

NUNHEAD GREEN

LONDON SE15

A FANTASTIC COLLECTION
OF 1 & 2 BEDROOM APARTMENTS
AND 3 & 4 BEDROOM HOUSES

2 NUNHEAD GREEN

3 NUNHEAD GREEN

NUNHEAD GREEN

LONDON SE15

YOUR NEW HOME

INTRODUCING NUNHEAD GREEN, A BEAUTIFULLY DESIGNED NEW COMMUNITY OF STYLISH, WELL-EQUIPPED HOMES OPPOSITE THE TRANQUIL GREEN OPEN SPACES OF NUNHEAD GREEN IN SOUTHWARK.

ON

THE

GREEN



View from the development

4 NUNHEAD GREEN

5 NUNHEAD GREEN

THE GREEN

FROM A NEW PERSPECTIVE

THIS CONVENIENT LOCATION IS 0.6 MILES WALK TO PECKHAM RYE PARK AND 0.4 MILES TO NUNHEAD TRAIN STATION WHERE YOU ARE WITHIN ONLY 20 MINUTES OF LONDON VICTORIA BY TRAIN.





6 NUNHEAD GREEN

ENJOY

A RELAXED

VILLAGE

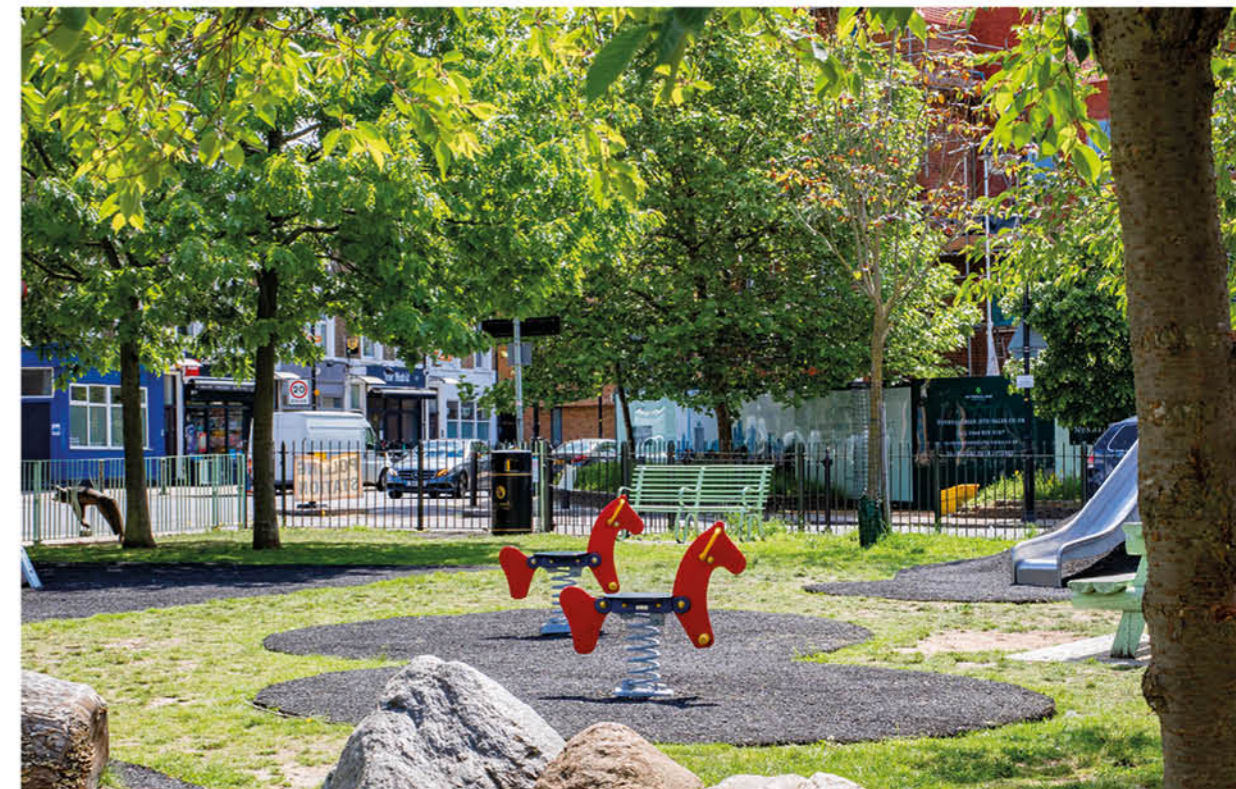
FEEL

7 NUNHEAD GREEN

NUNHEAD GREEN HAS A CALM ATMOSPHERE THAT SETS IT APART FROM ITS NEIGHBOURS. WHETHER YOU ARE ENJOYING A QUIET COFFEE IN AN ARTISAN CAFÉ OR A LEISURELY STROLL ACROSS THE GRASS, YOU WILL FEEL AT HOME.

From your front door, you are just minutes from the local butcher, a family run bakery, a tempting deli and a fruiterer. Nunhead Green has a pub on each of its four corners and the family friendly Old Nun's Head reputedly gave the area its name.

Peckham Rye Park offers a wildlife garden, adventure playground and football pitches while Telegraph Hill Park is a great place to take a picnic on a summer's day as you sit back and enjoy the panoramic views of the city.



