

Exclusively Ealing

The
Edition
W5



G
GOLDENSTONE



Exclusively Ealing

Located at a discreet address in the heart of Ealing, The Edition offers boutique living to the discerning few. With just 35 contemporary one and two-bedroom apartments, this exclusive development combines peace and privacy with all the amenities offered by this desirable West London neighbourhood.

Ealing has long been loved for its leafy streets, charming Victorian architecture and high concentration of parks and green spaces. Today, those pluses are enhanced by a new wave of local eateries, high-end shopping districts and the arrival of Crossrail, which will bring TfL's new Elizabeth line to Ealing Broadway, making The Edition just four stops from Tottenham Court Road.

Read on to learn more about life as 1 of 35.

THE LIMITED EDITION

The Edition is thoughtfully designed to offer modern city living to those that also cherish the freedom of personal space and a sanctuary to return to each day. The limited number of apartments means that residents can experience being at home as just one 1 of 35.

Set back from the main thoroughfare of The Mall, which connects Ealing Broadway and Ealing Common, the homes are hidden from public view for enhanced privacy and tranquility.

Inside, each apartment is led by progressive design principles, with modern details and considered interior finishes to make everyday life run that bit smoother. The open layouts allow for entertaining friends with ease, while most of the homes also benefit from having private outdoor space.





PAST, PRESENT AND FUTURE



Ealing Studios ↑

Always in vogue, Ealing first became a fashionable place to live during the 1800s, when the upper classes saw its bucolic surroundings as the perfect antidote to hectic city life. The architect Sir John Soane bought a manor where he would entertain friends and fish with the painter J. M. W. Turner, while Prime Minister Spencer Percival lived in a mansion just off Ealing Common.

Soon, with the arrival of the Great Western Railway and a proliferation of market gardens, the middle classes followed and Ealing became known as 'Queen of the Suburbs', thanks to its clean air, green spaces, large family homes and easy distance into London. In the Victorian era, Ealing transformed into a town, and improved roads, schools and public buildings followed. Part of Walpole estate was turned into public gardens, and horse chestnut trees were planted on Ealing Common.

↓ Ealing Town Hall



The area is perhaps best known for Ealing Studios, which produced the Ealing comedies of the 1940s and 50s, and more recently Bridget Jones, The Theory of Everything and The Crown. The film studio, and later the arrival of the Television Centre at White City, attracted a strong contingent of residents working in film, media, broadcasting and the creative industries.

Today, Ealing continues to be on the up, with the expected arrival of TfL's Elizabeth line and the development of modern homes, leisure and shopping districts further increasing the appeal of this lively, leafy residential community.

STREET CHIC

No 17 Dickens Yard ↓



Ealing Broadway Centre ↑

Ealing Broadway has the bustling feel of a village with the advantage of excellent things to eat, see and do. Independent cafés, shops, restaurants, breweries, record shops and local markets rub shoulders with new outdoor shopping districts that cater to modern tastes. In this sense, Ealing is a more covetable place to live than ever before.

↓ No 17 Dickens Yard



STREET CHIC

For culture, the borough has local galleries and museums, a theatre, community film clubs and venues hosting live music. In previous years, Ealing’s film identity has suffered the loss of its many cinemas. But that will soon change with the arrival of a major new eight-screen, 1,000-seat Picturehouse cinema at the former Empire Cinema. Ealing Broadway also benefits from a new wave of co-working spaces for freelancers and the self-employed.

