



PARKSIDE

AT OVAL QUARTER • SW9

THE NASH BUILDING & THE HOPKINS BUILDING



Parkside: the premium collection at SW9's most exciting new address

Introducing the first phase of luxurious one and two bedroom apartments at Parkside

The Nash Building and The Hopkins Building comprise 78 stylish apartments in a prime position adjacent to Oval Quarter's spectacular new park, with some homes offering direct park views. Discover the benefits of living in a fantastic Zone 2 location with acres of parkland right on your doorstep.

spacious with a superb level of specification, and there is a surprising amount of storage including large utility cupboards. Add to this the economical benefit of a Level 3 of the Code for Sustainable Homes, and these apartments tick every box.

All apartments have the luxury of a private balcony or terrace, whilst large areas of glazing maximise natural light and bring the outside in. Living areas are



Phase two -
take a closer look

Parkside at Oval Quarter



An award-winning
new inner-city village



The computer generated illustration of The Nash Building is drawn from plan and is indicative only of how the completed development will appear.

Sleek
new
design

Superb, sustainable
architecture for
modern living

Wide boulevards are punctuated with low rise, contemporary yet timeless buildings featuring a variety of stylish designs, masses and finishes. Integrated

landscaped squares, gardens and open spaces make this an attractive streetscape and an urban village with a unique living environment.

NASH BUILDING - GROUND FLOOR

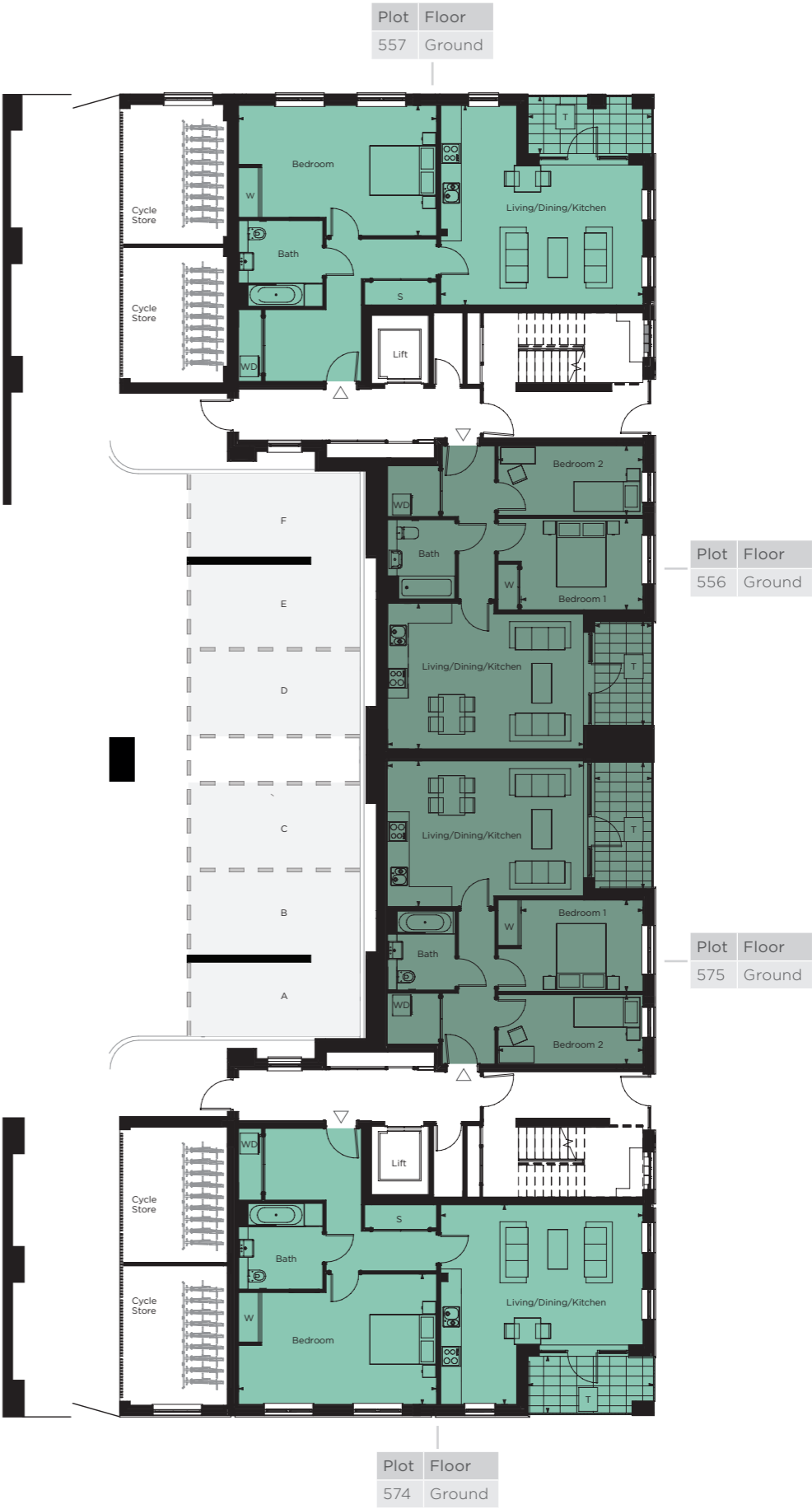
1 BEDROOM			
Plots:	557, 574		
Living/Dining/Kitchen	20' 1"	x 19' 10"	6125mm x 6046mm
Bedroom	19' 8"	x 12' 11"	5996mm x 3946mm
Bathroom			
Terrace	12' 3"	x 5' 7"	3750mm x 1700mm
Total internal: 816 sq ft (75.8 sq m)			

