

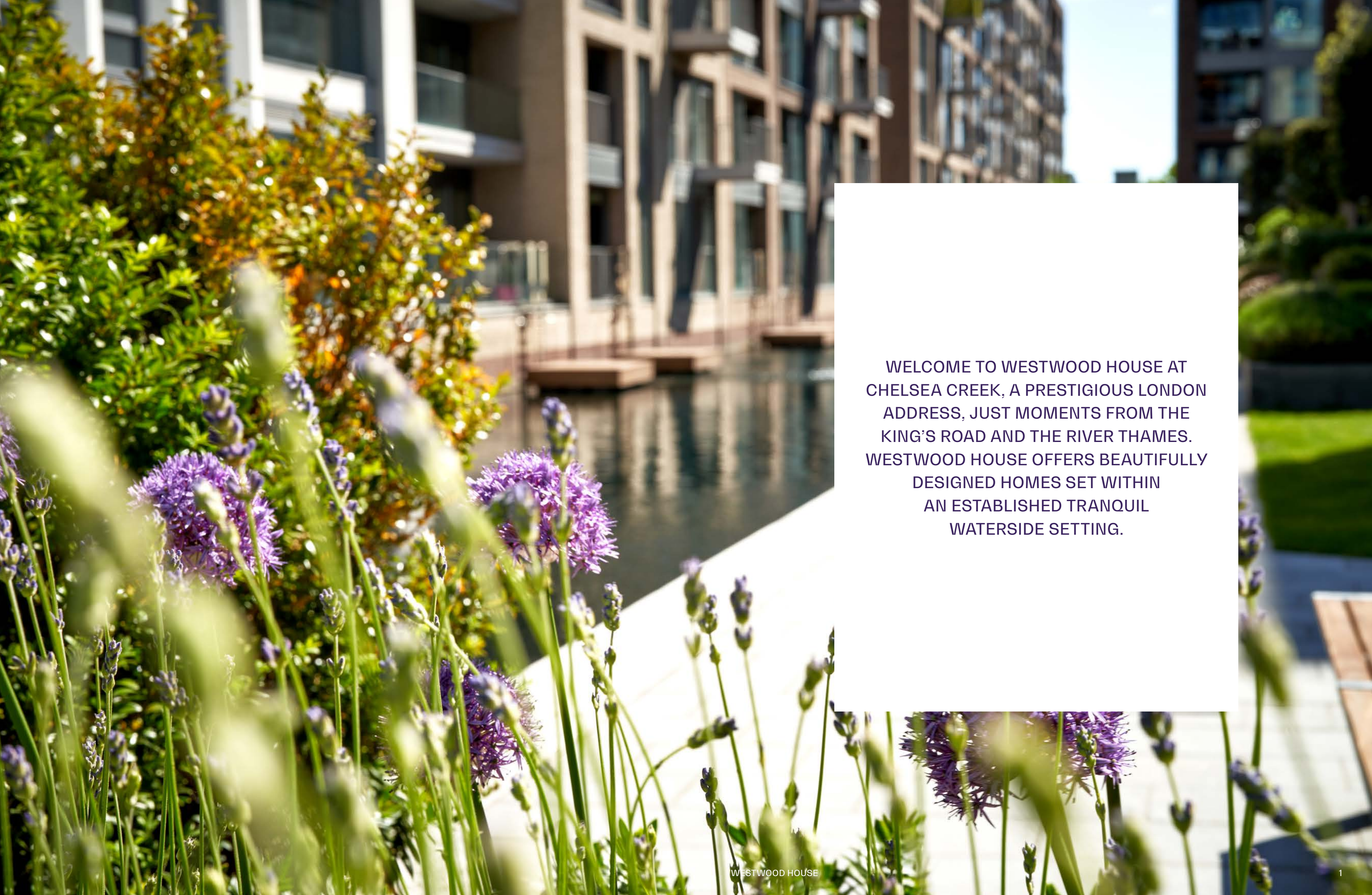
CHELSEA CREEK

THE
WESTWOOD
HOUSE
COLLECTION
CHELSEA



chelseacreek.co.uk





WELCOME TO WESTWOOD HOUSE AT
CHELSEA CREEK, A PRESTIGIOUS LONDON
ADDRESS, JUST MOMENTS FROM THE
KING'S ROAD AND THE RIVER THAMES.
WESTWOOD HOUSE OFFERS BEAUTIFULLY
DESIGNED HOMES SET WITHIN
AN ESTABLISHED TRANQUIL
WATERSIDE SETTING.



WELCOME TO
WESTWOOD HOUSE

Bright, contemporary apartments
that overlook restful canal waterways
and tree-lined promenades offer a
refreshingly distinctive urban lifestyle.



