

Hurley Apartments

LONDON NW5

Hampstead Heath



Stoke Newington



NW5

Camden Town

Islington



Shoreditch

Regents Park

Clerkenwell

Old Street

Marylebone

Whitechapel

Oxford Circus

Bank

Hyde Park

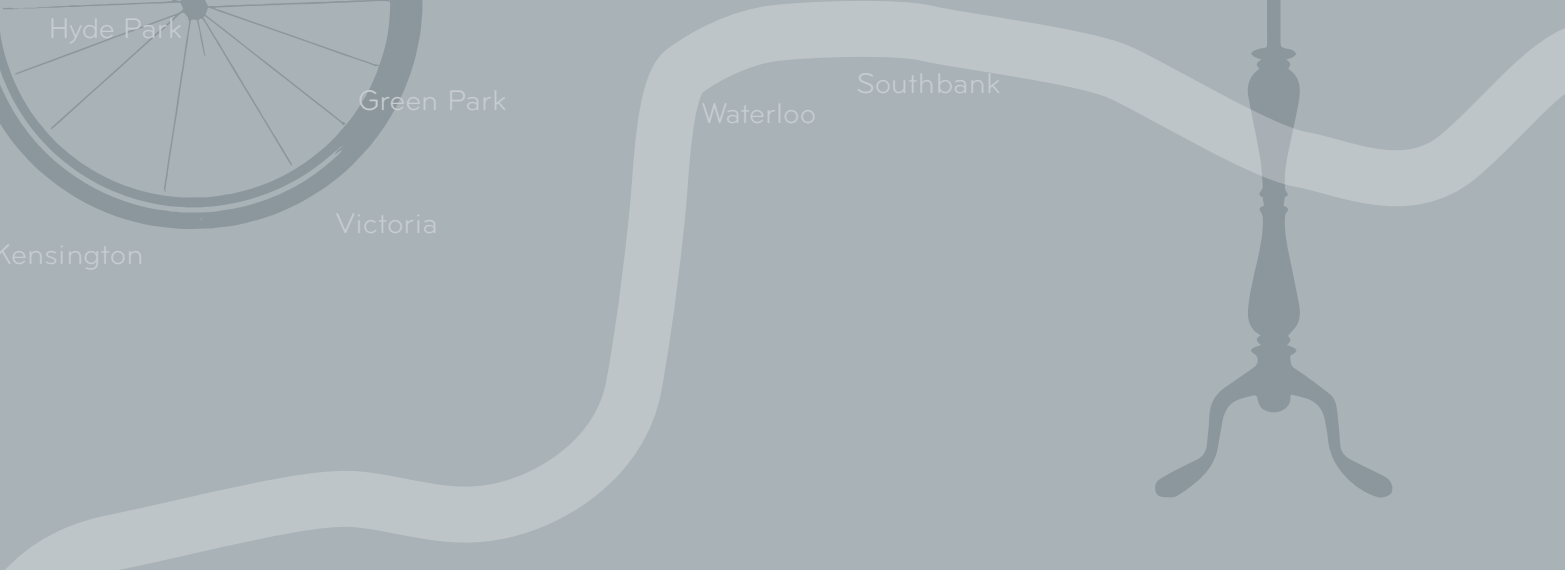
Green Park

Waterloo

Southbank

Kensington

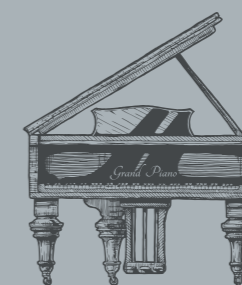
Victoria





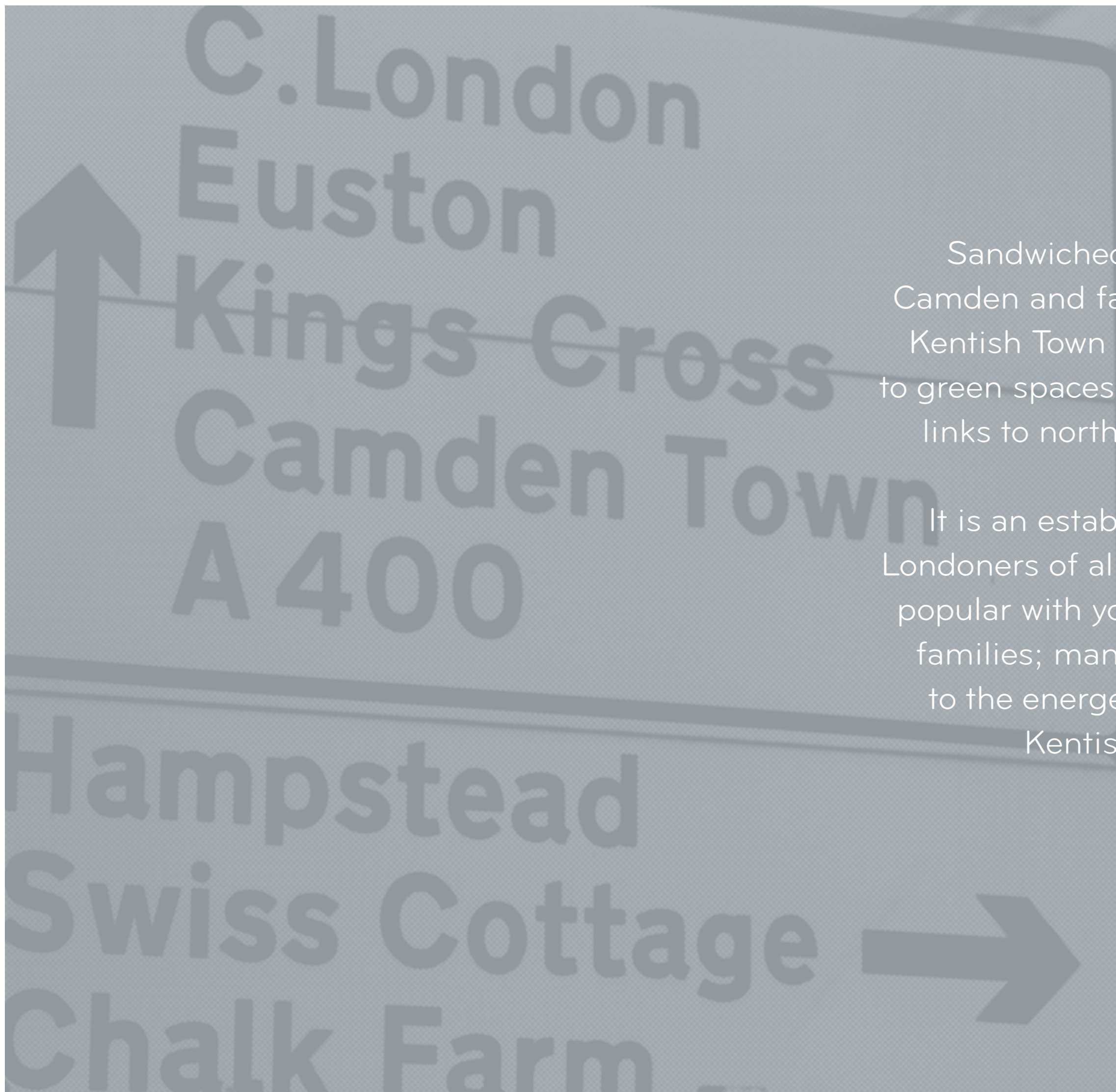
Hurley Apartments
LONDON NW5

Hurley Apartments began life as a piano factory and has recently undergone extensive renovation to offer 13 contemporary apartments comprising of one and two bedroom arrangements. Retaining much of its original charm, this truly urban development boasts a stylish and classic industrial design, perfectly suited to its heritage.





Hurley Apartments is an exclusive development of 13 residential apartments situated in Kentish Town, an area known for its vibrant character and eclectic charm. This desirable North London spot, encapsulates the Capital's approach to architecture, celebrating a mix of historic, period houses and modern, urban design.



Sandwiched between colourful Camden and fashionable Hampstead, Kentish Town enjoys close proximity to green spaces, has excellent transport links to north and central London.

It is an established community of Londoners of all ages but is particularly popular with young professionals and families; many of whom contribute to the energetic community spirit Kentish Town offers.

Each apartment boasts a fully fitted, contemporary kitchen at the heart of the property, which is connected to a living and dining space via the open plan layout.





A wooden floor finish is applied throughout, together with a neutral colour scheme, offering a bright and airy feel.