Nunhead Green

GET A TASTE

FOR LIFE ON THE GREEN

NUNHEAD IS RAPIDLY BECOMING ONE OF LONDON'S MOST SOUGHT-AFTER AREAS WITH YOUNG PROFESSIONALS ATTRACTED TO ITS UNIQUE ATMOSPHERE AND CLOSE PROXIMITY TO THE FASHIONABLE AREAS OF SOUTHWARK, CAMBERWELL AND PECKHAM. IT FEELS AS THOUGH NEW SHOPS, CAFÉS AND GALLERIES ARE CONSTANTLY BEING ADDED.



one

one | THE OLD NUN HEAD

A modern British bistro that serves fresh, seasonal food in a light and airy atmosphere. A great place for weekend brunch.

two | CAFE G

With an accent on World cuisine, this delightful restaurant is located in a converted pub right in the heart of Nunhead.

three | TELEGRAPH HILL PARK & MARKET

The park with a view! Enjoy a picnic with a landscape of the most beautiful city line. The upper park has tennis courts while the lower park contains ponds and children's playgrounds. A farmers' market is held every Saturday.

four | THE GREEN COMMUNITY CENTRE

From yoga classes to movie nights, this new, modern and well-equipped building is right at the heart of the local community.

five | FOUR HUNDRED RABBITS

Come for the pizza, try one of the craft beers and discover how this quirky restaurant and bar got such an unusual name.

six | THE BEER SHOP

A carefully curated range of bottled beers and real ales served straight from the barrel, complete with street food pop-ups.

seven | THE NUNHEAD GARDENER

Add a splash of green to the inside of your new home with a plant or two from the inspiring range at the local garden centre.

eight | NAPURA

A Portuguese restaurant that prides itself on its homely traditional dishes and wine list - inspired by a true Portuguese mum.



two



three



four



five



six



seven



eight

10 NUNHEAD GREEN

AN

OASIS

OF

CALM

11 NUNHEAD GREEN

RIGHT NEXT TO

THE CITY

ENJOY MAGNIFICENT VIEWS FROM TELEGRAPH HILL
OF LONDON'S SKYLINE STRETCHING OUT BEFORE.
THE CITY IS RIGHT ON YOUR DOORSTEP AND
NUNHEAD IS A SPECIAL PLACE TO LIVE.

JOIN

THE

ART

SET

THIS IS A PART OF LONDON THAT'S GAINING MORE AND MORE OF A REPUTATION FOR CREATIVITY AS TALENTED PEOPLE ARE ATTRACTED HERE. YOU'LL FIND LOCAL GALLERIES AND POP-UP EXHIBITIONS IN NUNHEAD ITSELF WHILE THE NEIGHBOURING AREAS HAVE LONG ENJOYED A DYNAMIC ARTISTIC ENERGY.

Camberwell College of Arts and the Camberwell Festival are two of the reasons this area is so associated with the arts. The Tate Modern, in nearby Southwark, is another. Alongside the Tate is the Globe Theatre and these two creative powerhouses have inspired galleries and theatres to grow around them.

There are so many places to explore. Dulwich Art Gallery for example, and the Lewisham Art House. Peckham Springs cleverly combines art with food and drink, while Peckham Library is a handy resource. Make sure to check out the Peckham Plex too - considered to be one of the cheapest cinemas in London.



Images depict local area

14 NUNHEAD GREEN

EDUCATION

IN A CLASS OF ITS OWN

FROM PRE-PRIMARY THROUGH TO FURTHER EDUCATION, SOUTH EAST LONDON HAS A DESERVED REPUTATION FOR THE EXCELLENCE OF ITS SCHOOLS. THIS IS A GREAT PART OF TOWN TO RAISE A FAMILY.



