

A LIVING LONDON LANDMARK

BATTERSEA

POWER

STATION

SINCE 1933

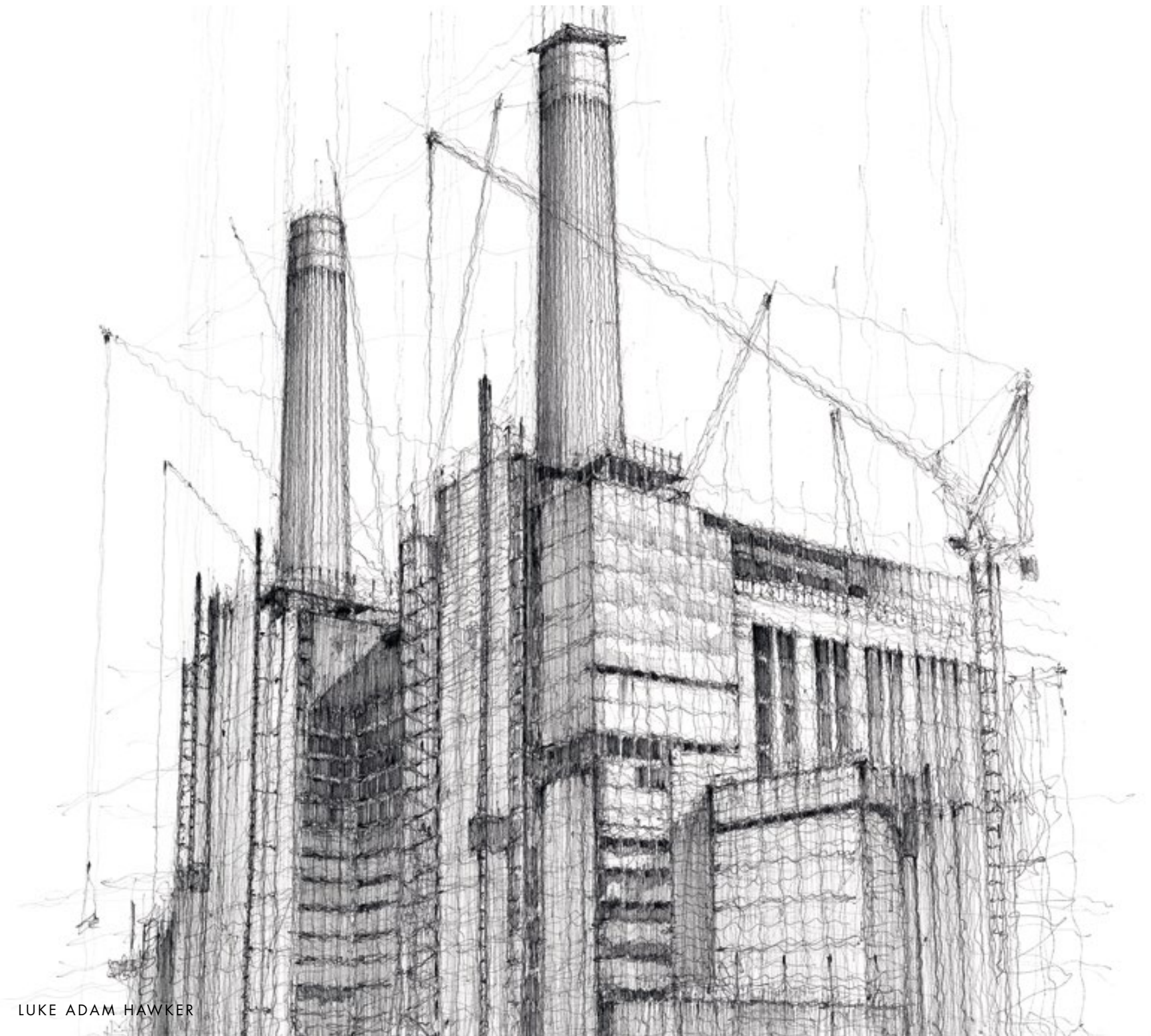
O U R S T O R Y

I S F A R F R O M

O R D I N A R Y

A GLOBAL ICON  
REIMAGINED

Powering London in the 20th century, Battersea Power Station  
has been reimagined for a new beginning.



LUKE ADAM HAWKER



VIEW FROM CHELSEA EMBANKMENT

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## OUR STORY CONTINUES

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A place to live, eat, drink, shop, work and play; here you'll find a community brought together by the good things in life. This iconic riverside destination is set to be one of the largest retail, leisure, culture and office quarters in London, open and thriving seven days a week, attracting visitors from all around the world.

Magnificent in its six million brick stature, with four 51 meter chimneys that touch the sky, Battersea Power Station pulses with new energy as the beating heart of a vibrant and exciting new neighbourhood on the banks of the River Thames.

For the first time, this powerhouse has become a coveted home address, with 254 fabulous apartments and villas created within both Switch Houses and on top of the Boiler House between the famous chimneys.

Such rare and extraordinary homes will become family heirlooms, passed from generation to generation, hidden treasures created within one of central London's most significant and commanding landmarks.

A LIVING LONDON LANDMARK

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HERITAGE

From the late 1930s, Battersea Power Station produced up to a fifth of London's power, supplying electricity to some of London's most recognisable landmarks, such as the Houses of Parliament and Buckingham Palace. Following its closure in 1983 it became a cultural landmark, a much-loved backdrop to many films, a venue for spectacular shows, fashion shoots and events, as well as a source of inspiration for artists and musicians.

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THE POWER STATION AT ITS PEAK



For its new incarnation, the architects WilkinsonEyre approached the redevelopment of the Power Station with the requisite amount of care – paying homage to its history but infusing it with a 21st-century sensibility.

The very building which once created the energy that enabled people to live, work and entertain in the city, now provides the venue for a new generation to do the same.