Computer Generated Image, indicative only

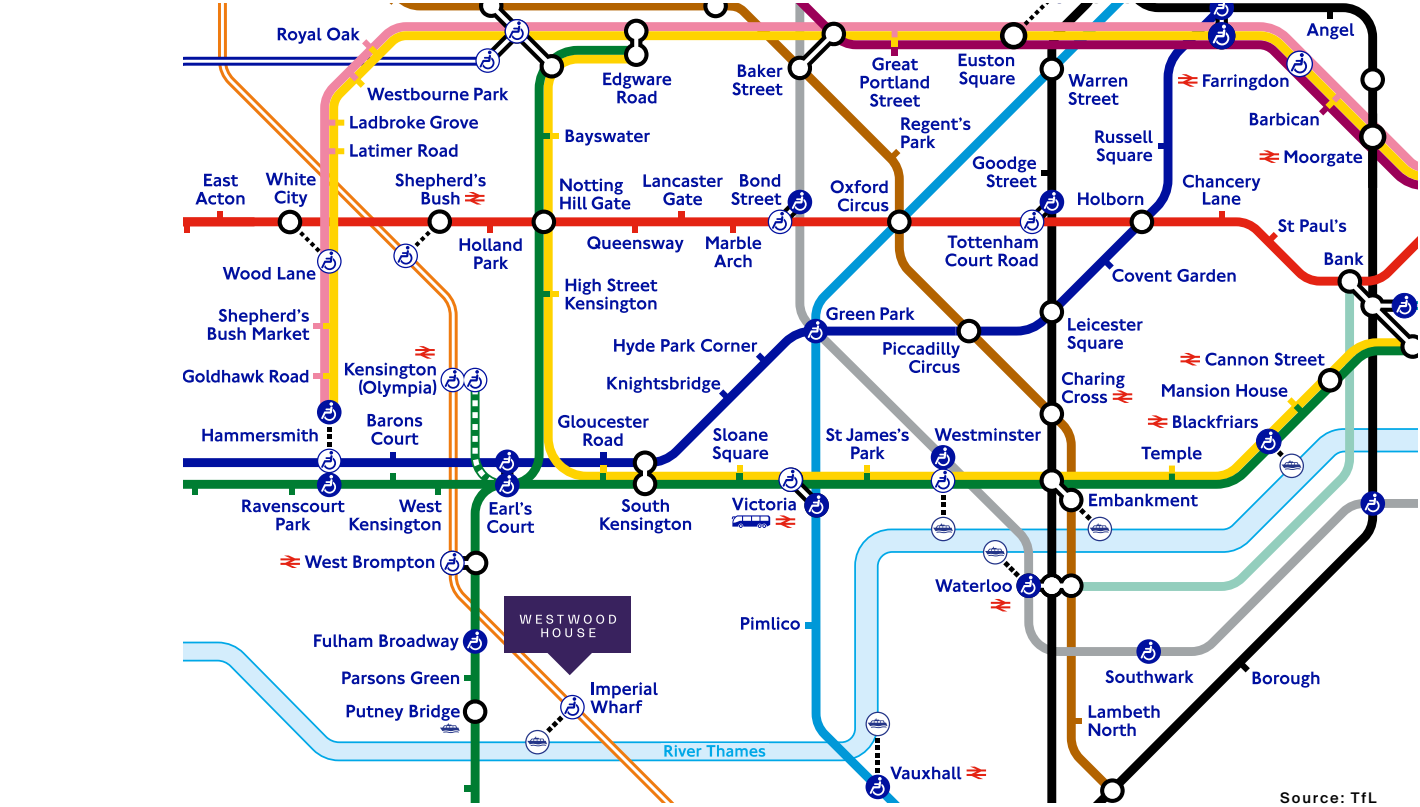
THE VISION

Chelsea Creek brings a characteristically European style of waterside living to Central London. Award-winning architectural practice Squire and Partners looked to the waterways of Amsterdam and Copenhagen for inspiration.



A serene waterside setting linking the River Thames from Imperial Wharf through to the neighbouring King's Road Park – a development by St William, a part of the Berkeley Group.





WALKING



- Imperial Wharf
- Chelsea Harbour
- King's Road
- Fulham Broadway
- Hurlingham Club
- Battersea Park
- South Kensington
- Saatchi Gallery
- Sloane Square
- Design Museum

DRIVING



- Sloane Square
- Chelsea & Westminster Hospital
- Knightsbridge
- Westfield
- Hyde Park
- Park Lane
- Oxford Street
- King's Cross
- Heathrow Airport
- Gatwick Airport
- London City Airport
- Luton Airport
- Stansted Airport

PUBLIC TRANSPORT*



- West Brompton
- Clapham Junction
- Kensington (Olympia)
- Shepherd's Bush
- Victoria
- High Street Kensington
- Bond Street
- Oxford Circus
- Imperial College
- Gatwick Airport
- Heathrow Airport

LONDON HELIPORT



Located within easy reach, London Heliport is open daily from 7am until 10.30pm. Extended operating hours are available by prior appointment.

RIVER TAXI

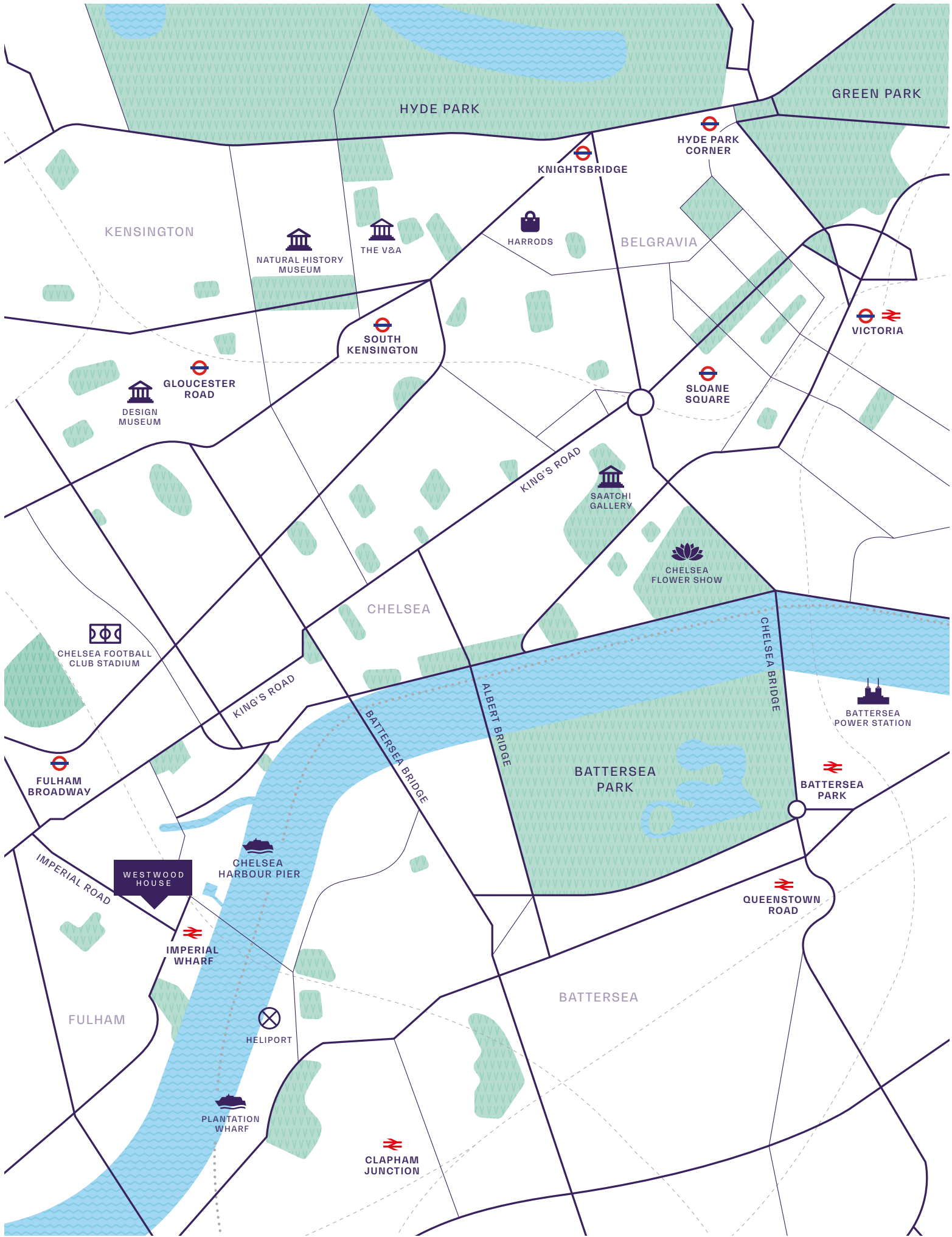


Fast, frequent and exhilarating, the river taxi is a popular choice for hopping to and from Chelsea Harbour, from right outside Imperial Wharf to Blackfriars, Putney and other favourite spots. The service runs Monday to Friday from 6.30am.

