





# Apartment living alongside a green oasis

*Rarely does London living offer easy immediate access to green, open space. At Winslow Court you'll not just enjoy having a tranquil urban park on your doorstep, but you'll also have the advantage of the Thames riverside and vibrancy of Hammersmith and Fulham close at hand.*

If that's not enough, just a few miles away all the wider attractions of what is arguably the world's most dynamic capital city are yours to embrace, thanks to excellent transport links.

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*Clean, contemporary design and architectural detailing combine to create an elegant new landmark on Fulham Palace Road.*

This collection of beautifully appointed studios, one, two and three bedroom apartments has been designed to provide everything for stylish living in this outstanding location. Elevated specifications, great attention to detail and exceptional levels of finish throughout characterise these beautiful new homes.





A number of apartments directly overlook Frank Banfield Park. West facing balconies make the most of this outstanding setting, the perfect place to watch the sun go down while enjoying an evening cocktail with friends.

Car parking to selected apartments is also accessible from the rear of the building, and secure cycle storage is also provided.

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Crafted to exceptional levels of quality, interiors are designed to create harmonious living spaces that are as desirable to live in as they are to look at.

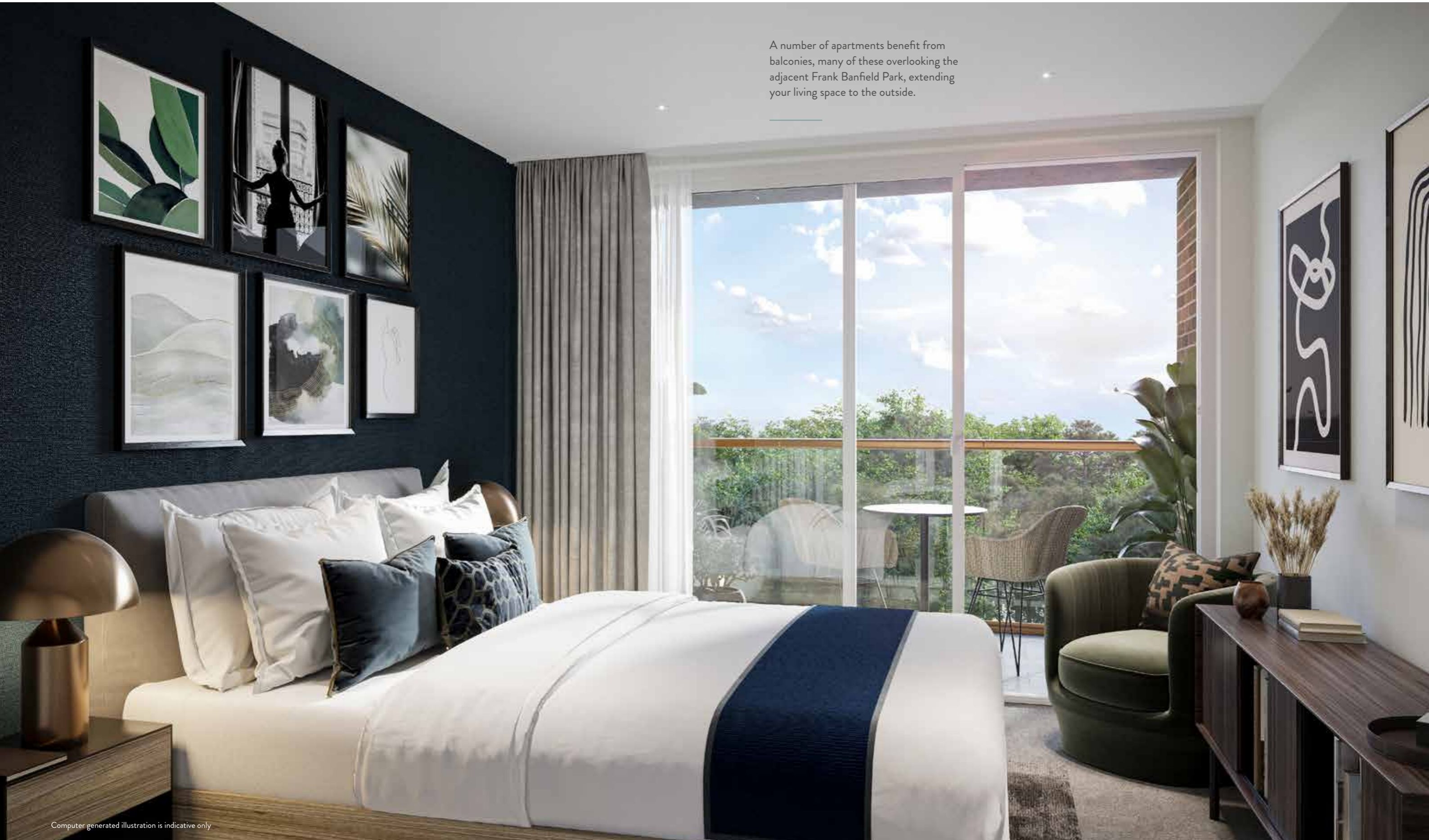


Stylish Leicht kitchens provide plenty of storage space and feature a comprehensive range of Siemens & Bosch integrated appliances, promising durability and timeless good looks.





