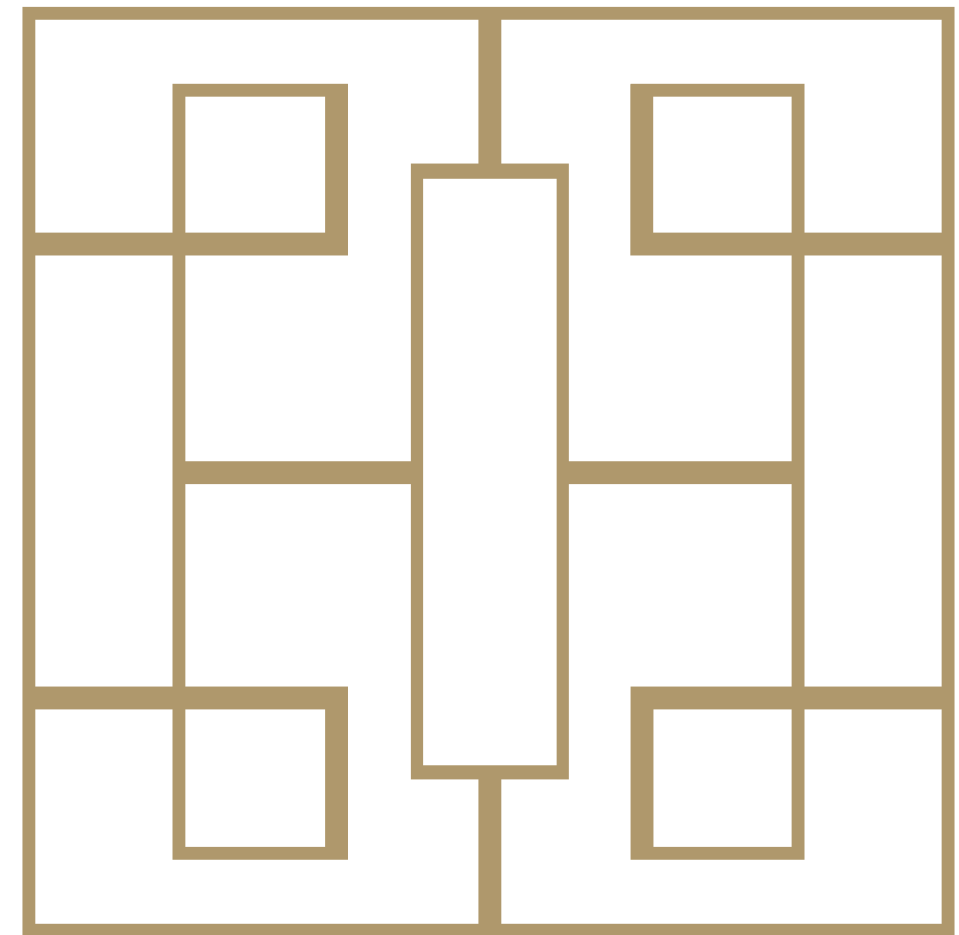


KNIGHTON PLACE

KNIGHTSBRIDGE



FINCHATTON
RESIDENCES



PEERLESS HERITAGE, VIBRANCY AND CHARM

Knightsbridge, a place of royal heritage spanning centuries, has long been regarded as one of London's most refined boroughs. Few other areas can match its cosmopolitan atmosphere of elegant living and imitable sense of style.

Stretching from Hyde Park Corner to the museums area of South Kensington, this is an area of prestige and sophistication.

And yet behind the unequivocal glamour of Harrods, the chic designer labels of Sloane Street, and the Michelin star restaurants, there's a quintessentially British charm that makes living here so extraordinary. Cobble streets, private garden squares, and artisan boutiques that have been quietly beguiling residents for decades.



The fine historic automobiles at Fiskens in the cobbled Queens Gate Place
Mews. Vintage Ferraris, Aston Martins, E-type Jaguars and Bugattis
– an aesthete's dream.



