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## SHAFTESBURY HOUSE

A rare opportunity to purchase within the Kew Foot Road Conservation Area of Richmond upon Thames.

Beautifully restored, a collection of character Victorian and Edwardian façades and an original Eighteenth Century Portico.

RICHMOND SQUARE

THE COLLECTION

SHAFTESBURY HOUSE

Shaftesbury House, situated on Shaftesbury Road, presents a collection of character Victorian and Edwardian façades and many historic buildings of Merit.





SHAFTESBURY  
HOUSE

APARTMENT	FLOOR	TYPE	m <sup>2</sup>	ft <sup>2</sup>	PAGE NO
S01	Ground	One Bedroom Apartment	50	538	12
S02	Ground	One Bedroom Apartment	55	592	13
S03	Ground	One Bedroom Apartment	57	613	14
S04	Ground	Two Bedroom Apartment	98	1,054	15
S05	Ground	Two Bedroom Apartment	70	753	16
S06	Upper Ground	Studio Apartment	40	430	17
S07	Upper Ground	One Bedroom Apartment	51	549	18
S08*	Upper Ground	Two Bedroom Apartment	80	861	19
S09	Upper Ground	One Bedroom Apartment	52	559	20
S10	Upper Ground	Three Bedroom Apartment	98	1,054	21
S11	Upper Ground	One Bedroom Apartment	69	742	22
S12	Upper Ground	Two Bedroom Apartment	68	731	23
S13	First	One Bedroom Apartment	50	538	24
S14	First	One Bedroom Apartment	50	538	25
S15	First	Two Bedroom Apartment	81	871	26
S16	First	Two Bedroom Apartment	63	678	27
S17	First   Second	Four Bedroom Duplex	109	1,173	28-29
S18	First	Three Bedroom Apartment	102	1,098	30
S19	First	Two Bedroom Apartment	65	699	31
S20	Second	One Bedroom Apartment	50	538	32
S21	Second	One Bedroom Apartment	50	538	33
S22	Second	Two Bedroom Apartment	81	872	34
S23	Second   Third	Two Bedroom Loft	81	872	35
S24	Second	Two Bedroom Apartment	82	882	36
S25	Second   Third	Two Bedroom Loft	124	1,334	37
S26	Second	Two Bedroom Apartment	102	1,098	38

\*Wheelchair adaptable apartment





SHAFTESBURY HOUSE  
S25 | TWO BEDROOM LOFT APARTMENT  
LIVING ROOM | THIRD FLOOR

SHAFTESBURY HOUSE  
S22 | TWO BEDROOM APARTMENT  
LIVING AREA | SECOND FLOOR





SHAFTESBURY HOUSE  
S01 | ONE BEDROOM APARTMENT  
LIVING ROOM | GROUND FLOOR

# ONE BEDROOM APARTMENT

## S01

- Spacious courtyard facing living / dining area with generous ceiling heights up to 2.6m
- Archway from living space into kitchen area



LIVING AND DINING  
6.4m x 3.3m | 20'9" x 10'8"

KITCHEN  
4.2m x 2.5m | 13'7" x 8'2"

BEDROOM  
4.2m x 2.7m | 13'7" x 8'8"

TERRACE  
6.5m x 3.3m | 21'3" x 10'8"

APARTMENT AREA  
50m<sup>2</sup> | 538ft<sup>2</sup>

TERRACE AREA  
21m<sup>2</sup> | 226ft<sup>2</sup>

### GROUND FLOOR



- Master bedroom with fitted wardrobes and ensuite bathroom with separate shower
- Large private terrace accessed from master bedroom and living area through feature glazed, timber framed patio doors

Please refer to the schedule for individual apartment ceiling heights.

Room sizes are approximate. The layout of certain apartments and communal areas may vary and are subject to change.

# ONE BEDROOM APARTMENT

## S02

- Courtyard facing spacious apartment with generous 2.6m floor to ceiling heights
- Large private terrace accessed from master bedroom and living area through feature glazed, timber framed patio doors



- Master bedroom with fitted wardrobes and ensuite bathroom with separate shower

LIVING AREA  
8.7m x 4.1m | 28'5" x 13'4"

BEDROOM  
4.8m x 3.1m | 15'7" x 10'1"

TERRACE  
6.5m x 2.5m | 21'3" x 8'2"

APARTMENT AREA  
55m<sup>2</sup> | 592ft<sup>2</sup>

TERRACE AREA  
15m<sup>2</sup> | 161ft<sup>2</sup>

Please refer to the schedule for individual apartment ceiling heights.

Room sizes are approximate. The layout of certain apartments and communal areas may vary and are subject to change.