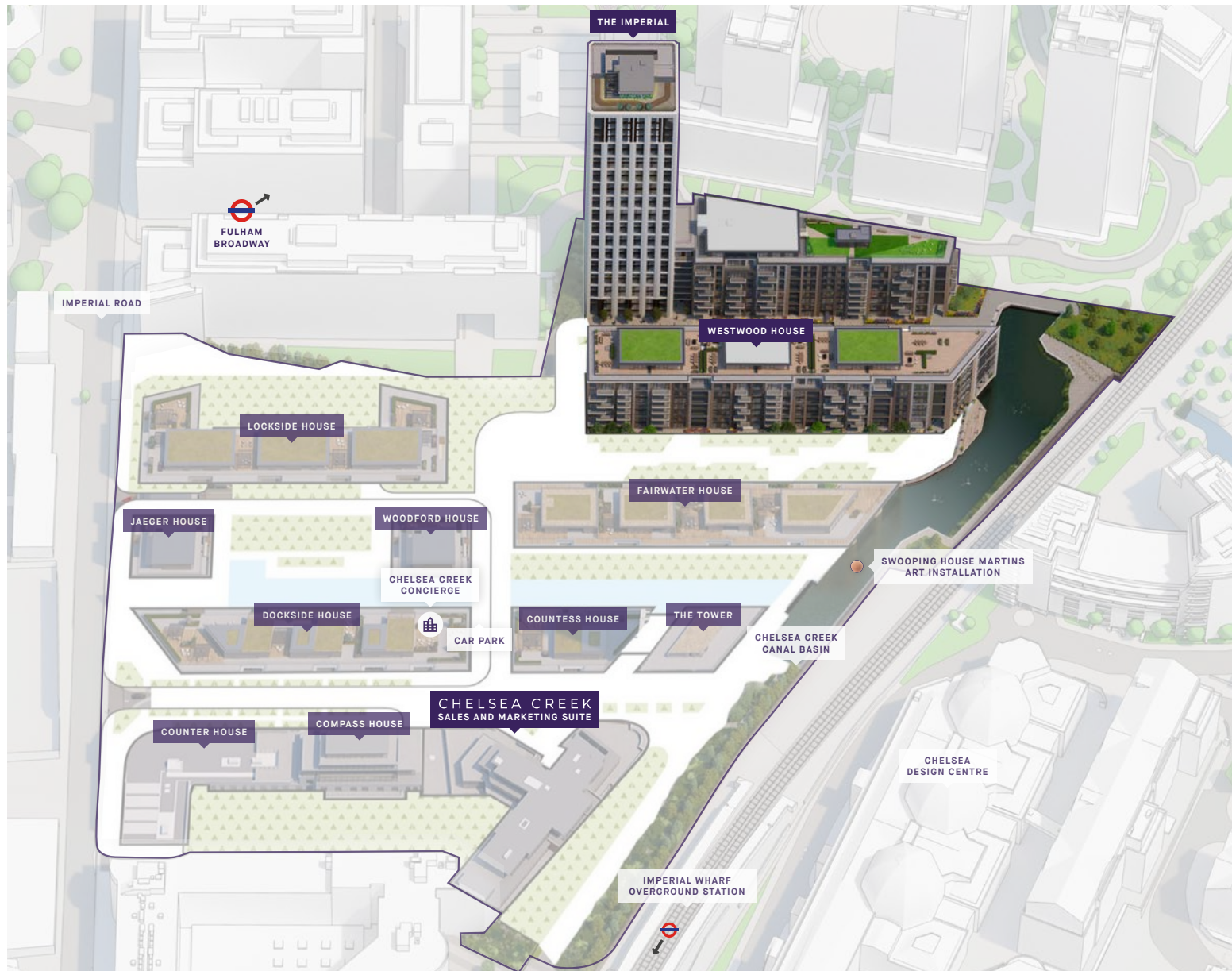
CYCLING



- Fulham Broadway
- Parsons Green
- South Kensington
- Sloane Square
- Harrods
- Hyde Park
- White City
- Oxford Circus



Maps are not to scale and show approximate locations only



THE *COLLECTIONS*

THE CLARIDGE'S AND THE SAVOY COLLECTIONS ARE TWO CAREFULLY CURATED PALETTES PROVIDING ENVIABLE LUXURY INTERIORS TO CHOOSE FROM. BOTH COLLECTIONS HAVE A MODERN NEOCLASSICAL DESIGN INSPIRED BY THE ART DECO ERA.

THE CLARIDGE'S COLLECTION

MODERN, BOLD AND ELEGANT



KITCHEN

Elegant green and light grey cabinetry created in a shaker-style neatly surrounds the high-specification integrated appliances whilst composite worktops and frosted-glass backsplash combine to provide a stylish yet functional kitchen space.



BATHROOM

Dramatic deep blue wall tiles contrasted with white hexagonal floor tiles bring an ambience to this sultry and sleek bathroom. Finished with feature wall lights and stylish brass fittings, this creates a contemporary, soft and soothing atmosphere.

THE SAVOY COLLECTION

CLASSIC-CONTEMPORARY AND SUBTLY CONFIDENT



KITCHEN

Bronze and light grey modern shaker-style doors accentuated sympathetically with bronzed ironmongery combine with light composite stone worktops to provide a warm and chic aesthetic.



BATHROOM

3D-textured wall tiles sit naturally amongst brass accents and art deco style wall lights. The marble-effect porcelain tiles juxtaposed against black hexagonal floor tiles exude elegance and sophistication providing a serene and calming atmosphere.



INTERIOR PHOTOGRAPHY OF THE SHOWHOME LIVING ROOM. LIFESTYLE IMAGES ARE INDICATIVE ONLY.



