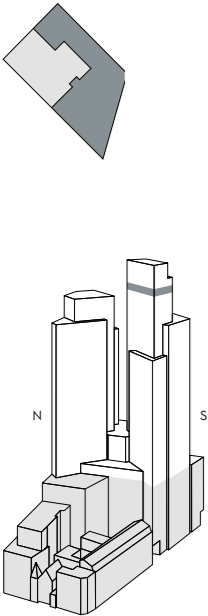
Living space/Kitchen  
43.3 sq m  
466 sq ft

Bedroom 1  
16.7 sq m  
180 sq ft

Bedroom 2  
19.7 sq m  
212 sq ft

Bedroom 3  
15.1 sq m  
163 sq ft

Winter Garden  
7.1 sq m  
76 sq ft



Scale 1:150

E – Electrical      ES – En-suite      FF – Fridge/Freezer  
SC – Service cupboard      WC – Powder room      WD – Washer/Dryer

# Three Bedroom Apartment

SOUTH TOWER - FLOOR 31 - APARTMENT 01

## KITCHEN

Convivium Elegant kitchen by B&B Italia

Tall cabinetry units: Vertical grain timber veneer door (Fossil Oak) with anthracite melamine carcass interior

Base cabinetry units: Matt finish lacquer doors and drawers (Grigio Luce 86LC) with anthracite melamine carcass interior and vertical grain timber veneer door (Fossil Oak) with anthracite melamine carcass interior

Wall cabinetry units: Black anodised aluminium frame, Stopsol glass, vertical grain timber veneer carcass (Fossil Oak)

Splashback: Natural stone, Breccia Capraia, honed finish

Worktop: Quartz by Caesarstone, ‘Snow’, honed finish

Under-mounted enamelled sink by Dornbracht with single lever mixer tap by Dornbracht

Appliances as indicated below by V-ZUG or equivalent:

Combination oven (steam) with purchaser option for microwave combination oven in lieu of steam if required

Downdraft induction hob  
Integrated fridge  
Integrated freezer  
Integrated dishwasher  
Wine cooler

## LIVING ROOM

Bespoke joinery unit in slatted oak frontage with integrated storage. Matt lacquer finish, black grey

## FLOORING

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

## PRINCIPAL BEDROOM EN-SUITE

Natural stone floor tiles

Natural stone shower enclosure

Frameless glass shower screen

Polished plaster, natural stone and hand-glazed tile wall finishes

Bespoke vanity unit with natural stone top, under-mounted basin(s), oak cabinetry, black metal framework and matt black mixer tap

Black metal-framed mirror with integrated LED illumination

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

Natural stone floor tiles

Natural stone and painted wall finish

Bespoke vanity unit with natural stone top, countertop basin, oak cabinetry and matt black mixer tap

Satin brass finish framed mirror

Frameless glass shower screen

Matt black mixer tap

Matt black shower

Black heated towel rail

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

## FAMILY BATHROOM

Natural stone floor and wall tiles

Natural stone shower enclosure

Frameless glass shower screen

Vanity assembly comprising bespoke joinery with profiled oak slats, natural stone sink surround and splashback, under-mounted basin, integrated mirror

Matt black mixer tap

Matt black shower

Black heated towel rail

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

## DOORS

Apartment entrance door: Flush face with black grey lacquer finish

Apartment internal doors: Brushed oak timber veneer, vertical grain with white lacquer finish

Glazed black metal bi-folding doors to Winter Garden

Satin brass finish ironmongery

## WARDROBES & HALL STORAGE

Bedroom wardrobes: Fitted wardrobes with brushed oak timber veneer, vertical grain with white lacquer finish door fronts, artisan leather-wrapped pull-handles. Carcass interior comprising anthracite melamine, linen finish

Hallways: Doors in brushed oak timber veneer, vertical grain, white lacquer finish with fitted carcassing behind comprising anthracite melamine, linen finish

Satin brass finish ironmongery

Internals to all wardrobes to include tailored modules including shelving, LED lighting, hanging rails and drawers

## GENERAL

**Lighting and electrical**

KNX controlled LED downlights to all rooms

KNX control provides localised scene setting via room switch plate or via mobile app

LED feature lighting to bathroom joinery and wardrobes

Dimmable 5 amp lighting and 13 amp power circuits

Sockets and lighting face plates generally are satin brass finish with black plastic inserts. Kitchen sockets are black metal with black plastic inserts

RJ45 data points at TV locations in living room and bedrooms with immediate access to fast fibre data networks

**Heating and cooling**

Underfloor heating throughout all apartments

Comfort cooling to habitable rooms

**Utility cupboard**

Free-standing non-integrated combination washer dryer by Miele

## RESIDENTS’ AMENITIES

Full range of amenities including residents’ lounge, cinema room, work hub, fitness suite, private dining room and treatment room

Communal landscaped roof terrace

24-hour concierge

24-hour on-site security with CCTV monitoring

Access control to all building entrances

Hotel preferential access and one-year complimentary membership

# Three Bedroom Duplex

N2503

Total area  
258.1 sq m  
2778 sq ft

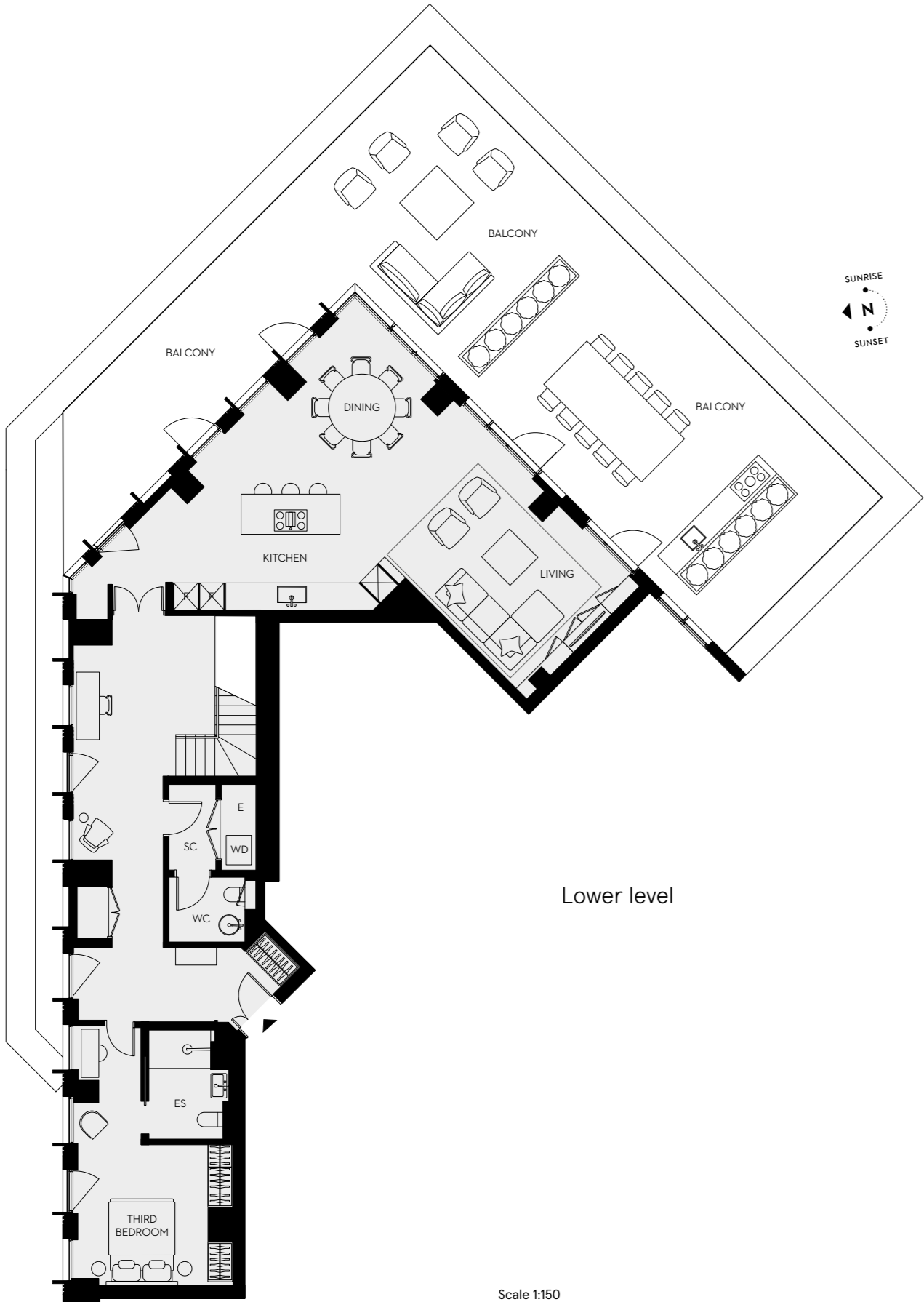
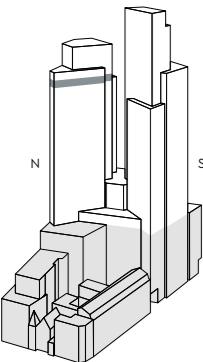
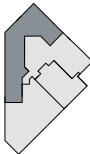
Living space/Kitchen  
58.0 sq m  
624 sq ft

