



TRURO PLACE

PALMERS GREEN, LONDON N13

The home of joie de vivre

THE HOME OF JOIE DE VIVRE

DISCOVER A CHARMING FRENCH RESIDENCE,
HIDDEN IN THE HEART OF PALMERS GREEN

Steeped in history and mystery, Truro House has long fascinated the modern-day neighbourhood that surrounds it.

Now this remarkable Grade II listed property has rediscovered its 'joie de vivre', with the nineteenth-century villa and coach house returned to their original splendour, and joined by a new collection of apartments designed to complement the house's unique style and unmistakable French flair.



The home of joie de vivre



HERITAGE





TRURO PLACE. BE A PART OF THE RE-DISCOVERY.

BEHIND MATURE TREES, AWAY FROM
THE BUSTLE OF GREEN LANES, LIES AN
IDYLIC PIECE OF FRENCH COUNTRY
CHARM, WHERE YOU'D LEAST EXPECT IT.

Step through the iron gates of this secluded, private gated development and discover an enticing mix of old and new, where a wealth of original features meets the latest in security technology, and where over two acres of mature gardens and lawns meet a coveted parking space.

Thoughtfully restored, today's Truro Place is a thoroughly modern address that exists in perfect harmony with its heritage and surrounds, and the grand buildings that have stood here for 150 years.

After decades in the wilderness, this unique property is once again a joy to discover.

THE DEVELOPMENT



DAVIS HOUSE

OAKTHORPE HOUSE

TRURO HOUSE

THE COACH HOUSE



DAVIS HOUSE

TRURO HOUSE

4 BEDROOM HOUSE

THE COACH HOUSE

3 BEDROOM HOUSE

DAVIS HOUSE

1, 2 & 3 BEDROOM APARTMENTS

OAKTHORPE HOUSE

2 BEDROOM APARTMENTS

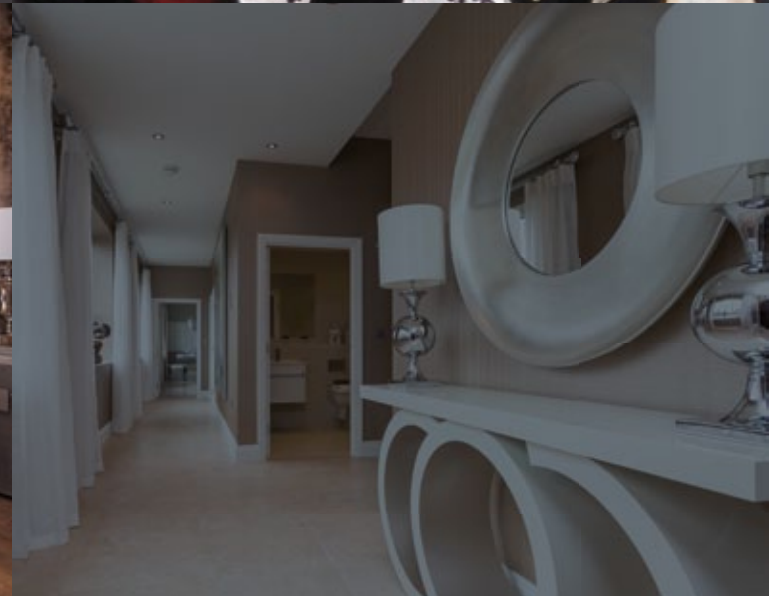
Computer generated imagery is indicative only.



THE COACH HOUSE



OAKTHORPE HOUSE



A modern bedroom interior featuring a large bed with a quilted headboard and footboard, a desk with a chair, and a patterned armchair. The room has a dark, textured wall and a wooden floor. The text "THE Houses" is overlaid in the center, with "THE" in a sans-serif font and "Houses" in a script font. Two horizontal lines are positioned above and below the word "Houses".