OUR STORY CONTINUES



ANYA HINDMARCH CHUBBY HEARTS



CONTROL ROOM IN OPERATION



THE POWER STATION UNDER CONSTRUCTION



FILMING OF THE DARK KNIGHT

LONDON  
EYE

HOUSES OF  
PARLIAMENT

CITY OF  
LONDON

THE  
SHARD

CHELSEA  
BRIDGE

CANARY  
WHARF



BATTERSEA  
POWER STATION

US EMBASSY



BATTERSEA  
POWER STATION

BATTERSEA  
PARK

BATTERSEA  
PARK STATION

# R

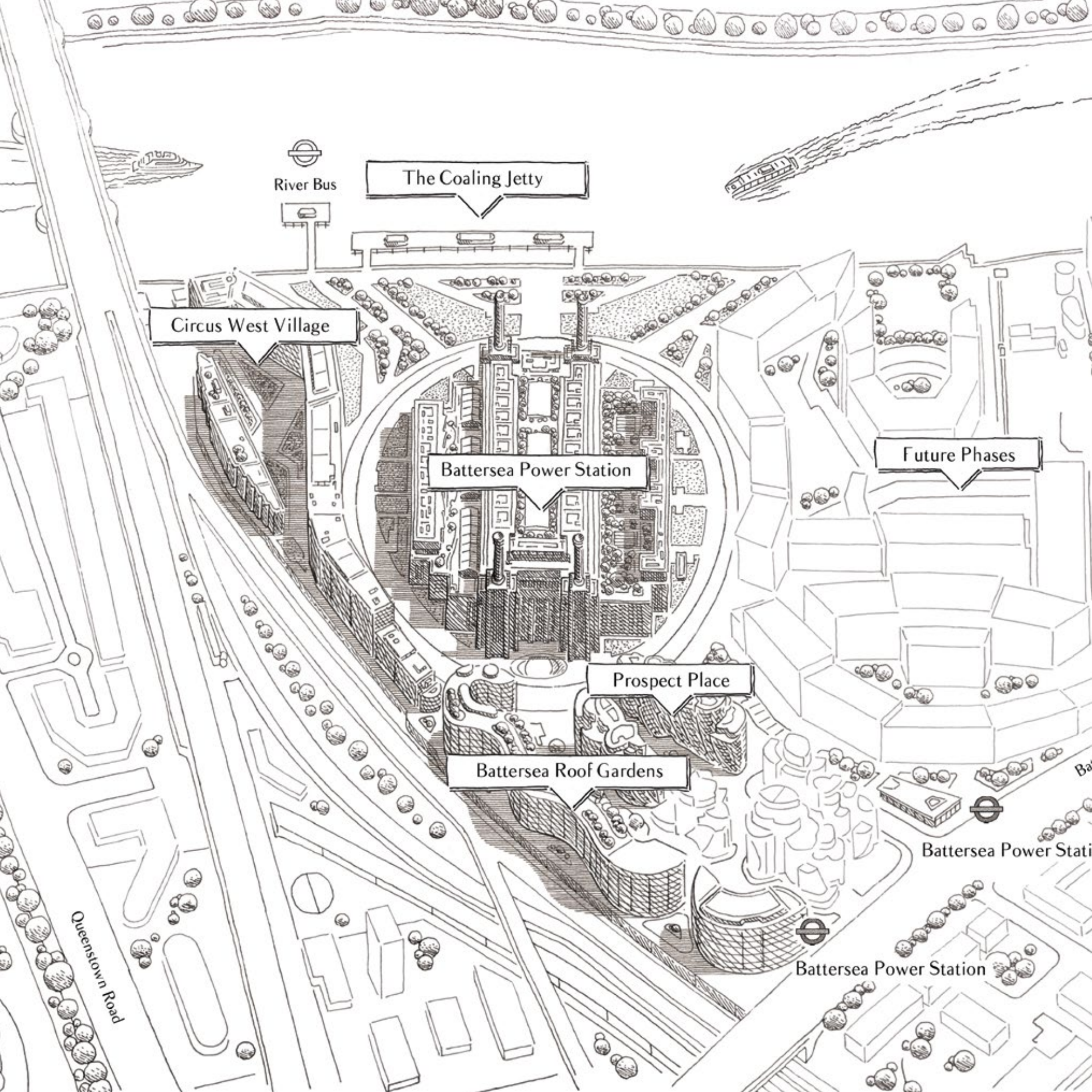
## RIVERSIDE AND PARKS

To quote John Burns, the River Thames is 'liquid history', flowing at the feet of London's most vibrant and energetic regeneration project. Battersea Power Station's riverside location sets it apart from other urban developments, with 450 metres of river frontage providing an everchanging backdrop to this majestic building.



A short walk along the banks of the Thames is one of London's largest and most popular green spaces, the magnificent 200-acre Battersea Park with its gentle tree-lined walkways, open grasslands, bandstands, lakes and all-weather outdoor sporting facilities.



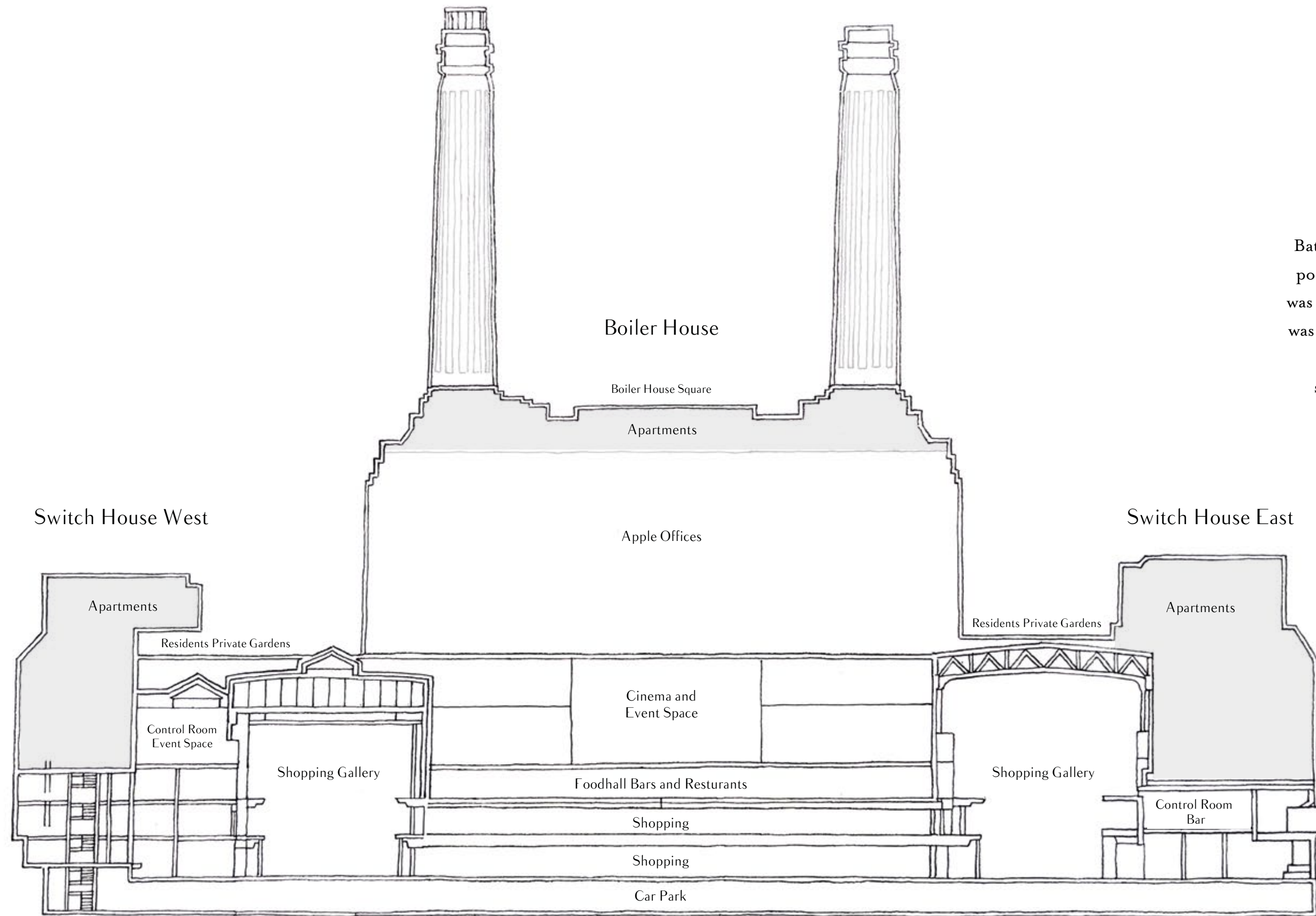


The iconic Grade II\* listed building and surrounding area are being transformed into one of the most exciting and innovative neighbourhoods in the world – a place for locals, visitors and residents to enjoy an eclectic mix of independent restaurants, shops, parks and cultural spaces.