Bedroom 1  
34.3 sq m  
370 sq ft

Bedroom 2  
19.7 sq m  
212 sq ft

Bedroom 3  
17.4 sq m  
187 sq ft

Terrace  
97.8 sq m  
1053 sq ft



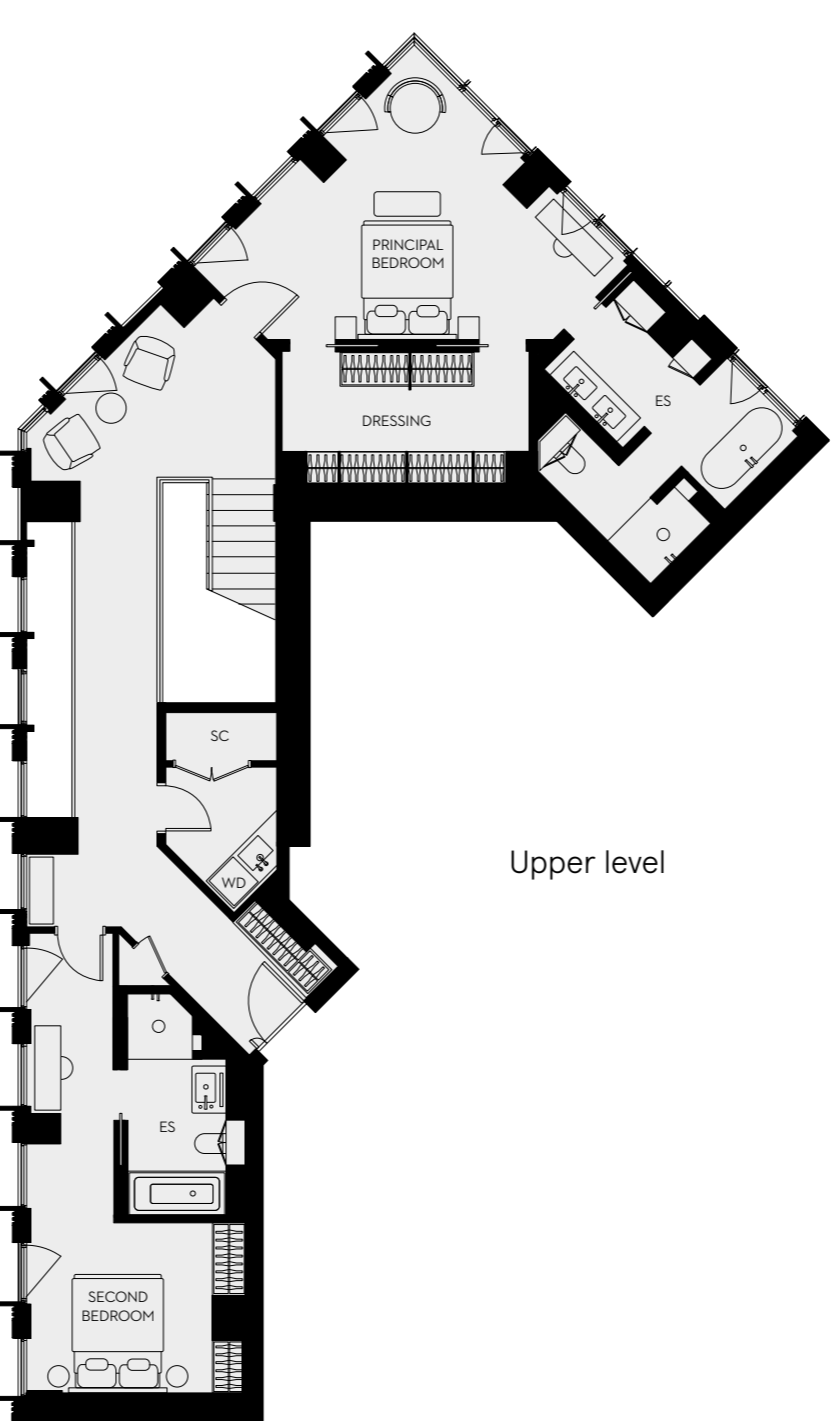
Lower level

Scale 1:150

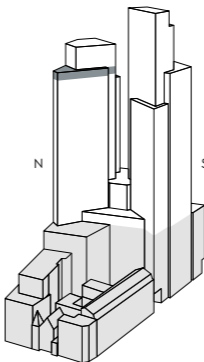
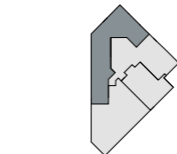
E – Electrical      ES – En-suite      FF – Fridge/Freezer  
SC – Service cupboard      WC – Powder room      WD – Washer/Dryer

# Three Bedroom Duplex

NORTH TOWER - FLOOR 25/26 - APARTMENT 03



Upper level



## KITCHEN

Convivium Elegant kitchen by B&B Italia

Tall cabinetry units: Vertical grain timber veneer door (Fossil Oak) with anthracite melamine carcass interior

Base cabinetry units: Matt finish lacquer doors and drawers (Grigio Luce 86LC) with anthracite melamine carcass interior

Wall cabinetry units: Black anodised aluminium frame, Stopsol glass, vertical grain timber veneer carcass (Fossil Oak)

Splashback: Natural stone, Breccia Capraia, honed finish

Worktop: Quartz by Caesarstone, 'Snow', honed finish

Under-mounted enamelled sink by Dornbracht with single lever mixer tap by Dornbracht

Appliances as indicated below by V-ZUG or equivalent:

Combination oven (steam) with purchaser option for microwave combination oven in lieu of steam if required

Downdraft induction hob  
Integrated fridge  
Integrated freezer  
Integrated dishwasher  
Wine cooler

## LIVING ROOM

Bespoke joinery unit in slatted oak frontage with integrated storage. Matt lacquer finish, black grey

## STAIRS

Solid oak stair treads with matching solid oak handrail

Bronzed brass effect balustrade

White painted metal stair structure

## FLOORING

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

Inlaid natural stone, honed finish, at apartment entrance

## DOORS

Apartment entrance door: Flush face with black grey lacquer finish

Apartment internal doors: Brushed oak timber veneer, vertical grain with white lacquer finish

Satin brass finish ironmongery

## POWDER ROOM

Profiled micro-ribbed corian wall panelling

Natural stone free-standing sink

Brass finish mixer tap

Wall-mounted circular mirror

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

## PRINCIPAL BEDROOM EN-SUITE

Natural stone floor tiles

Natural stone shower enclosure

Frameless glass shower screen

Polished plaster, natural stone and hand-glazed tile wall finishes

Bespoke vanity unit with natural stone top, under-mounted basin(s), oak cabinetry, black metal framework and matt black mixer tap

Black metal-framed mirror with integrated LED illumination

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

Natural stone floor tiles

Natural stone and painted wall finish

Bespoke vanity unit with natural stone top, countertop basin, oak cabinetry and matt black mixer tap

Satin brass finish framed mirror

Frameless glass shower screen

Matt black mixer tap

Matt black shower

Black heated towel rail

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

## THIRD BEDROOM EN-SUITE

Natural stone floor and wall tiles

Natural stone shower enclosure

Frameless glass shower screen

Vanity assembly comprising bespoke joinery with profiled oak slats, natural stone sink surround and splashback, under-mounted basin, integrated mirror

Matt black mixer tap

Matt black shower

Black heated towel rail

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

## WARDROBES & HALL STORAGE

Dressing room wardrobes: Open fronted fitted wardrobes with brushed oak timber veneer carcasses, vertical grain with white lacquer finish and integrated hinged mirror doors

Bedroom wardrobes: Fitted wardrobes with brushed oak timber veneer, vertical grain with white lacquer finish door fronts, artisan leather-wrapped pull-handles. Carcass interior comprising anthracite melamine, linen finish

Hallways: Doors in brushed oak timber veneer, vertical grain, white lacquer finish with fitted carcassing behind comprising anthracite melamine, linen finish.