Images depict typical school life

STATE PRIMARY SCHOOLS

St Mary Magdalene C of E
Brayards Road

Ivydale

Ivydale Road

Both judged 'Good' by Ofsted

STATE SECONDARY SCHOOLS

Harris Girls' Academy, East Dulwich
(Ages 11 to 18) Homestall Road

Harris Boys' Academy, East Dulwich
(Ages 11 to 18) Peckham Rye

Haberdashers' Aske's Hatcham College
(co-ed, ages 3 to 18) New Cross

All judged 'Outstanding' by Ofsted

INDEPENDENT SCHOOLS

**Dulwich College, Alleyn's School
and James Allen's Girls' School**
Dulwich

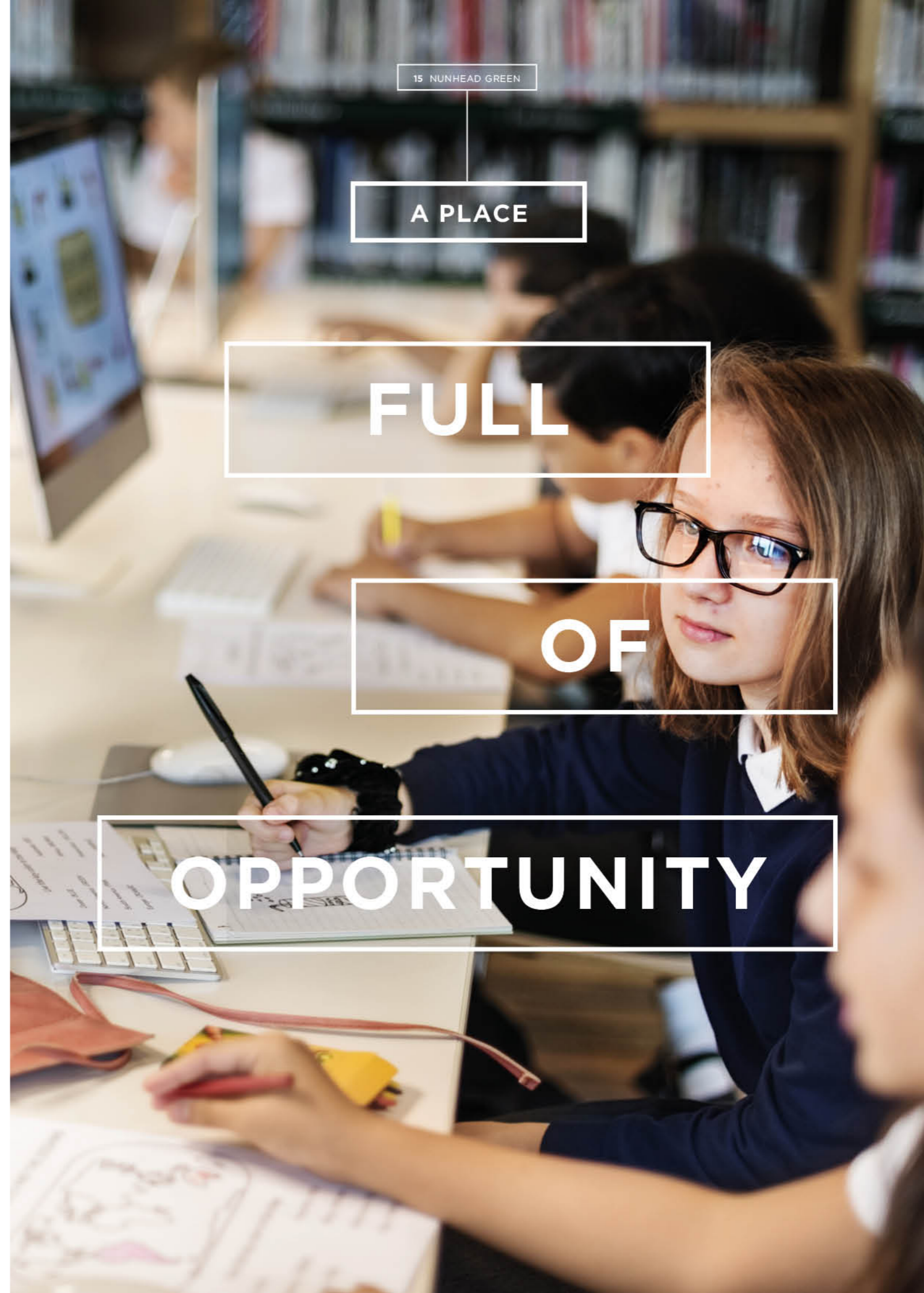
15 NUNHEAD GREEN

A PLACE

FULL

OF

OPPORTUNITY



16 NUNHEAD GREEN

17 NUNHEAD GREEN

NUNHEAD GREEN
LONDON SE15

IN SOUTH

FROM YOUR NUNHEAD VANTAGE POINT IT'S EASY TO REACH THE SHOPS OF DULWICH, LEWISHAM AND BROMLEY, THE FANTASTIC SPORTS FACILITIES AT CRYSTAL PALACE, THE HISTORY OF GREENWICH AND THE BARS OF NEW CROSS.

LONDON'S

BEATING

HEART

LONDON EYE

STRATA SE1

SOUTH BANK TOWER

ONE BLACKFRIARS

THE SHARD

20 FENCHURCH STREET

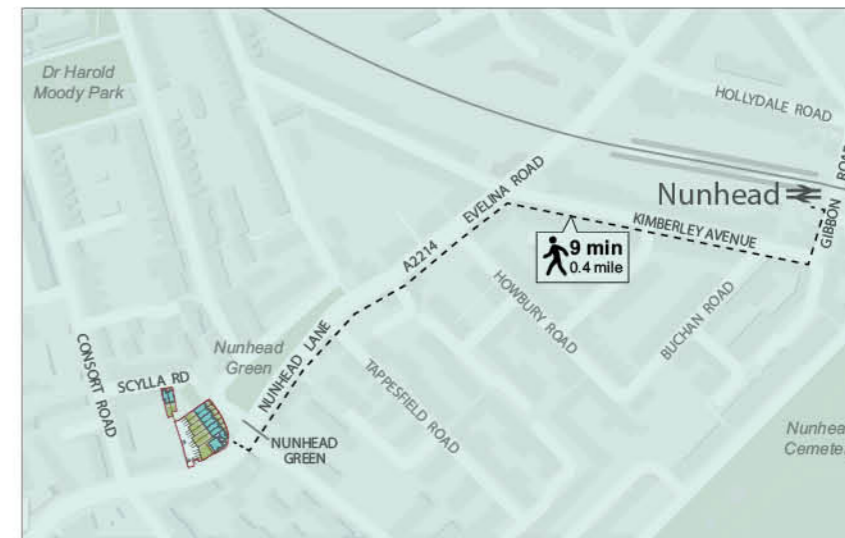
30 ST MARY AXE



OUT & ABOUT

CENTRALLY PLACED FOR LONDON

NUNHEAD STATION IS A SHORT WALK FROM YOUR HOME WITH TRAINS DIRECT TO LONDON VICTORIA. OR HOP ON A BUS AND YOU ARE SOON IN THE CITY.