A number of apartments benefit from balconies, many of these overlooking the adjacent Frank Banfield Park, extending your living space to the outside.





Computer generated illustration is indicative only

In addition to an en suite shower room\*, each 2 bedroom apartment is equipped with a bathroom, a haven of luxury where you can wash away the cares of the day. High quality tiling and sanitaryware is complemented with polished chrome fittings to create an air of contemporary elegance.

\* Except Apartment 22



## Explore the riverside



*Perfect for a morning run or an evening sundowner, the Thames riverside is just metres from Winslow Court.*

Here you'll discover a fabulous selection of restaurants and bars, including Brasserie Blanc, The River Café and The Blue Boat. A little further beyond iconic Hammersmith Bridge, a warm welcome awaits at The Blue Anchor and The Rutland Arms, traditional inns with waterside views and a wealth of history between them.

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Crossing Hammersmith Bridge will take you to the Thames Path, a walking and cycle route that stretches over 180 miles from the source of the Thames in The Cotswolds to the Thames Barrier and Woolwich. There's no excuse not to get out and make the most of the great outdoors when you make your home at Winslow Court.

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# Embrace a west London lifestyle

Hammersmith and Fulham is renowned for its eclectic blend of cultures and creativity. It's a forward-thinking borough that's become the destination of choice for those who want to make the most of west London living and enjoy easy access to the heart of the capital.



## WINSLOW COURT



### that's entertainment

**Eventim Apollo**  
Large, art deco venue with a diverse programme of rock, pop and comedy performances.

**Riverside Studios**  
Arts and media centre with cinema, comedy and performance studios, restaurant, café and bar.

**The Lyric, Hammersmith**  
Modern theatre with an eclectic schedule with roof garden and café.

**The O2 Shepherd's Bush Empire**  
Landmark live music venue in an Edwardian theatre, hosting a wide range of performances.



# Keeping it local

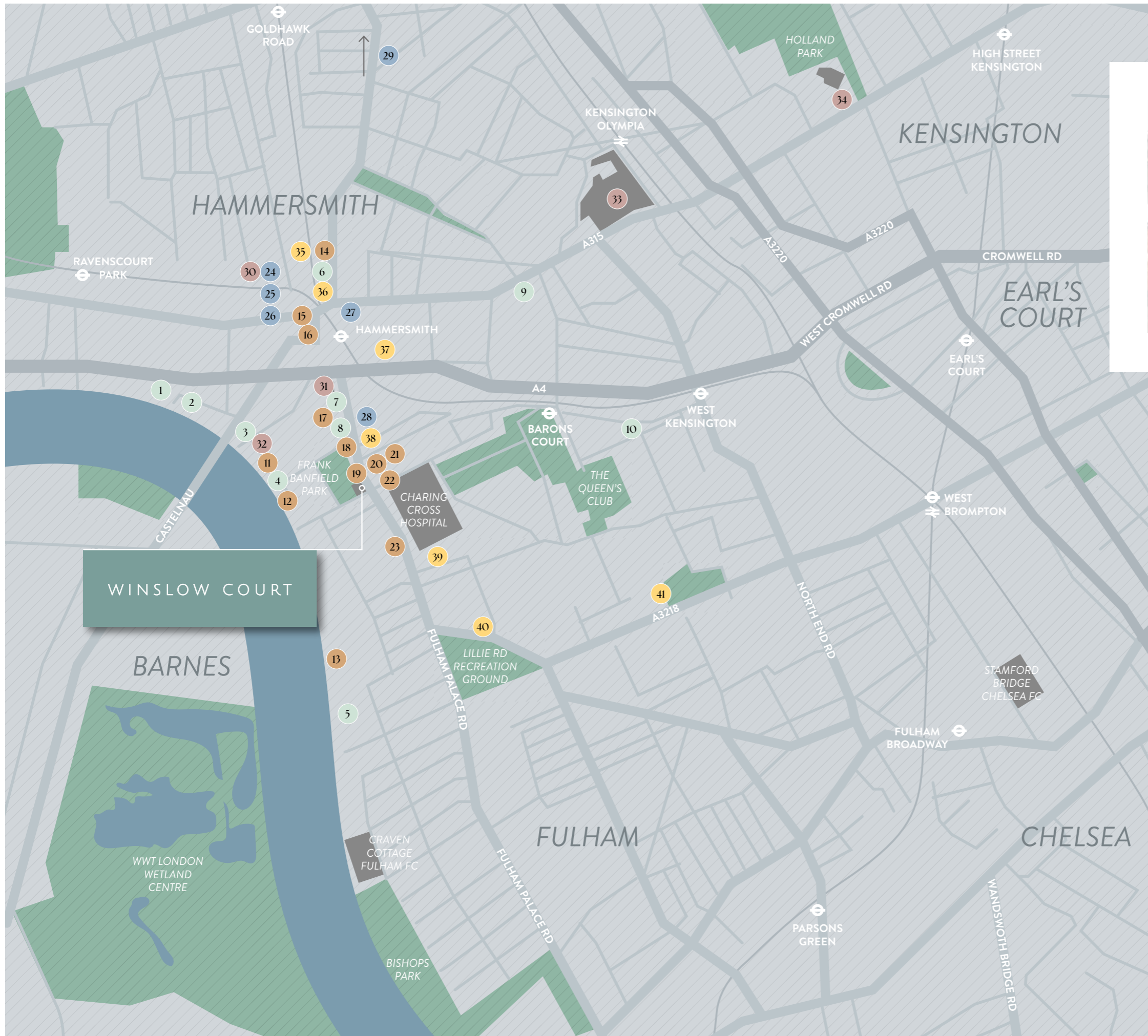
*Whether it's live entertainment, world cuisine or retail therapy, Hammersmith and Fulham won't disappoint.*