Satin brass finish ironmongery

Internals to all wardrobes to include tailored modules including shelving, LED lighting, hanging rails and drawers

## GENERAL

**Lighting and electrical**

KNX controlled LED downlights to all rooms

KNX control provides localised scene setting via room switch plate or via mobile app

LED feature lighting to bathroom joinery and wardrobes

Dimmable 5 amp lighting and 13 amp power circuits

Sockets and lighting face plates generally are satin brass finish with black plastic inserts. Kitchen sockets are black metal with black plastic inserts

RJ45 data points at TV locations in living room and bedrooms with immediate access to fast fibre data networks

## Heating and cooling

Underfloor heating throughout all apartments

Comfort cooling to habitable rooms

## Utility room x 2

Free-standing non-integrated combination washer dryer by Miele

## TERRACE

Glazed balustrade

Granite paving, flamed finish

## RESIDENTS' AMENITIES

Full range of amenities including residents' lounge, cinema room, work hub, fitness suite, private dining room and treatment room

Communal landscaped roof terrace

24-hour concierge

24-hour on-site security with CCTV monitoring

Access control to all building entrances

Hotel preferential access and one-year complimentary membership

# Three Bedroom Duplex

S2701

Total area  
277.8 sq m  
2990 sq ft

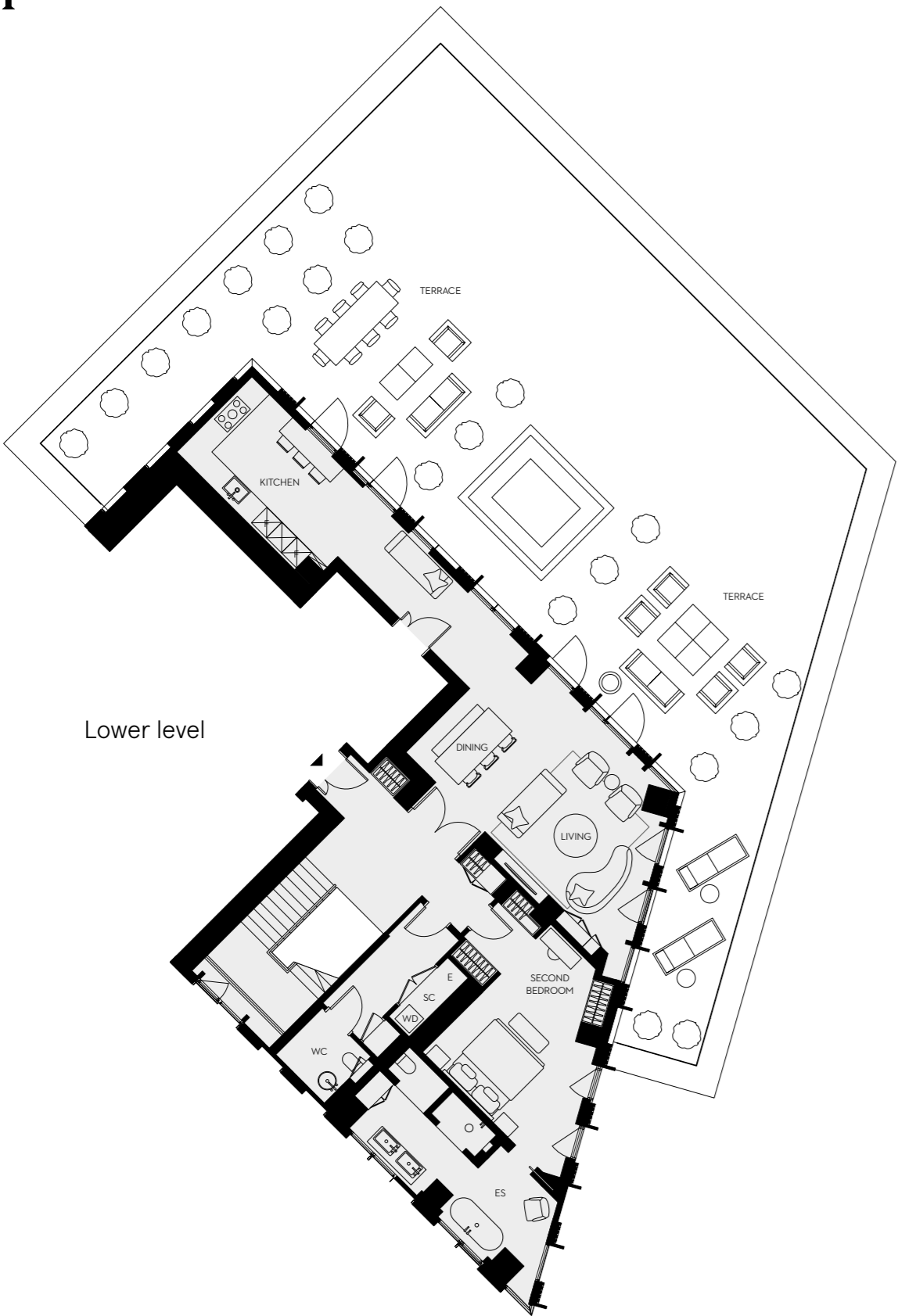
Living space/Kitchen  
58.0 sq m  
624 sq ft

Bedroom 1  
45.1 sq m  
485 sq ft

Bedroom 2  
22.8 sq m  
245 sq ft

Bedroom 3  
20.5 sq m  
221 sq ft

Terrace  
197.0 sq m  
2120 sq ft



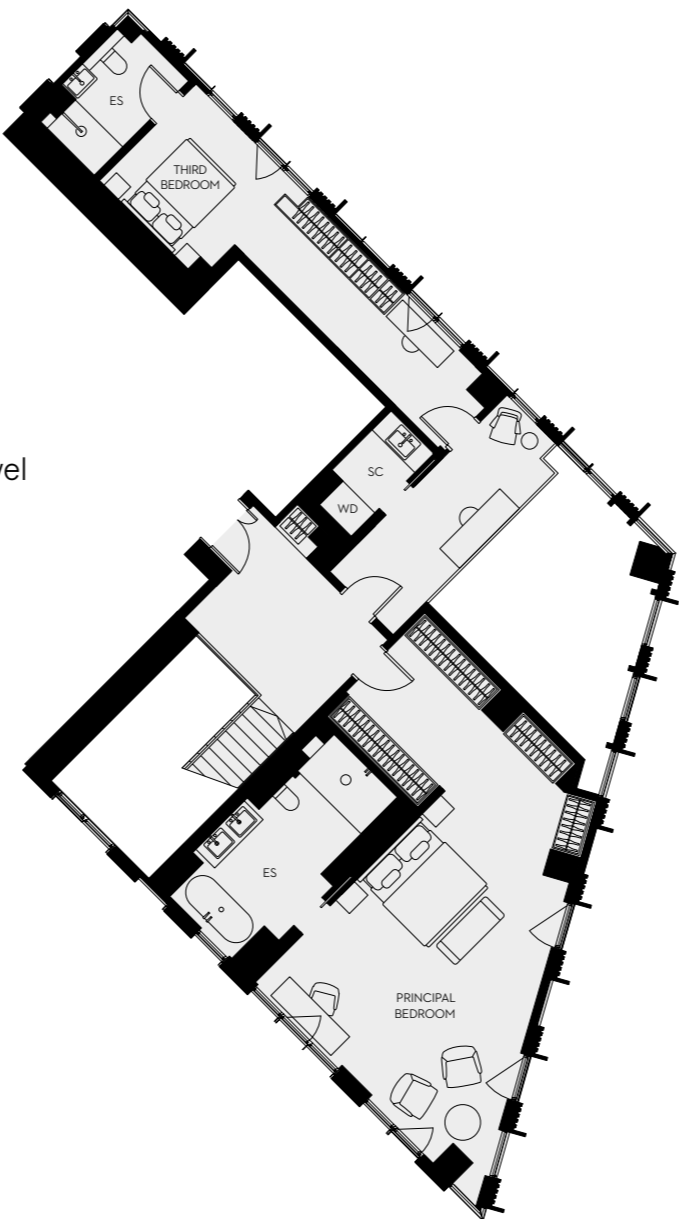
Scale 1:150

E – Electrical    ES – En-suite    FF – Fridge/Freezer  
SC – Service cupboard    WC – Powder room    WD – Washer/Dryer

