



BANKS PLACE

ISLEWORTH



Gilliat House

SHANLY
HOMES

Contents

Welcome to Banks Place	3
Site plan & introduction	4 – 5
Image & introduction to Gilliat House	6
Plan for nos. 44, 48 & 53	8
Plan for nos. 45, 49 & 54	9
Plan for no. 46	10
Plan for nos. 47, 52 & 57	11
Plan for nos. 50 & 55	12
Plan for nos. 51 & 56	13
Plan for no. 58	14
Plan for no. 59	15
Specification	16 – 17
Isleworth and beyond	18 – 19
Our commitment to you	20 – 21
Maps	22



Welcome to Banks Place

A stylish development of just 3 three bedroom houses and 59 one, two and three bedroom apartments in Isleworth, West London

Welcome to Banks Place, a select development of houses and apartments in Isleworth, West London. With easy access to Central London, the Thames Valley and the M4 motorway, these properties offer the perfect location for professionals and downsizers alike.

Offering flexible, open living spaces, these homes are tailor made for modern living. Each home has been carefully designed and finished to the high standard synonymous with Shanly Homes.

SHANLY
HOMES





When visiting any of our developments that are still under construction, you are responsible for following the Health and Safety procedures and signs that are in place. For this reason, you must go straight to the Sales Office on arrival. This site plan is for orientation purposes and should not be relied upon. Parking, landscaping, finished locations and materials are all for guidance only. An estate management company has been set up to manage communal landscaping and a charge applies to each resident. (See sales consultant).

B/S denotes Bin Store. C/S denotes Cycle Store.

Introducing your new home

The homes at Banks Place have been carefully designed for contemporary living and are finished to an impressive standard

Set in a prime location in Isleworth, this development offers a stylish collection of 59 one, two and three bedroom apartments split over three apartment blocks.

All the properties feature professionally designed kitchens fitted with integrated AEG appliances. The bathrooms incorporate stylish white sanitaryware, heated towel rails and thermostatically controlled showers.

The apartments feature a bright and spacious feel, with many offering access to a patio, balcony or terraced area via double-glazed patio doors, delivering extra space, light and the added touch of al fresco living. All upper floors are served by shared lifts.

As with all Shanly homes, the homes at Banks Place benefit from high-quality design, outstanding attention to detail, and carefully chosen fixtures and fittings.



SHANLY
HOMES



Computer-generated image of Gilliat House, Banks Place.

Gilliat House



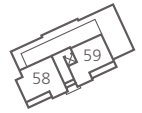
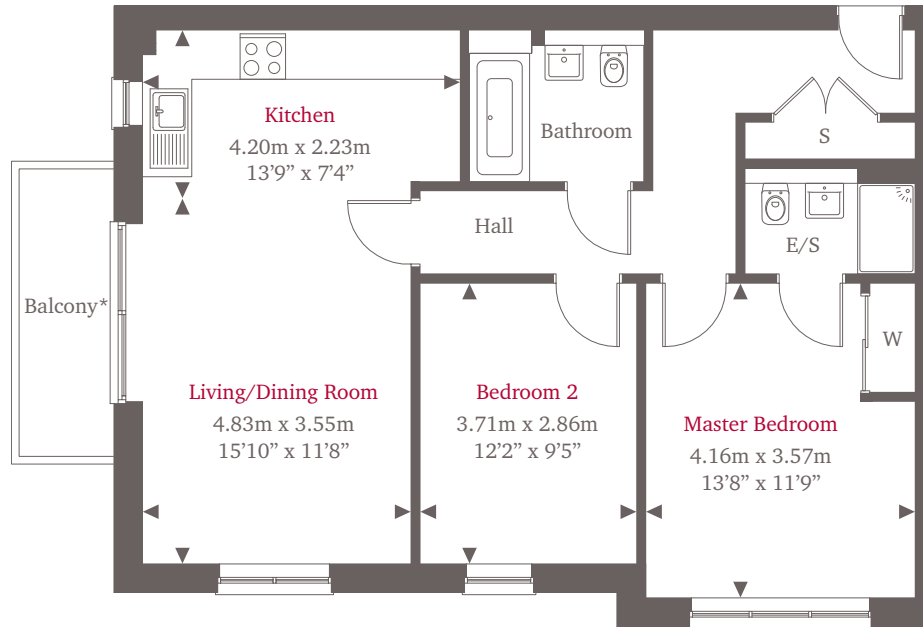
Gilliat House offers a fantastic opportunity to make your mark on an attractive blank canvas which has been designed, constructed, and finished to the highest possible standards. These apartments all boast expansive, open plan living space where you can entertain guests or simply relax at the end of the day.