Santa Maria Pizzeria ↓



↑ The North Star



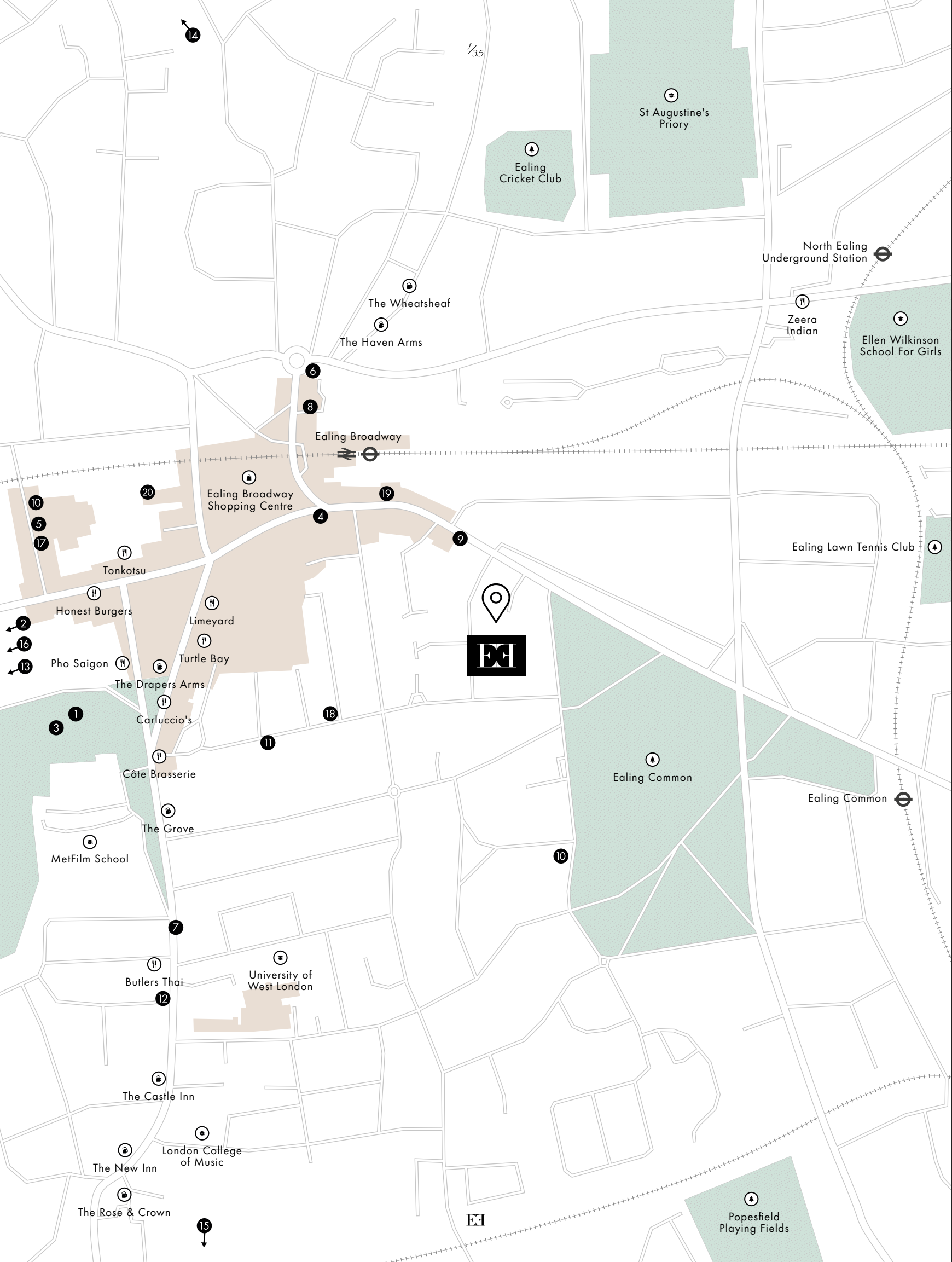
↑ No 17 Dickens Yard

← WA Café

Purveyors of beautiful specialty cakes, pastries and breads, this Japanese patisserie has become a firm favourite. Their matcha croissants make the ultimate breakfast on the go, but you can't beat a takeaway selection all wrapped up in a paper box on Sunday mornings.

WA Café, 32 Haven Green, W5 2NX





LOCAL HIGHLIGHTS

TO SEE

- 1. Pitzhanger Manor & Gallery**
Mattock Lane, W5 5EQ
- 2. The Questors Theatre**
12 Mattock Lane, W5 5BQ
- 3. Walpole Park**
Mattock Lane, W5 5EQ
- 4. The North Star**
43 The Broadway, W5 5JN
- 5. Charlotte's W5**
The Old Stable Block, Dickens Yard, Longfield Avenue, W5 2UQ
- 6. WA Café**
32 Haven Green, W5 2NX
- 7. Santa Maria**
15 St Mary's Road, W5 5RA
- 8. Electric Coffee Co**
Electric Coffee Co, 40 Haven Green, W5 2NX
- 9. Coda di Volpe Pizzeria**
44 The Mall, Ealing, London W5 3TJ
- 10. The Grange**
Warwick Rd, Ealing, London W5 3XH
- 11. The Kings Arms**
55 The Grove, Ealing, London W5 5DX
- 12. The Red Lion**
13 St Mary's Rd, Greater, Ealing, London W5 5RA

TO SHOP

- 13. Ealing Farmers Market**
Leeland Road, W13 9HH
- 14. Harrison's Deli**
60 Pitshanger Lane, W5 1QY
- 15. Sounds Original**
169 South Ealing Road, W5 4QP

TO MOVE

- 16. Eden Fitness**
Cavalier House, 46-50 Uxbridge Road, W5 2ST
- 17. triyoga Ealing**
Unit 30, Dickens Yard, Longfield Avenue, W5 2UQ
- 18. Good Times Yoga**
The Grove, Ealing W5 5LL
- 19. Digma Fitness**
17 The Mall, Ealing, London W5 2PJ
- 20. Gymbox Ealing**
UNIT 15 Dickens Yard, Longfield Ave, London W5 2TD



STREET CHIC



↑ Sounds Original

Owner Paul Green has been running this record shop since 1983, specialising in high quality vinyl and memorabilia from the 1950s, 60s and 70s. It's nearly impossible to pass without feeling the urge to pop in for some crate-digging.

169 South Ealing Road, W5 4QP



→ Electric Coffee Co

Ardent coffee lovers might say this speciality coffee shop is Ealing's best. As well as sourcing and roasting its own coffee, Electric serves fresh sandwiches, cakes, pastel de nats and sells wine, coffee and accessories and coffee beans as part of a month subscription.

Electric Coffee Co, 40 Haven Green, W5 2NX



← Charlotte's W5

Located in a bright, airy converted stable block with mustard leather banquettes, this British brasserie is the go-to spot for brunch, cocktails and unrushed meals with friends. It was awarded a Bib Gourmand in the 2017 Michelin Guide.

Charlotte's W5, The Old Stable Block, Dickens Yard, Longfield Avenue, W5 2UQ



STREET CHIC



↑ The North Star

This former Victorian beer shop is one of Ealing's favourite watering holes, with an excellent selection of beers, spirits and cocktails and a lively outdoor area. Within spitting distance from The Edition, locals love this community pub for its laid back dining and live music.

The North Star, 43 The Broadway, W5 5JN



→ Santa Maria

This charming pizzeria, run by Pasquale Chionchio and Angelo Ambrosio was making Neapolitan pizza before it was cool – and has fuelled London's obsession with sourdough crusts ever since. In 2010 Time Out named it London's best pizzeria. So you know it's good.

