

VIRIDIUM



Hampstead NW3

—
London





"... the embodiment of the ideals of sustainability,
well-being and inner energy..."





THE DEVELOPMENT

Viridium is a cutting edge development that will provide brand new, bespoke, luxury apartments in the desirable Hampstead area of London. The apartments embody our principles of innovation, quality and design.

The eco-friendly construction methodology has been shown to provide numerous environmental health benefits making this a sustainable and responsible building which through its ethos promotes wellness.

The fixtures, materials and finishes are contemporary, luxurious and sympathetic to the surroundings providing elegant living spaces. As experts in luxury residential developments, we appreciate the practical needs of modern life thus storage, security and privacy have been carefully considered and incorporated.

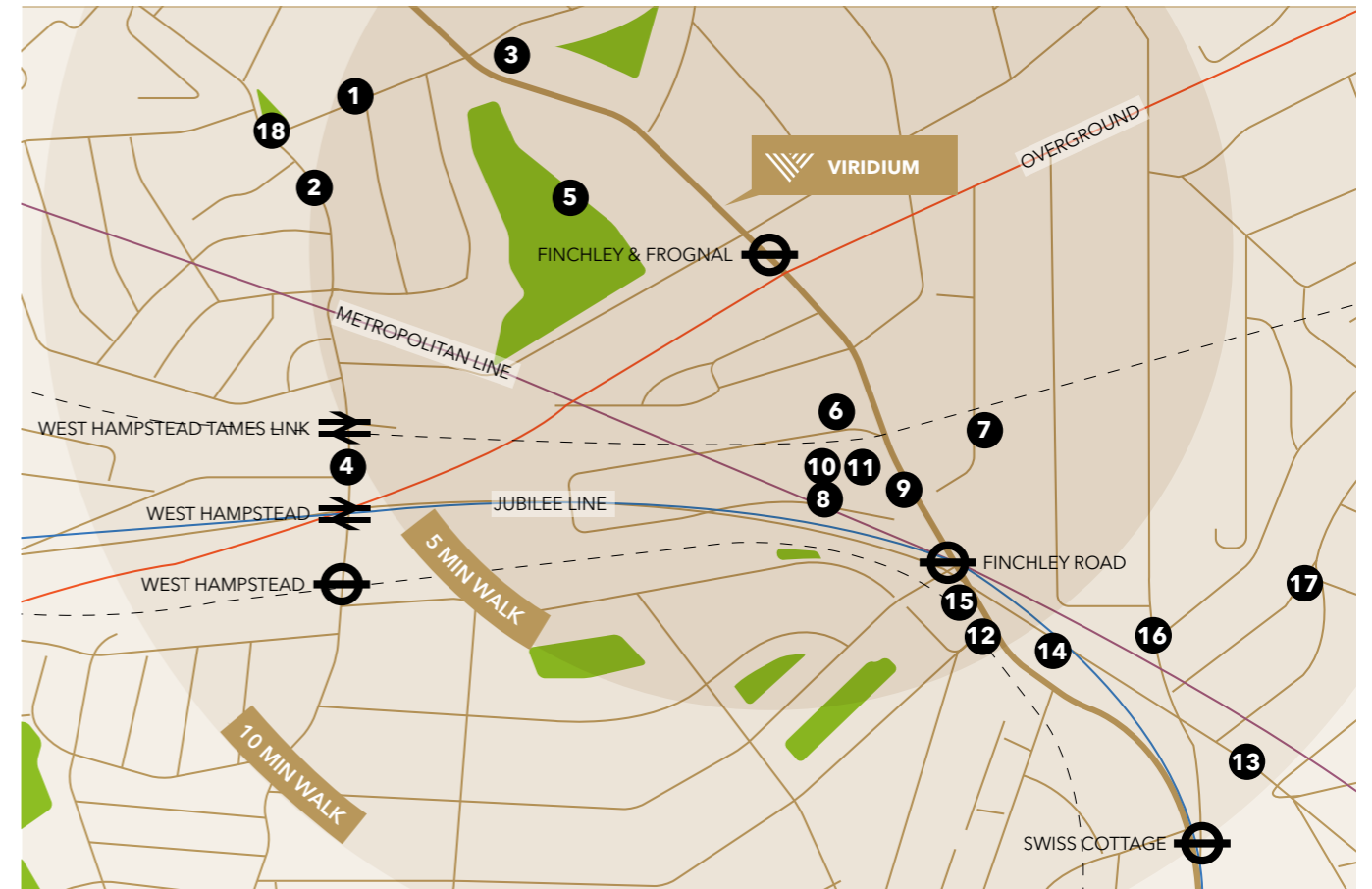


SOCIETY IS NOT ONLY DEFINED
BY WHAT IT CREATES, BUT BY
WHAT IT LEAVES BEHIND



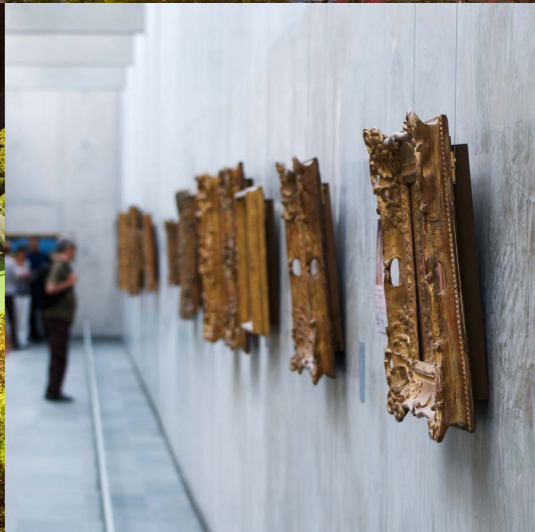
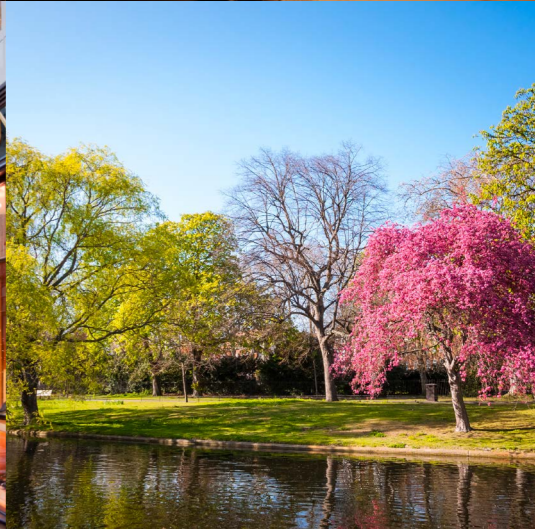
LONDON CALLING

1_Hampstead Heath	10_V&A Museum
2_Kenwood	11_Science Museum
3_Primrose Hill	12_British Museum
4_Regents Park	13_Buckingham Palace
5_Portobello Market	14_Green Park
6_Selfridges & Co	15_Hyde Park
7_Harrods	16_Kensington Gardens
8_Bond Street	17_London Eye
9_Claridge's	18_Trafalgar Square



1_Hana Restaurant	10_02 Centre
2_Black Lion Gastro Pub	11_Virgin Active
3_Ko Sushi & Noodle	12_Waitrose
4_Ladudu Restaurant	13_Hampstead Theatre