# ONE BEDROOM APARTMENT

## S03

- Elegant apartment featuring two private outside spaces
- Spacious open plan living, dining and kitchen area with double doors from bay window to private terrace
- Master bedroom with fitted wardrobes
- Second private terrace accessed from bedroom
- Stylish bathroom and separate shower
- 2.6m floor to ceiling height in living spaces



LIVING AREA  
6.3m x 5.5m | 20'6" x 18'0"

BEDROOM  
4.5m x 4.3m | 14'7" x 14'1"

TERRACE ONE  
5.7m x 1.7m | 18'7" x 5'5"

TERRACE TWO  
2.6m x 2.1m | 8'5" x 6'8"

APARTMENT AREA  
57m<sup>2</sup> | 613ft<sup>2</sup>

TERRACE AREA  
11m<sup>2</sup> | 118ft<sup>2</sup>

### GROUND FLOOR



# TWO BEDROOM APARTMENT

## S04

- Beautiful Kew Foot Road facing apartment
- Large entrance hall with cloakroom and double doors to living space
- Doorway to own external private space
- 2.8m floor to ceiling height in living spaces



LIVING AREA  
7.2m x 5.4m | 23'6" x 17'7"

MASTER BEDROOM  
5.1m x 3.7m | 16'7" x 12'1"

BEDROOM TWO  
4.4m x 3.2m | 14'4" x 10'4"

TERRACE  
9.0m x 2.3m | 29'5" x 7'5"

APARTMENT AREA  
98m<sup>2</sup> | 1,054ft<sup>2</sup>

TERRACE AREA  
12m<sup>2</sup> | 129ft<sup>2</sup>

### GROUND FLOOR



- Master bedroom with ensuite bathroom, separate shower and built in wardrobes
- Further second double bedroom with built in wardrobes and ensuite bathroom and separate shower

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## TWO BEDROOM APARTMENT

### S05

- Courtyard facing apartment
- Large private terrace accessed from master bedroom and living area through new french doors
- Master bedroom with fitted wardroves and ensuite bathroom and separate shower



Line and shading denotes bridge above

- Second bedroom / study area
- Sliding doors to bedrooms open to maximise light
- Guest shower room
- 2.8m floor to ceiling height in living spaces

LIVING AREA  
8.3m x 7.9m | 27'2" x 25'9"

MASTER BEDROOM  
5.3m x 2.7m | 17'3" x 8'8"

BEDROOM TWO  
4.2m x 2.0m | 13'7" x 6'5"

TERRACE  
9.4m x 3.6m | 30'8" x 11'8"

APARTMENT AREA  
70m<sup>2</sup> | 753ft<sup>2</sup>

TERRACE AREA  
32m<sup>2</sup> | 344ft<sup>2</sup>

Please refer to the schedule for individual apartment ceiling heights.

Room sizes are approximate. The layout of certain apartments and communal areas may vary and are subject to change.

## GROUND FLOOR



## STUDIO APARTMENT

### S06

- Styish open plan studio apartment with large windows and Juliet balcony overlooking the landscaped courtyard gardens
- Built in wardrobes to bedroom area
- Luxurious bathroom and separate shower
- 2.9m floor to ceiling height



LIVING AREA  
6.8m x 6.1m | 22'3" x 20'0"

APARTMENT AREA  
40m<sup>2</sup> | 430ft<sup>2</sup>

Please refer to the schedule for individual apartment ceiling heights.

Room sizes are approximate. The layout of certain apartments and communal areas may vary and are subject to change.

## UPPER GROUND FLOOR



ONE BEDROOM  
APARTMENT

S07

- Wonderful open plan living area with impressive 2.9m ceiling height
- Large windows facing landscaped courtyard
- Juliet balcony
- Bedroom with double doors to ensuite bathroom with separate shower



LIVING AREA  
7.1m x 4.2m | 23'2" x 13'7"

BEDROOM  
4.9m x 3.3m | 16'0" x 10'8"

APARTMENT AREA  
51m<sup>2</sup> | 549ft<sup>2</sup>

UPPER GROUND  
FLOOR



Please refer to the schedule for individual apartment ceiling heights.

Room sizes are approximate. The layout of certain apartments and communal areas may vary and are subject to change.

TWO BEDROOM  
APARTMENT

S08

- Spacious two bedroom apartment
- Open plan living, dining and kitchen area with feature bay windows to maximise light
- Master bedroom with in built wardrobes, ensuite bathroom and separate shower
- Second bedroom with fitted wardrobes and guest shower room adjacent
- 2.9m floor to ceiling height



LIVING AREA  
6.3m x 6.1m | 20'6" x 20'0"

MASTER BEDROOM  
4.7m x 3.6m | 15'4" x 11'8"

BEDROOM TWO  
4.2m x 3.2m | 13'7" x 10'4"

APARTMENT AREA  
80m<sup>2</sup> | 861ft<sup>2</sup>

UPPER GROUND  
FLOOR



Please refer to the schedule for individual apartment ceiling heights.