The homes provide an abundance of natural light as a result of large feature windows well placed throughout the homes. The majority of apartments have their own

balcony. Some apartments feature the added luxury of a spacious roof terrace where you can soak up the sun or enjoy some al fresco dining.

The apartments feature storage cupboards for your convenience as well as bathrooms with both baths and overhead showers. The larger apartments benefit from en-suite bathrooms to the master bedrooms as well as stylish fitted wardrobes.

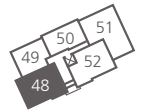
Nos. 44, 48 & 53



Third Floor



Second Floor

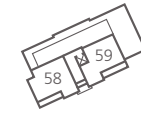
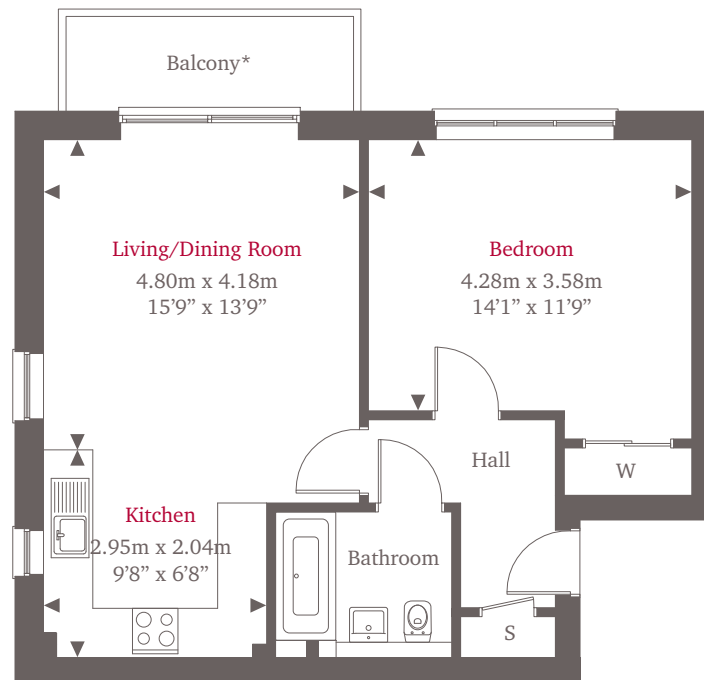


First Floor



Ground Floor

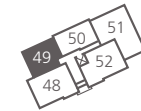
◀ Point from which maximum dimensions are measured. Dimensions are intended for guidance only and may vary by plus or minus 7.6cm/3". The plots indicate general layout only which may vary from other plots. W denotes wardrobe. S denotes storage. Please contact sales consultant for more information. *Terrace to no. 44.



Third Floor



Second Floor



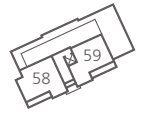
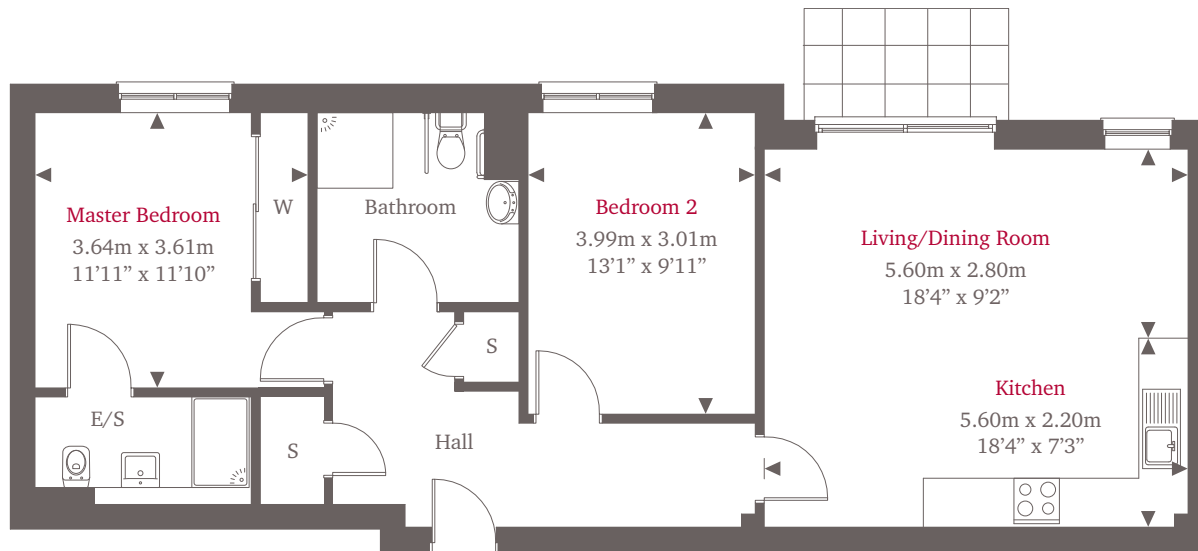
First Floor