The heart of Hammersmith is less than a ten-minute walk from Winslow Court. Retail hubs include Broadway Shopping Centre, immediately adjacent to the station, and Livat Hammersmith, while household favourites Marks & Spencer and Ikea also have a presence here. For a fully immersive shopping experience, Westfield London houses a plethora of designer brands under one roof. Closer to home on Fulham Palace Road you'll find a whole host of independent retailers, coffee shops and restaurants all vying for your attention.



In Lyric Square, Hammersmith Food Market and World Food Market are held every Thursday and Friday respectively, presenting an eclectic range of tastes from around the globe.

For world class theatre, The Lyric is renowned for the quality of its productions or if live music and comedy's your thing, The Eventim Apollo hosts performances by all the big names in the business.



**Bars & Pubs**

- 1 THE DOVE
- 2 THE BLUE ANCHOR
- 3 OLD CITY ARMS
- 4 THE BLUE BOAT
- 5 THE CRABTREE
- 6 BELUSHI'S
- 7 DUKE OF CORNWALL
- 8 THE DISTILLERS
- 9 THE MELODY WHISKY BAR
- 10 THE CURTAIN'S UP

**Restaurants**

- 11 SAM'S RIVERSIDE
- 12 BRASSERIE BLANC
- 13 THE RIVER CAFE
- 14 WAGAMAMA
- 15 BLANCHE EATERY
- 16 LE PETIT BRETAGNE
- 17 NEW BANGKOK
- 18 MEZZA
- 19 REUN THAI
- 20 MR. STEAK
- 21 KENTA
- 22 CAFE BARCA
- 23 AVANTI

**Retail**

- 24 HAMMERSMITH STREET MARKET
- 25 KINGS MALL
- 26 IKEA
- 27 BROADWAY SHOPPING CENTRE
- 28 ORIENTAL LIFESTYLE
- 29 WESTFIELD

**Cultural**

- 30 LYRIC HAMMERSMITH
- 31 EVENTIM APOLLO
- 32 RIVERSIDE STUDIOS
- 33 OLYMPIA
- 34 DESIGN MUSEUM

**Sport & Leisure**

- 35 FITNESS FIRST
- 36 PURE GYM
- 37 HAMMERSMITH FITNESS & SQUASH CENTRE
- 38 JETS GYM
- 39 CHARING CROSS SPORTS CLUB
- 40 LILLIE ROAD FITNESS CENTRE
- 41 VIRGIN ACTIVE



*From Hammersmith a choice of tube lines give you easy access to London's landmarks, entertainment venues, finest restaurants and prestigious retailers.*