WALK

FROM NUNHEAD GREEN

- NUNHEAD RAIL STATION
Southeastern & Thameslink
0.4 miles / 9 mins
- PECKHAM RYE PARK
0.4 miles / 9 mins
- PECKHAM RYE STATION
Southeastern, Thameslink,
0.7 miles / 13 mins



CYCLE

FROM NUNHEAD GREEN

- BURGESS PARK
1.6 miles / 8 mins
- DULWICH PARK
1.7 miles / 11 mins
- GREENWICH MARKET
3 miles / 16 mins
- GREENWICH PARK
3.1 miles / 18 mins



TRAINS

FROM NUNHEAD RAIL STATION

- PECKHAM RYE
Overground
2 mins
- LEWISHAM
DLR
10 mins
- EAST DULWICH
Southeastern,
17 mins
- VICTORIA
Circle, District & Victoria
Gatwick Express
18 mins
- BLACKFRIERS
Circle, District
18 mins
- GREENWICH
DLR
22 mins
- LONDON BRIDGE
Jubilee & Northern
23 mins
- CANARY WHARF
Jubilee & DLR
31 mins
- LONDON CITY AIRPORT
46 mins

All times are approximate and taken from www.tfl.gov.uk and www.google.co.uk/maps

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INNOVATIVE

21 NUNHEAD GREEN

FROM LARGE WINDOWS TO THE GENEROUS BALCONIES
AND GARDENS, THE ARCHITECTS HAVE CREATED
CONTEMPORARY HOMES THAT REFLECT THE WAY
YOU LIVE TODAY.

MODERN

LIGHT

SPACIOUS



Image depicts typical show home interior

SPECIFICATION

IT'S ALL ABOUT THE DETAIL

GENERAL

- Smooth white painted walls and ceilings
- Contemporary white square edged architrave and skirting
- Internal white satin doors with brushed stainless steel ironmongery
- Oak engineered wood flooring to hall, kitchen/dining and living areas
- Carpet to bedroom, landing and stairs
- Composite double glazed windows
- Wardrobes*
- White painted handrail to stairs (where applicable)
- 10 Year warranty by Premier Guarantee.

KITCHEN Houses - 4 beds (B)

- Matt Handless kitchen units
- Silestone worktop
- Silestone composite upstand and full height splashback behind hob
- Under unit LED lighting
- 1 and a half bowl undermounted sink with Hansgrohe lever mixer tap
- Integrated telescopic cooker hood
- Siemens integrated oven
- Siemens integrated compact combi microwave
- Siemens 5 zone induction hob
- Bosch integrated washer/dryer
- Bosch integrated dishwasher
- Bosch integrated fridge/freezer
- Under counter wine cooler

KITCHEN Houses - 3 beds (D)

- Matt Handless kitchen units
- Laminate worktops
- Laminate Splash back and matching upstands and full height glass splashback behind hob
- Under unit LED lighting
- Single bowl inset sink with Hansgrohe lever mixer tap
- Integrated telescopic cooker hood
- Bosch integrated oven
- Bosch integrated microwave
- Bosch 4 zone induction hob
- Neff integrated washer/dryer
- Neff integrated fridge/freezer
- Neff integrated dishwasher

APARTMENTS - 1 and 2 beds (C)

- Matt Handless kitchen units
- Laminate worktops
- Laminate Splashback and matching upstands and full height splash back behind hob
- Under unit LED lighting
- Single bowl inset sink with Hansgrohe lever mixer tap
- Integrated telescopic cooker hood
- Bosch integrated oven
- Bosch integrated microwave
- Bosch 4 zone induction hob
- Neff washer/dryer - Kitchen (C1, C4, C5 & C6)
- Neff washer/dryer - Cupboard (C2 & C3)
- Neff integrated fridge/freezer
- Neff integrated dishwasher

BATHROOM & ENSUITE

- Contemporary white sanitaryware including bath, wash basin and wall hung WC with chrome fittings
- Wall mounted vanity unit with drawer
- Square shower head
- Additional handheld shower to baths†
- Large format matching floor and wall tiles
- Full width mirror above sink to 3 & 4 bedroom townhouses
- Glass shower screen
- Chrome heated towel rail to main bathroom and ensembles
- Mirrored cabinet above basin with internal light and shaver socket to 4 bedroom townhouses**

HEATING & ELECTRICAL

- White sockets and switches throughout
- Telephone point to living room and master bedroom
- Underfloor heating
- Downlights to kitchen/dining, study, hallway and bathrooms throughout
- Pendant lighting to bedrooms and living room

COMMUNAL AREA

- Letter boxes
- Lockable external bike shed
- Lifts to apartments accept (C3-C6)

SECURITY + TV

- Video door entry system (C3-C6)
- Smoke detector and carbon monoxide detector
- Sky+, Sky Q enabled (own decoder box required)



