

# WALTERS HOUSE

NORBURY SW16

## WALTERS HOUSE

Walters House is a new development of 1 and 2 bedroom modern apartments, located on London Road, Norbury.

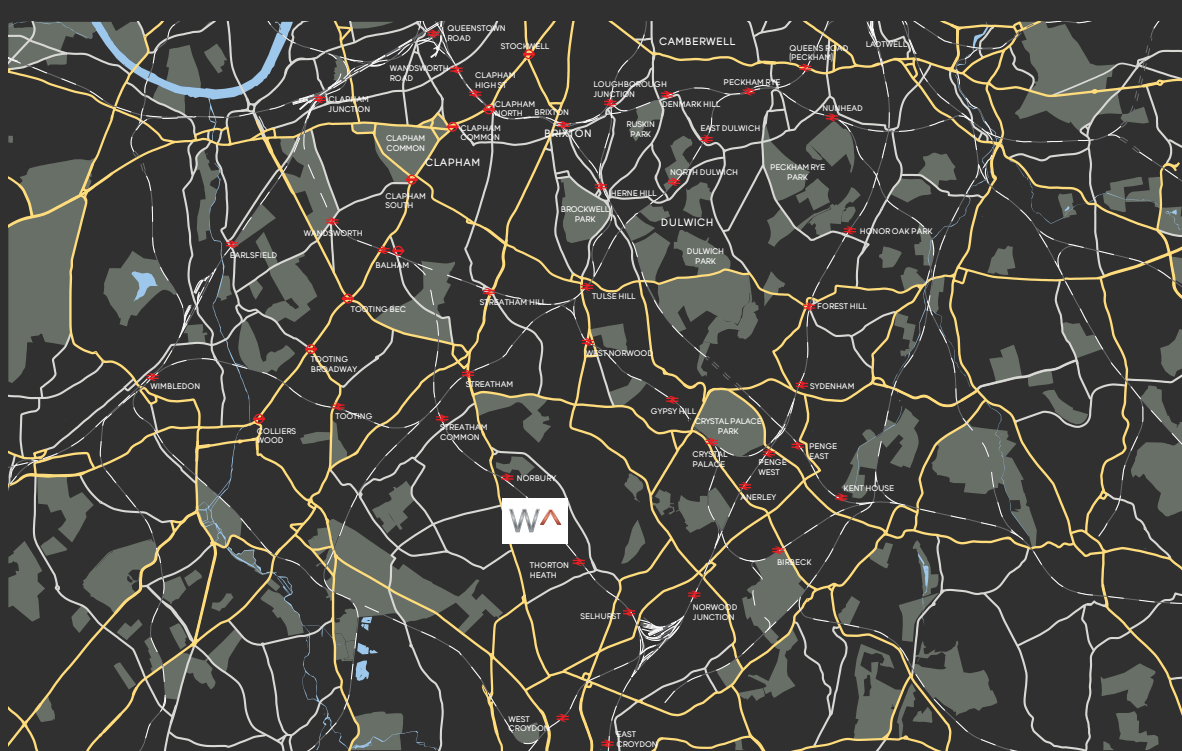
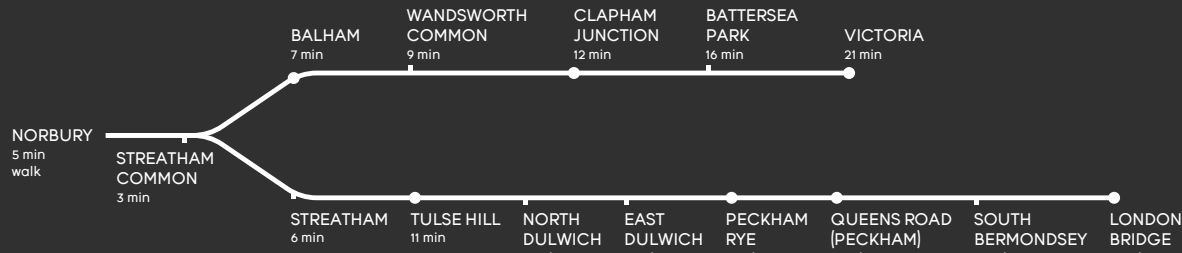
The development provides stylish communal areas, bright modern interiors, generous sized rooms and carefully designed layouts.

All units offer open-plan living areas with contemporary fitted kitchens and integrated appliances, combined with double bedrooms and beautiful family bathrooms.

Walters House is in the centre of Norbury, providing direct access to local shops, restaurants and green spaces. Norbury train station is just a 5 minute walk away, and provides a direct, fast service to Clapham Junction, London Victoria and London Bridge.



## CONNECTIONS



## THE DEVELOPMENT COMPANY

Sunstone Properties is a company with exceptionally high building standards that works to create contemporary, stylish homes.

Established in 2003 by John and Michael Vigar, Sunstone Properties has a proven track record in residential property development. The Vigar brothers take personal pride in building the quality of home that they would happily live in themselves.

