FIFTY BROOK GREEN

LONDON SQUARE



IN TOTAL SERENITY

A TRANQUIL ENCLAVE

IN THE HEART OF WEST LONDON, THE TIMELESS ELEGANCE OF BROOK GREEN CREATES AN ATMOSPHERE OF SERENITY.

Standing elegantly within this peaceful oasis is **Fifty Brook Green** — a gated collection of 1-4 bedroom apartments, duplexes, triplexes and freehold mews houses.

A prestigious address, Fifty Brook Green is for those who cherish timeless heritage, discreet gated privacy, and effortless access to the city's finest offerings.



WHERE CITY MEETS SERENITY



Nestled within walking distance of Holland Park and Kensington, Brook Green is one of West London's most desirable residential sanctuaries. Tree-lined avenues and architectural heritage infuse the area with village charm, yet the excitement of the city is always within reach.

At the heart of Brook Green lies an enchanting green space, ideal for peaceful walks with a coffee in hand, purchased from one of the many local cafés.

A GATED HAVEN

Fifty Brook Green envelopes residents in privacy, offering a serene, exclusive and peaceful home life.

From gated access to a private courtyard, the residence fosters a rare atmosphere of tucked-away tranquillity.

CGIs are indicative.

PINNACLE OF STYLE

Step out from the serenity of Brook Green and straight into London's most renowned retail destinations.

Whether you're searching for a thoughtful gift or a new wardrobe staple, explore from a prestigious range of luxury shops in nearby Knightsbridge, Sloane Street, Sloane Square and The Village at Westfield, Europe's largest shopping centre.



A WORLD OF

EXQUISITE FINE-DINING

KITCHEN W8
5 MIN DRIVE

BELVEDERE, HOLLAND PARK
6 MIN DRIVE

SOHO HOUSE, WHITE CITY
6 MIN DRIVE

ENDO AT THE ROTUNDA
7 MIN DRIVE

THE HARWOOD ARMS
8 MIN DRIVE

GOLD NOTTING HILL
9 MIN DRIVE

CORE BY CLARE SMYTH
9 MIN DRIVE

CLAUDE BOSI AT BIBENDUM
12 MIN DRIVE

RESTAURANT GORDON RAMSEY
14 MIN DRIVE

AMAYA
15 MIN DRIVE



VIBRANT AVENUES

Nine minutes away by car, or reached within a leisurely 35-minute walk, Notting Hill invites you to meander down its scenic streets, where pastel-coloured houses and welcoming dining spots offer a picture-perfect setting for your weekend excursion.

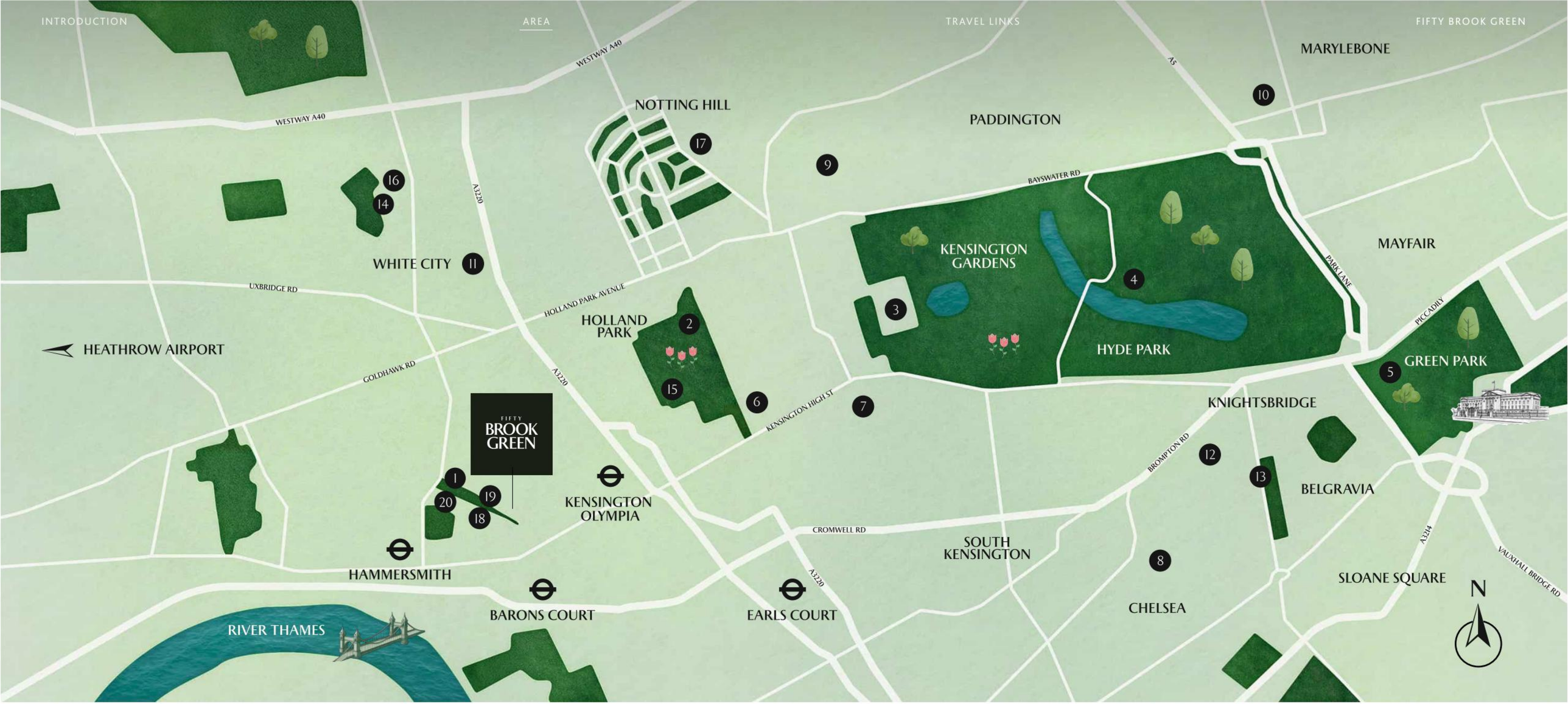
MAJESTIC GREEN SPACES

Awaiting your exploration, London's most iconic parks and picturesque gardens are just a 20-minute walk away.

Spend summer weekends strolling through the beautifully landscaped grounds at Holland Park and Kensington Palace Gardens, or enjoy picnics with company in the vast openness of Hyde Park.

RIVERSIDE CALM

Just a 20-minute walk from Brook Green, the River Thames is more than an iconic landmark — it's a way of life. From tranquil riverside walks to the refined eateries and cultural landmarks that line its banks, the Thames offers a dynamic yet timeless backdrop to life.