2 BEDROOM			
Plots:	575		
Living/Dining/Kitchen	19' 5"	x 14' 5"	5936mm x 4407mm
Bedroom 1	12' 2"	x 9' 1"	3716mm x 2767mm
Bedroom 2	14' 6"	x 6' 10"	4416mm x 2100mm
Bathroom			
Terrace	12' 7"	x 5' 7"	3835mm x 1700mm
Total internal: 672 sq ft (62.4 sq m)			

2 BEDROOM			
Plots:	556		
Living/Dining/Kitchen	19' 5"	x 14' 5"	5936mm x 4407mm
Bedroom 1	12' 2"	x 9' 1"	3716mm x 2767mm
Bedroom 2	14' 6"	x 6' 10"	4416mm x 2100mm
Bathroom			
Terrace	10' 4"	x 5' 7"	3160mm x 1700mm
Total internal: 672 sq ft (62.4 sq m)			

► Denotes points between which measurements are given. ► Plot entrance. **W**: Wardrobe. **S**: Store. **ES**: En suite. **WD**: Washer/Dryer. **T**: Terrace.

Whilst these floor plans have been prepared with all due care for the convenience of the intending purchaser, the information contained herein is a preliminary guide only.



NASH BUILDING - 1ST, 2ND & 3RD FLOOR

1 BEDROOM		
Plots:	560, 564, 568, 577, 581, 585	
Living/Dining/Kitchen	21' 7" x 12' 1" 6578mm x 3695mm	
Bedroom	15' x 9' 5" 4588mm x 2884mm	
Bathroom		
Balcony	12' 2" x 5' 7" 3722mm x 1700mm	
Total internal: 590 sq ft (54.8 sq m)		

2 BEDROOM		
Plots:	558, 559, 562, 563, 566, 567	
Living/Dining/Kitchen	19' 5" x 14' 5" 5936mm x 4407mm	
Bedroom 1	12' 2" x 9' 1" 3716mm x 2767mm	
Bedroom 2	14' 6" x 6' 10" 4416mm x 2100mm	
Bathroom		
Balcony	10' 4" x 5' 7" 3160mm x 1700mm	
Total internal: 672 sq ft (62.4 sq m)		

2 BEDROOM WITH EN SUITE		
Plots:	561, 565, 569, 576*, 580, 584	
Living/Dining/Kitchen	20' 1" x 19' 10" 6125mm x 6046mm	
Bedroom 1	12' 6" x 10' 6" 3810mm x 3200mm	
En suite		
Bedroom 2	12' 11" x 8' 10" 3946mm x 2696mm	
Bathroom		
Balcony	12' 4" x 5' 8" 3758mm x 1732mm	
Total internal: 816 sq ft (75.8 sq m)		