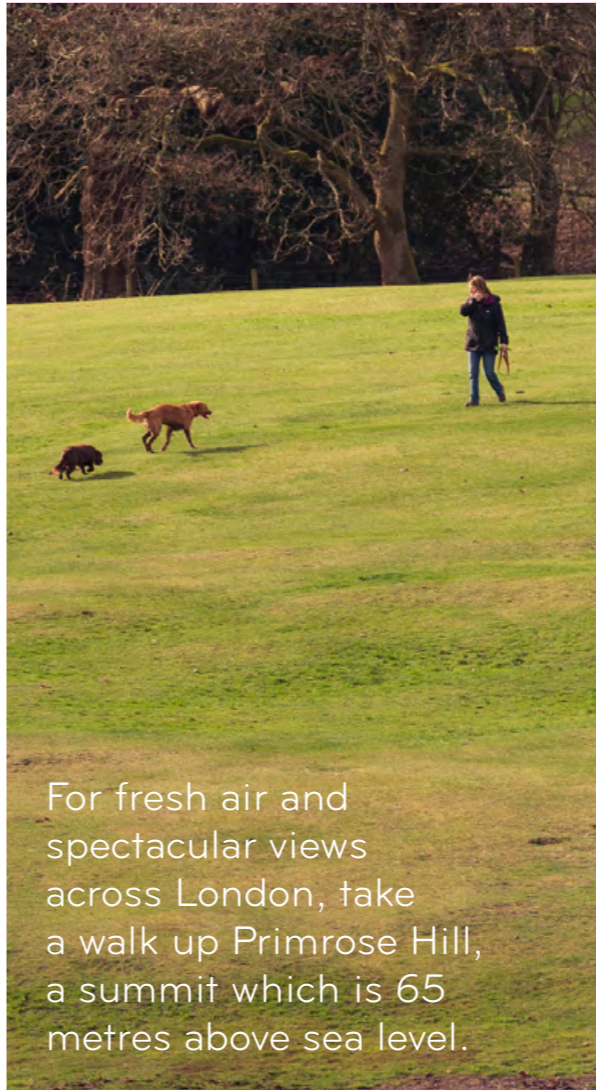
Head to Camden for its eclectic micro-culture, offering a range of alternative, vintage and retro lifestyle shops and attractions.



Once a rather grey and industrial part of town, Kings Cross has undergone huge development, which has brought a greater number of museums.



The famous historic venue known as 'Ally Pally' provides entertainment all year round. Hosting sporting events, exhibitions, concerts, festivals and a winter ice rink.



For fresh air and spectacular views across London, take a walk up Primrose Hill, a summit which is 65 metres above sea level.



The O2 Forum, renowned as a must-play venue for up-and-coming indie bands as well as established acts and legendary performers.



Kentish Town High Street has an enviable offering of eating experiences. Independent restaurants and cafés serving a host of international cuisine.





