

LEON BLOCK C

BLOCK C



Strawberry Star

FLOOR PLANS AND TYPOLOGIES

Specification

GENERAL

- Wood plank effect flooring to hallway
- Walls and ceilings are painted in neutral contemporary colours. All joinery is primed and decorated with an eggshell finish
- Contemporary screwless flush plate light switches and electric sockets throughout
- Stainless steel ironmongery

LIVING / DINING

- Wood plank effect flooring
- Floor to ceiling windows
- TV socket set to living room (Sky+) subject to subscription. All TV socket sets to include digital radio and terrestrial sockets
- White telephone and data sockets to living/dining area
- Pendant lighting to ceiling

KITCHENS

- Wood plank effect flooring
- Bespoke, single tone, designer kitchen units with base level finish, soft close doors and concealed handles
- Vinyl worktop with porcelain tile splashback
- Zanussi integrated electric appliances to include:
 1. Single low-level oven electric induction hob
 2. Integrated cooker hood
 3. Washing machine (freestanding if within utility cupboard)
 4. Fridge/Freezer
- Stainless steel bowl under-mounted sink with contemporary mixer-tap and drainer
- Low energy unit under lighting
- Plumbed for dishwasher

ENTRANCE

- Wood plank effect flooring
- Audio/visual entry phone system connected to communal entrance door

Management

The wider scheme is managed by Strawberry Star Asset Management.

LU2ON

COMMUNAL AREAS

- 24/7 concierge & services
- Lifts to all apartment levels
- Independent entrance foyers serving each core with stair and lift access
- Multi levelled private residents roof gardens

BEDROOMS

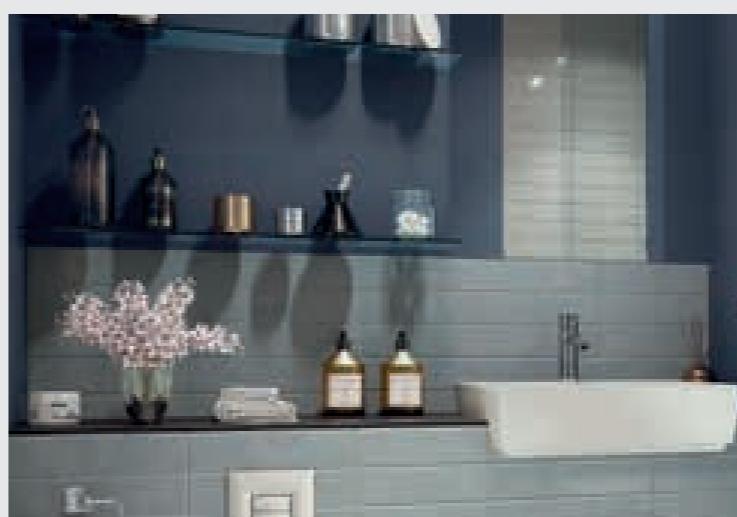
- Wood plank effect flooring
- Floor to ceiling windows
- TV socket set to all bedrooms (Sky) subject to subscription
- All TV socket sets to include digital radio and terrestrial sockets
- Pendant ceiling lights
- Telephone and data extension sockets to all bedrooms

BATH & SHOWER

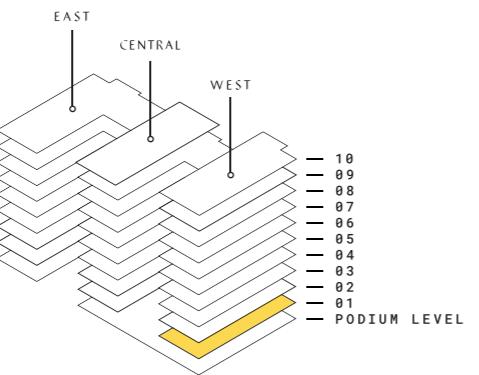
- Large format tiled floor and porcelain tiled walls to wet areas

WHITE BATHROOM SUITE FEATURING:

- Steel/ enamel shower tray, chrome adjustable overhead shower column and low level hose and handset
- Steel/ enamel bath (selected apartments) with integrated bath filler and waste system
- Chrome adjustable overhead shower column and low level hose and handset
- Contemporary floor mounted WC, chrome wall flush, push plate
- Semi-recessed 'cube' basin with chrome mixer-tap and pop-up plug
- Chrome plated, electric heated towel-rail
- Clear glass frameless bath screen/shower enclosure



