

# SOUTHERTON MEWS

**LONDON W6**







*The Thames is no ordinary waterway, it is the golden thread of our nation's history*

WINSTON CHURCHILL

SOUTHERTON MEWS COMPRISES FIVE BEAUTIFULLY DESIGNED MEWS HOUSES AND FOUR CONTEMPORARY APARTMENTS IN THE HEART OF HAMMERSMITH, WEST LONDON. A SMALL COLLECTION OF ARCHITECTURALLY ACCOMPLISHED, WELL-DESIGNED AND TASTEFULLY FINISHED HOMES.

It's no surprise that Hammersmith remains such a desirable location. On the one hand steeped in history and soul and on the other a modern, vibrant community with a 'ready-to-go' lifestyle on your doorstep. Southerton Mews is located just minutes from London's riverside paths, which are peppered with walks, parks, watering holes and Gastro Pubs that provide an ideal retreat to relax and unwind.

Hammersmith is known as a well-established favourite amongst professionals and families looking to put down roots. Besides its enviable west London postcode alongside Kensington and Chelsea, the area offers an endless list of lifestyle perks from high-end eateries to green spaces, music venues and transport links to name a few.





An elegant development of apartments and a small, gated community of houses that blend seamlessly into their surroundings. The apartments boast a sophisticated palette of yellow brick and muted stone, typical of the period properties it neighbours, with a design inspired by traditional, split-level London townhouses.





Carefully considered architectural features prioritise natural light and usable floor space. A modern residence to charm and delight with functional, smart design, open-plan layouts and quality workmanship. Contemporary, neutral-coloured kitchens are complimented with marble quartz surfaces, tiled upstands and modern appliances.








An urban development of five Mews Houses, designed to complement the existing period architecture of the area, whilst using modern, sustainable building techniques. The addition of thematic green roofs offers a gentle flash of colour to the properties, softening the scheme.



An architectural rendering of a modern brick mews house at dusk. The house features a prominent gabled roof and large windows with dark frames. The interior lights are on, showing a bright living space with a contemporary kitchen and a downstairs cloakroom. The exterior is finished with light-colored bricks and has a dark downspout. A paved walkway leads through a courtyard with a brick wall and a wooden fence. A person in a yellow coat is walking away from the camera, and two other people are walking towards the camera in the distance. The sky is a mix of orange and blue, with a few birds flying in the upper right.

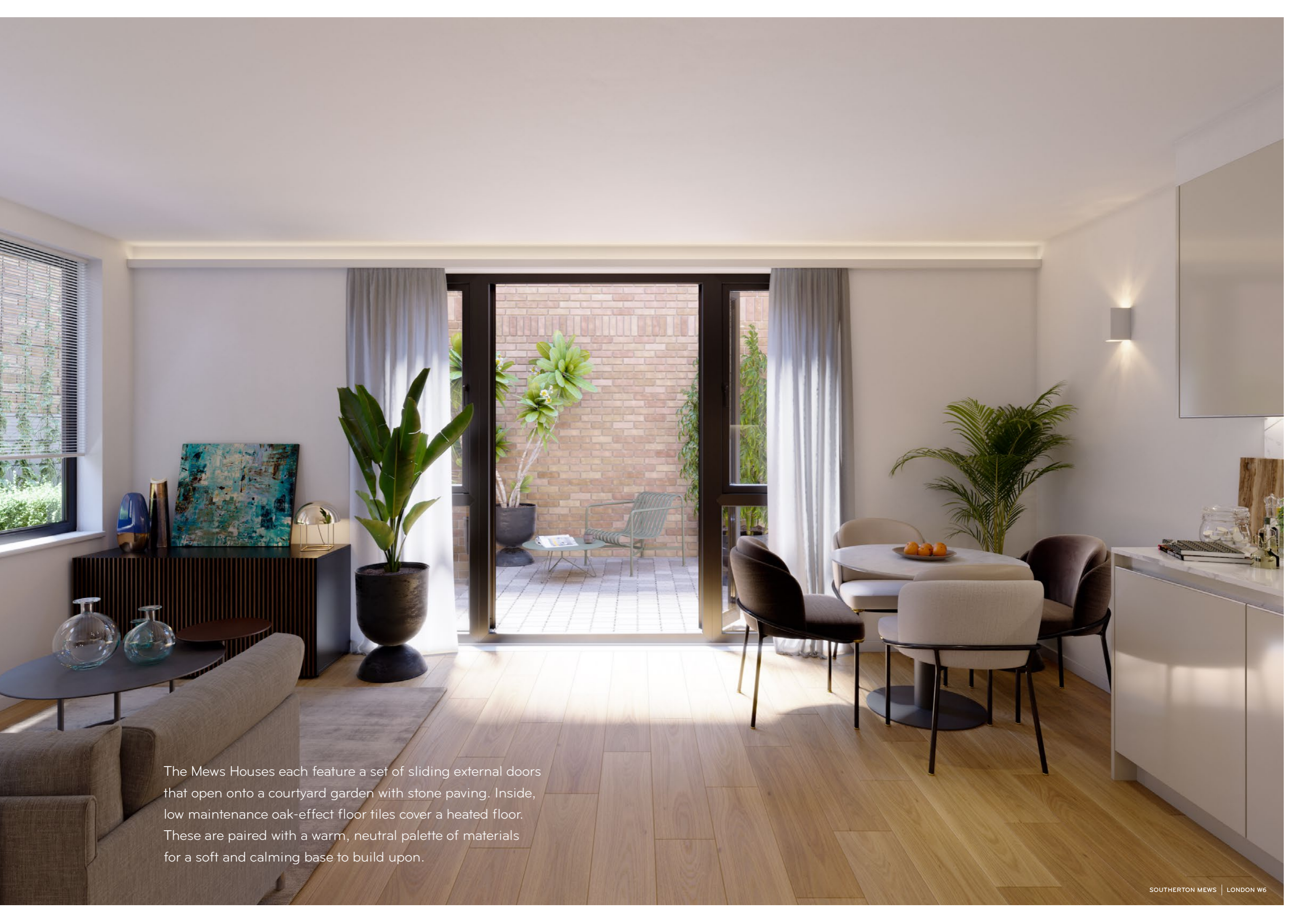
The gated development is reserved exclusively for residents to the mews houses and their guests, offering an additional level of privacy and security beyond the entrance. Behind the doors, a bright open-plan living space, with contemporary kitchen and downstairs cloakroom awaits.



Every characteristic from the 3D brick detailing to the external colour scheme gives these properties a unique, urban feel. Each home is complemented with plenty of large windows to bounce around the natural light. A small private boundary surrounds the homes to be used as a front garden if desired.







The Mews Houses each feature a set of sliding external doors that open onto a courtyard garden with stone paving. Inside, low maintenance oak-effect floor tiles cover a heated floor. These are paired with a warm, neutral palette of materials for a soft and calming base to build upon.



## HAMMERSMITH AND FULHAM LIFE

It's easy to see why Hammersmith and Fulham is one of London's most desirable locations for professionals and investors. Known for its prime location between Kensington and Chelsea, it attracts an affluent crowd that enjoy its historic architecture, marvellous riverside pubs, high-end eateries, green spaces, excellent schools and cultural events.

Given its relatively central location, transport links, via buses, trains and tubes throughout the borough and beyond are excellent. The nearby underground stations include the Hammersmith and City, Piccadilly and District line services. These take travellers East into the heart of central London or Victoria, or South-West towards the peaceful discerning neighbourhoods of Parsons Green and Wimbledon Village.

Following the successful redevelopment of White City, which included both Westfield and Television Centre, the borough continues to undergo significant investment. Homeowners in Hammersmith, have been rewarded with a steady uptick in house prices, making it a solid investment for young professionals, families or investors to choose.

