Sovereign Court is a vibrant new quarter in the heart of Hammersmith, providing 418 stylish new homes in a development that has been carefully planned to combine a stunning location with the highest standards of sustainability and environmental responsibility.

Sustainability is an integral factor in the design of Sovereign Court – not only is the location ideally situated for Hammersmith’s excellent public transport connections, its podium landscaped gardens will help to create a greener Hammersmith town centre.
Simply a More Natural Way to Live

St George already leads the field in sustainable development, and we are now raising standards higher still with our Vision2020 initiative. When you buy a new home from St George you will be sharing this commitment to a more eco-friendly way of life that has benefits for you and for the whole community.

All apartments at Sovereign Court are certified to level 4 of the Code for Sustainable Homes. The Code for Sustainable Homes is the government’s national standard for the sustainable design and construction of new homes.

An exceptional customer experience:

- Dedicated sales teams provide outstanding service throughout the whole buying process
- Our Customer Service teams ensure your new home exceeds expectations on all levels

Greener, more economical homes:

- High levels of thermal insulation
- Energy efficient integrated white goods rated at A or A+
- Recycling bins in every home
- Space for a home office
- Safe place to store bicycles

A commitment to the future:

- St George sets targets to reduce the water use and CO₂ emissions associated with our construction activities and business operations
- We aim to reuse or recycle a high proportion of our construction, demolition and excavation waste while constructing Sovereign Court
- The Berkeley Foundation is our way of giving back something to the communities in which we operate. It aims to improve the lives of young people and their communities in London and the South-East of England

Creating sustainable communities:

- Close to essential amenities including schools, parks and shops
- Good access to public transport
- Streets that are friendly for pedestrians and cyclists as well as cars
- Safe public spaces and pedestrian routes
- Homes designed to adapt to changing needs
Rediscover W6

Hammersmith has always been a popular riverside location and Sovereign Court will provide an exciting new focus and facilities for the area.

The construction and demolition phase of the development will create approximately 129 construction jobs per year, generating 23 full time jobs once the development is in operation.

As part of an agreement with the London Borough of Hammersmith & Fulham to boost employment in the area, St George will ensure that at least 11 apprenticeships are taken on during the development’s construction period.

In addition to this, 529m² (5,694ft²) of new commercial space will be created.

This, along with Hammersmith & Fulham council’s emerging regeneration plans to breathe new life into the Town Hall, the riverside and other sites along King Street, ensures that this is a real rebirth of Hammersmith town centre.
As part of our commitment to sustainable construction, the concrete and bricks from the demolition will be re-used on site to form part of our piling mat, and the steel taken away and recycled for re-use. When complete, the development will include sustainable measures and the use of BRE Green Guide rated materials where practical.

The BRE Green Guide acts as a reference manual to enable developers, architects and other building professionals to choose environmentally-sound building components and materials and reduce the overall environmental impact of their construction.

Low energy lighting will also be employed throughout the building and residents can use the numerous bicycle points.
Sustainable Water Usage

Water is a vital resource that has all too often been taken for granted. The design of Sovereign Court has been planned with this in mind.

A strategy has been adopted to meet the mandatory 105 litres per person per day to hit the Code level 4 Sustainable Homes target.

The water-consuming fixtures and fittings in the homes have been selected to make sure that they use less water than the average household in the UK. This includes water efficient taps, showers and toilets with dual flush mechanisms.

By implementing a Sustainable Urban Drainage System within the design of Sovereign Court, all surface water is drained in such a way so as to minimise the chance of flooding and reduce the pressure on sewage systems throughout the Borough of Hammersmith & Fulham. Surface water is drained into underground tanks, where it is held before being discharged slowly, thus minimizing the impact on the sewer systems.
Although Central London is only minutes away, Hammersmith has a wealth of open spaces. There are over 50 parks set within its boundaries, from small green corners to larger conservation areas.

Much-loved and well-protected, Hammersmith’s green spaces help give the borough its unique appeal. The wild grasslands of Wormwood Scrubs Park cover more than 200 acres and are recognised as an important site of natural significance.

In contrast, the manicured landscape of Bishop’s Park at Fulham Palace is a Grade II Listed site. The 13 acre park has recently undergone a multi-million pound restoration, which included reopening London’s only urban beach. Each green space has its own unique character to discover.