5_Cumberland Lawn Tennis Club	14_Holy Trinity Primary
6_Vue Cinema	15_Waitrose Cookery School
7_Freud Museum	16_South Hampstead High
8_Sainsburys	17_The Hall School (Primary)
9_Habitat	18_West End Green

LUXURY LONDON LIVING





INDICATIVE SPECIFICATION

General

- Wood flooring to living areas
- Carpeted bedrooms
- Fitted wardrobes to master bedrooms
- Oak doors to all rooms
- Chrome door handles and furniture
- Underfloor heating throughout
- High efficiency downlighting throughout
- Automated home heating and lighting system*
- Video/audio entry phone
- Pre-fitted telephones and satellite cabling
- High performance double glazed windows
- Lift to all floors
- Cycle stands
- BLP 10 year Building Warranty

Bathrooms

- Villeroy & Boch/Roca sanitaryware
- Crosswater chrome heated towel rails
- Crosswater chrome sinks and bath mixer taps
- Flush vanity mirrors
- Under sink vanity units
- European Heritage tiling to floors and wet areas

Options

- Bespoke interior design service available*

*Additional fees apply





Kitchen

Contemporary bespoke designer Poggenpohl kitchens

- Handleless units with aluminium profiles
- Tipon touch drawer mechanisms
- Quartz worktops
- Island units with breakfast bar*
- Glass splashbacks
- Siemens built in ovens and induction hobs
- Siemens integrated extractors
- Siemens fully integrated fridge/freezers
- Siemens fully integrated dishwashers
- Siemens fully integrated washer/dryers
- Undermount wine coolers
- Chrome mixer taps
- Large stainless steel sinks