Room sizes are approximate. The layout of certain apartments and communal areas may vary and are subject to change.

# ONE BEDROOM APARTMENT

## S09

- Stylish apartment with generous 3.3m floor to ceiling heights in the living spaces
- Open plan living, kitchen and dining area with retained tall feature windows
- Bedroom with full width built in wardrobes
- Luxurious bathroom with separate shower



LIVING AREA  
7.4m x 7.2m | 24'2" x 23'6"

BEDROOM  
4.4m x 2.8m | 14'4" x 9'1"

APARTMENT AREA  
52m<sup>2</sup> | 559ft<sup>2</sup>

### UPPER GROUND FLOOR



# THREE BEDROOM APARTMENT

## S10

- Striking apartment with own external garden and dual entrance access from either Shaftesbury Road or Kew Foot Road
- Spacious entrance lobby
- Double doors open to large living, dining and kitchen area with 3m floor to ceiling height
- Access to private terrace from bedrooms
- Light filled master bedroom with character bay windows, double door access to ensuite and built wardrobes adjacent

LIVING AREA  
7.0m x 4.6m | 22'9" x 15'0"

MASTER BEDROOM  
4.5m x 3.3m | 14'7" x 10'8"

BEDROOM TWO  
4.6m x 2.7m | 15'0" x 8'8"

BEDROOM THREE  
4.3m x 2.1m | 14'1" x 6'8"

TERRACE  
6.4m x 1.8m | 20'9" x 5'9"

GARDEN  
13.9m x 6.9m | 45'6" x 22'6"



APARTMENT AREA  
98m<sup>2</sup> | 1,054ft<sup>2</sup>

TERRACE | GARDEN AREA  
66m<sup>2</sup> | 710ft<sup>2</sup>

### UPPER GROUND FLOOR



- Guest shower room
- Second double bedroom with built in wardrobes
- Further third single bedroom / study / dining space with bifold doors that can be left open to maximise light and space

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# ONE BEDROOM APARTMENT

## S11

- Stunning apartment with large retained bay windows facing on to Kew Foot Road
- Entrance lobby area
- Spacious open plan reception room with 3.1m ceiling height

### UPPER GROUND FLOOR



- Bedroom with built in wardrobes and ensuite bathroom and separate shower

LIVING AREA  
8.62m x 5.47m | 28'2" x 17'9"

BEDROOM  
5.14m x 3.96m | 16'8" x 12'9"

APARTMENT AREA  
69m<sup>2</sup> | 742ft<sup>2</sup>

Please refer to the schedule for individual apartment ceiling heights.

Room sizes are approximate. The layout of certain apartments and communal areas may vary and are subject to change.

# TWO BEDROOM APARTMENT

## S12

- Stylish apartment overlooking the landscaped gardens
- Master bedroom with fitted wardroves and ensuite bathroom and separate shower
- Second bedroom / study area
- Sliding doors to bedrooms open to maximise light
- Guest shower room
- 3.1m floor to ceiling height

### UPPER GROUND FLOOR



LIVING AREA  
7.9m x 7.6m | 25'9" x 24'9"

MASTER BEDROOM  
5.4m x 2.8m | 17'7" x 9'1"

BEDROOM TWO  
3.3m x 2.3m | 10'8" x 7'5"

APARTMENT AREA  
68m<sup>2</sup> | 731ft<sup>2</sup>

Please refer to the schedule for individual apartment ceiling heights.

Room sizes are approximate. The layout of certain apartments and communal areas may vary and are subject to change.

ONE BEDROOM APARTMENT

S13

- Spacious open plan living, dining and kitchen space with 3m floor to ceiling height and Juliet balcony overlooking the landscaped gardens
- Dual use ensuite bathroom and separate shower accessed from the bedroom or living space
- Fitted wardrobes to bedroom



LIVING AREA  
6.4m x 5.8m | 20'9" x 19'0"

BEDROOM  
4.2m x 2.7m | 13'7" x 8'8"

APARTMENT AREA  
50m<sup>2</sup> | 538ft<sup>2</sup>

FIRST FLOOR



ONE BEDROOM APARTMENT

S14

- Open plan living, dining and kitchen space with 3m floor to ceiling heights and Juliet balcony overlooking the landscaped gardens
- Bedroom with built in wardrobes and double doors on to ensuite bathroom and separate shower



LIVING AREA  
7.1m x 4.2m | 23'2" x 13'7"

BEDROOM  
4.9m x 2.9m | 16'0" x 9'5"

APARTMENT AREA  
50m<sup>2</sup> | 538ft<sup>2</sup>

FIRST FLOOR



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Room sizes are approximate. The layout of certain apartments and communal areas may vary and are subject to change.