FLOOR: 01



UNION
EAST, CENTRAL & WEST



FLOOR 01: WEST CORE

UNIT	TYPE	SQM	SQFT
C-01	2 BED	70	753
C-02	2 BED	57.5	619
C-03	SUITE	37	398
C-04	1 BED	47	506
C-05	1 BED	47.2	508
C-06	1 BED	47.1	507
C-07	2 BED	68.3	735
C-08	2 BED	68.7	739
C-09	2 BED	70.4	758
C-10	2 BED	71.8	773
C-11	SUITE	37.6	405
C-12	SUITE	38.4	413
C-13	2 BED	59.1	636

2 BEDROOM
2 BATHROOM

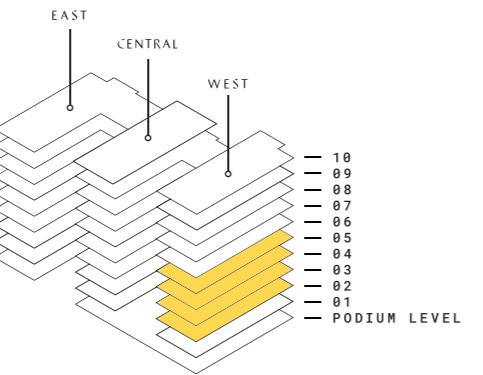
2 BEDROOM
1 BATHROOM

1 BEDROOM
APARTMENT

SUITES



FLOOR: 02, 03, 04, 05



UNION
EAST, CENTRAL & WEST



FLOOR 02, 03, 04, 05: WEST CORE

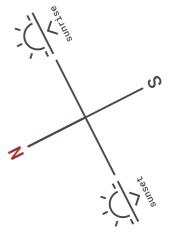
UNIT	TYPE	SQM	SQFT
C-01	2 BED	70	753
C-02	2 BED	57.5	619
C-03	SUITE	37	398
C-04	1 BED	47	506
C-05	1 BED	47.2	508
C-06	1 BED	47.1	507
C-07	2 BED	68.3	735
C-08	2 BED	68.7	739
C-09	1 BED	47.4	510
C-10	2 BED	67.5	727
C-11	1 BED	47	506
C-12	SUITE	37.6	405
C-13	SUITE	38.4	413
C-14	2 BED	59.1	636