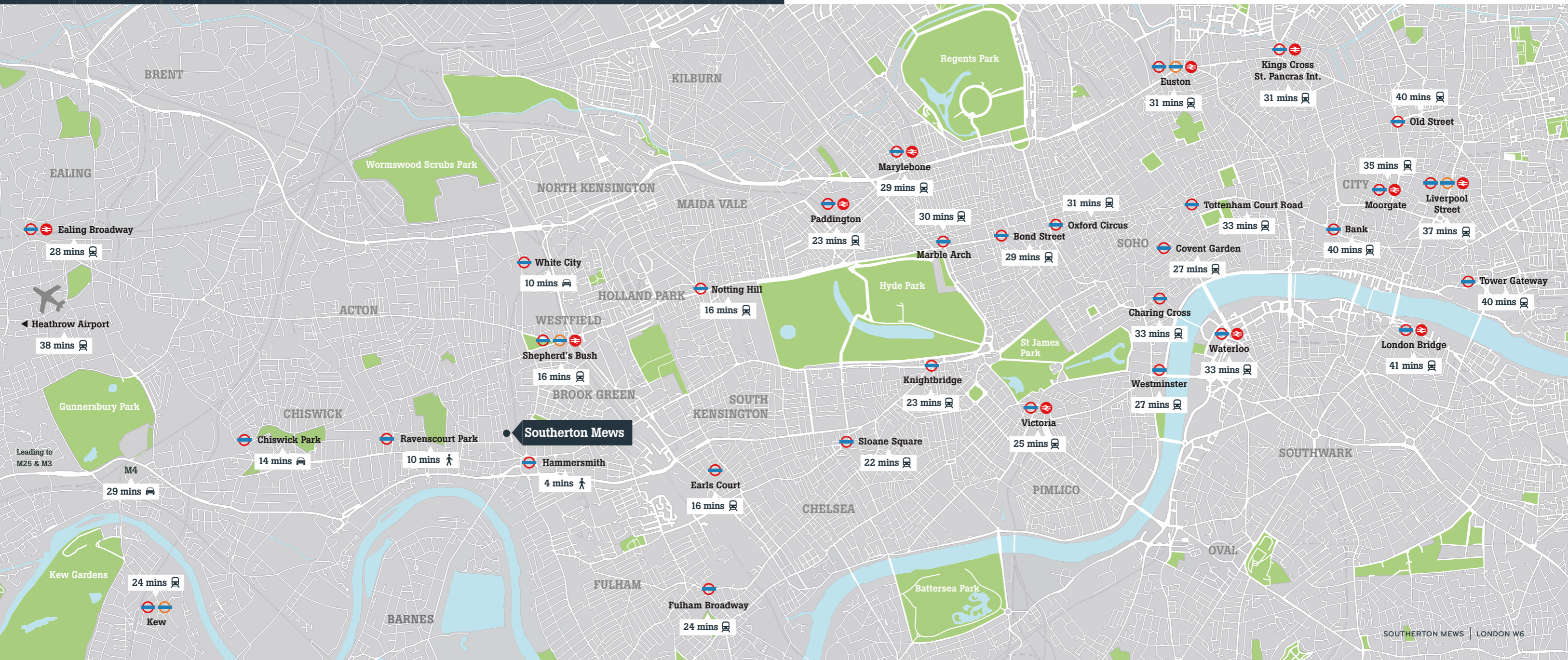
*The W6 borough  
continues to  
undergo significant  
investment*





# TRANSPORT CONNECTIONS & TRAVEL TIMES

Exploring or commuting around London couldn't be easier. Hammersmith offers no end of transport links, so if you can't reach your destination on foot, you'll never be far from your nearest train, tube, bus, ferry or cycle route.





# DESTINATIONS & TRAVEL TIMES

Lyric  
Hammersmith  
Theatre  
4 mins walk



Ravenscourt  
Park  
10 mins walk



Portobello  
Road Market  
17 mins by tube



O2 Shepherd's  
Bush Empire  
& Eventim Apollo  
5 mins by car



PureGym  
6 mins walk



The River Café  
17 mins walk



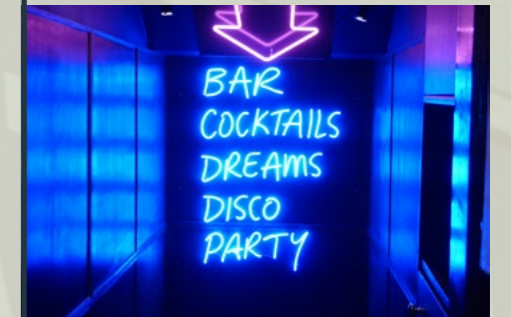
Westfield /  
Shepherds Bush  
6 mins by car

Hyde Park &  
Kensington Gardens  
20 mins by tube



Kings Road Chelsea  
25 mins by tube

Covent Garden  
31 mins by tube



King Street,  
Hammersmith Eat  
Meet, Shop  
6 mins walk



Mayfair &  
West End  
32 mins by tube



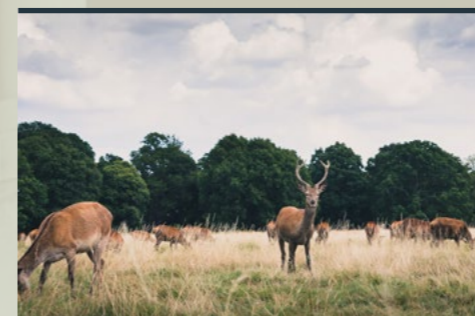
The London Eye  
35 mins by tube



River Thames  
7 mins by bicycle



Kensington  
Olympia  
12 mins by tube



Richmond Park  
33 mins by bicycle

Notting Hill  
11 mins by bicycle





I've been walking about London for the last 30 years, and I find something fresh in it every day

WALTER BESANT

Hammersmith Bridge is a Grade II listed historical and iconic landmark. Plans to renovate and stabilise the bridge are underway with investment awarded to London's department for transport.



Patisserie St Anne is one of Hammersmith's many buzzy independent bakeries. Stacked with fresh organic bread, french pastries, sandwiches and tarts, you're in good hands.



Organicos on Beadon Road is a fully organic specialty coffee and wine bar. Selecting the finest organic wines from around the world and serving Bermondsey's notable Monmouth Coffee.



A warm and welcoming team awaits at The Blue Anchor. This traditional gastro pub, located on the riverside, serves an award-winning menu. It was first licensed in 1722 making it a firm favourite with local residents.

The Crabtree pub is situated on the most picturesque stretch of the Thames. Housed beneath high-vaulted ceilings a cosy lounge bar serves typical 'pub grub' and plays host to live music, comedy evenings and London's largest pub quiz.

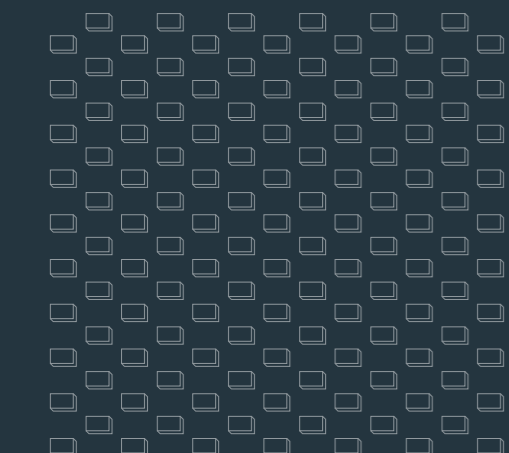


Thames Wharf Studios – once an oil facility – is now a converted industrial complex overlooking the Thames and famously home to the coveted River Cafe restaurant.

