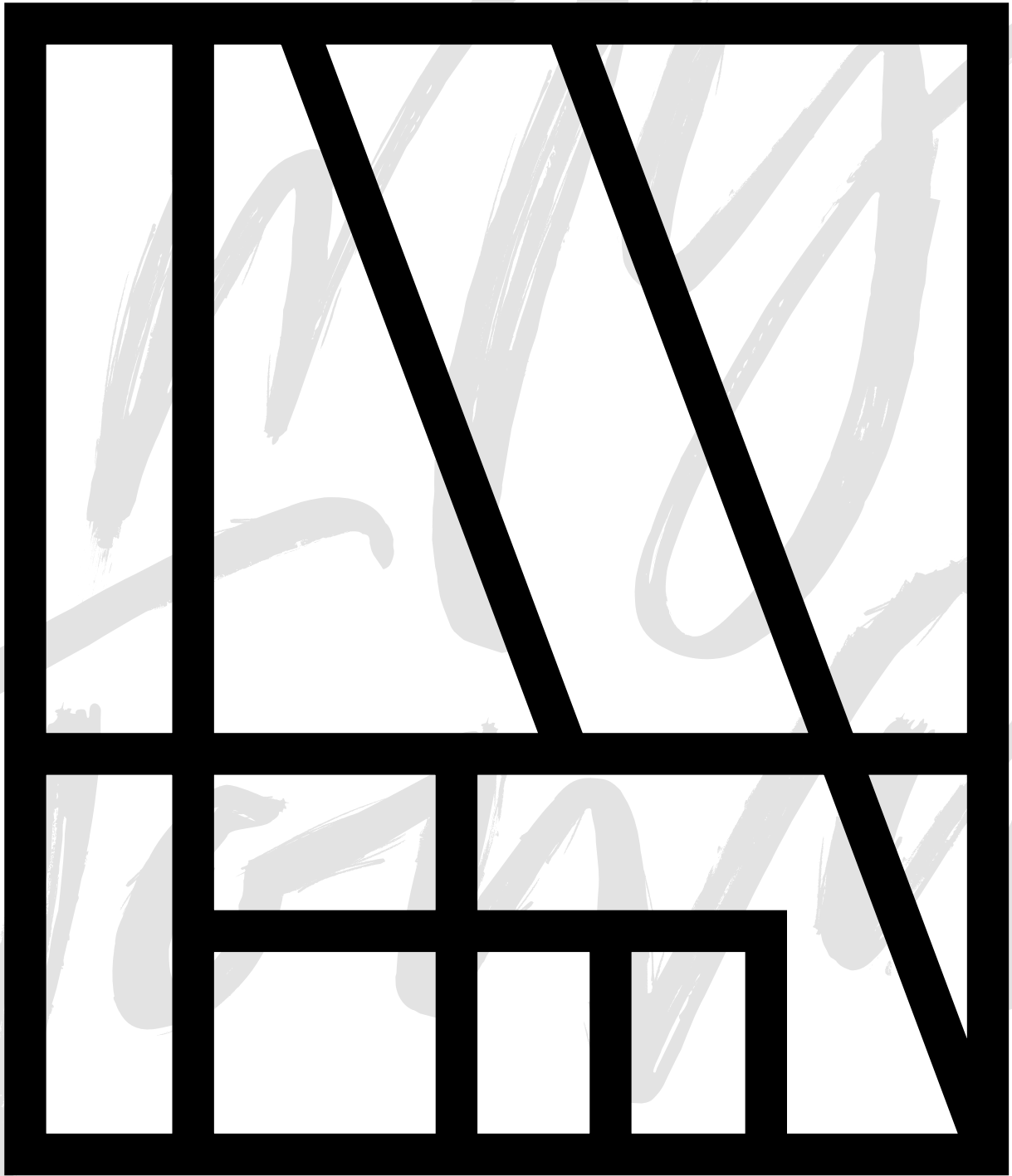


VISIV



THE  
CAMDEN  
*collection*



# VISIV

Camden Town is many things to many people. A home to young families and old rockers, tech hubs and classic pubs, canal-side strolls and ramen filled bowls, its greatness is the sum of its eclectic parts. It's a place for everyone, where each of its residents has their own unique reason for living here.

Conveniently located slightly east of Camden Town and north of King's Cross, Visiv sits proudly at the heart of this vibrancy. Surrounded by green spaces, nightlife, eateries and shops, with superb connections to all of the capital, it's London living at its very best.

While the development consists of 507 homes in total, of which 251 will be available for private sale, its first phase offers just 23 superbly designed apartments. Seamlessly blending environmental, social and, of course, aesthetic design considerations, no detail has been overlooked to create somewhere remarkable to call home. Make Camden Town, your town.



VISIV - BLOCK JKL  
REFER TO SITE PLAN P.60 - 61

Computer generated image

## PASSIVHAUS HOMES

**Creating homes that stand the test of time isn't just an aesthetic decision, it's an environmental one.**

Visiv has been built to meet the 'Passivhaus' standard. In real terms, this means that each of the new buildings has been designed to use a very low amount of heating.

An approach that's not only green, but good for your bank balance as it keeps your bills far smaller. It works by using a combination of high levels of insulation, triple-glazing and an innovative heat recovery ventilation system (MVHR). The first two help to keep the temperature of your new home at a steady level, while the MVHR, also known as comfort ventilation, supplies your home with clean, filtered air without you needing to do anything.

