

TOTTERIDGE MANOR APARTMENTS

DOMVS
LONDON

TOTTERIDGE MANOR APARTMENTS



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about **domus**



'perfection fashioning desire'

about **domus**

Domus London is a specialist developer of prestigious luxury homes.

Our design led approach and commitment to perfection ensure our homes are highly coveted.

Each bespoke home is characterised by beautiful, elegantly proportioned classical facades and interiors, the best in modern kitchen and bathroom design, and the very latest 21st century 'Eco and Smart Home' technologies.

We build in the finest locations, commissioning award winning architecture, using the very best craftsmen, materials and finishes, offering a unique lifestyle choice.

London **N20**



‘when a man is tired of london
he is tired of life’

London **N20**

the perfect setting for exclusive living

Totteridge is a true oasis, one of London’s most exclusive enclaves, bounded by both greenbelt countryside and farmland, yet only 9 miles from the West End of London. Offering a wealth of sporting facilities, including golf, tennis, cricket and horse riding, a fine selection of local private schooling, Totteridge is unique in maintaining its village feel and views.



Situated within 10 minutes drive of the M25, A1 and M1 motorways, Totteridge has its own London underground station and easy access to both national and international travel.

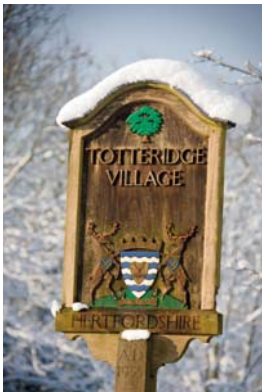
London **N20**

City living with a village atmosphere



London **N20**

City living with a village atmosphere



the **apartments**



‘everything is poised for style, quiet glamour and effortless luxury’

the **apartments**

a new lifestyle ideal

Designed with passion, these luxury apartments have been conceived as a genuine ‘lifestyle choice’.

This classically inspired masterpiece, set within tranquil south facing ‘italianate’ gardens, affords spectacular apartment living, within the leafy environs of Totteridge.

Domus have imbued Totteridge Manor Apartments with a quality of design, build and features never before seen in London N20.

A genuine modern classic.









the **specification**



'it is impossible to over do luxury'

the specification

design

Designed and built by Domus London to the very highest bespoke standard.

Handmade brick and block external cavity wall construction, with blockwork internal partitions.

Solid concrete floors throughout.

Finest materials used throughout including stone, lead and slate embellishments.

Exceptional height to all rooms both private and communal.

Fully landscaped and irrigated south facing gardens, designed by Chelsea Garden Show award winning designer *Luciano Giubbilei*.

each apartment

Interior design and layout by Domus London.

Double reception, kitchen and designer entrance hall, two bedroom suites, and guest WC. The Penthouse also incorporates a third bedroom or study.

Bespoke limestone, carpet, and joinery throughout.

Latest *i-pad* intuitive 'Smart Home' technology, controlling integrated 'Revox' audio/visual, heating, air- conditioning, mood lighting, security, web access and indeed any other future applications.

Underfloor heating throughout.

Bespoke designer kitchen with full range of appliances including fitted 3D television.

Bespoke designer bathrooms including waterproof televisions to master bathrooms.

3D television to either reception or master bedroom.

Designer wardrobes to each bedroom suite.

Secure heated basement storage

Private garden or terrace.

security

Automated and gated access to the development and separately to the private underground car parking.

CCTV throughout, including remote monitoring.

Automatic number plate recognition cameras covering entry for residents and guests.

24hr monitored private uniformed security

Uniformed Concierge

Biometric entry system throughout

Bespoke panic/safe room in each apartment

Integrated safe including silent alert system

general

High specification silent operation bespoke lift servicing all floors.

Private underground parking designed to accommodate the height of a Range Rover or the length of a Rolls Royce Phantom with guest provision.

Heated ramp access to underground parking.

Chauffeurs waiting room and Concierge office, incorporating both the buildings services, computer and security systems.