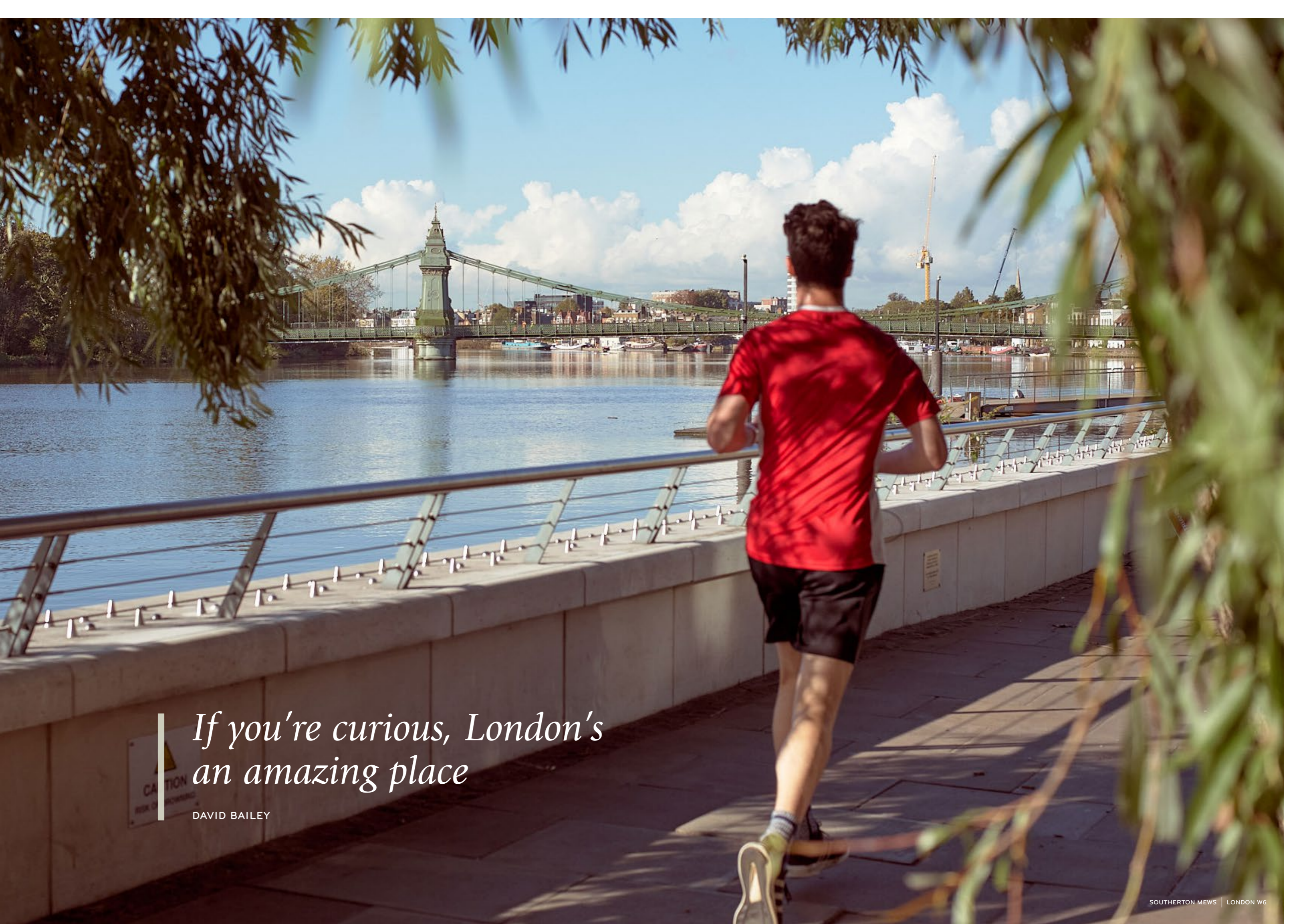
The Fulham Boat Club, located in the Fulham Reach development, features a comprehensive fleet of boats, indoor training room and top-class facilities. It is known for its accessible and inclusive approach to rowing.



For a slow Sunday stroll, try the Thames path circular walk, which begins at Hammersmith Bridge. Approximately 5 miles long, the footpath passes many famous pubs, Kelmscott House, the grand houses of Chiswick Mall, Barnes common and the London Wetland Centre.







*If you're curious, London's  
an amazing place*

DAVID BAILEY



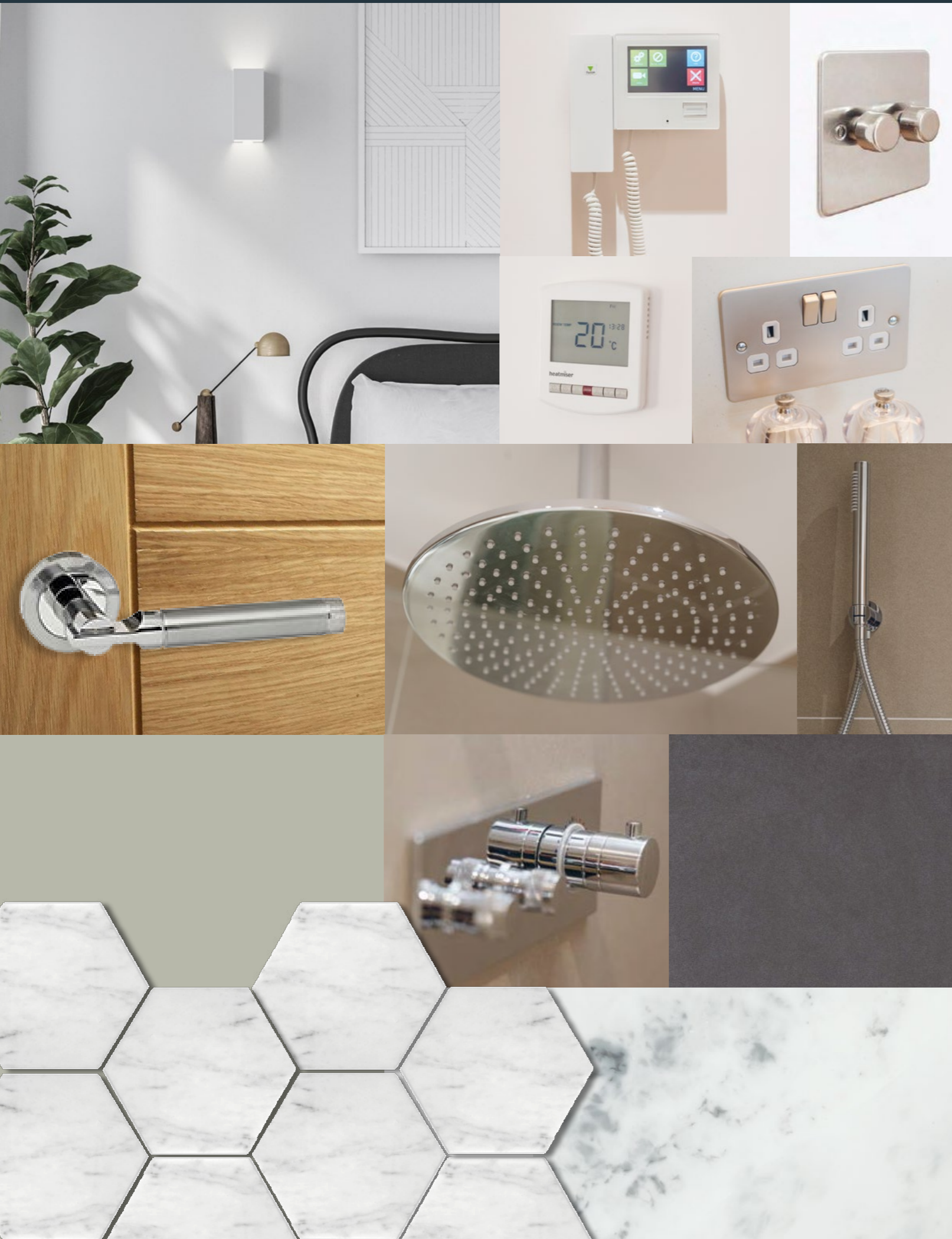
An aerial photograph of a residential development in London. The image shows a mix of traditional brick buildings and modern structures with green roofs. A person is visible walking on a path in the lower right. The overall scene is a dense urban environment with a focus on sustainable architecture.

SOUTHERTON MEWS | LONDON W6

# SPECIFICATIONS & FLOORPLANS



# Design & Detailing



## GENERAL

- Each house will be sold on a freehold basis
- 10-year Building Guarantee (BLP)
- With an highly insulated fabric & the inclusion of sustainable measures such as the PV panels, the houses require less heating than most other similar buildings, with the benefit of lower heating bills
- Video entry system providing secure entry to the houses
- Satinwood Dark grey Cambridge 2 panel style doors
- Fitted wardrobes to principal bedrooms with fitted shelf & rail.

## KITCHENS

- Fully fitted with Carrara effect worktops
- Contemporary Carrara effect hexagonal porcelain tile splash backs
- Recessed LED lighting under kitchen wall cupboards and wall shelves
- Bosch integrated kitchen appliances; with integrated oven, hob, concealed extractor, dishwasher & fridge freezer
- Bosch washer / dryer located in service cupboard.

## ELECTRICAL & HEATING

- Recessed lighting to kitchen, bathrooms & hallways. Wall lighting to living area & bedrooms
- Feature coffer lighting in the lower ground floor
- Dimmer switches to all habitable rooms
- Using a combination of active and passive measures, including air source heat pumps, the development achieves at least a 12.5% CO<sup>2</sup> reduction over Part L
- Pre-wired to accept Sky+, Freeview TV, telephone & DAB & FM radio to living / dining & bedrooms
- Wired for 1GB Fibre Optic Broadband with Virgin Media
- Networked with CAT 5e cabling to living / dining & bedrooms back to the service cupboard
- Mains power, battery backed up smoke detectors
- NICEIC Certified.

