



IMPERIAL COURT

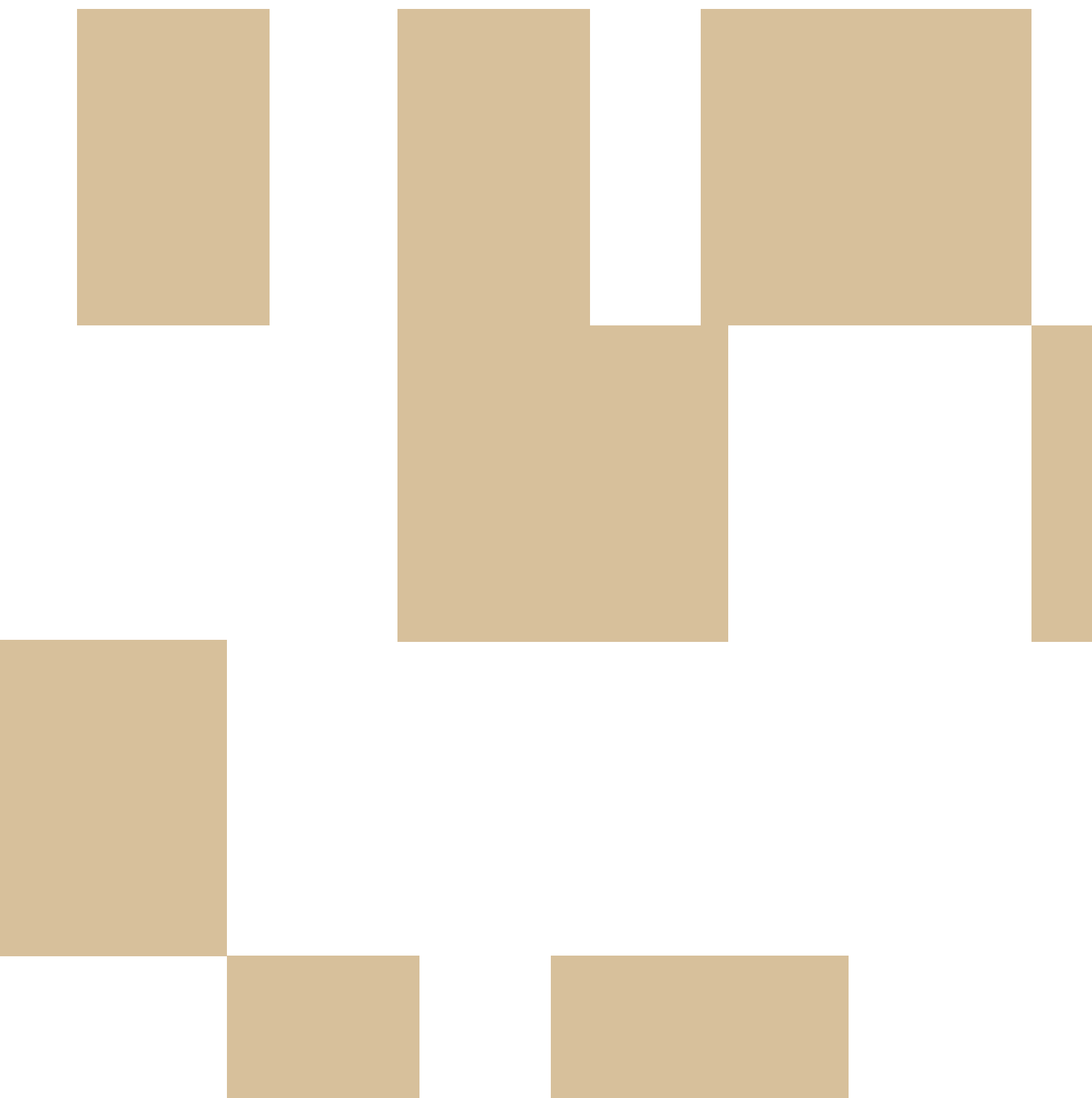


225 STREATHAM RD





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**IMPERIAL COURT IS A
UNIQUE COLLECTION
OF HIGH SPECIFICATION
STUDIO TO THREE BEDROOM
APARTMENTS STARTING
AT £275,000.**



THE DEVELOPMENT

Imperial Court is a unique collection of high-end studio to three-bedroom apartments. Located within a stone's throw of numerous South London transport links, the development offers modern living, excellent amenities and undercroft parking. With Streatham Common (0.9 m) and Tooting (0.5 m) stations both within a mile, all that London has to offer is also just minutes away!



**IMPERIAL COURT OFFERS
MODERN LIVING IN THE HEART
OF A THRIVING LONDON
COMMUNITY**



Imperial Court offers modern living in the heart of a thriving London community. The large, floor-to-ceiling windows flood each property with natural light whilst the contemporary design and high-spec finish provide a space to be proud of.

THE AREA

Situated in amongst some of South London's most vibrant communities, Imperial Court offers residents access to all they could want and more. With Streatham and Tooting sitting within walking distance to the East and West respectively, short train journeys also offer access to leafy Wimbledon (5 mins from Tooting), Clapham Junction (10 mins from Streatham Common) and event central London (19 mins from Streatham Common to London Victoria).



STREATHAM

Once described as the 'West End of South London', Streatham is living up to its former moniker. After a massive resurgence, the area has been left rich with everything from trendy coffee shops (Boyce da Roca) and great pubs (Pratts & Payne) to award-winning restaurants (Bar 61) and stunning scenery (Streatham Common).

WIMBLEDON

One of London's most famous districts thanks to the annual Tennis tournament that attracts interest from around the planet. For the rest of the year, Wimbledon is known to Londoners as a quiet, leafy village with history, culture and plenty to do. The high street boasts an array of coffee spots and pubs whilst the New Wimbledon Theatre offers a packed schedule throughout the year. Meanwhile, health and fitness enthusiasts can count on Wimbledon Common and Richmond Park beyond it – hotspots for cyclists and runners alike.



TOOTING

Established as a bustling community of young professionals, attracted to delicious brunch spots, extraordinary curries and a vibrant night-life. Tooting's famous market has just re-opened as the area's as the jewel-in-the-crown which can now compete on a level playing field with the likes of Box Park and Pop Brixton.



BALHAM

Widely seen as a popular destination for young families in London, Balham boasts a mixture of Edwardian, Victorian and Art Deco architecture, delivering one of the city's most picturesque neighbourhoods. The busy brunch scene on Hildreth Street (Brickwood, Blackbird Bakery and more) juxtaposes the lively night-life on offer (e.g. Lost & Found, Balham Bowls Club & The Exhibit) whilst there are a number of varied, high-profile restaurants dotted around for wining and dining (e.g. Haché, Lambert's & Foxlow).