PARKS

1. BROOK GREEN — 1 MIN WALK
2. HOLLAND PARK — 19 MIN WALK
3. KENSINGTON PALACE GARDENS — 1.8 MILES
4. HYDE PARK — 3 MILES
5. GREEN PARK — 3.2 MILES

FITNESS

6. KARVE PILATES — 1 MILES
7. EXQUINOX KENSINGTON — 1.3 MILES
8. KX CHELSEA — 2.8 MILES
9. HEARTCORE BAYSWATER — 3.4 MILES
10. NOBU PILATES — 3.7 MILES

SHOPPING

11. WESTFIELD WHITE CITY — 1.0 MILES
12. KNIGHTSBRIDGE — 2.7 MILES
13. SLOANE STREET — 3.2 MILES

CUISINE

14. SOHO HOUSE, WHITE CITY — 6 MIN DRIVE
15. BELVEDERE, HOLLAND PARK — 6 MIN DRIVE
16. ENDO AT THE ROTUNDA — 7 MIN DRIVE
17. GOLD, NOTTING HILL — 9 MIN DRIVE

EDUCATION

18. ST. PAUL'S GIRLS' SCHOOL — 2 MIN WALK
19. ECOLE FRANÇAISE DE LONDRES — 2 MIN WALK
20. BUTE HOUSE PREPARATORY — 6 MIN WALK

Source: Google Maps

A NATURAL ESSENCE

Since the beginning, Brook Green has been deeply intertwined with nature. The name ‘Brook’ evokes the memory of a gentle stream that once carved through the verdant landscape.

Originally part of the Manor of Fulham, the largely rural Brook Green was home to market gardens and blooming orchards, framed by a background of open fields.





St Paul's Girls' School

DISTINGUISHED EDUCATION

BROOK GREEN IS AN ESTEEMED ADDRESS FOR FAMILIES SEEKING EXCEPTIONAL EDUCATION.

Fifty Brook Green sits within a 15-minute walk of four outstanding Ofsted-rated primary schools and three outstanding Ofsted-rated secondary schools.

At the heat of the area's academic landscape is the prestigious St Paul's Girls' Secondary School, recognised as The Sunday Times Independent School of the Year for Academic Excellence, 2025.

Brook Green's educational offerings are further enriched by the following independent schools, providing students with a top-tier academic experience:

- Bute House Preparatory School
- St James Preparatory School
- The Godolphin and Latymer School

For higher education, seven of London's top ten universities can be reach within 45 minutes.

THE CITY AWAITS

Brook Green enjoys a prime location near Barons Court, Kensington Olympia and Hammersmith stations, seamlessly connecting you to the London Underground and Overground. Walk to the stations in as little as 10 minutes, exchanging the peace of Brook Green for the city's bustling energy.



DISTRICT LINE

- CHISWICK PARK — 9 MINS
- RICHMOND — 17 MINS
- KEW GARDENS — 13 MINS
- BARONS COURT — 9 MIN WALK
- EARL'S COURT — 3 MINS
- SOUTH KENSINGTON — 8 MINS
- SLOANE SQUARE — 10 MINS
- HIGH STREET KENSINGTON — 2 MINS
- LONDON VICTORIA — 11 MINS
- NOTTING HILL GATE — 4 MINS
- EMBANKMENT — 16 MINS
- PADDINGTON — 7 MINS
- CANON STREET — 22 MINS

OVERGROUND

- KENSINGTON OLYMPIA — 9 MIN WALK
- CLAPHAM JUNCTION — 11 MINS
- HAMPSTEAD HEATH — 25 MINS
- GATWICK AIRPORT — 26 MINS

PICCADILLY LINE

- BARONS COURT — 9 MIN WALK
- EARLS COURT — 4 MINS
- SOUTH KENSINGTON — 6 MINS
- KNIGHTSBRIDGE — 9 MINS
- HYDE PARK CORNER — 11 MINS
- GREEN PARK — 13 MINS
- PICCADILLY CIRCUS — 15 MINS
- LEICESTER SQUARE — 16 MINS
- COVENT GARDEN — 18 MINS
- KING'S CROSS — 24 MINS — EUROSTAR TO PARIS
- HEATHROW T2, 3, 4 — 34 MINS
- HEATHROW T5 — 38 MINS

Source: Google Maps





Fifty Brook Green breathes new life into five former Victorian school buildings that once stood at the heart of local education, welcoming students until the early 1980s.

While the architectural heritage is perfectly preserved, landscaped nature and modern amenities instil a sense of contemporary elegance.

CGIs are indicative.

TIMELESS DESIGN

Today, the gated residences at Fifty Brook Green preserve the school's high beamed ceilings and large Victorian windows, allowing cascades of natural light to infuse the rooms with warmth.



CGIs are indicative.