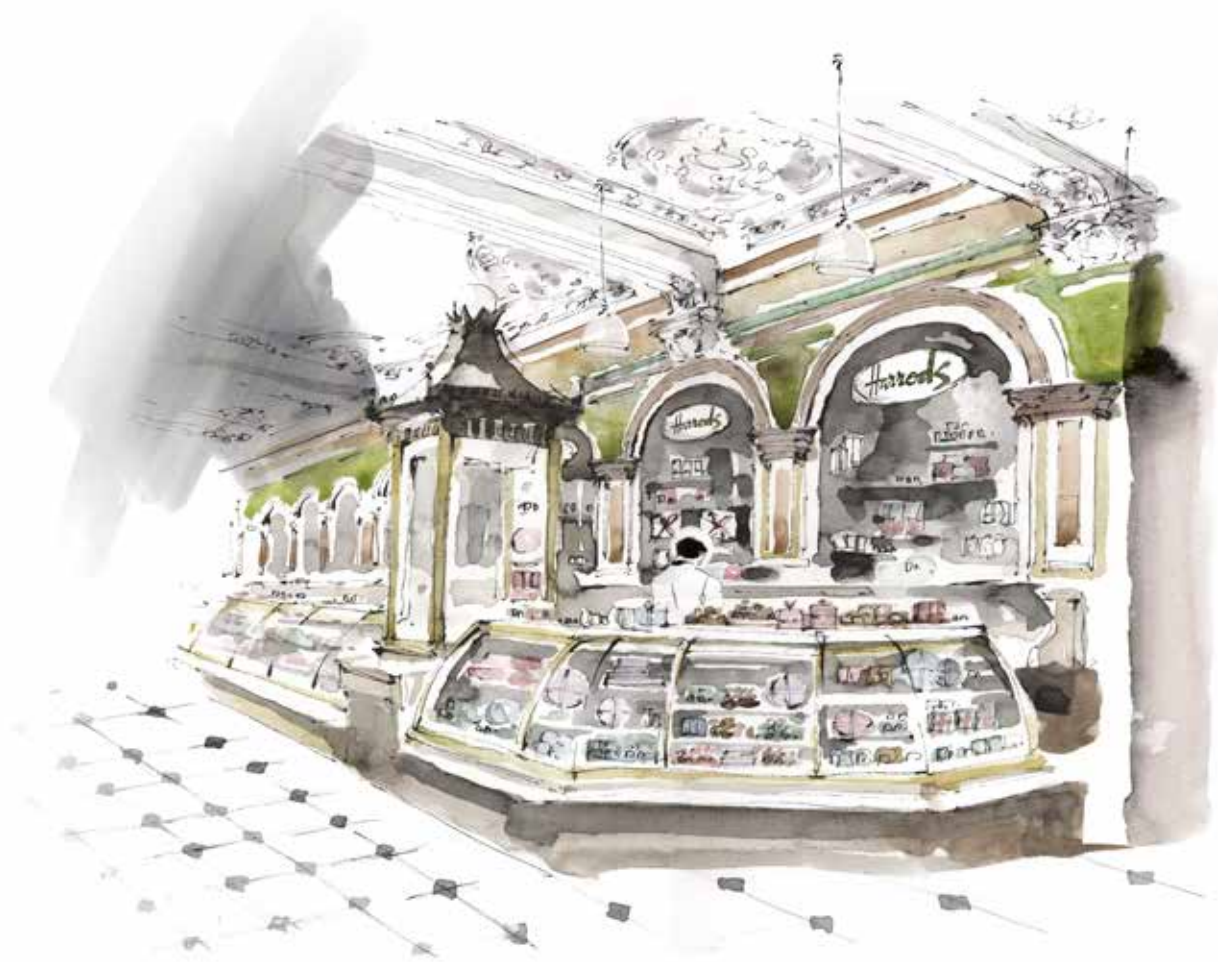
A feast for every sense. Freshly baked croissants from Baker & Spice,
exotic spices from Maroush, and fine Florentine fragrance and skin
nourishments from the legendary Santa Maria Novella Farmacia.