The 42 acres of the Battersea Power Station estate includes 19 acres of open and green space, including our very own six acre Power Station Park, so residents need not go far to enjoy the great outdoors. The striking range of architectural styles gives each building its own identity, where old and new stand side by side in harmony. Thoughtful and considered design makes this an extraordinary place to call home, creating a new vibrant and friendly community.



THE POWER STATION'S SWITCH HOUSE WEST ENTRANCE



Battersea Power Station was constructed in two eras; pre and post WWII. The western half, which houses Turbine Hall A, was constructed between 1929 and 1935, while the eastern half was built between 1937 and 1955. The sympathetic restoration of this landmark, once known as the Temple of Power, showcases its evolution and distinct architectural styles.

A LIVING LONDON LANDMARK

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A P A R T M E N T S

Just 254 stunning homes will ever exist inside this iconic London landmark. Nestled in the carefully restored original facade are three neighbourhoods: Switch House West, Switch House East, and right at the top, Boiler House Square sitting between the famous chimneys. Every apartment has been designed to create spacious and elegant interiors that are truly unique.





OUR STORY CONTINUES





RIVER FACING 3-BEDROOM APARTMENT

A LIVING LONDON LANDMARK



It's rare to find two identical apartments divided as they are between those that showcase the building's original Art Deco charm, featuring original brickwork and stunning black, steel-framed windows, and those that are newly created with a more modern aesthetic, fresh interiors, floor to ceiling windows and crisp finishes.

Whether you choose a studio, 1, 2, 3 or 4 bed apartment, all will have access to the extraordinary rooftop gardens, designed by award-winning Andy Sturgeon, that offer a unique perspective of the station's towering 51-metre chimneys.









OUR STORY CONTINUES





# A

## AMENITIES

From places to entertain, eat, drink, exercise, or simply unwind,  
life here has everything you need, right at your feet.

The beautifully designed private gardens and residents' lounges within  
the Power Station offer a choice of tranquil places in which to relax.





STATE-OF-THE-ART GYM AT THE SPRING

OUR STORY CONTINUES



PRIVATE DINING ROOM



RESIDENTS' PRIVATE SCREENING ROOM



SAUNA AT THE SPRING



RESIDENTS' LOUNGE



Experience the luxurious 1,500 sq ft health and fitness spa, complete with 20m swimming pool, steam room, sauna and jacuzzi, as well as the fully equipped gym and treatment rooms. Our 5,000 sq ft private residents' club boasts a bar, dining rooms, cinema and library for you to enjoy.

A LIVING LONDON LANDMARK



RESIDENTS' LOUNGE



TREATMENT ROOM AT THE SPRING



RESIDENTS' LOUNGE



RESIDENTS' LOUNGE



RESIDENTS' SWIMMING POOL AT THE SPRING

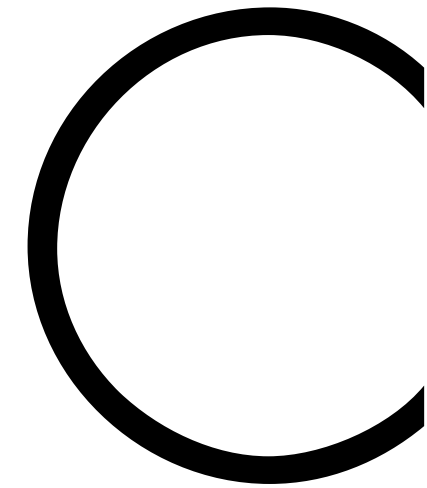


RESIDENTS' PRIVATE MEETING ROOM



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## CONCIERGE

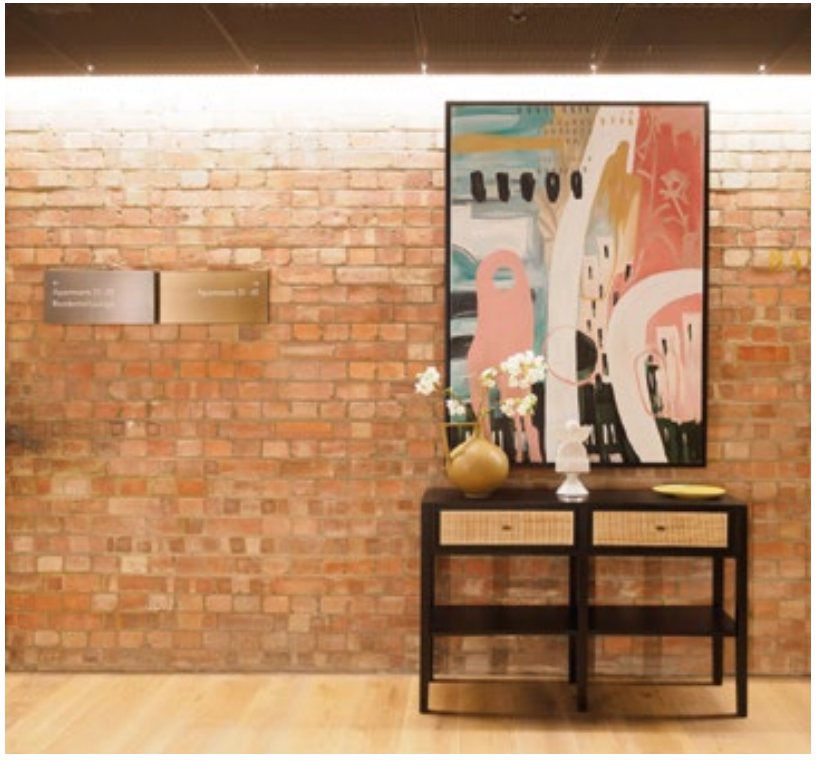
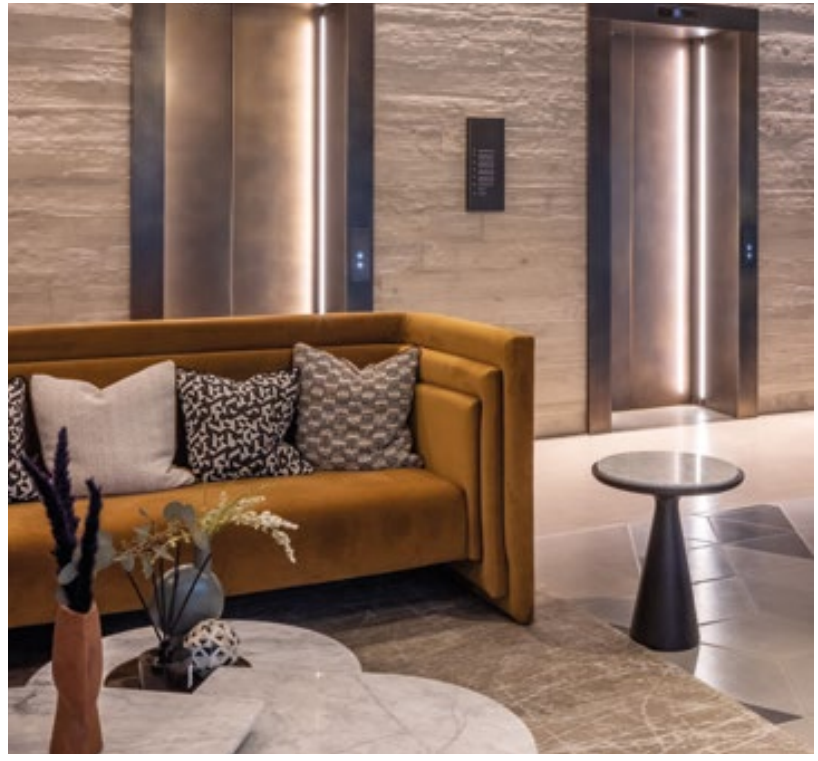
Our experienced concierge team are on hand 24 hours a day, seven days a week, providing best-in-class customer service and assistance to cater for every need.