A BALANCED LIFESTYLE

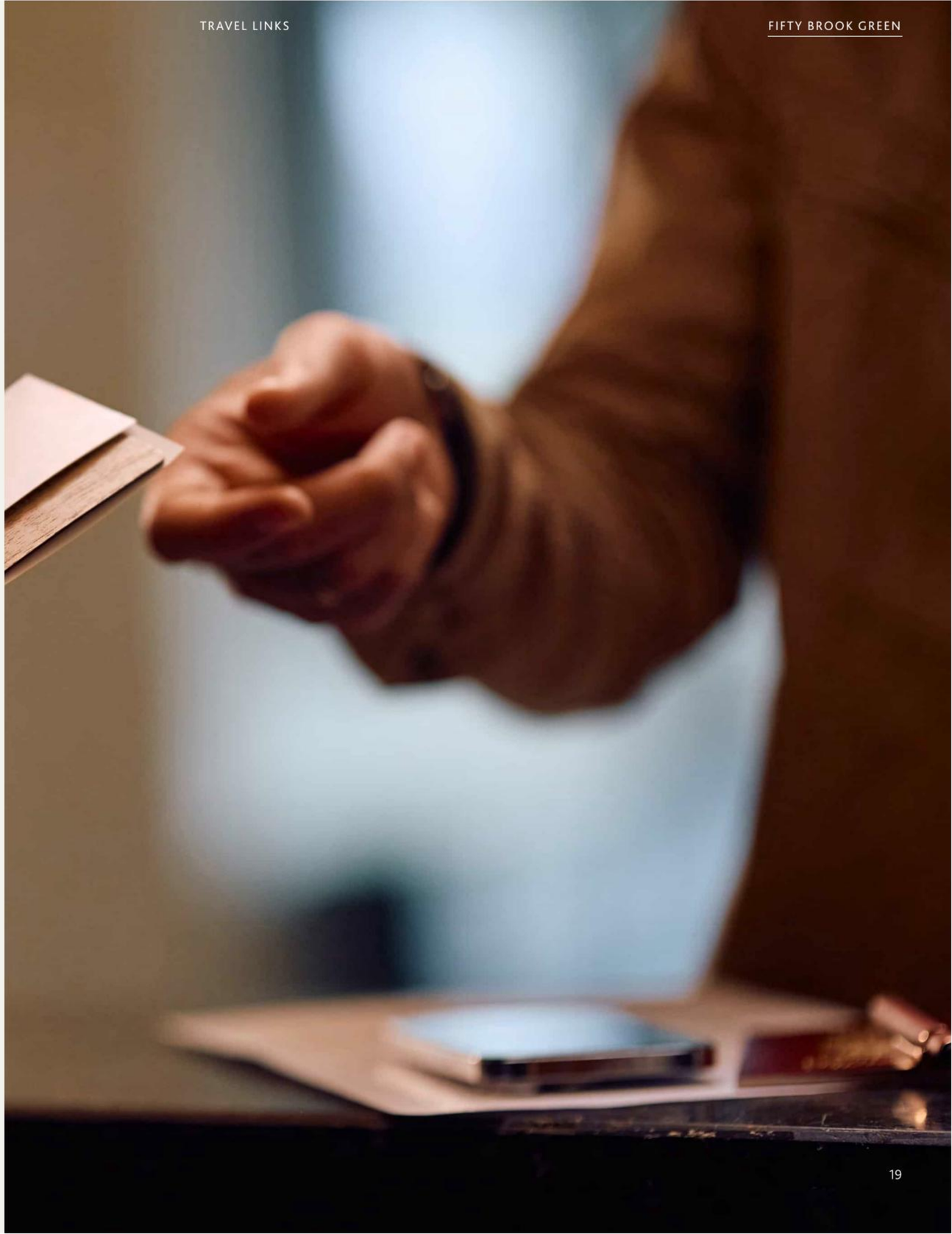
Nestled amid the tranquil outdoor spaces, the Wellness Suite is a serene and inspiring sanctuary, complete with a boutique yoga and pilates studio, curated changing facilities and spa-quality showers, and a state-of-the-art gym boasting cutting-edge equipment.



CGIs are indicative.

FOR YOUR COMFORT

Our distinguished concierge, available daily from 8am to 8pm, ensures every aspect of your lifestyle is seamlessly orchestrated, welcoming guests, overseeing deliveries, arranging travel, securing reservations, and managing keys.





CGIs are indicative.





CGIs are indicative.

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CGIs are indicative.



THE DETAILS

KITCHEN DESIGN

- Brushed Gunmetal kitchen tap for boiling, hot, cold filtered water
- Brushed Gunmetal single bowl undermount sink to 1 & 2 bedroom apartments
- Brushed Gunmetal one and a half bowl undermounted sink to 3 & 4 Bedroom apartments
- Bespoke oversized handless kitchens with integrated feature lighting
- Oak-finish high-level cabinets with feature glazed display units
- Hidden pantry cupboards to selected apartments only.

APPLIANCES

Integrated Siemens appliances to include:

- Downdraught hob
- Microwave
- Oven
- Warming drawer
  3 & 4 Bed apartments only
- Dishwasher
- Fridge/Freezer
- Separate full-height fridge and freezer – selected apartments only
- Beverage Cooler

WORK SURFACE, SPLASHBACKS & ISLANDS

- Marble effect composite worksurface & splashback
- Matching marble effect composite island unit to selected apartments

BATHROOM AND ENSUITES

- Bespoke oak-finish vanity, offering spacious storage with vessel sink
- Arched mirrored cabinet with shaver socket and feature accent lighting
- Villeroy & Boch sanitaryware
- Gessi brushed black metal brassware
- Large format porcelain tile to floor and matching tile to walls.
- Full height tiling to bath and shower surrounds with feature niche including ambient mood lighting
- Full height feature travertine tile to bath or shower area
- Baths where applicable benefit from ceiling fixed shower head, wall-mounted handheld shower and toughened grey reeded glass bath screen
- Showers where applicable benefit from ceiling fixed shower head, wall-mounted handheld shower and toughened grey reeded glass shower screen
- Electric heated towel bars to bathrooms & en-suites



CGIs are indicative.

GENERAL SPECIFICATION

- Single pallette
- Feature Victorian style oversized paneled internal doors and architraves
- Painted oversized feature skirting
- Alexander Wilks dark bronze finish ironmongery
- Original feature arched front entrance doors to selected apartments
- Oak-finish oversized front entrance doors
- Bespoke fitted wardrobes with tea-tray style oversized doors with soft close, hanging rail and shelf with ambient lighting. To selected bedrooms
- Coat cupboards where applicable with matching tea-tray oversized doors.
- Feature geometric iron stair balustrade where applicable with complimenting handrail, newel posts and oak-finish treads.
- Engineered wood flooring to living, kitchen, dining areas, hallway and bedrooms
- Siemens Washer/Dryer to utility cupboard
- Separate Siemens Washer and Siemens Dryer* 3 & 4 Bed apartments only