2 BEDROOM		
Plots:	578, 579, 582, 583, 586, 587	
Living/Dining/Kitchen	19' 5" x 14' 5" 5936mm x 4407mm	
Bedroom 1	12' 2" x 9' 1" 3716mm x 2767mm	
Bedroom 2	14' 6" x 6' 10" 4416mm x 2100mm	
Bathroom		
Balcony	12' 7" x 5' 7" 3835mm x 1700mm	
Total internal: 672 sq ft (62.4 sq m)		

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*: Plot 576 is a shared ownership home

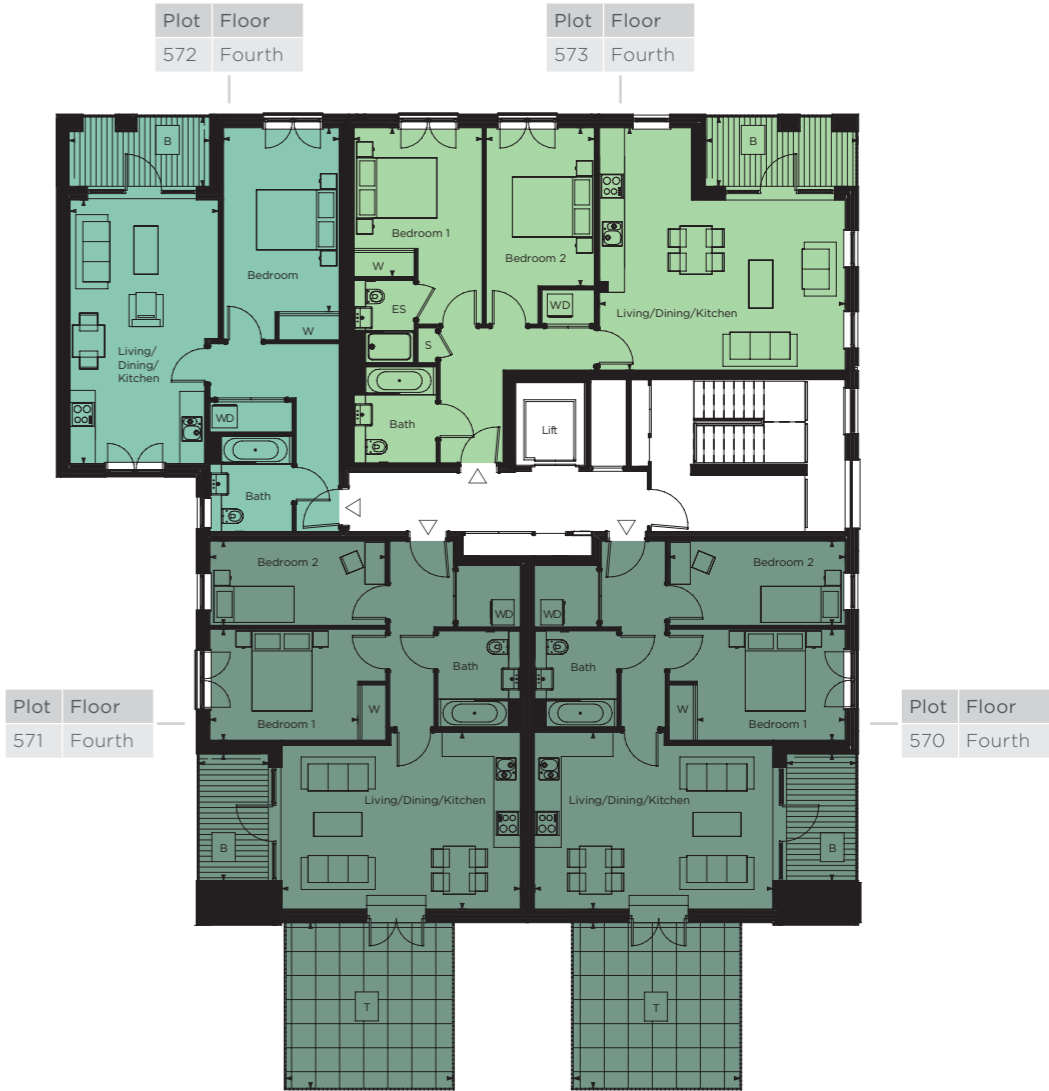


NASH BUILDING - 4TH FLOOR

1 BEDROOM			
Plots:	572		
Living/Dining/ Kitchen	21' 7"	x 12' 1"	6578mm x 3695mm
Bedroom	15'	x 9' 5"	4588mm x 2884mm
Bathroom			
Balcony	12' 2"	x 5' 7"	3722mm x 1700mm
Total internal: 590 sq ft (54.8 sq m)			

2 BEDROOM			
Plots:	570, 571		
Living/Dining/ Kitchen	19' 5"	x 14' 5"	5936mm x 4407mm
Bedroom 1	12' 2"	x 9' 1"	3716mm x 2767mm
Bedroom 2	14' 6"	x 6' 10"	4416mm x 2100mm
Bathroom			
Balcony	10' 4"	x 5' 7"	3160mm x 1698mm
Terrace	13' 9"	x 13' 7"	4200mm x 4150mm
Total internal: 672 sq ft (62.4 sq m)			

2 BEDROOM WITH EN SUITE			
Plots:	573		
Living/Dining/ Kitchen	20' 1"	x 19' 10"	6125mm x 6046mm
Bedroom 1	12' 6"	x 10' 6"	3810mm x 3200mm
En suite			
Bedroom 2	12' 11"	x 8' 10"	3946mm x 2696mm
Bathroom			
Balcony	12' 4"	x 5' 8"	3758mm x 1732mm
Total internal: 816 sq ft (75.8 sq m)			