Arranging restaurant reservations or theatre tickets, organising dry cleaning and signing for packages are just a few of the simple things the concierge are happy to help you with. They are there to save you time, as well as being a friendly face to welcome you at every hour of the day.





OUR STORY CONTINUES



A LIVING LONDON LANDMARK

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V

OUR VILLAGE

For the lovers-of-living, Battersea Power Station has it all to enjoy. A place with scale, drama, and an inspirational regeneration story that has become a new thriving destination for London.



ONE OF THE MANY RIVERSIDE BARS AND RESTAURANTS ON YOUR DOORSTEP



RESIDENTS WILL ENJOY A UNIQUE, YEAR-ROUND PROGRAMME OF EVENTS SUCH AS THE LIGHT FESTIVAL

## OUR STORY CONTINUES



RIVERSIDE DINING AT YOUR LOCAL ITALIAN



THE BUSTLING ARCHES LANE



INDEPENDENT SHOPS AND BOUTIQUES



ARTISAN COFFEE SHOPS



YOUR FRIENDLY GENERAL STORE



ALFRESCO DINING AT NO.29 POWER STATION WEST



EXPLORE THE COALING JETTY



MEDITERRANEAN INSPIRED MENUS AT MEGAN'S

The mix of unusual and independent shops, salons, riverside dining spots, along with the innovative cinema, entertainment and wellness centres, has created an intriguing intimacy in a place one can also call home.

Those who live here benefit from the luxury of having everything they need right at their feet, all in a genuine community, where neighbours, shopkeepers and customers know and greet each other.

# S

## SHOPPING

The grandeur of the Turbine Halls inside the Power Station, with the original fabric and finishes restored to their former glory, is the setting for an extraordinary new retail destination. Three levels of restaurants, shops and event spaces make shopping a highlight of this new London quarter.

This is a place where globally renowned brands and world-leading technology businesses mingle with independent boutiques, where local artisans work alongside entrepreneurs and innovators, inspiring creativity and new opportunities in this irresistible and continually evolving community.





CGI OF TURBINE HALL B

OUR STORY CONTINUES



CGI OF LONDON'S NEW SHOPPING DESTINATION



## GETTING AROUND

Step out of your front door and choose your favourite way to travel.

Only 15 minutes from Sloane Square and Chelsea on foot and with our own Zone 1 underground station, Battersea Power Station is a well connected London location. Battersea Park and Queenstown Road stations are close by, offering rail links into Victoria and Waterloo within five minutes, and once complete, Crossrail will be accessible within 15 minutes. The Uber Boat by Thames Clippers river bus offers a new perspective for exploring the capital or a more leisurely commute to work. When it comes to exploring the globe, Heathrow and Gatwick airports are both within easy reach by road and rail.

### UNDERGROUND



THE NEW ZONE 1 UNDERGROUND STATION ON THE NORTHERN LINE ALLOWS FOR FAST AND EASY ACCESS TO THE MOST POPULAR PARTS OF LONDON INCLUDING THE WEST END, CENTRAL LONDON, AND THE CITY IN 10-12 MINUTES.

### UBER BOAT



THE UBER BOAT BY THAMES CLIPPERS RIVER BUS OFFERS A NEW PERSPECTIVE FOR EXPLORING THE CAPITAL OR A MORE LEISURELY COMMUTE TO WORK.

### AIRPORTS



44 MINS TO GATWICK AIRPORT  
52 MINS TO HEATHROW AIRPORT  
55 MINS TO LONDON CITY AIRPORT  
1H 25 MINS TO STANSTED AIRPORT  
1H 30 MINS TO LUTON AIRPORT