MECHANICAL AND ELECTRICAL

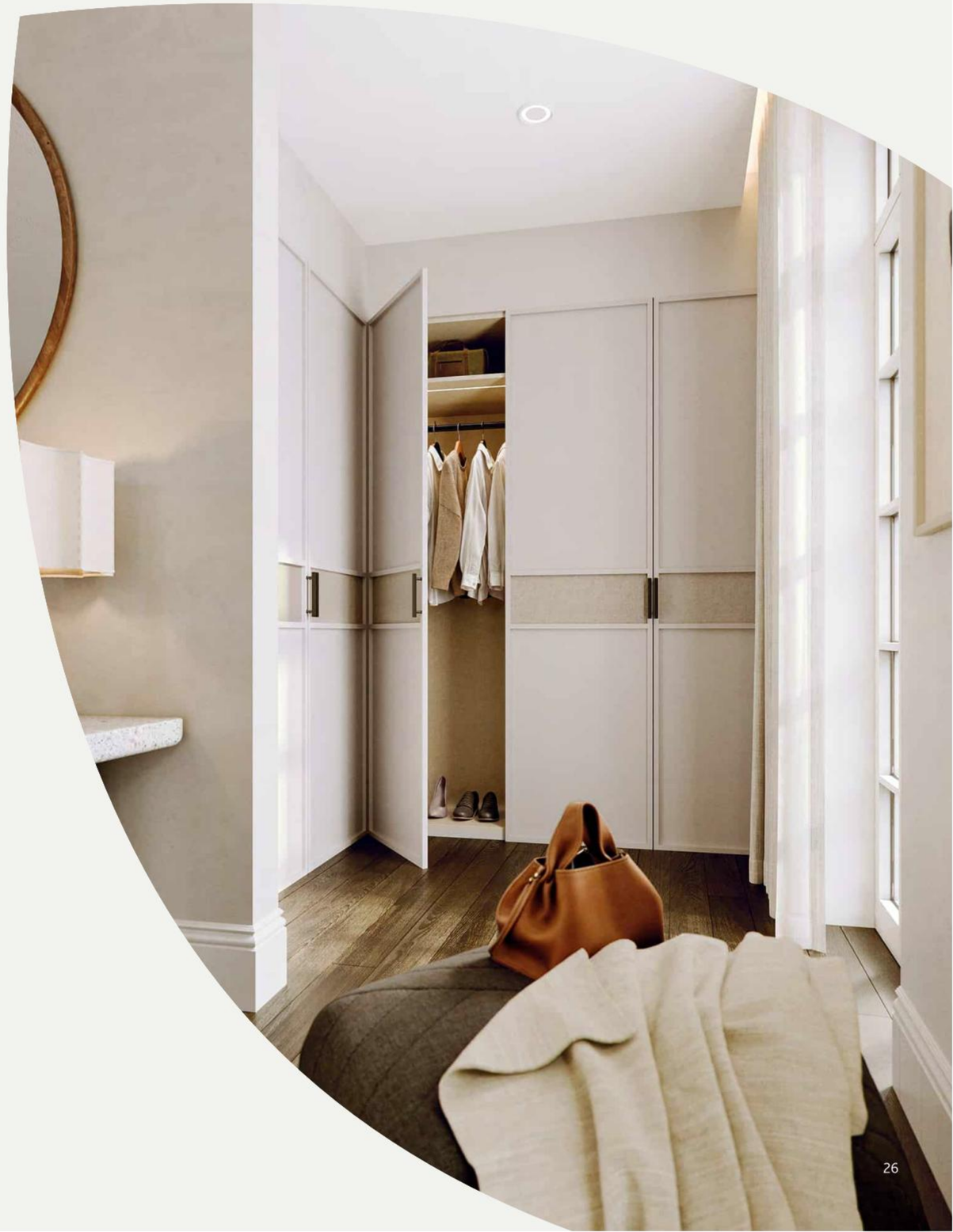
- Dark bronze toggle light switches and dimming switches
- White matt finish sockets throughout with USB sockets in principal bedroom and living area.
- Downlighters with dimming function where applicable throughout with provision for feature pendant lighting to kitchen island, dining areas & bedrooms
- TV and data point to living area and principal bedroom
- Video phone door entry system to apartments only
- Wired video doorbell* for ground floor apartments with direct access and mews houses
- Comfort cooling, heating and mechanical ventilation provided via wall vents to living, kitchen, dining and bedrooms
- Individual zone controls and thermostats to all rooms
- Electric underfloor heating to bathrooms and en-suites

CLOAKROOM

- Bespoke oak-finish vanity, offering spacious storage with vessel sink
- Arched mirror with feature accent lighting
- Villeroy & Boch sanitaryware
- Gessi brushed black metal brassware
- Large format porcelain tile to floor and matching large format tile to walls.
- Electric heated towel bar

EXTERIOR

- Sash windows where applicable replicating original heritage design
- Arched feature doors to communal entrances and apartments with direct access and mews houses
- Original brickwork retained and where applicable new brickwork to colour match the existing
- Where applicable patios and terraces with natural stone pavers with steel privacy railings
- Outside wall mounted lighting to compliment original lighting design
- Private gated development, accessed via concierge where applicable and door entry system.



CGIs are indicative.

AN INSPIRED COLLECTION

The homes at Fifty Brook Green unfold across five beautiful former school buildings. Each has been given a nature-inspired name that echoes the timeless beauty of its surroundings and exalts the development's tranquil charm.



ROSEMONT HOUSE

The collection of residences at Rosemont House comprises a 4-bedroom triplex and a 3-bedroom triplex — both beautifully crafted and thoughtfully designed. In addition, there are 2 and 3-bedroom apartments, gracefully arranged across four levels.



1 ROSEMONT HOUSE

4 BED TRIPLEX

LOWER GROUND FLOOR



GROUND FLOOR



TOTAL INTERNAL AREA	206.6 sq.m	2223 sq. ft
TOTAL EXTERIOR AREA	26.2 sq.m	282 sq. ft
PRINCIPAL BEDROOM	5.8m x 2.7m	19′0″ x 8′10″
BEDROOM 2	5.4m x 3.5m	17′9″ x 11′6″
BEDROOM 3	3.2m x 2.8m	10′6″ x 9′2″

LIVING / KITCHEN / DINING	10.3m x 7.6m	33′10″ x 24′11″
GUEST BEDROOM	3.8m x 4.0m	12′6″ x 13′1″



C - Cupboard [W] - Wardrobe [W] - Optional Wardrobe **WD** - Washer/ Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.
The dotted line indicates areas where ceiling heights may vary.

1 ROSEMONT HOUSE

4 BED TRIPLEX

MEZANINE FLOOR



MEZANINE	6.6m x 4.0m	21′8″ x 13′1″



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.
The dotted line indicates areas where ceiling heights may vary.

2 ROSEMONT HOUSE

3 BED TRIPLEX

LOWER GROUND FLOOR



TOTAL INTERNAL AREA	163.1 sq.m	1756 sq. ft
TOTAL EXTERIOR AREA	21.1 sq.m	227 sq. ft
PRINCIPAL BEDROOM	3.6m x 4.7m	11′10″ x 15′5″
BEDROOM 2	3.4m x 3.7m	11′2″ x 12′2″
BEDROOM 3	3.1m x 3.3m	10′2″ x 10′10″

GROUND FLOOR



LIVING	6.2m x 6.7m	20′4″ x 21′12″
KITCHEN	3.0m x 3.6m	9′10″ x 11′10″

MEZANINE FLOOR



MEZANINE	3.6m x 7.4m	11′10″ x 24′3″



C - Cupboard W - Wardrobe W - Optional Wardrobe WD - Washer / Dryer WC - Toilet

Floor plans not to scale, for indicative purposes only.
The dotted line indicates areas where ceiling heights may vary.