2 BEDROOM APARTMENTS

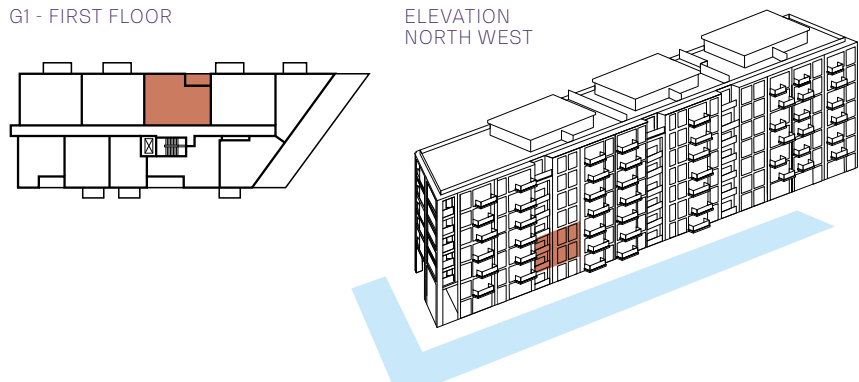
2 BEDROOM APARTMENT

FIRST AND SECOND FLOORS
APARTMENTS 975, 985



G1 - FIRST FLOOR

ELEVATION
NORTH WEST



TOTAL INTERNAL AREA	76.21 SQ M	820 SQ FT
LIVING / DINING	4.45M X 3.55M	14' 7" X 11' 8"
KITCHEN	3.50M X 2.41M	11' 6" X 7' 11"
BEDROOM 1	3.04M X 5.31M	10' 0" X 17' 5"
BEDROOM 2	2.92M X 4.17M	9' 7" X 13' 8"
BALCONY	7.58 SQ M	82 SQ FT

Washing machine Integrated fridge freezer 4 ring hob C Cupboard U Utility room TV PS Privacy screen

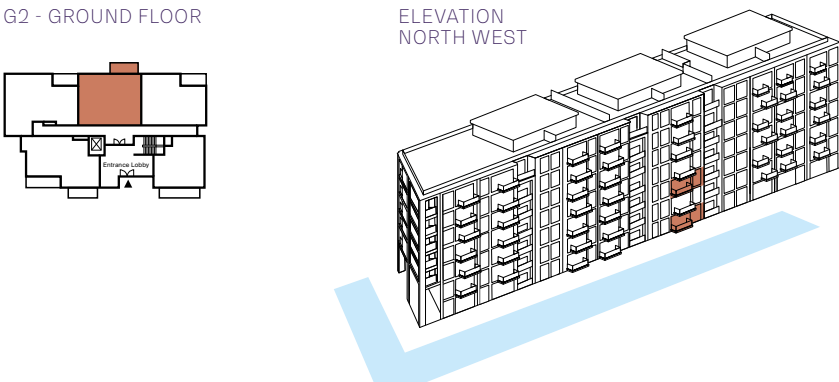
2 BEDROOM APARTMENT

GROUND AND SECOND FLOORS
APARTMENTS 1032 & 1043



G2 - GROUND FLOOR

ELEVATION
NORTH WEST



TOTAL INTERNAL AREA	78.58 SQ M	846 SQ FT
LIVING / DINING	3.65M X 5.56M	12' 0" X 18' 3"
KITCHEN	3.38M X 2.35M	11' 1" X 7' 9"
BEDROOM 1	3.22M X 5.31M	10' 7" X 17' 5"
BEDROOM 2	2.75M X 3.47M	9' 0" X 11' 5"
BALCONY	6.66 SQ M	72 SQ FT

Washing machine Integrated fridge freezer 4 ring hob C Cupboard U Utility room TV PS Privacy screen

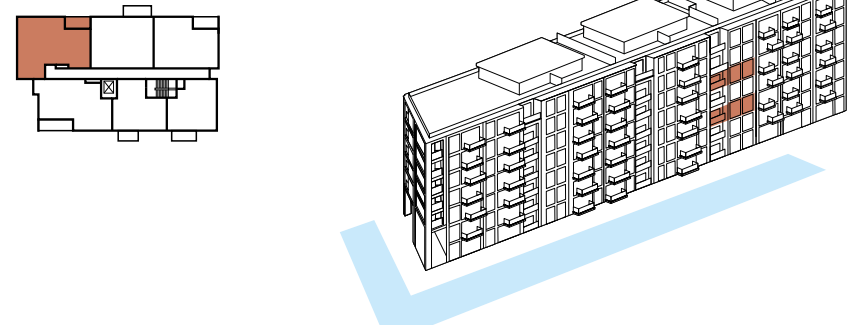
2 BEDROOM APARTMENT

SECOND AND FOURTH FLOORS
APARTMENTS 1042 AND 1054



G2 - SECOND FLOOR

ELEVATION
NORTH WEST



TOTAL INTERNAL AREA	89.20 SQ M	960 SQ FT
LIVING / DINING	5.49M X 3.75M	18' 0" X 12' 3"
KITCHEN	3.45M X 2.22M	11' 4" X 7' 3"
BEDROOM 1	3.28M X 4.25M	10' 9" X 13' 11"
BEDROOM 2	3.43M X 4.53M	11' 3" X 14' 10"
BALCONY	7.04 SQ M	76 SQ FT

Washing machine Integrated fridge freezer 4 ring hob Cupboard Utility room TV Privacy screen

Apartment layouts provide approximate measurements and are indicative only. Dimensions, which are taken from the indicated points of measurement are for guidance only and are not intended to be used for carpet sizes, appliance space or items of furniture. Apartment areas are provided as gross internal areas under the RICS measuring practice. All measurements and areas may vary within a tolerance of 5%. Kitchen layouts are indicative only and are subject to change. Internal wardrobe layouts are indicative only and are subject to change. Services boxing size and location may vary. All balcony/terrace dimensions and areas are approximate and may vary within a tolerance of 10% subject to detailed design. View points are indicative only. Floorplans have been scaled individually to fit the page.

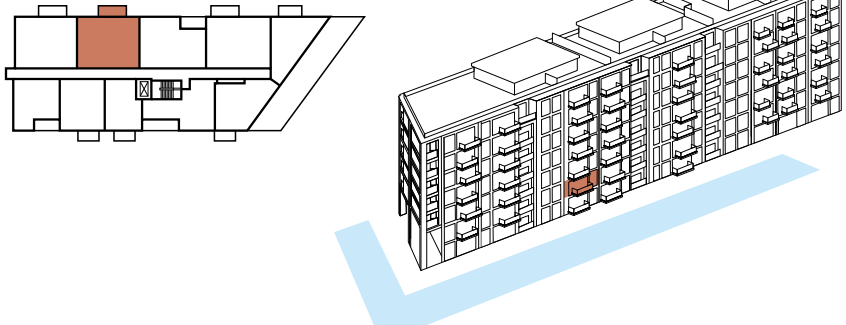
2 BEDROOM APARTMENT

FIRST FLOOR
APARTMENT 974



G1 - FIRST FLOOR

ELEVATION
NORTH WEST



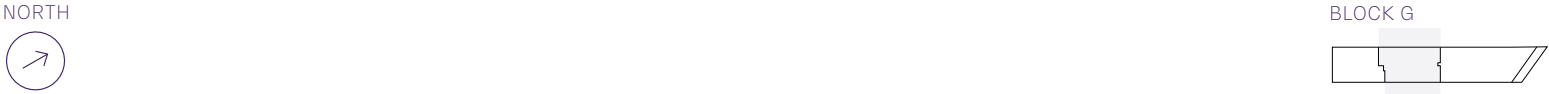
TOTAL INTERNAL AREA	78.40 SQ M	844 SQ FT
LIVING / DINING	3.65M X 5.75M	12' 0" X 18' 10"
KITCHEN	3.38M X 2.16M	11' 1" X 7' 1"
BEDROOM 1	3.16M X 5.26M	10' 4" X 17' 3"
BEDROOM 2	2.82M X 4.12M	9' 3" X 13' 6"
BALCONY	6.83 SQ M	74 SQ FT