# Three Bedroom Duplex

SOUTH TOWER - FLOOR 27/28 - APARTMENT 01

Upper level



## KITCHEN

Convivium Elegant kitchen by B&B Italia

Tall cabinetry units: Vertical grain timber veneer door (Fossil Oak) with anthracite melamine carcass interior

Base cabinetry units: Matt finish lacquer doors and drawers (Grigio Luce 86LC) with anthracite melamine carcass interior

Wall cabinetry units: Black anodised aluminium frame, Stopsol glass, vertical grain timber veneer carcass (Fossil Oak)

Splashback: Natural stone, Breccia Capraia, honed finish

Worktop: Quartz by Caesarstone, 'Snow', honed finish

Under-mounted enamelled sink by Dornbracht with single lever mixer tap by Dornbracht

Appliances as indicated below by V-ZUG or equivalent:

Combination oven (steam) with purchaser option for microwave combination oven in lieu of steam if required

Downdraft induction hob  
Integrated fridge  
Integrated freezer  
Integrated dishwasher  
Wine cooler

Mobile bar-island accessory

## LIVING ROOM

Bespoke joinery unit in slatted oak frontage with integrated storage. Matt lacquer finish, black grey

## STAIRS

Solid oak stair treads with matching solid oak handrail

Bronzed brass effect balustrade

White painted metal stair structure

## FLOORING

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

Inlaid natural stone, honed finish, at apartment entrance

## DOORS

Apartment entrance door: Flush face with black grey lacquer finish

Apartment internal doors: Brushed oak timber veneer, vertical grain with white lacquer finish

Satin brass finish ironmongery

## POWDER ROOM

Profiled micro-ribbed corian wall panelling

Natural stone free-standing sink

Brass finish mixer tap

Wall-mounted circular mirror

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

## PRINCIPAL BEDROOM EN-SUITE

Natural stone floor tiles

Natural stone shower enclosure

Frameless glass shower screen

Polished plaster, natural stone and hand-glazed tile wall finishes

Bespoke vanity unit with natural stone top, under-mounted basin(s), oak cabinetry, black metal framework and matt black mixer tap

Black metal-framed mirror with integrated LED illumination

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

Natural stone floor tiles

Natural stone and painted wall finish

Bespoke vanity unit with natural stone top, countertop basin, oak cabinetry and matt black mixer tap

Satin brass finish framed mirror

Frameless glass shower screen

Matt black mixer tap

Matt black shower

Black heated towel rail

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

## THIRD BEDROOM EN-SUITE

Natural stone floor and wall tiles

Natural stone shower enclosure

Frameless glass shower screen

Vanity assembly comprising bespoke joinery with profiled oak slats, natural stone sink surround and splashback, under-mounted basin, integrated mirror

Matt black mixer tap

Matt black shower

Black heated towel rail

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

## WARDROBES & HALL STORAGE

Bedroom wardrobes: Fitted wardrobes with brushed oak timber veneer, vertical grain with white lacquer finish door fronts, artisan leather-wrapped pull-handles. Carcass interior comprising anthracite melamine, linen finish

Hallways: Doors in brushed oak timber veneer, vertical grain, white lacquer finish with fitted carcassing behind comprising anthracite melamine, linen finish

Satin brass finish ironmongery

Internals to all wardrobes to include tailored modules including shelving, LED lighting, hanging rails and drawers

## GENERAL

### Lighting and electrical

KNX controlled LED downlights to all rooms

KNX control provides localised scene setting via room switch plate or via mobile app

LED feature lighting to bathroom joinery and wardrobes

Dimmable 5 amp lighting and 13 amp power circuits

Sockets and lighting face plates generally are satin brass finish with black plastic inserts. Kitchen sockets are black metal with black plastic inserts

RJ45 data points at TV locations in living room and bedrooms with immediate access to fast fibre data networks

### Heating and cooling

Underfloor heating throughout all apartments

Comfort cooling to habitable rooms

### Utility cupboard

Free-standing non-integrated combination washer dryer by Miele

## TERRACE

Glazed balustrade

Granite paving, flamed finish

## RESIDENTS' AMENITIES

Full range of amenities including residents' lounge, cinema room, work hub, fitness suite, private dining room and treatment room

Communal landscaped roof terrace

24-hour concierge

24-hour on-site security with CCTV monitoring

Access control to all building entrances

Hotel preferential access and one-year complimentary membership

# Three Bedroom Duplex

N2801

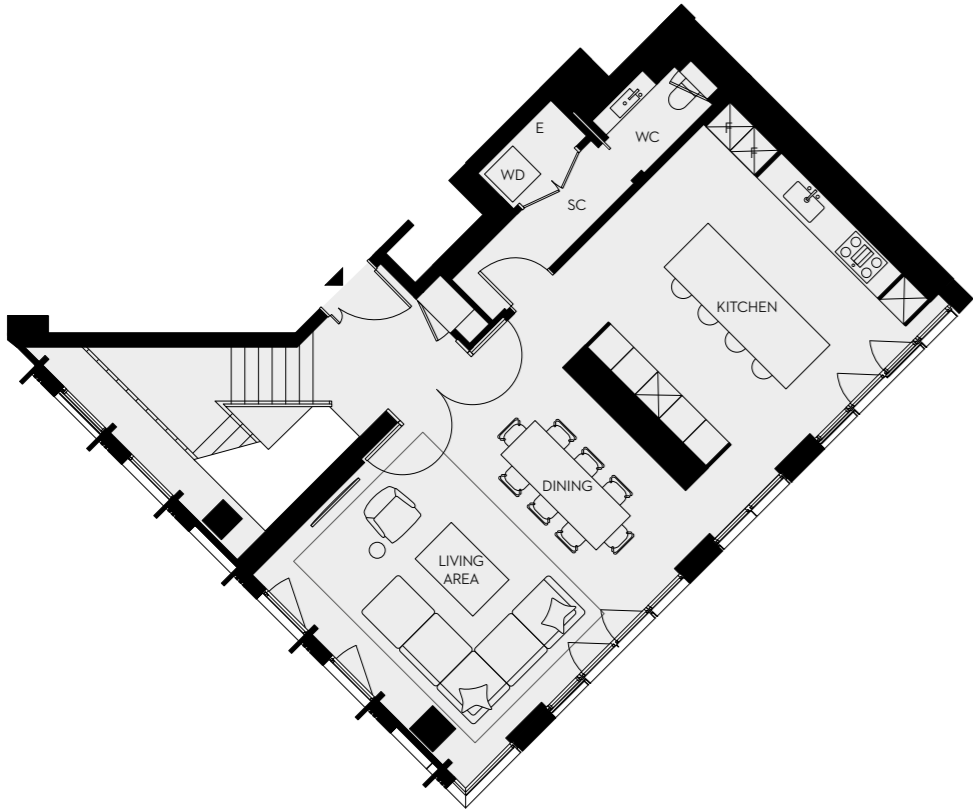
Total area  
216.1 sq m  
2326 sq ft

Living space/Kitchen  
62.3 sq m  
671 sq ft

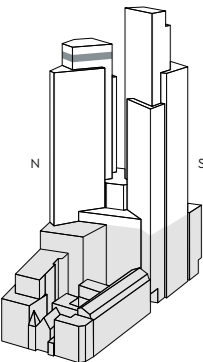
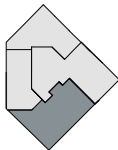
Bedroom 1  
35.9 sq m  
386 sq ft