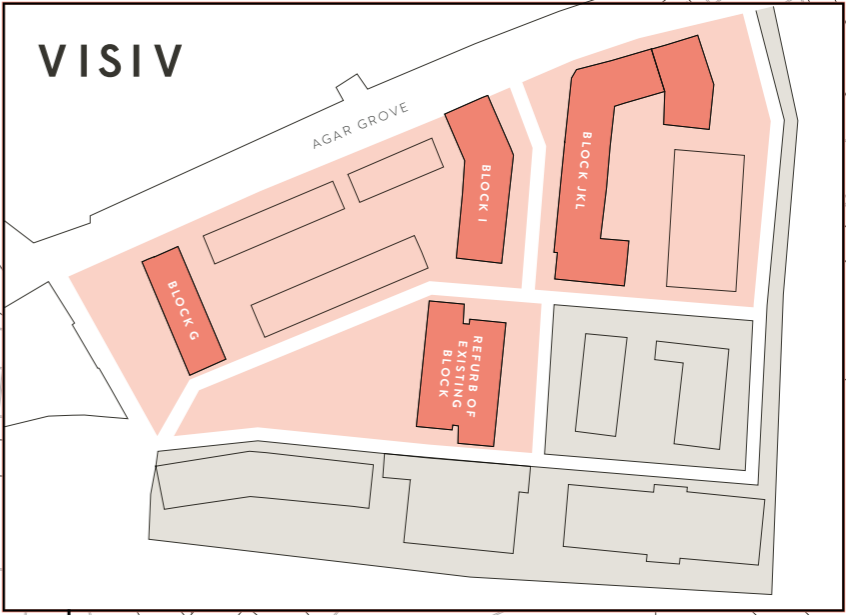
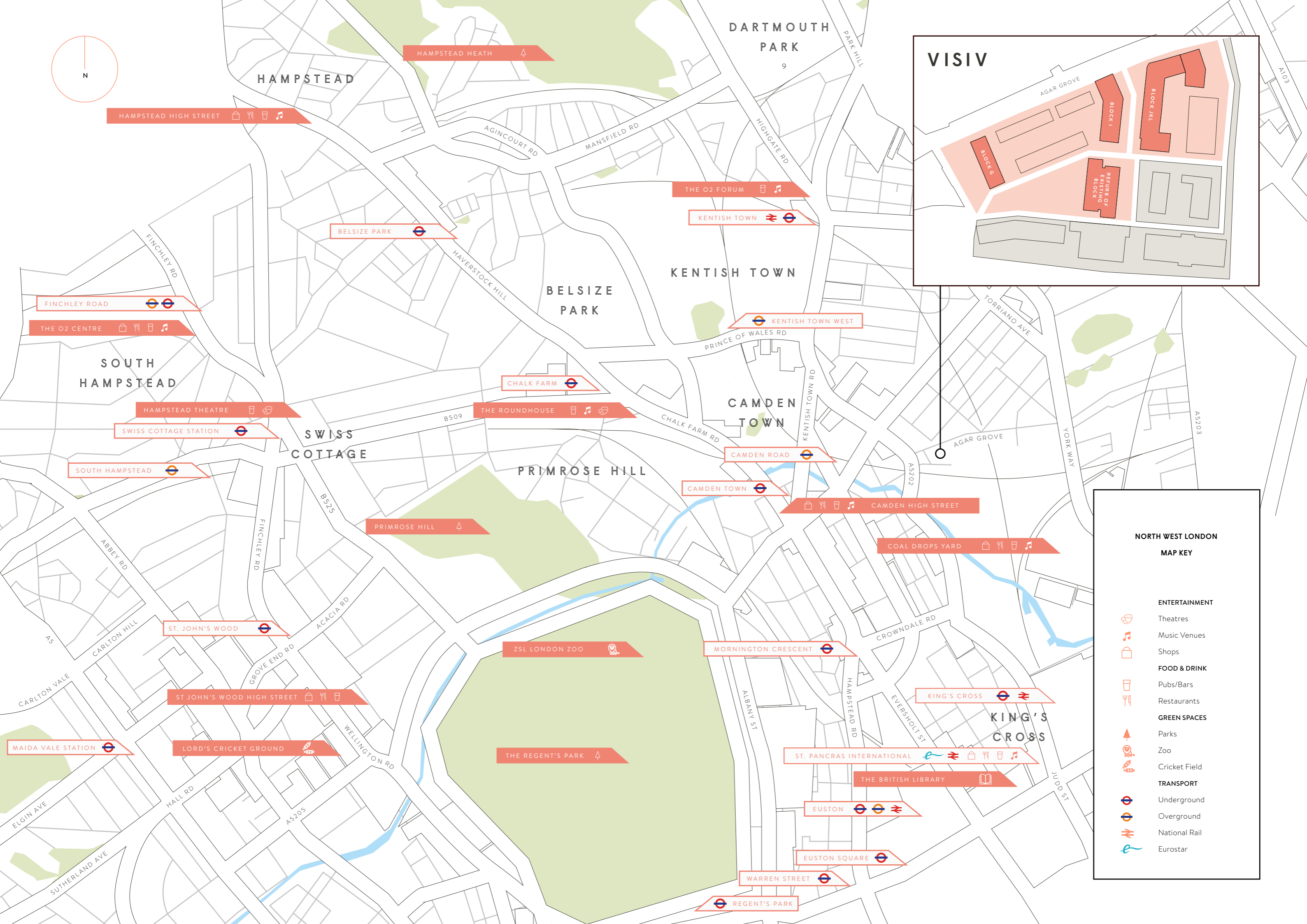
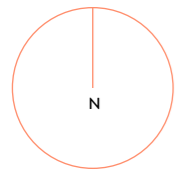
This all helps keep your home comfortable and healthy with minimal effort and, just as importantly, with minimal costs. There is also a radiator and a towel rail to provide back-up heat if you need an extra boost to help you out of bed. Every detail has been thought of.

**What Passivhaus means for you:**

- A comfortable home with low energy use
- Reduced CO<sup>2</sup> emissions for more sustainable and environmentally friendly living
- Heating bills typically reduced by up to 75%



VIEW FROM THE COMMUNAL TERRACE AT VISIV - 2-14 AGAR PLACE  
REFER TO SITE PLAN P.60 - 61



**NORTH WEST LONDON  
MAP KEY**

**ENTERTAINMENT**

- Theatres
- Music Venues
- Shops

**FOOD & DRINK**

- Pubs/Bars
- Restaurants

**GREEN SPACES**

- Parks
- Zoo
- Cricket Field

**TRANSPORT**

- Underground
- Overground
- National Rail
- Eurostar

### LOCAL AREA



#### STATIONS

- 1 Camden Road Overground
- 2 Camden Town Underground
- 3 Mornington Crescent Underground
- 4 King's Cross & St Pancras International



#### SHOPS

- 5 Camberry
- 6 Universe of Us
- 7 Collectif
- 8 General Eyewear



#### COFFEE

- 9 Camden Coffee House
- 10 The Coffee Jar
- 11 Saint Espresso



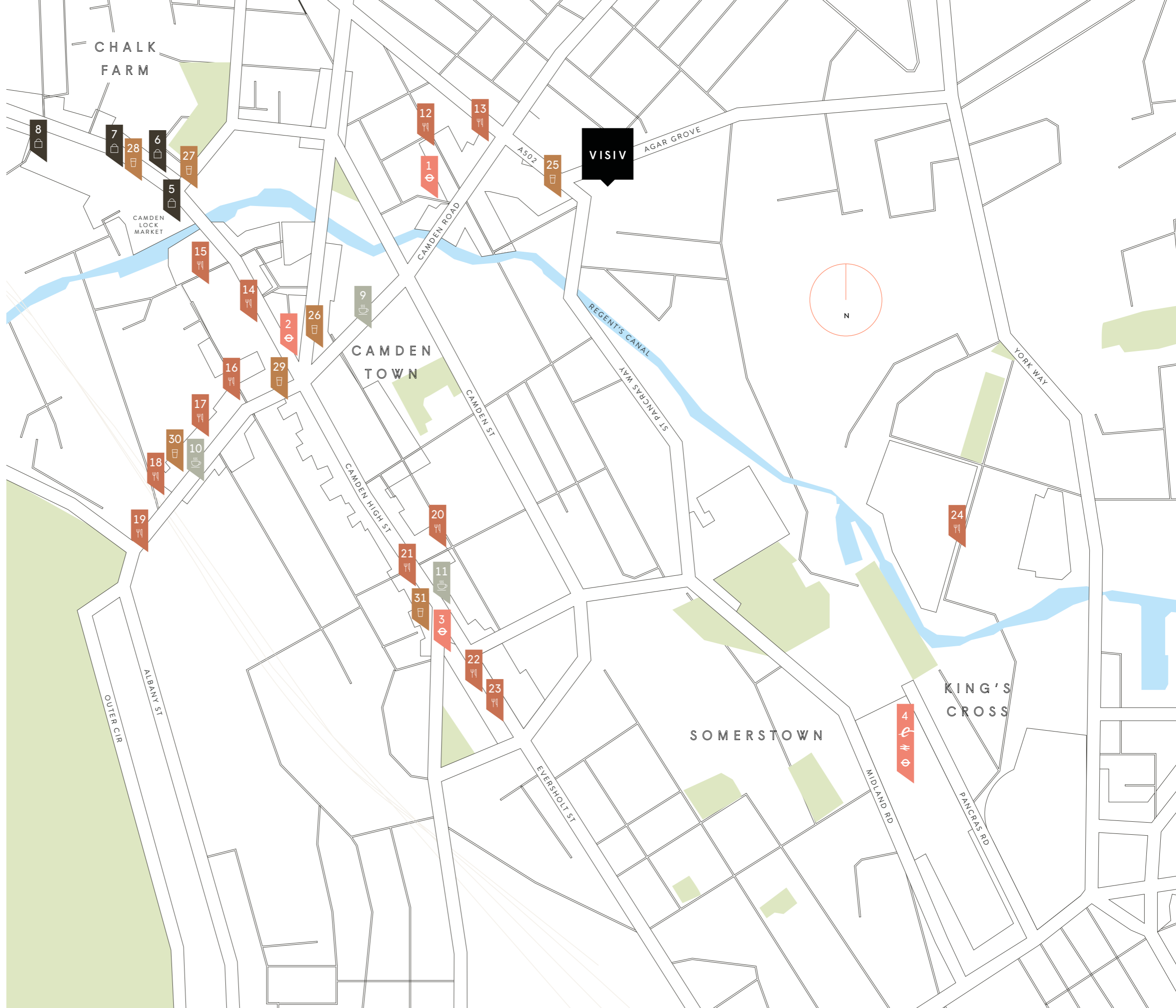
#### FOOD

- 12 Lemongrass
- 13 Mango Room
- 14 Ma Petite Jamaica
- 15 Mildreds
- 16 Goodfare
- 17 Namaaste Kitchen
- 18 Shimogamo
- 19 York & Albany
- 20 Alexander the Great
- 21 La Patagonia
- 22 Asakusa
- 23 Lost Boys Pizza
- 24 Dishoom



#### BARS & PUBS

- 25 The Colonel Fawcett
- 26 The Underworld
- 27 The Hawley Arms
- 28 Gabeto
- 29 Jazz Café
- 30 The Dublin Castle
- 31 B.Y.O.C.





noisy

town

My town is the market, window shopping and people watching as I wander through its bustling avenues of stalls.