## BATHROOMS

- Cast Iron double ended baths
- Thermostatic 'rain' shower with handheld attachment & integrated tap
- Glass hinged shower screens with chrome channels
- Vanity units
- Recessed mirrored cabinet above sink in family bathrooms
- Wall Hung WC
- Chrome heated towel rail
- Shaver socket (within mirrored cabinet or vanity unit).

## FLOORING

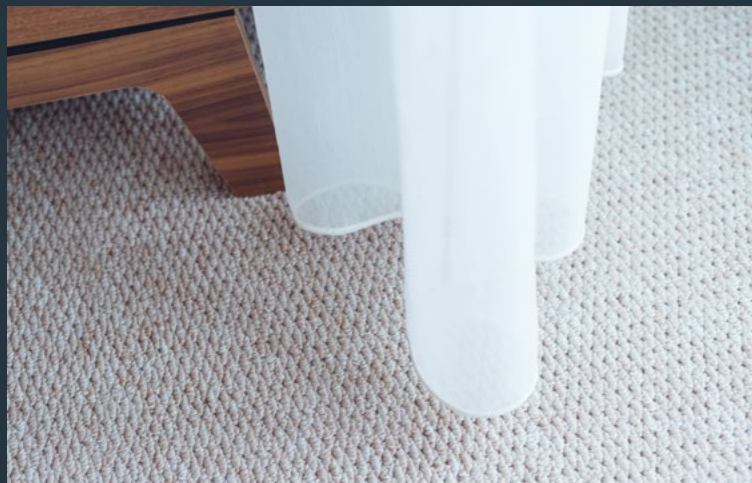
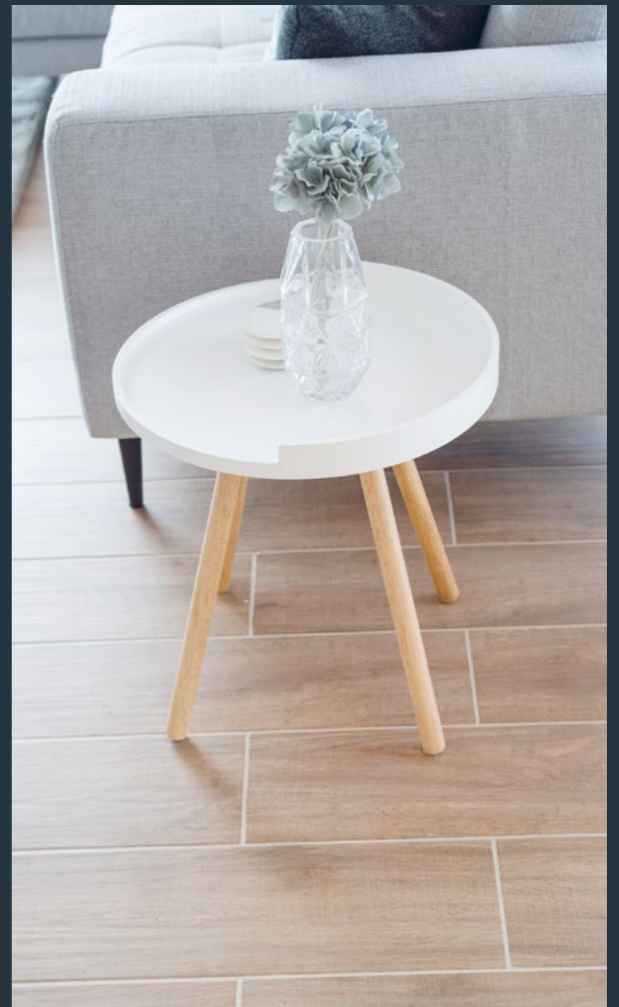
- Carpet in bedrooms, hallway & staircase.

## 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
- Built to comply with, or exceed with all current building regulations
- Secure gated entrance with PAS24 Cert Front Access doors & windows at entrance level.
- Bike Store with CCTV monitoring & fob only access via the main gate
- Bin Store with CCTV monitoring & fob only access & fob only access via the main gate.





House & Apartment interiors | specifications



# APARTMENTS 1 & 4 Lower & Ground Floors

## APARTMENT 1

Total Area 82.1m<sup>2</sup> 883.7ft<sup>2</sup>

**Kitchen / Living**  
6.1m x 6.5m (31.3m<sup>2</sup> 336.9ft<sup>2</sup>)

**Bedroom 1 (with en-suite)**  
2.6m x 6.0m (15.5m<sup>2</sup> 166.8ft<sup>2</sup>)

**Bedroom 2**  
3.8m x 2.9m (10.5m<sup>2</sup> 113.0ft<sup>2</sup>)

**Garden / Patio**  
8.9m x 3.3m (29.2sqm<sup>2</sup> 314.3ft<sup>2</sup>)

## APARTMENT 4

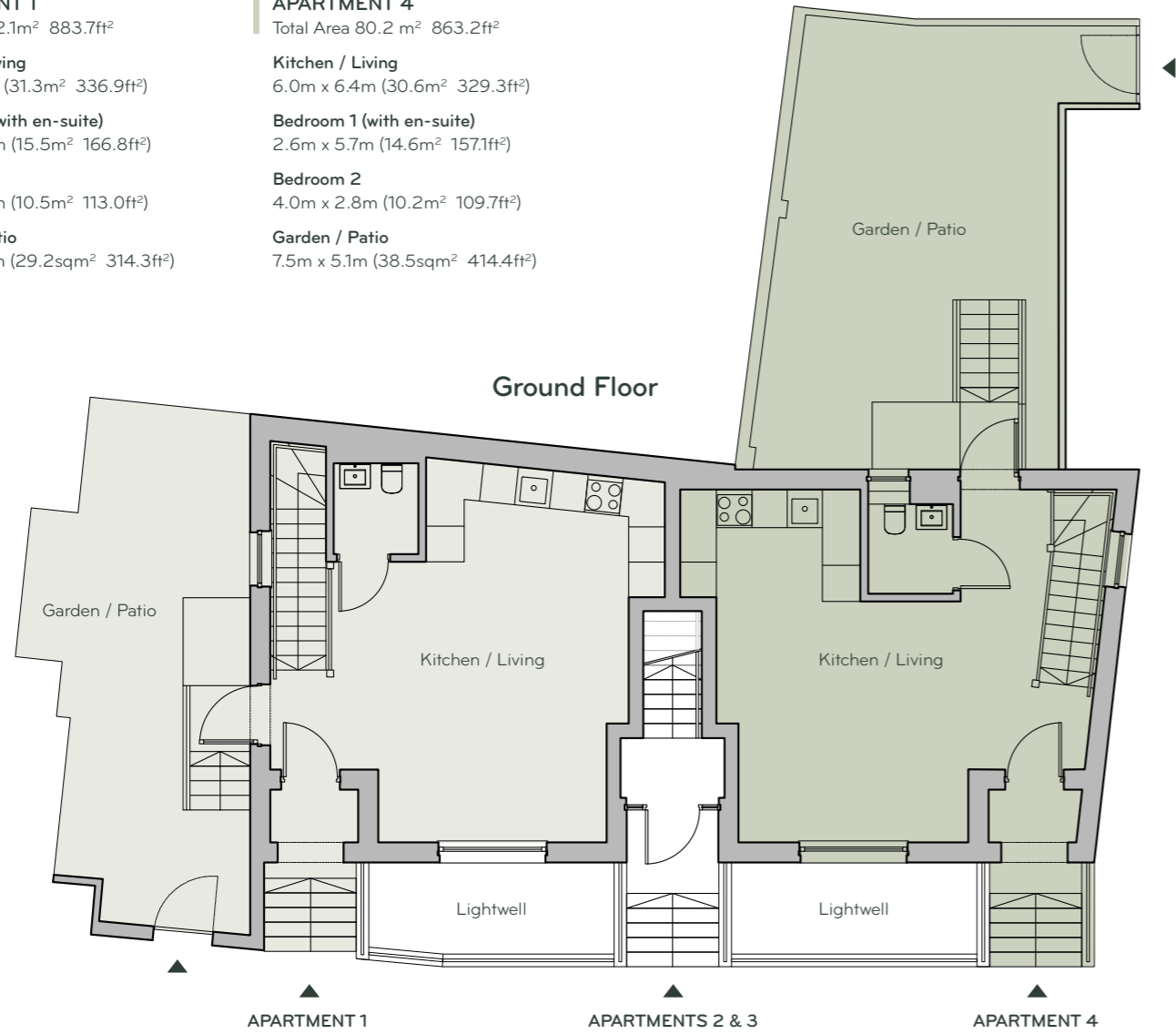
Total Area 80.2 m<sup>2</sup> 863.2ft<sup>2</sup>