Architect designed lighting to all communal areas and gardens.

Latest 'Eco and Green' credentials including 'rainwater harvesting'.

Offered on 999 year lease with a share of the Freehold.



‘the ultimate security is our understanding of reality’

the **security**

Security is integral to the design of Totteridge Manor Apartments, and its success.

Both physical and electronic means are carefully employed to ensure all residents are secure.

Not only does each resident benefit from the 24hr monitored and uniformed security, state of the art alarm and movement detectors, but also CCTV, bespoke panic/safe rooms, number plate recognition and biometric entry, all carefully co-ordinated and monitored via the ‘Smart Home’ system.



the **gardens**



‘the more tranquil a man
becomes, the greater his success’

the **gardens**

Domus believe that the landscaping of any of its projects is integral to its success, an extension of its core values, based upon ‘design led perfection’.

Luciano Giubbilei shares that same philosophy, and was commissioned to design the gardens of Totteridge Manor Apartments.

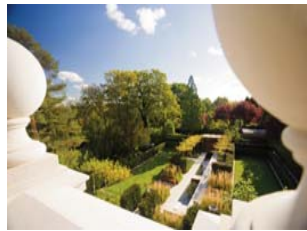
Characterised by simple and clean symmetrical design, carefully selected trees and hedges are planted and clipped in simple lines, achieving an uncluttered, modern ambience. Shape, form and colour are used to create a sense of balance, harmony and tranquillity.

“a shared passion for quality”

A handwritten signature in black ink, appearing to read 'Luciano Giubbilei', is written over a light grey background. The signature is fluid and cursive, with a prominent initial 'L'.

Luciano Giubbilei



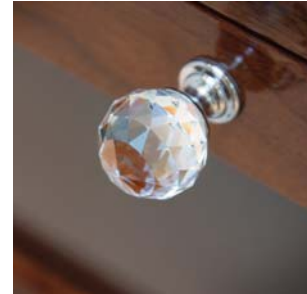


the **finishes**



'quality is everyone's responsibility'

the **finishes**



the finishes



the **plans**



“Imbuing architecture with presence.”