Attracting visitors from across London, if not the world, Camden Market is like having a shopping mall championing the independent and the alternative right on your doorstep.

From fine tailoring and bespoke eyewear, to healing crystals and vintage fashion, the diversity on offer is second-to-none. You truly never know what you'll find, making every visit into its atmospheric through a genuine voyage of discovery.



## CAMDEN MARKET

There are few places where up and coming fashion designers and collectable toy sellers happily coexist with handmade rug vendors and jewellers. Camden Market is such a place, everything you could ever imagine is here.

The area's alternative music roots are, of course, well represented. Oi Oi flies the flag for the punk and skinhead scenes of the late 70s and early 80s. Burleska specialises in leather corsets, ideal for channelling your inner goth. Then there's the temple of rave and all things glow-in-the-dark, Cyberdog.

More everyday fashion needs are also stylishly fulfilled, with any array of vintage and contemporary designer stalls and shops. What's more, your home can look just as individual as your wardrobe, with the unique homewares and art on offer. In short, whatever your tastes, the market will rise to the challenge.

*Please note that this image was taken before March 2020. Please continue to follow The Government's advice regarding social distancing.*

*We acknowledge that some businesses may no longer be trading at time of print due to the impact of COVID-19.*





## THE LOCK

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social distancing.*

*We acknowledge that some businesses may no longer be  
trading at time of print due to the impact of COVID-19.*

There's no question that Camden Lock is the gently flowing heart of this town. Geographically and socially, it's the centre of all that happens in Camden. When the sun's out, it's like a social club for all the area's residents – ably catered for by the food stalls and bars that line it. There is no finer spot to catch up with friends, all under the watchful gaze of the canal barges and coots that bob past.



new town

My town is searching for old treasures. Seeking out the vintage finds that appear and disappear in a blink.

Camden's always been one for new spins on old styles, so it's no surprise it's home to some of London's best vintage clothing shops – including Rokit, the capital's largest.

Alongside these are a host of places offering vintage books, furniture and other ephemera, and record stores. Surely, no Camden home is complete without an original pressing of The Clash's self-titled debut album, featuring the band shot in what is now part of the Stables Market.



^ *The view from Primrose Hill*

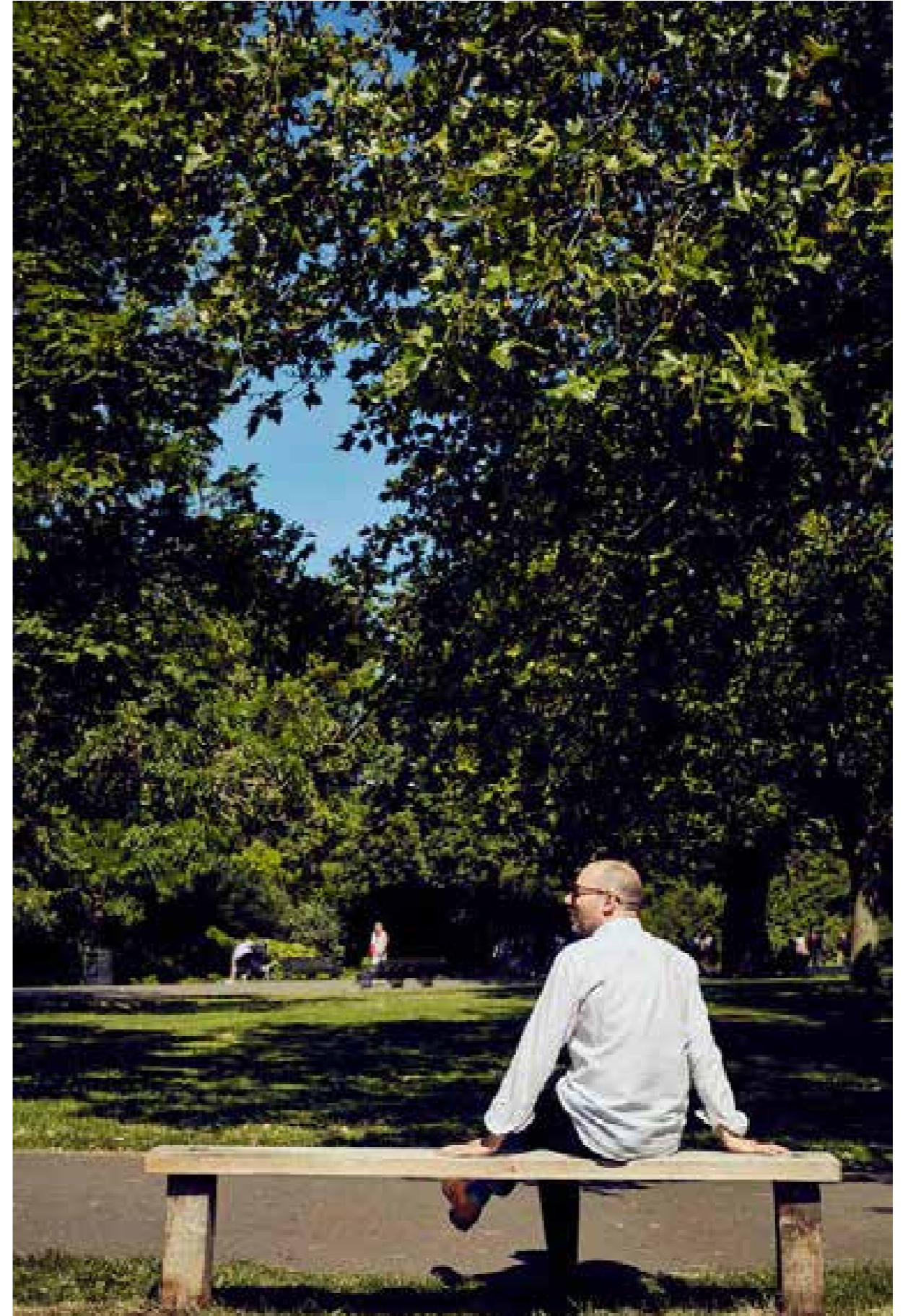
## GREEN SPACES

For all Camden Town's life, and there's a lot of it, it's also a place to unwind. Its green spaces provide the perfect environment for you to step away from the stresses of London and just breathe.

While Visiv itself offers a number of outdoor spaces as part of the development, there are countless smaller parks nearby. Three of London's finest outdoor spaces, The Regent's Park (21 mins walk), Primrose Hill (26 mins walk), and Hampstead Heath (31 mins walk), are also readily accessible.

Taking in all of Central London, Primrose Hill's view is simply stunning. The stroll there, through the area's boutique fashion stores and gastropubs, is equally enjoyable. The Regent's Park is arguably even more impressive, offering 395 acres of greenery, which includes an open air theatre, formal gardens, an array of sports facilities and London Zoo. While Hampstead Heath is like having a slice of the countryside in the middle of London.