► Denotes points between which measurements are given. ► Plot entrance. **W:** Wardrobe. **S:** Store. **ES:** En suite. **WD:** Washer/Dryer. **T:** Terrace. **B:** Balcony.

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Style and substance

Timeless design for modern convenience

“Oval Quarter is an outward-looking, inclusive development that draws on the adjacent conservation areas, references

local buildings and has characterful areas: a timeless feel with styles for all.”
Richard Harvey, PRP Architects

HOPKINS BUILDING - GROUND FLOOR

1 BEDROOM		
Plots:	496, 512	
Living/Dining/ Kitchen	20' 1" x 19' 10" 6125mm x 6046mm	
Bedroom	19' 8" x 12' 11" 5996mm x 3946mm	
Bathroom		
Terrace	12' 3" x 5' 7" 3750mm x 1700mm	
Total internal: 816 sq ft (75.8 sq m)		

1 BEDROOM			
Plots:	495, 513		
Living/Dining/ Kitchen	27' 4" 8337mm	x 11' 11" x 3630mm	
Bedroom	13' 2" 4011mm	x 9' 8" x 2943mm	
Bathroom			
Terrace	9' 7" 2935mm	x 5' 8" x 1733mm	
Total internal: 659 sq ft (61.2 sq m)			

2 BEDROOM		
Plots:	494, 514	
Living/Dining/ Kitchen	23' 11" x 12' 4" 7286mm x 3764 mm	
Bedroom 1	18' 4" x 9' 5588mm x 2750mm	
Bedroom 2	14' 1" x 9' 2" 4307mm x 2792 mm	
Bathroom		
Terrace	10' x 5' 8" 3048mm x 1732mm	
Total internal: 783 sq ft (72.7 sq m)		



► Denotes points between which measurements are given. ► Plot entrance. **W**: Wardrobe. **S**: Store. **ES**: En suite. **WD**: Washer/Dryer. **T**: Terrace.