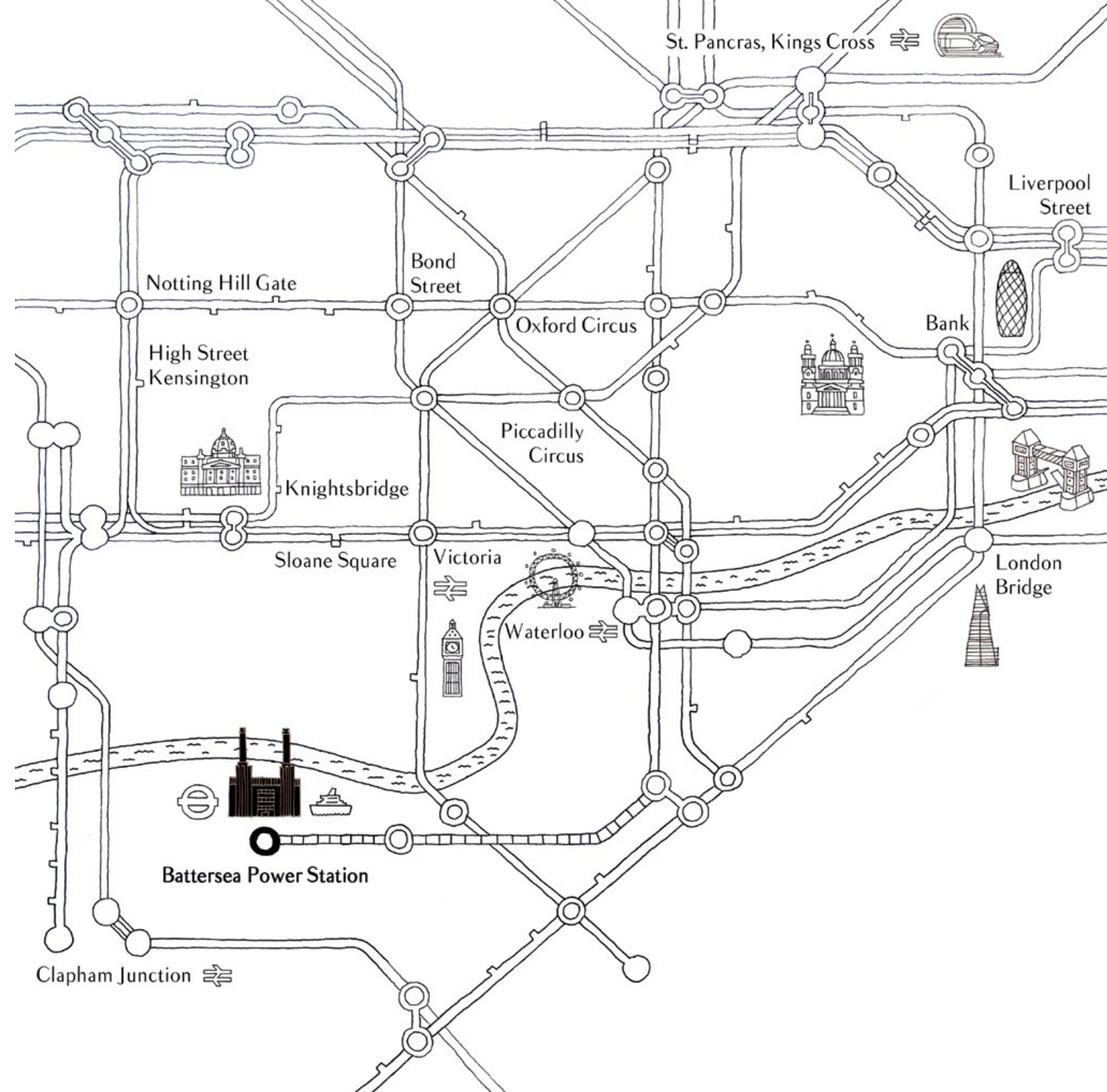
### CROSSRAIL



CROSSRAIL WILL BE ACCESSIBLE VIA TOTTENHAM COURT ROAD STATION, WHICH CAN BE REACHED IN UNDER 15 MINUTES ON THE NORTHERN LINE. PASSENGERS CAN THEN DIRECTLY ACCESS BOTH HEATHROW TO THE WEST IN 45 MINUTES, AND CANARY WHARF TO THE EAST.



A LIVING LONDON LANDMARK



# D

## DESIGN

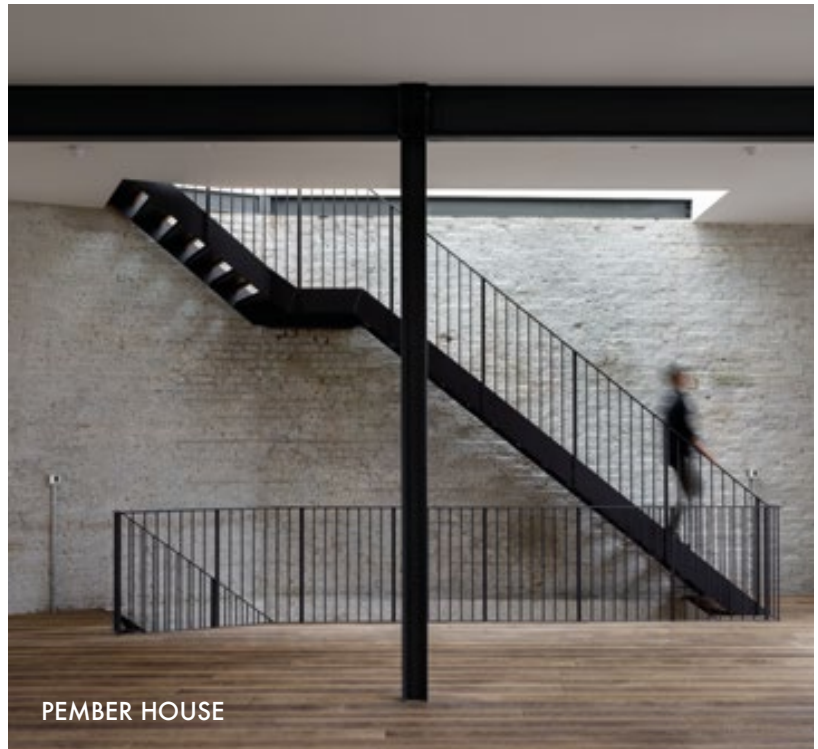
The majestic architecture of one of Europe's largest brick buildings is a unique place to live. The residential interiors in the Power Station have been designed by Michaelis Boyd Associates, a practice famed for their elegant, timeless aesthetic.

As innovative as the building itself, these flexible, beautiful spaces are the ideal base from which to enjoy life. Monumental and dramatic, Battersea Power Station continues to inspire, drawing people into its impressive aura, an outstanding example of how brilliant design stimulates, encourages and motivates generations.