Dragons – where the finest hand-painted nursery furniture creates magical children's rooms – is one of dozens of thriving artisan businesses on your doorstep.



Wild flowers in Hyde Park, cherry blossom in garden squares, and a spectacular explosion of colour and scents emanating from local florists.



Indulgence is traditional. Since 1849, connoisseurs of taste have travelled across oceans and continents to gaze in wonderment at Harrods Food Halls.

Everything, for everyone, everywhere.



Step along Sloane Street past Tod's, Jimmy Choo, Louis Vuitton and Gucci to the inimitable House of Berluti, leathermakers extraordinaire, and heaven for the well-heeled.



KNIGHTON PLACE, SW3

A new contemporary development of townhouses and apartments is soon to complement the Georgian architecture of Yeoman's Row, a quiet residential street in Knightsbridge.

Designed by Finchatton, Knighton Place is set to complete in 2015 with five townhouses and four apartments.

An intimate connection with the borough's rich history has been celebrated by naming each townhouse after British architects who helped shape Knightsbridge as we know it today:
Blomfield, Eyton, Leverton, Caroe, Elsam.

Inside, each residence is spacious and perfectly proportioned, with handcrafted period detailing alongside the very latest technology.

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Elegant interiors find the perfect balance between grandeur and intimacy with a restrained colour palette and luxurious Art Deco-inspired detailing.





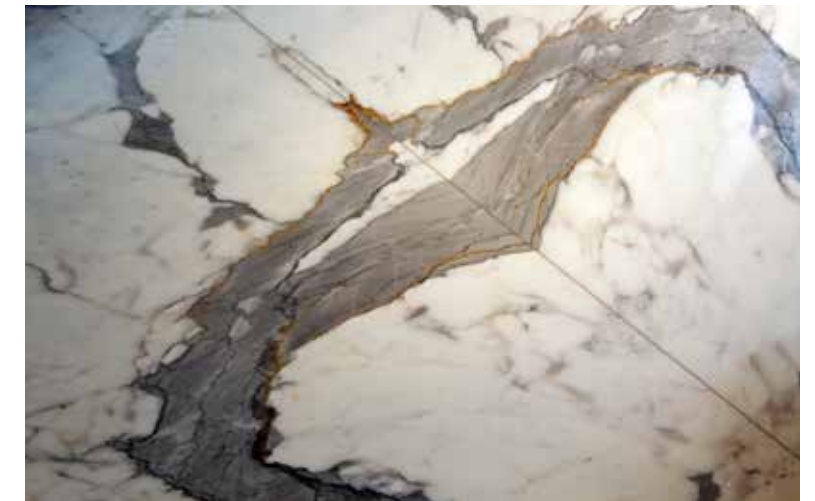
Light and airy dining rooms are designed for entertaining. Mid-tone woods, upholstered dining chairs and handmade rugs add a contemporary twist.

Spacious bedrooms are relaxing spaces with sophisticated, muted colours. Deco-style mirrors and lamps continue the theme of understated glamour.