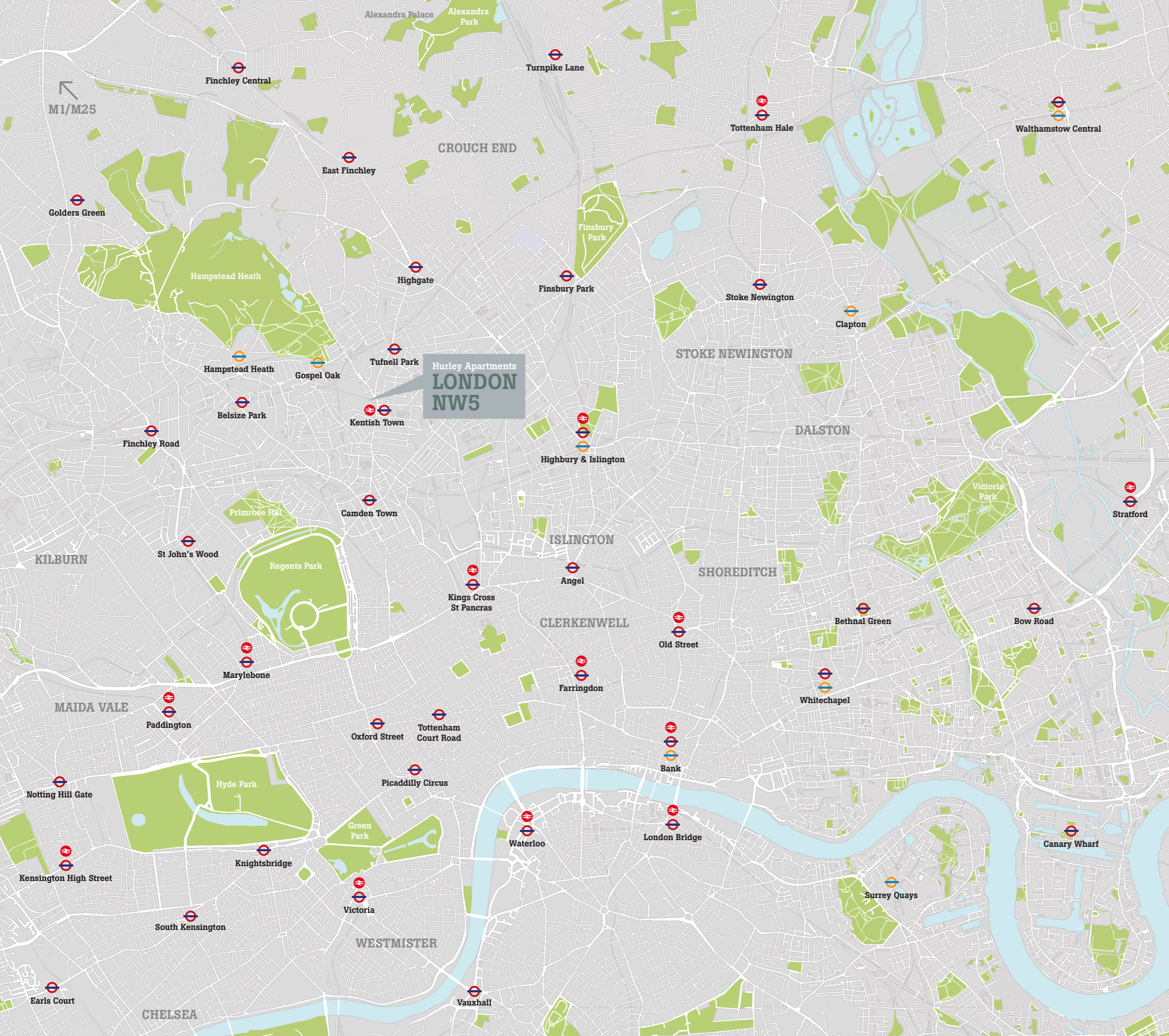
Escape the hustle and bustle of the city and go to Hampstead Heath, one of London's most popular open spaces, situated just six kilometres from Trafalgar Square.



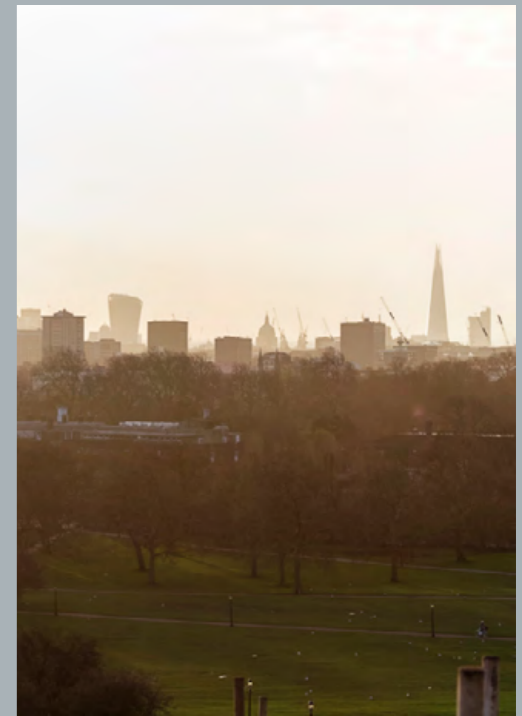
Pub culture is something North London does incredibly well, needless to say, you'll never be too far from one of its many wonderful gastro pubs.



Kentish Town has a great mixture of independent shops, loved by locals, as well as several well-known chains.



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LONDON
NW5



LOCATION

TUBE/TRAIN
The closest underground station is Kentish Town, on the High Barnet branch of the Northern Line. This will take you into central London in 10 minutes (Tottenham Court Road) or into the heart of the City (Bank) in 15 minutes. The same station also has a railway service, connecting Luton and St Albans in the north and Sutton, Orpington and Sevenoaks, via London St Pancras in the south.