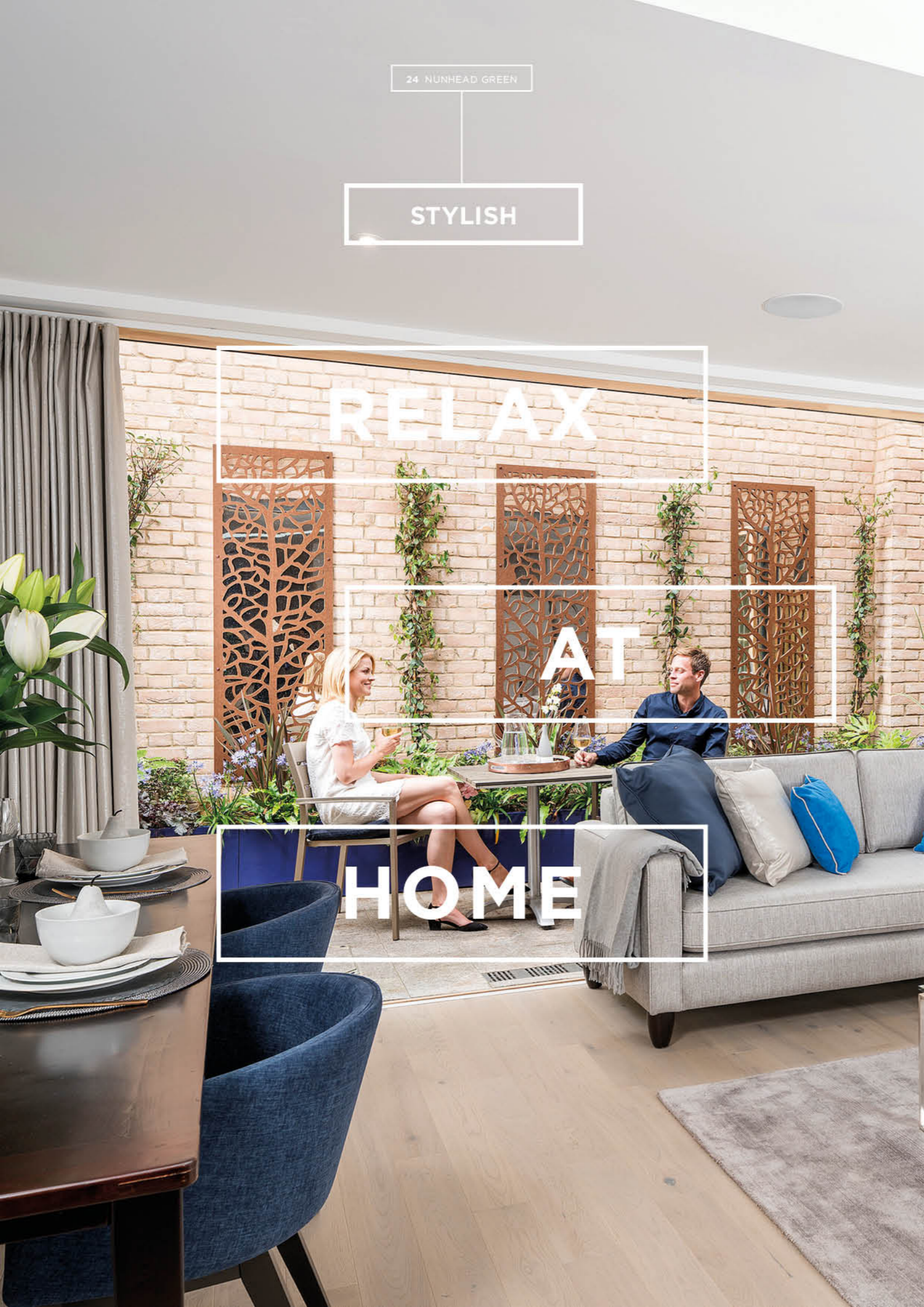
24 NUNHEAD GREEN

STYLISH

RELAX

AT

HOME



25 NUNHEAD GREEN

THE MASTERPLAN

FIND YOUR FUTURE HOME

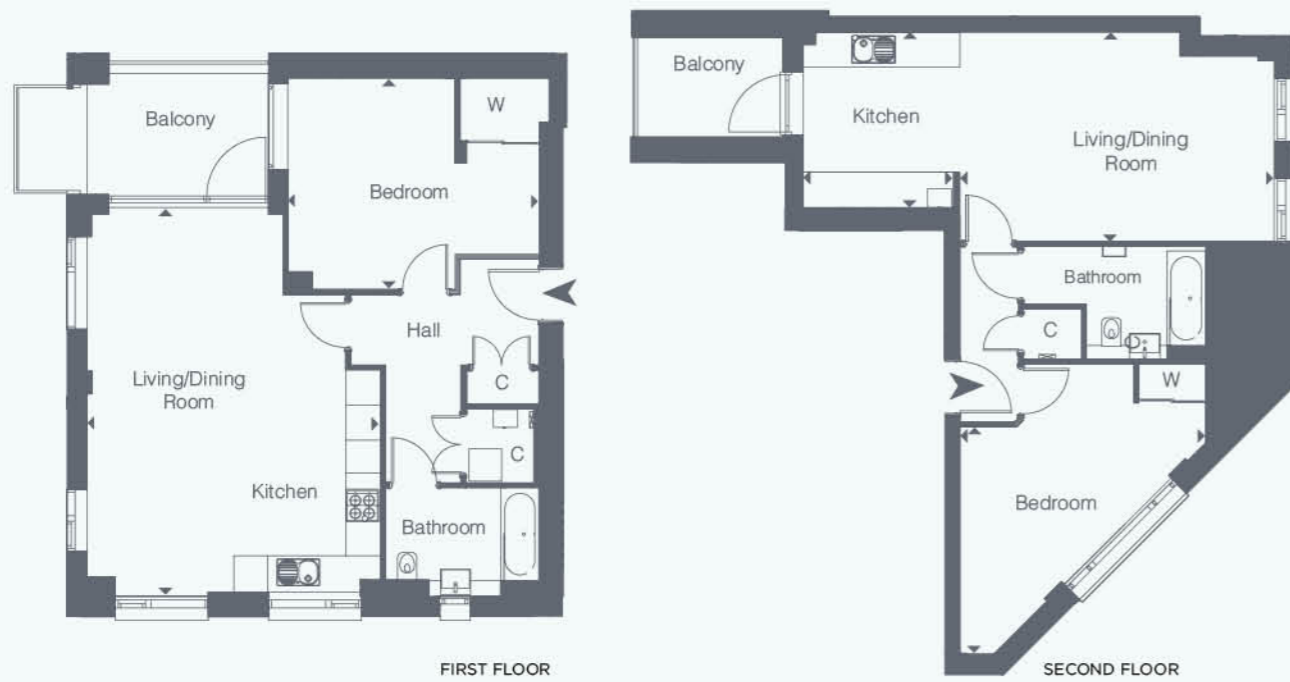
THE COLLECTION OFFERS A CHOICE OF 1 & 2 BEDROOM APARTMENTS AND 3 & 4 BEDROOM HOUSES.



The site plan has been prepared with all due care for the convenience of the intending purchaser. However,

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BLOCK C
ONE BEDROOM APARTMENTS



27 NUNHEAD GREEN

BLOCK C
TWO BEDROOM APARTMENTS



APARTMENT C3

ONE BEDROOM APARTMENT

LIVING / DINING / KITCHEN

7.05m x 5.41m 23' 2" x 17' 9"

BEDROOM

4.62m x 3.91m 15' 2" x 12' 10"

TOTAL AREA

69.7 sq.m. 750 sq.ft.

APARTMENT C4

ONE BEDROOM APARTMENT

LIVING / DINING / KITCHEN