## TWO BEDROOM APARTMENT

### S15

- Spacious two bedroom apartment
- Large open plan living, dining and kitchen area with large feature bay window to maximise light
- Master bedroom with built in wardrobes, ensuite bathroom and separate shower
- Second bedroom with fitted wardrobes and guest shower room adjacent
- 2.9m floor to ceiling height



LIVING AREA  
6.3m x 5.8m | 20'6" x 19'0"

MASTER BEDROOM  
4.9m x 3.0m | 16'0" x 9'8"

BEDROOM TWO  
4.3m x 3.4m | 14'1" x 11'1"

APARTMENT AREA  
81m<sup>2</sup> | 871ft<sup>2</sup>

### FIRST FLOOR



Please refer to the schedule for individual apartment ceiling heights.

Room sizes are approximate. The layout of certain apartments and communal areas may vary and are subject to change.

## TWO BEDROOM APARTMENT

### S16

- Open plan double aspect and split-level living area
- Master bedroom with built in wardrobes and large dual use ensuite bath and shower room accessed from the master bedroom or living space
- Further second bedroom with full width built in wardrobes
- 2.6m floor to ceiling height



LIVING AREA  
7.4m x 4.4m | 24'2" x 14'4"

MASTER BEDROOM  
4.7m x 4.5m | 15'4" x 14'7"

BEDROOM TWO  
3.9m x 2.8m | 12'7" x 9'1"

APARTMENT AREA  
63m<sup>2</sup> | 678ft<sup>2</sup>

### FIRST FLOOR



Please refer to the schedule for individual apartment ceiling heights.

Room sizes are approximate. The layout of certain apartments and communal areas may vary and are subject to change.

# FOUR BEDROOM DUPLEX APARTMENT

## S17

### ENTRANCE FLOOR

- Double doors from entrance lobby to large spacious open plan living area
- Third bedroom with built in wardrobes and access on to private balcony with views towards the park
- Fourth bedroom / study access from reception room that can be left open for maximum light and space



### ENTRANCE FLOOR

- LIVING AREA  
7.0m x 4.6m | 22'9" x 15'4"
- BEDROOM THREE  
4.6m x 2.8m | 15'0" x 9'1"
- BEDROOM FOUR  
4.1m x 2.1m | 13'4" x 6'8"
- TERRACE  
6.3m x 1.9m | 20'6" x 6'2"

### FIRST FLOOR



### UPPER FLOOR

- The upper floor benefits from a central landing and four electronically operated roof lights and electric blinds
- Master bedroom with fitted wardrobe and ensuite bathroom with separate shower
- Second double bedroom with built in wardrobe
- Family / guest shower room



### UPPER FLOOR

- MASTER BEDROOM  
3.9m x 3.8m | 12'7" x 12'4"
- BEDROOM TWO  
3.2m x 3.1m | 10'4" x 10'1"

APARTMENT AREA  
109m<sup>2</sup> | 1,173ft<sup>2</sup>

TERRACE AREA  
11m<sup>2</sup> | 118ft<sup>2</sup>

### SECOND FLOOR



Please refer to the schedule for individual apartment ceiling heights.  
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# THREE BEDROOM APARTMENT

## S18

- Spacious entrance lobby
- Striking open plan living, dining and kitchen area



- Master bedroom suite with dressing area, ensuite bathroom
- Feature bay window with views towards the park
- Second double bedroom suite with ensuite shower room
- Third bedroom / study accessed through a sliding door from the living area that can be left open for maximum light and space

LIVING AREA  
7.1m x 6.7m | 23'2" x 21'9"

MASTER BEDROOM  
7.0m x 3.3m | 22'9" x 10'8"

BEDROOM TWO  
4.6m x 2.9m | 15'0" x 9'5"

BEDROOM THREE  
3.5m x 2.3m | 11'4" x 7'5"

APARTMENT AREA  
102m<sup>2</sup> | 1,098ft<sup>2</sup>

Please refer to the schedule for individual apartment ceiling heights.

Room sizes are approximate. The layout of certain apartments and communal areas may vary and are subject to change.

### FIRST FLOOR



# TWO BEDROOM APARTMENT

## S19

- Elegant apartment overlooking the landscaped gardens
- Master bedroom with fitted wardrobes and ensuite bathroom and separate shower
- Second bedroom / study area
- Sliding doors to bedrooms open to maximise light
- Guest shower room
- 2.7m floor to ceiling height



LIVING AREA  
7.9m x 7.0m | 25'9" x 22'9"

MASTER BEDROOM  
4.9m x 2.7m | 16'0" x 8'8"

BEDROOM TWO  
3.5m x 2.2m | 11'4" x 7'2"

APARTMENT AREA  
65m<sup>2</sup> | 699ft<sup>2</sup>

Please refer to the schedule for individual apartment ceiling heights.

Room sizes are approximate. The layout of certain apartments and communal areas may vary and are subject to change.

