

Project

# Isabella Apartments



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Date  
**2015**

Client  
**Grevayne Properties**

Project Type  
**Residential/Commercial**

Location  
**Lewisham, London**

Cost/ Value  
**£11.5m**

Structural Engineers  
**Baynham Meikle Partnership**

Services Engineers  
**Wakemans**

Cost Consultants  
**Wakemans**

Planning Consultants  
**Cerda Planning**

Status  
**Under Construction**



01. cgi view of corner cafe and colonnade



02. Photomontage from Maggies cafe



03. montage showing entrance through bridge



04. cgi view showing apartments in context with the new Premier Inn hotel

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The project replaces the existing petrol filling station with the construction of a new six storey mixed use commercial and residential building. The development is within walking distance of Lewisham Town Centre and has excellent public transport links into central London from Lewisham railway station, the DLR and bus termini. The development has been designed to be 'car free' and includes only a small number of disabled parking bays due to the excellent transport links, and a generous internal cycle store is provided for residents.

Access to all the residential units is gained via a shared entrance lobby from Granville Park. The design provides a mix of 8 one-bedroom apartments, 16 two-bedroom apartments and 4 three bedroom apartments and range in size from 51 sq m to 78 sq m. and all apartments are designed with balconies or terraces. The ground floor retail unit extends to 178 sq m.

The elevations are finished with two brick types (a Shelford Cream Multi-buff and a Rustington Antique-grey, both by Traditional Brick and Stone Ltd). Main facades are divided by large areas of full height glazing and recessed balconies finished in 'bronze'. The building has been set back to allow for generous pavements and provide a positive response to the street. The building reinforces the existing building lines with an active frontage. The building incorporates a green roof and solar panels.

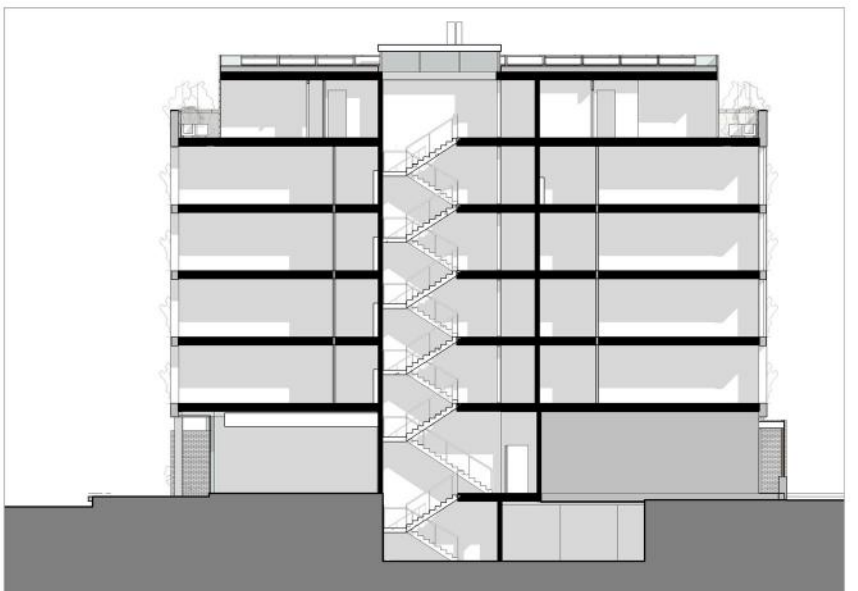


05. Birdseye view showing context with Lewisham Gateway towers



06. Ground floor layout

07. Typical residential floor layout



08. Section through staircase