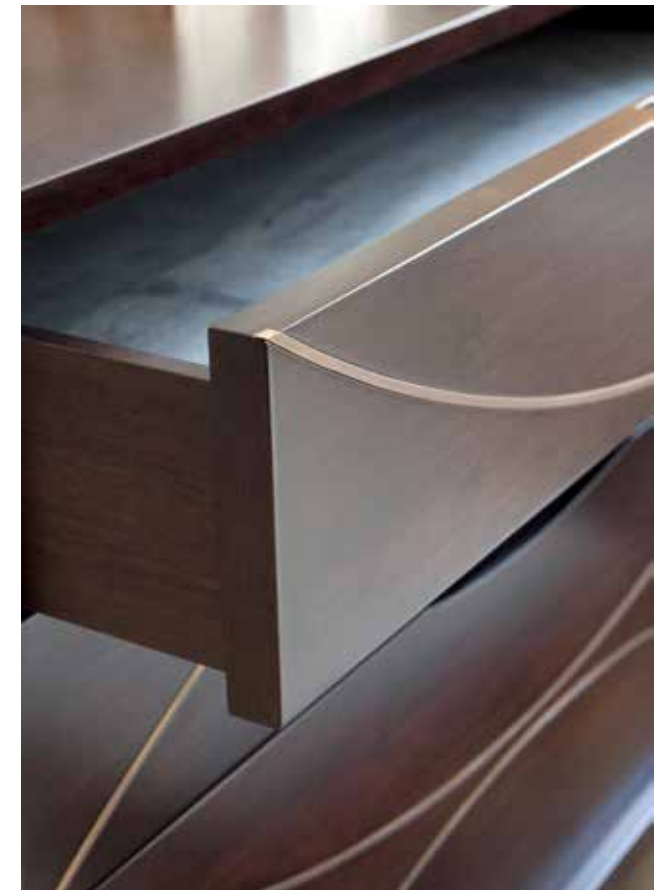


In bathrooms, book-matched marble sets a luxurious tone, echoed in floor-to-ceiling mirrors, twin basins and a statement bath with a view.



Living areas are effortlessly elegant, juxtaposing soft curves with straight lines in a range of tactile materials – walnut, cashmere, leather, ceramics, metallics.





Proportions of rooms are generous. Upholstery is designed for comfort. Traditional panelling and cabinetry has a classical Edwardian quality.



SPECIFICATIONS

FLOORS

- High quality marble flooring in halls, WCs and bathrooms
- Herringbone timber flooring in a brushed oak finish in reception and dining rooms
- Timber flooring in a brushed oak finish in kitchens
- 100% wool cut and loop pile carpets in bedrooms

KITCHENS

- High specification bespoke units
- Integrated appliances - Sub-Zero and Wolf

BATHROOMS

- Bespoke vanity units with stone finishes
- Brassware – Lefroy Brooks or similar

CURTAINS, BLINDS & WINDOWS

- Principal window treatments are fully integrated with the control system
- High quality minimal frame window system

INTERIOR JOINERY

- Bespoke joinery installed in reception, dining, kitchen, entrance hall, study, gym, spa and bathroom areas
- Bespoke fitted wardrobes in bedrooms

COOLING, HEATING & VENTILATION

- Comfort heating and cooling system in all principal rooms, including guest bedrooms, operated by touch screens or via the apartment's iPads either within the house or remotely
- Underfloor heating throughout with localised sensors and thermostats to monitor and control the temperature in each space
- Heated towel rails in all bathrooms, controlled by a central timer

AUDIO VISUAL

- Multi-zoned audio with discreet in-ceiling speakers accessed and controlled through Control4
- Latest generation Apple TV and Blu-ray player all pre-installed and distributed to all TVs
- Home Theatre with Anthem 7.2 Surround Sound, the latest 3D HD projection, high powered in-wall speakers, and an acoustically transparent large cinema screen
- High-Definition (HD Base T) 3D video distribution system
- The infrastructure to provide for Digital Terrestrial, DAB, Sky satellite and foreign satellite has been installed
- Family room features a High Definition 3D LED screen with the latest LED TVs in reception, master bedroom and gym areas

FIREPLACES

- Gas-effect fires with stone surrounds operated by Control4

LIGHTING

- Control4 professional lighting system accessible from keypads or from touch screens or smart devices throughout the home or remotely
- Scene-setting lighting control including provision for table and floor lamps and an 'all off' good night button beside master beds
- Internal wardrobe and vanity lighting

CONTROL SYSTEM

- Control4 interface to control audio visual, lighting, blinds, fireplaces, heating, air conditioning, security, CCTV, intercom and access control