THE Houses

THE INTERIORS

REFINED GLAMOUR WITH A CLASSIC FRENCH TWIST

THE ELEGANT INTERIOR DESIGN
SHOWCASES THE NINETEENTH CENTURY
VILLA'S TIMELESS GRANDEUR.

In Truro Place's stunning houses, Comer Homes has brought together the best of two worlds, old and new.

A wealth of original period features have been sympathetically restored, including one-of-a-kind wood panelling, intricate plasterwork, leaded stained glass and stunning fireplaces. Great care has been taken to preserve the house's architectural treasures, and these features are complemented by thoughtful details and luxurious finishing touches you'd expect from a beautifully designed, contemporary home, with statement chandeliers, glossy kitchens and sumptuous marble bathrooms. Each of the beautiful houses has its own secluded garden.

THE INTERIORS - THE HOUSES





Photography is from a previous development by Comer Homes Group.



Photography is from a previous development by Comer Homes Group.



Shimmering chandeliers,
sleek finishes and
dramatic dark wood -
style is in the detail...



FEATURES & SPECIFICATIONS

KITCHEN

- Quality contemporary fitted handleless units
- Quality porcelain limestone flooring
- Undermount stainless steel sink
- Miele or equivalent appliances throughout
- Integrated hob and oven
- Integrated extractor hood
- Integrated dishwasher
- Integrated fridge/freezer
- Washer/dryer

BEDROOMS

- Engineered wood effect walnut flooring
- Chrome LED spotlights

BATHROOM

- Chrome heated electric towel rail
- Porcelain limestone floor tiles
- Polished porcelain wall tiles with chrome trim
- Fitted chrome edge mirror
- Thermostatic shower
- Vado shower arm and head
- Chrome and glass shower door
- Vado contemporary taps
- High specification sanitaryware
- Chrome LED spotlights

LIVING ROOM

- Quality porcelain limestone flooring
- Chrome LED spotlights

AUDIO VISUAL

- TV and Sky Plus connection points to main rooms
- Telephone points
- Broadband connection

EXTERNAL FEATURES

- Private gated development
- Landscaped communal gardens
- Designated car parking bays
- Electric car charging points
- Canalside path
- Uplighting to main buildings
- Private rear gardens

GENERAL

- Underfloor heating to all rooms
- Individual heating thermostat to each room
- Oak internal doors
- Low profile chrome light switches and sockets
- Satin chrome door handles
- Quality double glazed windows
- High level acoustic insulation
- Mains operated smoke detectors
- Colour screen video door entry system
- Video entry system to pedestrian and vehicular gates
- 24 hour CCTV system
- 10 year LABC Guarantee to all houses
- High efficiency heating and hot water supplied from 30kw system boiler