*Walking times taken from google.com/maps*





## INDEPENDENT SHOPS

As the birthplace of punk, it's no surprise that Camden is still a haven for independent retailers. Popular fashion brands such as H&M, Urban Outfitters and AllSaints have also come to the area, but rather than dominating the high street, they just add to its mix. It's the smaller more niche retailers that make the area something special.

The range of options on offer is astounding. Oddballs is the UK's oldest juggling supplier and purveyor of everything you can throw, catch and drop. There are more record stores than you can shake a needle at and plenty of instrument shops as well, if you're feeling inspired.

Book stores are equally well represented, add to this loose leaf tea shops, watch brands and a great many more establishments, there is so much waiting to be discovered.

Style wise, you're also well covered. General Eyewear offers vintage and bespoke glasses. The Third Estate is best known for its vegan footwear, but also offers a selection of socially-conscious brands. Camberry offers the very best in sartorial elegance for the gentleman about town. While for the lady about town, there's Universe of Us or Collectif's 40s and 50s infused creations. The options are endless.

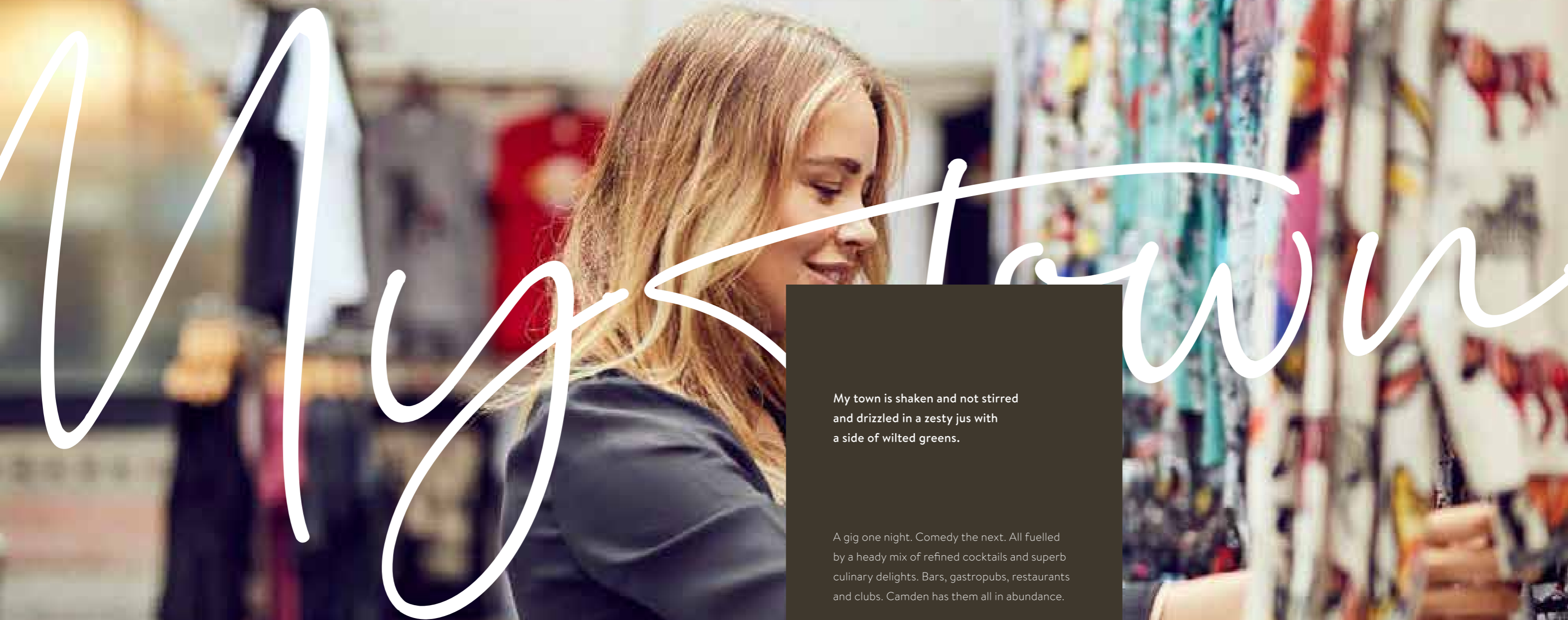
## COFFEE BARS

Coffee culture is something very close to Camden's heart. It's the perfect portable pick-me-up to enjoy all the area has to offer. There'll be a café at Visiv, so you'll never have to go far for a finely roasted caffeine fix. But when you're out and about, it's easy to top up.

As its name suggests, Camden Coffee House has been at the forefront of the area's coffee movement since 2006. They've spread to other

areas, but their roots are and always have been in Camden. In fact, its founder, Sunni, was born here. The Coffee Jar is another fine venue, as the queue out its door each morning is testament to. Monmouth beans, great bacon butties and succulent banana bread, it's got it all. While with arguably the best wifi in town, Saint Espresso next to KOKO is ideal for the freelance crowd. Its amazing menu of open sandwiches perfectly complement its finely crafted brews.





# My town

My town is shaken and not stirred  
and drizzled in a zesty jus with  
a side of wilted greens.

A gig one night. Comedy the next. All fuelled  
by a heady mix of refined cocktails and superb  
culinary delights. Bars, gastropubs, restaurants  
and clubs. Camden has them all in abundance.

Even better, whatever your tastes and whatever  
your budget, you'll be spoilt for choice.  
Light snacks with friends, full gastronomic  
experiences for special occasions or a quiet pint  
with the papers. You can live life at your pace.



## YOUR NEW LOCAL

A great local is the cornerstone of any community and The Colonel Fawcett fills that role perfectly. A 19th Century pub with two gardens, it offers all at once; a quiet place to unwind, somewhere to dance the night away and chuckle merrily to comedy. You couldn't ask for more.

It's named after Colonel David Fawcett, who in 1834 had the dubious honour of partaking in the last fatal duel in Britain. After receiving what were terminal gunshot wounds, he retired to the pub's upstairs room and spent his last two

days on this earth just as he had lived – drinking gin and entertaining his fellow patrons.

These days the gin still flows freely, with some 30 varieties available. They also offer a cocktail list to die for and a fine selection of craft beers. The food is equally plentiful, not to mention award-winning, with a superb gastropub menu of modern British cuisine that includes one of London's best roasts.



Camden's street food is unrivalled. In the space of a few steps your tastebuds will be transported from one corner of the globe to the next.

*Please note that this image was taken before March 2020.  
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## STREET FOOD

Food is most definitely glorious in Camden. From market stall start-ups to critically acclaimed restaurants, a world of flavours is on your doorstep. Unsurprisingly the heart of the area's street food scene is Camden Market.

There's a huge selection of options to pick from, almost too many, but that's a great reason for coming back again. Makatcha offers Malay and Indonesian cuisine, and their rendang has to be experienced. The achar, south Asian pickles, are great too. Bian Dang's Taiwanese buns come stuffed with delicious pork, chicken or oyster mushrooms, all of which are amazing.

Oli Baba's halloumi fries are another highlight. They claim to be the original creators of this dish, and when you taste it, you're sure to believe them. Arepazo Bros bring a taste of Venezuela to Camden with their stuffed-to-the-hilt arepas. While Mac Factory offer a more traditional comfort food that takes mac 'n cheese to a whole new level of gastronomic prowess. Who knew the world needed lobster mac? We do now.



## RESTAURANTS

Camden's finer dining establishments are just as plentiful as its street food specialists. At the upper end of the scale you have Gordon Ramsay's York & Albany, which offers a seasonal and sophisticated British menu in the delightful surroundings of a 19th Century John Nash townhouse. Odette's is another hugely popular and refined eatery, famed for its alfresco summer garden and seasonal European and British menu.

There are plenty of gastropubs to enjoy too, such as The Engineer and your new local, The Colonel Fawcett. But if your tastebuds are calling for more far flung shores, fear not. Shimogamo and Asakusa are both sushi lovers' heavens. La Patagonia is an

Argentinian grill house, which specialises in what they do best – steak, in all its forms. Lemongrass will whisk you to Cambodia. Namaaste Kitchen transports you to India. While for the Caribbean, head to the Mango Room or Ma Petite Jamaica.