3 ROSEMONT HOUSE

2 BED APARTMENT

FIRST FLOOR



TOTAL INTERNAL AREA	72.4 sq.m	780 sq. ft
LIVING / DINING / KITCHEN	5.2m x 4.4m	17′1″ x 14′5″
PRINCIPAL BEDROOM	3.1m x 2.9m	10′2″ x 9′6″
BEDROOM 2	3.3m x 2.9m	10′10″ x 9′6″



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

4 ROSEMONT HOUSE

3 BED APARTMENT

FIRST FLOOR



TOTAL INTERNAL AREA	103.0 sq.m	1109 sq. ft
LIVING / DINING	8.8m x 3.7m	28′10″ x 12′2″
KITCHEN	4.0m x 2.3m	13′1″ x 7′7″
PRINCIPAL BEDROOM	3.0m x 3.4m	9′10″ x 11′2″
BEDROOM 2	2.9m x 3.9m	9′6″ x 12′10″
BEDROOM 3 / STUDY	2.9m x 2.6m	9′6″ x 8′6″



C - Cupboard [W] - Wardrobe [W] - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

5 ROSEMONT HOUSE

2 BED APARTMENT

SECOND FLOOR



TOTAL INTERNAL AREA	72.8 sq.m	783 sq. ft
LIVING / KITCHEN	5.1m x 4.4m	16'9" x 14'5"
PRINCIPAL BEDROOM	3.3m x 2.9m	10'10" x 9'6"
BEDROOM 2	3.2m x 2.9m	10'6" x 9'6"



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

6 ROSEMONT HOUSE

3 BED APARTMENT

SECOND FLOOR



TOTAL INTERNAL AREA	103.5 sq.m	1114 sq. ft
LIVING / DINING	8.7m x 3.7m	28′7″ x 12′2″
KITCHEN	4.0m x 2.3m	13′1″ x 7′7″
PRINCIPAL BEDROOM	3.0m x 3.4m	9′10″ x 11′2″
BEDROOM 2	2.8m x 3.9m	9′2″ x 12′10″
BEDROOM 3 / STUDY	2.8m x 2.6m	9′2″ x 8′6″



C - Cupboard W - Wardrobe W - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

BIRCHWOOD PLACE

Birchwood Place presents a distinguished collection of 1, 2, and 3 bedroom apartments alongside elegant 3 bedroom duplexes, thoughtfully arranged across three floors.



1 BIRCHWOOD PLACE

2 BED APARTMENT

FIRST FLOOR



TOTAL INTERNAL AREA	92.3 sq.m	993 sq. ft
KITCHEN / LIVING / DINING	4.9m x 6.5m	16′1″ x 21′4″
PRINCIPAL BEDROOM	3.7m x 4.3m	12′2″ x 14′1″
BEDROOM 2	2.7m x 4.1m	8′10″ x 13′5″

Accessible exclusively from the ground floor via stairs only



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

2 BIRCHWOOD PLACE

2 BED APARTMENT

GROUND FLOOR



TOTAL INTERNAL AREA	72.1 sq.m	776 sq. ft
TOTAL EXTERIOR AREA	24.1 sq.m	259 sq. ft
LIVING ROOM / KITCHEN	4.6m x 6.3m	15′1″ x 20′8″
PRINCIPAL BEDROOM	2.7m x 3.8m	8′10″ x 12′6″
BEDROOM 2	2.8m x 4.0m	9′2″ x 13′1″

Exclusive direct access from courtyard gardens



C - Cupboard [W] - Wardrobe [W] - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

3 BIRCHWOOD PLACE

3 BED DUPLEX

GROUND FLOOR



FIRST FLOOR



TOTAL INTERNAL AREA	120.3 sq.m	1294 sq. ft
TOTAL EXTERIOR AREA	22.9 sq.m	246 sq. ft
LIVING ROOM	5.9m x 6.7m	19′2″ x 21′12″
KITCHEN / DINING	5.9m x 4.6m	19′2″ x 15′1″
PRINCIPAL BEDROOM	5.0m x 4.2m	16′5″ x 13′10″
BEDROOM 2	3.0m x 3.6m	9′10″ x 11′10″
BEDROOM 3	2.7m x 3.6m	8′10″ x 11′10″

Exclusive direct access from courtyard gardens



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

4 BIRCHWOOD PLACE

1 BED APARTMENT

GROUND FLOOR



TOTAL INTERNAL AREA	74.2 sq.m	799 sq. ft
TOTAL EXTERIOR AREA	31.5 sq.m	339 sq. ft
KITCHEN	3.3m x 2.1m	10′10″ x 6′11″
LIVING ROOM / DINING	6.3m x 4.3m	20′8″ x 8′10″
PRINCIPAL BEDROOM	5.7m x 4.6m	18′8″ x 15′1″

Exclusive direct access from courtyard gardens



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

5 BIRCHWOOD PLACE

1 BED APARTMENT

FIRST FLOOR



TOTAL INTERNAL AREA	75.6 sq.m	814 sq. ft
KITCHEN	3.3m x 2.3m	10′10″ x 7′7″
LIVING / DINING	6.4m x 4.2m	20′12″ x 13′10″
PRINCIPAL BEDROOM	5.4m x 4.2m	17′9″ x 13′10″



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

6 BIRCHWOOD PLACE

2 BED APARTMENT

FIRST FLOOR



TOTAL INTERNAL AREA	79.4 sq.m	855 sq. ft
KITCHEN / LIVING / DINING	5.5m x 6.5m	18′1″ x 21′4″
PRINCIPAL BEDROOM	3.2m x 4.3m	10′6″ x 14′1″
BEDROOM 2	2.7m x 3.5m	8′10″ x 11′6″



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

7 BIRCHWOOD PLACE

2 BED APARTMENT

SECOND FLOOR



TOTAL INTERNAL AREA	117.7 sq.m	1267 sq. ft
KITCHEN / LIVING / DINING	8.9m x 6.3m	29′2″ x 20′8″
PRINCIPAL BEDROOM	5.6m x 4.6m	18′4″ x 15′1″
BEDROOM 2	2.7m x 3.3m	8′10″ x 10′10″

SECOND FLOOR



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

8 BIRCHWOOD PLACE

2 BED APARTMENT

SECOND FLOOR



TOTAL INTERNAL AREA	112.1 sq.m	1207 sq. ft
TOTAL EXTERIOR AREA	18.3 sq.m	197 sq. ft
KITCHEN / LIVING / DINING	8.9m x 6.3m	29′2″ x 20′8″
PRINCIPAL BEDROOM	2.9m x 4.8m	9′6″ x 15′9″
BEDROOM 2	3.6m x 2.9m	11′10″ x 9′6″