Washing machine Integrated fridge freezer 4 ring hob Cupboard Utility room TV Privacy screen

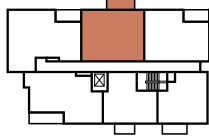
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2 BEDROOM APARTMENT

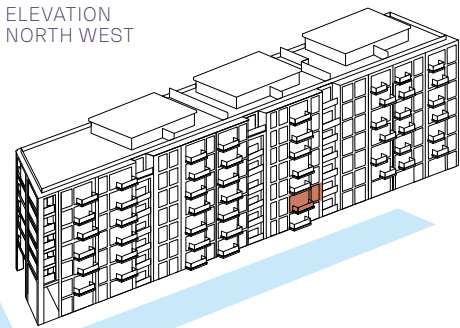
FIRST FLOOR
APARTMENT 1037



G2 - FIRST FLOOR



ELEVATION
NORTH WEST



TOTAL INTERNAL AREA	78.58 SQ M	846 SQ FT
LIVING / DINING	3.65M X 5.56M	12' 0" X 18' 3"
KITCHEN	3.38M X 2.35M	11' 1" X 7' 9"
BEDROOM 1	3.22M X 5.31M	10' 7" X 17' 5"
BEDROOM 2	2.75M X 4.07M	9' 0" X 13' 4"
BALCONY	6.83 SQ M	74 SQ FT

Washing machine Integrated fridge freezer 4 ring hob C Cupboard U Utility room TV PS Privacy screen

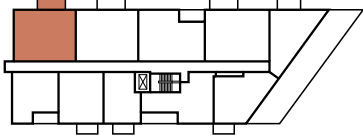
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2 BEDROOM APARTMENT

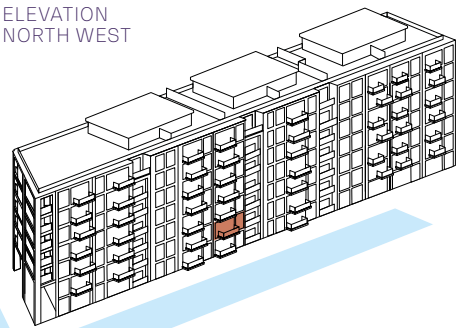
FIRST FLOOR
APARTMENT 973



G1 - FIRST FLOOR



ELEVATION
NORTH WEST



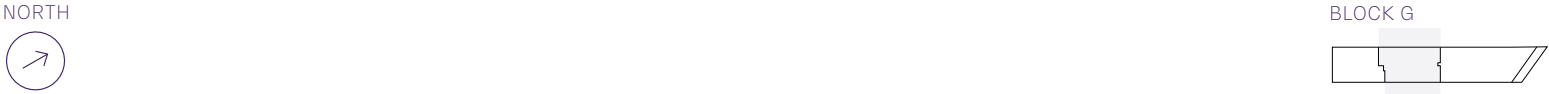
TOTAL INTERNAL AREA	78.77 SQ M	848 SQ FT
LIVING / DINING	3.66M X 5.31M	12' 0" X 17' 5"
KITCHEN	3.38M X 2.60M	11' 1" X 8' 6"
BEDROOM 1	3.16M X 5.31M	10' 4" X 17' 5"
BEDROOM 2	2.84M X 4.15M	9' 4" X 13' 7"
BALCONY	6.83 SQ M	74 SQ FT

Washing machine Integrated fridge freezer 4 ring hob C Cupboard U Utility room TV PS Privacy screen

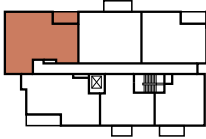
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2 BEDROOM APARTMENT

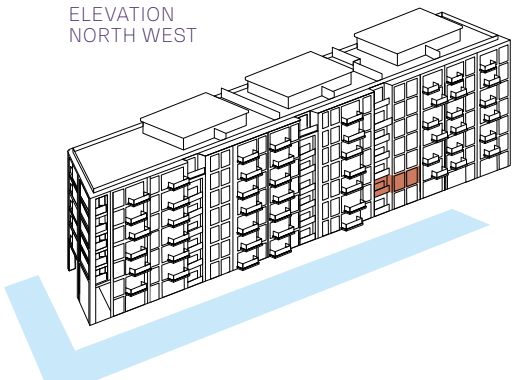
FIRST FLOOR
APARTMENT 1036



G2 - FIRST FLOOR



ELEVATION
NORTH WEST



TOTAL INTERNAL AREA	89.20 SQ M	960 SQ FT
LIVING / DINING	5.49M X 3.75M	18' 0" X 12' 3"
KITCHEN	3.45M X 2.22M	11' 4" X 7' 3"
BEDROOM 1	3.28M X 4.25M	10' 9" X 13' 11"
BEDROOM 2	3.43M X 4.53M	11' 3" X 14' 10"
BALCONY	7.04 SQ M	76 SQ FT

Washing machine Integrated fridge freezer 4 ring hob C Cupboard U Utility room TV PS Privacy screen

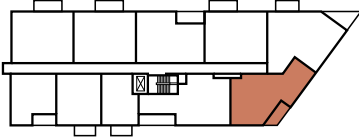
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2 BEDROOM APARTMENT

THIRD FLOOR
APARTMENT 998



G1 - THIRD FLOOR



ELEVATION
SOUTH EAST



TOTAL INTERNAL AREA	80.29 SQ M	864 SQ FT
LIVING / DINING	3.78M X 7.46M	12' 5" X 24' 6"
KITCHEN	3.09M X 2.92M	10' 2" X 9' 7"
BEDROOM 1	3.71M X 3.35M	12' 2" X 11' 0"
BEDROOM 2	3.11M X 3.50M	10' 2" X 11' 6"
BALCONY	6.09 SQ M	66 SQ FT

Washing machine Integrated fridge freezer 4 ring hob C Cupboard U Utility room TV PS Privacy screen