European cuisine is also well covered. Alexander the Great has cornered the market in Cypriot feasts. Lost Boys Pizza has a great name, a great 80's playlist and black charcoal pizzas. GoodFare offers a more traditional take on the food of the old country. Lastly, while not geographically specific, Mildreds has to be mentioned - their vegan and vegetarian dishes span the globe and attract visitors from across London.



# Nowhere Town

My town is full of music, seeing the greats return to where they started and new acts taking their first steps to stardom.

Nowhere in London has as much musical heritage as Camden. Music flows through its streets. The Sex Pistols played one of their first shows here in 1976 and rock and roll never left.

Pink Floyd and the Ramones have graced Dingwalls. Camden's first daughter, Amy Winehouse, even worked at the Dublin Castle. Any day of the week, you'll find a host of platinum selling artists and the next big things taking to Camden's stages.



## NIGHTLIFE



As night falls, Camden really comes to life. Its music scene rises each evening with a host of venues welcoming superstars and newcomers alike. Its pubs also come into their own. Some like The Hawley Arms are their own rock 'n roll halls of fame due to their famous patrons. Others like the Dublin Castle are true grassroots venues, flying the flag for future talent.

Then there are the bars. The Cuban in the Stables Market boasts over 100 rums. Fifty-Five offers a cocktail list that's 160 drinks strong. If you can't decide what to pick, then head to B.Y.O.C,

a bring your own bottle cocktail lounge where they create your drinks on the spot from the ingredients you provide. Or there's Gabeto's renowned mojitos. The list goes on and on.

Nights in Camden don't end when a new day begins either. With the late openings of many of the bars, you can hop between them to your heart's content. Or seek out one of the area's legendary clubs, such as The Underworld or The Jazz Café. New York may be the city, but Camden is the town that never sleeps.



For 30 years now, The Jazz Café has been bringing the best in soul, hip-hop, blues and, of course, jazz to Camden.

*Please note that this image was taken before March 2020.  
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Built in 1847 by the London & North Western Railway, The Roundhouse originally held a railway turntable. Its industrial beginnings couldn't be further from its current standing as one of London's finest arts venues and arguably, the jewel in the crown of Camden's music scene.

Led Zeppelin. Bob Dylan. Otis Redding. The Clash. It's played host to many of the music world's greatest artists. A trend that shows no signs of abating, as the stars of days gone by are joined by the new breed of international icons. Not to mention a broad-ranging programme of theatre, dance and spoken word performances.

## THE ROUNDHOUSE

The venue is more than a great night out though. It's a hub of inspiration and champion of the arts, supporting thousands of young people to harness their creativity. Through their music, media and performance programmes and artistic residencies, every visit helps to support the next generation of talent to achieve their potential.



## KING'S CROSS

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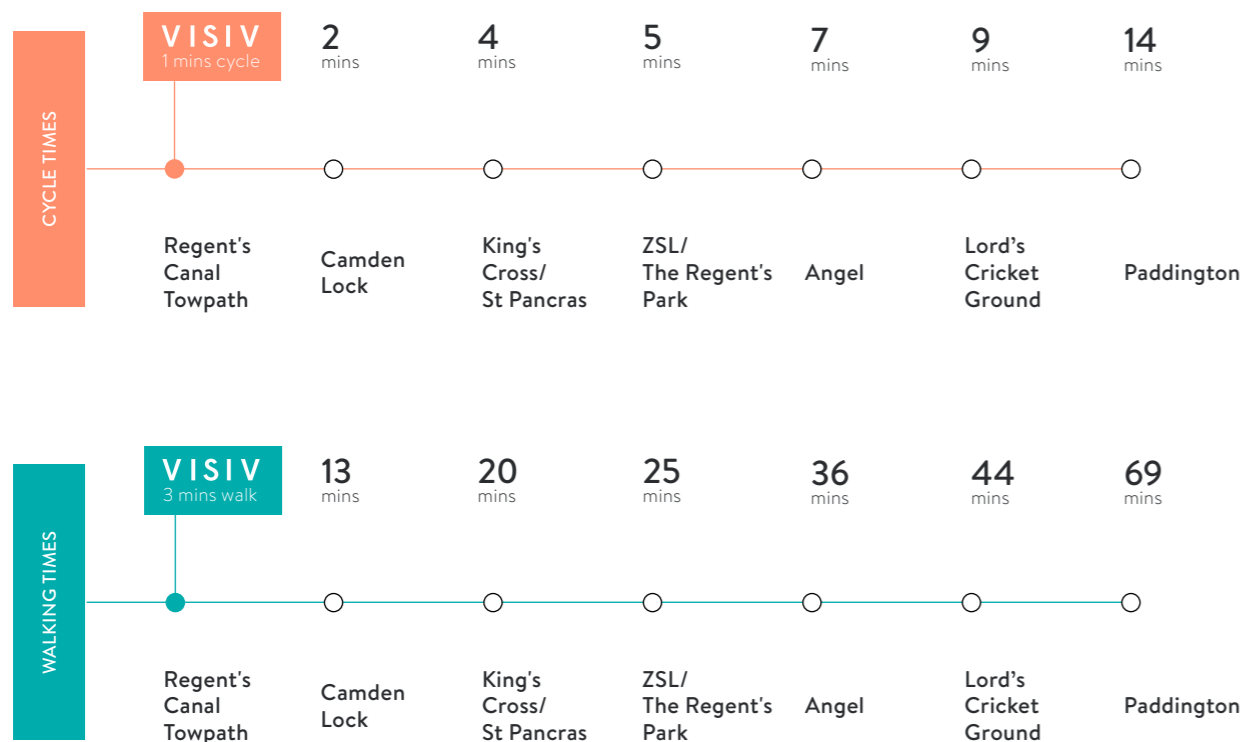
When you see it today, playing host to a who's who of business, acclaimed restaurants and independent retailers, it's hard to imagine King's Cross as an industrial wasteland. One of the largest and most exciting redevelopments London's ever seen, the area has undergone a complete transformation in recent years.

Paying tribute to its history, there are still echoes of the past in its architecture. But make no mistake, this is a whole new neighbourhood.

A lively district that's packed with enticing shops, galleries, bars and restaurants. Central St Martins University and Google already call it home. Facebook soon will. And with each big arrival, its reputation as a destination in its own right, steps out of the shadow of the eponymous railway station that bit further.



Photograph taken prior to COVID-19



Walking times taken from google and cycle time estimates based on plotaroute.com

## CYCLING & WALKING ABOUT

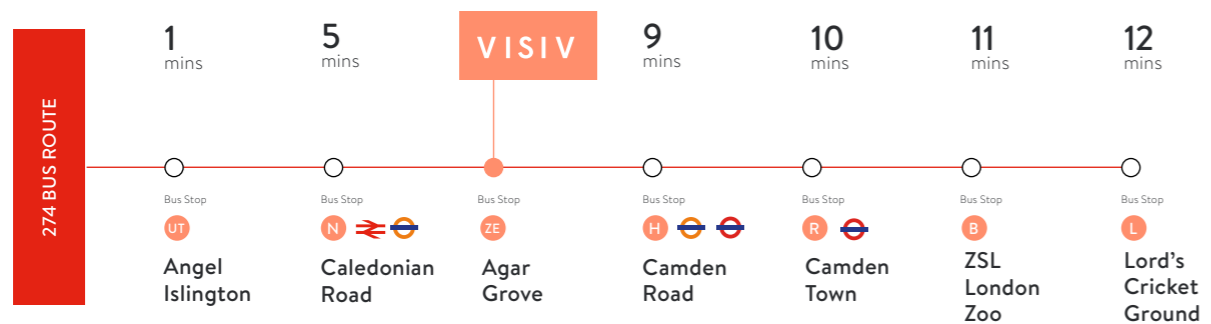
While Camden's transport links are superb, its location also means it's ideal for exploring the capital by foot or bicycle. The Regent's Canal towpath is a particularly useful and picturesque asset in this respect.