Santa Maria, 15 St Mary's Road, W5 5RA



← Harrison's Deli

The go-to spot for wine, cheese, charcuterie and luxurious continental dry cupboard staples, this independent deli specialises in French and Swiss wines (owner Belinda used to work in the wine trade) and also has a small bar, too.

Harrison's Deli, 60 Pitshanger Lane, W5 1QY



STREET CHIC



↑ No 17 Dickens Yard

No. 17 Dickens Yard is an independent neighbourhood bar and restaurant, with a contemporary interior providing the perfect backdrop for socialising.

Unit 17 Dickens Yard, Longfield Ave W5 2TD



↑ Gym Box

For workouts with a difference, there's Gymbox's new spot in Dickens Yard. Facilities include a sprint track, weights, dance studios, a cycle studio and a boxing ring. The resident DJs sum up the spirit of Gymbox: it's all about having fun while you sweat.

Unit 15 Dickens Yard, Longfield Avenue, W5 2TD

↓ The Red Lion



UNLIMITED OPPORTUNITY
LEISURE, EDUCATION, GREEN SPACES

Walpole Park ↓



Residents of Ealing agree that the wealth of green space is one of its greatest draws. Ealing Common and the beautiful Walpole Park are right on our doorstep, while Lammas Park, Gunnersbury Park, Pitshanger Park and the picturesque Victorian South Ealing Cemetery are all within easy walking distance. For longer weekend strolls, Kew Gardens is an hour away by foot, taking in views over the Thames.



↑ ↓ Kew Gardens



For weekend leisure, there are numerous golf clubs nearby, while Brent Valley Park and Boston Manor Park both have nature trails, conservation areas and tranquil river routes that feel a world away from the bustle of London. The neoclassical home and gardens at The National Trust's Osterley Park and House are perfect for dog-walking and pre-Sunday roast walks.

London Borough of Ealing also boasts a high number of excellent nurseries, primary and secondary state and independent schools reported Outstanding and Good by Ofsted.



↔ Walpole Park

As local parks go, it doesn't get much better than this. Set across 28 acres of beautifully landscaped grounds, Walpole Park features the Victorian Serpentine Lake, green lawns, and an innovative children's play area. In the summer it plays host to opera in the park, jazz, comedy and beer festivals.

Walpole Park, Mattock Lane, W5 5EQ

London's
most
eco-friendly
borough

Homes & Property
Evening Standard

UNLIMITED OPPORTUNITY
LEISURE, EDUCATION, GREEN SPACES



Ealing Common
2min walk



Walpole Park
8min walk



Lammas Park
18min walk



Gunnersbury Park
20min walk



Brent Valley Park
14min cycle



Kew Gardens
15min cycle



Hyde Park
28min cycle



The Regent's Park
42min cycle

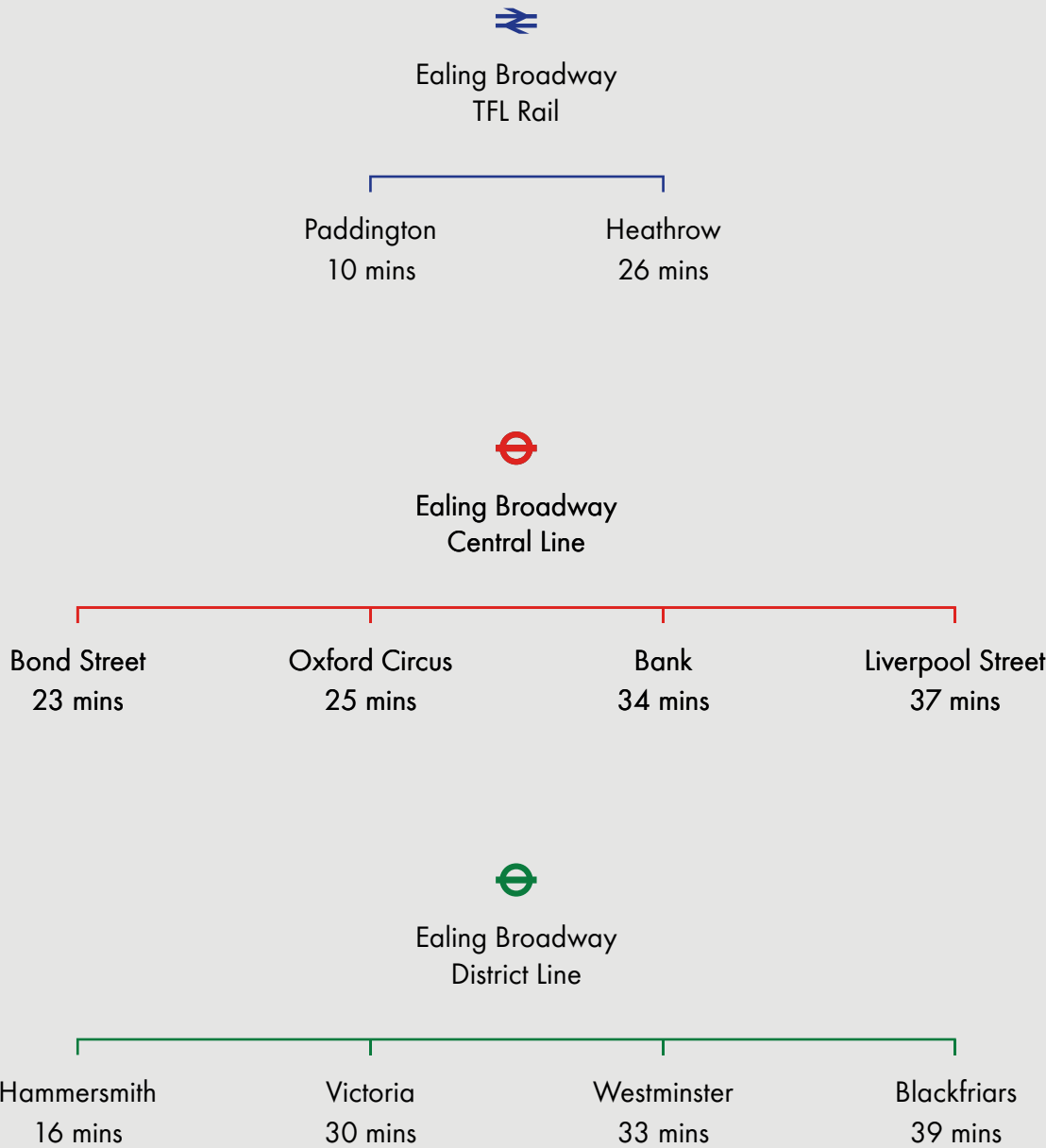
Travel times are approximate. Source www.fl.gov.uk