2 BEDROOM
2 BATHROOM

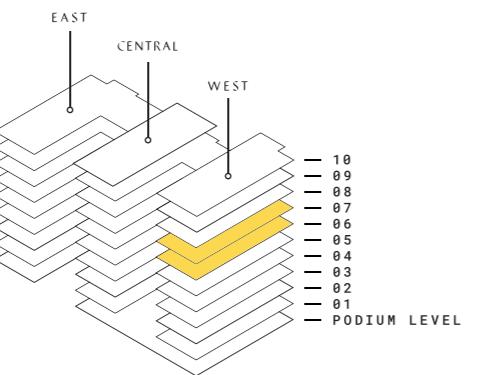
2 BEDROOM
1 BATHROOM

1 BEDROOM
APARTMENT

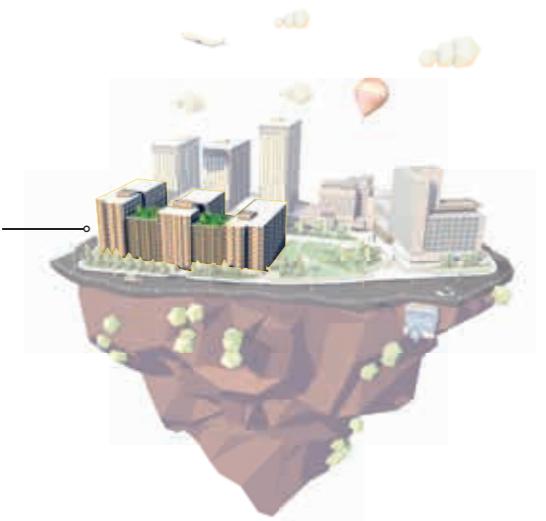
SUITES



FLOOR: 06, 07



UNION
EAST, CENTRAL & WEST



FLOOR 06, 07: WEST CORE

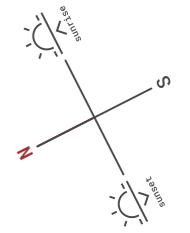
UNIT	TYPE	SQM	SQFT
C-01	2 BED	70	753
C-02	2 BED	57.5	619
C-03	SUITE	37	398
C-04	1 BED	47	506
C-05	1 BED	47.2	508
C-06	1 BED	47.1	507
C-07	2 BED	68.3	735
C-08	2 BED	68.7	739
C-09	1 BED	47.4	510
C-10	SUITE	37	398
C-11	SUITE	37	398
C-12	SUITE	37	398
C-13	SUITE	37.6	405
C-14	SUITE	38.4	413
C-15	2 BED	59.1	636

2 BEDROOM
2 BATHROOM

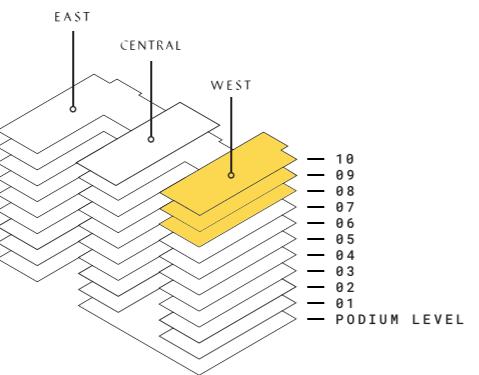
2 BEDROOM
1 BATHROOM

1 BEDROOM
APARTMENT

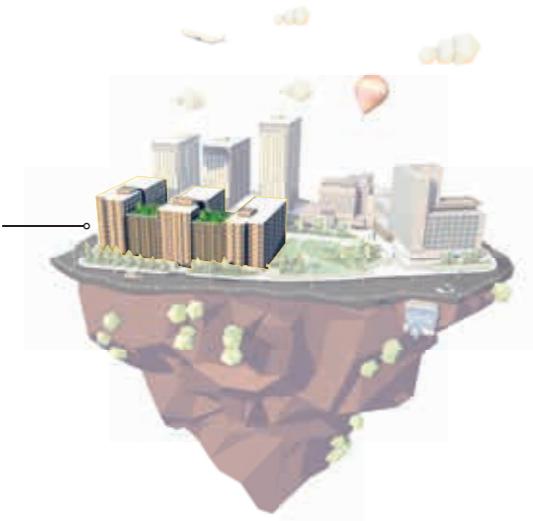
SUITES



FLOOR: 08, 09, 10



UNION
EAST, CENTRAL & WEST



FLOOR 08, 09, 10: WEST CORE

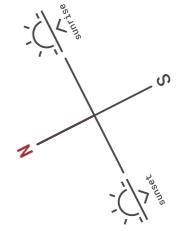
UNIT	TYPE	SQM	SQFT
C-01	2 BED	68.1	733
C-02	2 BED	57.5	619
C-03	SUITE	37	398
C-04	1 BED	47	506
C-05	1 BED	47.2	508
C-06	1 BED	47.1	507
C-07	2 BED	68.3	735
C-08	2 BED	68.7	739
C-09	1 BED	47.4	510
C-10	SUITE	37	398
C-11	SUITE	37	398
C-12	SUITE	37	398

2 BEDROOM
2 BATHROOM

2 BEDROOM
1 BATHROOM

1 BEDROOM
APARTMENT

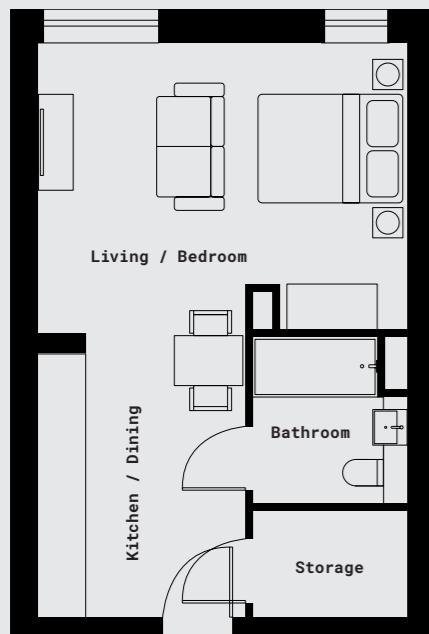
SUITES



TYPICAL SUITE

These typical suites have been designed to maximise the space, making the apartments perfect for entertaining and relaxing alike.