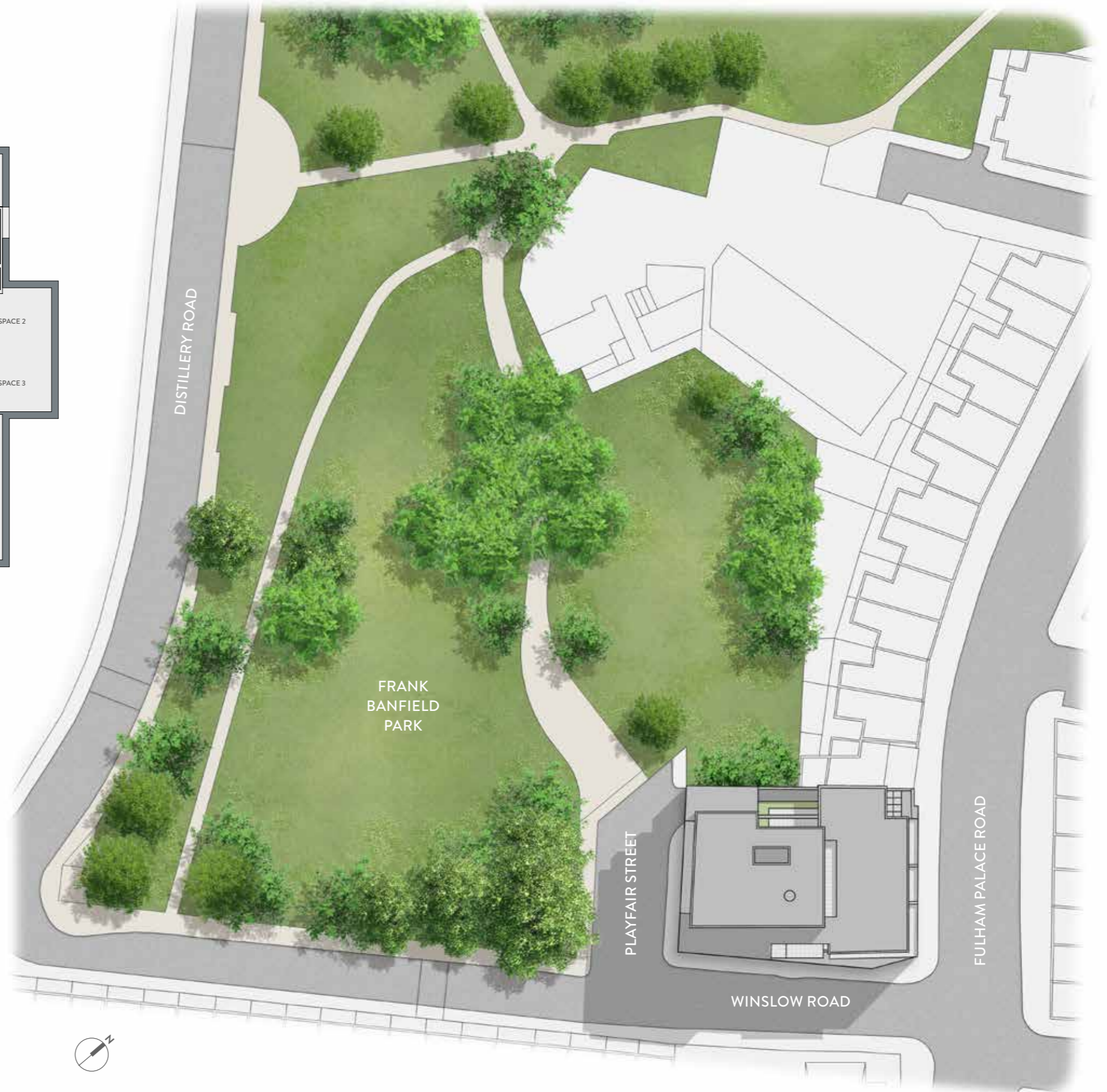
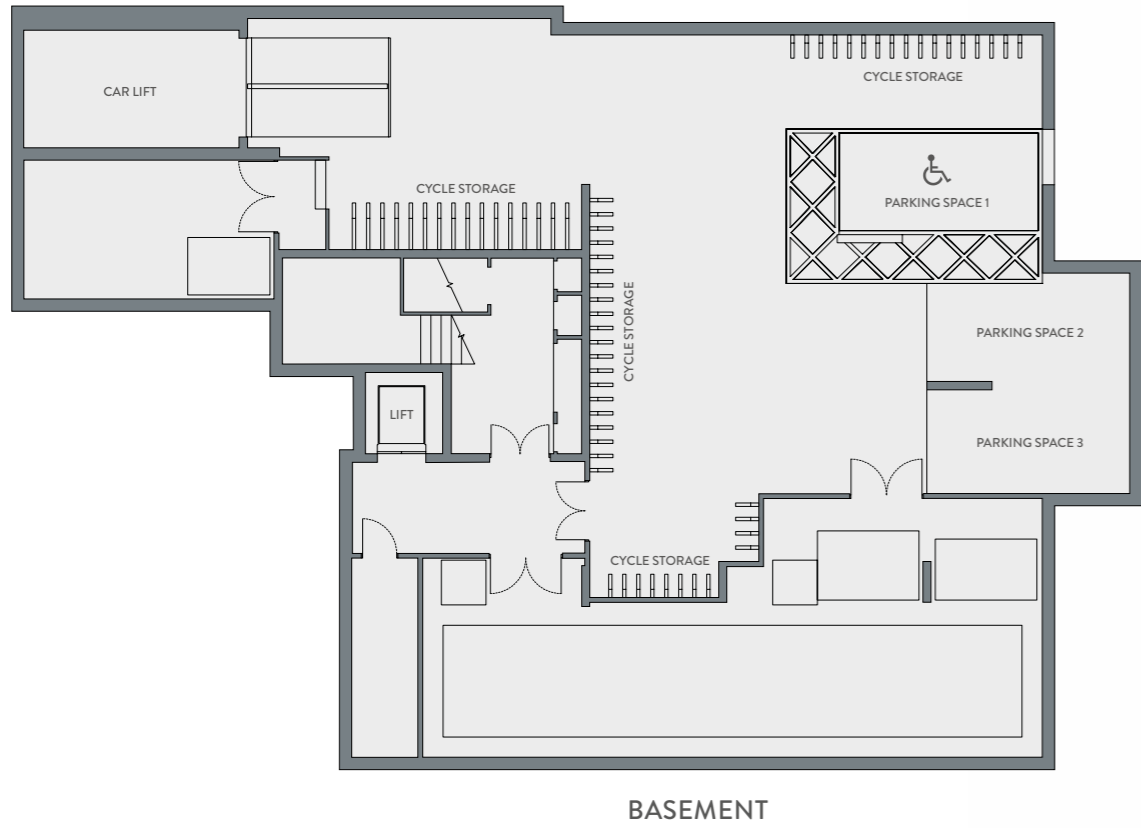
# Capital connections

The bright lights of the West End, Kensington's museums, work in the city, access to Eurostar or Heathrow for international travel. When you live at Winslow Court everything London has to offer falls easily within your reach thanks to outstanding tube connections from Hammersmith, just a ten minute walk from home.