Bedroom 2  
13.1 sq m  
141 sq ft

Bedroom 3  
10.4 sq m  
112 sq ft



Lower level

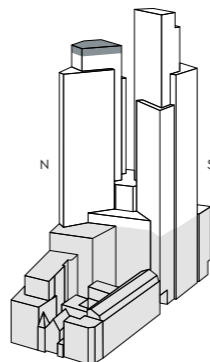
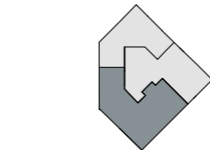


Scale 1:150

E – Electrical      ES – En-suite      FF – Fridge/Freezer  
SC – Service cupboard      WC – Powder room      WD – Washer/Dryer



Upper level



# Three Bedroom Duplex

NORTH TOWER - FLOOR 28/29 - APARTMENT 01

## KITCHEN

Convivium Elegant kitchen by B&B Italia

Tall cabinetry units: Vertical grain timber veneer door (Fossil Oak) with anthracite melamine carcass interior

Base cabinetry units: Matt finish lacquer doors and drawers (Grigio Luce 86LC) with anthracite melamine carcass interior

Wall cabinetry units: Black anodised aluminium frame, Stopsol glass, vertical grain timber veneer carcass (Fossil Oak)

Splashback: Natural stone, Breccia Capraia, honed finish

Worktop: Quartz by Caesarstone, 'Snow', honed finish

Under-mounted enamelled sink by Dornbracht with single lever mixer tap by Dornbracht

Appliances as indicated below by V-ZUG or equivalent:

Combination oven (steam) with purchaser option for microwave combination oven in lieu of steam if required

Downdraft induction hob  
Integrated fridge  
Integrated freezer  
Integrated dishwasher  
Wine cooler

## LIVING ROOM

Bespoke joinery unit in slatted oak frontage with integrated storage. Matt lacquer finish, black grey

## STAIRS

Solid oak stair treads with matching solid oak handrail

Bronzed brass effect balustrade

White painted metal stair structure

## FLOORING

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

Inlaid natural stone, honed finish, at apartment entrance

## DOORS

Apartment entrance door: Flush face with black grey lacquer finish

Apartment internal doors: Brushed oak timber veneer, vertical grain with white lacquer finish

Glazed black metal bi-parting doors to principal bedroom internal balcony condition over living room.

Satin brass finish ironmongery

## POWDER ROOM

Profiled micro-ribbed corian wall panelling

Bespoke vanity unit with natural stone top, undermount sink, oak cabinetry

Brass finish mixer tap

Wall-mounted circular mirror

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

## PRINCIPAL BEDROOM EN-SUITE (INCLUDING STEAM ROOM)

Natural stone floor tiles

Natural stone shower enclosure

Frameless glass shower screen

Polished plaster, natural stone and hand-glazed tile wall finishes

Bespoke vanity unit with natural stone top, under-mounted basin(s), oak cabinetry, black metal framework and matt black mixer tap

Black metal-framed mirror with integrated LED illumination

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

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

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

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

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

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

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

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

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

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

## WARDROBES & HALL STORAGE

Dressing room wardrobes: Open fronted fitted wardrobes with brushed oak timber veneer carcasses, vertical grain with white lacquer finish and integrated hinged mirror doors

Bedroom wardrobes: Fitted wardrobes with brushed oak timber veneer, vertical grain with white lacquer finish door fronts, artisan leather-wrapped pull-handles. Carcass interior comprising anthracite melamine, linen finish

Hallways: Doors in brushed oak timber veneer, vertical grain, white lacquer finish with fitted carcassing behind comprising anthracite melamine, linen finish

Satin brass finish ironmongery

Internals to all wardrobes to include tailored modules including shelving, LED lighting, hanging rails and drawers

## GENERAL

### Lighting and electrical

KNX controlled LED downlights to all rooms.

KNX control provides localised scene setting via room switch plate or via mobile app

LED feature lighting to bathroom joinery and wardrobes

Dimmable 5 amp lighting and 13 amp power circuits

Sockets and lighting face plates generally are satin brass finish with black plastic inserts. Kitchen sockets are black metal with black plastic inserts

RJ45 data points at TV locations in living room and bedrooms with immediate access to fast fibre data networks

### Heating and cooling

Underfloor heating throughout all apartments

Comfort cooling to habitable rooms

### Utility cupboard x2

Free-standing non-integrated combination washer dryer by Miele

## TERRACE

Glazed balustrade

Granite paving, flamed finish

## RESIDENTS' AMENITIES

Full range of amenities including residents' lounge, cinema room, work hub, fitness suite, private dining room and treatment room

Communal landscaped roof terrace

24-hour concierge

24-hour on-site security with CCTV monitoring

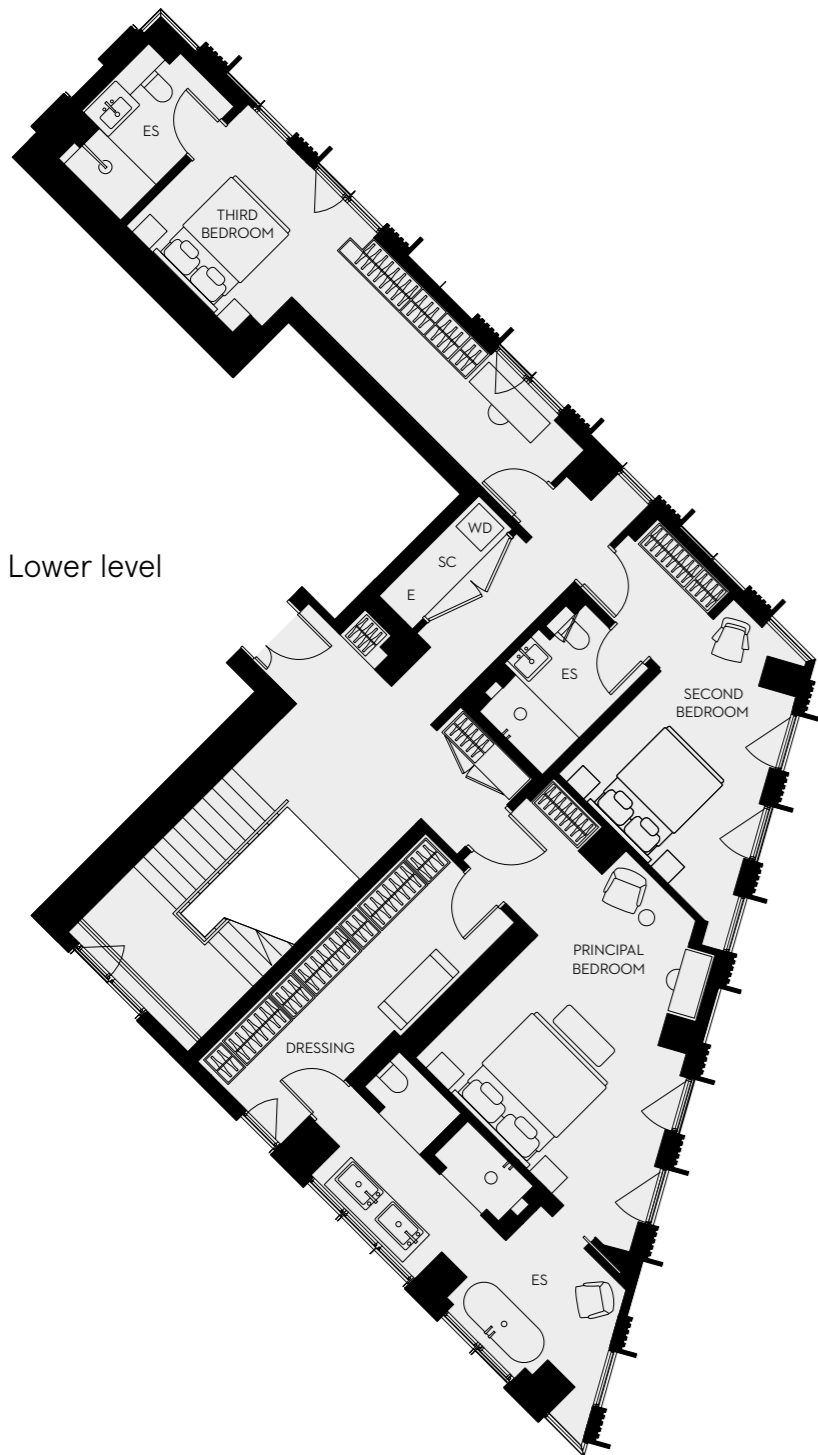
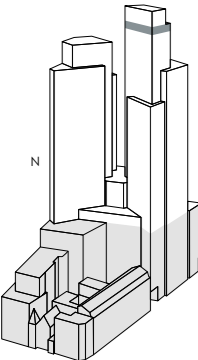
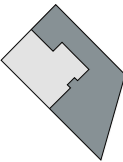
Access control to all building entrances