Winding through the heart of Camden Town, it puts dynamic areas like Angel and King's Cross just moments away. Not to mention iconic destinations, such as The Regent's Park, London Zoo and Lord's Cricket Ground.

*Please note that this image was taken before March 2020. Please continue to follow The Government's advice regarding social distancing.*



# VISIV



## TRAVEL

With so much on your doorstep, you could happily spend all your time in Camden and still not explore it all. When you do need to venture out into the rest of the capital though, you'll find superb transport links within easy reach. You can conveniently access all of London, not to mention the whole UK, or take yourself even further afield to many European hot spots, courtesy of Eurostar from St. Pancras.



## EDUCATION

There's no question that Camden is the educated choice for anyone looking to study. Home to an array of fine secondary schools, many of which boast specialist college status, and one which was set up by a famous suffragist, the younger members of Camden's community are well looked after.

Visiv's superbly central location also means that many of London's leading universities are easy to avail. From fashion and veterinary sciences to architecture and Middle Eastern studies, the number of under and post-graduate courses on offer just moments from home is tremendous.

## SECONDARY SCHOOLS

### Camden School for Girls

7 Mins Walk from Visiv (0.4miles)

Founded in 1871 by the suffragist, Frances Mary Buss, the Camden School for Girls is a comprehensive secondary school, with a co-educational sixth form. Rated Outstanding by Ofsted, it enjoys specialist status as a Music College.

### Acland Burghley School

28 Mins Walk from Visiv (1.4miles)

A mixed comprehensive, rated Good by Ofsted, this school has specialist status as an Art College. It's also part of the LaSWAP Sixth Form Consortium, enabling it to offer some 42 A level courses, AGCEs, BTECs, NVQs and GCSE courses.

### Parliament Hill School

34 Mins Walk from Visiv (1.7 miles)

Located on the edge of Hampstead Heath, this girls' secondary comprehensive is rated Good by Ofsted. Along with Acland Burghley School and other neighbouring schools, it's a member of the LaSWAP Sixth Form Consortium.

### The UCL Academy

38 Mins Walk from Visiv (1.9 miles)

Established by University College London, this high-achieving, non-selective mixed secondary school is rated Good by Ofsted. While specialising in STEM, it prides itself on offering a broad and balanced curriculum.

## UNIVERSITIES

### Central St Martins College of Art and Design

16 Mins Walk from Visiv (0.8 miles)

Bringing together an array of creative practices under one roof, Central St Martins is a world-renowned arts and design college. Offering a mix of undergraduate and post-graduate courses, its alumni reads like a who's who of the creative world.

### Royal Veterinary College

14 Mins Walk from Visiv (0.7 miles)

Founded in 1791, the RVC is the world's leading college for veterinary sciences according to the QS World University Rankings. Part of the University of London, it's internationally renowned for veterinary medicine, biosciences and veterinary nursing.

### University College London

34 Mins Walk from Visiv (1.7 miles)

The world's 8th best university according to the QS World University Rankings, this multi-disciplinary college is a global leader in research. Founded in 1826, it also proudly boasts 29 Nobel laureates amongst its alumni.

### SOAS

38 Mins Walk from Visiv (1.9 miles)

SOAS is the world's leading institution for the study of Asia, Africa, and the Middle East. So much so it trains seconded government officials from around the globe and has produced several heads of state, central bankers and supreme court judges.



VISIV - BLOCK L  
REFER TO SITE PLAN P.60-61

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VISIV - 2-14 AGAR PLACE  
REFER TO SITE PLAN P.60 - 61

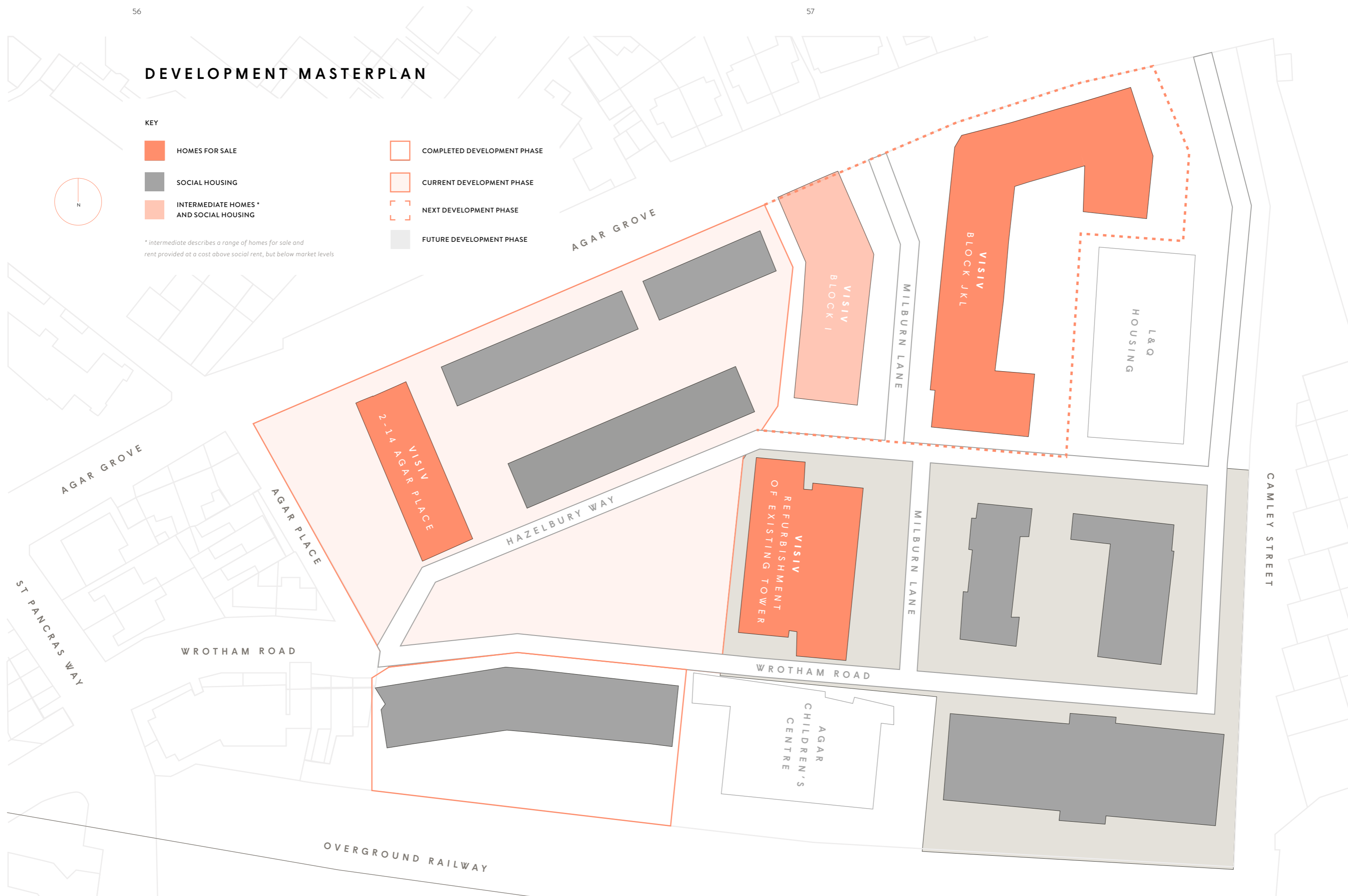
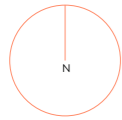
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# DEVELOPMENT MASTERPLAN

## KEY

- HOMES FOR SALE
- SOCIAL HOUSING
- INTERMEDIATE HOMES\* AND SOCIAL HOUSING
- COMPLETED DEVELOPMENT PHASE
- CURRENT DEVELOPMENT PHASE
- NEXT DEVELOPMENT PHASE
- FUTURE DEVELOPMENT PHASE