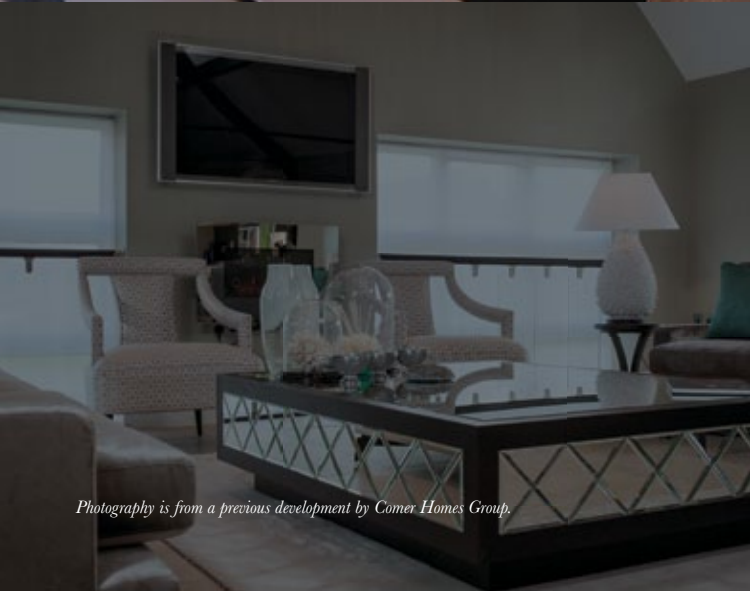
TRURO HOUSE

ADDITIONAL FEATURES

- Original architectural features
- Original fireplace where applicable or contemporary gas fire
- Original cornices
- Feature ceilings
- Marble tiling to family bathroom
- Restored feature kitchen range
- Original wood panelling
- Stained glass windows
- Video entryphone system to Green Lanes entrance



Photography is from a previous development by Comer Homes Group





THE

Apartments

THE INTERIORS



Photography is from a previous development by Comer Homes Group.