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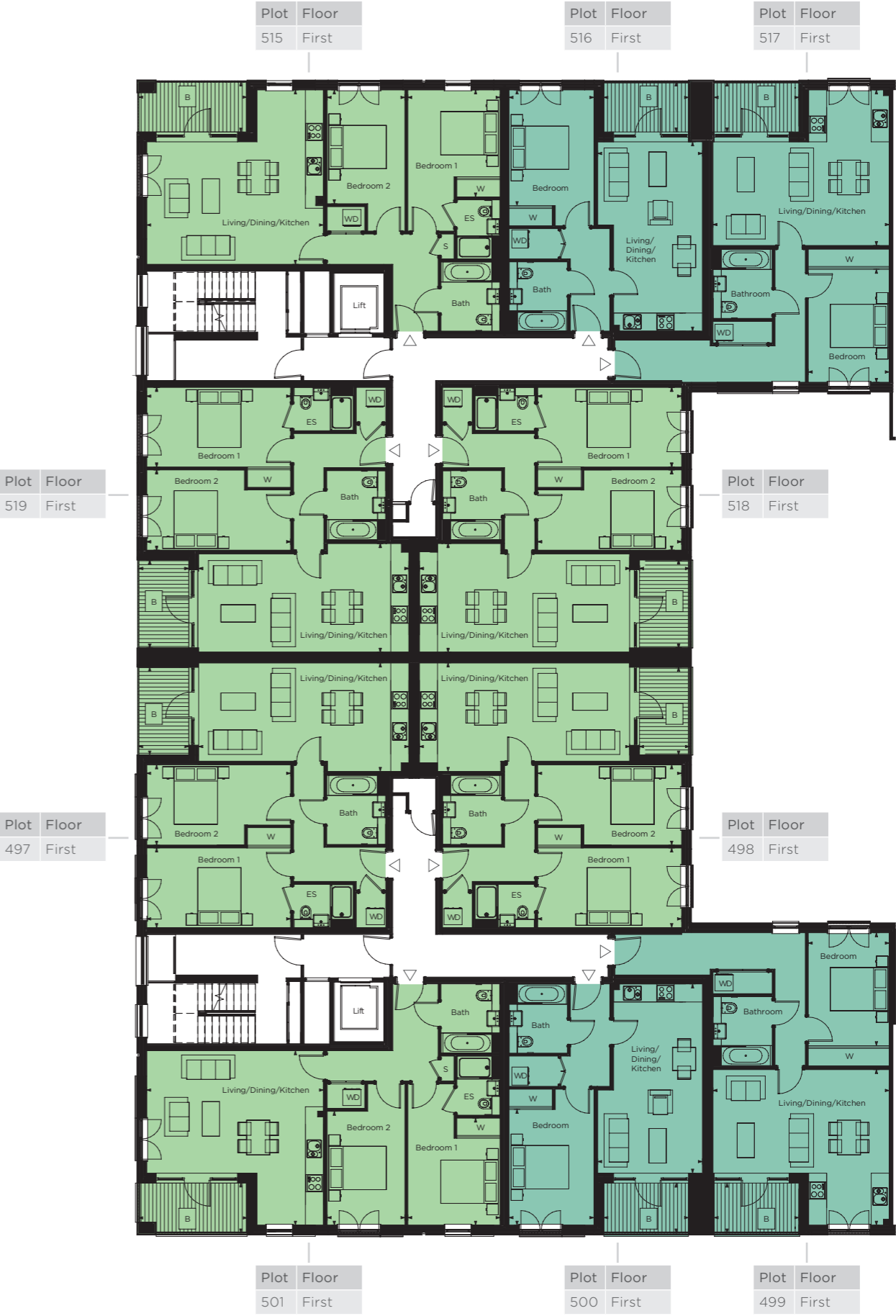
HOPKINS BUILDING - 1ST FLOOR

1 BEDROOM		
Plots:	500, 516	
Living/Dining/ Kitchen	21' 6" 6561mm	x 11' 11" x 3630mm
Bedroom	13' 2" 4011mm	x 9' 8" x 2943mm
Bathroom		
Balcony	9' 7" 2935mm	x 5' 7" x 1700mm
Total internal: 530 sq ft (49.2 sq m)		

1 BEDROOM			
Plots:	499, 517		
Living/Dining/ Kitchen	20' x 17' 8" 6109mm x 5391mm		
Bedroom	12' 10" x 9' 2" 3915mm x 2809mm		
Bathroom			
Balcony	9' 7" x 5' 7" 2935mm x 1700mm		
Total internal: 654 sq ft (60.8 sq m)			