RESTAURANTS

1. Graveney and Meadow
2. The Manor
3. The Antelope
4. Kennedy's Fish Chip
5. Bravi Ragazzi
6. Rice Republic
7. Addommé
8. Hood Streatham
9. Streatham Kitchen
10. Vegan Express

BARS & CAFES:

11. Cut the Mustard
12. Mud
13. Bar 61 Restaurant
14. Exhibit B Streatham Hill
15. Brickwood Café
16. Pratts & Payne
17. The Bull Streatham
18. Blackbird
19. Estate Coffee House
20. Café Barcelona
21. Carvalhos Café
22. The Earl Ferrers

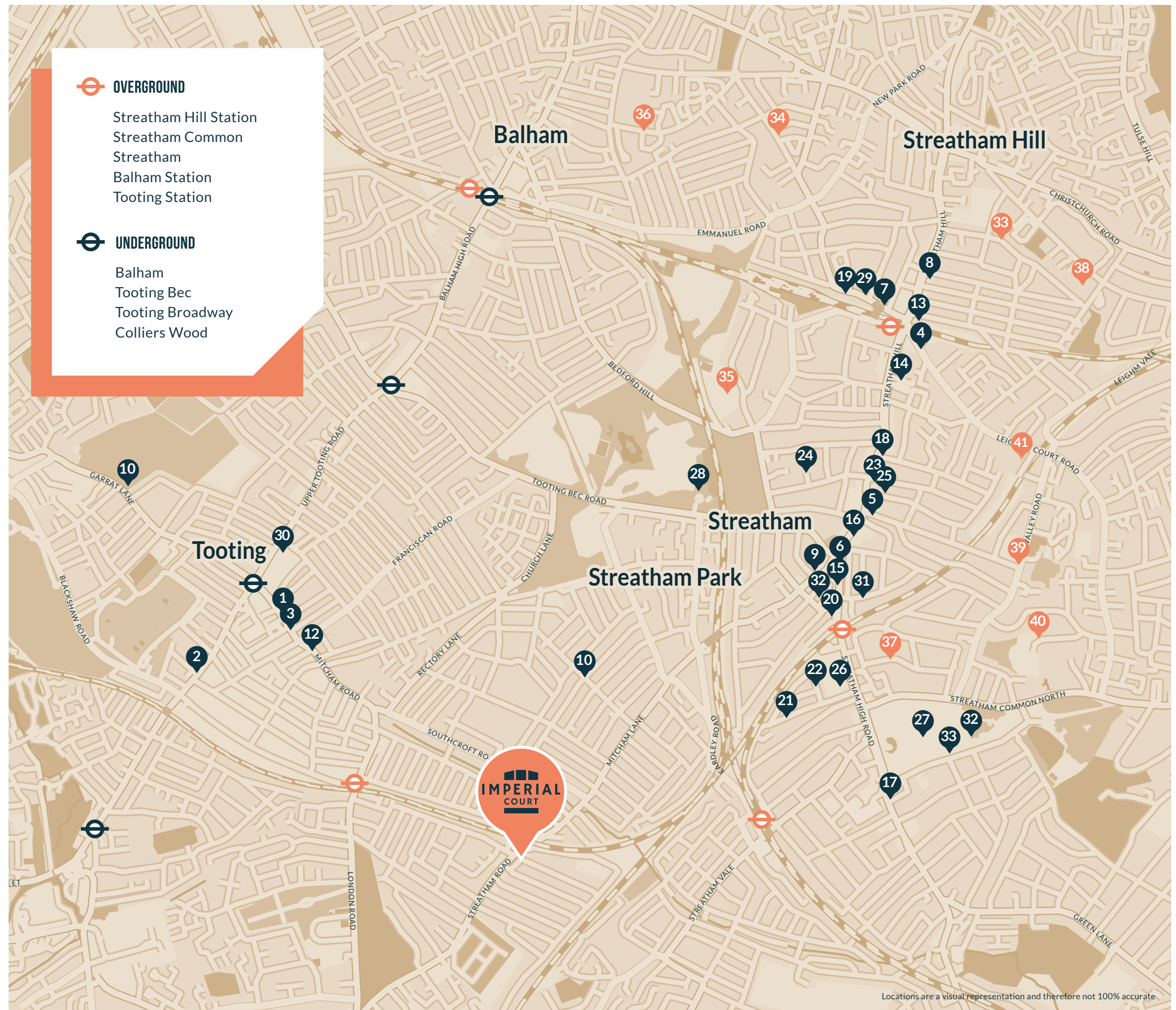
PLACES OF INTEREST:

23. Odeon Streatham
24. Wigmore Tennis Club
25. Streatham Library
26. Streatham Ice & Leisure Centre
27. Streatham Common
28. Tooting Bec Lido
29. Streatham Space Project
30. Tooting Market
31. Hideaway
32. Inkspot Brewery
33. The Rookery Farmers Market
32. Art & Craft SW16 Mk 2

SCHOOLS

33. Streatham Dunraven
34. The White House Preparatory School & Woodentops Kindergarten and Nursery
35. Streatham & Clapham High
36. London Steiner School
37. St Andrew's Catholic Primary School
38. Streatham Wells Primary School
39. Sunnyhill Primary School
40. Bishop Thomas Grant School
41. Streatham & Clapham High School

LOCATION MAP





TOOTING BEC LIDO

Lengthy stretches of water; Tooting Bec Lido is an open-air fresh water swimming pool in South London. It is the largest of it's kind and it's multi-coloured doors have become synonymous with the area.



MITCHAM COMMON

Beautiful scenery, weekend walks and pond life to boot! Mitcham Common adds a welcome touch of the countryside to the city living that locals enjoy.



KENNEDYS
It's fish and chips but definitely a cut above the rest, Kennedys is well worth a try!

BRICKWOOD COFFEE
Proudly serving excellent coffee and brilliant brunch food in a laid-back, friendly setting.



BLACKBIRD BAKERY
Everything you would want from your local café and more. Delicious food, community events and dog friendly!

EXHIBIT B STREATHAM HILL
An absolute must in the area, Exhibit B combines the pub and the café with finesse. The food, beer and coffee are all top-notch!