TELEPHONE & DATA SYSTEM

- Dual Cat 5e and Cat 6 outlets in all of the principal rooms to provide simple installation of standard PBX, IP phone systems or wired high-speed Ethernet connections to devices
- Full Class-N business grade single robust wireless network throughout
- Shared patch panel with AV system – designed for optimum convergence of AV/IT as future technology allows

SECURITY

- Concierge and concierge desk in main entrance lobby
- Video intercom system linked to multiple touch screens for front door entry as well as video intercom facility within the home
- Grade 3 intruder alarm installed, linked to an external monitoring station
- CCTV system accessible from all TVs and touch screens and remotely from all smart phones and tablets

LIFT

- Dedicated lift with bespoke finishes serving all floors

CAR PARKING

- State-of-the-art underground garaging with 2 dedicated car park spaces with high grade garage doors for each townhouse accessed via a car lift from street level

The above specifications are general specifications relating to Blomfield House, Caroe House, Eyton House, Leverton House and Elsam House. Separate specifications are available for the apartments. The developer reserves the right to make changes to these specifications including to specific brands, materials and appliances. In such cases, a similar alternative will be provided.



FINCHATTON

Finchatton was founded in 2001 to create the most exceptional homes in the world. The company's signature hallmark of effortless elegance and timeless sophistication continues to inspire and excite the world's most discerning clientele. While Finchatton continues to grow, the qualities that define it are unchanging: outstanding craftsmanship, intelligent design, contemporary functionality and the highest quality materials. The company has two distinct divisions: Finchatton Private, which undertakes bespoke commissions around the world, and Finchatton Residences for development projects, of which the latest addition is Knighton Place. A selection of recent projects is showcased in the following pages.

FINCHATTON PRIVATE

Finchatton Private undertakes design commissions for both private clients and specialist developers, creating elegant interiors for homes all over the world. Rather than a house style, our interior design team approaches each project individually, considering every detail from the flow and feel of a space through to specialist materials for cabinetry. We travel the world to source a particular fabric or accessory to create pieces both functional and beautiful, and pride ourselves on relationships with the finest suppliers and craftsmen. The difference is in the detail. You'll see it in the finishes and experience it from the moment you step into your home.

FINCHATTON RESIDENCES

Finchatton Residences designs and develops individual and multiple residence properties all over the world. Always in the finest locations, each illustrates a dedication to design excellence and innovation, obsessive attention to detail, superior quality of build, and professional integrity.



Left top: Reception, lateral apartment, Knightsbridge.
 Left bottom: Cinema room, family townhouse, Knightsbridge. Right: Reception, spacious duplex apartment, Kensington.