Ground Floor

◀ Point from which maximum dimensions are measured. Dimensions are intended for guidance only and may vary by plus or minus 7.6cm/3". The plots indicate general layout only which may vary from other plots. W denotes wardrobe. S denotes storage. Please contact sales consultant for more information. *Terrace to no. 45.

No. 46



Third Floor



Second Floor



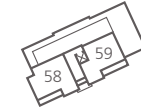
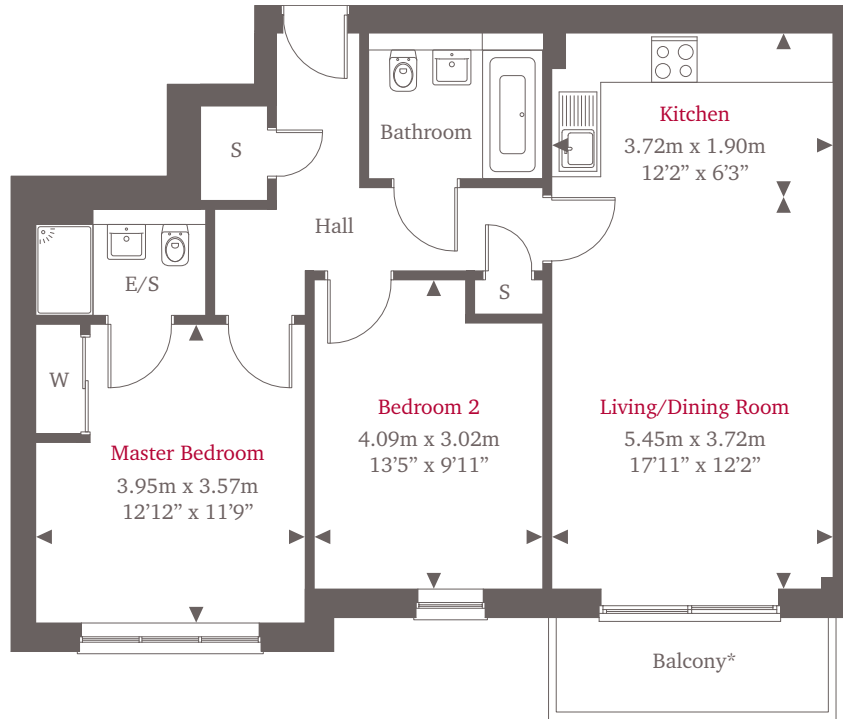
First Floor



Ground Floor

◀ Point from which maximum dimensions are measured. Dimensions are intended for guidance only and may vary by plus or minus 7.6cm/3". The plots indicate general layout only which may vary from other plots. W denotes wardrobe. S denotes storage. Please contact sales consultant for more information.