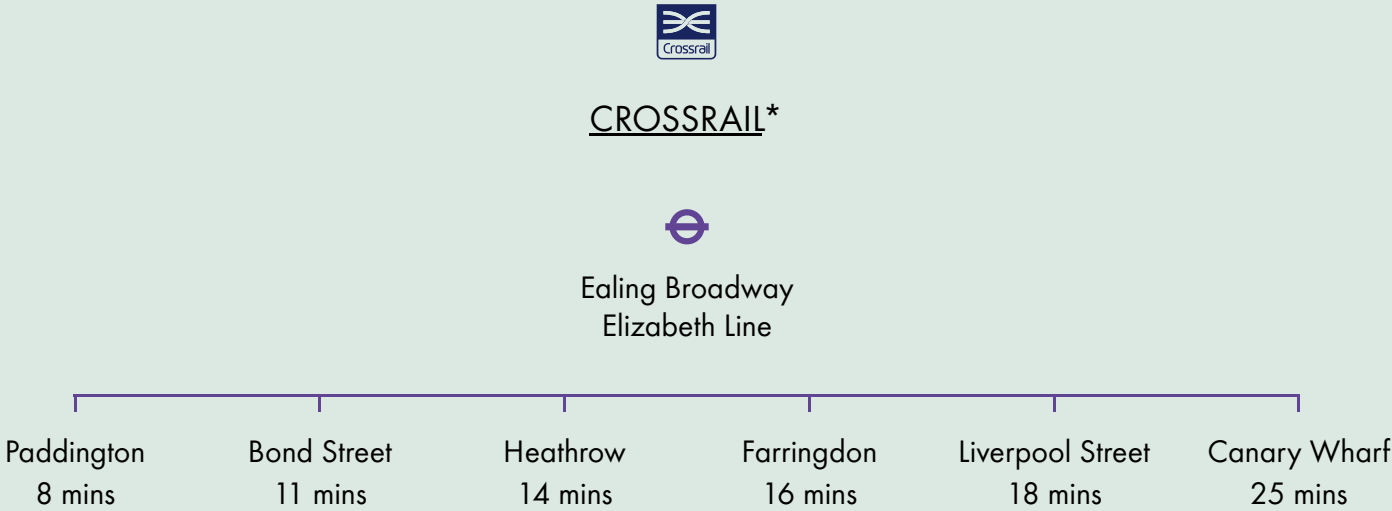
1/35

1/35

UNDERGROUND & TFL*



*Travel times are approximate. Source www.fl.gov.uk



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Ealing is a quick hop, skip and jump from central London and is served by Ealing Broadway station, just a five minute-walk from The Edition. The station is on the Central and District lines on the London Underground, and the TfL line, which provides easy access to London Heathrow. Ealing Broadway will also be on the London Underground's Elizabeth line, due to open in 2021, shortening journey times to Tottenham Court Road, Bond Street, Liverpool Street and Canary Wharf.

Design fans often stop by platforms 8 and 9 at Ealing Broadway station to see one of the city's early London Underground signs, which shows a red blocked-out version of the famous roundel logo. It's a relic from a bygone era that always brightens up the commute.

Nearby North Ealing and Ealing Common stations are a ten minute-walk away, connecting the area to the Piccadilly line on the London Underground. The neighbourhood is also served by 18 buses, including night buses.

DESIGNED FOR MODERN LIVING

Each apartment in The Edition is guided by high-end, forward-thinking design for modern living for years to come. Because city living can come with its own unique pressures, The Edition is tailored to offset the tensions that modern life can cause. Public areas, from the entrance to your personal front door, are designed for maximum flow and a relaxing atmosphere with softening architectural touches in the form of timber, greenery and open views. It creates a welcome boundary between home, work and play, and it's what sets The Edition apart from other modern schemes in the neighbourhood. Here, your apartment is ready to let you switch off at the end of a long day, with the sounds of late-night restaurants and bars set away at a comfortable and quiet distance.

So many of us increasingly have less free time than we'd like, which makes high-specification design all the more important. When you're busier, those everyday moments of luxury and attention to detail make all the difference – it's why each apartment shows a meticulous approach to interior design.









1/35

1/35



1/35

1/35

Computer generated image for indicative purposes only.