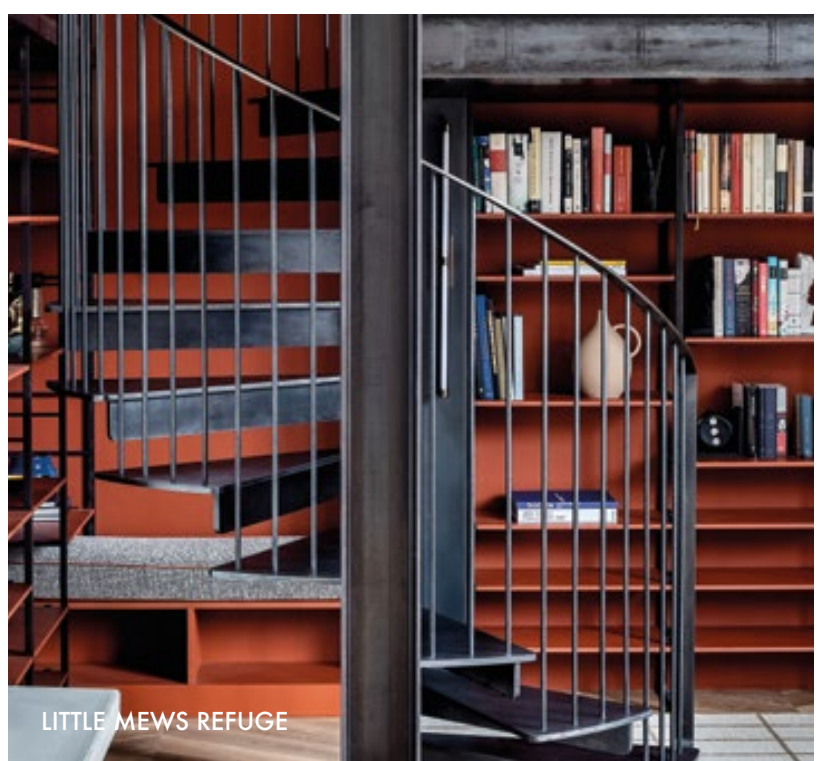
OUR STORY CONTINUES



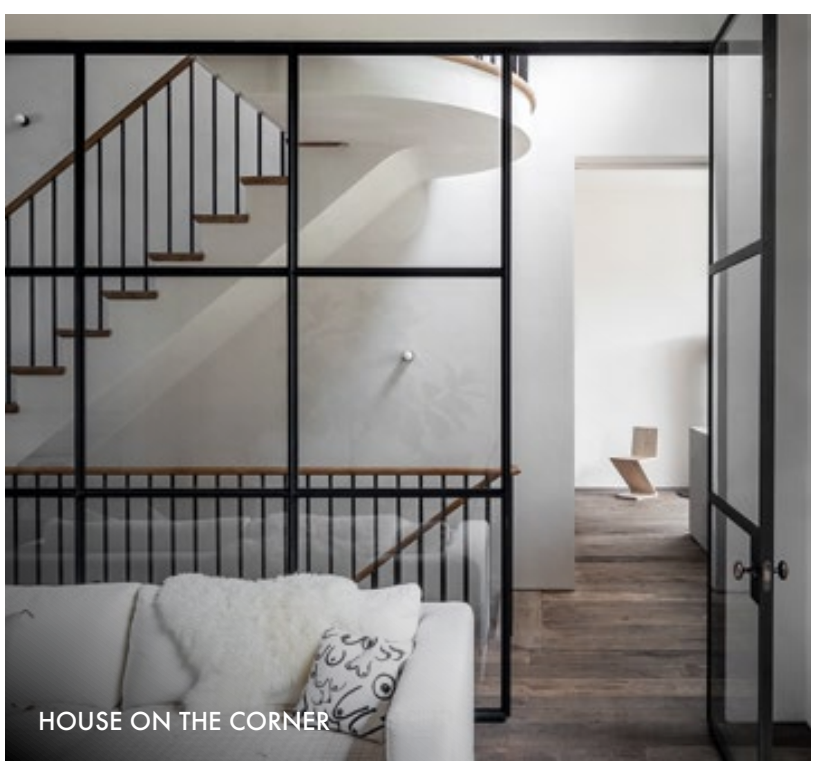
PEMBER HOUSE



SOHO HOUSE BERLIN

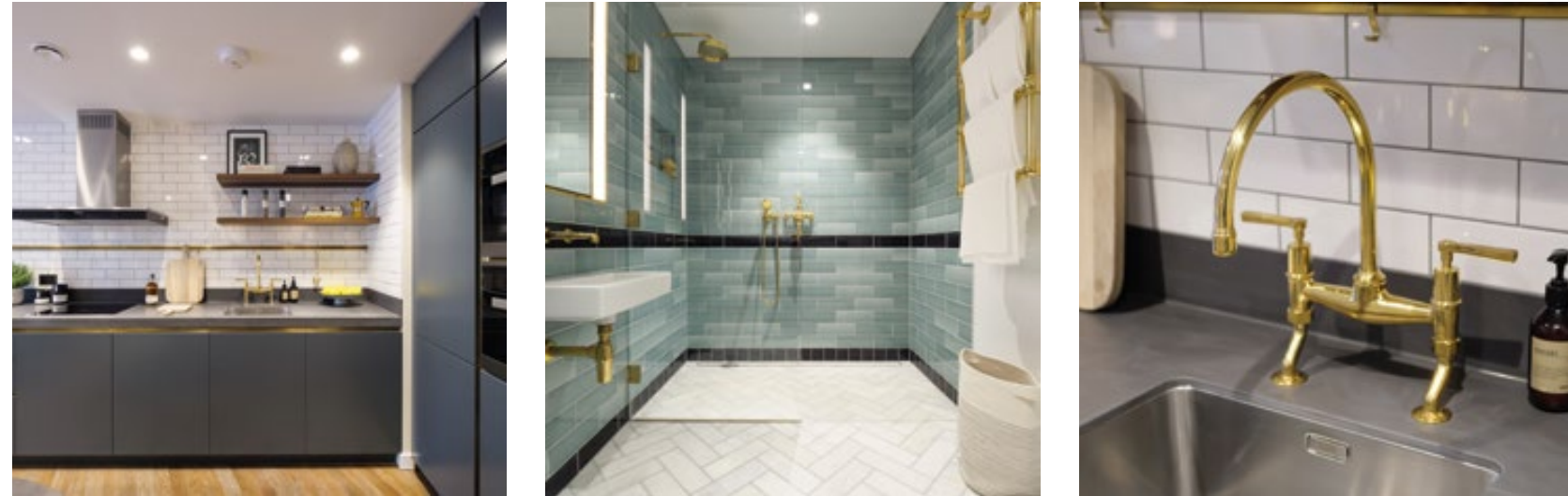


LITTLE MEWS REFUGE



HOUSE ON THE CORNER

## HERITAGE '33



The Heritage '33 palette takes inspiration from the classically elegant styling and evocative luxury of the Art Deco period in the 1930s, drawing on details from Control Room A and the Directors' staircase featured in the Academy award winning film *The King's Speech*.

### **KITCHEN**

The kitchens are bespoke elements within the apartments, custom designed with a range of layouts to suit each apartment. They are the focus of each home, defining the open-plan living spaces.

**CABINERY**  
Matte grey finish, with brass inlay detailing

**WORKTOPS**  
Custom Corian worktop

**SPLASHBACK**  
Glazed tiled splashback with brick bonded pattern

**TAP**  
Un-lacquered brass classic heritage-style tap

**LIGHTING**  
LED downlighting with pendant provision in selected areas

### **APPLIANCES**

**OVEN** Miele electric oven or similar

**COMBINATION OVEN AND MICROWAVE IN STUDIOS**  
Miele or similar

**MICROWAVE**  
Miele or similar

**DISHWASHER**  
Miele or similar

**FRIDGE/FREEZER**  
Integrated

**HOB**  
Miele induction hob or similar

**WASHER/ DRYER**

### **BATHROOMS**

The bathrooms are designed to showcase the rich history and features of the Power Station, with luxurious and period detailing.