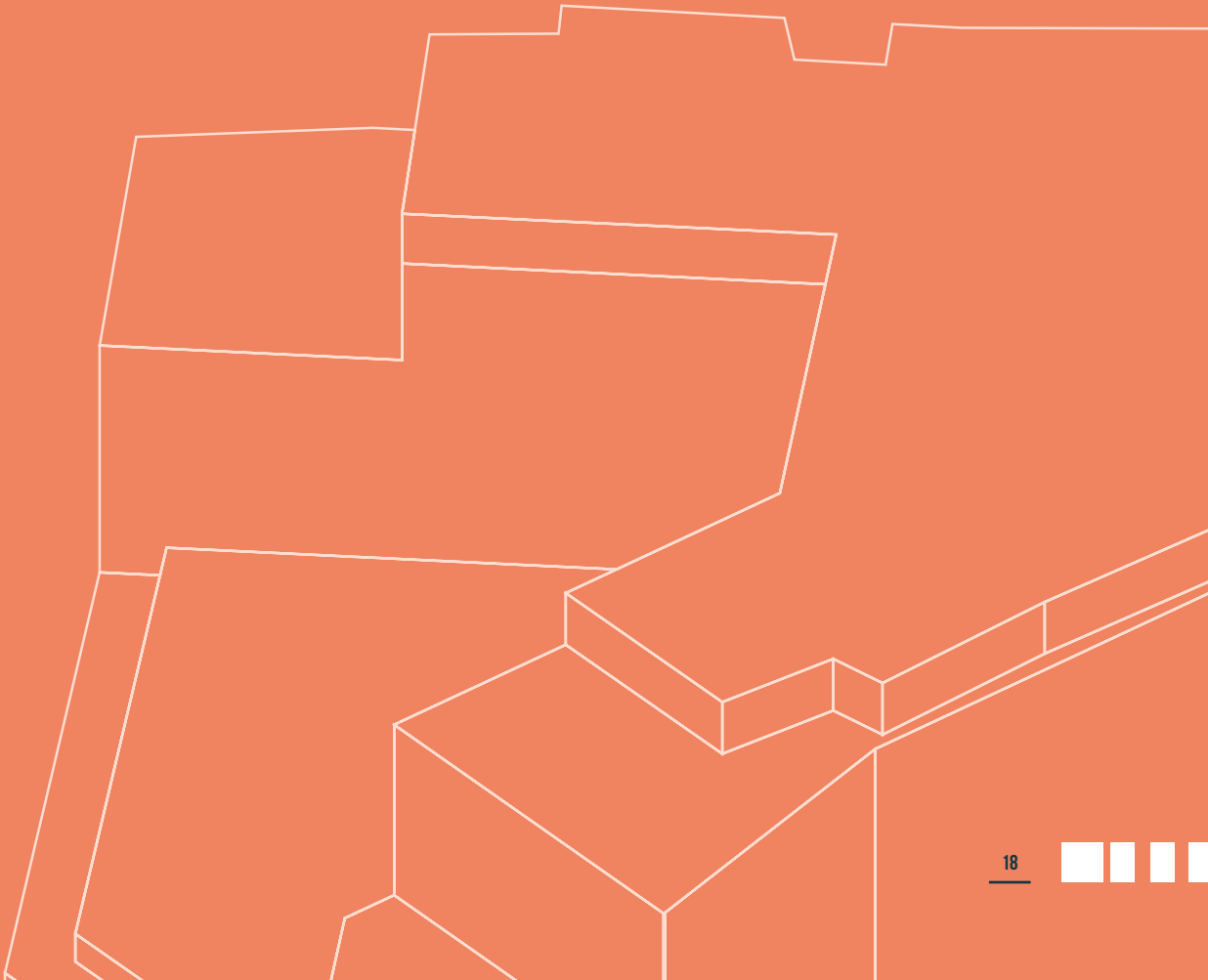


TRANSPORT & CONNECTIONS

Streatham Hill Station is within the local vicinity offering trains into London Victoria in 17 minutes. Commuting within London could not be made any easier. With Streatham and Tooting sitting within walking distance to the East and West respectively, short train journeys also offer access to leafy Wimbledon (5 mins from Tooting), Clapham Junction (10 mins from Streatham Common) and event central London (19 mins from Streatham Common to London Victoria).



PLAN & SPECIFICATION

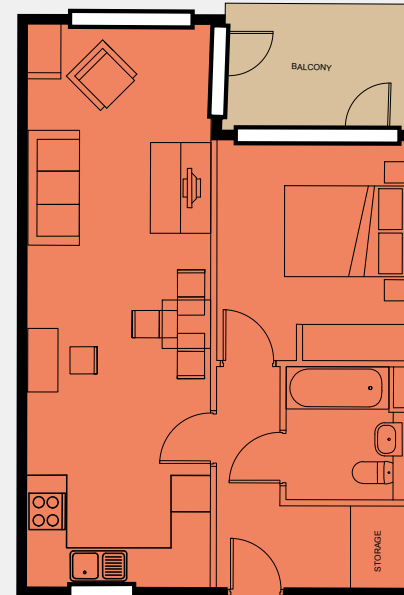


FIRST FLOOR

FLAT 1
1 Bedroom
551 SQ FT

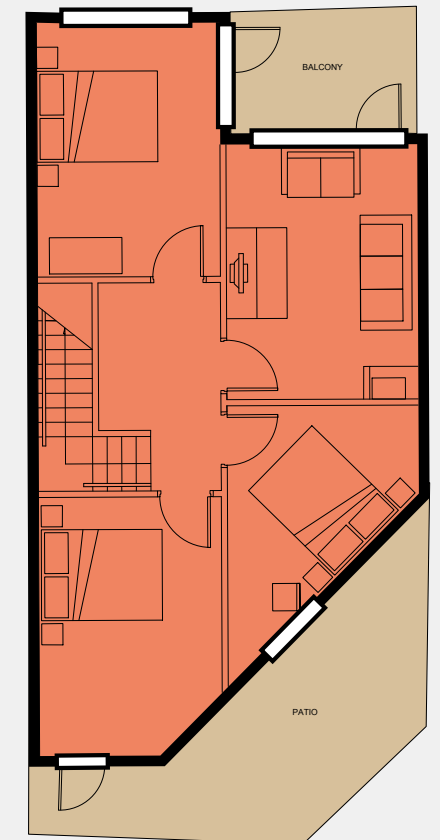
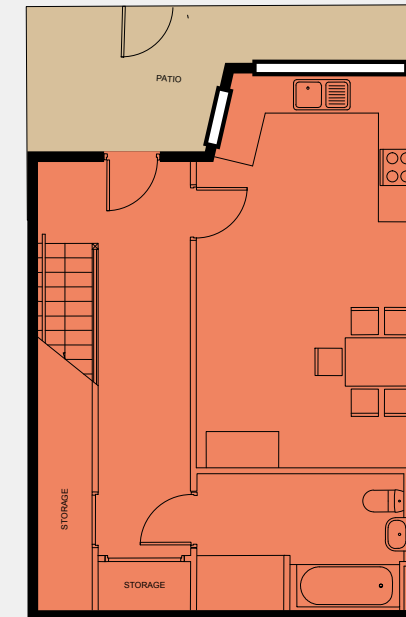
SECOND FLOOR