Hotel preferential access and one-year complimentary membership

# Three Bedroom Duplex

S3301

- Total area  
245.5 sq m  
2643 sq ft
- Living space/Kitchen  
69.8 sq m  
751 sq ft
- Bedroom 1  
35.4 sq m  
381 sq ft
- Bedroom 2  
17.0 sq m  
183 sq ft
- Bedroom 3  
19.8 sq m  
213 sq ft
- Terrace  
37.0 sq m  
398 sq ft



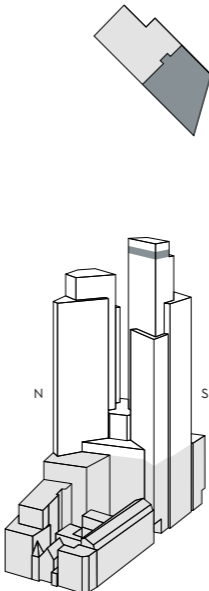
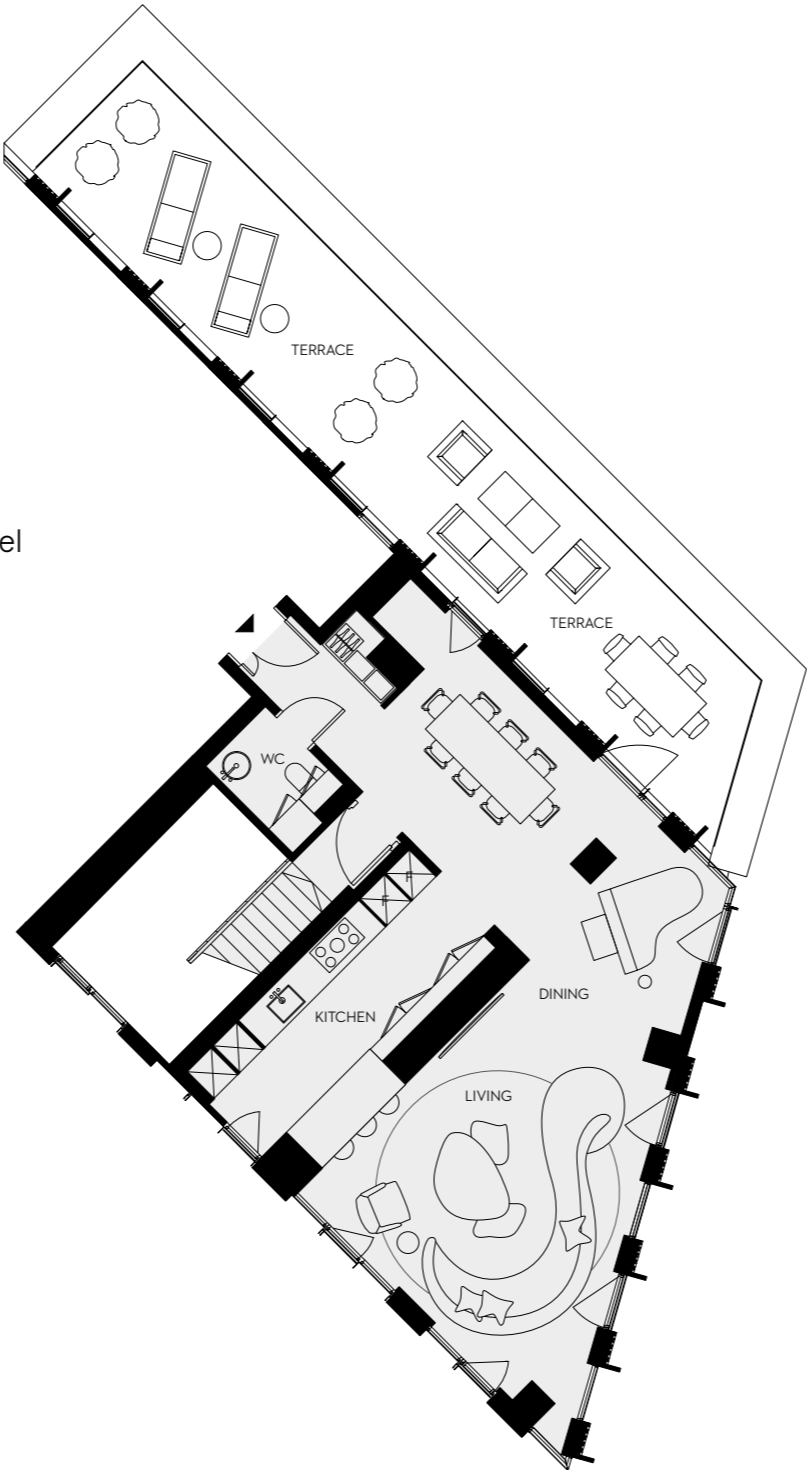
Lower level

Scale 1:150

- E – Electrical  
SC – Service cupboard
- ES – En-suite  
WC – Powder room
- FF – Fridge/Freezer  
WD – Washer/Dryer



Upper level



# Three Bedroom Duplex

SOUTH TOWER - FLOOR 32/33 - APARTMENT 01

## KITCHEN

Convivium Elegant kitchen by B&B Italia

Tall cabinetry units: Vertical grain timber veneer door (Fossil Oak) with anthracite melamine carcass interior

Base cabinetry units: Matt finish lacquer doors and drawers (Grigio Luce 86LC) with anthracite melamine carcass interior

Wall cabinetry units: Black anodised aluminium frame, Stopsol glass, vertical grain timber veneer carcass (Fossil Oak)

Splashback: Natural stone, Breccia Capraia, honed finish

Worktop: Quartz by Caesarstone, 'Snow', honed finish

Under-mounted enamelled sink by Dornbracht with single lever mixer tap by Dornbracht

Appliances as indicated below by V-ZUG or equivalent:

Combination oven (steam) with purchaser option for microwave combination oven in lieu of steam if required

Downdraft induction hob  
Integrated fridge  
Integrated freezer  
Integrated dishwasher  
Wine cooler

## LIVING ROOM

Bespoke joinery unit in slatted oak frontage with integrated storage. Matt lacquer finish, black grey

## STAIRS

Solid oak stair treads with matching solid oak handrail

Bronzed brass effect balustrade

White painted metal stair structure

## FLOORING

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

Inlaid natural stone, honed finish, at apartment entrance

## DOORS

Apartment entrance door: Flush face with black grey lacquer finish

Apartment internal doors: Brushed oak timber veneer, vertical grain with white lacquer finish

Satin brass finish ironmongery

## POWDER ROOM

Profiled micro-ribbed corian wall panelling

Natural stone free-standing sink

Brass finish mixer tap

Wall-mounted circular mirror

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

## PRINCIPAL BEDROOM EN-SUITE

Natural stone floor tiles

Natural stone and painted wall finish

Bespoke vanity unit with natural stone top, countertop basin, oak cabinetry and matt black mixer tap

Satin brass finish 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

Natural stone floor tiles

Natural stone shower enclosure

Frameless glass shower screen

Polished plaster, natural stone and hand-glazed tile wall finishes

Bespoke vanity unit with natural stone top, under-mounted basin(s), oak cabinetry, black metal framework and matt black mixer tap

Black metal-framed mirror with integrated LED illumination

Matt black shower

Black heated towel rail

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

## THIRD BEDROOM EN-SUITE

Natural stone floor and wall tiles

Natural stone shower enclosure

Frameless glass shower screen

Vanity assembly comprising bespoke joinery with profiled oak slats, natural stone sink surround and splashback, under-mounted basin, integrated mirror

Matt black mixer tap

Matt black shower

Black heated towel rail

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

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Granite paving, flamed finish

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24-hour on-site security with CCTV monitoring

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Refinement that  
speaks for itself



Terrace (Apt S2701)

## Amenities

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





Entrance lobby and concierge



Entrance lobby lounge





Quiet work hub (7<sup>th</sup> floor)



Private dining room (7<sup>th</sup> floor)



Residents' gym (7<sup>th</sup> floor)



Cinema room (7<sup>th</sup> floor)



Treatment room (7<sup>th</sup> floor)

AMENITIES



Sun Street Hotel bar and lounge

AMENITIES



Sun Street Hotel bar and lounge



Sun Street Hotel room



Sun Street Hotel restaurant

Confidence that  
speaks for itself

# City life that speaks for itself

With the tech hub of Old Street to the north and the creative melting pot of Shoreditch to the east, One Crown Place reaches out to the most dynamic parts of central London, within sight of the City's iconic boundaries.