2 BEDROOM WITH EN SUITE			
Plots:		501, 515	
Living/Dining/ Kitchen		20' 1" x 19' 10" 6125mm x 6046mm	
Bedroom 1		12' 6" x 10' 6" 3810mm x 3200mm	
En suite			
Bedroom 2		12' 11" x 8' 10" 3946mm x 2696mm	
Bathroom			
Balcony		12' 4" x 5' 8" 3758mm x 1732mm	
Total internal: 816 sq ft (75.8 sq m)			

2 BEDROOM WITH EN SUITE			
Plots:	497, 498, 518, 519		
Living/Dining/ Kitchen	23' 11" 7286mm	x 12' 4" x 3764 mm	
Bedroom 1	16' 4" 4988mm	x 9' 1" x 2782mm	
En suite			
Bedroom 2	16' 4" 4988mm	x 9' x 2760mm	
Bathroom			
Balcony	10' 3048mm	x 5' 8" x 1732mm	
Total internal: 783 sq ft (72.7 sq m)			



► Denotes points between which measurements are given. ► Plot entrance. **W**: Wardrobe. **S**: Store. **ES**: En suite. **WD**: Washer/Dryer. **B**: Balcony.

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HOPKINS BUILDING - 2ND FLOOR

1 BEDROOM			
Plots:	505, 521		
Living/Dining/Kitchen	21' 6"	x 11' 11"	6561mm x 3630mm
Bedroom	13' 2"	x 9' 8"	4011mm x 2943mm
Bathroom			
Balcony	9' 7"	x 5' 7"	2935mm x 1700mm
Total internal: 530 sq ft (49.2 sq m)			

1 BEDROOM			
Plots:	504, 522		
Living/Dining/Kitchen	20'	x 17' 8"	6109mm x 5391mm
Bedroom	12' 10"	x 9' 2"	3915mm x 2809mm
Bathroom			
Balcony	9' 7"	x 5' 7"	2935mm x 1700mm
Total internal: 654 sq ft (60.8 sq m)			

2 BEDROOM WITH EN SUITE			
Plots:	506, 520		
Living/Dining/Kitchen	20' 1"	x 19' 10"	6125mm x 6046mm
Bedroom 1	12' 6"	x 10' 6"	3810mm x 3200mm
En suite			
Bedroom 2	12' 11"	x 8' 10"	3946mm x 2696mm
Bathroom			
Balcony	12' 4"	x 5' 8"	3758mm x 1732mm
Total internal: 816 sq ft (75.8 sq m)			

2 BEDROOM WITH EN SUITE			
Plots:	502, 503, 523, 524		
Living/Dining/Kitchen	23' 11"	x 12' 4"	7286mm x 3764 mm
Bedroom 1	16' 4"	x 9' 1"	4988mm x 2782mm
En suite			
Bedroom 2	16' 4"	x 9'	4988mm x 2760mm
Bathroom			
Balcony	10'	x 5' 8"	3048mm x 1732mm
Total internal: 783 sq ft (72.7 sq m)			

► Denotes points between which measurements are given. ► Plot entrance. **W**: Wardrobe. **S**: Store. **ES**: En suite. **WD**: Washer/Dryer. **B**: Balcony.

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HOPKINS BUILDING - 3RD FLOOR

1 BEDROOM			
Plots:	510, 526		
Living/Dining/ Kitchen	21' 6" 6561mm	x 11' 11" x 3630mm	
Bedroom	13' 2" 4011mm	x 9' 8" x 2943mm	
Bathroom			
Balcony	9' 7" 2935mm	x 5' 7" x 1700mm	
Total internal: 530 sq ft (49.2 sq m)			

1 BEDROOM			
Plots:	509, 527		
Living/Dining/ Kitchen	20' 6109mm	x 17' 8" x 5391mm	
Bedroom	12' 10" 3915mm	x 9' 2" x 2809mm	
Bathroom			
Balcony	9' 7" 2935mm	x 5' 7" x 1700mm	
Total internal: 654 sq ft (60.8 sq m)			