## RECENT SUNSTONE DEVELOPMENTS

Longton Avenue  
18 Longton Avenue, Sydenham, London SE26 6QZ

Jasmine House  
Stanford Road, Norbury, London SW16 4PY

London Road  
1346/1346a London Road, Norbury, London SW16 4RF



[sunstoneproperties.co.uk](http://sunstoneproperties.co.uk)



# DETAILS

## KITCHEN

- Individually designed high-gloss white contemporary kitchen units with handle-less soft closing doors
- Apollo Slabtech work surfaces, up stands and drainer
- Under mounted stainless steel sink with chrome Hansgrohe mixer tap
- Zanussi ceramic electric hob with extractor hood and template glass splash-back
- Zanussi stainless steel fan assisted oven
- Fully integrated fridge/freezer
- Fully integrated dishwasher
- Integrated washing machine/dryer
- Contemporary engineered 190mm single plank oak flooring

## BATHROOM

- White basin with Hansgrohe chrome monobloc basin mixer tap inset in contemporary white gloss cabinet
- White WC with soft close lid
- White shower bath and bath panel with matching glass shower screen
- Hansgrohe chrome bath mixer and separate Hansgrohe thermostatic shower mixer with a shower head and riser rail
- Large feature mirrors with mirror light and integral shaver socket\*
- Contemporary large format ceramic floor and wall tiling with feature mosaic

## HOME ENTERTAINMENT

- Wired for Sky Multi-Room together with Cat 5 hard wiring with points to reception room and master bedroom (subject to future connection by purchaser)
- Communal Sky dish
- Broadband capability to all telephone points provided

## HEATING & HOT WATER

- Individually designed Gas fired central heating and hot water system with programmer
- Electric chrome heated towel rail to bathroom and flat panel designer radiators to all other rooms

## ELECTRICAL & LIGHTING

- Professionally designed feature lighting to all rooms
- Recessed ceiling spot lighting to kitchen and bathroom
- Task lighting beneath wall units in kitchen
- Contemporary wall lights to living room
- Pendant lighting to hallway and bedrooms
- Mains powered smoke detectors with battery back up

## WINDOWS, DOORS & IRONMONGERY

- Oak faced front entrance door to each flat with polished chrome Era high security door furniture
- Contemporary white painted internal doors with polished chrome door furniture
- White sealed double glazed sash windows throughout

## FINISHING TOUCHES

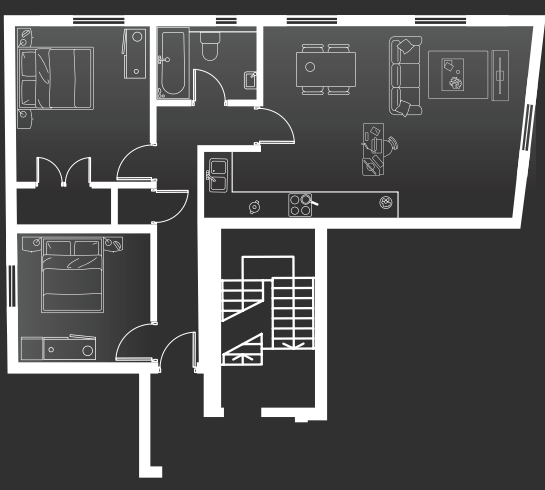
- Professional interior design to communal areas by Lucy B Home Interior Design
- Feature lighting to communal areas
- Fitted floor finishes throughout including high quality carpet in all bedrooms
- Built in wardrobe to master bedrooms\*
- Fitted mat wells in all units
- Secure video entry intercom system
- Individual secure post stacker system
- Secure cycle storage area
- 10 year Warranty cover from BLP

*\*Majority of units*

## FLOOR PLAN APARTMENT 1 & 4

FIRST FLOOR & SECOND FLOOR

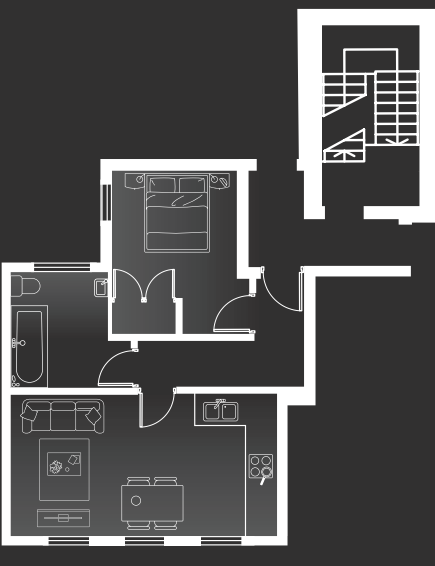
- 1 61.8 sqm / 665 sq ft
- 4 62.3 sqm / 671 sq ft



## FLOOR PLAN APARTMENT 2 & 5

FIRST FLOOR & SECOND FLOOR

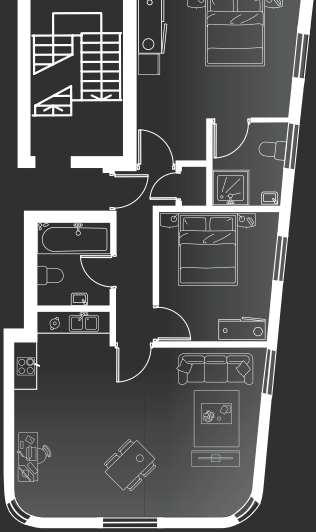
- 2 39.2 sqm / 422 sq ft
- 5 39.4 sqm / 424 sq ft



## FLOOR PLAN APARTMENT 3 & 6

FIRST FLOOR & SECOND FLOOR

- 3 58.6 sqm / 631 sq ft
- 6 62.1 sqm / 668 sq ft



## FLOOR PLAN APARTMENT 7

THIRD FLOOR

- 7 62.6 sqm / 674 sq ft



## FLOOR PLAN APARTMENT 8

THIRD FLOOR

- 8 52.2 sqm / 562 sq ft



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