**Kitchen / Living**  
6.0m x 6.4m (30.6m<sup>2</sup> 329.3ft<sup>2</sup>)

**Bedroom 1 (with en-suite)**  
2.6m x 5.7m (14.6m<sup>2</sup> 157.1ft<sup>2</sup>)

**Bedroom 2**  
4.0m x 2.8m (10.2m<sup>2</sup> 109.7ft<sup>2</sup>)

**Garden / Patio**  
7.5m x 5.1m (38.5sqm<sup>2</sup> 414.4ft<sup>2</sup>)

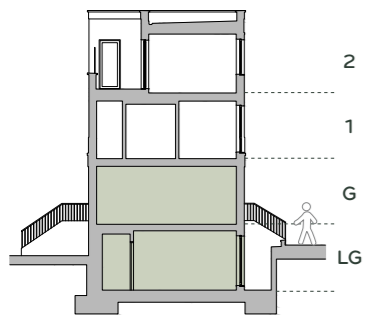


## APARTMENT 1

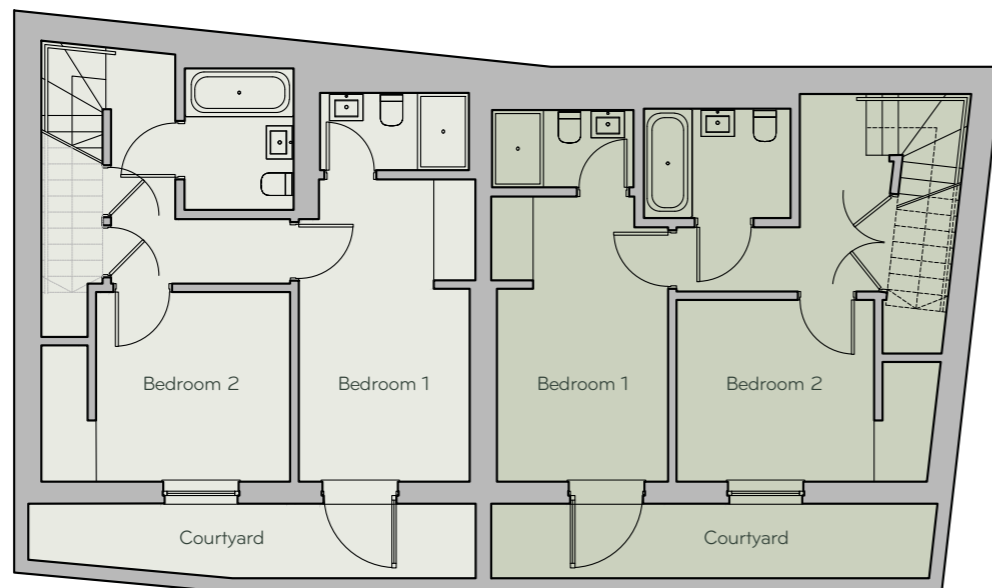
**Courtyard**  
1.1m x 6.9m (7.7m<sup>2</sup> 82.7<sup>2</sup>)

## APARTMENT 4

**Courtyard**  
1.1m x 6.8m (7.7m<sup>2</sup> 82.7<sup>2</sup>)



## Lower Ground



Apartment 1: Predicted Energy Assessment: EER Energy Efficiency Rating: 80C EI CO<sup>2</sup> Environmental Impact: 82B  
Apartment 4: Predicted Energy Assessment: EER Energy Efficiency Rating: 81B EI CO<sup>2</sup> Environmental Impact: 83B

# APARTMENTS 2 & 3 First & Second Floors



## APARTMENT 2

Total Area 70.0m<sup>2</sup> 753.4ft<sup>2</sup>

**Kitchen / Living**  
6.7m x 3.9m (26.1m<sup>2</sup> 280.9ft<sup>2</sup>)

**Bedroom 1 (with en-suite)**  
3.0m x 4.9m (14.5m<sup>2</sup> 156.0ft<sup>2</sup>)

**Bedroom 2**  
3.5m x 2.4m (9.6m<sup>2</sup> 103.3ft<sup>2</sup>)

**Balcony**  
3.0m x 2.0m (6m<sup>2</sup> 64.5ft<sup>2</sup>)

## APARTMENT 3

Total Area 73.8m<sup>2</sup> 794.3ft<sup>2</sup>

**Kitchen / Living**  
6.9m x 3.9m (27.1m<sup>2</sup> 291.7ft<sup>2</sup>)

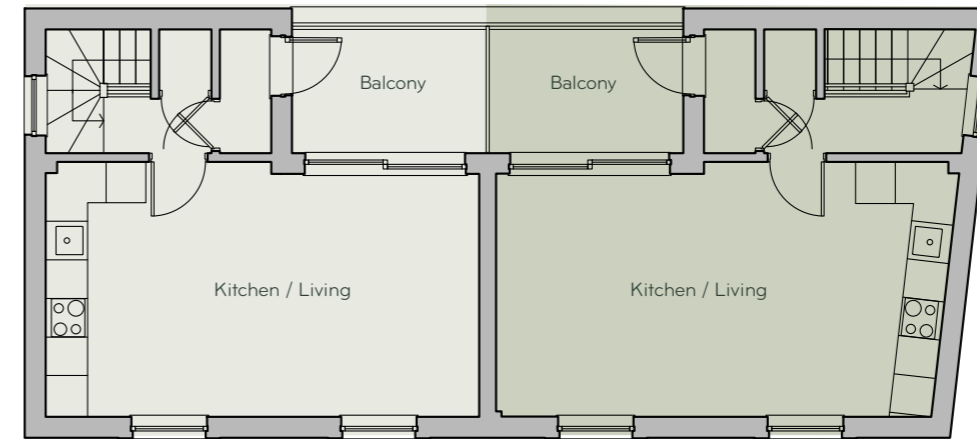
**Bedroom 1 (with en-suite)**  
3.3m x 4.9m (15.3m<sup>2</sup> 164.6ft<sup>2</sup>)

**Bedroom 2**  
3.6m x 2.4m (9.8m<sup>2</sup> 105.4ft<sup>2</sup>)

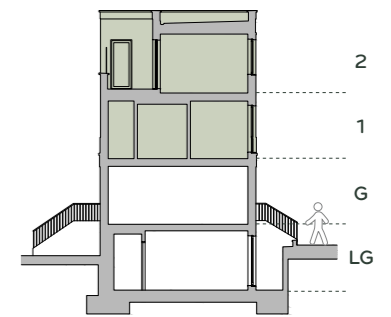
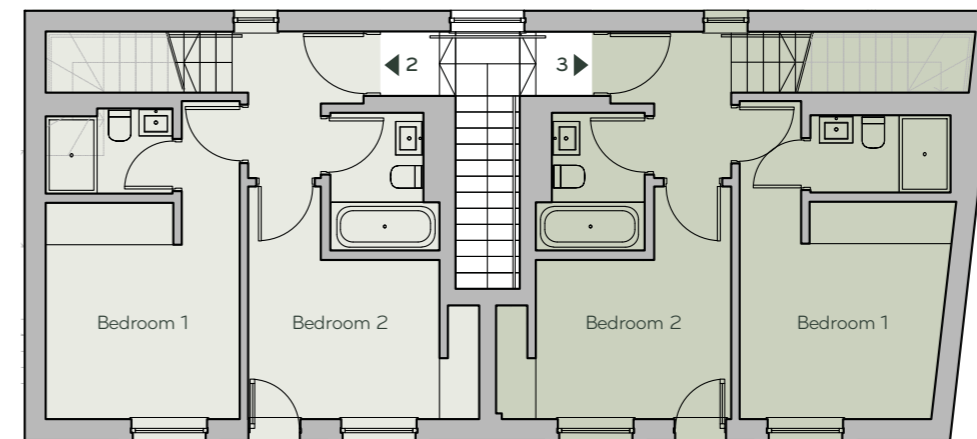
**Balcony**  
3.0m x 2.0m (6m<sup>2</sup> 64.5ft<sup>2</sup>)