SPECIFICATION

Conceirge entrance hall and staircase

- Reception with daytime concierge services and waiting area
- Lift to all floors
- Individual post boxes for residents
- Secure cycle spaces for residents
- Audio entry phone system to the main entrance door
- Heavy duty floor to entrance hallway and carpet tile to stairs and landings (where applicable)
- Communal staircase with painted balustrade and handrail (where applicable)

General

- Underfloor heating throughout
- Painted plasterboard ceilings and walls
- Painted timber skirting's and architraves
- Painted timber doors with matt black ironmongery
- Lighting: recessed spotlights throughout
- Audio / video entry phone
- TV / data outlets in all bedrooms and open plan living
- Smoke alarms in main living spaces
- Heating and hot water supplied via apartment boiler

External areas

- Paved balconies / terraces
- Buff brick to external walls
- Landscaped communal garden

Kitchen / dining / living

- Engineered timber floor
- Bespoke fitted kitchen with quartz stone countertop and integrated concealed linear LED lighting
- Finger pull to high level units. Slimline matt black pull handle to low level units
- Porcelain gloss tile in chevron format splashback
- Integrated appliances (Bosch oven and hob; Hoover F/F and D/W or similar)
- Franke under mount sink and brassware (or similar)
- Recirculation filter hood above hob
- Mechanical ventilation via heat recovery unit

Hallway

- Engineered timber floor
- Utility/storage cupboard

Master bedroom

- Luxury fitted carpet
- Bespoke fitted wardrobes with timber effect laminate to internal carcasse and matt lacquered door fronts with soft close hinges, hanging rail, shelving with matt black knobs

Master bathroom

- Porcelain tiles to floor and walls of wet areas (paint elsewhere)
- Feature niche
- Matt black brassware
- Bath / shower tray (where applicable)
- Glass shower / bath screen with matt black hinge detail
- Wall hung WC with concealed cistern, soft close seat with matt black dual flush plate
- Wall hung vanity and basin
- Shaver socket
- Mirror with integrated LED light or feature decorative wall light fitting configuration if ensuite
- Heated towel rail
- Underfloor heating
- Mechanical extract to atmosphere

Bedroom 2

- Luxury fitted carpet

Family bathroom

- Porcelain tiles to floor and walls of wet areas (paint elsewhere)
- Feature niche
- Matt black brassware
- Bath with glass bath screen and matt black hinge detail
- Wall hung WC with concealed cistern, soft close seat with matt black dual flush plate
- Wall hung vanity and basin
- Shaver socket
- Mirror with integrated LED light
- Heated towel rail
- Underfloor heating
- Mechanical extract to atmosphere



SPECIFICATION PALETTE



Key

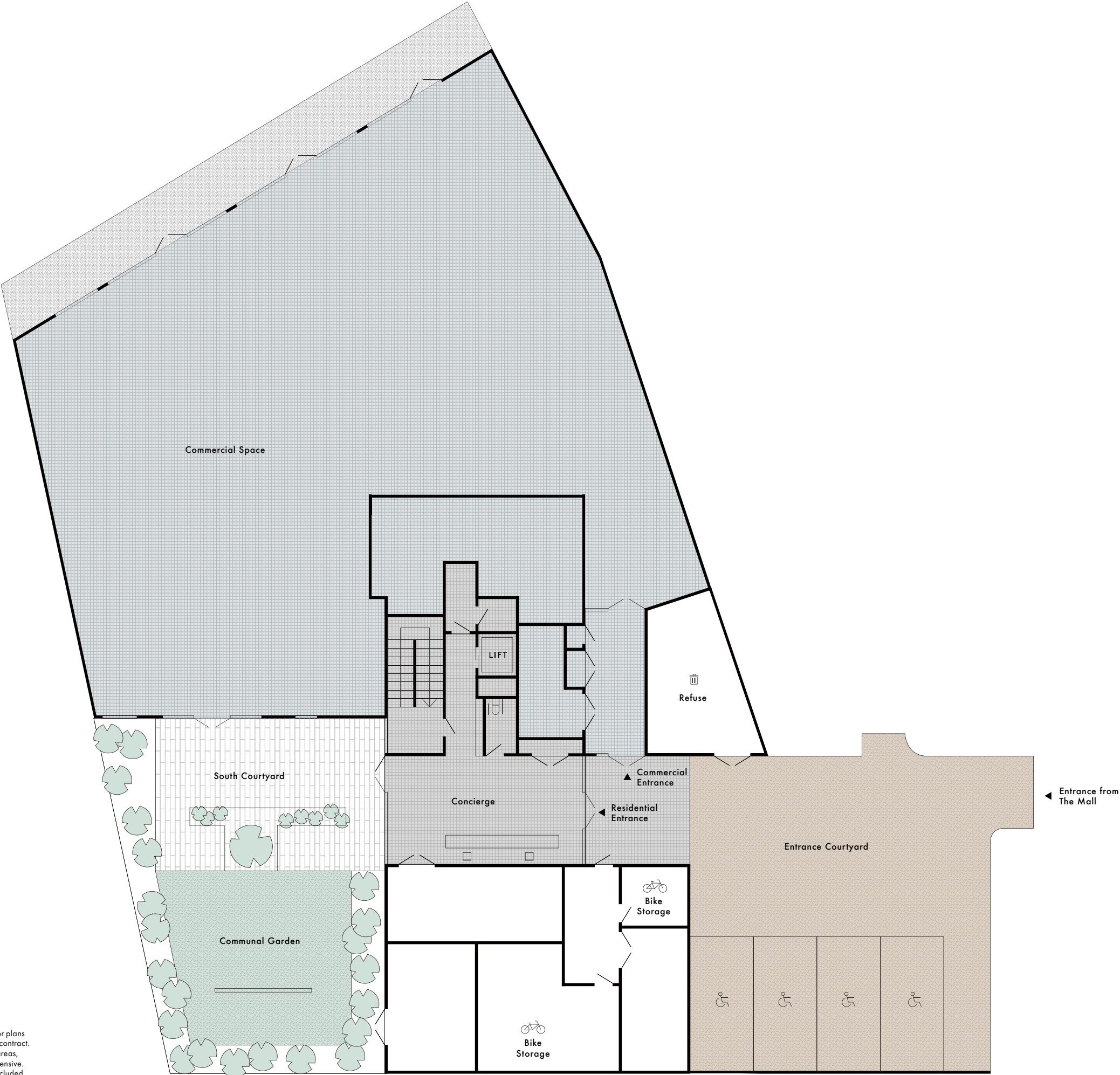
- | | |
|-----------------------------------|-------------------------------------|
| 01. Bedroom carpet | 09. Ironmongery - matt black |
| 02. Architrave - painted | 10. Shower Head |
| 03. Skirting - painted | 11. Slimline kitchen handle |
| 04. Engineered timber floor plank | 12. Kitchen joinery finish |
| 05. Bathroom porcelain floor tile | 13. Bathroom Tap - matt black |
| 06. Bedroom joinery internals | 14. Kitchen quartz countertop |
| 07. Bathroom matt black fittings | 15. Kitchen backsplash chevron tile |
| 08. Main Apartment door | |