8.51m x 3.81m 27' 11" x 12' 6"

BEDROOM

4.49m x 4.13m 14' 9" x 13' 7"

TOTAL AREA

57.8 sq.m. 622 sq.ft.

APARTMENT C2

TWO BEDROOM APARTMENT

LIVING / DINING / KITCHEN

8.33m x 4.71m 27' 4" x 15' 6"

BEDROOM 1

4.86m x 2.91m 15' 11" x 9' 7"

BEDROOM 2

3.55m x 2.90m 11' 8" x 9' 6"

TOTAL AREA

76.9 sq.m. 827 sq.ft.

APARTMENT C5

TWO BEDROOM APARTMENT

LIVING / DINING / KITCHEN

7.05m x 4.38m 23' 2" x 14' 4"

BEDROOM 1

4.63m x 3.04m 15' 2" x 10' 0"

BEDROOM 2

3.90m x 3.88m 12' 9" x 12' 9"

TOTAL AREA

70.4 sq.m. 757 sq.ft.

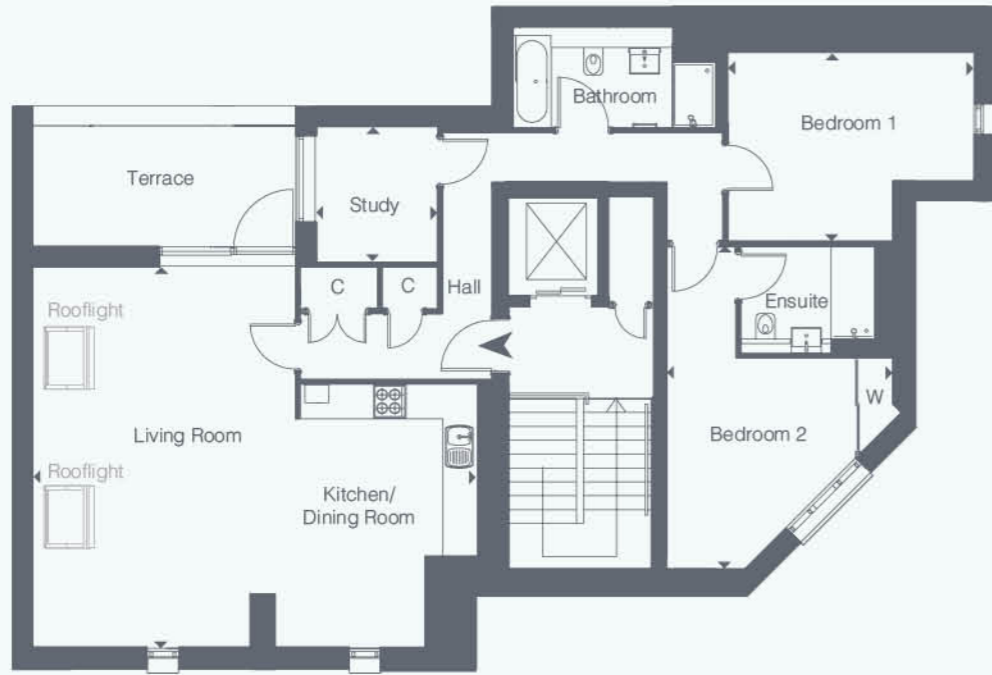


Whilst these floor plans have been prepared with all due care for the convenience of the intending purchaser, the information contained herein is a preliminary guide only.