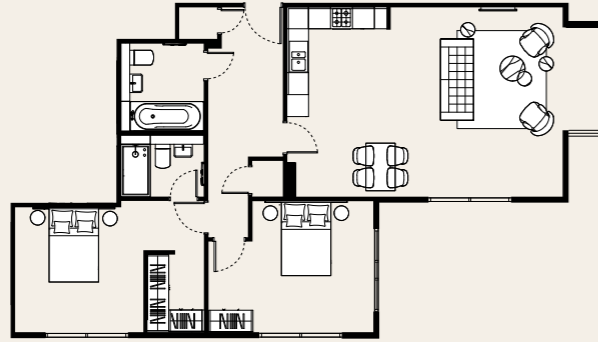
*Apartments 3, 4 and 11



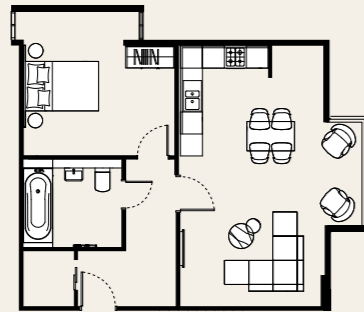


ENTRANCE

Apartment 01



Apartment 02



ENTRANCE

APARTMENT 01

2 Bedrooms 93m²/1001sqft

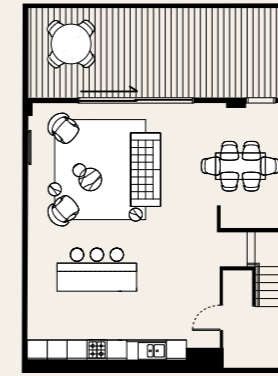
APARTMENT 02

1 Bedroom 58.5m²/629sqft

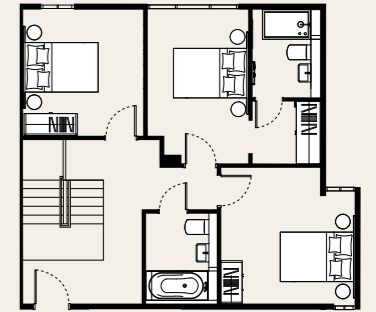
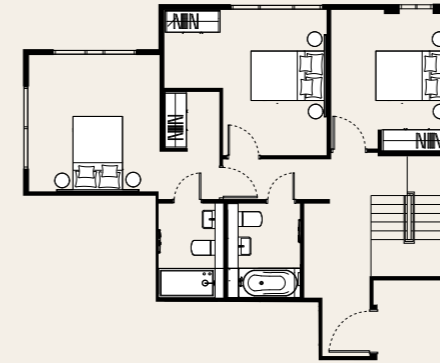
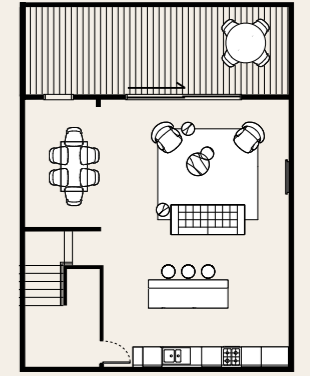