### FIRST FLOOR



# ONE BEDROOM APARTMENT

## S20

- Large open plan living, kitchen and dining space with large windows overlooking the landscaped gardens
- Bedroom with built in wardrobes and dual use ensuite bathroom and separate shower accessed from the bedroom and living space
- 2.6m floor to ceiling height in living spaces



LIVING AREA  
6.5m x 5.8m | 21'3" x 19'0"

BEDROOM  
4.3m x 2.7m | 14'1" x 8'8"

APARTMENT AREA  
50m<sup>2</sup> | 538ft<sup>2</sup>

## SECOND FLOOR



# ONE BEDROOM APARTMENT

## S21

- Open plan living, dining and kitchen space with 2.6m floor to ceiling heights and large windows overlooking the landscaped gardens
- Bedroom with built in wardrobes and double doors on to ensuite bathroom and separate shower



LIVING AREA  
7.2m x 4.2m | 23'6" x 13'7"

BEDROOM  
4.9m x 2.9m | 16'0" x 9'5"

APARTMENT AREA  
50m<sup>2</sup> | 538ft<sup>2</sup>

## SECOND FLOOR



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# TWO BEDROOM APARTMENT

## S22

- Entrance hall with split-level stair to living area
- Spacious open plan reception room with 2.6m ceiling height and patio door to balcony
- Master bedroom with fitted wardrobes, ensuite bathroom and separate shower
- Further double bedroom
- Guest shower room and cloakroom
- Fixed skylight to living area with electronically operated blinds



LIVING AREA  
5.9m x 5.2m | 19'3" x 17'0"

MASTER BEDROOM  
5.0m x 4.6m | 16'4" x 15'0"

BEDROOM TWO  
3.6m x 2.7m | 11'8" x 8'8"

TERRACE  
2.6m x 0.8m | 8'5" x 2'6"

APARTMENT AREA  
81m<sup>2</sup> | 872ft<sup>2</sup>

TERRACE AREA  
2m<sup>2</sup> | 22ft<sup>2</sup>

### SECOND FLOOR



Please refer to the schedule for individual apartment ceiling heights.

Room sizes are approximate. The layout of certain apartments and communal areas may vary and are subject to change.

# TWO BEDROOM LOFT APARTMENT

## S23

### ENTRANCE FLOOR

- Entrance hall to staircase and second bedroom with family bathroom adjacent
- Second bedroom with fitted wardrobes and inset balcony
- 2.6m floor to ceiling height in entrance level



ENTRANCE FLOOR  
BEDROOM TWO  
4.0m x 3.6m | 13'1" x 11'8"

TERRACE  
4.1m x 0.7m | 13'4" x 2'2"

UPPER FLOOR  
LIVING AREA  
7.1m x 4.5m | 23'2" x 14'7"

MASTER BEDROOM  
4.7m x 3.5m | 15'4" x 11'4"

### SECOND + THIRD FLOOR



### UPPER FLOOR

- Open plan living, dining and kitchen area
- Large dormers to living space and master bedroom
- Fixed skylight to living space with electronically operated blinds
- Master bedroom with fitted wardrobes and ensuite bathroom and separate shower
- 2.8m floor to ceiling height in the upper level

APARTMENT AREA  
81m<sup>2</sup> | 872ft<sup>2</sup>

TERRACE AREA  
3m<sup>2</sup> | 32ft<sup>2</sup>

Please refer to the schedule for individual apartment ceiling heights.

Room sizes are approximate. The layout of certain apartments and communal areas may vary and are subject to change.

# TWO BEDROOM APARTMENT

## S24

- Spacious open plan living, dining and kitchen space with 2.6m floor to ceiling height
- Master bedroom with fitted wardrobes and double doors to ensuite bathroom and separate shower



- Generous second bedroom with dual use ensuite room accessed from the bedroom or living space
- Large terrace with park views – double door access from second bedroom and living area

LIVING AREA  
7.2m x 5.5m | 23'6" x 18'0"

MASTER BEDROOM  
4.2m x 4.1m | 13'7" x 13'4"

BEDROOM TWO  
3.9m x 3.7m | 12'7" x 12'1"

TERRACE  
5.0m x 3.7m | 16'4" x 12'1"

APARTMENT AREA  
82m<sup>2</sup> | 882ft<sup>2</sup>

TERRACE AREA  
17m<sup>2</sup> | 182ft<sup>2</sup>

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### SECOND FLOOR



# TWO BEDROOM LOFT APARTMENT

## S25

### ENTRANCE FLOOR

- Entrance lobby with roof light and elegant stairs to upper floor
- Master bedroom with full width fitted wardrobe and large sliding door to ensuite bathroom



ENTRANCE FLOOR  
MASTER BEDROOM  
5.0m x 4.3m | 16'4" x 14'1"

UPPER FLOOR  
LIVING AREA  
9.5m x 7.1m | 31'1" x 23'2"

BEDROOM TWO  
7.1m x 4.5m | 23'2" x 14'7"

TERRACE  
5.2m x 3.7m | 17'0" x 12'1"

### UPPER FLOOR

- Spacious open plan loft style living area with vaulted ceiling and patio doors opening to a private roof top terrace with views towards the park
- Electronically operated blinds to roof light
- Double bedroom suite two with shower room and guest cloakroom

APARTMENT AREA  
124m<sup>2</sup> | 1,334 ft<sup>2</sup>

TERRACE AREA  
16m<sup>2</sup> | 172ft<sup>2</sup>

### SECOND + THIRD FLOOR



Please refer to the schedule for individual apartment ceiling heights.