DEFINING CONTEMPORARY OPULENCE

INSPIRED BY THE ORIGINAL INTERIORS OF
THE HOUSE, THE APARTMENTS AT TRURO PLACE
OFFER A MODERN-DAY TAKE ON CLASSIC CHIC.

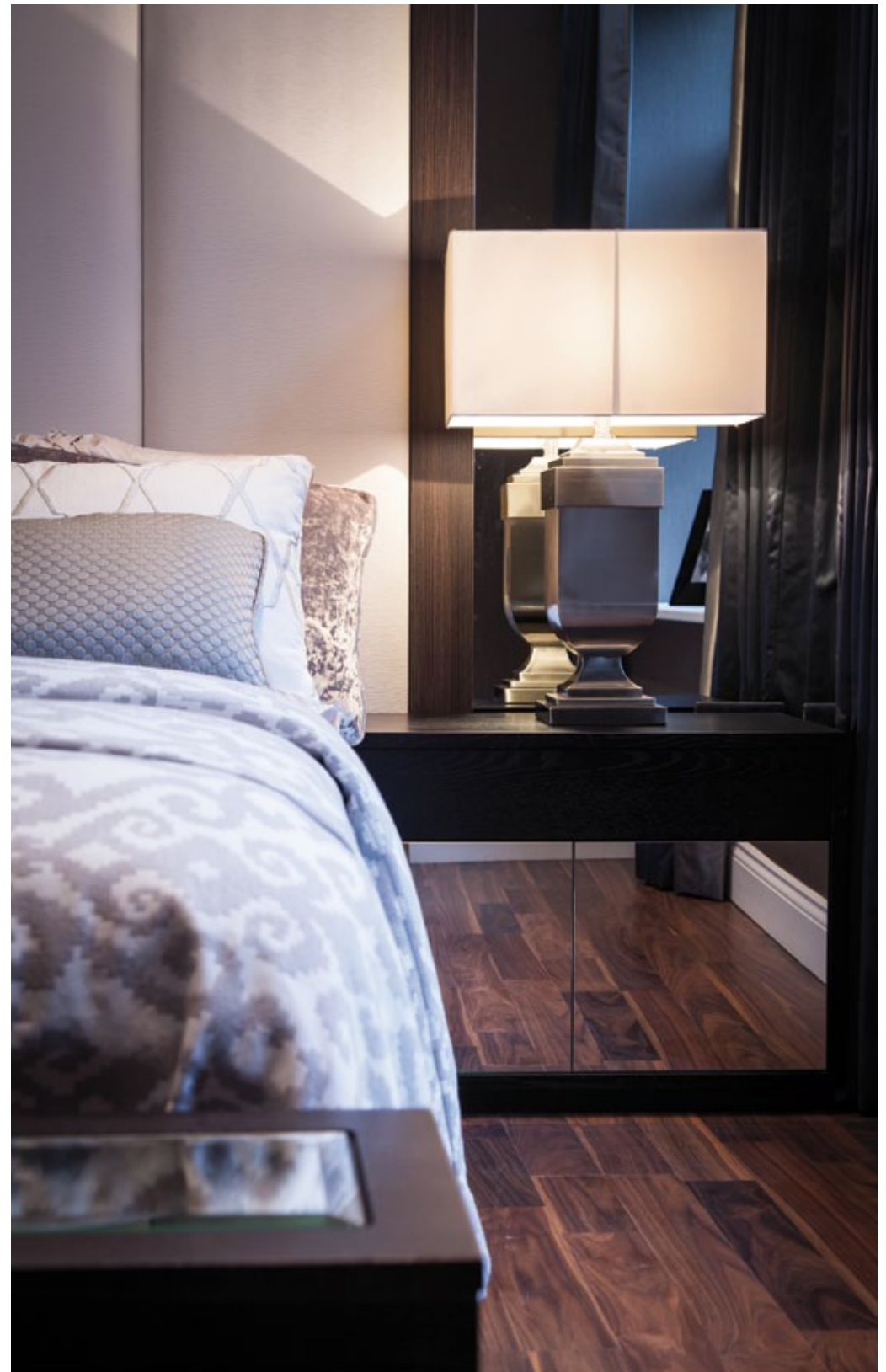
Discover the height of stylish London living with a dash of distinctly Gallic flair. The apartments at Truro Place effortlessly fuse French-inspired interiors with contemporary design details – from cutting-edge kitchens made for entertaining to chic marble bathrooms; beautiful colour and texture with luxurious walnut and porcelain flooring.