FLAT 10
1 Bedroom
551 SQ FT



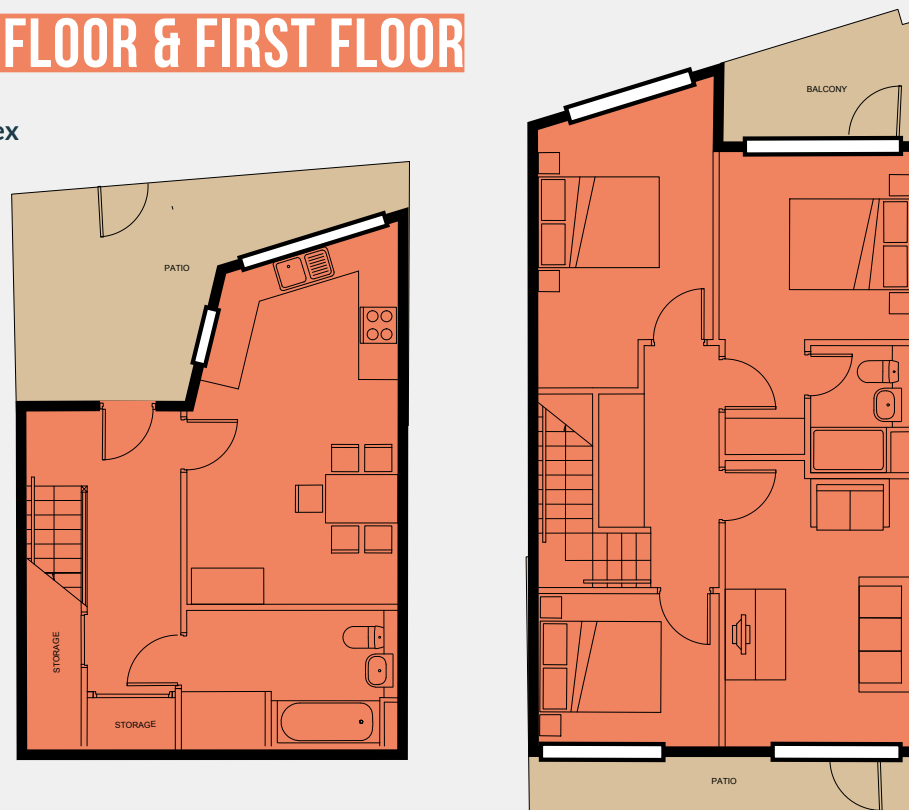
GROUND FLOOR & FIRST FLOOR

FLAT 1B, Duplex
3 Bedroom
1184 SQ FT



GROUND FLOOR & FIRST FLOOR

FLAT 1A, Duplex
3 Bedroom
1122 SQ FT

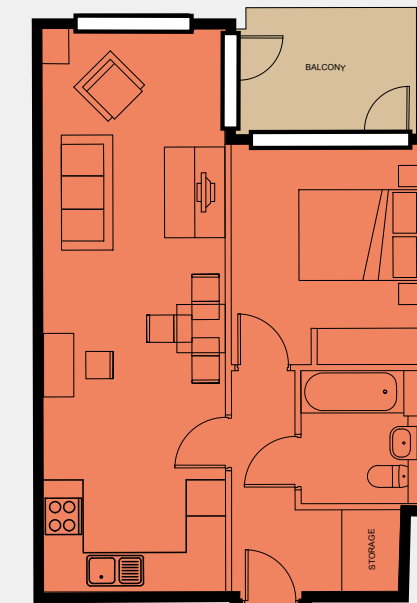


FIRST FLOOR

FLAT 2
1 Bedroom
544 SQ FT

SECOND FLOOR

FLAT 11
1 Bedroom
544 SQ FT

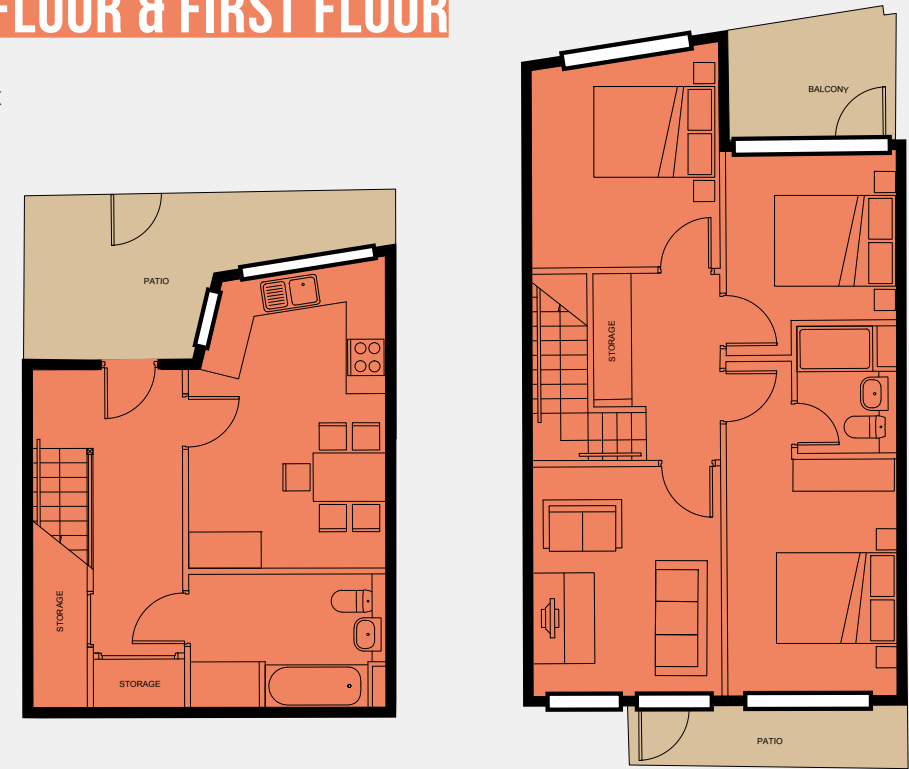


*DISCLAIMER : Floor plans are intended to give a genera indication of the proposed layout only.