SECOND FLOOR



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

9 BIRCHWOOD PLACE

3 BED APARTMENT

GROUND FLOOR



TOTAL INTERNAL AREA	98.5 sq.m	1060 sq. ft
TOTAL EXTERIOR AREA	21 sq.m	226 sq. ft
LIVING ROOM / KITCHEN	5.4m x 6.2m	17′9″ x 20′4″
PRINCIPAL BEDROOM	3.2m x 5.4m	10′6″ x 17′9″
BEDROOM 2	2.7m x 3.5m	8′10″ x 11′6″
BEDROOM 3	3.4m x 3.1m	11′2″ x 10′2″

Exclusive direct access from courtyard gardens



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

10 BIRCHWOOD PLACE

3 BED DUPLEX

GROUND FLOOR



FIRST FLOOR



TOTAL INTERNAL AREA	143.3 sq.m	1542 sq. ft
TOTAL EXTERIOR AREA	16.9 sq.m	182 sq. ft
LIVING ROOM	5.8m x 7.0m	19′0″ x 22′12″
KITCHEN / DINING	5.8m x 6.4m	19′0″ x 20′12″
PRINCIPAL BEDROOM	4.9m x 4.3m	16′1″ x 14′1″
BEDROOM 2	3.0m x 3.6m	9′10″ x 11′10″
BEDROOM 3	2.7m x 3.6m	8′10″ x 11′10″

Exclusive direct access from courtyard gardens



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

11 BIRCHWOOD PLACE

3 BED DUPLEX

GROUND FLOOR



FIRST FLOOR



TOTAL INTERNAL AREA	144.5 sq.m	1555 sq. ft
TOTAL EXTERIOR AREA	18.6 sq.m	200 sq. ft
LIVING ROOM	5.9m x 6.7m	19′2″ x 21′12″
KITCHEN / DINING	5.9m x 6.7m	19′2″ x 21′12″
PRINCIPAL BEDROOM	5.3m x 4.3m	17′5″ x 14′1″
BEDROOM 2	3.0m x 3.6m	9′10″ x 11′10″
BEDROOM 3	2.7m 3.6m	8′10″ x 11′10″

Exclusive direct access from courtyard gardens



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

OAKMERE PLACE

The collection of residences at Oakmere Place comprises beautifully designed 2 and 3 bedroom apartments, elegantly arranged across three floors.



1 OAKMERE PLACE

2 BED APARTMENT

GROUND FLOOR



TOTAL INTERNAL AREA	86.0 sq.m	925 sq. ft
TOTAL EXTERIOR AREA	22.9 sq.m	246 sq. ft
KITCHEN / LIVING / DINING	6.4m x 6.0m	20′12″ x 19′8″
PRINCIPAL BEDROOM	3.1m x 5.0m	10′2″ x 16′5″
BEDROOM 2	3.2m x 4.0m	10′6″ x 13′1″

Exclusive direct access from courtyard gardens



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

2 OAKMERE PLACE

3 BED APARTMENT

FIRST FLOOR



TOTAL INTERNAL AREA	118.5 sq.m	1276 sq. ft
KITCHEN	4.0m x 2.1m	13′1″ x 6′11″
LIVING / DINING	6.5m x 5.7m	21′4″ x 18′8″
PRINCIPAL BEDROOM	4.9m x 4.8m	16′1″ x 15′9″
BEDROOM 2	2.9m x 3.1m	9′6″ x 10′2″
BEDROOM 3	3.8m x 3.2m	12′6″ x 10′6″



C - Cupboard [W] - Wardrobe [W] - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

3 OAKMERE PLACE

2 BED APARTMENT

FIRST FLOOR



TOTAL INTERNAL AREA	92.7 sq.m	998 sq. ft
KITCHEN / LIVING / DINING	5.5m x 6.8m	18′1″ x 22′4″
PRINCIPAL BEDROOM	2.7m x 5.1m	8′10″ x 16′9″
BEDROOM 2	4.2m x 3.0m	17′9″ x 9′10″
STUDY	2.1m x 2.4m	6′11″ x 7′10″



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

4 OAKMERE PLACE

2 BED APARTMENT

SECOND FLOOR



TOTAL INTERNAL AREA	116.0 sq.m	1248 sq. ft
KITCHEN / DINING	8.0m x 2.5m	26′3″ x 8′2″
LIVING	7.2m x 4.3m	23′7″ x 14′1″
PRINCIPAL BEDROOM	2.7m x 5.1m	8′10″ x 16′9″
BEDROOM 2	3.7m x 3.0m	12′2″ x 9′10″

Accessible exclusively from the first floor via stairs or by lift from the second floor

SECOND FLOOR



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

5 OAKMERE PLACE

3 BED APARTMENT

GROUND FLOOR



TOTAL INTERNAL AREA	111.3 sq.m	1198 sq. ft
TOTAL EXTERIOR AREA	20.7 sq.m	223 sq. ft
LIVING / KITCHEN / DINING	5.1m x 8.9m	16′9″ x 29′2″
PRINCIPAL BEDROOM	2.9m x 5.4m	9′6″ x 17′9″
BEDROOM 2	2.9m x 3.8m	9′6″ x 12′6″
BEDROOM 3	2.7m x 3.8m	8′10″ x 12′6″

Exclusive direct access from the courtyard gardens



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

6 OAKMERE PLACE

3 BED APARTMENT

GROUND FLOOR



TOTAL INTERNAL AREA	110.9 sq.m	1194 sq. ft
TOTAL EXTERIOR AREA	26.6 sq.m	286 sq. ft
LIVING / KITCHEN / DINING	7.0m x 7.0m	22′12″ x 22′12″
PRINCIPAL BEDROOM	2.8m x 5.1m	9′2″ x 16′9″
BEDROOM 2	2.7m x 5.1m	8′10″ x 16′9″
BEDROOM 3	2.7m x 3.8m	8′10″ x 12′6″

Exclusive direct access from the courtyard gardens



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

ASHBY HOUSE

Ashby House offers an exclusive collection of 2 and 3 bedroom freehold mews houses, blending timeless charm with contemporary design.



1 ASHBY HOUSE

2 BED MEWS HOUSE

GROUND FLOOR



FIRST FLOOR



TOTAL INTERNAL AREA	117.3 sq.m	1263 sq. ft
TOTAL EXTERIOR AREA	8.0 sq.m	86 sq. ft
LIVING / DINING	4.9m x 7.6m	16′1″ x 24′11″
KITCHEN	4.3m x 3.5m	14′1″ x 11′6″
PRINCIPAL BEDROOM	2.9m x 5.5m	9′6″ x 18′1″
BEDROOM 2	3.4m x 4.4m	11′2″ x 14′5″

Exclusive direct access from courtyard gardens



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.
The dotted line indicates areas where ceiling heights may vary.