GROUND FLOOR

1/35

1/35



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FIRST FLOOR

1/35

1/35	2/35	3/35
Living/Kitchen Master Bedroom Second Bedroom Bathroom Terrace Total Area	7.8m x 3.2m 4.6m x 2.7m 5.3m x 2.7m 2.2m x 2.3m 3.3m x 1.6m 68m ² 732ft ²	25'6" x 10'5" 15' x 8'9" 17'4" x 8'9" 7'2" x 7'5" 10'8" x 5'3" 72m ² 775ft ²
4/35	5/35	6/35
Living/Kitchen Master Bedroom Bathroom Terrace Total Area	6.4m x 4.4m 3.1m x 3.5m 2.0m x 2.2m 5.0m x 1.5m 50m ² 538ft ²	21' x 14'4" 10'2" x 11'5" 6'5" x 7'2" 16'4" x 4'9" 37m ² 398ft ²
7/35	8/35	9/35
Living/Kitchen Master Bedroom Second Bedroom Bathroom 01 Bathroom 02 Terrace Total Area	6.5m x 5.1m 5.9m x 2.8m 4.5m x 2.8m 2.1m x 2.3m 2.3m x 1.6m 10.9m x 5.0m 78m ² 840ft ²	21'3" x 16'7" 19'4" x 9'2" 14'8" x 9'2" 6'8" x 7'5" 7'5" x 5'2" 35'8" x 16'4" 77m ² 839ft ²
1/35	2/35	3/35
Living/Kitchen Master Bedroom Second Bedroom Bathroom 01 Bathroom 02 Terrace Total Area	6.7m x 6.0m 4.2m x 3.9m 5.0m x 3.1m 2.3m x 3.1m 1.6m x 2.7m 6.0m x 1.6m 5.8m x 1.5m 99m ² 1066ft ²	22' x 19'7" 13'8" x 12'8" 16'4" x 10'2" 7'5" x 10'1" 5'2" x 8'9" 19'7" x 5'3" 19' x 4'9" 62m ² 667ft ²
4/35	5/35	6/35
Living/Kitchen Master Bedroom Second Bedroom Bathroom Terrace Total Area	7.9m x 3.8m 5.1m x 3.7m 2.5m x 2.6m 7m x 1.5m 62m ² 667ft ²	26' x 12'5" 16'7" x 12' 8'2" x 8'5" 23' x 4'9" 72m ² 743ft ²
7/35	8/35	9/35
Living/Kitchen Master Bedroom Second Bedroom Bathroom 01 Bathroom 02 Terrace Total Area	6.1m x 4.6m 2.7m x 4.6m 3.5m x 3.9m 2.2m x 2.0m 2.2m x 1.6m 6.4m x 4.5m 72m ² 743ft ²	20' x 15'1" 8'9" x 15' 11'5" x 12'8" 7'2" x 6'5" 7'2" x 5'2" 21' x 14'8" 72m ² 743ft ²



First Floor

FIRST FLOOR

1/35



- L/K Living/Kitchen
- MB Master Bedroom
- SB Second Bedroom
- B Bathroom
- T Terrace