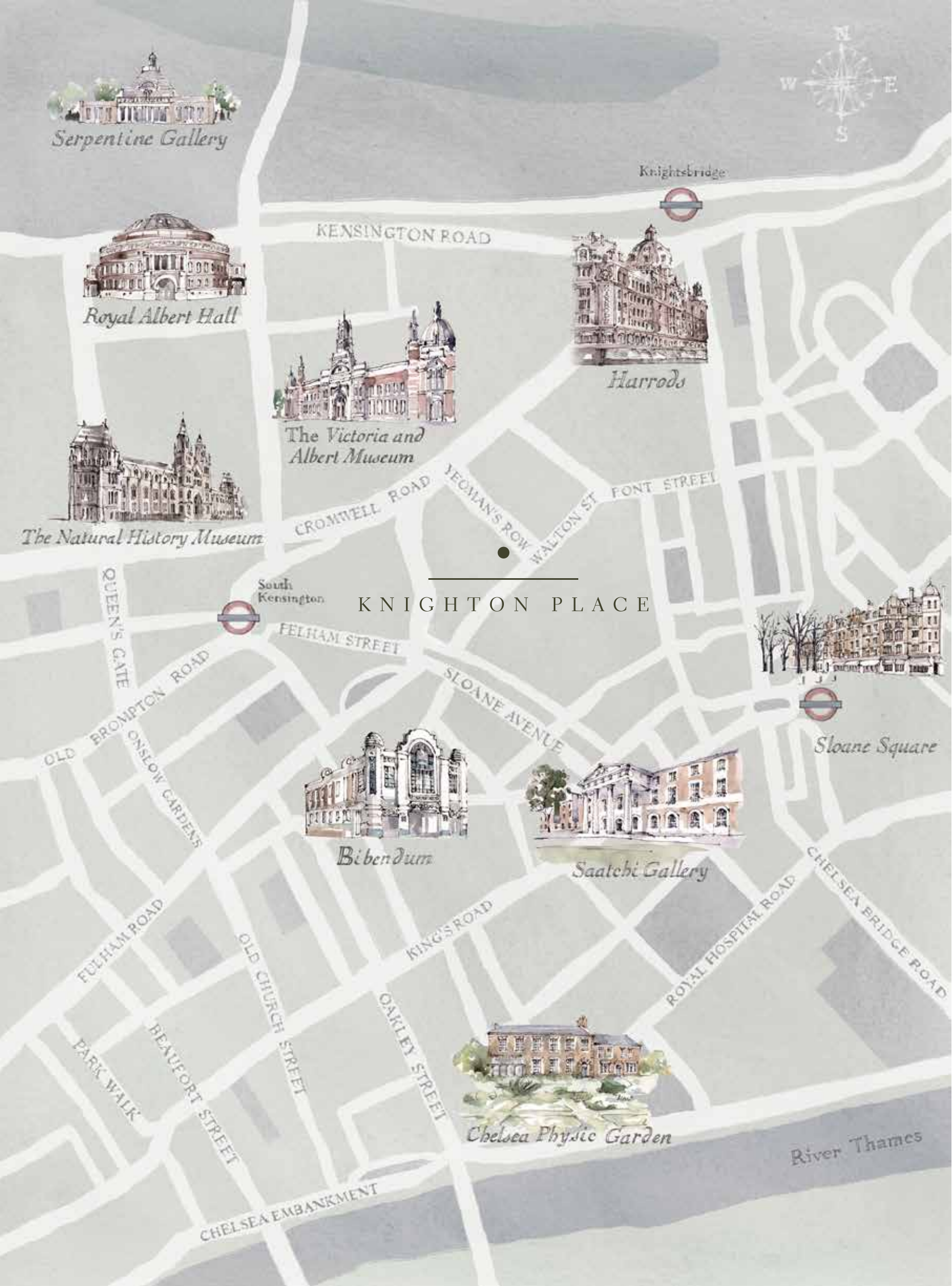


Left top: Formal dining, penthouse apartment, Mayfair.

Left bottom: Wine room, townhouse, Belgravia.

Right: Stairwell with skylight, family home, Knightsbridge.





KNIGHTON PLACE

FINCHATTON RESIDENCES

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Funding Partner



WAINBRIDGE
ESTATES

Wainbridge Estates is a residential investment management business, created to satisfy the increasing demand for super prime properties across the globe. We provide discerning clients with access to investments in iconic residences of unparalleled luxury in some of the world's most sought-after addresses, including Paris, the French Riviera, Courchevel, London, St. Barths, New York and Moscow.

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IMPORTANT NOTICE

The seller, its appointed agent, and Finchatton give notice that these particulars are prepared for the guidance only of prospective buyers. They are intended to give a fair overall description of the property but do not constitute part of an offer or contract. Any information contained herein is given in good faith but must not be relied upon as being a statement or representation of fact. Nothing in these particulars shall be deemed to be a statement that the property is in good working condition or otherwise nor that any services or facilities are in good working order. Any areas, measurements or distances referred to herein are approximate only. The text, photographs and layouts are for guidance only and are not necessarily comprehensive. Floorplan illustrations show the layout of the accommodation only. To view the architectural and structural items excluded on these accommodation layouts, please request the architectural plans from the marketing office. Purchasers must satisfy themselves in relation to all the foregoing matters by inspection or otherwise.

CREDITS

Brochure by Pure DNA