## Second Floor

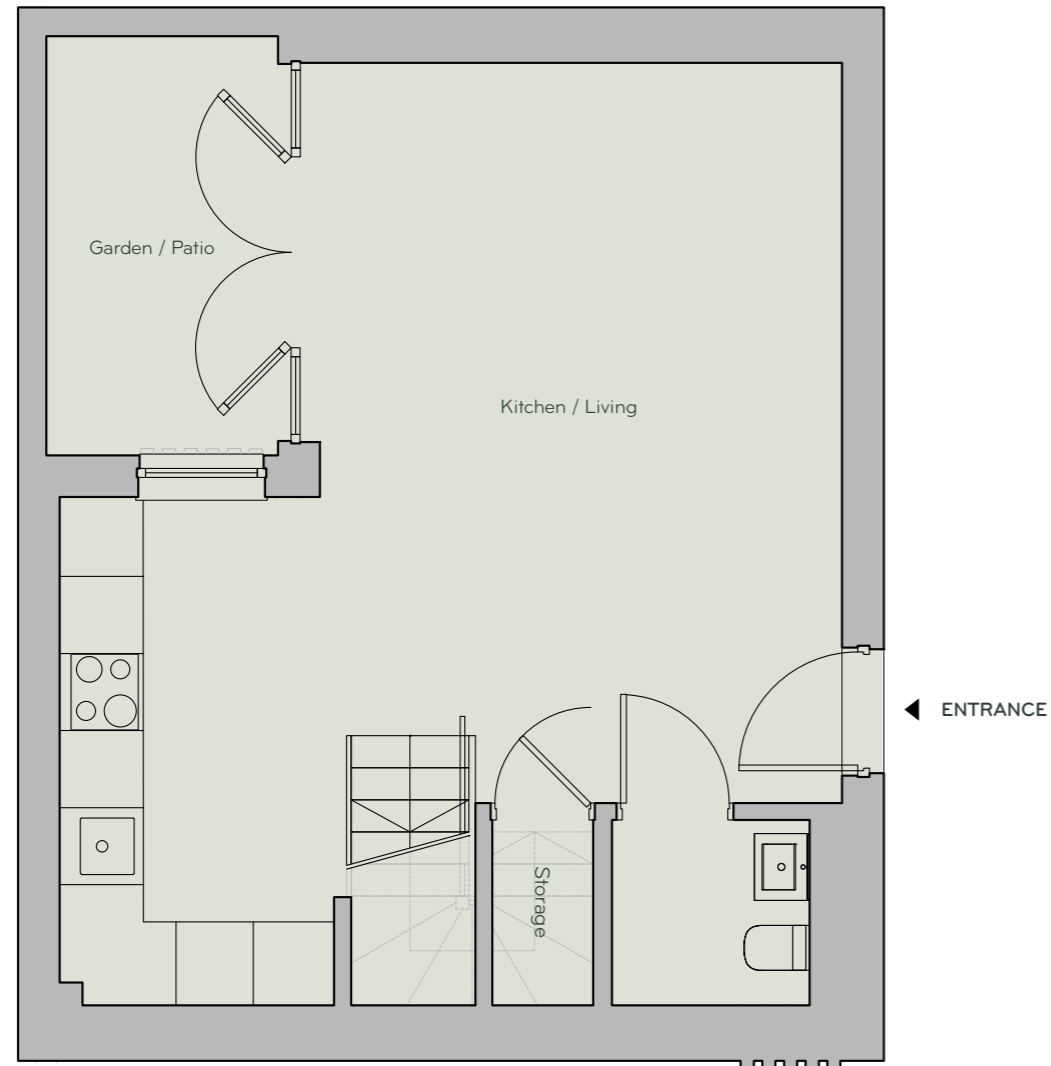


## First Floor



Apartment 2: Predicted Energy Assessment: EER Energy Efficiency Rating: 82B EI CO<sup>2</sup> Environmental Impact: 84B  
Apartment 3: Predicted Energy Assessment: EER Energy Efficiency Rating: 76C EI CO<sup>2</sup> Environmental Impact: 78C





**MEWS HOUSE 5**

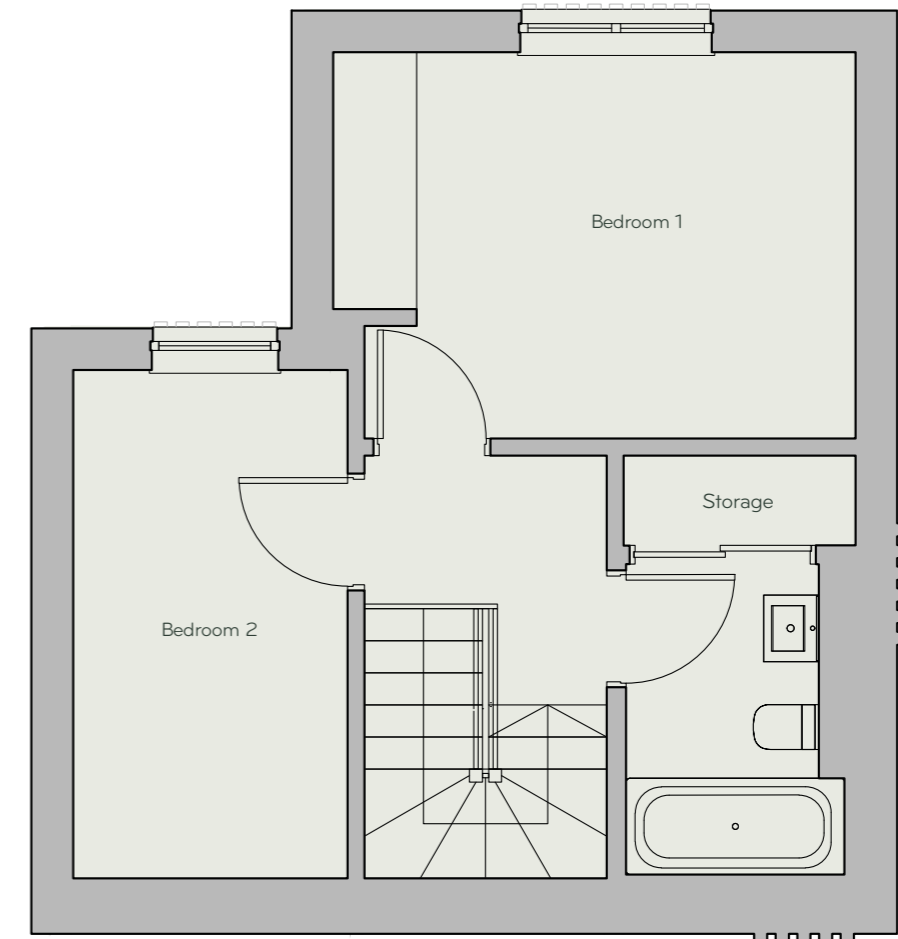
Total Area 72.0m<sup>2</sup> 775ft<sup>2</sup>

**Kitchen / Living**

6.0m x 5.7m (31.1m<sup>2</sup> 334.7ft<sup>2</sup>)

**Garden / Patio**

3.4m x 1.8m (6.0m<sup>2</sup> 64.5ft<sup>2</sup>)



**Bedroom 1**

3.0m x 4.0m (12.0m<sup>2</sup> 129.1ft<sup>2</sup>)

**Bedroom 2**

2.1m x 3.9m (8.4m<sup>2</sup> 90.4ft<sup>2</sup>)