DUPLEX

Apartment 03



Apartment 04



DUPLEX

APARTMENT 03

3 Bedrooms 125.5m²/1350sqft

Terrace 21m²/226sqft

APARTMENT 04

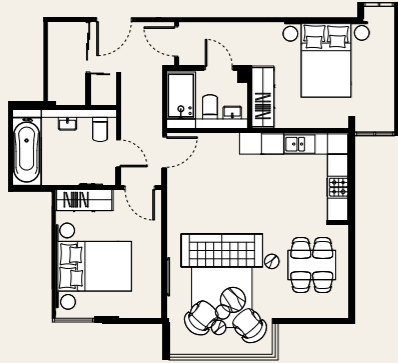
3 Bedrooms 117.5m²/1264sqft

Terrace 21m²/226sqft

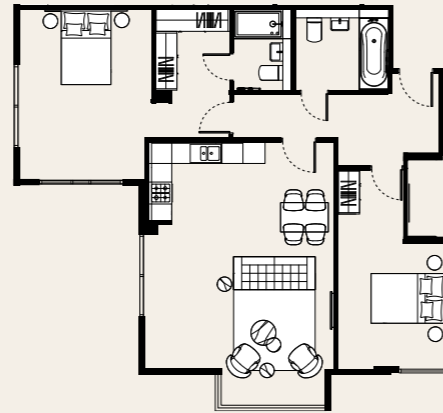


FIRST FLOOR

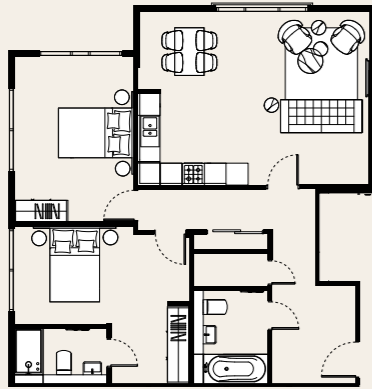
Apartment 05



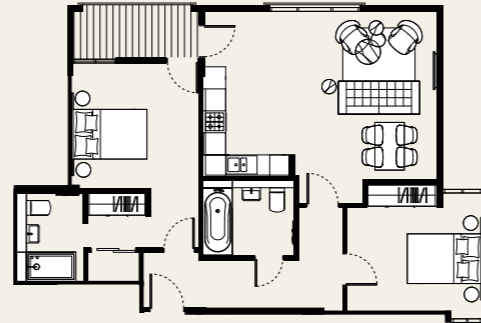
Apartment 06



Apartment 07



Apartment 08



FIRST FLOOR

APARTMENT 05

2 Bedrooms 68.5m²/737sqft

APARTMENT 06

2 Bedrooms 84.5m²/909sqft

APARTMENT 07

2 Bedrooms 82.5m²/888sqft

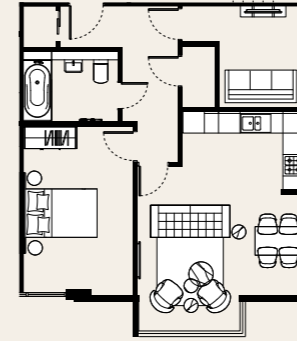
APARTMENT 08

2 Bedrooms 73.5m²/791sqft
Terrace 4.1m²/44sqft

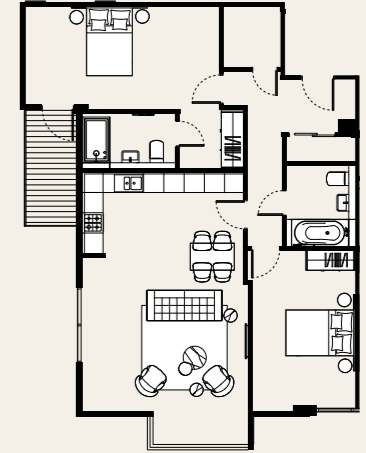


SECOND FLOOR

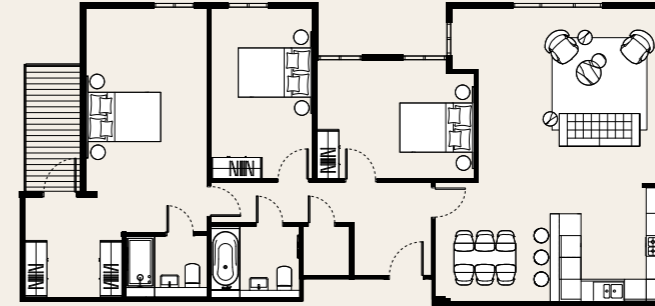
Apartment 09



Apartment 10



Apartment 11



SECOND FLOOR

APARTMENT 09

1 Bedroom 63.5m²/683sqft

APARTMENT 10

2 Bedrooms 92m²/990sqft
Terrace 4.8m²/52sqft

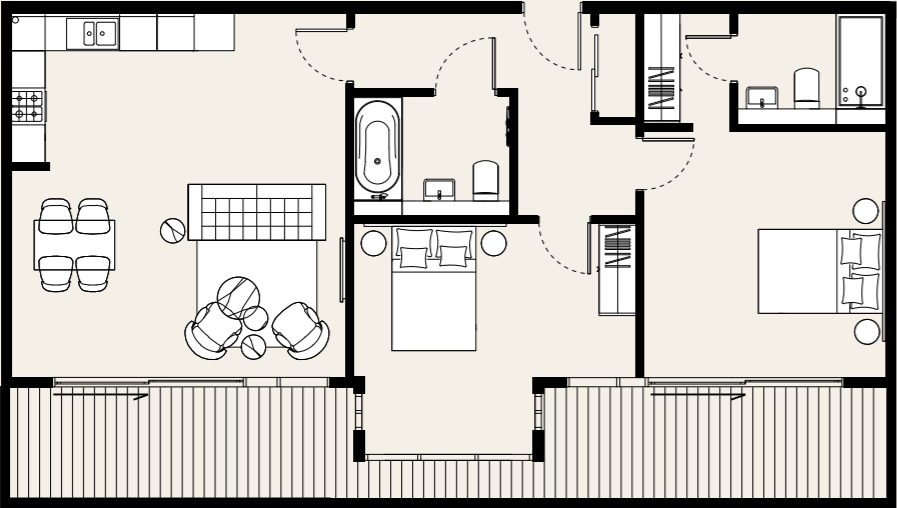
APARTMENT 11

3 Bedrooms 117.5m²/1264sqft
Terrace 4.8m²/52sqft



PENTHOUSE

Penthouse 01

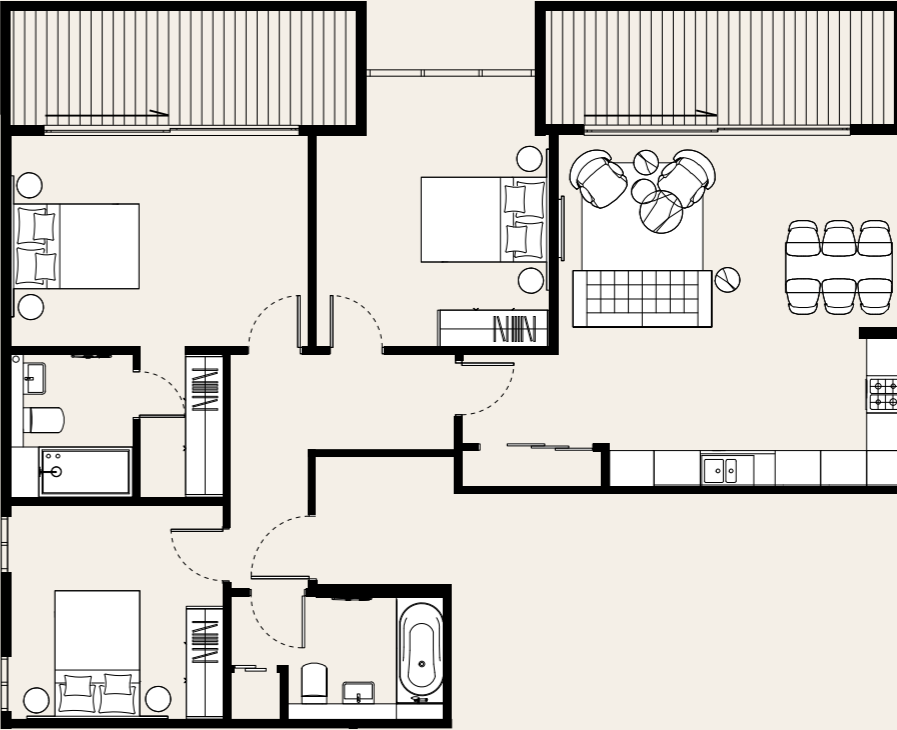


PENTHOUSE	
PENTHOUSE 01	
2 Bedrooms	77m2/829sqft
Terrace	20m2/215sqft



PENTHOUSE

Penthouse 02



PENTHOUSE	
PENTHOUSE 02	
3 Bedrooms	95.5m2/1028sqft
Lounge Terrace	8.5m2/91sqft
Bedroom Terrace	9.0m2/97sqft



ASHBURY & BLOOM

We are a premier property development company that focuses on providing luxury residential developments in London and the surrounding areas.

We were founded on the principles of quality and innovation and all of our developments embody these themes.

We recognise that choosing your home will be one of the most important decisions that you will ever make. That is why we strive to meet your every need and taste by ensuring that all of our projects and developments focus on beauty, quality, functionality, sustainability and efficiency.

Our reputation means everything to us and so you can rest assured that an Ashbury & Bloom home will be everything you wanted and more.

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web: ashburybloom.com

These details are intended to give a general indication of the proposed specification, layouts and development. The developer engages in continuous product development and reserves the right to alter any part of the development or specification at anytime as necessary and without notice. In certain circumstances that are out of our control it might be necessary to change some of the manufacturers or specifications listed above. Any changes, of a material nature, will be of similar quality and finish and will be communicated to purchasers. Maps are not to scale and show approximate locations only. All images including floorplans of the property contained in this brochure are not to scale and are for illustrative purposes only. Windows with horizontal lines the width of the panes indicate that these windows are fixed and do not open. These particulars should not be relied upon as accurately describing any of the specific matters described by any order under the Property Misdescriptions Act 1991. No responsibility is accepted by the developer for any errors or omissions and the above information and marketing material does not constitute or form part of any contract, or warranty. The dimensions given on plans are subject to variations and are not intended to be used for carpet sizes, appliance sizes or items of furniture.



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