\* intermediate describes a range of homes for sale and rent provided at a cost above social rent, but below market levels



AGAR GROVE

VISIV  
BLOCK I

MILBURN LANE

VISIV  
BLOCK JKL

L&Q  
HOUSING

AGAR GROVE

AGAR PLACE

2-14  
VISIV  
AGAR PLACE

HAZELBURY WAY

VISIV  
REFURBISHMENT  
OF EXISTING  
TOWER

MILBURN LANE

WROTHAM ROAD

WROTHAM ROAD

CAMLEY STREET

ST PANCRAS WAY

OVERGROUND RAILWAY

AGAR  
CHILDREN'S  
CENTRE

## 2 - 14 AGAR PLACE SPECIFICATION

### Passivhaus

- Carefully designed and constructed to the Passivhaus standard using significantly less energy for heating and cooling
- Thicker insulation in the walls and triple-glazed windows
- Designed to allow homes to be warmed by the sun in the winter and shaded in the summer
- Built to exacting standards ensuring no draughts, condensation or mould, and good mechanical ventilation all year round
- Efficient lighting and appliances selected to further reduce energy consumption
- Extra height ceiling to living and/or dining area of all homes
- Smooth matt tinted white painted walls and ceilings, satin white woodwork
- Flush white finished internal doors with satin stainless steel ironmongery
- Exposed fair faced concrete internal stairs to upper floor homes with hardwood treads and steel handrail with timber topping
- Balconies with AG TerraPave Rimini Ground flagstones and custom-made metal balustrades
- Patios finished with Charon Andover Silver Fleck textured paving
- Lockable post box

### Building

- Lateral apartments on the ground floor; apartments split over three levels on the upper floors
- Secure communal entrance lobby for homes on upper floors - high quality interior design with the cool industrial feel of exposed concrete offset by warm colour tones
- Lift
- Secure access refuse and recycling rooms
- 12 year NHBC build warranty

### General

- Solid apartment entrance door with aluminium profile to ground floor homes; half-glazed apartment entrance doors with aluminium profile to homes on upper floors, some with secondary exit door, all white internal finish and grey external finish
- Aluminium triple-glazed windows frames in colours to match external doors
- Havwoods engineered oak wood flooring, matt brushed coffee, in herringbone pattern to hall, living, kitchen and dining areas and in bedrooms
- Mix of exposed fair faced concrete and plasterboard ceilings across the apartments; main living areas generally have exposed concrete soffit

### Kitchens

- Contemporary, handleless Symphony New York cabinets in matt Platinum (pale grey) with soft close drawers and doors
- Caesarstone Misty Carrera (white with grey flecks) quartz solid surface worktop and white glaze tiled splash backs
- Under-mounted Franke one-and-a-half bowl stainless steel sink with pull out mixer tap in brushed stainless steel
- Under wall cabinet worktop LED lighting
- Integrated Siemens appliances:
  - Single multifunction oven set under counter worktop
  - Induction hob with touch control and recirculating cooker hood
  - Full-sized dishwasher
  - Microwave
  - Fridge / freezer
  - Washer / dryer

### Shower rooms

- Wet rooms with enclosure-free shower and contemporary white sanitary ware
- Caesarstone organic white countertop with vanity unit and semi-recessed wash basin with single lever chrome mixer tap
- Wall-hung toilet with concealed cistern and soft close seat
- Contemporary ladder-style chrome heated towel rail
- Full height porcelain tiling to all walls in white with coordinating floor tiling
- Wall-mounted mirrored cabinet above wash basin

### Separate toilets and en-suite toilets

- Countertop, basin, toilet, cabinet and tiling as in the shower rooms

### Patios, balconies and roof terrace

- The five ground floor apartments each have a patio
- All upper floor apartments have a balcony
- All apartments in the building have access to the shared roof terrace
- All apartments have access to communal courtyard gardens, including children's play equipment, shared use with three adjacent buildings

### Car free / bicycle storage

- This development is 'car free' in line with Camden's green planning policies. Home buyers or any occupants will not be entitled to buy a resident's permit for on-street parking or to park on any Camden Council housing estate
- Shared, secure bicycle storage is available; ground floor homes each have a cycle store within their patio area

### Heating, hot water, electrical and lighting

- Hot water and heating provided by communal boiler with one radiator in each apartment
- Individual apartment metering for utilities, including for heating and hot water
- Recessed warm LED downlights to plasterboard ceilings, pendants to exposed concrete ceilings in living and dining areas
- External lighting to patio or balcony
- All apartments fitted with a mechanical ventilation heat recovery (MVHR) unit for continuous ventilation

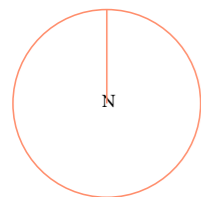
### Communications and home entertainment

- TV and radio socket to living area and bedrooms with access by subscription to SKY and either Astrosat or Hotbird
- Telephone sockets to living area and bedrooms

### Security and peace of mind

- Video entry phone to apartments on upper floors
- Mains operated heat, smoke and carbon monoxide alarms
- Provision for future installation of alarm by home owner