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# TWO BEDROOM APARTMENT

## S26

### SECOND FLOOR



- Dual aspect apartment within the listed building with ceiling heights up to 2.5m
- Large entrance lobby leads to the spacious open plan living, dining and kitchen space with Georgian-style fireplace and retained dormer windows overlooking the Richmond Square gardens
- Master bedroom with ensuite bathroom, fitted wardrobes and park views
- Second bedroom with built in wardrobes and garden views
- Guest shower room
- Traditional radiators throughout

LIVING AREA  
8.6m x 5.9m | 28'2" x 19'3"

MASTER BEDROOM  
5.0m x 4.1m | 16'4" x 13'4"

BEDROOM TWO  
4.8m x 3.0m | 15'7" x 9'8"

APARTMENT AREA  
102m<sup>2</sup> | 1,098ft<sup>2</sup>

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EXAMPLE BEDROOM



## SPECIFICATION

Richmond Square is an exceptional blend of new design and traditional character with a tranquil landscaped courtyard at its heart. The restoration, conversion and enhancement of the existing Grade II Listed façade and many historic buildings of Merit, are complemented by new building.

Every apartment at Richmond Square is individually styled. Where functionality and aesthetics meet, every detail, every finish has been elegantly presented. Carefully selected materials, traditional craftsmanship and the latest technology come together to create the highest standards within this heritage setting.



The design vision for Richmond Square has been inspired by the heritage and charm of the Grade II Listed façade of the Georgian townhouse and neighbouring buildings, many of which are historic buildings of Merit, and the continuity of place of the Conservation Area location.

Elevations, enhanced by the restoration of existing façades, retain many of their original features and impressive proportion whilst new elements of construction and detailing include brickwork, stonework and feature glazed bricks, timber windows and rainwater furniture, all carefully considered to complement in style and elegance and to blend the traditional and existing with the contemporary and new building.



**GENERAL**

A full refurbishment of the existing structures together with a reinforced concrete frame, concrete floor slabs and columns in the areas of new building.

**BRICKWORK**

Full repair of existing façade.

New red London stock bricks to Evelyn House laid in traditional Flemish bond to main elevations.

Yellow stock bricks to Shaftesbury House laid in traditional Flemish bond to main elevations.

Yellow and white glazed brickwork to the main pedestrian entrance and lower terraces.

**ROOF**

Matching materials full refurbishment and upgrade to existing roofs.

A combination of slate roofs, lead work, and flat roof areas to new buildings.

**TERRACES AND BALCONIES**

Upper and lower terraces and balconies finished to a high standard with quality paving and external lighting.



THE STRUCTURE AND ENVELOPE



**WALL FINISHES**

**External walls** finished with newly installed and thermally insulated plasterboard with the exception of Rossdale House and Thomson House, where the existing walls are refurbished.

**Internal walls** constructed in metal studwork with acoustic insulation and two layers of plasterboard either side, with the exception of Rossdale House which has retained and refurbished partitions.

**Plasterboard** plaster skim coated with a painted finish.

**CEILING S**

**Suspended ceiling system** with plasterboard finish with plaster skim and painted finish with the exception of Rossdale House and Thomson House, where the existing ceilings are refurbished.



High quality, handcrafted Italian designed kitchens in natural hues give a contemporary style that contrast and enhance the traditional architecture.



**APPLIANCES**

**MIELE**

Electric induction hob

Single oven

**SIEMENS**

Built in extractor

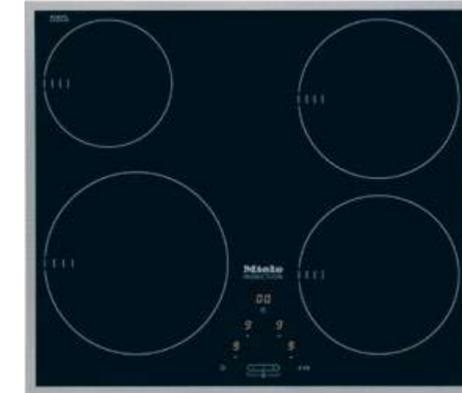
Dishwasher

Fridge/freezer with thermostatic control

Free standing washer/dryer

Chrome polished mixer tap

**Blanco** undermount steel sink



**THE KITCHENS**

Bathrooms, shower rooms and cloakrooms are elegantly furnished and finished in Carrara marble.