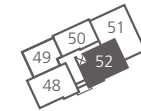
Nos. 47, 52 & 57



Third Floor



Second Floor



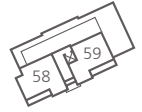
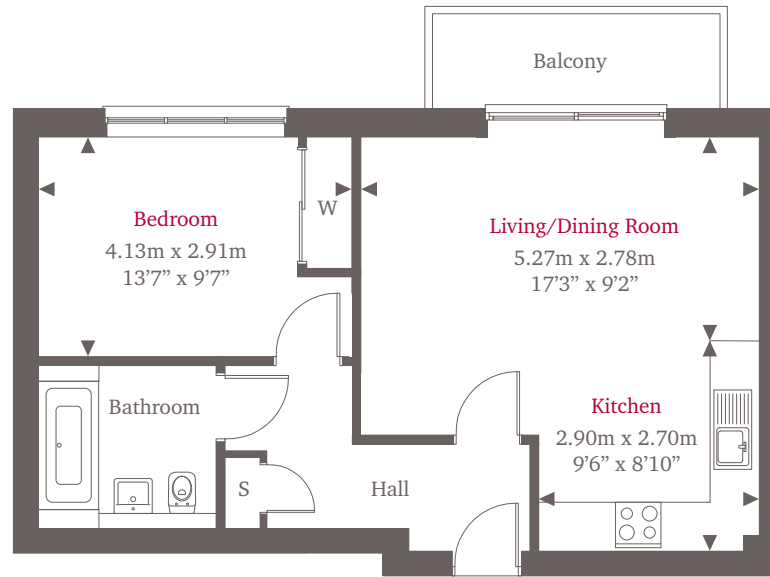
First Floor



Ground Floor

◀ Point from which maximum dimensions are measured. Dimensions are intended for guidance only and may vary by plus or minus 7.6cm/3". The plots indicate general layout only which may vary from other plots. W denotes wardrobe. S denotes storage. Please contact sales consultant for more information. *Terrace to no. 47.

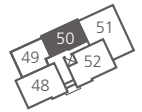
Nos. 50 & 55



Third Floor



Second Floor



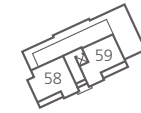
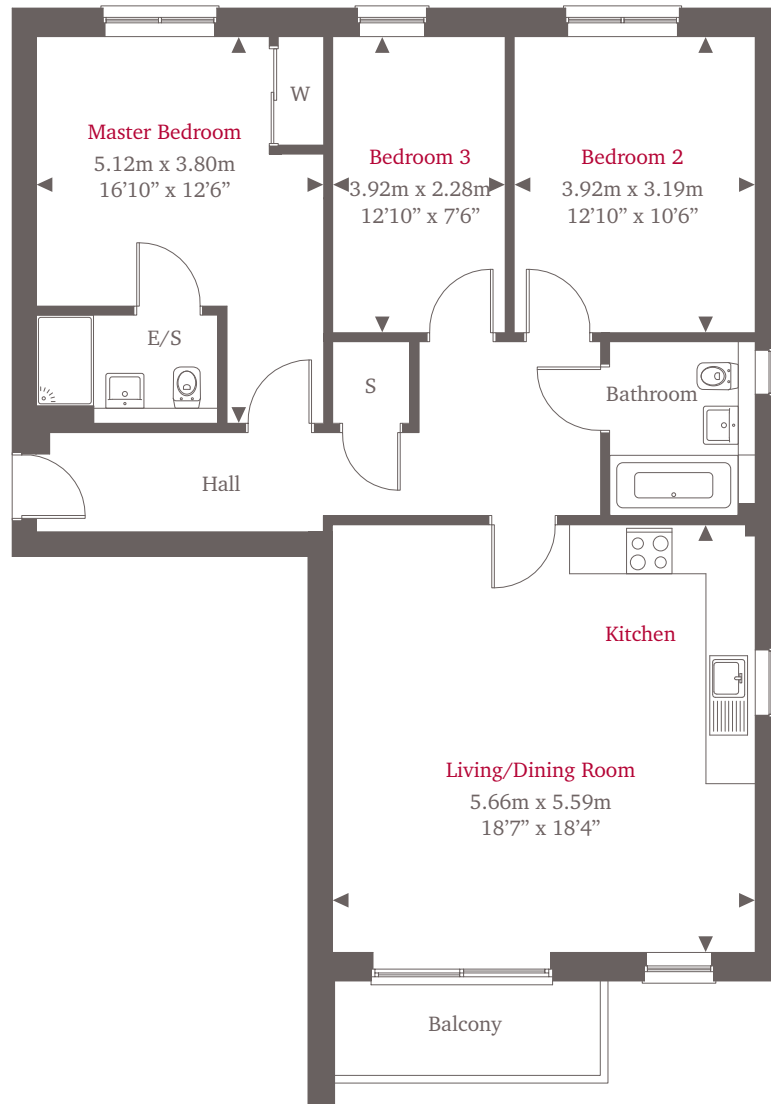
First Floor



Ground Floor

◀ Point from which maximum dimensions are measured. Dimensions are intended for guidance only and may vary by plus or minus 7.6cm/3". The plots indicate general layout only which may vary from other plots. W denotes wardrobe. S denotes storage. Please contact sales consultant for more information.