A selection of apartments have their own private balconies, and each apartment benefits from an allocated parking space.

THE INTERIORS - THE APARTMENTS



Glossy finishes meet beautiful,
natural materials... a lesson in
contemporary chic





Photography is from a previous development by Comer Homes Group.



Photography is from a previous development by Comer Homes Group.

FEATURES & SPECIFICATIONS

KITCHEN

- Quality contemporary fitted handleless units
- Quality porcelain limestone flooring
- Undermount stainless steel sink
- Miele or equivalent appliances throughout
- Integrated hob and oven
- Integrated extractor hood
- Integrated dishwasher
- Integrated fridge/freezer
- Washer/dryer

BEDROOMS

- Engineered wood effect walnut flooring
- Chrome LED spotlights

BATHROOM

- Chrome heated electric towel rail
- Porcelain limestone floor tiles
- Polished porcelain wall tiles with chrome trim
- Fitted chrome edge mirror
- Thermostatic shower
- Vado shower arm and head
- Chrome and glass shower door
- Vado contemporary taps
- High specification sanitaryware
- Chrome LED spotlights

LIVING ROOM

- Quality porcelain limestone flooring
- Chrome LED spotlights

AUDIO VISUAL

- TV and Sky Plus connection points to main rooms
- Telephone points
- Broadband connection


EXTERNAL FEATURES

- Private gated development
- Landscaped communal gardens
- Designated car parking bays
- Electric car charging points
- Canalside path
- Uplighting to main buildings
- Private rear garden
(Oakthorpe House – ground floor only)

GENERAL

- Underfloor heating to all rooms
- Individual heating thermostat to each room
- Oak internal doors
- Low profile chrome light switches and sockets
- Satin chrome door handles
- Quality double glazed windows
- Glass balustrade and wooden floor decking to balconies
(Davis House only)
- Passenger lift to all floors
(Davis House only)
- Mains operated smoke detectors
- Colour screen video entryphone system
- Video entry system to pedestrian and vehicular gates
- 24 hour CCTV system
- High level acoustic insulation
- High efficiency heating and hot water supplied from 30kw system boiler
- 10 year LABC Guarantee to all apartments



A woman is shown from the chest up, holding a drink with a straw. The image is dimly lit and has a dark overlay. The text "THERE'S SOMETHING ABOUT" is centered above the main title.

THERE'S SOMETHING ABOUT

North London

LOCATION



THE JOY OF SPACE MEETS THE THRILL OF THE CITY

LEAFY PALMERS GREEN ENJOYS
THE VERY BEST OF LAID-BACK
NORTH LONDON LIVING.