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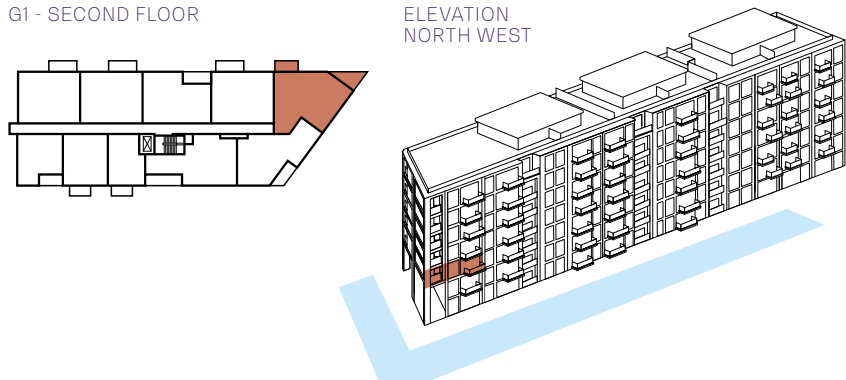
2 BEDROOM APARTMENT

SECOND FLOOR
APARTMENT 987



G1 - SECOND FLOOR

ELEVATION
NORTH WEST



TOTAL INTERNAL AREA	88.90 SQ M	957 SQ FT
LIVING / DINING	2.74M X 6.21M	9' 0" X 20' 4"
KITCHEN	2.81M X 3.60M	9' 2" X 11' 10"
BEDROOM 1	3.00M X 5.35M	9' 10" X 17' 6"
BEDROOM 2	3.35M X 3.91M	11' 0" X 12' 10"
BALCONY	12.39 SQ M	133 SQ FT

Washing machine Integrated fridge freezer 4 ring hob C Cupboard U Utility room TV PS Privacy screen

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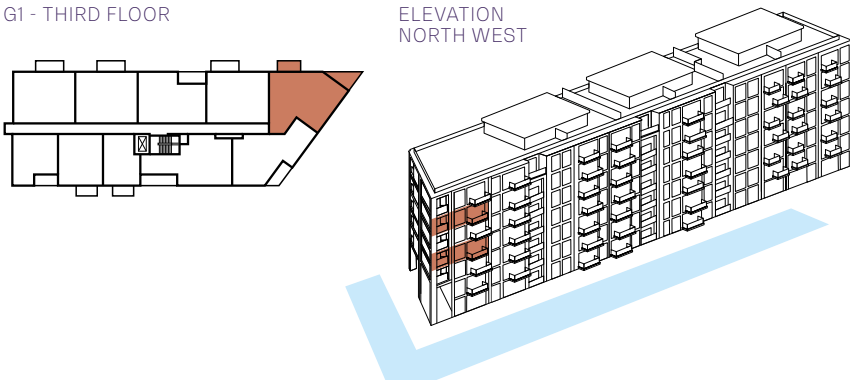
2 BEDROOM APARTMENT

THIRD AND FIFTH FLOORS
APARTMENTS 997 & 1017



G1 - THIRD FLOOR

ELEVATION
NORTH WEST



TOTAL INTERNAL AREA	88.89 SQ M	957 SQ FT
LIVING / DINING	2.75M X 6.21M	9' 0" X 20' 4"
KITCHEN	2.80M X 3.60M	9' 2" X 11' 10"
BEDROOM 1	3.00M X 5.35M	9' 10" X 17' 6"
BEDROOM 2	3.35M X 3.91M	11' 0" X 12' 10"
BALCONY	12.39 SQ M	133 SQ FT

Washing machine Integrated fridge freezer 4 ring hob C Cupboard U Utility room TV PS Privacy screen

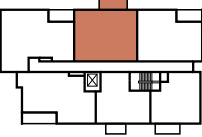
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2 BEDROOM APARTMENT

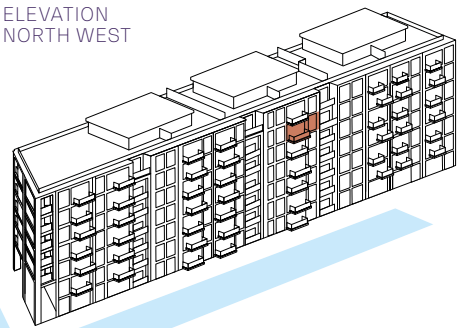
FIFTH FLOOR
APARTMENT 1061



G2 - FIFTH FLOOR



ELEVATION
NORTH WEST



TOTAL INTERNAL AREA	77.23 SQ M	831 SQ FT
LIVING / DINING	3.38M X 5.56M	11' 1" X 18' 3"
KITCHEN	3.38M X 2.35M	11' 1" X 7' 9"
BEDROOM 1	2.77M X 5.31M	9' 1" X 17' 5"
BEDROOM 2	2.74M X 3.47M	9' 0" X 11' 5"
BALCONY	6.83 SQ M	74 SQ FT

Washing machine Integrated fridge freezer 4 ring hob C Cupboard U Utility room TV PS Privacy screen

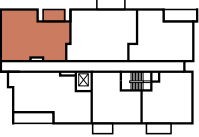
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2 BEDROOM APARTMENT

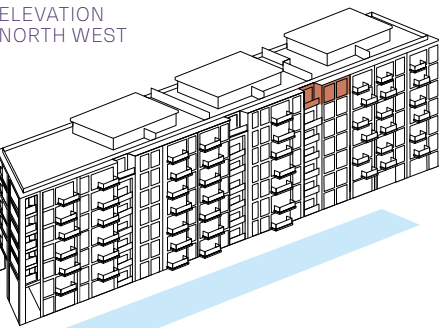
SIXTH FLOOR
APARTMENT 1066



G2 - SIXTH FLOOR



ELEVATION
NORTH WEST



TOTAL INTERNAL AREA	72.58 SQ M	781 SQ FT
LIVING / DINING	5.15M X 3.22M	16' 11" X 10' 7"
KITCHEN	3.44M X 2.78M	11' 4" X 9' 1"
BEDROOM 1	2.75M X 3.63M	9' 0" X 11' 11"
BEDROOM 2	2.65M X 3.63M	8' 8" X 11' 11"
BALCONY	6.07 SQ M	65 SQ FT

Washing machine Integrated fridge freezer 4 ring hob C Cupboard U Utility room TV PS Privacy screen

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STANDARD APARTMENT
SPECIFICATION



GENERAL SPECIFICATION

Comfort Cooling and warm air space heating to Living Room and Bedrooms¹
Aluminium powder coated external doors and windows
Engineered timber flooring to Living Room, Kitchen and Hallway
Carpet to Bedrooms²
Painted and fluted glass wardrobe doors
Feature painted skirting and architraves
Painted internal doors with feature routing detail
Bronze effect ironmongery
Balcony or Terrace
Ten year warranty from date of legal completion
999 year lease from 1 June 2010