**BATH**

Double ended steel bath in white.

**Lefroy Brooks** polished chrome wall mounted bath filler.

**BASIN**

Wall hung **Catalano** premium white sink.

**Lefroy Brooks** polished chrome tapware.

**SHOWER**

High pressure thermostatically controlled rain shower with **Aquablade** chrome showerhead.

**Majestic** 2m high clear glass screen with matt black frame.

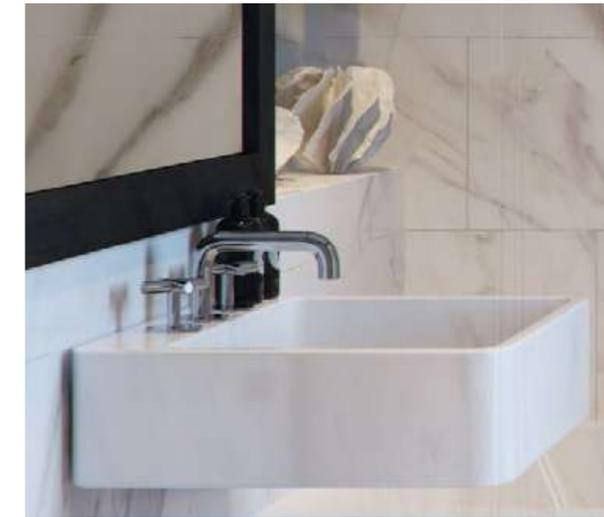
**WC**

High quality floor mounted WC with soft closing seat and cover complete with concealed cistern and polished chrome fittings.

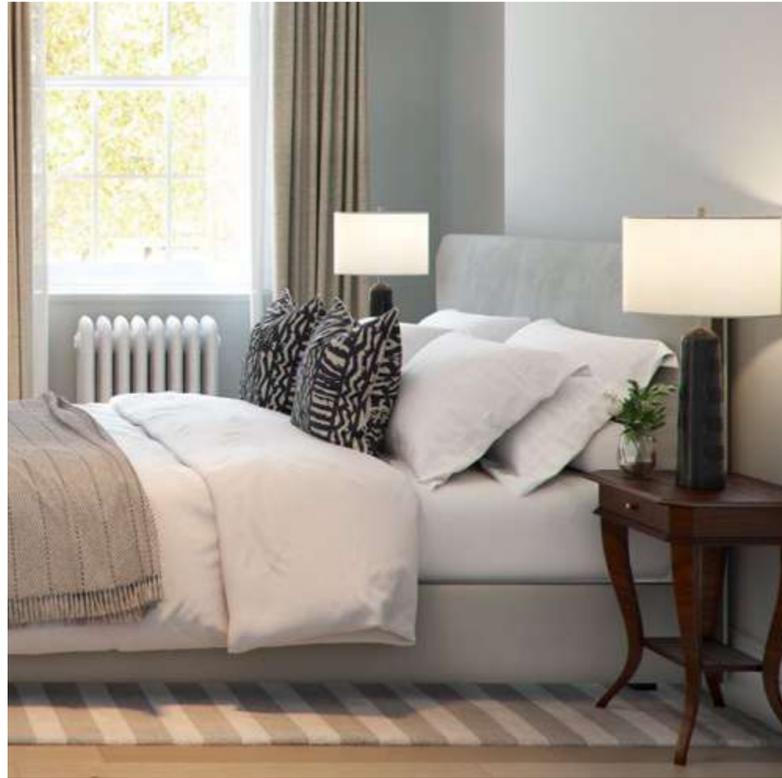
**FLOORS AND WALLS**

Finished in 600 x 300mm Carrara marble.

Underfloor Heating.



THE BATHROOMS



Your personal retreat, bedrooms are spacious and light with beautifully understated luxury and muted tones.

**WARDROBES**

Wardrobes are designed to integrate with the unique layout of each apartment. Internally lit and fitted with solid doors with traditional panel detailing, painted finish and accessorised with decorative polished chrome ironmongery to match the internal doors throughout the apartments.



**THE BEDROOMS**



Individually styled, the exceptional residences of Richmond Square are designed to optimise natural light, making best advantage of generous period windows and, where apartments are newly built, contemporary interiors provide striking contrast to heritage façades.



**Windows** retained and fully refurbished within converted apartments and most include secondary glazing to improve sound and thermal insulation with the exception of certain windows within the listed building.

Windows within newly built apartments are generally traditionally detailed timber double glazed casement or sash windows to reflect the historic nature of the surrounding buildings.