Nos. 51 & 56



Third Floor



Second Floor



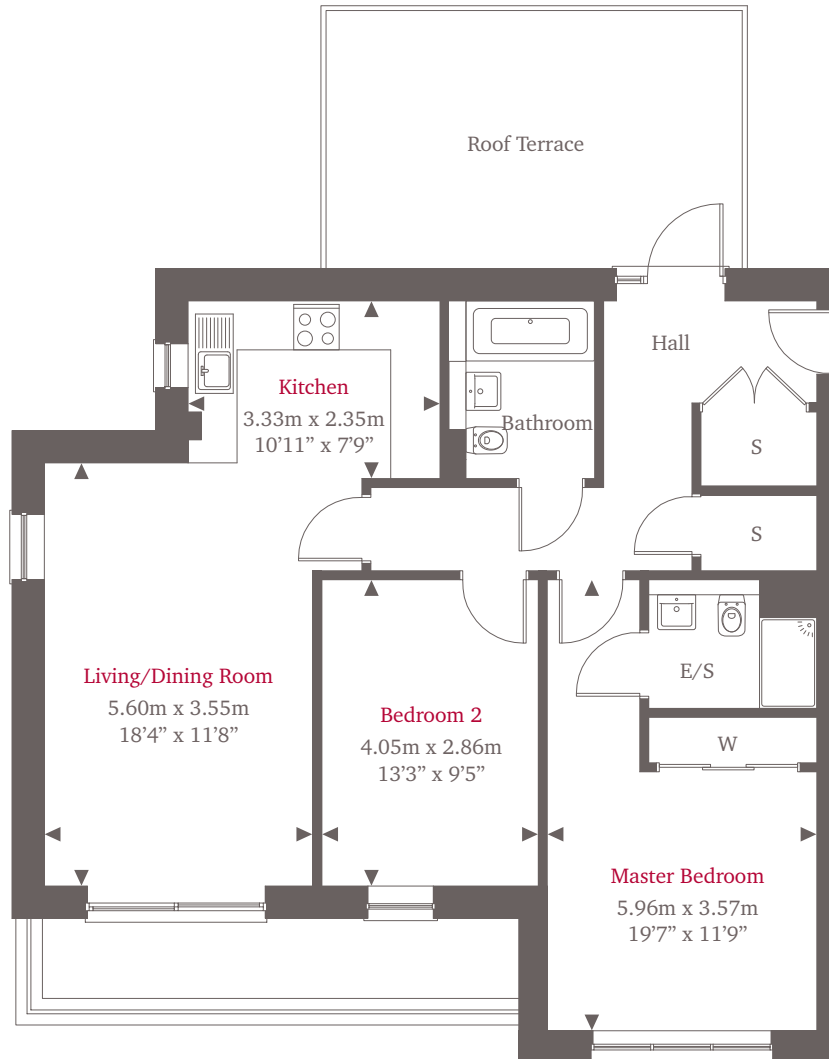
First Floor



Ground Floor

◀ Point from which maximum dimensions are measured. Dimensions are intended for guidance only and may vary by plus or minus 7.6cm/3". The plots indicate general layout only which may vary from other plots. W denotes wardrobe. S denotes storage. Please contact sales consultant for more information.