Sovereign Court will create a vibrant new urban quarter in the heart of Hammersmith, minutes from the River Thames, surrounded by landmark buildings and the area’s vast selection of restaurants and shops. Nestled between the modern structure of the Lyric Theatre and the stunning Victorian architecture of the Godolphin & Latymer School, Sovereign Court has been designed to further enhance and uplift the wider neighbourhood.

Approximately 124 of the one and two bedroom apartments at Sovereign Court will be available to aspiring first time buyers, who would otherwise be unable to afford full market value homes in the London Borough of Hammersmith & Fulham. These properties will be available at a discounted level to those who meet specific criteria.
Creating New Environments

Sovereign Court is planned with the environment in mind. It provides a secret, green oasis, with penthouse apartments boasting stunning roof gardens. As well as being ideal for dining al fresco or simply relaxing, the gardens will provide a haven for birds and wildlife and help improve air quality in the area.

Enhancing ecology, the landscape has been designed to provide an attractive location for both people and wildlife in the surrounding area, including specially-designed bird boxes to maintain the local species.
Excellent Connections

Public transport, walking, cycling and river services are all greener alternatives to the car, and with Hammersmith’s excellent transport connections, they can be practical and more economical too. Specifically-designed bike stores within the development make cycling a convenient choice.

All the facilities of Hammersmith – shopping, doctor’s surgeries and schools – are within walking distance of Sovereign Court. Commuting to the city centre is simple too. Hammersmith has two underground stations 150 metres walk from Sovereign Court, with the Piccadilly, District, Hammersmith & City and Circle lines providing easy connections to the West End and the City.

The Piccadilly Line also offers a vital transportation link to Heathrow Airport Terminals 1–5.

Hammersmith & Fulham Council’s ‘Get H&F Moving’ campaign will embrace the western expansion of the Barclays Hire Cycle Scheme, with the addition of further local cycle docking stations throughout the borough.

The London-wide hire scheme currently has 160,000 registered users – 3,900 of whom are H&F residents – with 8,333 bicycles at 587 docking stations across London.
A car is a major expense as well as a burden on the environment. At Sovereign Court there is an alternative option – a car club. This option is both greener and easier on your pocket because you will only pay for the car when you actually use it.

Initially, there will be a space designated for a car club vehicle within the car park. However, if demand requires it, the number of spaces will be increased accordingly.

The use of car hire is growing across the capital and, as Sovereign Court is set to become a new destination of choice, St George is keen to promote this greener, more flexible way of travelling.

There will be token-operated electrical car charging points situated within the basement car park. This allows residents to purchase a set amount of electricity from the concierge when required, and this system can be expanded to meet demand.
Energy Efficiency

Energy efficiency is vital for developing sustainable housing. Heating for the development will be provided from a central energy centre. A combined heat and power system will heat the apartments at Sovereign Court. Additional heating is also provided via a separate comfort cooling and heating system.

Due to the attention to detail that has been taken to prevent air leakage from individual apartments, each home has an energy efficient ventilation system to ensure that internal air quality is maintained.

The energy efficiency of the homes will help to lower fuel bills. This will also reduce the site’s overall contribution to climate change, through lower energy consumption and, by extension, lower carbon dioxide emissions.

Bright Ideas on Electricity

Apartments at Sovereign Court have been designed with energy conservation in mind – which is not only better for the environment but also helps to keep your energy bills down.

Each home is designed to be very efficient in its use of energy. A thorough handover process takes place on completion to ensure the home buyer knows how to use all the features in their home and can therefore benefit from them.
Responsible Recycling

Recycling, rather than creating waste, is a vital step towards saving energy and conserving the environment. Unless it is properly dealt with, household waste contributes to landfill and environmental pollution.

Sovereign Court provides convenient refuse collection facilities to enable all residents to sort and dispose of their household waste in the safest, most efficient and environmentally-responsible way.

All homes at Sovereign Court are fitted with space-saving recycling bins and a clearly defined segregated waste recycling facility on-site, in the basement car park. In addition to this, all homes are fitted with a sink waste disposal unit that allows food waste to be diverted from landfill to the waste water system and be recycled naturally, without the need of using plastic bags that overcrowd landfill sites.