2 BEDROOM WITH EN SUITE			
Plots:	511, 525		
Living/Dining/ Kitchen	20' 1" 6125mm	x 19' 10" x 6046mm	
Bedroom 1	12' 6" 3810mm	x 10' 6" x 3200mm	
En suite			
Bedroom 2	12' 11" 3946mm	x 8' 10" x 2696mm	
Bathroom			
Balcony	12' 4" 3758mm	x 5' 8" x 1732mm	
Total internal: 816 sq ft (75.8 sq m)			

2 BEDROOM WITH EN SUITE			
Plots:	507, 508, 528, 529		
Living/Dining/ Kitchen	23' 11" 7286mm	x 12' 4" x 3764 mm	
Bedroom 1	16' 4" 4988mm	x 9' 1" x 2782mm	
En suite			
Bedroom 2	16' 4" 4988mm	x 9' x 2760mm	
Bathroom			
Balcony	10' 3048mm	x 5' 8" x 1732mm	
Total internal: 783 sq ft (72.7 sq m)			



► Denotes points between which measurements are given. ► Plot entrance. **W**: Wardrobe. **S**: Store. **ES**: En suite. **WD**: Washer/Dryer. **B**: Balcony.

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HOPKINS BUILDING - 4TH FLOOR

1 BEDROOM			
Plots:	531		
Living/Dining/ Kitchen	21' 6"	x 11' 11"	6561mm x 3630mm
Bedroom	13' 2"	x 9' 8"	4011mm x 2943mm
Bathroom			
Balcony	9' 7"	x 5' 7"	2935mm x 1700mm
Total internal: 530 sq ft (49.2 sq m)			

1 BEDROOM			
Plots:	532		
Living/Dining/ Kitchen	20'	x 17' 8"	6109mm x 5391mm
Bedroom	12' 10"	x 9' 2"	3915mm x 2809mm
Bathroom			
Balcony	9' 7"	x 5' 7"	2935mm x 1700mm
Total internal: 654 sq ft (60.8 sq m)			

2 BEDROOM WITH EN SUITE			
Plots:	530		
Living/Dining/ Kitchen	20' 1"	x 19' 10"	6125mm x 6046mm
Bedroom 1	12' 6"	x 10' 6"	3810mm x 3200mm
En suite			
Bedroom 2	12' 11"	x 8' 10"	3946mm x 2696mm
Bathroom			
Balcony	12' 4"	x 5' 8"	3758mm x 1732mm
Total internal: 816 sq ft (75.8 sq m)			

2 BEDROOM WITH EN SUITE			
Plots:	533, 534		
Living/Dining/ Kitchen	23' 11"	x 12' 4"	7286mm x 3764 mm
Bedroom 1	16' 4"	x 9' 1"	4988mm x 2782mm
En suite			
Bedroom 2	16' 4"	x 9'	4988mm x 2760mm
Bathroom			
Balcony	10'	x 5' 8"	3048mm x 1732mm
Terrace	15' 8"	x 11' 2"	4785mm x 3415mm
Total internal: 783 sq ft (72.7 sq m)			



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HOPKINS BUILDING - 5TH FLOOR

1 BEDROOM			
Plots:	536		
Living/Dining/ Kitchen	21' 6"	x 11' 11"	6561mm x 3630mm
Bedroom	13' 2"	x 9' 8"	4011mm x 2943mm
Bathroom			
Balcony	9' 7"	x 5' 7"	2935mm x 1700mm
Total internal: 530 sq ft (49.2 sq m)			

1 BEDROOM			
Plots:	537		
Living/Dining/ Kitchen	20'	x 17' 8"	6109mm x 5391mm
Bedroom	12' 10"	x 9' 2"	3915mm x 2809mm
Bathroom			
Balcony	9' 7"	x 5' 7"	2935mm x 1700mm
Total internal: 654 sq ft (60.8 sq m)			