Source: google.co.uk/maps



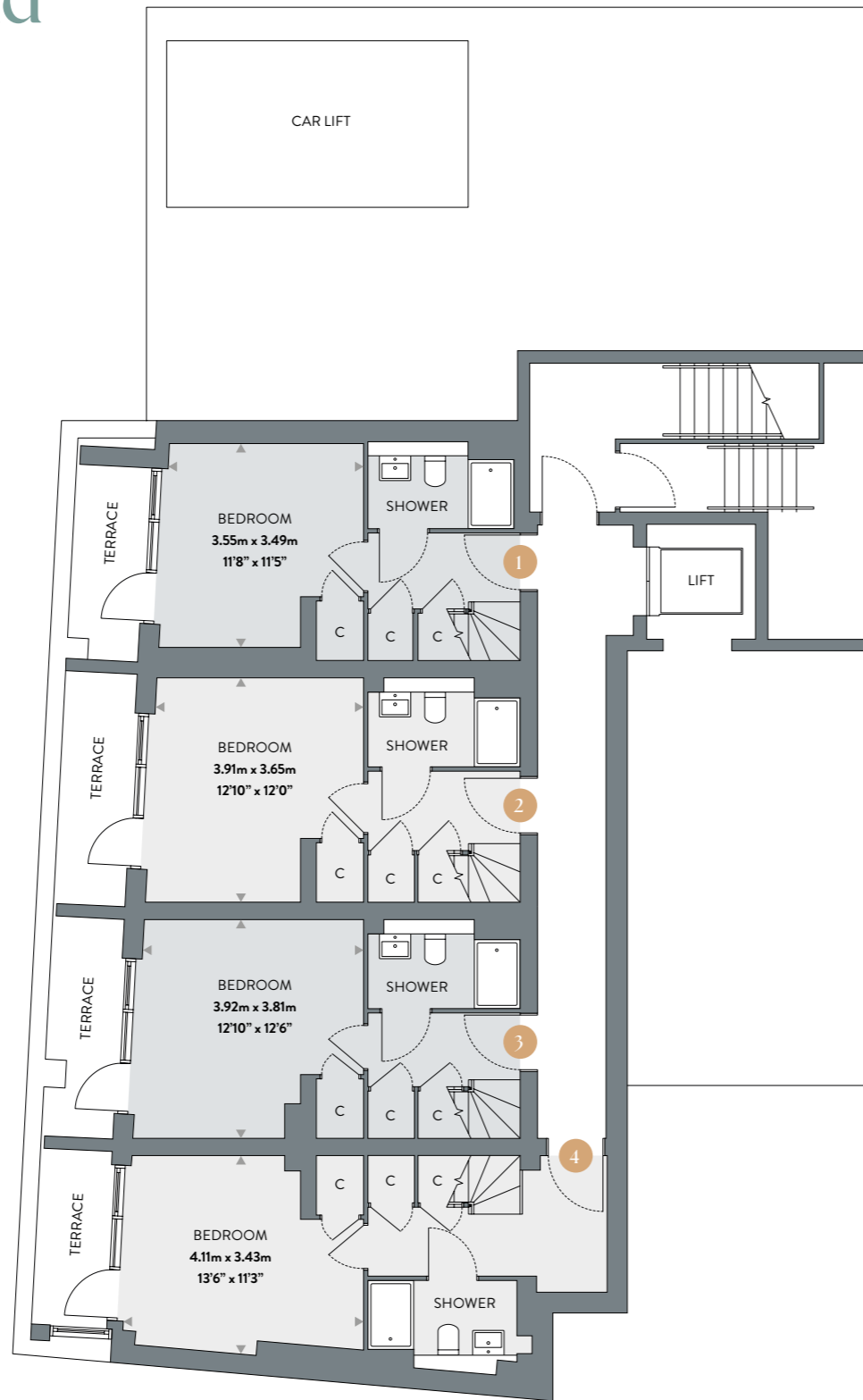


*Originally Chancellors Park and re-named in 1974 after former Mayor and Alderman of the Borough, Frank Banfield Park covers an area of 1.25 hectares. Access to the basement parking and cycle storage is provided from Playfair Street.*