W WARDROBE C CUPBOARD ► DENOTES POINTS BETWEEN WHICH MEASUREMENTS ARE GIVEN

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BLOCK C
TWO BEDROOM APARTMENT



THIRD FLOOR

APARTMENT C6
TWO BEDROOM APARTMENT

LIVING / DINING / KITCHEN
8.29m x 7.06m 27' 2" x 23' 2"

BEDROOM 1
4.55m x 3.45m 14' 11" x 11' 4"

BEDROOM 2
6.00m x 4.15m 19' 8" x 13' 7"

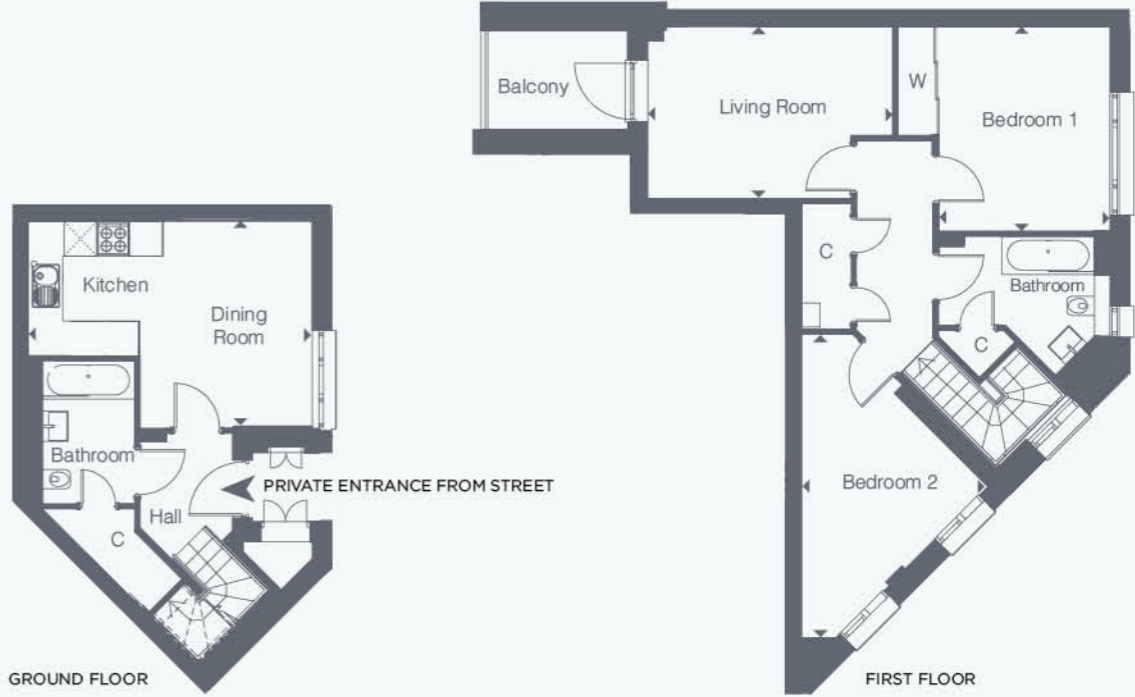
TOTAL AREA
102.6 sq.m. 1,104 sq.ft.



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BLOCK C
TWO BEDROOM DUPLEX



GROUND FLOOR

FIRST FLOOR

APARTMENT C1
TWO BEDROOM DUPLEX APARTMENT

LIVING ROOM
4.52m x 3.22m 14' 10" x 10' 7"

KITCHEN / DINING ROOM
5.25m x 3.84m 17' 3" x 12' 7"

BEDROOM 1
3.81m x 3.17 12' 6" x 10' 5"

BEDROOM 2
6.00m x 3.40m 18' 4" x 11' 2"

TOTAL AREA
91.8 sq.m. 988 sq.ft.