- One Bedroom
- Two Bedrooms
- Communal Area

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First Floor

SECOND FLOOR

1/35

10/35			11/35			12/35		
Living/Kitchen	7.8m x 3.9m	25'6" x 12'8"	Living/Kitchen	4.7m x 5.0m	15'4" x 16'4"	Living/Kitchen	6.0m x 6.7m	19'7" x 22'
Master Bedroom	3.2m x 5.1m	10'5" x 16'7"	Master Bedroom	5.3m x 2.7m	17'4" x 8'9"	Master Bedroom	3.8m x 4.3m	12'5" x 14'1"
Second Bedroom	4.7m x 2.7m	15'4" x 8'9"	Second Bedroom	2.8m x 4.1m	9'2" x 13'5"	Second Bedroom	3.1m x 5.0m	10'2" x 16'4"
Bathroom	2.6m x 2.2m	8'5" x 7'2"	Bathroom 01	2.2m x 2.0m	7'2" x 6'5"	Bathroom 01	2.3m x 3.1m	7'5" x 10'1"
Terrace	3.3m x 1.6m	10'8" x 5'3"	Bathroom 02	2.2m x 1.6m	7'2" x 5'2"	Bathroom 02	2.7m x 1.6m	8'9" x 5'2"
Total Area	75m ²	807ft ²	Terrace	4.4m x 1.6m	14'4" x 5'3"	Terrace 01	6.0m x 1.6m	19'7" x 5'3"
						Terrace 02	5.8m x 1.5m	19' x 4'9"
			Total Area	72m ²	775ft ²	Total Area	99m ²	1066ft ²
13/35			14/35			15/35		
Living/Kitchen	4.4m x 6.5m	14'4" x 21'3"	Living/Kitchen	6.5m x 4.3m	21'3" x 14'1"	Living/Kitchen	7.9m x 3.8m	26' x 12'5"
Master Bedroom	3.1m x 4.1m	10'2" x 13'5"	Master Bedroom	4.1m x 3.2m	13'5" x 10'5"	Master Bedroom	4.1m x 2.8m	13'5" x 9'2"
Bathroom	2.2m x 2.0m	7'2" x 6'5"	Bathroom	2.2m x 2.0m	7'2" x 6'5"	Bathroom	2.2m x 2.0m	7'2" x 6'5"
Terrace	5.0m x 1.5m	16'4" x 4'9"	Terrace	2.8m x 1.5m	9'2" x 4'9"	Terrace	2.8m x 1.5m	9'2" x 4'10"
Total Area	50m ²	538ft ²	Total Area	50m ²	538ft ²	Total Area	49m ²	527ft ²
16/35			17/35			18/35		
Living/Kitchen	5.1m x 6.4m	16'8" x 21'	Living/Kitchen	4.3m x 7.0m	14'1" x 23'	Living/Kitchen	7.3m x 4.4m	24' x 14'4"
Master Bedroom	5.9m x 2.7m	19'4" x 8'9"	Master Bedroom	5.8m x 2.7m	19' x 8'9"	Master Bedroom	2.9m x 4.6m	9'5" x 15'
Second Bedroom	2.8m x 4.6m	9'2" x 15'	Second Bedroom	4.7m x 2.8m	15'4" x 9'2"	Bathroom	2.2m x 2.0m	7'2" x 6'5"
Bathroom 01	2.0m x 2.2m	6'5" x 7'2"	Bathroom 01	2.2m x 2.0m	7'2" x 6'5"	Terrace	3.4m x 1.9m	11'2" x 6'2"
Bathroom 02	1.7m x 2.2m	5'6" x 7'2"	Bathroom 02	1.6m x 2.2m	5'2" x 7'2"	Total Area	52m ²	560ft ²
Terrace	5.0m x 1.8m	16'4" x 5'9"	Terrace	3.8m x 1.9m	12'5" x 6'2"			
Total Area	72m ²	818ft ²	Total Area	77m ²	828ft ²			



1/35

SECOND FLOOR

1/35



L/K Living/Kitchen
MB Master Bedroom
SB Second Bedroom
B Bathroom
T Terrace

One Bedroom
Two Bedrooms
Communal Area

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1/35

THIRD FLOOR

1/35

19/35		
Living/Kitchen	7.8m x 3.9m	25'6" x 12'8"
Master Bedroom	5.1m x 3.2m	16'7" x 10'5"
Second Bedroom	4.7m x 2.7m	15'4" x 8'9"
Bathroom	2.6m x 2.0m	8'5" x 6'6"
Terrace	3.3m x 1.6m	10'8" x 5'3"
Total Area	75m ²	807ft ²

20/35		
Living/Kitchen	4.6m x 6.0m	15'1" x 19'7"
Master Bedroom	5.3m x 2.8m	17'3" x 9'2"
Second Bedroom	2.8m x 4.1m	9'2" x 13'5"
Bathroom 01	2.3m x 2.0m	7'5" x 6'5"
Bathroom 02	2.2m x 1.6m	7'2" x 5'2"
Terrace	4.4m x 1.6m	14'4" x 5'3"
Total Area	72m ²	775ft ²

21/35		
Living/Kitchen	6.7m x 2.8m	22' x 9'2"
Master Bedroom	3.1m x 3.0m	10'2" x 9'8"
Bathroom 01	2.4m x 1.6m	7'9" x 5'2"
Terrace	6.0m x 1.6m	19'7" x 5'3"
Total Area	99m ²	420ft ²

22/35		
Living/Kitchen	3.8m x 7.4m	12'5" x 24'3"
Master Bedroom	4.2m x 3.6m	13'8" x 11'8"
Bathroom	2.2m x 2.0m	7'2" x 6'5"
Terrace	5.8m x 1.5m	19'0" x 4'9"
Total Area	52m ²	560ft ²

23/35		
Living/Kitchen	6.5m x 4.4m	21'3" x 14'4"
Master Bedroom	4.2m x 3.1m	13'8" x 10'2"
Bathroom	2.0m x 2.2m	6'5" x 7'2"
Terrace	5.0m x 1.5m	16'4" x 4'9"
Total Area	50m ²	538ft ²

24/35		
Living/Kitchen	6.4m x 4.3m	21' x 14'1"
Master Bedroom	3.2m x 4.2m	10'5" x 13'8"
Bathroom 01	1.7m x 2.2m	5'6" x 7'2"
Terrace	2.8m x 1.5m	9'2" x 4'9"
Total Area	49m ²	527ft ²

25/35		
Living/Kitchen	3.8m x 8.0m	12'5" x 26'2"
Master Bedroom	4.1m x 2.9m	13'5" x 9'5"
Bathroom	2.0m x 2.2m	6'5" x 7'2"
Terrace	2.8m x 1.5m	9'2" x 4'9"
Total Area	49m ²	527ft ²