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GROUND FLOOR & FIRST FLOOR

FLAT 2B, Duplex
3 Bedroom
991 SQ FT

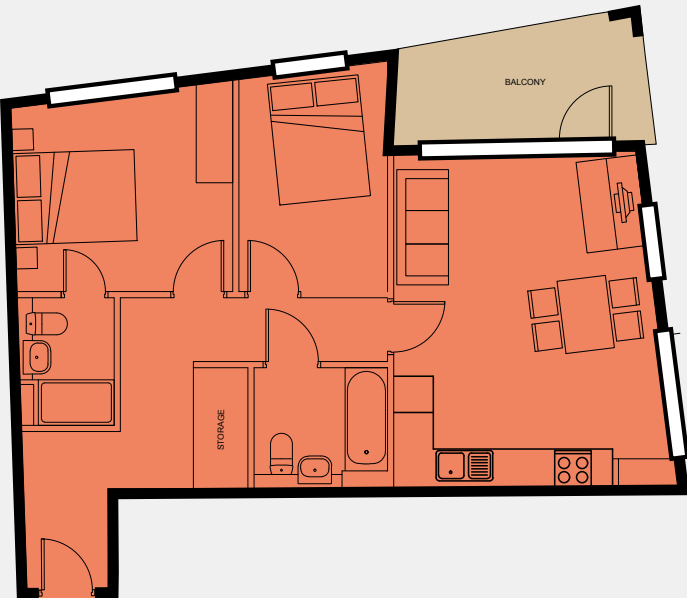


FIRST FLOOR

FLAT 3
2 Bedroom
715 SQ FT

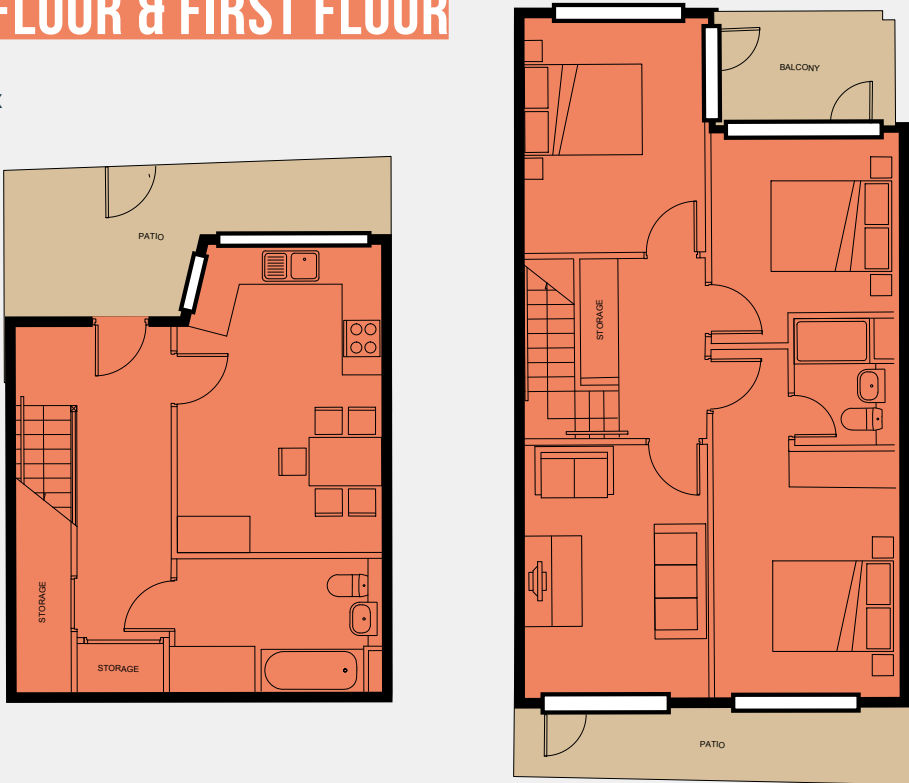
SECOND FLOOR

FLAT 12
2 Bedroom
715 SQ FT



GROUND FLOOR & FIRST FLOOR

FLAT 2C, Duplex
3 Bedroom
1077 SQ FT



FIRST FLOOR

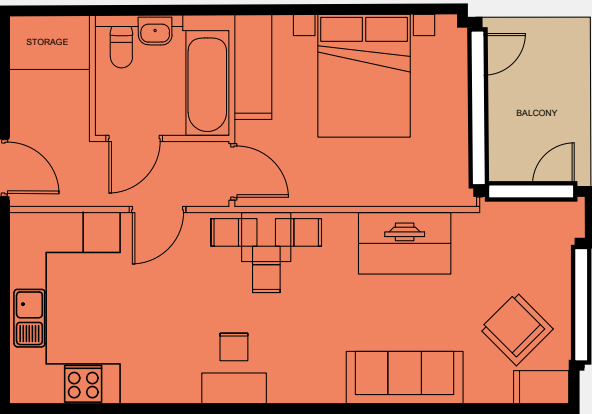
FLAT 4
1 Bedroom
550 SQ FT

FLAT 5
1 Bedroom
550 SQ FT

SECOND FLOOR

FLAT 13
1 Bedroom
550 SQ FT

FLAT 14
1 Bedroom
550 SQ FT



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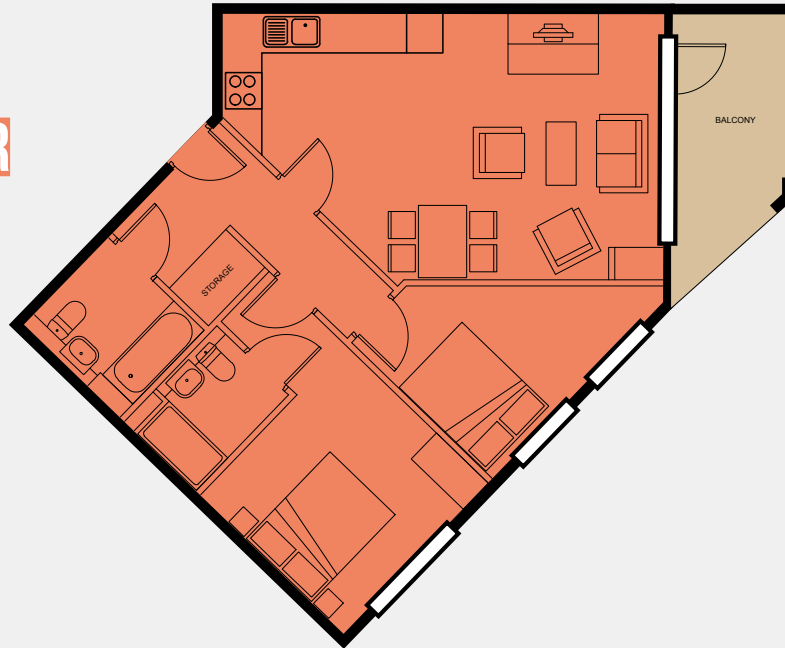
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FIRST FLOOR