V1*



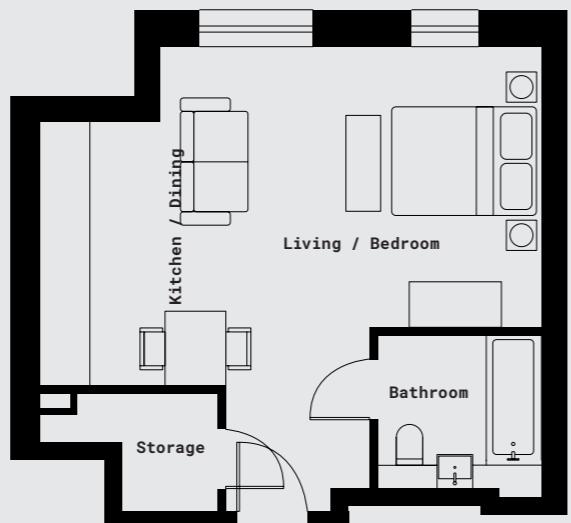
37m² (398ft²)

Kitchen/Dining
2.7m x 3.8m (8'10" x 12'5")

Living/Bedroom
4.9m x 3.8m (16'1" x 12'6")

Bathroom
2.0m x 2.1m (6'7" x 6'11")

V2



37m² (398ft²)

Kitchen/Dining
3.3m x 2.3m (10'10" x 7'7")

Living/Bedroom
3.7m x 5.0m (12'2" x 16'5")

Bathroom
2.0m x 2.2m (6'7" x 7'3")

TYPICAL SUITE

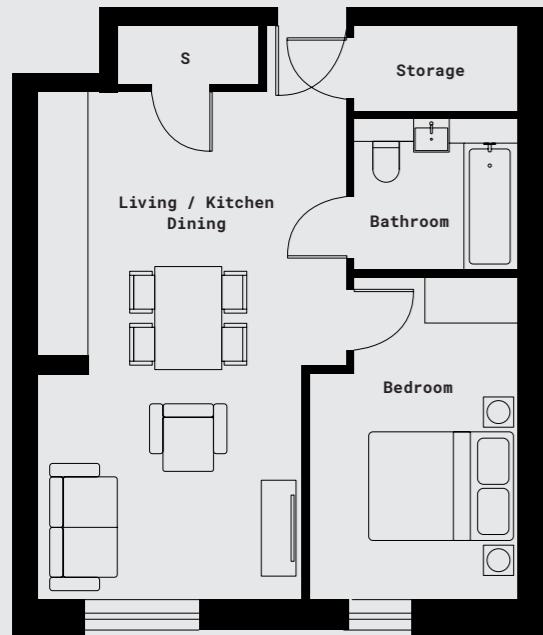


LU2ON

TYPICAL 1 BEDROOM APARTMENT

Suitable for upto 2 people, these perfectly formed 1-bedroom apartments maximise the living space, ensuring there's a place for everything.

V1*



47m² (506ft²)

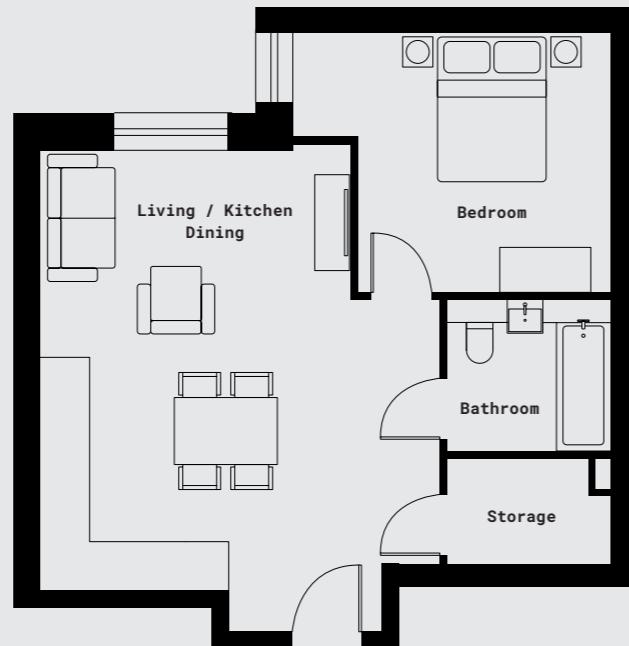
Kitchen/Dining
2.7m x 3.8m (8'10" x 12'6")