# Lower Ground Floor

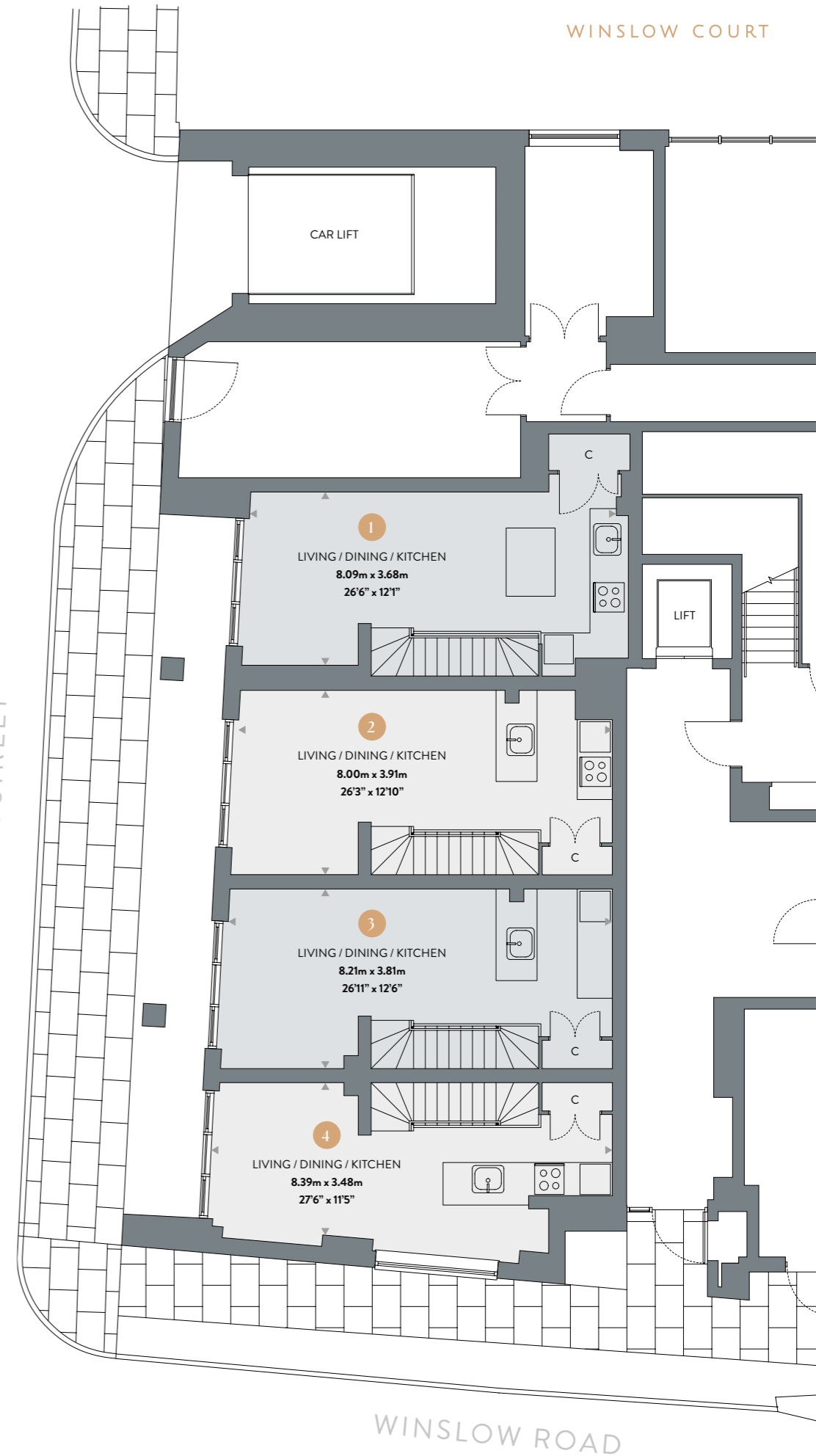
- 1 1 BEDROOM DUPLEX APARTMENT**  
TOTAL AREA  
51.4 m<sup>2</sup>      553 ft<sup>2</sup>
- 2 1 BEDROOM DUPLEX APARTMENT**  
TOTAL AREA  
54.9 m<sup>2</sup>      591 ft<sup>2</sup>
- 3 1 BEDROOM DUPLEX APARTMENT**  
TOTAL AREA  
52.1 m<sup>2</sup>      561 ft<sup>2</sup>
- 4 1 BEDROOM DUPLEX APARTMENT**  
TOTAL AREA  
51.0 m<sup>2</sup>      549 ft<sup>2</sup>