No. 58



Third Floor



Second Floor

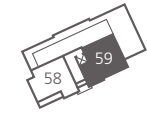
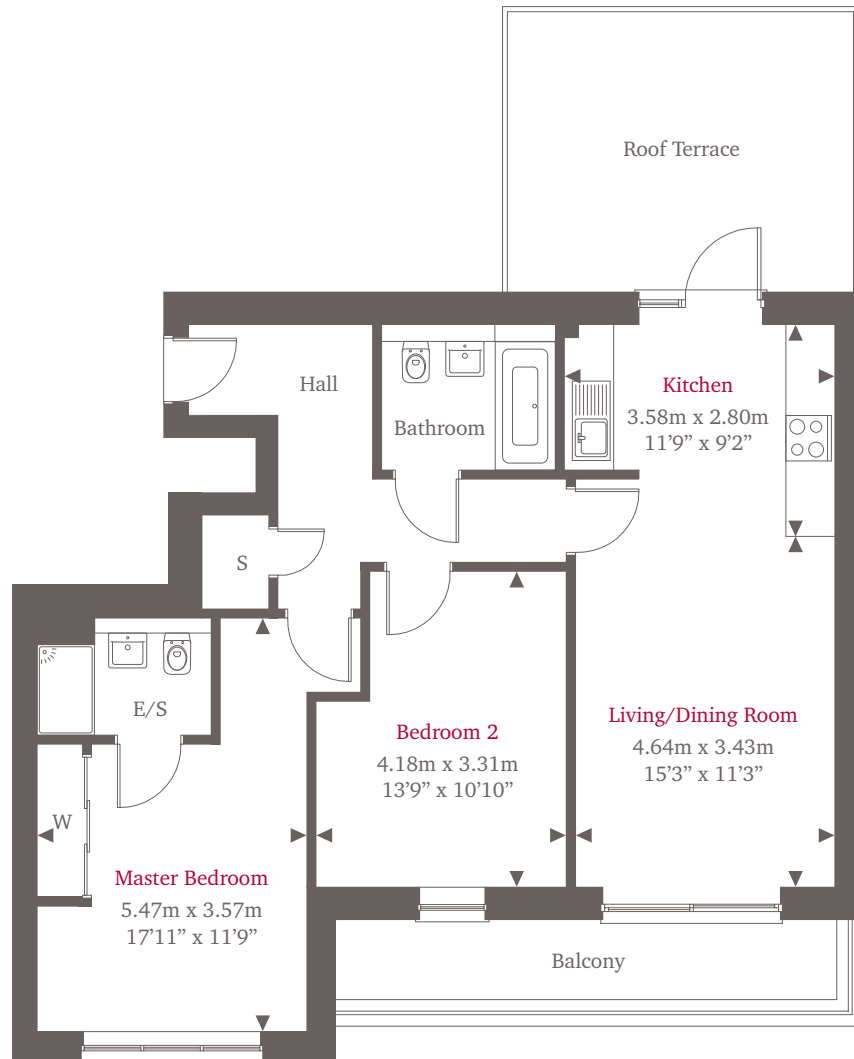


First Floor



Ground Floor

◀ Point from which maximum dimensions are measured. Dimensions are intended for guidance only and may vary by plus or minus 7.6cm/3". The plots indicate general layout only which may vary from other plots. W denotes wardrobe. S denotes storage. Please contact sales consultant for more information.



Third Floor



Second Floor



First Floor



Ground Floor

◀ Point from which maximum dimensions are measured. Dimensions are intended for guidance only and may vary by plus or minus 7.6cm/3". The plots indicate general layout only which may vary from other plots. W denotes wardrobe. S denotes storage. Please contact sales consultant for more information.



Photography of previous Shanly Homes developments.

Stylish specification

Kitchen

- Kitchen units complemented by laminate worktops with co-ordinating laminate upstands and splashbacks.
- Franke stainless steel sink to kitchen
- Chrome Franke mixer tap
- AEG appliances to include:
 - Ceramic hob
 - Stainless-steel oven
 - Chimney hood
 - Integrated A rated dishwasher
 - Integrated A+ rated fridge/freezer
 - B rated washer/dryer

Bathroom & En-suite

- Clean lined Ideal Standard sanitaryware
- Polished-chrome Ideal Standard taps
- Minoli full-height tiling around showers with half-height tiling to sanitaryware walls
- Minoli tiles to bathroom and en-suite floors
- Polished chrome-finish contemporary heated towel rail to bathrooms and en-suite
- Shaver points to bathroom and en-suite
- Mirrors to bathroom and en-suite