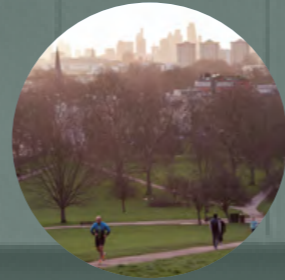
BUSES
London's Bus Routes never fail to cover every inch of the City and with Kentish Town being such a central location, almost any destination; North, South, East and West can be reached. Popular stations such as Euston, Paddington, Victoria and Moorgate are accessible and provide a pathway to greater London destinations with ease.

CYCLING
Cycling in the Capital is fast becoming a preferred method of transport, thanks to a huge amount of ongoing investment in infrastructure. The London Borough of Camden, for example, is committed to working with the Mayor's Office to support cycle schemes and initiatives that aim to keep us and our roads healthy. More resources than ever are available to us on cycle safety, hiring bikes and cycle route planners. Oxford Circus in only 3 miles from Kentish Town, so at a casual pace this is just a 17-minute Journey.

Just a stone's throw from Hampstead Heath, this stunning location offers immediate access to one of London's largest and most famous green spaces. Amongst the locals, the preferred route into central London is by bike, which takes around 15 minutes, however every other thinkable option is available to you.

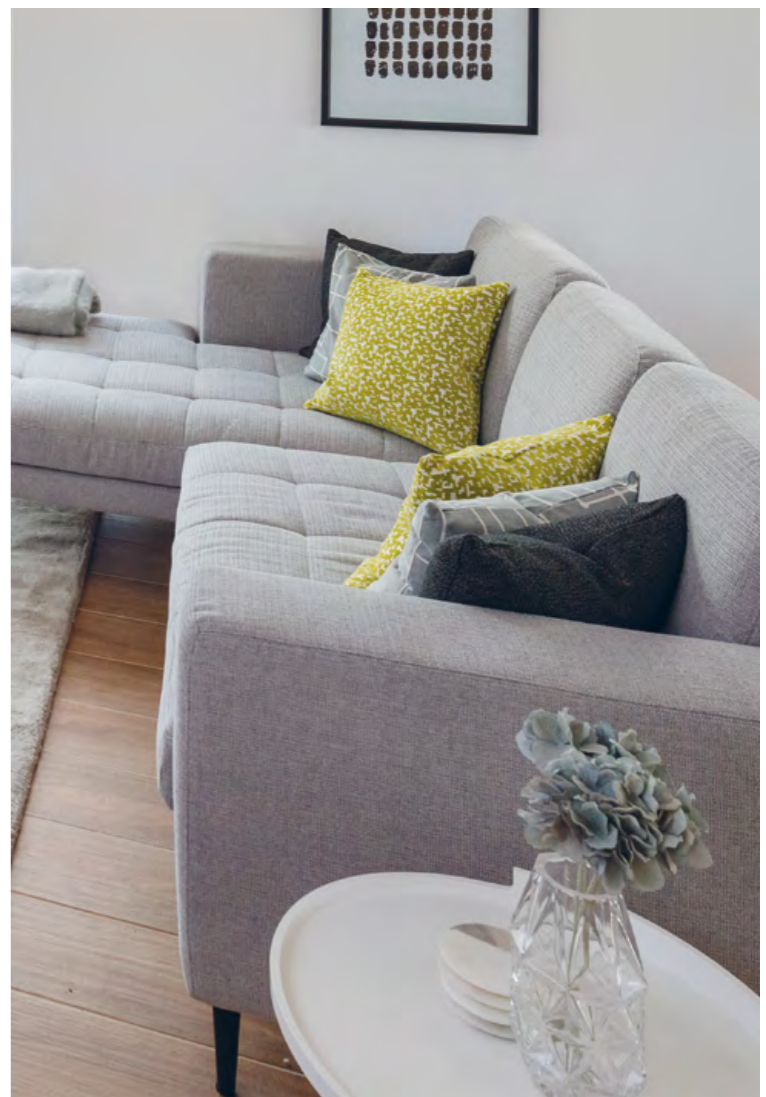
Hurley Apartments

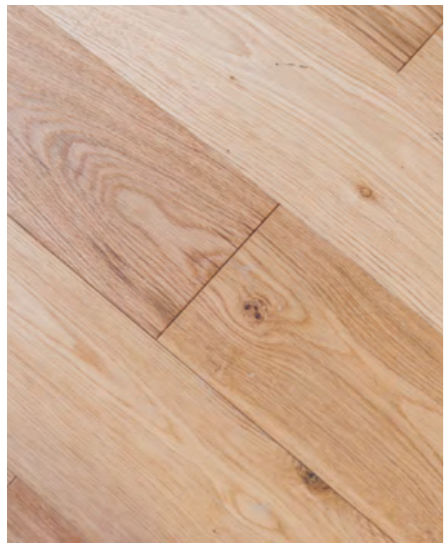
- Wembley Stadium
36 mins by public transport
- Marylebone
27 mins by public transport
- M1
20 mins by car
- Bank
20 mins by tube
- Oxford Street
17 mins by tube
- Crouch End
13 mins by taxi
- Regents Park
11 mins by bike
- Primrose Hill
9 mins by bike
- Camden Town
5 mins by tube
- Kentish Town
Underground & Thameslink
2 mins walk
- Hampstead Heath
6 mins by bike
- Gospel Oak Overground
12 mins walk
- Kings Cross International
7 mins by train
- Belsize Park
10 mins by bike
- Islington
11 mins by tube
- Old Street
15 mins by tube
- Alexandra Palace
16 mins by taxi
- Clerkenwell
20 mins by public transport
- Westfield Stratford
22 mins by train
- Paddington
30 mins by tube
- Heathrow Airport
57 mins by public transport











GENERAL

- 250-year lease to all flats
- 10-year Building Guarantee (C-R-L)