There's plenty to discover beyond the secluded gardens of Truro Place. In fact, you're wonderfully close to some of London's most loved and unspoilt spots.

The green spaces of Broomfield Park, Grovelands Park and the New River canal are local highlights all within just a short walk of Truro Place — make escaping the pressures of urban life simple. Or stroll up to Alexandra Palace and take in the fantastic views.

With an idyllic outdoor lifestyle and a range of good public and private schools nearby, Palmers Green is the perfect home for families of all ages.

PALMERS GREEN



THE CHARM OF LONDON'S VILLAGES

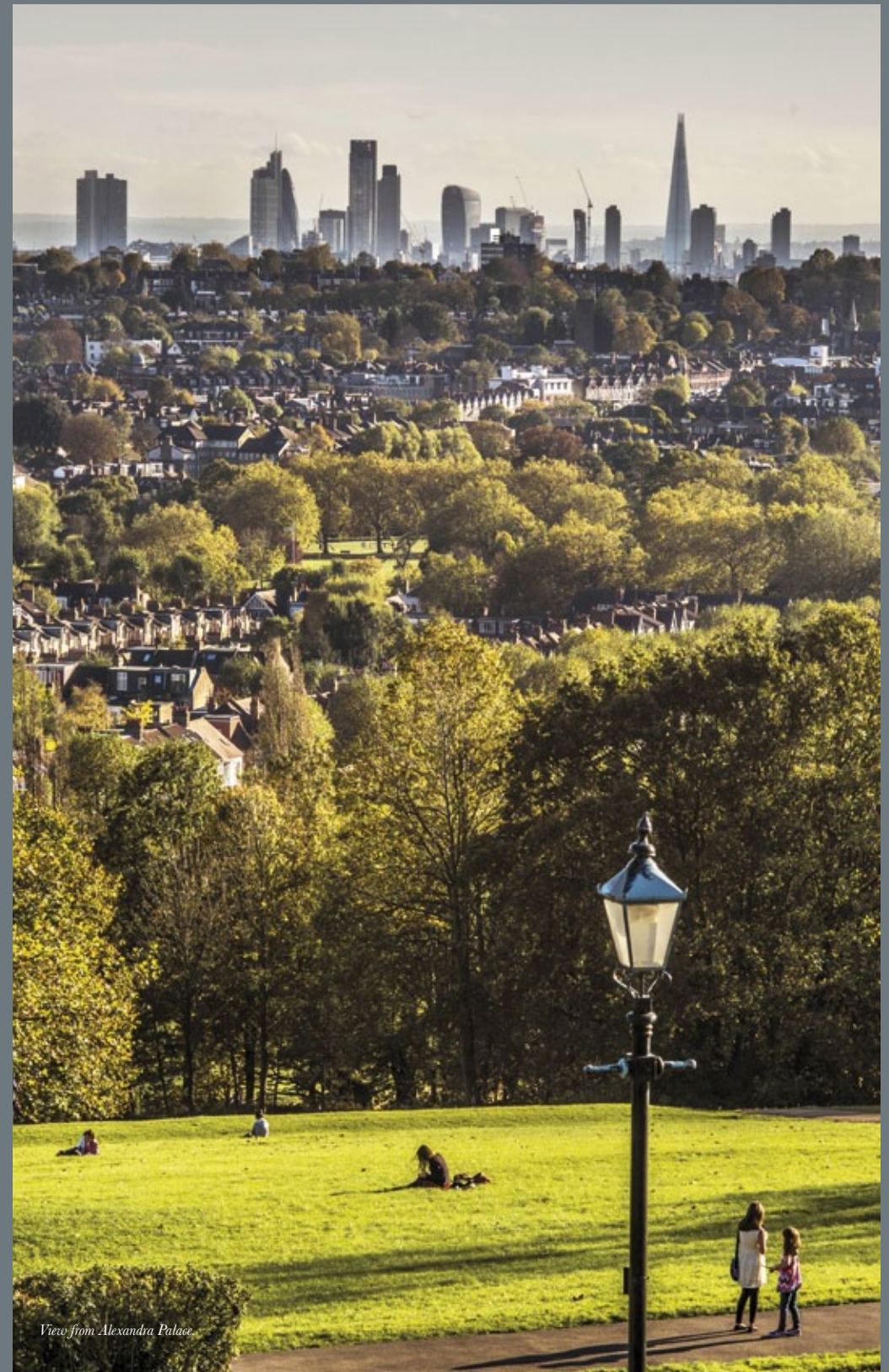
IN-KEEPING WITH ITS VILLAGE PAST, PALMERS GREEN ENJOYS A RELAXED ATMOSPHERE, AS WELL AS ACCESS TO NORTH LONDON'S MOST DESIRABLE PARKS AND NEIGHBOURHOODS.