KITCHEN

Fully integrated kitchen
Composite stone worktop
Frosted glass splashback
Modern shaker style painted kitchen doors
Bronze effect door handles
Stainless steel recessed sink
Integrated Miele electronic oven
Integrated Miele hob
Integrated extractor fan (re-circulating)
Integrated Miele microwave
Integrated Siemens fridge / freezer
Integrated Siemens dishwasher
Deck mounted mixer tap in black finish
Washer / dryer³
Feature lighting below high level cupboards
Integrated wine cooler
Feature utensil rail
Feature bronze effect shelving unit⁴

BATHROOM AND EN-SUITES

Bespoke brass effect mirrored vanity units
Feature tiles to vanity wall
Feature deck mounted basin
Brass effect taps & accessories
Brass effect overhead shower and hand held shower in shower enclosure
Brass effect framed glass shower and bath screen / enclosure
Porcelain floor and wall tiles
Wall mounted WC

ELECTRICAL

Down lighters to all rooms
Feature wall lights to En-Suite and Bathrooms
Bronze effect light switches
Bronze effect sockets to Kitchen
White plastic sockets elsewhere
TV provision to Living Room and Bedrooms
BT Fibre optic and Hyperoptic broadband to hall cupboard with LAN connections to Living Room and Bedroom 1
Electrical underfloor heating to Bathrooms and En-suites
Brass effect Heated towel rail in En-suites and Bathroom

SECURITY

Multi-point high security door locking system to entrance door with spy hole
24 hour concierge⁵
CCTV security system to car park, entrance lobby and development⁵
Video entry phone system connected to front entrance door panel and concierge
Smoke detection to all apartments and sprinkler system to certain apartments⁶

RESIDENT'S FACILITIES

Exclusive access to The Spa with swimming pool, sauna, steam room, treatment room, gymnasium and wi-fi enabled resident's lounge⁷
Landscaped park, waterways and dockside plaza⁸
Interior designed entrance lobbies and corridors⁹

1. The comfort cooling system is designed to provide an ambient temperature within the apartment for the majority of external temperatures. This may not be achieved in extreme temperature conditions. The same system that provides the comfort cooling also provides space heating.
2. Apart from Mannhattans.
3. Washer / dryer located in Hallway Cupboard.
4. Provision of feature shelving unit is subject to layouts and size may vary.
5. Payable via the service charge.
6. Sprinklers provided only to apartments with open plan and long travel distances.
7. Membership of The Spa is payable via the service charge. Additional charges may be payable for select services.
8. Maintenance payable via the service charge to be phased in over the course of the development.
9. Maintenance payable via the service charge.

Your attention is being drawn to the fact that in rare circumstances it may not be possible to obtain the exact products or materials referred to in the specification. Fulham Reach reserves the right to alter, amend or update the specification, which may include changes in the colour, material and/or brand specified. In such cases, a similar alternative will be provided. Fulham Reach reserves the right to make these changes as required.

A number of choices and options are available to personalise your home. Choices and options are subject to timeframes, availability and change.



WHAT IS MYHOME PLUS?

MyHome Plus is a new online service that is designed to help you manage key aspects of your new home at any time from anywhere around the world.

BUYING PROCESS

This section provides you with a step-by-step guide to the buying process from reservation through to completion, moving in and warranty. At each milestone, the buying process section advises on the next steps so that you can be absolutely clear on your current position and what to expect next.

1. FILING CABINET

In the filing cabinet section you can access documentation relating to your new home immediately and at your convenience.

2. MEET THE TEAM

This section provides an introduction to the team that will be working with you throughout your journey and details their individual roles. You can email any member of the team directly via this section.

3. OPTIONS & CHOICES SELECTION

We are able to offer some choices on certain internal finishes of your new home. Whether this option is available to you will depend on what stage of construction the property has reached at the time of you making your reservation. See the next steps section for further detail on this.

4. CONSTRUCTION PROGRESS

Under this section, regular updates on the construction of your new property will be provided, keeping you up to date on the progress on site and the local area. Your Customer Service Manager will issue regular newsletters and photographs to this section throughout your journey.

NEXT STEPS

1. Your Sales Consultant will send you a link that you will need to activate to access MyHome Plus. The link will require you to set a password for access.
2. Customer Service will then be in touch to invite you into our Show Apartment to view the interior selections available for the internal finishes that you have an option to select. If you cannot make it to the appointment, the options can be discussed over the telephone and selected via MyHome Plus. Customer Service will need to receive your choices selection by the deadline date, which will be given in advance.

SIGN IN BY VISITING
BERKELEYGROUP.CO.UK/MY-HOME/SIGN-IN

DESIGNED FOR LIFE

At St George, we are committed to creating great places where people love to live, work and relax. Where the homes are light-filled, adaptable and finished to very high standards. Where carefully planned public areas enhance well-being and quality of life for residents and visitors. Where people feel a sense of community.

CUSTOMERS DRIVE ALL OUR DECISIONS

We achieve that by putting our customers at the heart of everything we do. First, we strive to understand what our customers want and need – well-built homes, in a pleasant and safe neighbourhood, with plenty of amenities and good transport connections. Then we apply that understanding to all our planning and design decisions.

And for every new development, we challenge ourselves to go further, to improve and innovate, ensuring we satisfy the real needs of our customers in inspiring and sustainable ways.

GREEN LIVING

For St George, sustainability isn't simply the latest buzzword. We are committed to creating a better environment within our developments and in the areas that surround them. That's why we build on brownfield sites whenever we can, bringing new life to disused and unloved spaces. We take care to protect the natural environment and enhance biodiversity. All our homes are designed to reduce water and energy consumption, and to enable residents to recycle waste.

CONSUMER
CODE FOR
HOME BUILDERS
www.consumercode.co.uk

QUALITY FIRST TO LAST

Quality is the defining characteristic of St George developments, right down to the very last detail. We choose our locations, style of homes, construction practices, materials and specifications with great care. When you buy a new home from Berkeley you can be safe in the knowledge that it is built to high standards of design and quality, has low environmental impact and that you will receive a professional, efficient and helpful service from us. For extra peace of mind, all new properties come with a 10-year build warranty.