26/35		
Living/Kitchen	6.4m x 5.1m	21' x 16'7"
Master Bedroom	5.9m x 2.8m	19'4" x 9'2"
Second Bedroom	4.6m x 2.8m	15' x 9'2"
Bathroom 01	2.0m x 2.2m	6'5" x 7'2"
Bathroom 02	1.7m x 2.2m	5'6" x 7'2"
Terrace	5.0m x 1.8m	16'4" x 5'9"
Total Area	76m ²	818ft ²

27/35		
Living/Kitchen	4.3m x 7.0m	14'1" x 23'
Master Bedroom	5.9m x 2.7m	19'4" x 8'9"
Second Bedroom	4.7m x 2.8m	15'4" x 9'2"
Bathroom 01	2.0m x 2.3m	6'5" x 7'5"
Bathroom 02	2.2m x 1.6m	7'2" x 5'2"
Terrace	3.8m x 1.9m	12'5" x 6'2"
Total Area	77m ²	829ft ²

28/35		
Living/Kitchen	7.3m x 4.5m	24' x 14'8"
Master Bedroom	4.6m x 2.9m	15' x 9'5"
Bathroom 01	2.0m x 2.2m	6'5" x 7'2"
Bathroom 02	1.7m x 2.2m	5'6" x 7'2"
Terrace	3.4m x 1.9m	11'2" x 6'2"
Total Area	52m ²	560ft ²

Third Floor ▶



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THIRD FLOOR

1/35



- L/K Living/Kitchen
- MB Master Bedroom
- SB Second Bedroom
- B Bathroom
- T Terrace

- One Bedroom
- Two Bedrooms
- Communal Area

Important Notice: The seller, 45 The Mall Ltd, Goldenstone Development Limited, and the appointed agent(s), give notice that these floor plans and associated particulars are prepared only for the general guidance of prospective buyers. They do not constitute part of an offer or contract. Any information contained herein is given in good faith but must not be relied upon as being a statement or representation of fact. Any areas, measurements or distances referred to herein are approximate only. The layouts are for guidance only and are not necessarily comprehensive. Floor plan illustrations show the layout of the accommodation only and are not to scale. To view the architectural and structural items excluded from these accommodation layouts, please request the architectural plans from the marketing office. Prospective buyers must rely on their own professional advice and satisfy themselves in relation to all the foregoing matters by inspection or otherwise.

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FOURTH FLOOR

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<div>29/35</div>			<div>30/35</div>			<div>31/35</div>		
Living/Kitchen	4.0m x 7.4m	13'1" x 24'2"	Living/Kitchen	6.0m x 4.7m	19'7" x 15'4"	Living/Kitchen	6.1m x 4.4m	20' x 14'4"
Master Bedroom	4.4m x 3.1m	14'4" x 10'2"	Master Bedroom	4.2m x 3.7m	13'8" x 12'	Master Bedroom	4.2m x 2.7m	13'8" x 8'9"
Second Bedroom	2.7m x 4.4m	8'9" x 14'4"	Second Bedroom	4.4m x 2.7m	14'4" x 8'9"	Second Bedroom	2.8m x 4.2m	9'2" x 13'8"
Bathroom	2.3m x 2.0m	7'5" x 6'5"	Bathroom 01	2.2m x 2.2m	7'2" x 7'2"	Bathroom 01	2.5m x 2.2m	8'2" x 7'2"
Terrace	12.4m x 1.7m	40'7" x 5'6"	Bathroom 02	2.2m x 1.8m	7'2" x 6'	Bathroom 02	2.2m x 1.6m	7'2" x 5'2"
Total Area	73m²	786ft²	Terrace 01	8.2m x 1.7m	26'9" x 5'6"	Terrace 01	15.5m x 1.3m	50'9" x 4'3"
			Terrace 02	6.7m x 1.4m	22' x 4'9"	Terrace 02	6.7m x 1.4m	22' x 4'9"
			Total Area	78m²	840ft²	Total Area	76m²	818ft²
<div>32/35</div>			<div>33/35</div>			<div>34/35</div>		
Living/Kitchen	5.8m x 4.8m	19' x 15'7"	Living/Kitchen	5.0m x 5.7m	16'4" x 18'7"	Living/Kitchen	5.0m x 6.0m	16'4" x 19'7"
Master Bedroom	3.9m x 3.7m	12'8" x 12'	Master Bedroom	3.8m x 3.5m	12'5" x 11'5"	Master Bedroom	3.9m x 3.5m	12'8" x 11'5"
Bathroom	2.0m x 2.4m	6'5" x 7'9"	Second Bedroom	3.3m x 4.6m	10'8" x 15'1	Bathroom	2.1m x 2.3m	6'9" x 7'5"
Terrace	8.5m x 1.3m	27'9" x 4'3"	Bathroom 01	2.0m x 2.3m	6'5" x 7'5"	Terrace	8.2m x 1.3m	26'9" x 4'3"
Total Area	52m²	560ft²	Bathroom 02	2.3m x 1.7m	7'5" x 5'2"	Total Area	52m²	560ft²
			Terrace 01	5.4m x 1.3m	17'7" x 4'3"			
			Terrace 02	5.8m x 1.2m	19' x 3'9"			
			Total Area	76m²	818ft²			
<div>35/35</div>								
Living/Kitchen	6.7m x 3.8m	22' x 12'5"						
Master Bedroom	3.5m x 3.5m	11'5" x 11'5"						
Bathroom	2.1m x 2.3m	6'9" x 7'5"						
Terrace	9.0m x 1.3m	29'5" x 4'3"						
Total Area	50m²	538ft²						



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