- The building is highly insulated, and requires much less heating than most other similar buildings, with the benefit of lower heating bills
- Paxton Net 2 Video entry system providing secure entry to the building allowing access with fobs or a personal code to communal entrance to the apartments
- CCTV covering the internal and externals of the building for added security
- White Oak 2 Stile Veneered Doors
- Fitted sliding wardrobes to principal bedrooms, fitted with shelf & rail.

HEATING

- Rooms - will be through energy efficient electric, glass fronted, panel radiators with LED display & remote control
- Water - will be through energy efficient electric Megaflo direct unvented hot water cylinder.

ELECTRICAL

- Track lighting to Kitchen, recessed lighting to Bathroom & Hallway and wall lighting to Living & Bedrooms
- Dimmer switches to all habitable rooms
- Low energy light fittings
- Pre-wired to accept Sky+, Freeview TV, telephone and DAB & FM radio to living / dining and bedrooms
- Wired for Fibre Optic Broadband (Subscription required with Hyperoptic)
- Networked with CAT 5e cabling to living / dining and bedrooms back to the service cupboard
- Mains power, battery backed up smoke detectors
- NICEIC Certified.

KITCHENS

- Matt finished, two toned, contemporary kitchens.
- Fully fitted with Natural Acrylic Stone surfaces
- Sink unit (under mounted) with mixer tap
- Metro tile splash backs
- Recessed LED lighting under kitchen wall cupboards
- Bosch stainless steel appliances; oven, hob and extractor
- Integrated Bosch dishwasher and fridge freezer appliances
- Bosch washer / dryer located in service cupboard.

BATHROOMS

- Cast Iron double ended baths
- Thermostatic 'rain' shower with handheld attachment & integrated tap
- Glass hinged shower screens with chrome channels
- Vanity unit
- Recessed mirrored cabinet above sink
- Wall Hung WC
- Ceramic 600 x 600mm wall tiles
- Chrome heated towel rail
- Shaver socket (within mirrored cabinet).

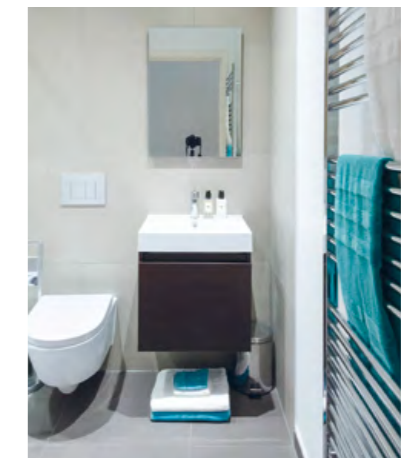
FLOORING

- Hardwood oak flooring throughout main living and entrance hall
- Ceramic 600 x 600mm tiled floor in bathrooms
- Carpet in bedrooms.