2 ASHBY HOUSE

2 BED MEWS HOUSE

GROUND FLOOR



FIRST FLOOR



TOTAL INTERNAL AREA	124.2 sq.m	1336 sq. ft
TOTAL EXTERIOR AREA	8.9 sq.m	96 sq. ft
LIVING / DINING	5.7m x 7.6m	18′8″ x 24′11″
KITCHEN	4.1m x 3.5m	13′5″ x 11′6″
PRINCIPAL BEDROOM	3.6m x 5.5m	11′10″ x 18′1″
BEDROOM 2	3.3m x 4.4m	10′10″ x 14′5″

Exclusive direct access from courtyard gardens



C - Cupboard [W] - Wardrobe [W] - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

3 ASHBY HOUSE

3 BED MEWS HOUSE

GROUND FLOOR



FIRST FLOOR



TOTAL INTERNAL AREA	143.2 sq.m	1541 sq. ft
TOTAL EXTERIOR AREA	13.5 sq.m	145 sq. ft
LIVING ROOM	5.2m x 5.4m	17′1″ x 17′9″
DINING	3.4m x 3.8m	11′2″ x 12′6″
KITCHEN	4.0m x 2.8m	13′1″ x 9′2″
PRINCIPAL BEDROOM	2.8m x 4.4m	9′2″ x 14′5″
BEDROOM 2	3.8m 3.0m	12′6″ x 9′10″
BEDROOM 3	4.5m x 3.0m	14′9″ x 9′10″

Exclusive direct access from courtyard gardens



C - Cupboard [W] - Wardrobe [W] - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

MAPLETON PLACE

The residences at Mapleton House comprise of 2 and 3 bedroom apartments, harmoniously arranged over three floors and marked by contemporary refinement.



1 MAPLETON PLACE

2 BED APARTMENT

GROUND FLOOR



TOTAL INTERNAL AREA	76.1 sq.m	819 sq. ft
KITCHEN	3.6m x 1.9m	11′10″ x 6′3″
LIVING / DINING	5.6m x 4.0m	18′4″ x 13′1″
PRINCIPAL BEDROOM	4.3m x 3.6m	14′1″ x 11′10″
BEDROOM 2	2.4m x 3.6m	7′10″ x 11′10″

This apartment is a wheelchair adaptable dwelling,
for more information speak to a London Square representative

GROUND FLOOR



C - Cupboard [W] - Wardrobe [W] - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

2 MAPLETON PLACE

3 BED APARTMENT

GROUND FLOOR



TOTAL INTERNAL AREA	131.8 sq.m	1419 sq. ft
TOTAL EXTERIOR AREA	46.9 sq.m	505 sq. ft
KITCHEN / DINING	5.9m x 6.0m	19′2″ x 19′8″
LIVING	6.7m x 4.1m	21′12″ x 13′5″
PRINCIPAL BEDROOM	5.0m x 5.1m	16′5″ x 16′9″
BEDROOM 2	3.1m x 5.0m	10′2″ x 16′5″
BEDROOM 3	4.0m x 2.3m	13′1″ x 7′7″



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

3 MAPLETON PLACE

2 BED APARTMENT

FIRST FLOOR



TOTAL INTERNAL AREA	75.9 sq.m	817 sq. ft
KITCHEN	3.6m x 1.9m	11′10″ x 6′3″
LIVING / DINING	5.5m x 4.0m	18′1″ x 13′1″
PRINCIPAL BEDROOM	4.3m x 3.6m	14′1″ x 11′10″
BEDROOM 2	2.4m x 3.6m	7′10″ x 11′10″

This apartment is a wheelchair adaptable dwelling,
for more information speak to a London Square representative



C - Cupboard [W] - Wardrobe [W] - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

4 MAPLETON PLACE

3 BED APARTMENT

FIRST FLOOR



TOTAL INTERNAL AREA	127.5 sq.m	1372 sq. ft
KITCHEN	7.1m x 2.0m	18′8″ x 6′7″
LIVING / DINING	7.1m x 5.4m	23′4″ x 17′9″
PRINCIPAL BEDROOM	5.2m x 4.6m	17′1″ x 15′1″
BEDROOM 2	5.1m x 3.3m	16′9″ x 10′10″
BEDROOM 3	3.8m 3.5m	12′6″ x 11′6″



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

5 MAPLETON PLACE

2 BED APARTMENT

SECOND FLOOR



TOTAL INTERNAL AREA	75.8	816 sq. ft
KITCHEN	3.6m x 1.9m	11′10″ x 6′3″
LIVING / DINING	5.5m x 4.0m	18′1″ x 13′1″
PRINCIPAL BEDROOM	4.3m x 3.6m	14′1″ x 11′10″
BEDROOM 2	2.4m x 3.6m	14′1″ x 11′10″

This apartment is a wheelchair adaptable dwelling,
for more information speak to a London Square representative



C - Cupboard [W] - Wardrobe [W] - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.