C - Cupboard

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

# Ground Floor



C - Cupboard

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# First Floor

## 5 2 BEDROOM APARTMENT

TOTAL AREA  
71.1 m<sup>2</sup> 765 ft<sup>2</sup>

## 6 1 BEDROOM APARTMENT

TOTAL AREA  
47.4 m<sup>2</sup> 510 ft<sup>2</sup>

## 7 2 BEDROOM APARTMENT

TOTAL AREA  
69.6 m<sup>2</sup> 749 ft<sup>2</sup>

## 8 1 BEDROOM APARTMENT

TOTAL AREA  
49.9 m<sup>2</sup> 537 ft<sup>2</sup>

## 9 1 BEDROOM APARTMENT

TOTAL AREA  
52.2 m<sup>2</sup> 562 ft<sup>2</sup>

## 10 1 BEDROOM APARTMENT

TOTAL AREA  
59.9 m<sup>2</sup> 640 ft<sup>2</sup>

## 11 2 BEDROOM APARTMENT

TOTAL AREA  
78.4 m<sup>2</sup> 844 ft<sup>2</sup>

## 12 2 BEDROOM APARTMENT

TOTAL AREA  
78.3 m<sup>2</sup> 843 ft<sup>2</sup>

## 13 3 BEDROOM APARTMENT

TOTAL AREA  
77.5 m<sup>2</sup> 834 ft<sup>2</sup>



C - Cupboard DR - Dressing Room ES - Ensuite

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# Third Floor

## 24 2 BEDROOM APARTMENT

TOTAL AREA  
71.3 m<sup>2</sup> 767 ft<sup>2</sup>

## 25 1 BEDROOM APARTMENT

TOTAL AREA  
47.6 m<sup>2</sup> 512 ft<sup>2</sup>

## 26 2 BEDROOM APARTMENT

TOTAL AREA  
69.7 m<sup>2</sup> 750 ft<sup>2</sup>

## 27 1 BEDROOM APARTMENT

TOTAL AREA  
49.7 m<sup>2</sup> 535 ft<sup>2</sup>

## 28 1 BEDROOM APARTMENT

TOTAL AREA  
58.4 m<sup>2</sup> 628 ft<sup>2</sup>

## 29 1 BEDROOM APARTMENT

TOTAL AREA  
62.3 m<sup>2</sup> 670 ft<sup>2</sup>

## 30 STUDIO APARTMENT

TOTAL AREA  
36.4 m<sup>2</sup> 392 ft<sup>2</sup>

## 31 2 BEDROOM APARTMENT

TOTAL AREA  
76.1 m<sup>2</sup> 819 ft<sup>2</sup>

## 32 2 BEDROOM APARTMENT

TOTAL AREA  
71.0 m<sup>2</sup> 764 ft<sup>2</sup>



C - Cupboard ES - Ensuite

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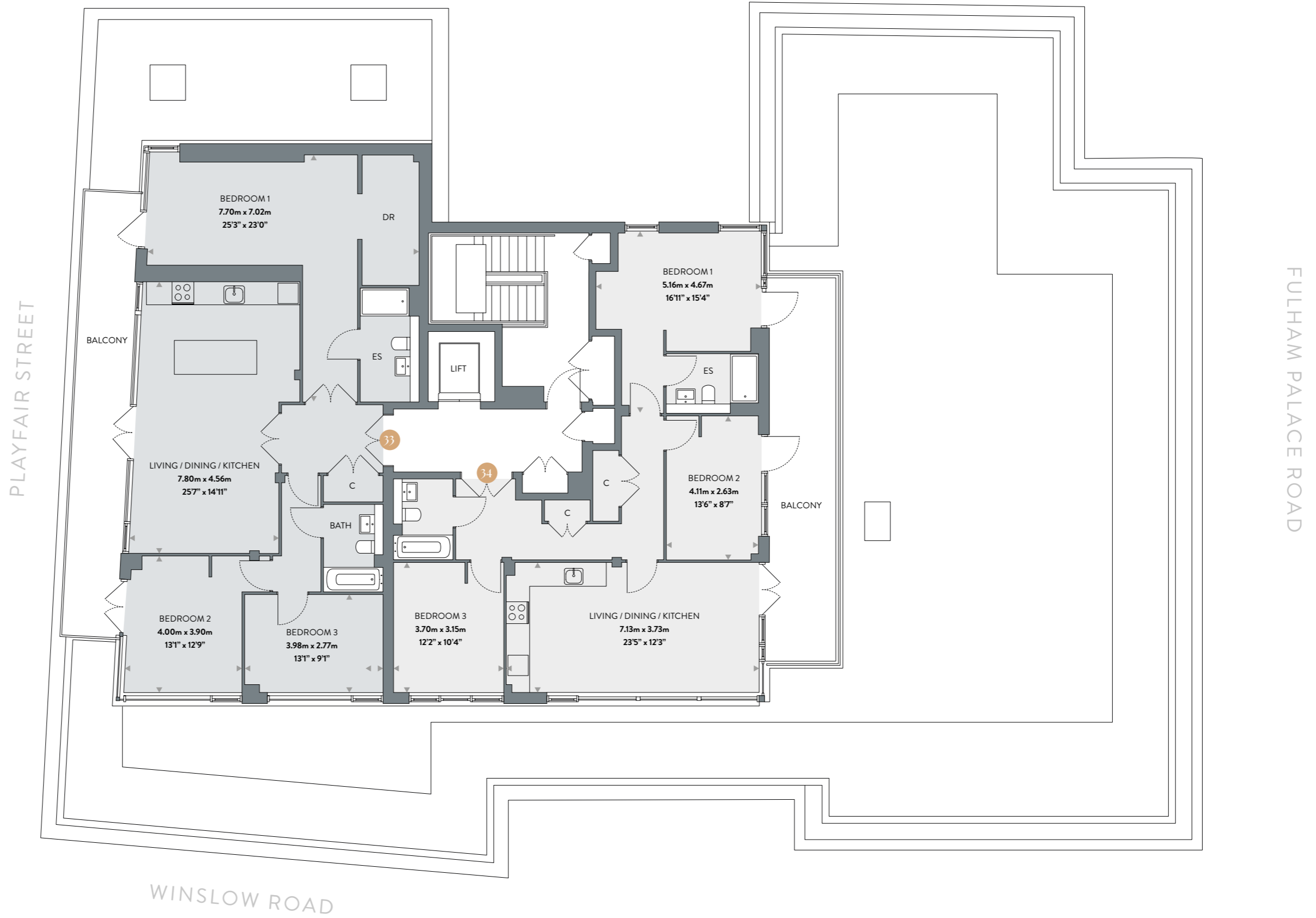
# Fourth Floor