Interior

- High quality white PVCu double glazed windows
- PVCu patio doors to ground floor where appropriate
- Foil wrapped internal doors in white oak
- Fitted wardrobes to master bedrooms
- Gas central heating with Myson thermostatic radiator valves and Horstmann electronic programmer
- Wall mounted Vaillant A rated high-efficiency combi boiler
- BT points to reception rooms and bedrooms
- Sky+ to living/dining room with 'slave' point to master bedroom. Satellite connection subject to individual subscription
- All homes fitted with AICO smoke and carbon monoxide detectors
- Audio door entry system

Exterior

- Aluminium doors to communal entrance
- Vicaima oak veneer communal internal door to apartments
- Tarmac to access road, driveways and footpaths
- Landscaped communal grounds

Environmental features at Banks Place

We take our responsibilities to our environment seriously and aim to incorporate the latest features to conserve natural resources.

- Bird boxes
- Cycle storage area
- 200L water butt to each apartment block
- Composter to each apartment block
- A/B rated appliances
- 100% low energy lighting
- Electric car charging points subject to fee

10
YEAR
INSURANCE BACKED
NEW HOME WARRANTY



Kew Gardens



Syon Park



Wembley Stadium



Osterley Park, Isleworth



Richmond Park, London

Isleworth and beyond

Isleworth offers the perfect base from which to explore London's parks and attractions, as well as neighbouring counties

Rugby and football enthusiasts will love being so close to world-class sporting action with Twickenham, the largest Rugby Union venue in the world, just five minutes away and Wembley Stadium within half an hour. For those who enjoy their activities at a more leisurely pace, Wyke Green Golf Club has a beautiful, tree-lined course with generous fairways and there are numerous parks and gardens to explore.

The impressive Syon House, the Duke of Northumberland's historic family home with gardens landscaped by Capability Brown, opens its gates to visitors throughout the summer months and the world-famous Kew Gardens can be found just across the river. Richmond Park, created by Charles I as a deer park, lies four miles south-east of Banks Place and is now a national nature reserve, internationally recognised for wildlife conservation.

Isleworth enjoys good connections by road, rail and tube with central London. Isleworth train station offers convenient links to London Waterloo within 35 minutes, meaning you're never far from all the capital has to offer. By car, the nearby A4 (Great West Road) makes the M4 and M25 easily accessible and for travel to more exotic destinations, Heathrow is just 20 minutes away.



Richmond Bridge

SHANLY
HOMES



Photography of Amelie Place, Esher.

Our commitment to you



Your home

When you buy a Shanly Home, you can be confident that you are buying a home of excellent build quality and exquisite design.

Since the development of our first home in 1969, we have remained committed to developing high-specification, sustainable, architecturally innovative homes, designed to complement the local environment and improve the quality of life for those who live there.

Our award-winning team of professionals take great pride in building stunning homes in desirable locations, enhancing landscapes and building communities across London and the South East. All our new homes benefit from an industry recognised 10-year insurance-backed guarantee.

Your environment

Our commitment to creating the best possible living environment does not stop at the design and build of our homes. We also place a great deal of emphasis on the wider environment.

We appreciate the importance of green space and will always look to enhance the natural environment through beautiful landscaping design and the preservation of protected areas.

For every apartment we build, we plant 10 native trees, and for every house, we plant 20. The trees are planted in some of the Woodland Trust's 1,000 woods and we are proud to support them in their mission to double the amount of native woodland covering the UK. From the procurement of energy efficient

and sustainable materials to the use of thermal efficient methods of build and effective disposal of waste, our team works hard to ensure that we minimise the environmental impact of our operations without compromising on quality. Our recent partnership with the National Community Wood Recycling Project is also enabling us to further reduce our landfill usage and increase the volume of waste being re-used, re-sold or recycled.

Your community

As well as building communities, we are also extremely proud to support those most in need within those communities via the Shanly Foundation.