CHOICE AND DIVERSITY

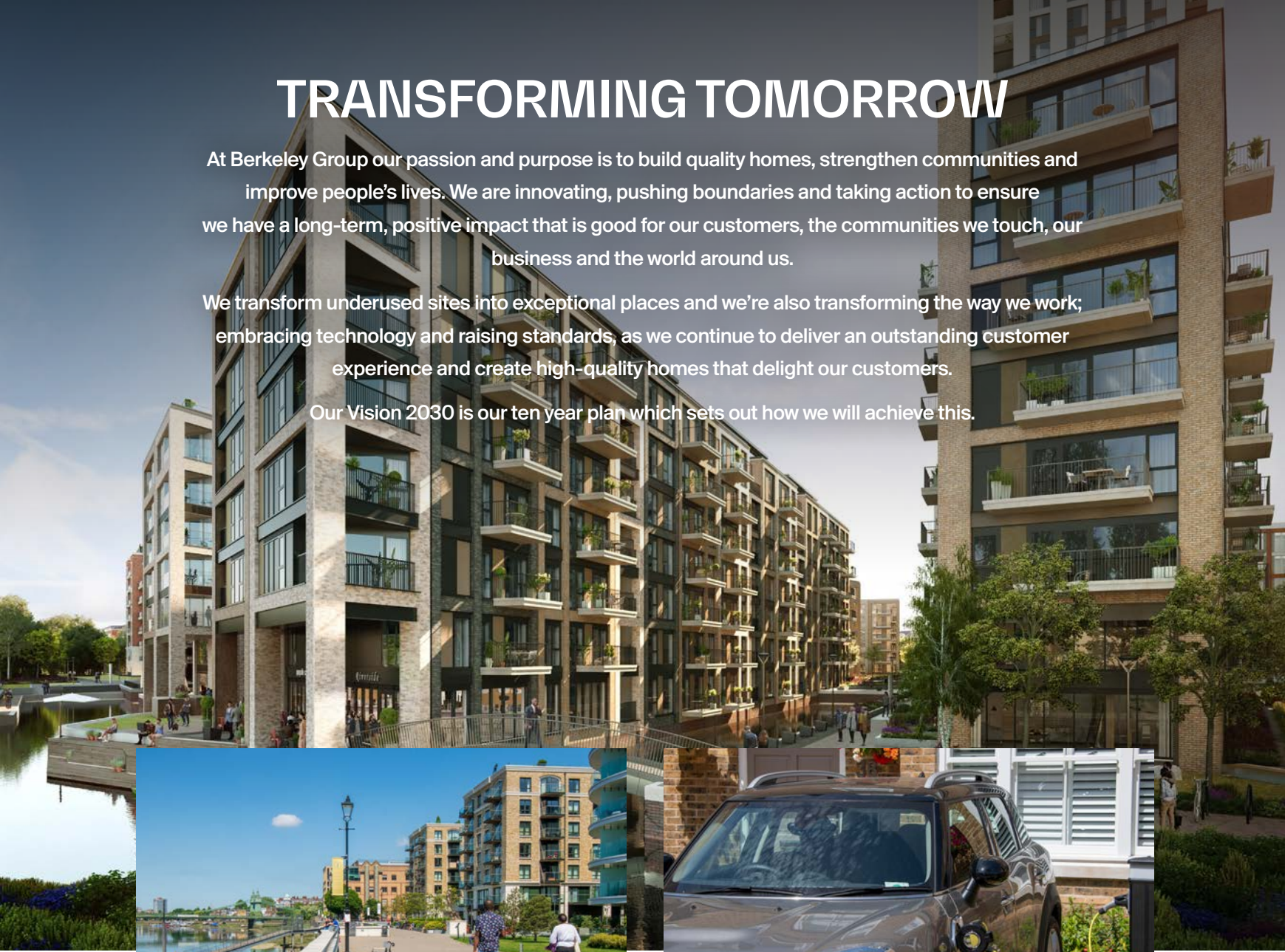
No two St George customers are the same, so we aim to offer a wide choice of property location, size and type. From central London to major towns and cities; from market towns to rural villages, countryside to the coast – we build in locations our customers love. And whatever home you are looking for, whether that's a city penthouse, a modern studio apartment or traditional family home, you will find the perfect fit for your lifestyle.

TRANSFORMING TOMORROW

At Berkeley Group our passion and purpose is to build quality homes, strengthen communities and improve people's lives. We are innovating, pushing boundaries and taking action to ensure we have a long-term, positive impact that is good for our customers, the communities we touch, our business and the world around us.

We transform underused sites into exceptional places and we're also transforming the way we work; embracing technology and raising standards, as we continue to deliver an outstanding customer experience and create high-quality homes that delight our customers.

Our Vision 2030 is our ten year plan which sets out how we will achieve this.



TRANSFORMING PLACES

Working with local people and partners we create welcoming and connected neighbourhoods where you can be proud to live.



TRANSFORMING LIFESTYLES

Taking action on climate change and giving you ways to live more sustainably. We're building efficient homes that use less energy over their lifetime, with sustainable travel choices on the doorstep.



TRANSFORMING NATURE

Creating beautiful places with habitats that help nature to thrive, meaning that every site is left with more nature than when we began.



TRANSFORMING FUTURES

Helping people to reach their potential through apprenticeships and training, and programmes supported by the Berkeley Foundation.



Please scan this QR code for more information on how we are **TRANSFORMING TOMORROW**

OUR VISION
2030
TRANSFORMING TOMORROW

ST GEORGE

St George PLC is transforming the skyline across London, turning formerly unloved sites into amazing places where people love to live, work and relax. Among our many iconic developments are One Blackfriars, London Dock, Fulham Reach, Grand Union and Sovereign Court.

ONE BLACKFRIARS

ST GEORGE PROJECTS

St George PLC has built an impressive reputation and won awards for regenerating disused parts of the capital and transforming them into vibrant communities in attractive landscaped grounds, offering on-site facilities such as fitness suites, business centres, concierge service, shops, cafés and restaurants. St George PLC specialises in quality mixed-use regeneration schemes participating in the government’s ‘Constructing Excellence’ agenda, and was the first residential developer to be granted ‘The Queen’s Award for Enterprise: Sustainable Development’.

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The information in this document is indicative and is intended to act as a guide only as to the finished product. Accordingly, due to St George policy of continuous improvement, the finished product may vary from the information provided. It may not be possible to provide the exact materials as referred to in the brochure. In such cases a suitable alternative will be provided. St George reserves the right to make these changes as required. 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. The dimensions given on plans are subject to minor variations and are not intended to be used for carpet sizes, appliance sizes or items of furniture. The dimensions given on plans are subject to minor variations and are not intended to be used for carpet sizes, appliance sizes or items of furniture. Chelsea Creek and The Imperial are marketing names and will not necessarily form part of the approved postal address. Applicants are advised to contact St George to ascertain the availability of any particular property. March 2021. 34CA/ R328 / 0321 Print version

Purchasing uncompleted properties located outside Hong Kong is complicated and contains risk. You should review all relevant information and documents carefully. If in doubt, please seek independent professional advice before making a purchase decision. Planning permission number: 2018/02929/FUL. Borough/council issuing permission: London Borough of Hammersmith and Fulham. Acquiring interest: 999-year leasehold interest from June 2010.