FLAT 6
2 Bedroom
736 SQ FT

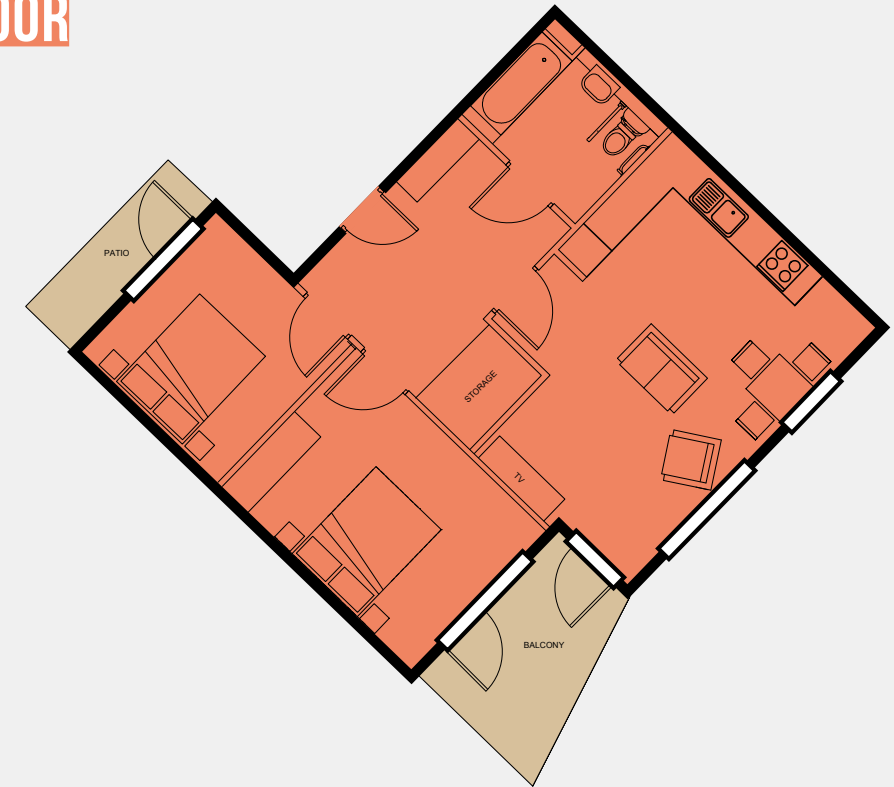
SECOND FLOOR

FLAT 15
2 Bedroom
736 SQ FT



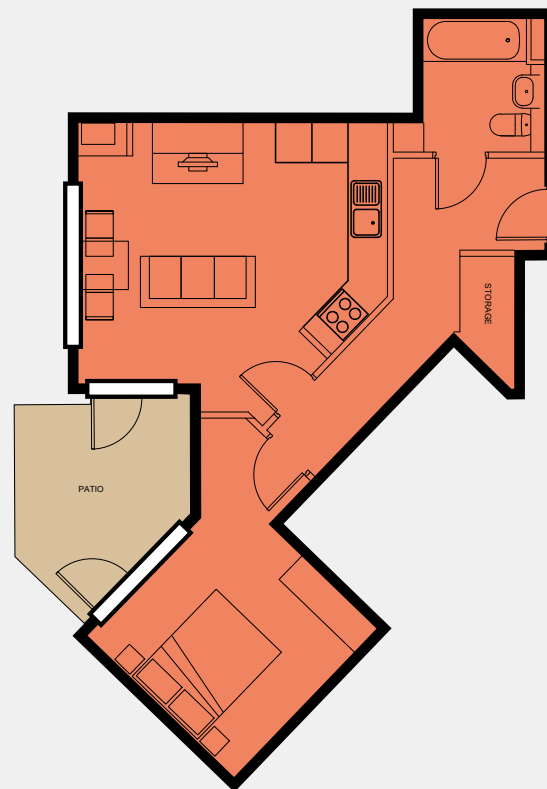
FIRST FLOOR

FLAT 8
2 Bedroom
734 SQ FT



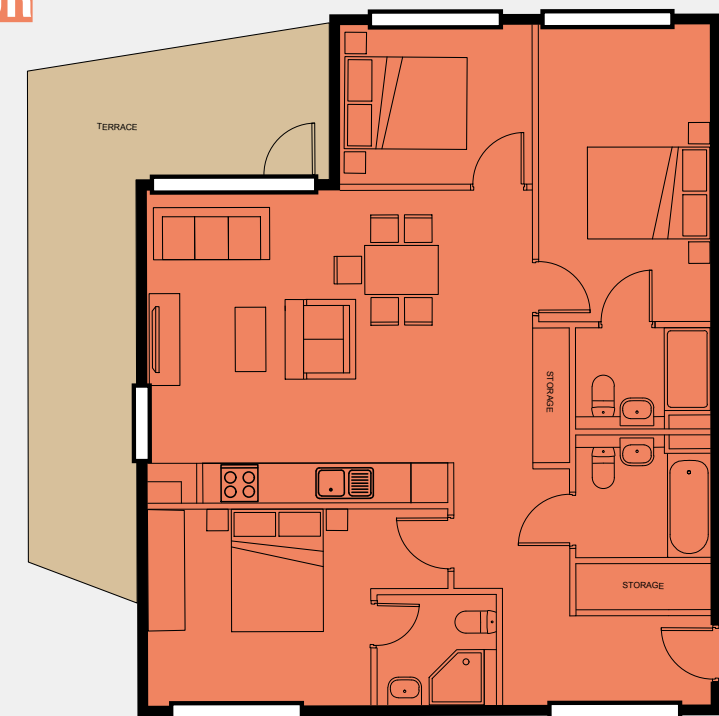
FIRST FLOOR

FLAT 7
1 Bedroom
543 SQ FT



SECOND FLOOR

FLAT 9
3 Bedroom
996 SQ FT



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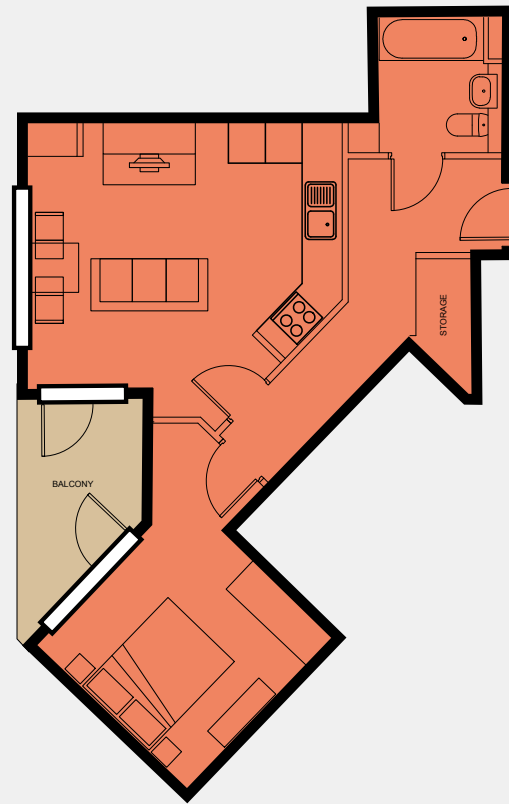
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SECOND FLOOR