Stroll along Green Lanes and Aldermans Hill and discover Palmers Green's pavement cafés, independent shops and traditional pubs.

The local restaurant scene is one of north London's finest, renowned for authentic Cypriot and Turkish cuisine, among others. And, every Sunday, foodies flock to the farmers' market to stock up on local produce and street food.

For a change of scene, just minutes away, Hampstead and Highgate offer chic shopping and restaurants. There's plenty of outdoor fun to be had too – take in a spot of golf, acres of outdoor space at 'the Heath' and, to the east, Epping Forest.

PALMERS GREEN



View from Alexandra Palace.



Hampstead Village.





LESS THAN 30 MINS TO

Central London

LOCATION



THE LIFE & SOUL OF THE CITY

WHEN WORK OR THE BUZZ OF THE CITY CALL,
PALMERS GREEN IS WONDERFULLY WELL
CONNECTED TO CENTRAL LONDON.

Excellent rail and road links ensure that you can be in the heart of London's finest shopping, dining and world-leading culture in minutes.

Palmers Green overground station is just five minutes' walk from Truro Place whisking you into King's Cross in less than half an hour, while the Piccadilly line from Bounds Green makes getting into the West End – and back home again to leafy north London – even faster.

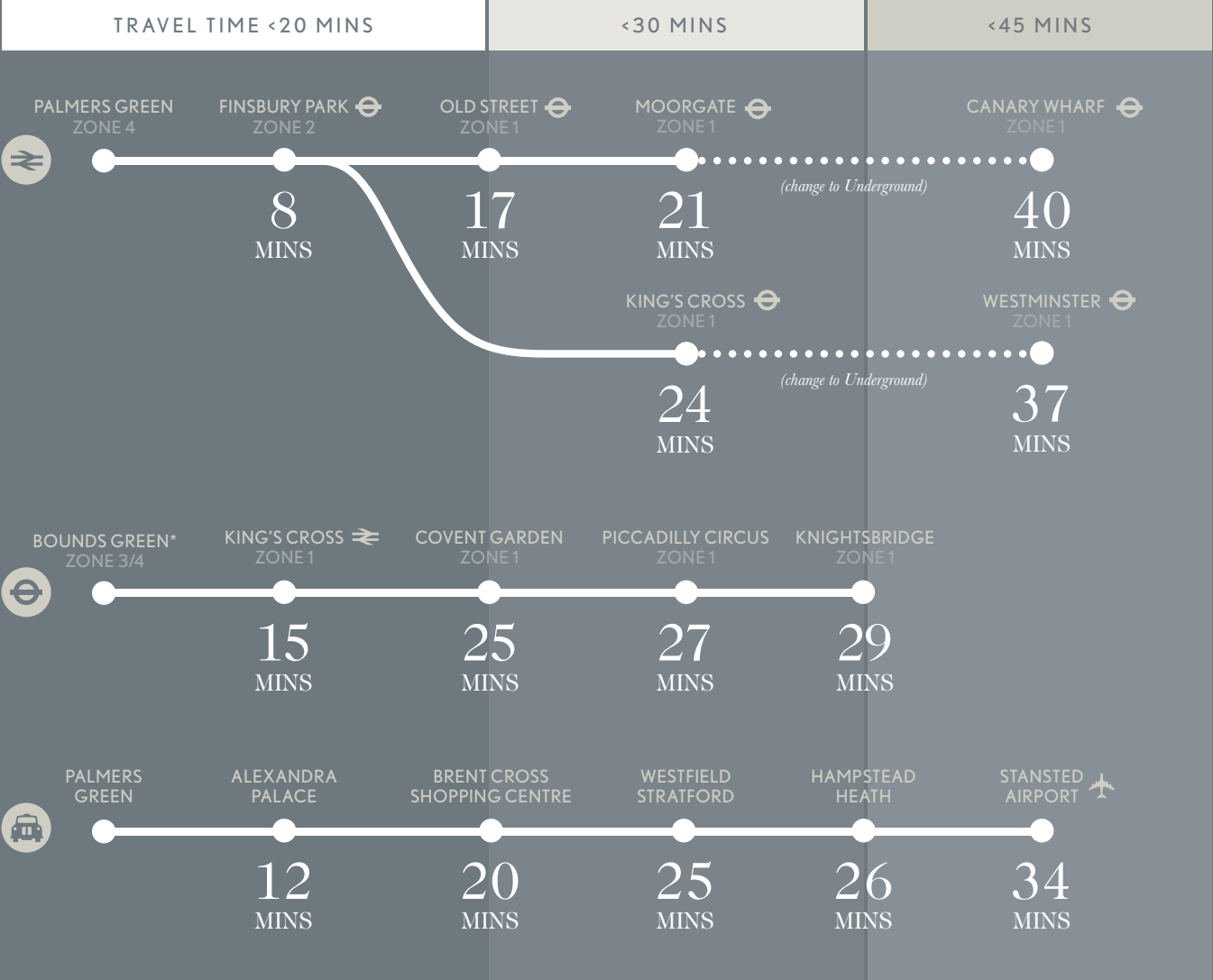
Soon, Palmers Green is set to be even better connected, thanks to the proposed Crossrail 2 link, which will connect north London to Surrey via high-speed train services through central London.

To expand your horizons even farther the North Circular is close by, while Luton, Stansted and City airports are all within easy reach.

LONDON AND BEYOND



STAYING WELL CONNECTED



*Nearest tube station (Piccadilly Line)
Source: tfl.gov.uk (taken at peak time), Google Maps (without traffic).



SHOPPING

- 1 Brent Cross Shopping Centre
- 2 Hampstead Village
- 3 Highgate Village
- 4 The O2 Shopping Centre
- 5 Selfridges
- 6 Liberty London
- 7 One New Change

LEISURE

- 8 Vue Cinema (Wood Green)
- 9 Vue Cinema (Finchley)
- 10 The Phoenix Cinema
- 11 The Arts Depot
- 12 Alexandra Palace
- 13 Lee Valley Park
- 14 Camden Market
- 15 Union Chapel
- 16 LA Fitness
- 17 Virgin Active
- 18 London Zoo
- 19 Hackney Empire
- 20 Emirates Stadium
- 21 White Hart Lane

Map not to scale.