**Floor finishes** Engineered Oak flooring of 180mm wide planks to apartment reception areas, high quality carpet to bedrooms, timber staircases and polished Carrara marble tiles to bathrooms.

**Cornicing and light roses** Cornicing, a large central rose with inner moulding and small ceiling roses by **Stevensons of Norwich** are fitted to most properties.

**SERVICES**

**LIGHTING**

A combination of inset lights, ceiling light points for pendants and chandeliers, and wall lights in some residences.

**Wardrobe** lighting with a hanging bar and overlighting.

**SECURITY**

**Rapid response flush pendant sprinklers**

**GIRA smoke/heat detectors**

**Video door entry**

**Fob access gates**

**ACCESS AND PARKING**

**One passenger lift** Full height mirror and limestone floor finishes.

A number of **above and below ground-level parking spaces** via the car lift to the inner courtyard are available.

Each apartment comes with a five year **Zipcar membership**.

**HEATING AND VENTILATION**

**Wet underfloor heating** throughout.

**Electric underfloor heating** to bathrooms.

A combination of **traditional radiators and electric underfloor heating** to residences within the listed building.

**Georgian style fireplace** to selected residences within the listed building.

**Full mechanical ventilation** to all residences, with the exception of those within the listed building which have extract only.



**FINER DETAILS**



**CONCIERGE**

The dedicated Richmond Square Concierge is available to meet, greet and assist you and your guests whilst organising a whole range of behind the scenes help leaving you free to entertain, work or unwind.

**Concierge entrance foyer** Ensures a warm welcome, security assurance and exclusivity.

**Staircase** Central column and curved wall, with an elegant curved handrail.

**Internal glazing** Full height internal glazed entrance.

**Lighting** Feature chandelier created by Ochre.

**Cornicing and light roses** Cornicing, a large central rose with inner moulding and ceiling roses by **Stevensons of Norwich**.

**Floor** Limestone with border detail.

**Walls** Estate eggshell paint with a dado rail throughout.

**AT YOUR SERVICE**

The large inner courtyard garden is fully landscaped and provides a private area for all residents of Richmond Square to relax.

**COURTYARD GARDEN**

Finishes and landscaping are a blend of traditional materials and planting alongside contemporary design.

**Natural stone and traditional brick paving**

**Feature lighting**

**Corten steel planters**

**Landscaped planters**

**Integrated designed young children's play area**

**TERRACES AND BALCONIES**

The upper and lower terraces and balconies are finished to a high standard with quality paving and external lighting.



**STEP OUTSIDE**



RICHMOND  
ON YOUR DOORSTEP

VIBRANT  
SCENE



ENTICING  
EVENINGS

CULTURE  
AND ART



BOTANICAL  
GARDENS



QUINTESSENTIALLY  
ENGLISH



**PERFECTLY LOCATED**

The London Borough of Richmond upon Thames is in South West London. It is situated along one of the most picturesque and accessible parts of the River Thames which links Hampton Court Palace, Richmond Town Centre and Kew Gardens with London.

Richmond itself is home to Richmond Park and its famous deer, stunning riverside views and a historic green within a town centre bustling with life and steeped in history. With two award winning theatres, an art gallery and a museum, the town has much to offer connoisseurs of culture.

Sporting enthusiasts will not be disappointed. Richmond boasts numerous golf clubs nearby and is well located for Polo at Ham, Rugby at Twickenham and Wimbledon for Tennis whilst the River Thames plays host to the Great River Race, Richmond Amateur Regatta and, further downstream, the Oxford and Cambridge boat race – all highlights of the social season along with music of every genre performed in some glorious outdoor settings during the summer months.

Less than ten miles from central London, Richmond benefits from all that the internationally renowned Capital has to offer – business, finance and politics to culture, gastronomy, entertainment and retail – with excellent national and international connections by road, rail and air, Heathrow Airport is just 7.4 miles away.

RER LONDON PROPERTIES IN WESTMINSTER,  
MAYFAIR AND ALDWYCH



RER LONDON

Exclusive London property acquisition,  
investment and development by RER London

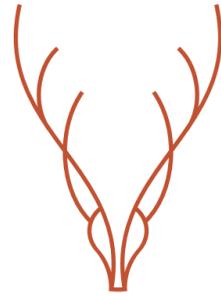


THE COLLECTION

# RICHMOND SQUARE

The Grade II Listed façade of the Georgian townhouse and neighbouring apartments, many of which are historic buildings of Merit, benefit from views outwards over the Old Deer Park, north towards Kew Gardens, east towards Central London and inward over terraces and a tranquil landscaped courtyard.

An exclusive development  
by RER London and Blue Coast Capital



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# RICHMOND SQUARE

KEW FOOT ROAD  
RICHMOND UPON THAMES  
TW9 2TE

ALL ENQUIRIES

**0203 369 0169**

[richmondsq.co.uk](http://richmondsq.co.uk)

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