Living
3.5m x 3.1m (11'6" x 10'2")

Bedroom
2.8m x 4.5m (9'2" x 14'9")

Bathroom
2.1m x 2.0m (6'11" x 6'7")

V2



50m² (538ft²)

Kitchen/Dining
3.1m x 3.4m (10'2" x 11'2")

Living
2.7m x 4.1m (8'10" x 13'5")

Bedroom
3.4m x 4.1m (11'2" x 13'5")

Bathroom
2.0m x 2.2m (6'7" x 7'3")

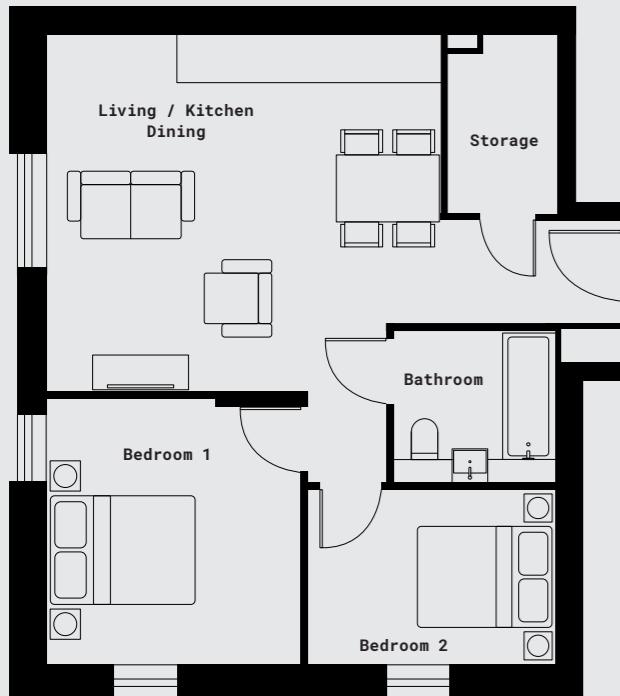
TYPICAL 1 BEDROOM APARTMENT



TYPICAL 2 BEDROOM 1 BATHROOM APARTMENT

Suitable for upto 4 people. These spacious apartments feature a second bedroom with enough space for a double-bed, perfect for when guests come to stay or an office away from work.

V1*



57m² (613ft²)

Kitchen/Dining
3.8m x 3.4m (19'0" x 11'2")

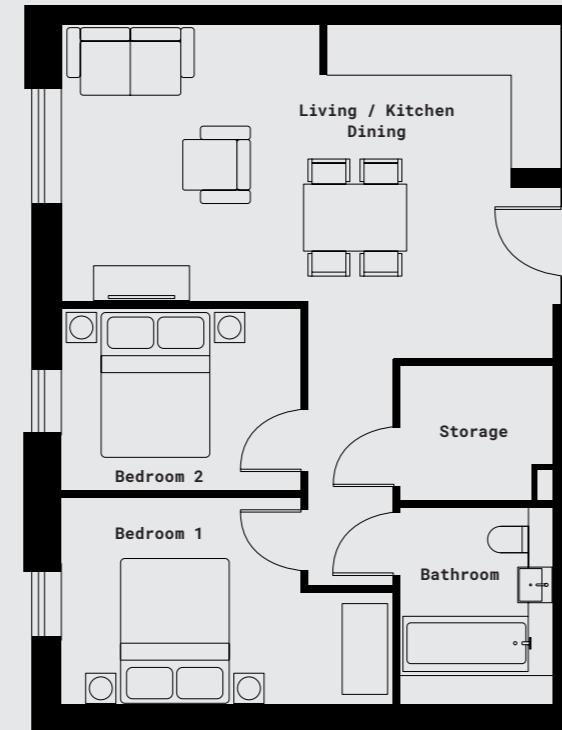
Living
4.1m x 3.4m (13'5" x 11'2")

Bedroom 1
3.5m x 3.3m (11'6" x 10'10")

Bedroom 2
2.3m x 3.3m (7'7" x 10'10")

Bathroom
2.0m x 2.2m (6'7" x 7'3")