### **MASTER BATHROOM (1 BEDROOM+)**

**BRASSWARE**  
Heritage-style un-lacquered brass fittings

**SHOWERS**  
Frameless glass screen with hinges or fixed glass screen with un-lacquered brass frame

**FLOORING**  
Honed herringbone marble tile floor

**WALLS**  
Specialist waterproof plaster finish and feature glazed tiled wall behind bath

**BASIN**  
Surface-mounted basin on Corian shelf or wall-hung

**BATH**  
Free-standing copper bath to selected apartments (where shown on floor plan)

**CABINERY**  
Built-in vanity unit, with mirrored front and shaver socket

**ADDITIONAL FEATURES**  
Heated heritage-style towel rail  
Feature lighting

### **STUDIO AND ADDITIONAL BATHROOMS**

**BRASSWARE**  
Heritage-style classic un-lacquered brass fittings

### **SHOWERS**

Frameless glass screen with hinges or fixed glass screen with un-lacquered brass

**FLOORING**  
Honed herringbone marble tile floor

**WALLS**  
Heritage-style glazed tiled wall

**BASIN**  
Wall-hung basin

**CABINERY**  
Built-in vanity unit with mirrored front and shaver socket

**ADDITIONAL FEATURES**  
– Heated heritage-style ball-jointed towel rail  
– Feature lighting

### **CLOAKROOM**

**BRASSWARE**  
Heritage-style classic un-lacquered brass fittings

**FLOORING**  
Honed herringbone marble tile floor

**WALLS**  
Heritage-style glazed tiled wall detail

**BASIN**  
Wall-hung basin

**ADDITIONAL**  
Inset mirror  
Unheated heritage-style ball-jointed towel rail  
Feature lighting

### **FITTINGS AND FURNISHINGS**

**WARDROBES**  
Custom bespoke joinery with contrast

internal body and spray lacquer doors

**STUDIO FURNITURE/ JOINERY**  
Each studio will feature a joinery room divider

### **INTERNAL ACCESS, WALLS, DOORS AND FLOORS**

**PARTITION WALLS**  
Acoustically treated, sound-proofed walls between apartments  
Emulsion paint to plasterboard surfaces

**ENTRANCE DOORS**  
Oversized entrance door

**STAIRCASE**  
Bespoke staircase

**LIVING/DINING/KITCHEN**  
Rustic dark oak chevron flooring to living, dining, circulation and kitchen areas

**BATHROOM FLOORING**  
Bespoke honed marble tiling

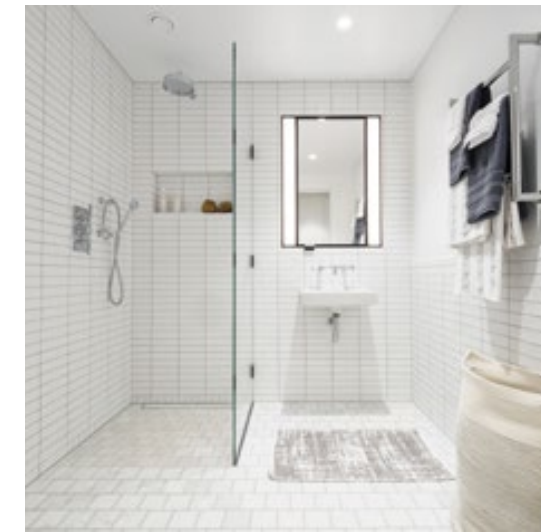
### **ADDITIONAL FEATURES IN SELECTED APARTMENTS**

Crittall-style dividing screens to studios/living areas  
Laundry rooms with utility sink

### **KITCHENS**

Island units or breakfast bars  
Five-ring hob in larger apartments  
Wine cooler in selected apartments

## HERITAGE '47



The Heritage '47 palette is inspired by the distinctly more contemporary design of the second Turbine Hall and Control Room B, famous for its appearance in the original Dr Who series.

### **KITCHEN**

The kitchens are bespoke elements within the apartments, custom designed with a range of layouts to suit each apartment. They are the focus of each home, defining the open plan living space.

**CABINERY**  
Matte white finish, with non-anodized aluminium inlay detailing

**WORKTOPS**  
Custom light Corian worktop

**SPLASHBACK**  
Glazed tiled splashback with brick bonded pattern

**TAP**  
Chrome contemporary tap

**LIGHTING**  
LED downlighting with pendant provision in selected areas

### **APPLIANCES**

**OVEN**  
Miele electric oven or similar

**COMBINATION OVEN AND MICROWAVE IN STUDIOS**  
Miele electric oven or similar

**MICROWAVE**  
Miele or similar

**DISHWASHER**  
Miele or similar

**FRIDGE/FREEZER**  
Integrated

**HOB**  
Miele induction hob or similar

**WASHER/ DRYER**

### **BATHROOMS**

The look of the bathrooms builds on the heritage of the Power Station, with clean contemporary detailing.

### **MASTER BATHROOM (1 BEDROOM+)**

**BRASSWARE**  
Chrome contemporary fittings

**SHOWERS**  
Frameless glass screen with hinges or fixed glass screen with antique black frame

**FLOORING**  
Brick bond honed marble tile floor

**WALLS**  
Specialist waterproof plaster finish and feature glazed tiled wall behind bath

**BASIN**  
Surface-mounted contemporary basins on Corian shelf or wall-hung

**BATH**  
Free-standing designer bath to selected apartments (where shown on floorplan)

**CABINERY**  
Built-in vanity unit with mirrored front and shaver socket

**ADDITIONAL FEATURES**  
Heated chrome towel rail  
Feature lighting

### **STUDIO AND ADDITIONAL BATHROOMS**

**BRASSWARE**  
Chrome contemporary fittings

**SHOWERS**  
Frameless glass screen with hinges or fixed glass screen with antique black frame

### **FLOORING**

Brick bond honed marble tile floor

### **WALLS**

Stack bonded glazed tiled wall

### **BASIN**

Contemporary wall-hung basin

### **CABINERY**

Built-in vanity unit with mirrored front and shaver socket

### **ADDITIONAL FEATURES**

Heated chrome towel rail  
Feature lighting

### **CLOAKROOM**

**BRASSWARE**  
Chrome contemporary fittings

**FLOORING**  
Brick bond honed marble tile floor

**WALLS**  
Heritage-style glazed tiled wall detail

**BASIN**  
Wall-hung basin

**ADDITIONAL**  
Inset mirror  
Unheated chrome towel rail  
Feature lighting

### **FITTINGS AND FURNISHINGS**

**WARDROBES**  
Custom bespoke joinery with coloured internal body and spray lacquer doors

**STUDIO FURNITURE/JOINERY**  
Studios will feature a bespoke joinery room divider (where shown on floorplan)

### **INTERNAL ACCESS, WALLS, DOORS AND FLOORS**

**PARTITION WALLS**  
Acoustically treated, sound-proofed walls between apartments  
Emulsion paint to plasterboard surfaces

**ENTRANCE DOORS**  
Oversized entrance door

**STAIRCASE**  
Bespoke staircase (where shown on floorplan)

**LIVING/DINING/KITCHEN**  
Pale oak chevron flooring to living, dining, circulation and kitchen areas

**BATHROOM FLOORING**  
Bespoke honed marble tiling

### **ADDITIONAL FEATURES IN SELECTED APARTMENTS**

Crittall-style dividing screens to studies/living areas  
Laundry rooms with utility sink

### **KITCHENS**

Island units or breakfast bars  
Five-ring hob in larger apartments  
Wine cooler in selected apartments

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## INNOVATORS

International, world-famous designers have created Battersea Power Station from inception to today. This is a place that has been created to serve a growing London and fuel the imagination. A masterpiece which continues to energise the city, a magical place where something new, different, and interesting is always happening.