## 33 3 BEDROOM PENTHOUSE APARTMENT

TOTAL AREA  
111.6 m<sup>2</sup> 1201 ft<sup>2</sup>

## 34 3 BEDROOM PENTHOUSE APARTMENT

TOTAL AREA  
91.2 m<sup>2</sup> 982 ft<sup>2</sup>



C - Cupboard DR - Dressing Room ES - Ensuite

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# It's all in the detail

## Interior designed entrance lobby

- Spacious reception lobby with tiled floor
- Concierge desk in central core
- Feature lighting

## Lift lobby / communal hallways

- Carpet floor finishes and painted walls
- Tiled floors continues through to lifts
- Mirrored/panelled walls inside lift

## Interior finishes

- Feature solid wood veneer main entrance doors
- Solid wood veneer internal doors
- Part glazed internal doors where appropriate
- Painted architraves and painted skirtings
- Polished chrome door furniture throughout
- Fitted wardrobes to all bedrooms; internal fittings include rails, shelves and drawers where fitted
- Amtico floor finishes to entrance halls and reception rooms

## Kitchens

- Individually designed layouts
- Stone work surfaces with stone upstand
- Stainless steel single bowl under mounted sink and stainless steel mixer tap
- Gloss lacquered finishes to cabinets with handle-less design
- Pull-out pan and racked storage units to selected apartments where fitted
- Recessed LED ceiling downlighters
- LED lights to underside of kitchen units
- Concealed multi-gang appliance panels and socket outlets above work surfaces, where fitted
- Amtico floor finishes or tiled floor to selected apartments where fitted
- Appliances are Siemens and Bosch
- Inset touch control induction hob
- Stainless steel multi-function single oven
- Stainless steel combination microwave oven
- Integrated multi-function dishwasher
- Integrated fridge / freezer
- Free-standing/integrated washer/dryer where fitted
- Re-circulating integrated extractor hood

## Bathrooms

- Double ended white bath with wall mounted bath filler
- Polished chrome deck mounted taps with pull-out hand shower to selected baths
- Polished chrome concealed thermostatic mixer / diverter, fitted showerhead and frameless glass bath screen to selected baths
- Polished chrome concealed thermostatic mixer / diverter, fitted showerhead and hand shower set to shower areas of bathrooms / shower rooms in selected apartments
- Walk-in shower area to bathrooms/shower rooms with frameless glass shower panels or doors to suit situation in selected apartments
- Mirrored and glass cabinets with shelving and shaver sockets above vanity units
- White wall mounted WC pan with soft close seat / cover and concealed cistern with dual-flush plate
- Niches with lighting to bathrooms / shower rooms where fitted
- Polished chrome finish ladder style thermostatically controlled heated towel rail to bathrooms / shower rooms
- Combination of large format tile wall finishes to selected walls of bathrooms / shower rooms
- Large format tile floor finishes
- MV extract ventilation to outside
- Recessed LED downlights to bathrooms / shower rooms / cloakrooms

## Balconies / terraces

- Some apartments benefit from private outside amenity space
- Balconies or terraces according to unit type and design

## Electrical fittings

- Ceiling coffer to reception rooms and some bedrooms where appropriate
- Recessed LED downlighters throughout
- Television (terrestrial and Sky) points to principal reception rooms and bedrooms
- Telephone and data points to principal reception rooms and bedrooms
- Wall sockets and switch plates in polished chrome / white where fitted



Computer generated illustration of typical en suite shower room indicative only

## Heating / cooling

- Heating and hot water in all apartments
- Under floor heating (wet) to all principal rooms
- Electric underfloor heating to wet rooms

## Security

- Video entry system viewed by individual apartment handset / screen
- All apartments provided with mains supply smoke detectors
- Fitted fire sprinkler system
- 48-hour recorded CCTV, viewable via the internet

## Peace of Mind

- 999 year lease
- All apartments benefit from a 10 year new build insurance warranty

## Lift

- Passenger lift serves all levels from lower ground floor to fourth floor

## Management Company

- A management company will be appointed to administer the effective operation and maintenance of communal facilities for which a service charge will be levied and appropriate to the benefit offered.

We maintain a policy of constant improvement and this specification is for guidance only and is subject to change and to availability of supply and any technical and building regulation requirements.



## Creating homes of distinctive style

*To meet the demands of our exacting clientele, our homes feature the highest quality specifications.*

Materials, chosen for their robustness and attractive appearance, are resourced from carefully selected suppliers. Interior layouts are planned to perfection, culminating in living spaces that flow effortlessly from one to another.

Outside, the external details blend with the local environment, backing onto Frank Banfield Park, with its specimen trees, shrubs and landscape features. The result is a whole that is greater than the sum of the parts, magnificent new homes that will more than stand the rigours of time.



Images depict previous developments



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