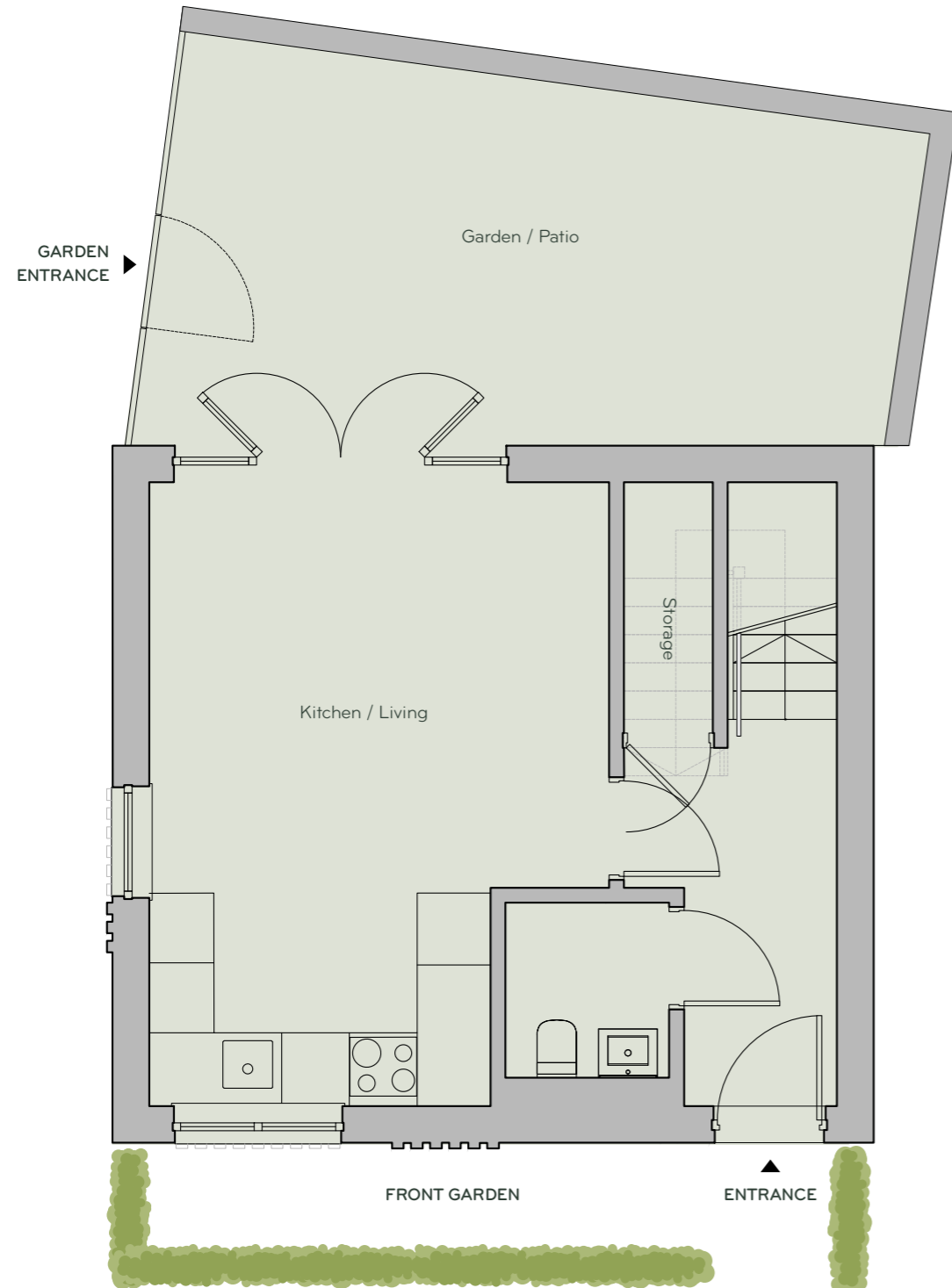
**Bathroom**

1.7m x 2.4m (3.7m<sup>2</sup> 39.8ft<sup>2</sup>)

Predicted Energy Assessment: EER Energy Efficiency Rating: 71C  
EI CO<sup>2</sup> Environmental Impact: 74C







**MEWS HOUSE 6**

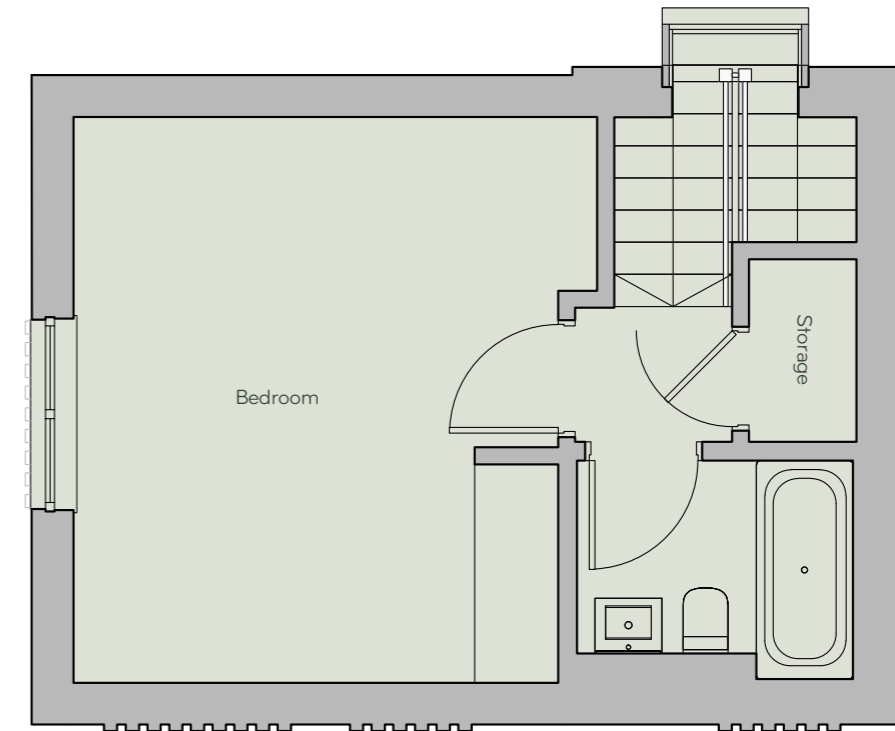
Total Area 62.6m<sup>2</sup> 673.8ft<sup>2</sup>

**Kitchen / Living**

4.0m x 5.5m (20.4m<sup>2</sup> 219.5ft<sup>2</sup>)

**Garden / Patio**

6.3m x 3.2m (21.7m<sup>2</sup> 233.5ft<sup>2</sup>)



**Bedroom**

3.7m x 4.4m (17.0m<sup>2</sup> 182.9ft<sup>2</sup>)

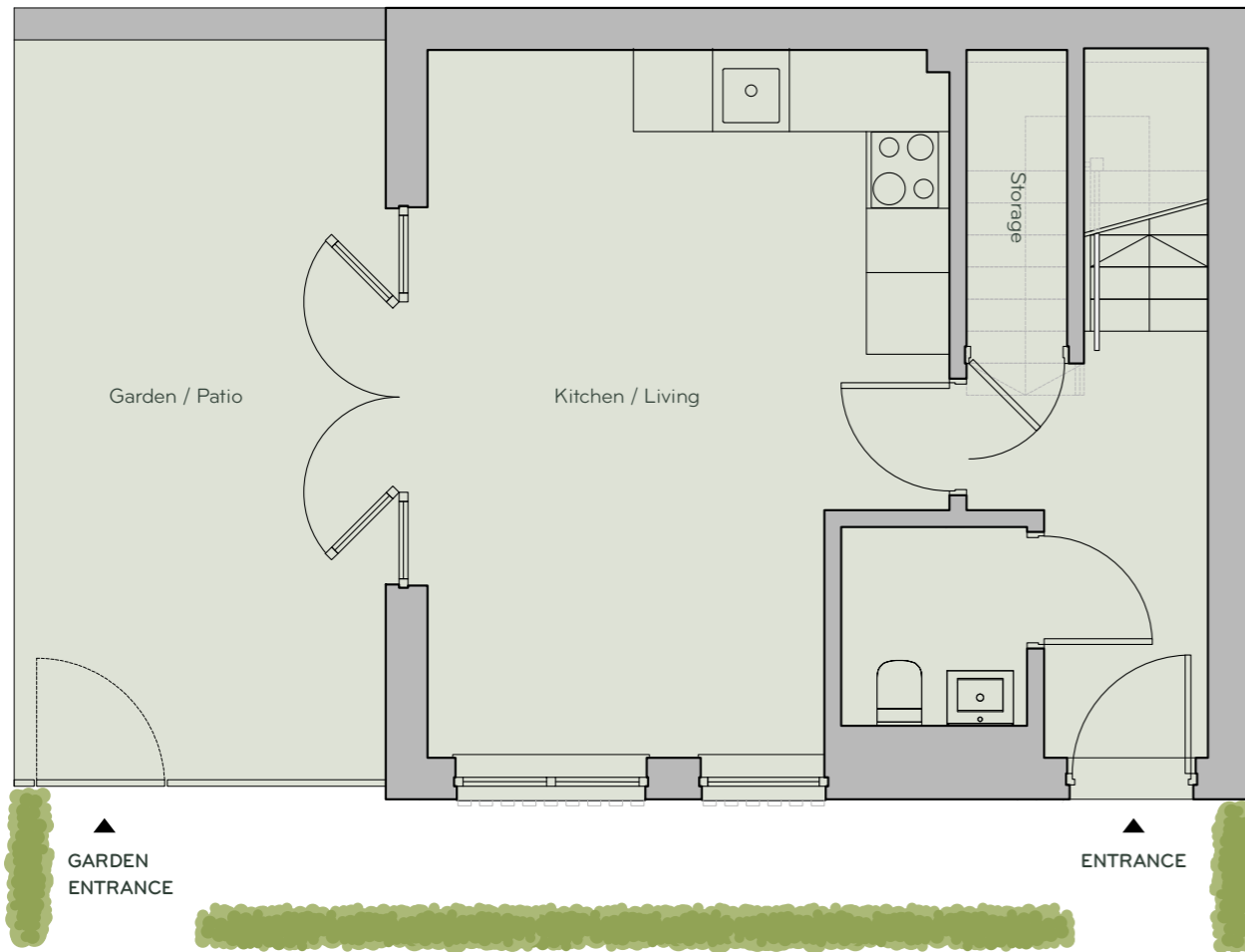
**Bathroom**

2.1m x 1.7m (3.3m<sup>2</sup> 35.5ft<sup>2</sup>)