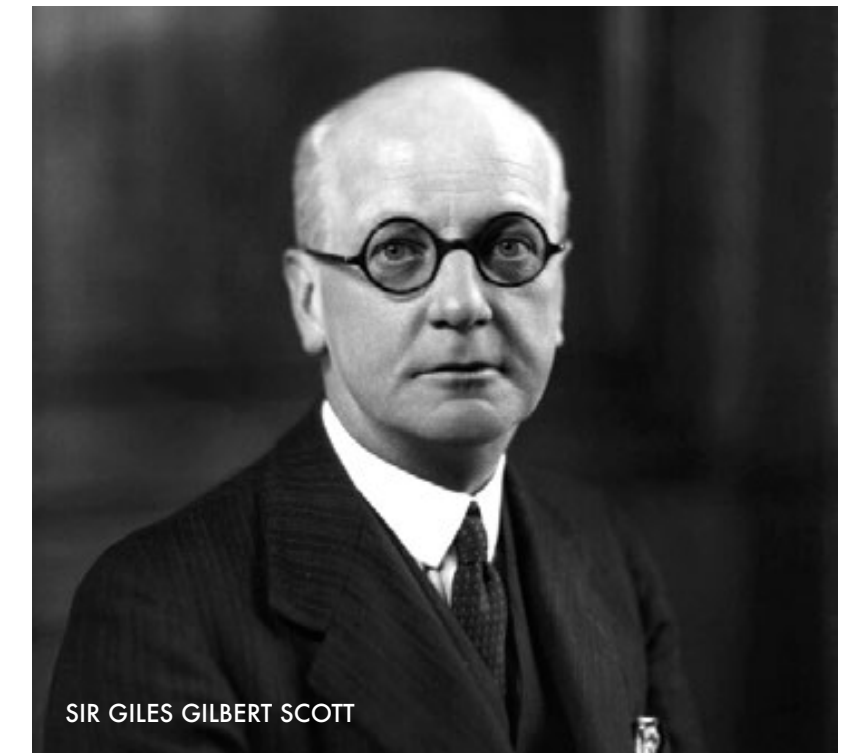
ST PANCRAS STATION



ICONIC RED TELEPHONE BOX



THE TATE MODERN



SIR GILES GILBERT SCOTT

## PLACEMAKERS

Battersea Power Station is being redeveloped by an international consortium with a proven track record. The project is driven by backing from Malaysia's most well respected and successful property development and investment businesses, S P Setia Berhad, Sime Darby Property, The Employees Provident Fund and Permodalan Nasional Berhad.

### **DEVELOPMENT MANAGER**

The development is being managed by UK-based Battersea Power Station Development Company (BPSDC). The team of leading professionals at BPSDC bring a huge amount of knowledge to the scheme, together with experience of delivering largescale developments both in London and around the world.

The creation of a multi-functional, mixed-use place that will become an exemplar project in London is the key objective. This unique UK/Malaysian partnership brings with it the financial strength, expertise and commitment necessary to deliver what is one of London's most important and iconic development projects that will set new standards for development in the capital.

### **SP SETIA BERHAD**

Since its incorporation in 1974, S P Setia has been a household name in the property development industry. The Group is recognised as one of Malaysia's leading listed real estate players, with a portfolio that encompasses townships, ecosanctuaries, luxury enclaves, high-rise residences, and commercial and retail developments.

S P Setia is the only Malaysian developer to have received 11 FIABCI World Gold Prix d'Excellence Awards by the International Real Estate Federation (FIABCI) and 11 FIABCI Malaysia Property Awards.

In 2018, S P Setia was ranked No.1 in The Edge Malaysia Top Property Developers Awards for a record-breaking 11th time – the only developer to have achieved this feat since the inception of the awards.

The Group is well established in the three key economic centres of Malaysia – namely Klang Valley, Johor Bahru and Penang – and also has a project in Sabah. Its international reach now includes six countries: Vietnam, Australia, Singapore, China, the United Kingdom and Japan.

### **PERMODALAN NASIONAL BERHAD**

Permodalan Nasional Berhad (PNB) was established on 17 March 1978 as one of the instruments of the New Economic Policy (NEP) to re-engineer the economic imbalance in Malaysia and enhance Bumiputera economic participation via equity investments.

Through its various unit trust funds, PNB has enabled the sharing of corporate wealth with all Malaysians by delivering consistent, competitive returns over the years to its unit holders. Over the past four decades, PNB has grown to become one of Malaysia's largest fund management companies.

It has an investment portfolio that covers strategic investments in leading Malaysian corporates, global equity, private investments and real estate, including majority stakes in leading Malaysian

developers S P Setia Berhad and Sime Darby Property Berhad, which jointly own 80% equity in the wider Battersea Power Station development.

### **THE EMPLOYEES PROVIDENT FUND**

The Employees Provident Fund (EPF) is Malaysia's premier retirement savings fund, created to help its members achieve adequate savings for a comfortable retirement.

This is in line with EPF's vision to help members achieve a better future and its mission to safeguard members' savings and deliver excellent services. The fund has evolved significantly from transaction-centric to a professional fund management organisation with a strong focus on retirement security.

The EPF is guided by a robust and professional governance framework when making investment decisions. It continues to play a catalytic role in the nation's economic growth and seeks to cultivate a savings and investment culture among its members to improve the country's financial literacy level.

### **SIME DARBY PROPERTY**

Sime Darby Property is Malaysia's largest property developer in terms of land bank, with 20,374 acres of remaining developable land. On the back of a successful 46-year track record of

developing sustainable communities, Sime Darby Property has to date built 23 active developments, with a global reach that encompasses assets and operations across the Asia Pacific region and the United Kingdom.

Sime Darby Property is a multiple award-winning property group with numerous local and international accolades. It is the first Malaysian property developer to be awarded the International FIABCI Prix d'Excellence Awards twice – for its Subang Jaya and UEP Subang Jaya townships.

The company bagged its ninth consecutive Gold at the Putra Brand Awards 2018 and its sixth consecutive Top 10 Developers Awards at the BCI Asia 2015. Sime Darby Property has also been recognised as among the top developers in Malaysia in the annual The Edge Top Property Developers Awards, a recognition that the company has consistently received since 2009.



CGI OF BATTERSEA POWER STATION OVERLOOKING LONDON'S FAMOUS SKYLINE



## C O N T A C T U S

### L O N D O N





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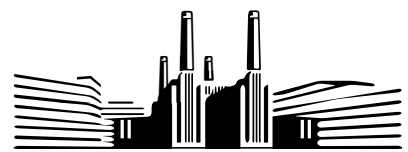
## V I S I T U S

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### M I S R E P R E S E N T A T I O N A C T

The information in this document is indicative and is intended to act as a guide only as to the finished product. Accordingly, due to Battersea Power Station's policy of continuous improvement, the finished product may vary from the information provided. These particulars should not be relied upon as statements of fact or representations and applicants must satisfy themselves by inspection or otherwise as to their correctness. This information does not constitute a contract or warranty. Battersea Power Station is a marketing name and will not necessarily form part of the approved postal address. Applicants are advised to contact Battersea Power Station to ascertain the availability of any particular property. All computer generated images and lifestyle photography are indicative only.



BATTERSEA  
POWER STATION