DETAILED DESIGN

In light of our sustainability policy, the following measures have been implemented:

- Thicker walls and roofs to allow for increased u-values in excess of current regulations
- High performance crittall style windows
- Velux roof lights
- Built to comply with all current building regulations
- Bike store with CCTV monitoring and fob only access
- Bin store with CCTV monitoring and fob only access
- Secure gated entrance.



IDM'S DESIGN AND DEVELOPMENT TEAM

DEVELOPER:

IDM Properties LLP
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stepienlake.co.uk



IDM GROUP OF COMPANIES



IDM is a property services operation which encompasses Property Investment & Property Development.

IDM aims to bring above average return on investments for all stakeholders. This core objective is achieved through all our divisions, each complementary to one another. By utilising our 40 years'+ experience in property development, our mission is to deliver excellent value to our customers by providing high quality developments in which people can work, live and play.

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1 Poole Street, London N1 5EA

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mail@idmproperties.com
idmproperties.com



Whether you are looking for residential or investment property finance, insurance or protection planning, we can find a solution for you. We are a leading UK financial services intermediary offering independent advice to help you make the right choices for your circumstances.

We specialise in the property market and we can finance and insure any property type or need that you may have.

mail@idmpf.com
idmprivatefinance.com



Our construction division has a dynamic and flexible approach to each project, meaning we can move quickly through the development cycle from tender and procurement to on-site construction and completion. IDM Construction is able to retain full control of each development program it manages and essentially keep a tight reign on the timelines and financials; two fundamental contributors to project success.

mail@idmconstructionlondon.com
idmconstructionlondon.com



With the volume of property that IDM develop and sell we have our own agency that deals with all our sales as well as third party instructions. If you are looking at an investment property IDM will be able to offer a full service arranging the letting of your property once you have completed the purchase.

mail@idmestates.com
idmestates.com



IDM's Property Management department will take on the management of any sized buildings from a single flat for a private landlord to freeholds of large mixed use buildings. We offer a complete range of property services for residential property owners, landlords and developers. IDM always retain the freeholds of our own developments and carry out the block management once the development has been completed.

If you are looking at an investment property IDM will be able to offer a full service carrying out the management of your property once you have completed the purchase.

mail@idmpm.com
idmpm.com



IDM Interiors offers a wide range of furniture solutions for residential properties. Whether you are investors requiring a complete package for fully furnished rental properties or you simply need a sofa for your new home, we offer a tailored service based on your individual needs.

IDM can also offer a bespoke interior design service to inspire you and help you achieve your vision for your home.

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idminteriors.com

The photographs used on the specification pages of this brochure are for illustrative purposes only and show typical interiors of IDM's Developments.

The times stated on the location pages are taken from Google maps.

Designed and produced by brand-ing.co.uk

IDM'S RECENT DEVELOPMENTS



HOOVER BUILDING
Western Avenue, Perivale, UB6 8DW



ST GEORGES CHURCH
High Street, Kew Bridge TW8 0BD



DOLPHIN COURT
Windmill Road, Sunbury TW16 7HE



ROSEBERY HOUSE
East Street, Epsom KT17 1BP



TRIANGLE COURT
Camberwell New Road, London SE5 0TF



WADDON HOUSE
Stafford Road, Wallington CR0 4NN



CHANNELSEA HOUSE
Canning Road, London E15 3ND

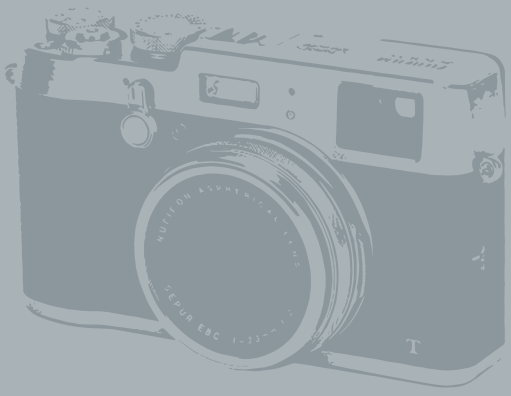


DUMAYNE HOUSE
Fox Lane, London N13 4AB



KANE HOUSE
West Green Road, London N15 3QR

13 one & two bedroom duplex apartments



Kilburn



Notting Hill

HURLEY APARTMENTS
1A HIGHGATE ROAD
LONDON NW5 1JY

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