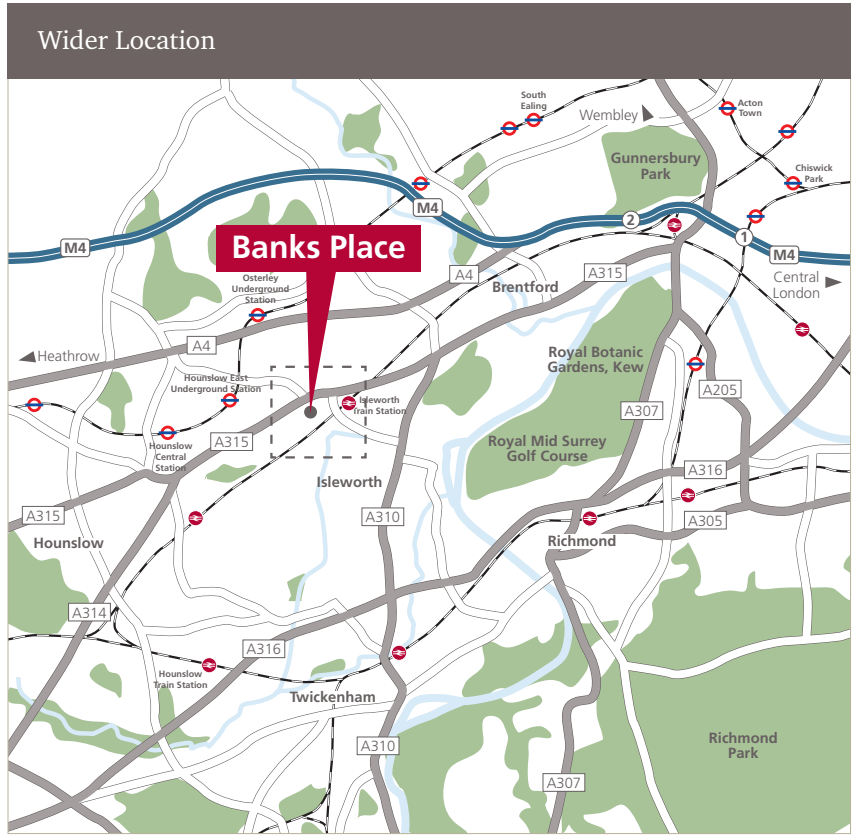
Financed entirely by the profits generated by the Shanly Group of companies, we have to-date donated over £10m to

thousands of local community groups and charitable organisations to provide support and improve the quality of life for those most in need across our communities.

We are also committed to making life easier for the wildlife living within our natural habitats so we fit bird boxes in the gardens and communal areas of all our homes and provide ongoing financial support to Freshwater Habitats Trust which aims to protect and preserve freshwater life for everyone to enjoy.

We also pay for a year-long RSPB subscription for our new homes customers which enables them to visit any RSPB centre in the UK free-of-charge plus receive newsletters and updates from the RSPB.





Travel time by rail from Isleworth Station	
Kew Bridge	7 mins
Twickenham	14 mins
Richmond	21 mins
London Waterloo	35 mins

Distances by road (from Banks Place)	
Twickenham	3.1 miles
Royal Botanic Gardens, Kew	3.2 miles
Heathrow Airport	5.1 miles
Westfield London	7.3 miles
Wembley Stadium	8.9 miles

Distances by foot (from Banks Place)	
Isleworth Station	0.3 miles
Hounslow East Tube Station	0.8 miles
Isleworth Town Centre	1.1 miles
Syon Park Gardens	1.3 miles

COMPUTER GENERATED IMAGES USED IN THIS BROCHURE ARE INTENDED TO BE A GENERAL GUIDE TO THE APPEARANCE OF THE DEVELOPMENT. HOWEVER, FROM TIME TO TIME, IT IS NECESSARY FOR US TO MAKE ARCHITECTURAL CHANGES. KITCHEN, LANDSCAPING AND BATHROOM LAYOUTS MAY VARY FROM THOSE SHOWN; WE OPERATE A PROCESS OF CONTINUOUS PRODUCT DEVELOPMENT AND THEREFORE FEATURES MAY CHANGE FROM TIME TO TIME. THIS INFORMATION DOES NOT CONSTITUTE A CONTRACT OR WARRANTY. THEREFORE PROSPECTIVE PURCHASERS SHOULD CHECK THE LATEST PLANS AND SPECIFICATION WITH OUR SALES OFFICE. MAPS ARE NOT TO SCALE – APPROXIMATE JOURNEY TIMES TAKEN FROM NATIONAL RAIL AND AA WEBSITE – JANUARY 2017. REF: 1221.



shanlyhomes.com

01372 225007

21 The Crescent, Leatherhead, Surrey KT22 8DY

leatherhead@shanlyhomes.com