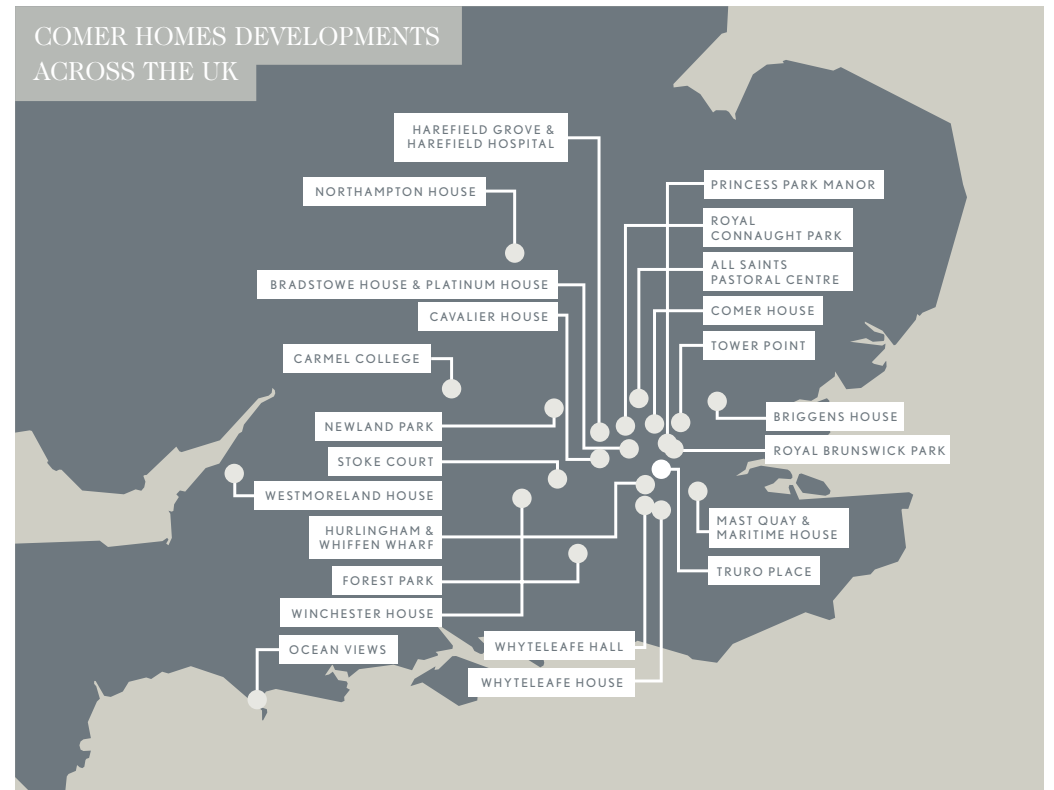
ABOUT THE DEVELOPER

COMER HOMES GROUP IS AN AWARD-WINNING, INDEPENDENT PROPERTY DEVELOPMENT COMPANY.

Founded over 30 years ago by brothers Brian and Luke Comer, Comer Homes Group is a leader in restoring and reviving historic properties, marrying a respect for heritage buildings and traditional craftsmanship with an intrinsic understanding of how to create beautiful, contemporary homes for today.

Comer Homes Group is renowned for the imagination, personal touch and elegance it brings to developments of all styles and sizes. And, is noted for seeking out special properties and realising the potential often overlooked by other developers.

A family-run business since the beginning, the Comer Homes Group's properties can now be found from Europe to the US, yet their vision remains the same – to create truly unique spaces that celebrate the finest architecture and design, always crafted with the highest quality.





Royal Connaught Park, Bushey



TRURO PLACE

The home of joie de vivre

GREEN LANES, PALMERS GREEN, LONDON N13

0800 0121 222

SALES@TRUROPLACE.COM

WWW.TRUROPLACE.COM



Whilst every care has been taken to ensure accuracy these particulars do not constitute part of any offer or contract and the right to change plans, specifications and materials is reserved. All measurements are given as a guide only. No liability can be accepted for any errors arising there from. No responsibility is taken for any other error, omission, or mis-statements in these particulars. Neither the vendor nor its agents make or give, whether in these particulars during the negotiations or otherwise any representation or warranty in relation to this property. Specifications for this development may not include fixtures, fittings and finishings shown in the photographs and illustrations which are indicative only.

Designed by Fresh Lemon



TRURO PLACE

WWW.TRUROPLACE.COM