2 BEDROOM WITH EN SUITE			
Plots:	535		
Living/Dining/ Kitchen	20' 1"	x 19' 10"	6125mm x 6046mm
Bedroom 1	12' 6"	x 10' 6"	3810mm x 3200mm
En suite			
Bedroom 2	12' 11"	x 8' 10"	3946mm x 2696mm
Bathroom			
Balcony	12' 4"	x 5' 8"	3758mm x 1732mm
Total internal: 816 sq ft (75.8 sq m)			

2 BEDROOM WITH EN SUITE			
Plots:	538, 539		
Living/Dining/ Kitchen	23' 11"	x 12' 4"	7286mm x 3764 mm
Bedroom 1	16' 4"	x 9' 1"	4988mm x 2782mm
En suite			
Bedroom 2	16' 4"	x 9'	4988mm x 2760mm
Bathroom			
Balcony	10'	x 5' 8"	3048mm x 1732mm
Total internal: 782 sq ft (72.7 sq m)			



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Exceeding your expectations



Kitchens

- White high gloss fitted kitchens by Commodore
- Quality appliances by Smeg to include stainless steel multi-function electric oven and induction hob with inline telescopic extractor hood
- Integrated Smeg appliances to include fridge/freezer and dishwasher
- Freestanding washer/dryer to store cupboard within entrance hall
- Stone composite work surface
- Under mounted one and a half bowl stainless steel sink unit with mixer tap
- Glass splash back from work surface to underside of wall cupboards
- Under unit lighting

Bathrooms and En Suites

- Contemporary sanitary ware in white with chrome fittings
- Duravit Starck 3 semi counter top basin or wall hung basin, both with pop up waste
- Duravit Starck 3 wall hung W/C with concealed cistern
- Steel enamel bath
- Kohler low profile shower tray
- Hans Grohe mixer taps and shower head
- Glass shower screen and shower over bath
- European wall tiling to selected areas with feature tile to selected wall*
- 50mm thick solid wood countertop with full height glass mirror above

- Heated towel rail – chrome finish
- Mechanical ventilation system
- Shaver point – polished chrome finish

Finishes

- Painted walls and ceilings with white emulsion finish. White satinwood paint to internal joinery
- Contemporary square edged 80mm architrave and skirting boards with square routed shadow detail
- White painted internal doors
- Latch ironmongery – polished chrome finish

Heating

- Central heating with hot water radiators, powered by a communal central gas boiler (District Heating System) via a heat interface unit

Windows

- Powder coated aluminium framed double glazed sealed units

Security

- TVTEL door entry system
- Mains operated smoke detector
- Wiring for intruder alarm system

Wardrobe

- Fitted wardrobe with sliding doors to bedroom one

Home Entertainment/Communications

- Mixed media outlet points (television, satellite, telephone) to living room and bedrooms
- Communal satellite aerial (Sky+) – purchaser's own decoder required
- Communal terrestrial digital television aerial

Flooring

- Recessed coir matting to entrance hall
- Engineered hardwood flooring to entrance hall and living room/kitchen
- Fitted carpet to bedrooms*
- Ceramic tiled flooring to bathroom and en suite*

Lighting

- Recessed ceiling downlighters to living room/kitchen, bedrooms, bathroom and en suite and entrance hall
- Five amp ambient lighting circuit to living room and bedroom one

Internal Communal Areas

- Painted walls and ceramic tiled flooring to communal entrance foyer, fitted carpet to communal hallways and staircase
- Balustrade with walnut cap and strings to communal staircase
- Eight person passenger lift to selected stair cores

Warranty

- Ten year Premier building warranty

*Choice to be available subject to the stage of construction

The company employs a policy of continuous improvement and it reserves the right to alter or amend the specification as necessary and without prior notice



Directions walking from Oval station to Parkside Marketing Suite:

Exit Oval station, cross Kennington Park Road onto Camberwell New Road (A202). Turn right onto Brixton Road (A23). Turn left onto Mostyn Road, then bear left onto Akerman Road. The Marketing Suite is located on the right hand side.

Sales & Marketing Suite
Akerman Road
London SW9 6AN

Tel: 020 7582 7288

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OVAL QUARTER DEVELOPMENTS

A JOINT VENTURE BETWEEN HIGGINS HOMES PLC AND PINNACLE REGENERATION GROUP LIMITED

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