FLAT 16
1 Bedroom
538 SQ FT

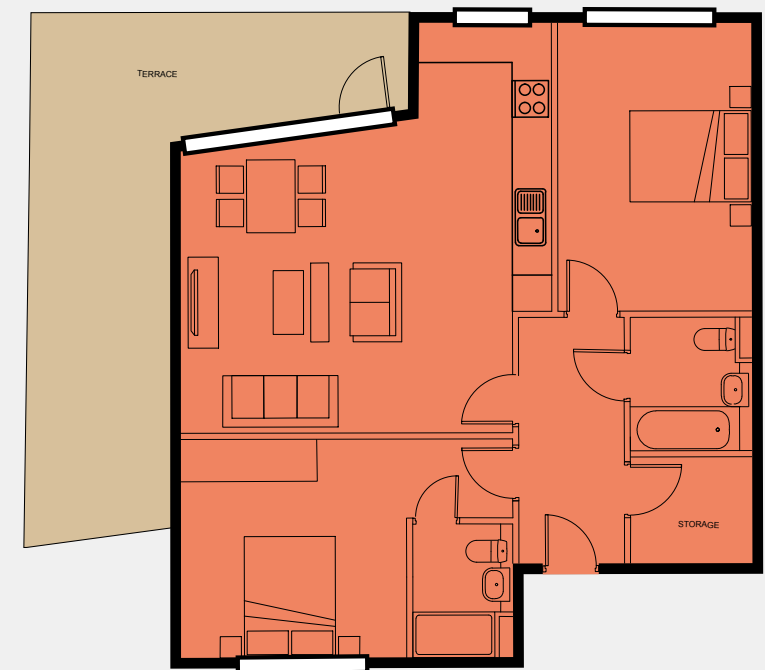
THIRD FLOOR

FLAT 25
1 Bedroom
538 SQ FT



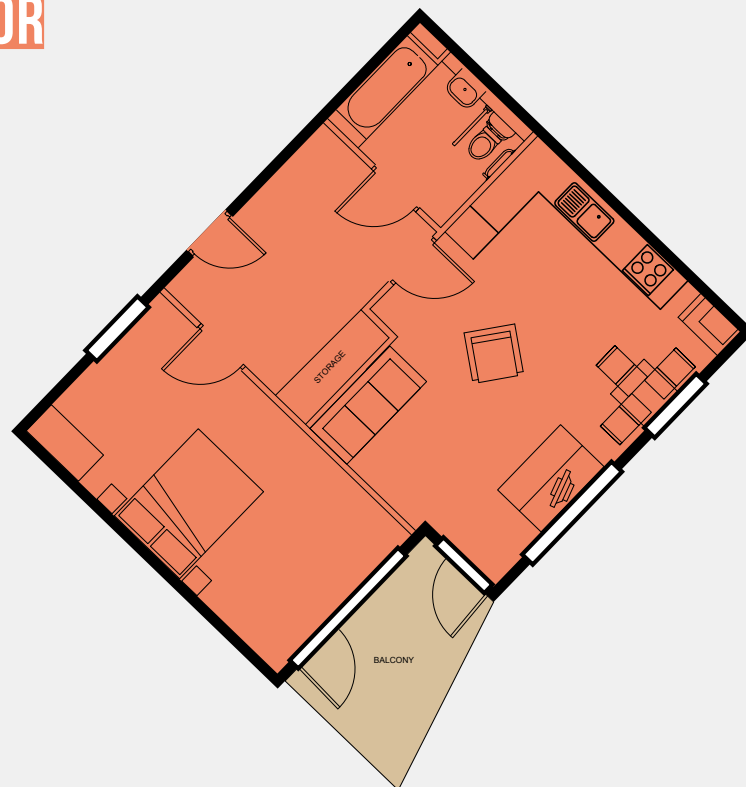
THIRD FLOOR

FLAT 19
2 Bedroom
905 SQ FT



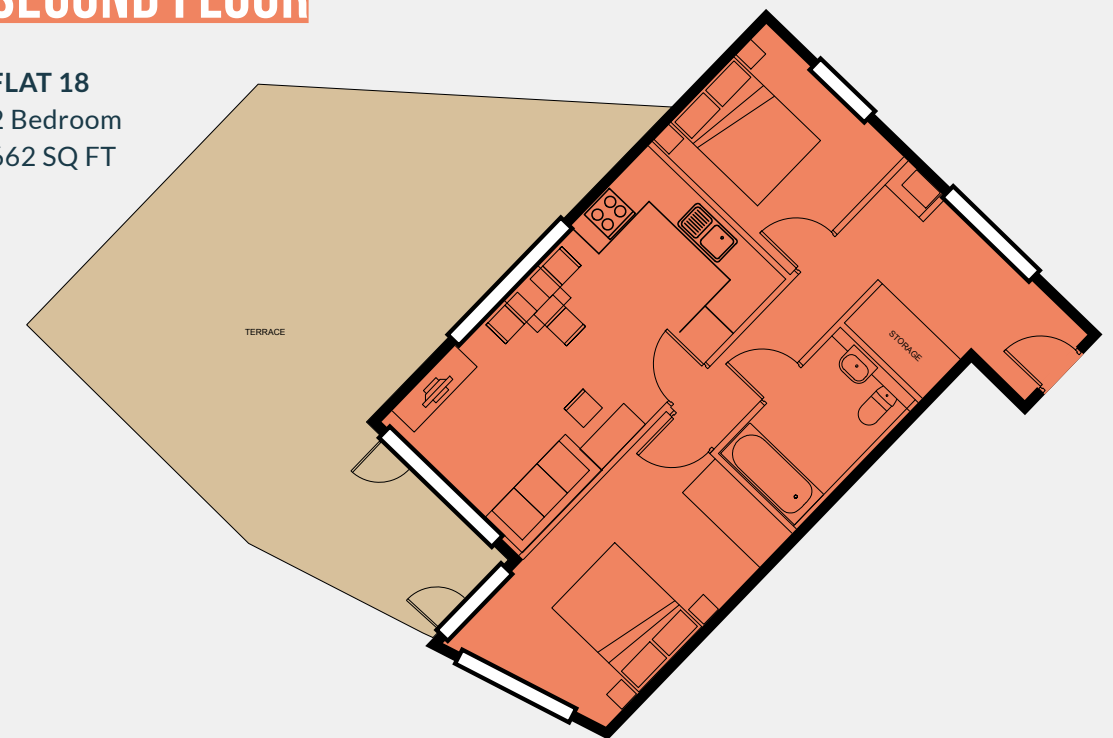
SECOND FLOOR

FLAT 17
1 Bedroom
673 SQ FT



SECOND FLOOR

FLAT 18
2 Bedroom
662 SQ FT

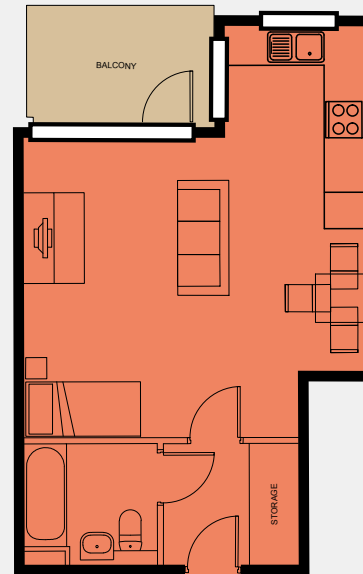


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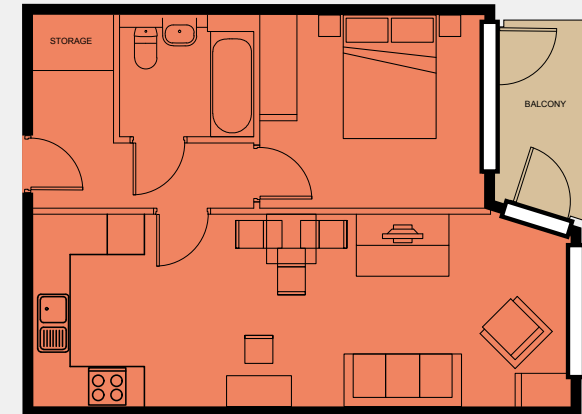
FLAT 20
Studio
426 SQ FT