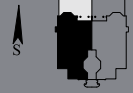
Shaun Knight

Shaun Knight
B.Arch (Wits) RIBA

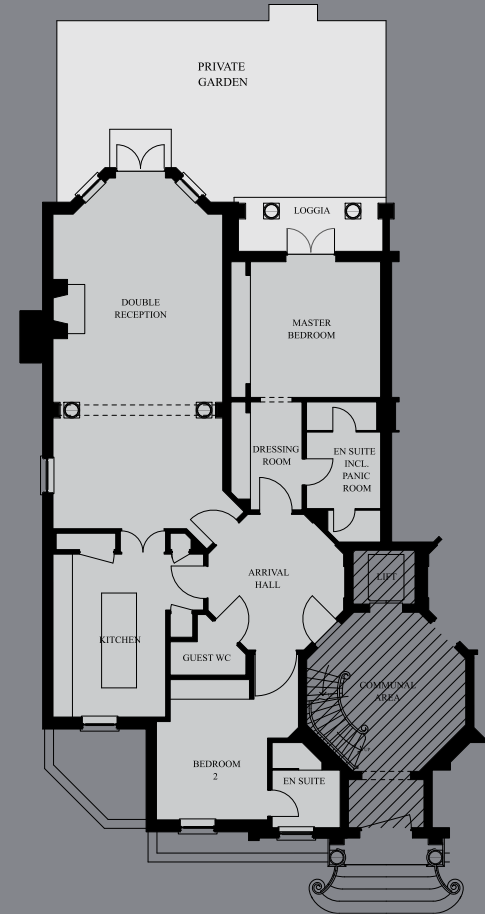


apartment |

Total area
275.15m²
2961.60ft²
Ground Floor



Including: Private Garden, Loggia, Basement Store, Basement Parking - 2 bays

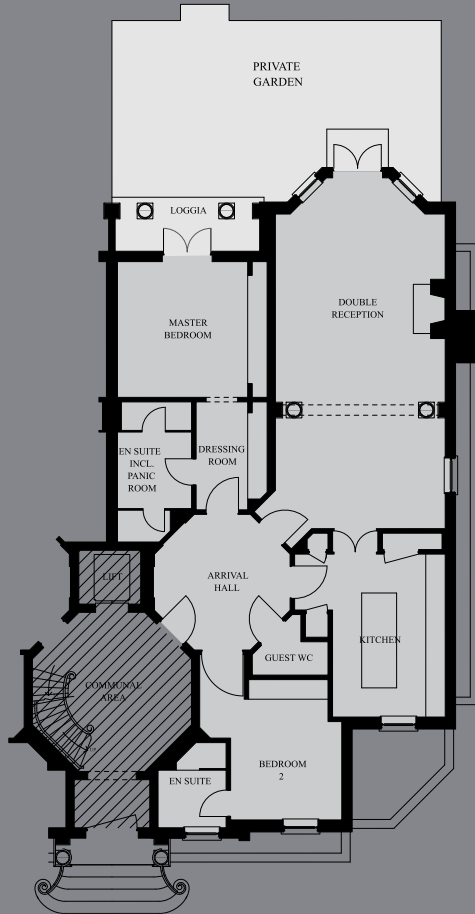


apartment 2



Total area
276.19m²
2972.78ft²
Ground Floor

Including: Private Garden, Loggia, Basement Store, Basement Parking - 2 bays

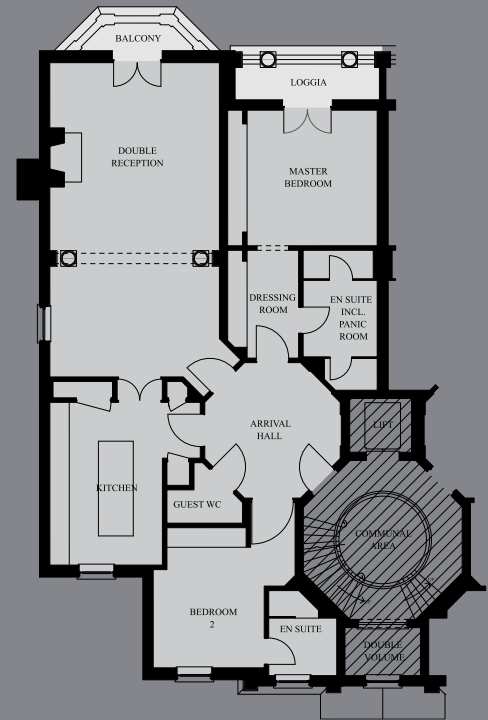


apartment 3



Total area
212.19m²
2383.96ft²
First Floor