One Crown Place pulses in its refreshingly unique location. The prestige and tradition of London's most historic district rubs shoulders with the unlimited innovation and colourful culture beaming out of its neighbourhoods.

Shopping

Eating

Work and play

Nightlife

Arts and culture

Wellbeing

# LA PANFETERIA

ONE CROWN PLACE

*Handmade bread and focaccia baked daily in our wood burning oven*

LOCATION



Eataly

SOPHIE ASHBY COLLECTION

The Princess of Shoreditch



LOCATION



The Clove Club

Old Spitalfields Market



Bibo, The Mondrian



LOCATION

LOCATION

Broadgate Circle



The Ned





Laurel's on the Roof, The Mondrian



London Symphony Orchestra, The Barbican

Galvin La Chapelle

LOCATION



Old Street

Finsbury Square Bowls Club

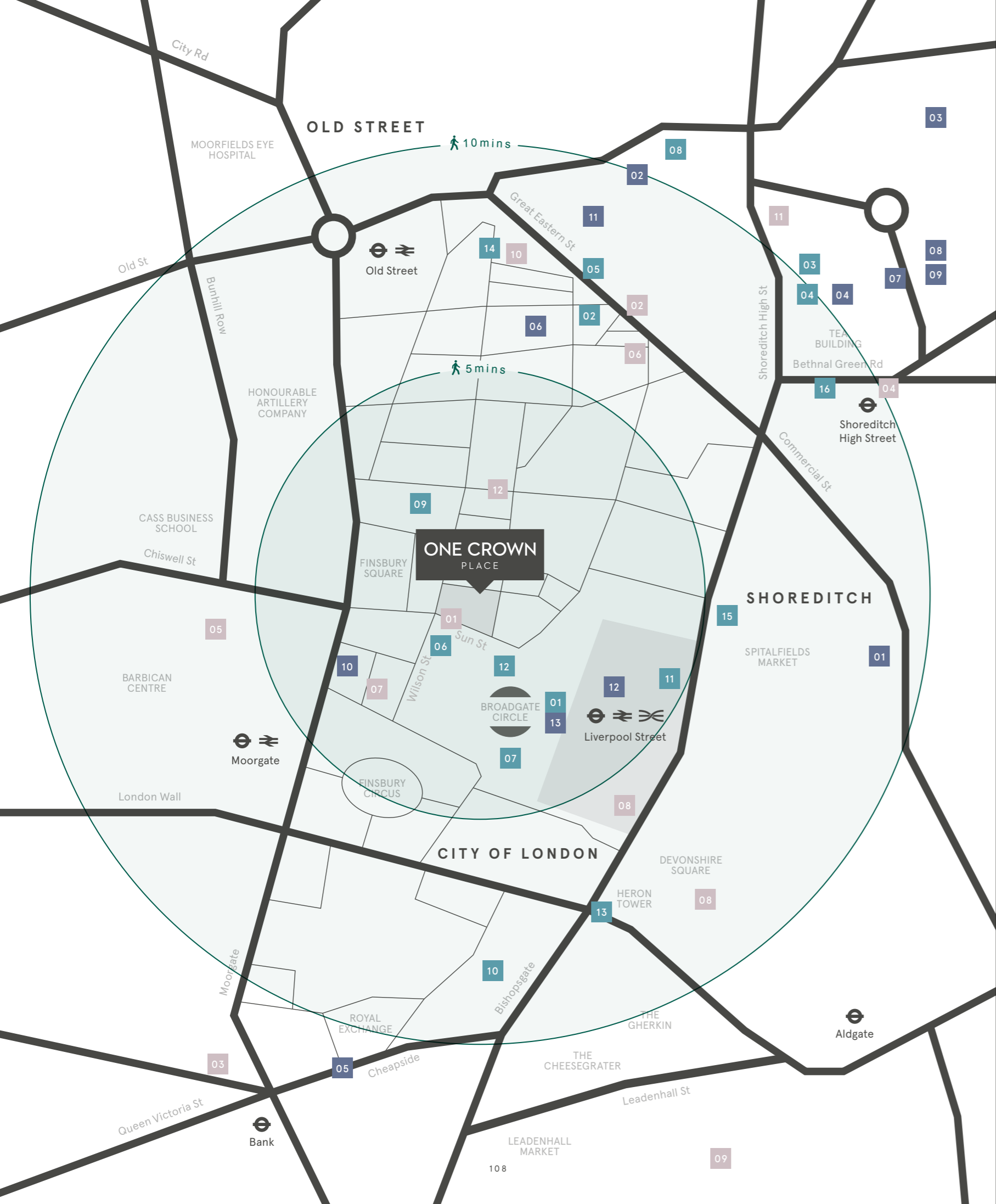
LOCATION



Gloria, Shoreditch



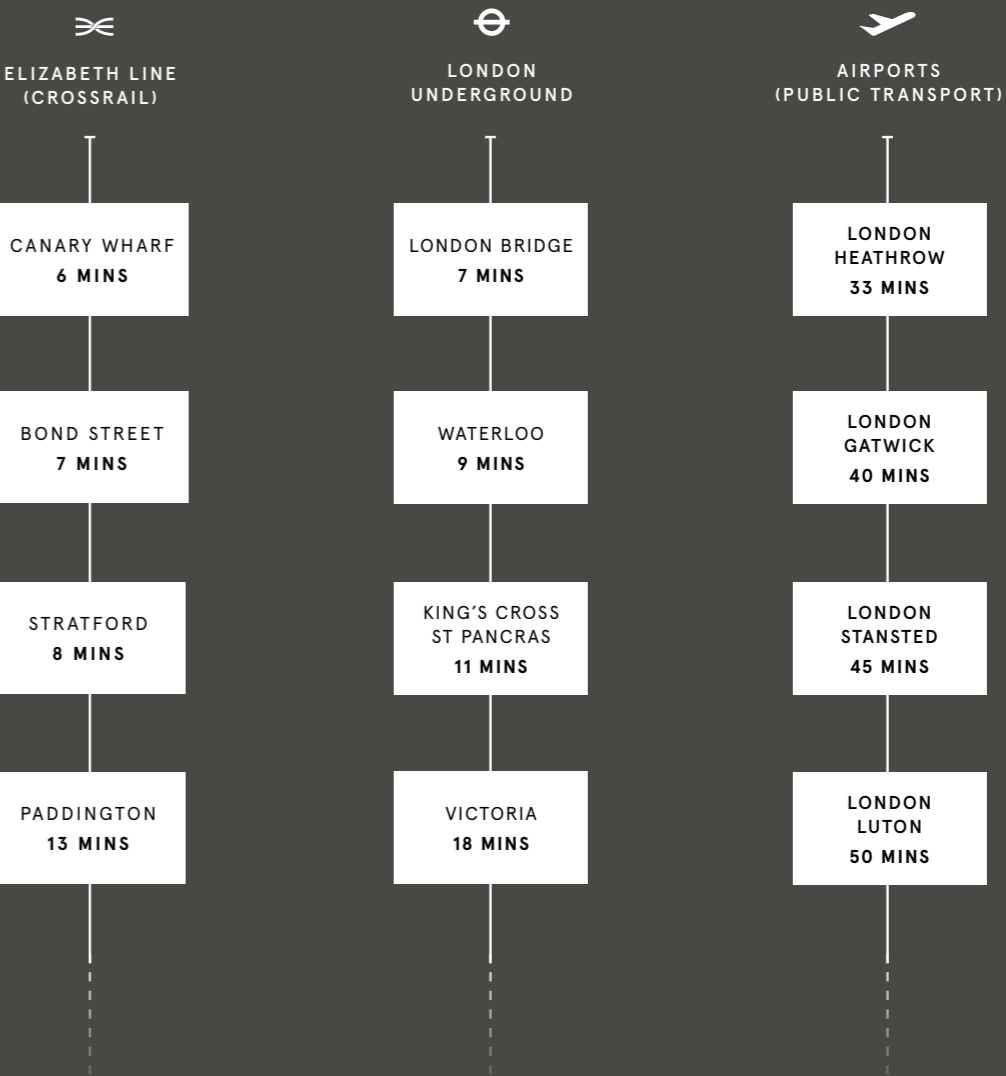
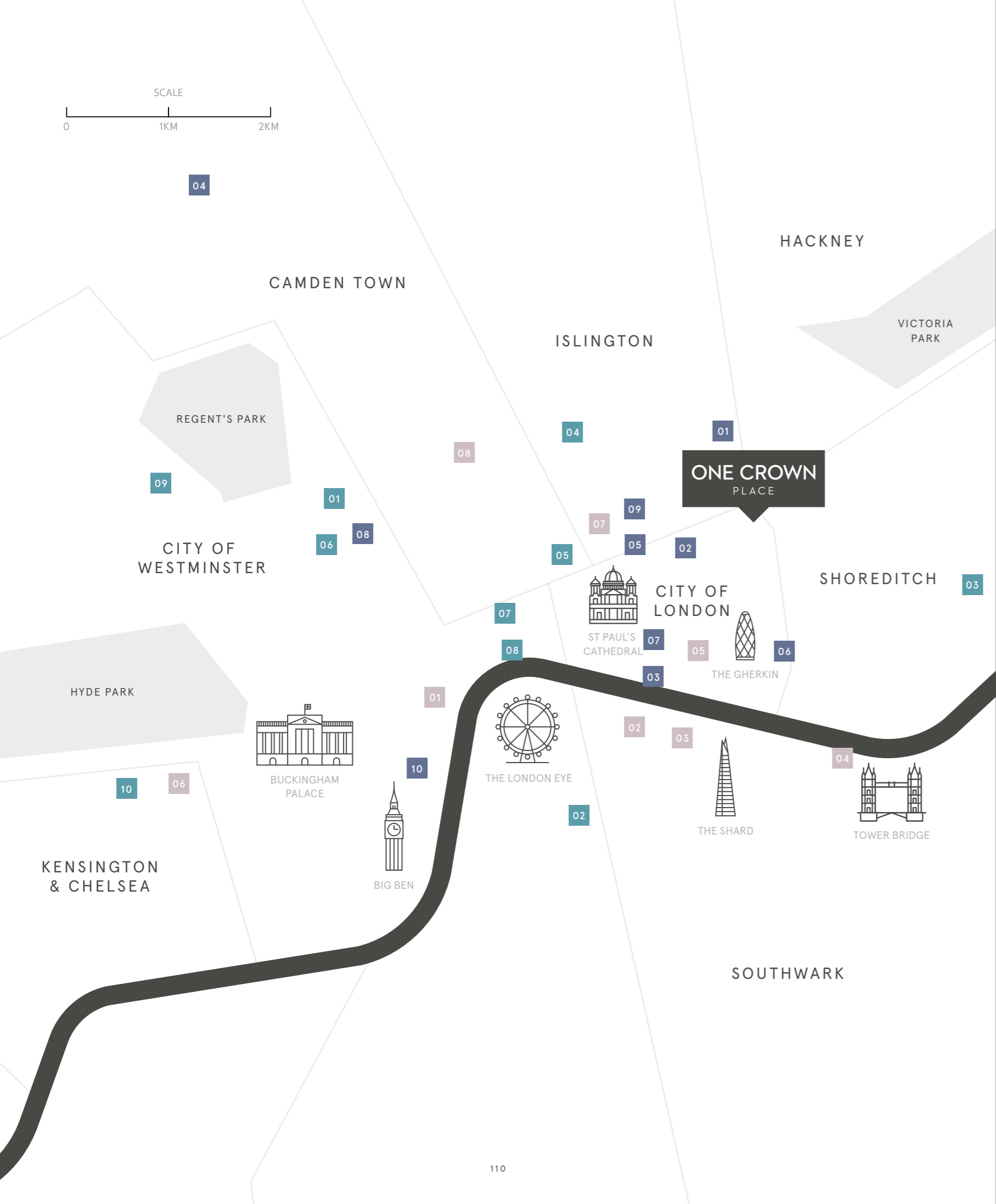
The Royal Exchange



# A location that speaks for itself

■ BARS & RESTAURANTS	■ RETAIL	■ HOTELS & MEMBERS' CLUBS
01 BROADGATE CIRCLE: MRS FOGG'S SHORYU RAMEN THE BOTANIST YAUATCHA CITY	01 SPITALFIELDS: CHANEL COS & OTHER STORIES LULULEMON OLLIE QUINN RAPHA	01 SUN STREET HOTEL 02 HART HOTEL 03 THE NED 04 SHOREDITCH HOUSE 05 THE MONTCALM
02 LEROY	02 GOODHOOD	06 MONDRIAN / THE CURTAIN CLUB
03 BRAT	03 MONOLOGUE	07 SOUTH PLACE HOTEL
04 SMOKING GOAT	04 APC	08 ANDAZ AT LIVERPOOL STREET
05 GLORIA	05 ROYAL EXCHANGE: BOODLES HERMÈS LOUIS VUITTON TOM DAVIES	09 FOUR SEASONS SPA 10 NOBU HOTEL
06 BAR DOURO (CITY)	06 HOUSE OF HACKNEY	11 100 SHOREDITCH
07 LIVERPOOL ST GRIND	07 AESOP	12 THE EIGHT CLUB
08 CLOVE CLUB	08 LABOUR & WAIT	
09 AVIARY	09 TRACEY NEULS	