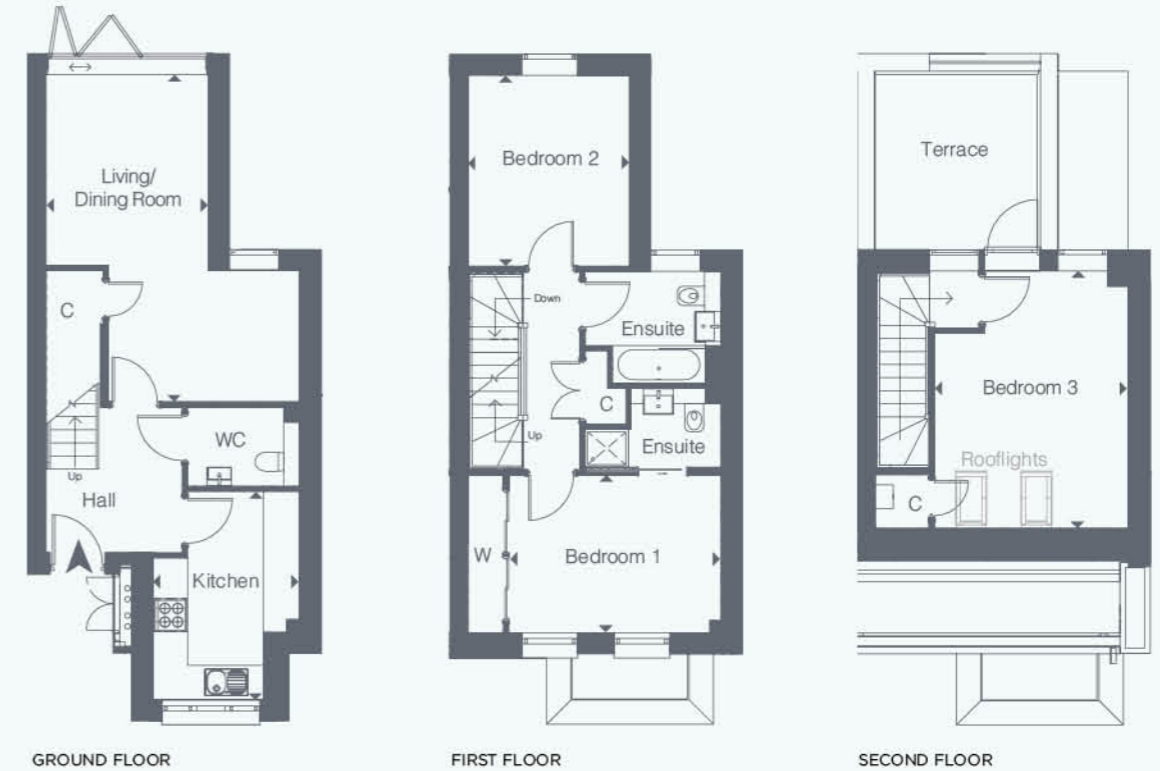
W WARDROBE C CUPBOARD ► DENOTES POINTS BETWEEN WHICH MEASUREMENTS ARE GIVEN

30 NUNHEAD GREEN

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BLOCK B

THREE BEDROOM TOWNHOUSES



HOUSE D1

THREE BEDROOM TOWNHOUSE

LIVING/DINING ROOM	5.11m x 4.60m	16' 9" x 15' 1"
KITCHEN	3.58m x 2.54m	11' 9" x 8' 4"
BEDROOM 1	4.36m x 2.92m	14' 4" x 9' 7"

BEDROOM 2	4.61m x 3.53m	15' 1" x 11' 7"
BEDROOM 3	6.66m x 3.52m	21' 10" x 11' 7"
TOTAL AREA	115.1 sq.m.	1,238 sq.ft.

HOUSE D2

THREE BEDROOM TOWNHOUSE

LIVING/DINING ROOM	3.60m x 3.00m	11' 10" x 9' 10"
KITCHEN	3.85m x 2.06m	12' 8" x 6' 9"
BEDROOM 1	3.92m x 2.92m	12' 11" x 9' 7"

BEDROOM 2	3.53m x 3.00m	11' 7" x 9' 10"
BEDROOM 3	4.70m x 3.60m	15' 5" x 11' 10"
TOTAL AREA	102.9 sq.m.	1,107 sq.ft.



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W WARDROBE C CUPBOARD WC CLOAKROOM ▶ DENOTES POINTS BETWEEN WHICH MEASUREMENTS ARE GIVEN

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BLOCK B

FOUR BEDROOM TOWNHOUSES



HOUSES B1, B3 & B5

FOUR BEDROOM TOWNHOUSE

LIVING ROOM	4.74m x 4.68m	15' 7" x 15' 4"
KITCHEN / DINING ROOM	7.02m x 4.75m	23' 0" x 15' 7"
STUDY	2.98m x 2.59m	9' 10" x 8' 6"
BEDROOM 1	4.74m x 2.97m	15' 7" x 9' 9"

BEDROOM 2	4.74m x 3.07m	15' 7" x 10' 1"
BEDROOM 3	4.74m x 2.98m	15' 7" x 9' 10"
BEDROOM 4	5.23m x 3.27m	17' 2" x 10' 9"
TOTAL AREA	173.3 sq.m.	1,865 sq.ft.

HOUSES B2, B4 & B6

FOUR BEDROOM TOWNHOUSE

LIVING ROOM	4.74m x 4.68m	15' 7" x 15' 4"
KITCHEN / DINING ROOM	7.02m x 4.75m	23' 0" x 15' 7"
STUDY	2.98m x 2.59m	9' 10" x 8' 6"
BEDROOM 1	4.74m x 2.97m	15' 7" x 9' 9"

BEDROOM 2	4.74m x 3.07m	15' 7" x 10' 1"
BEDROOM 3	4.74m x 2.98m	15' 7" x 9' 10"
BEDROOM 4	5.23m x 3.27m	17' 2" x 10' 9"
TOTAL AREA	168.7 sq.m.	1,815 sq.ft.



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One Housing


SITESALES
PROPERTY GROUP