Predicted Energy Assessment: EER Energy Efficiency Rating: 73C  
EI CO<sub>2</sub> Environmental Impact: 76C





**MEWS HOUSES 7 & 8**

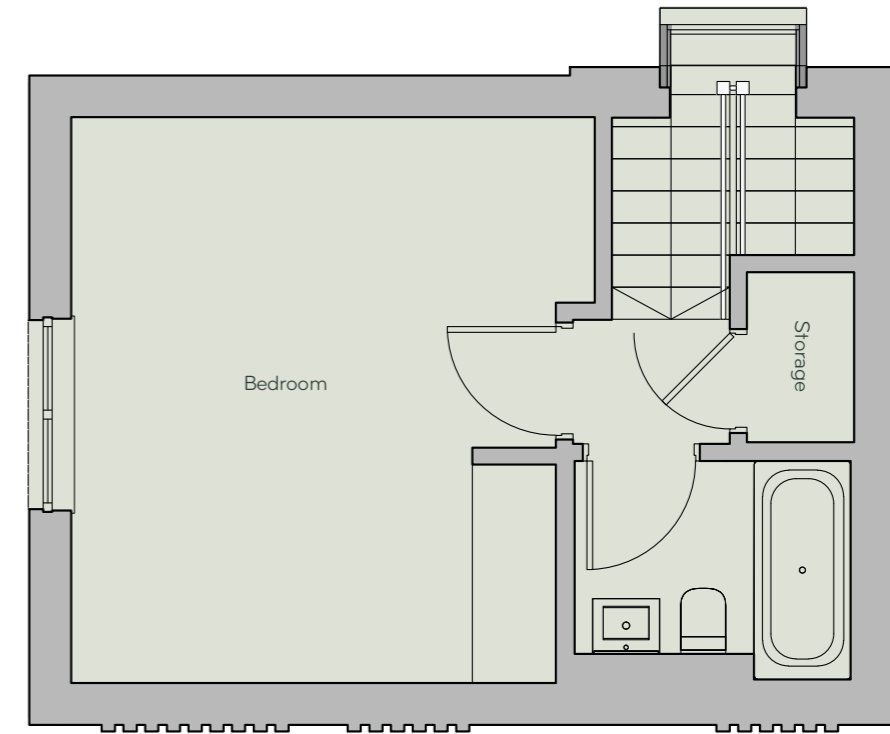
Total Area 62.4m<sup>2</sup> 671.6ft<sup>2</sup>

**Kitchen / Living**

4.0m x 5.5m (20.6m<sup>2</sup> 221.7ft<sup>2</sup>)

**Garden / Patio**

5.7m x 2.9m (16.8m<sup>2</sup> 180.8ft<sup>2</sup>)



**Bedroom**

3.7m x 4.4m (17.0m<sup>2</sup> 182.9ft<sup>2</sup>)

**Bathroom**

1.7m x 2.4m (3.7m<sup>2</sup> 39.8ft<sup>2</sup>)



Predicted Energy Assessment: EER Energy Efficiency Rating: 74C  
EI CO<sup>2</sup> Environmental Impact: 76C





**MEWS HOUSE 9**

Total Area 82.8m<sup>2</sup> 891.2ft<sup>2</sup>

**Kitchen / Living**

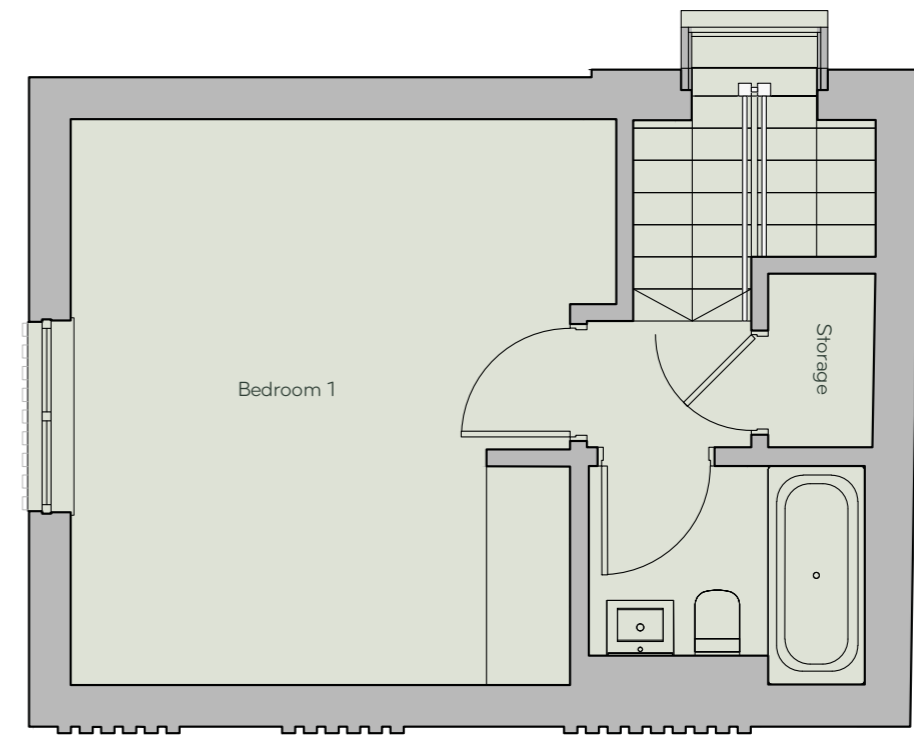
5.3m x 5.5m (28.7m<sup>2</sup> 308.9ft<sup>2</sup>)

**Bedroom 2**

3.0m x 4.0m (2.2m<sup>2</sup> 23.6ft<sup>2</sup>)

**Garden / Patio**

3.2m x 8.5m (22.2m<sup>2</sup> 238.9ft<sup>2</sup>)



**Bedroom 1**

3.8m x 4.4m (17.6m<sup>2</sup> 189.4ft<sup>2</sup>)

**Bathroom**

1.7m x 2.4m (3.7m<sup>2</sup> 39.8ft<sup>2</sup>)



Predicted Energy Assessment: EER Energy Efficiency Rating: 73C  
EI CO<sup>2</sup> Environmental Impact: 76C



## SOUTHERTON MEWS CONTACT INFORMATION

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## A SELECTION OF IDM'S DEVELOPMENTS



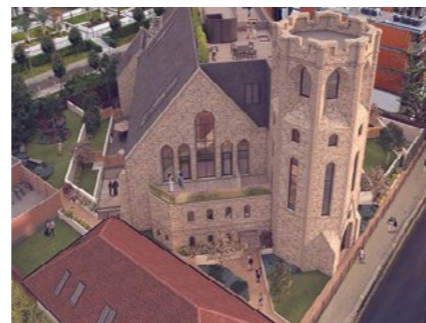
#### HOOVER BUILDING

Western Avenue, Perivale UB6 8DW



#### THE VICTORIA COLLECTION

Mandrell & Mauleverer Road, London SW2 5DL



#### ST GEORGES CHURCH

High Street, Kew Bridge TW8 0BD



#### HANS CRESCENT

Knightsbridge, London SW1X 0LS



#### KANE HOUSE

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#### TRIANGLE COURT

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#### HURLEY APARTMENTS

Highgate Road, London NW5 1JY



#### CHANNELSEA HOUSE

Canning road, Stratford, London E15 3ND



#### VALERIO MEWS

Islington, London N1 4FB

## 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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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.

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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.

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

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