THIRD FLOOR

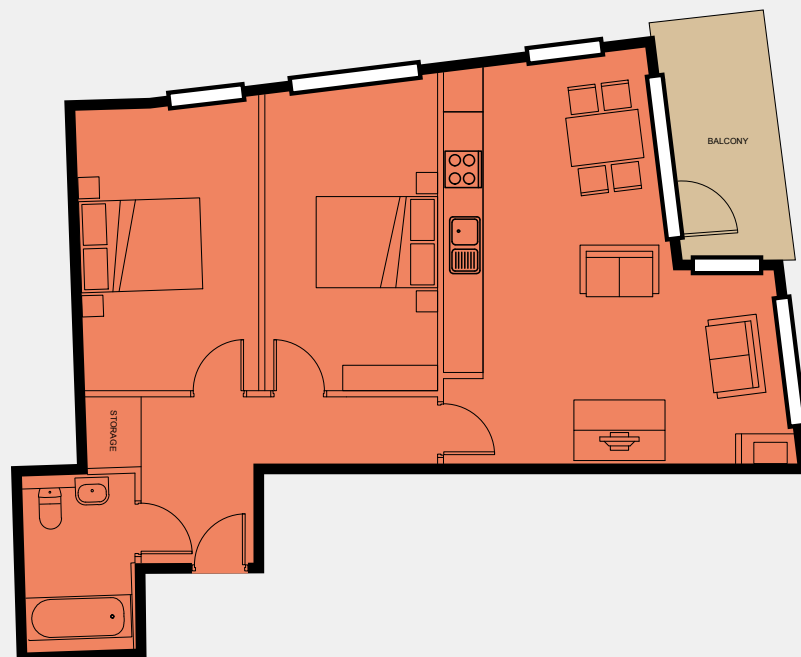
FLAT 22
1 Bedroom
541 SQ FT

FLAT 23
1 Bedroom
541 SQ FT



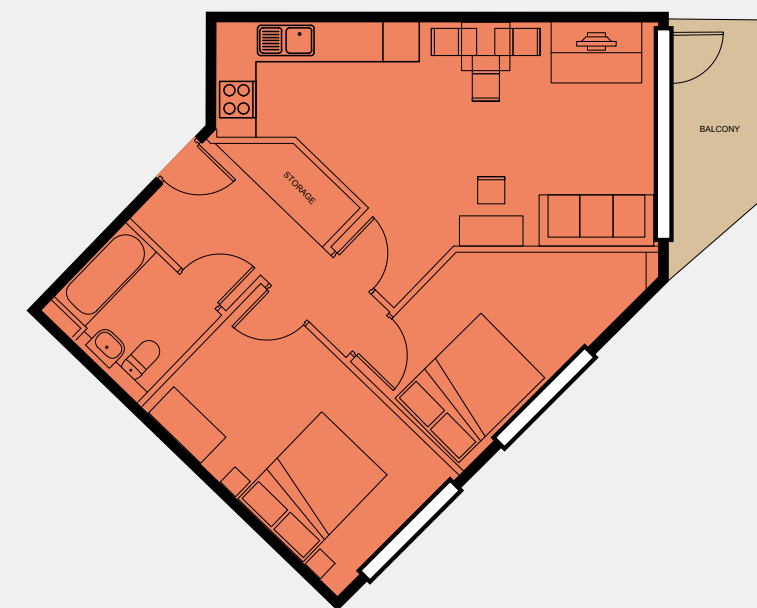
THIRD FLOOR

FLAT 21
2 Bedroom
799 SQ FT



THIRD FLOOR

FLAT 24
2 Bedroom
664 SQ FT

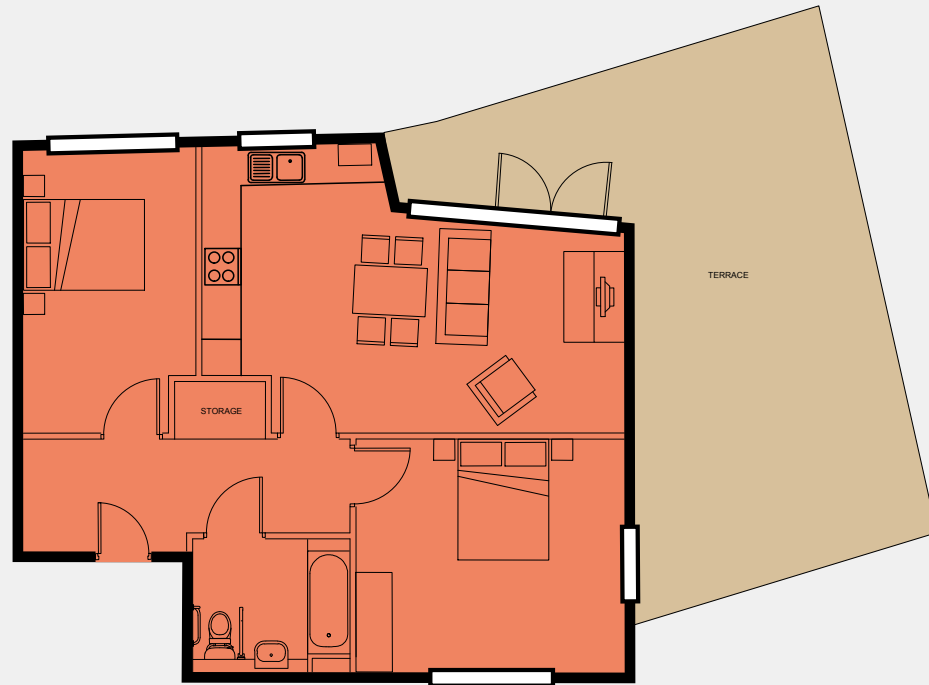


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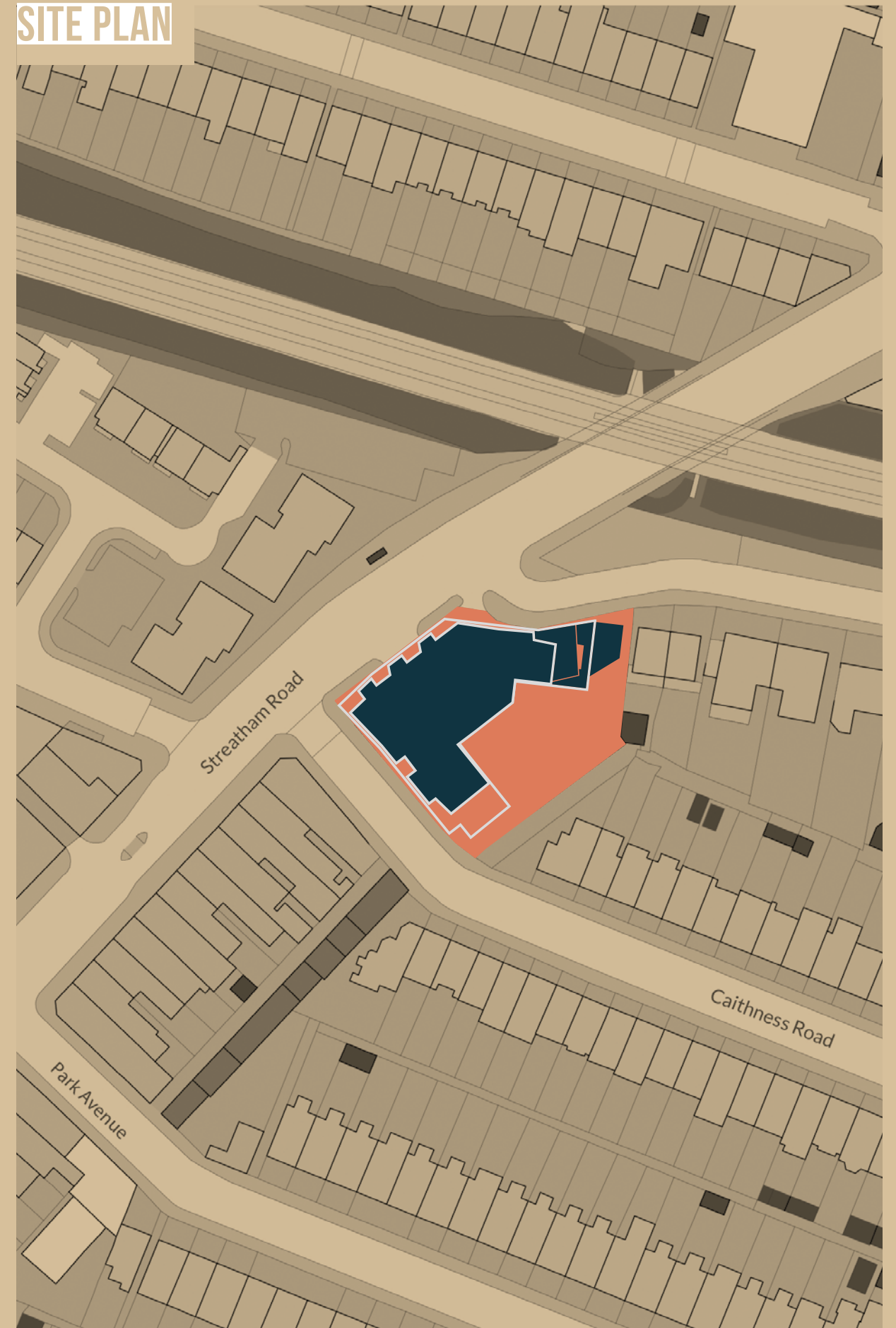
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THIRD FLOOR

FLAT 26
2 Bedroom
804 SQ FT



SITE PLAN



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SPECIFICATIONS

KEY FEATURES

- Stunning communal courtyard with planted area, seating area and play area
- Undercroft parking

GENERAL

- Bronze Ral 8000 windows
- Kardean flooring throughout the hallway, living and dining rooms
- LED downlights and dimmer lights to all apartments

BATHROOM

- Porcelanosa floor / wall tiles
- Stainless steel electric towel rail
- Rainfall shower heads and hand shower
- Underfloor heating to bathrooms and en-suites
- Bespoke glass mirror with LED lights, demister pad

KITCHEN

- Contemporary, handleless kitchen units
- 20mm stone worktops and upstands
- Siemens oven, induction hob and microwave, Integrated fridge / freezer, dishwasher appliances
- Built in Wine Cooler
- Washer Dryer in utility store

BEDROOM

- Bespoke fitted wardrobes to the master bedrooms

EXTERIOR

- Sky Q to all living room / bedrooms
- Video door entry system with colour monitors
- Secure cycle storage
- Private bin storage
- Nest 3rd Generation Learning Thermostat system – enabling remote access to heating and hot water system which can be controlled via your smartphone
- Telguard entry system with colour monitors

WARRANTY

- All apartments come with an ICW ten year warranty
- 2 year boiler warranty

*Specification is subject to change and availability



HELP TO BUY

Help to Buy (HTB) is a government scheme allowing first-time buyers of a new build flat or house to borrow up to 40% of the property's value in London. (up to 20% for outside London)

These Schemes are available to first-time buyers or homeowners who want to buy a brand-new home with a purchase price of up to £600,000.



ABOUT THE DEVELOPER

Featherstone Homes develop striking homes that are accented by superior attention to detail and are finished with exceptionally high specifications. With over 100 years of collective experience, an acute awareness of customer demands are at the forefront of all construction.

featherstonehomes.co.uk
info@featherstonehomes.co.uk

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