V2*



58m² (624ft²)

Kitchen/Dining
3.3m x 4.4m (10'10" x 14'5")

Living
3.3m x 3.6m (10'10" x 11'10")

Bedroom 1
4.4m x 2.8m (14'5" x 9'2")

Bedroom 2
3.2m x 2.4m (10'6" x 7'11")

Bathroom
2.0m x 2.2m (6'7" x 7'3")

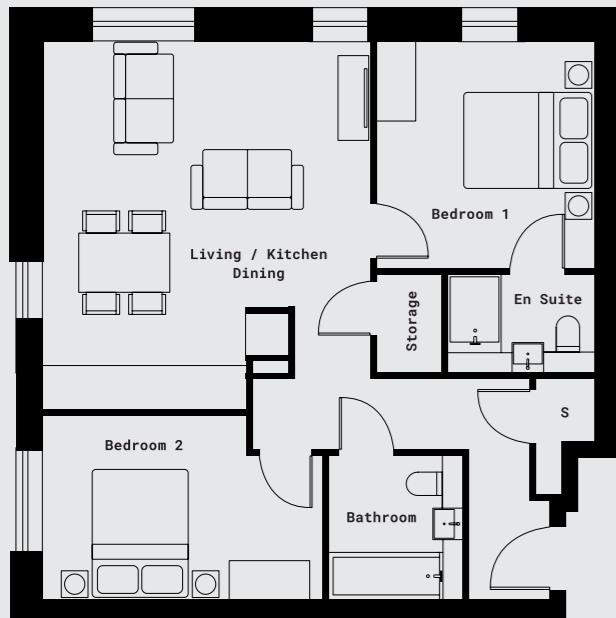
TYPICAL 2 BEDROOM 1 BATHROOM APARTMENT



TYPICAL 2 BEDROOM 2 BATHROOM APARTMENT

These 2-bedroom apartments are designed to allow for upto 4 people comfortably, with master en suite and separate bathroom and large open-plan living space.

V1*



67m² (721ft²)

Kitchen/Dining
2.7m x 3.7m (8'10" x 12'2")

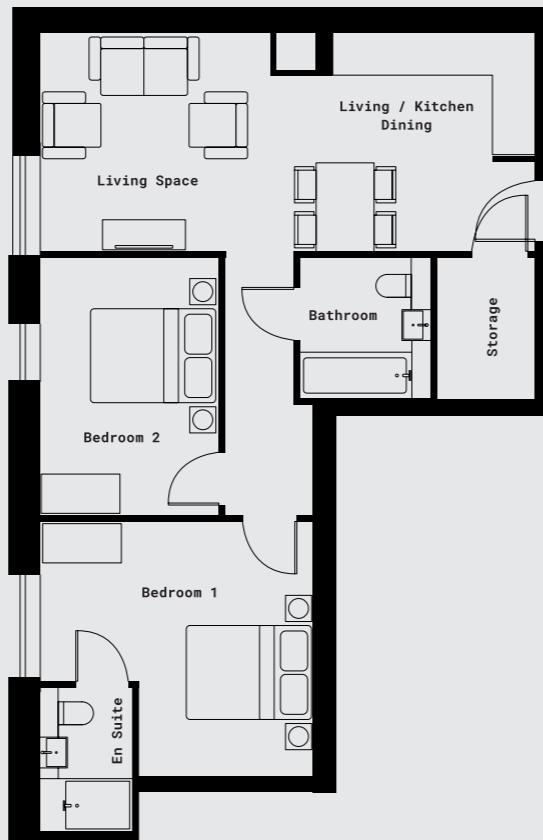
Living
2.8m x 4.8m (9'2" x 15'9")

Bedroom 1
3.4m x 3.3m (11'2" x 10'10")

Bedroom 2
2.8m x 4.2m (9'2" x 13'9")

Bathroom
2.2m x 2.0m (7'3" x 6'7")

V2



68m² (732ft²)

Kitchen/Dining/Living
3.4m x 7.6m (11'2" x 24'11")

Bedroom 1
3.9m x 4.1m (12'10" x 13'5")

Bedroom 2
3.9m x 2.8m (12'10" x 9'2")

Bathroom
2.2m x 2.0m (7'3" x 6'7")

TYPICAL 2 BEDROOM 2 BATHROOM APARTMENT