6 MAPLETON PLACE

2 BED APARTMENT

SECOND FLOOR

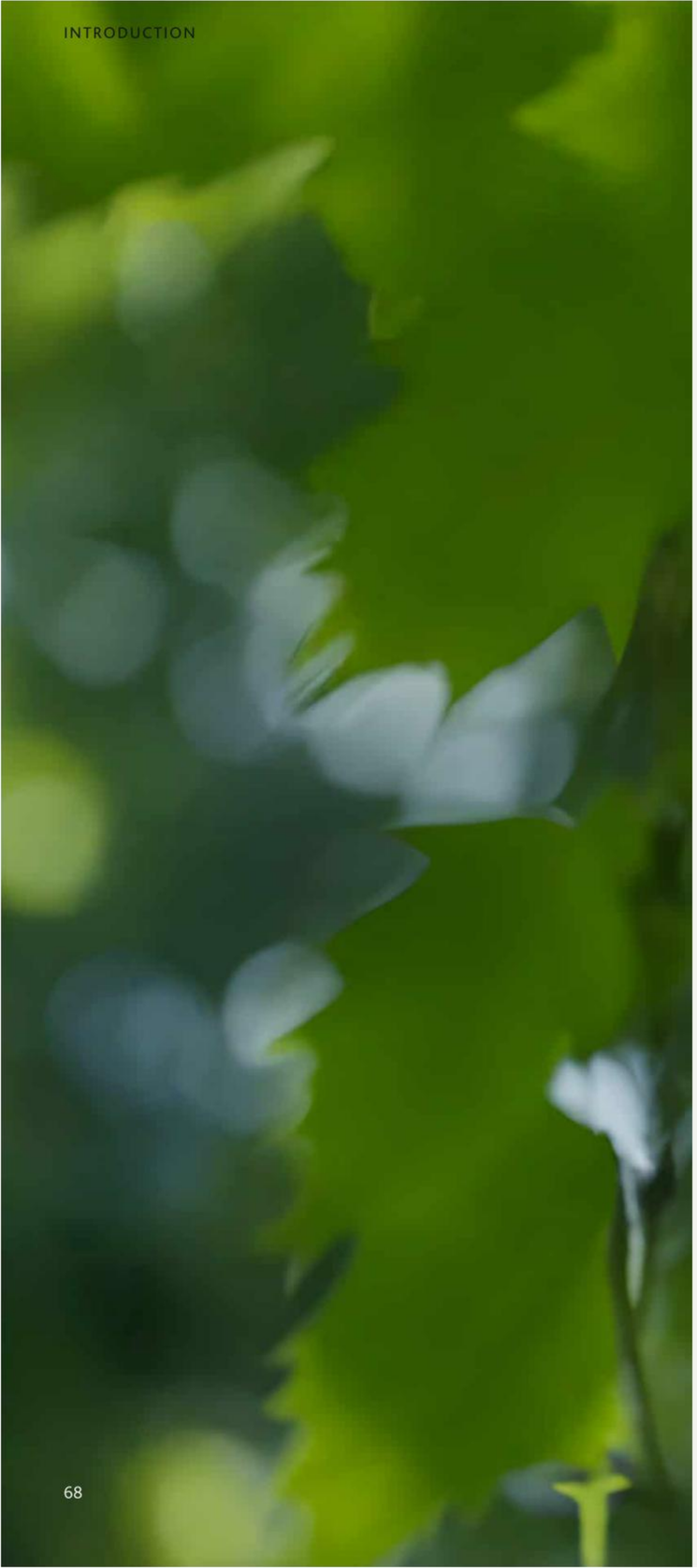


TOTAL INTERNAL AREA	115.3 sq.m	1241 sq. ft
TOTAL EXTERIOR AREA	8.7 sq.m	94 sq. ft
KITCHEN	5.7m x 2.0m	18′8″ x 6′7″
LIVING / DINING	7.0m x 5.3m	22′12″ x 17′5″
PRINCIPAL BEDROOM	5.3m x 5.2m	17′5″ x 17′1″
BEDROOM 2	5.4m x 3.8m	17′9″ x 12′6″



C - Cupboard **W** - Wardrobe **W** - Optional Wardrobe **WD** - Washer / Dryer **WC** - Toilet

Floor plans not to scale, for indicative purposes only.



SUSTAINABLE LIVING IN THE CAPITAL

By embracing innovative design and prioritising sustainability, we aim to build communities where people want to live, now and in the future.

SOCIAL

We focus our efforts on building sustainable communities as they are at the heart of who we are and what we do.

We are proud to be a Living Wage Employer and accredited with the Greater London Authority's good work standard.

ENVIRONMENT

We continue to innovate in order to secure a sustainable future for all.

We focus heavily on ways we can reduce our impact on climate change and the pressures put on the earth, nature and our precious resources.

GOVERNANCE

We are committed to increasing diversity at all levels of our organisation, including our Executive Board.

However, the board is supported by a strong team, with a higher than industry average representation of female and BAME employees.

CARBON

We will work to build net zero carbon homes by 2030, decreasing our greenhouse gas emissions year on year.

CORPORATE GOVERNANCE

We will continue to be well governed and do business in a clear and transparent manner.

EMPLOYMENT

We will remain an outstanding employer that people want to work for.

WASTE

We will continually strive to reduce, re-use and recycle, recycling a minimum of 98% of our construction waste.

NATURAL RESOURCES

We will continue to source materials with the least environmental impact, reduce water consumption and increase biodiversity.

INCLUSION

We will continue to be an inclusive employer of choice and create developments that foster inclusion in the community.

BUSINESS ETHICS

We will continue treating our suppliers and customers fairly.

COMMUNITIES

We will keep building sustainable communities where people can live, work, learn and play.

CONSUMER CODE

We subscribe to and comply to the consumer code for new homes.

Consumer Code for NEW HOMES

REPORTING

We will continue to pay fair taxes.



London Square is dedicated to providing a world-class customer journey through personalised communication. We ensure our homes are designed to deliver exceptional quality down to the finest detail.



DISCLAIMER: This document is intended to provide an indication of the general style of our development and apartment types. Computer generated images are indicative only and do not accurately depict individual plots. London Square operates a policy of continuous development and individual features such as windows and elevational treatments may vary from time to time. To this end, any drawings, photographs or illustrations shown are non-contractual. All room dimensions shown are accurate to within a 5% tolerance, they are not intended to be used for carpet sizes, appliances, spaces or items of furniture. All furniture is indicative and not supplied. Whilst every endeavour has been made to provide accurate information in relation to internal and external finishes, the Company reserves the right to change supplier and alter or vary the design and specification at any time for any reason without prior notice. Consequently, these particulars should be treated as general guidance only. Nor do they constitute a contract, part of a contract or a warranty. Travel times and distances are approximate and are sourced from Google Maps and Citymapper from Fifty Brook Green. All details are correct at the time of going to print. August 2025.



FOR CITY TRANQUILLITY

I launched London Square in 2010, inspired by the heritage of the capital's famous squares - landmarks renowned for their legacy and community.

Now part of the Aldar Group of companies, London Square and Aldar are committed to creating world-class developments, anchored in high quality design, sustainability, and customer service excellence - building award-winning homes where people really want to live.

We are proud to be at the heart of delivering much-needed new homes and communities, revitalising forgotten, neglected corners of Greater London and beyond in key commuter locations. Our developments are in well-connected districts, close to good transport links, excellent schools and local amenities. The homes we build range from apartments for first-time buyers to smart family homes, from grand restorations and conversions to contemporary, destination developments. We also build affordable homes for shared ownership and rent through our independent housing provider, Square Roots.

Our latest new prime address - Fifty Brook Green – showcases London Square's exceptional expertise in the restoration and conversion of a magnificent former Victorian school building, with original period arched windows, vaulted high ceilings and bespoke detailing, set in lush gardens with British oak furniture by Gaze Burvill, makers of a spectacular bench for London Square's Gold medal-winning garden at the RHS Chelsea Flower Show.

We are delighted to be working within the London Borough of Hammersmith and Fulham, where we delivered one of our first developments over 10 years ago. We are already working with existing residents and businesses around Brook Green, investing in the local economy to make a positive difference to people's lives - embodying the spirit of London Square.



ADAM LAWRENCE
CHIEF EXECUTIVE

LONDON
SQUARE