10 CITY SOCIAL	10 MARKS & SPENCER	
11 EATALY	11 MR START	
12 GAUCHO	12 MONICA VINADER	
13 SUSHI SAMBA	13 BROADGATE CIRCLE: DUNE GANT KIEHL'S L'OCCITANE NEOM OMEGA REISS SPACE NK TOMMY HILFIGER TIMOTHY OULTON WATCHES OF SWITZERLAND	
14 THE PRINCESS OF SHOREDITCH		
15 GALVIN LA CHAPELLE		
16 LYLE'S		

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



UNIVERSITIES	SCHOOLS	LANDMARKS
01 UNIVERSITY COLLEGE LONDON (UCL) 14 MINS	01 THE LYCEUM PREPARATORY SCHOOL 2 MINS	01 TRAFALGAR SQUARE
02 LONDON SOUTH BANK UNIVERSITY 17 MINS	02 CITY OF LONDON SCHOOL FOR GIRLS 12 MINS	02 THE TATE MODERN
03 QUEEN MARY UNIVERSITY 18 MINS	03 CITY OF LONDON SCHOOL FOR BOYS 13 MINS	03 THE GLOBE
04 CITY UNIVERSITY OF LONDON 19 MINS	04 HIGHGATE SCHOOL 36 MINS	04 TOWER BRIDGE
05 UNIVERSITY OF THE ARTS 13 MINS	05 CHARTERHOUSE SQUARE SCHOOL 16 MINS	05 THE ROYAL EXCHANGE
06 UNIVERSITY OF WESTMINSTER 20 MINS	06 DAVID GAME COLLEGE 17 MINS	06 HARRODS
07 LONDON SCHOOL OF ECONOMICS 22 MINS	07 ST PAUL'S CATHEDRAL SCHOOL 19 MINS	07 BARBICAN
08 KING'S COLLEGE LONDON 22 MINS	08 SOUTHBANK INTERNATIONAL SCHOOL 20 MINS	08 THE BRITISH MUSEUM
09 LONDON BUSINESS SCHOOL 27 MINS	09 DALLINGTON SCHOOL 21 MINS	
10 IMPERIAL COLLEGE LONDON 38 MINS	10 WESTMINSTER SCHOOL 27 MINS	

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Developed by

**MTD**  
**MALAYSIA**

Advised by

**GPP** | GreenPlace  
Partners

Sales Agents

**CBRE**

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**FLANAGAN**  
**LAWRENCE**

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Marketing by  
**CONDUCTOR**

Designed by  
**Lawless**

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ONE CROWN  
PLACE