



DALEBURY ROAD WANDSWORTH COMMON SW17

Contemporary *classic* living



About the Dales

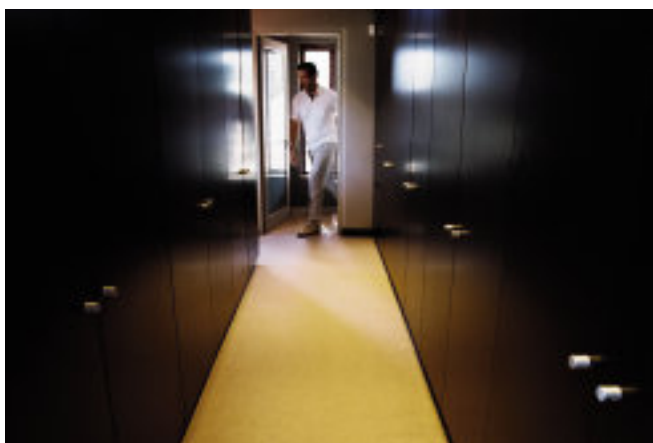
The Dales is inspired by the magnificent homes which stretch through this quiet, tree-lined road in the heart of Wandsworth Common. The Dales is only minutes away from the hub of Bellevue Road and surrounding shops, bars, restaurants and markets.

Spoilt for choice

The Dales offers three 2 bedroom apartments and two 1 bedroom apartments. Private gardens are available with three of the units.

Charm and technology

The Dales is a Victorian conversion which fuses the old world charm with the latest natural materials and technology, to provide a modern contemporary environment to live your lifestyle. The internal detail has a contemporary feel with an emphasis on open space living and natural earthy tones.



About the developer

Shandon Property is a private developer that delivers design focussed properties using natural materials, technology and flair to ensure the finished living-spaces match exacting standards.

Shandon has a dedicated architect who works alongside the interior designers and project team to ensure the development reaches the full potential. The interior designer is responsible for specification of bespoke kitchens and bathrooms using the latest technology to compliment the subtle use of natural materials, earthy colours and tones. The interior design reflects the traditional concept of the building, with a contemporary twist.

Shandon has gained a reputation for exacting standards to convert design ideas into reality.

Share of Freehold

All apartments are offered with the benefit of a 125 Year lease and share of the freehold.

Attention to *every* detail

Lifestyle

- Modern contemporary design
- Technology for modern living
- Interior-designed bathrooms & kitchens
- Use of natural stones and earthy colours
- Landscaped gardens

Kitchen

- Custom designed kitchen with granite worktop and up stand
- Integrated brushed stainless steel electric single oven and hob
- Brushed stainless steel extractor hood with light
- Integrated combination microwave
- Integrated fridge/freezer
- Washer/dryer
- Integrated dishwasher
- Recessed ceiling down lighters

Bedrooms

- Recessed ceiling down lighters with dimmers
- Built-in wardrobes to principal rooms

Living/Dining Room

- Recessed ceiling down lighters with mood lighting control
- Audio/lighting control units
- Solid european oak wood flooring

Technology

- TV/FM and telephone points to living room and principal bedroom.
- Wiring for Sky satellite TV provided
- Opus multi room audio system
- Lutron mood lighting

Bathroom

- White sanitary ware
- Chrome finish taps
- Chrome finish thermostatically controlled showers
- Natural stone, ceramic floor and wall tiling
- Recessed ceiling down lighters with dimmers
- Bespoke mirrored cabinets above granite vanity
- Chrome heated towel rail

Freehold

All properties are sold freehold or SOF

Security/Energy Efficiency

- Video Entry phone supplied to each apartment
- Spy hole to all front doors
- Smoke detectors
- Locking fasteners to windows and external doors

Optional features

- Under floor heating in principal bathrooms

THE DALES



Another prestigious development by



Marketing Agents



99 Northcote Road Battersea London SW11 6PL
Tel: 020 7223 0947 E-mail: sales@andrewkent.co.uk



324 Trinity Road Wandsworth Common SW18 3RG
Tel: 020 887 13033 E-mail: wan.sales@johnwood.co.uk

DALEBURY ROAD WANDSWORTH COMMON SW17



Contemporary *classic* living

DALEBURY ROAD WANDSWORTH COMMON SW17

THE DALES



Designed for living

The Dales is inspired by the magnificent homes which stretch through this quiet, tree-lined road in the heart of Wandsworth Common.

The Dales is only minutes away from the hub of Bellevue Road and surrounding shops, bars, restaurants, markets and transport links.

*Luxury, stylish apartments
a cut above the rest.*