Including: Loggia, Balcony, Basement Store, Basement Parking - 2 bays

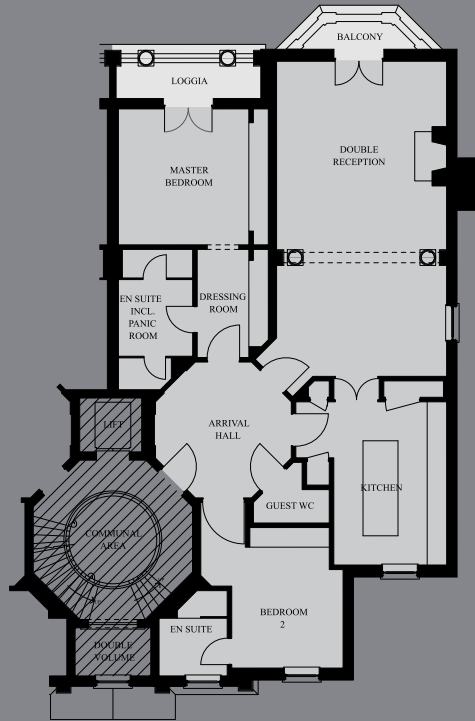


apartment 4



Total area
214.96m²
2356.80ft²
First Floor

Including: Loggia, Balcony, Basement Store, Basement Parking - 2 bays

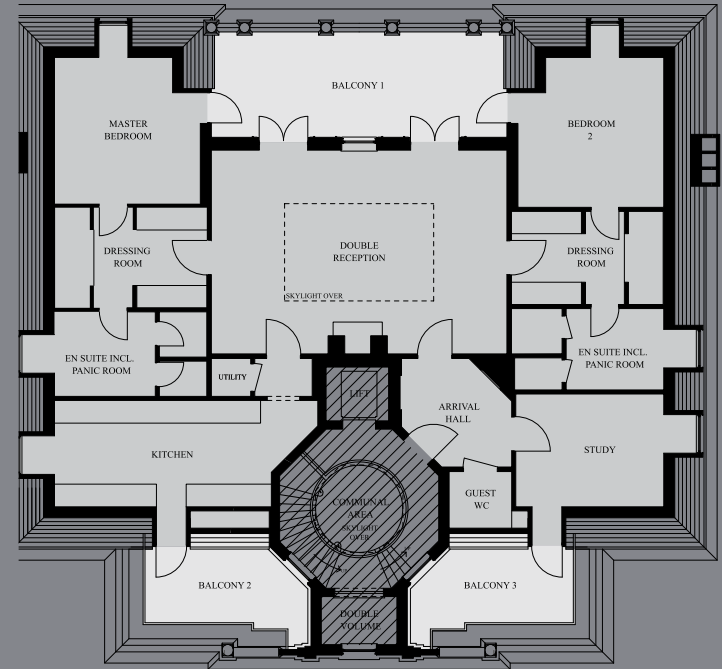


apartment 5



Total area
377.10m²
4059.77ft²
Second Floor

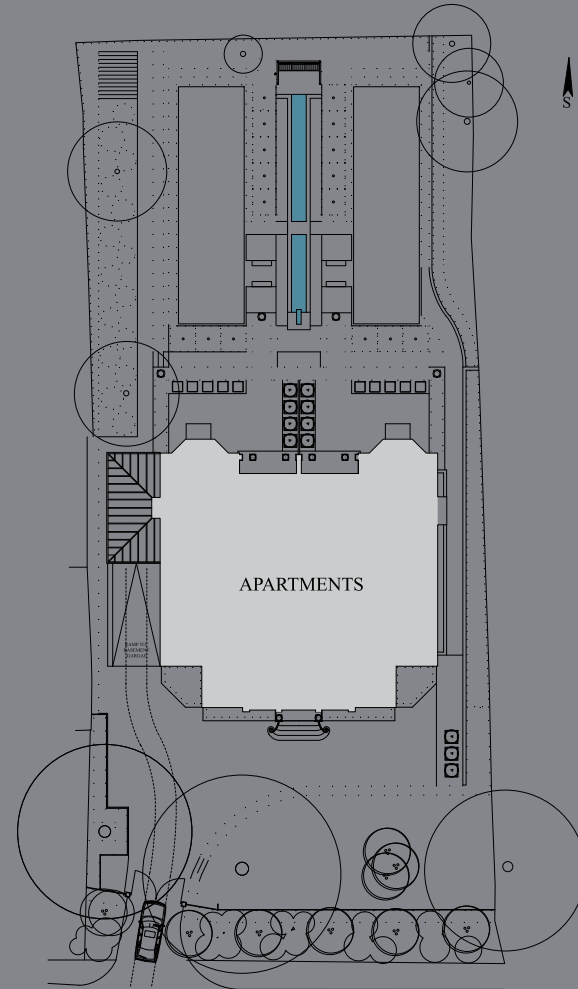
Including: Balcony 1, Balcony 2, Balcony 3, Basement Store, Basement Parking - 2 bays



basement



site plan



TOTTERRIDGE LANE

'perfection fashioning desire'



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