# VISIV SITE PLAN



CAMDEN TOWN  
9MINS WALK\*



AGAR GROVE

BLOCK H

BLOCK H

COMMUNAL GARDENS WITH PLAY EQUIPMENT,  
SHARED BY 2-14 AGAR PLACE AND BLOCKS F, H AND I

BLOCK F

VISIV  
BLOCK I

MILBURN LANE

VISIV  
BLOCK JKL

L&Q HOUSING

KING'S CROSS  
14MINS WALK\*



2-14 AGAR PLACE  
VISIV

PUBLIC SPACE OPEN

AGAR PLACE

HAZELBURY WAY

VERWOOD GARDENS  
PUBLIC GARDENS WITH PLAY  
EQUIPMENT AND MULTI-USE  
GAMES AREA

VISIV  
REFURBISHMENT  
OF EXISTING TOWER

MILBURN LANE

BLOCK CDE

BLOCK CDE

WROTHAM ROAD

BLOCK A

CHILDREN'S  
CENTRE

BLOCK B

Walking times taken from googlemaps.com



VISIV SHOW FLAT  
FLAT 2, 8 AGAR PLACE  
LIVING ROOM





VISIV SHOW FLAT  
FLAT 2, 8 AGAR PLACE  
EN-SUITE

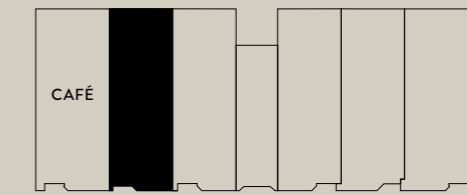


VISIV SHOW FLAT  
FLAT 2, 8 AGAR PLACE  
BEDROOM

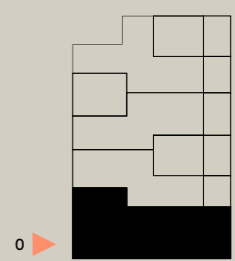
# 4 Agar Place

PLOT 1 - 1 BEDROOM APARTMENT  
Total Internal Area 58.4m<sup>2</sup>

BLOCK LOCATION



FLOOR

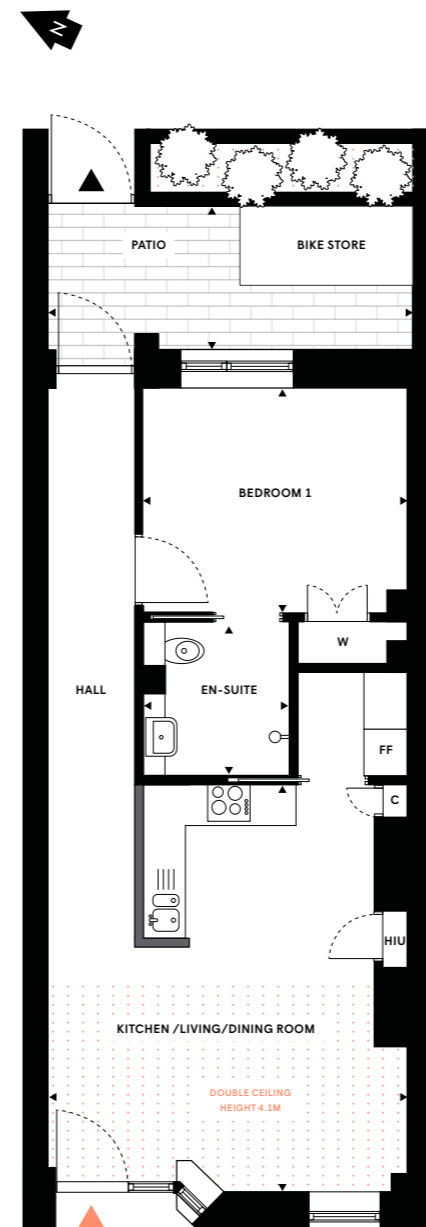


EPC RATING: B

## GROUND FLOOR APARTMENTS

The ground floor one bedroom apartments at Visiv each have their own street level front door into the property along with a private rear patio garden with a bike store.

Each home has an open-plan kitchen, living and dining area, featuring an extra high ceiling over the living area.



### DIMENSIONS

Kitchen / Living/ Dining Room	5.8 x 5.1m	18'10" x 16'8"
Bedroom 1	3.8 x 3.2m	12'4" x 10'6"
En-suite	2.1 x 2.2m	6'9" x 7'2"
<b>Total Internal Area</b>	<b>58.4m<sup>2</sup></b>	<b>629.0ft<sup>2</sup></b>
Patio	5.0 x 2.1m	16'3" x 7'0"

### KEY

FF	FRIDGE FREEZER
C	CUPBOARD
W	WARDROBE
▲	EXIT TO SHARED COURTYARD GARDENS
HIU	HEAT INTERFACE UNIT
•••	DOUBLE CEILING HEIGHT AREA

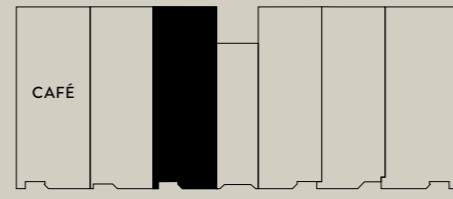
These particulars were prepared from preliminary plans and specifications before the completion of the properties and are intended only as a guide. They may have been changed during construction and final finishes could vary. The dimensions are taken from the indicated points of measurement for guidance only and are not intended to be used for carpet sizes, appliance space or items of furniture. Prospective purchasers should not rely on this information but must get their solicitor to check the plans and specification attached to their contract.

# 6 Agar Place

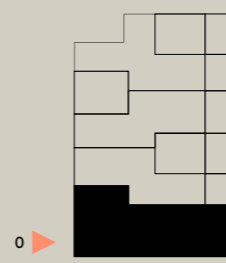
PLOT 2 - 1 BEDROOM APARTMENT

Total Internal Area 58.4m<sup>2</sup>

BLOCK LOCATION



FLOOR



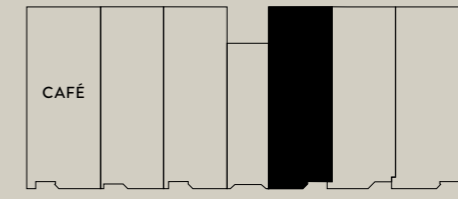
EPC RATING: B

# 10 Agar Place

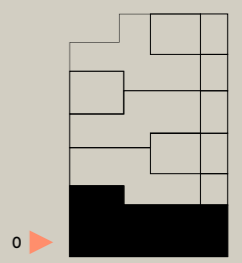
PLOT 3 - 1 BEDROOM APARTMENT

Total Internal Area 58.4m<sup>2</sup>

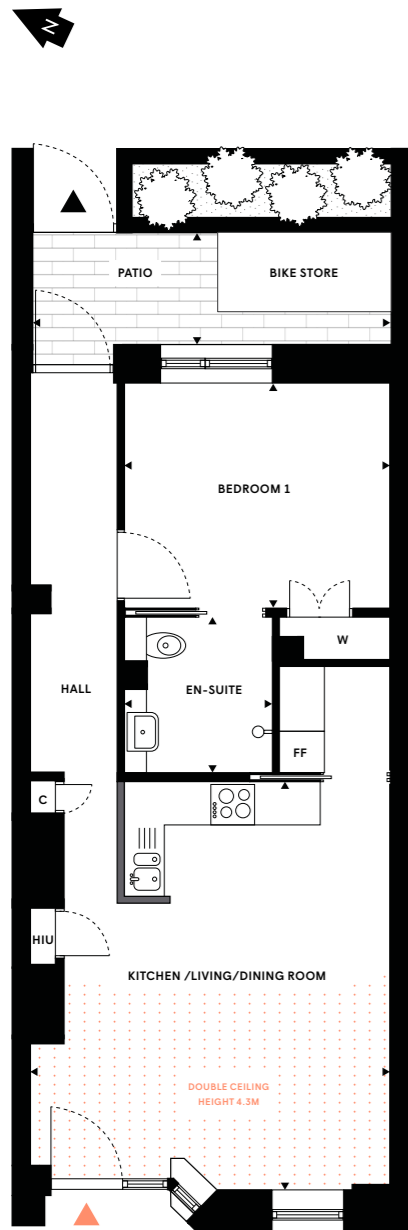
BLOCK LOCATION



FLOOR



EPC RATING: B

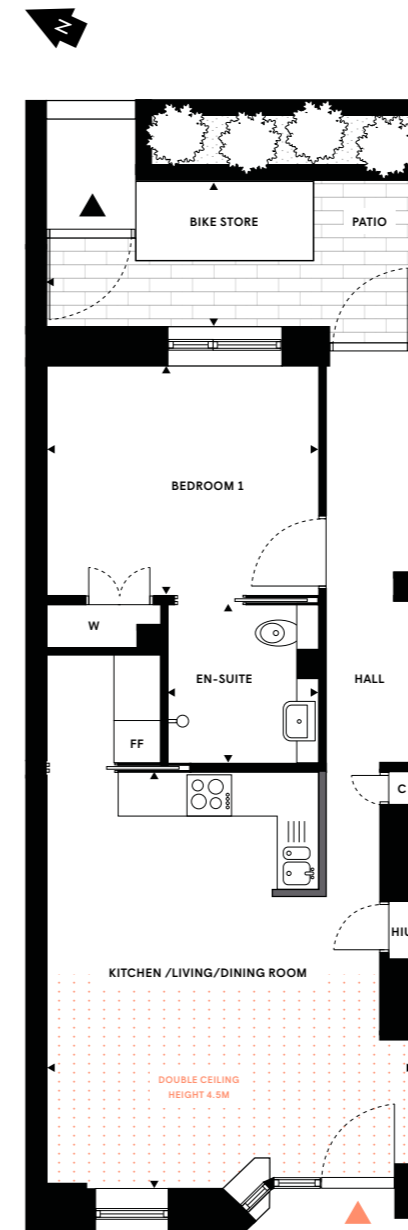


## DIMENSIONS

Kitchen / Living/ Dining Room	5.7 x 5.1m	18'9" x 16'8"
Bedroom 1	3.8 x 3.2m	12'4" x 10'6"
En-suite	2.1 x 2.2m	6'9" x 7'2"
<b>Total Internal Area</b>	<b>58.4m<sup>2</sup></b>	<b>629ft<sup>2</sup></b>
Patio	5.2 x 2.1m	17'0" x 6'9"

## KEY

- FF FRIDGE FREEZER
- C CUPBOARD
- W WARDROBE
- ▲ EXIT TO SHARED COURTYARD GARDENS
- HIU HEAT INTERFACE UNIT
- DOUBLE CEILING HEIGHT AREA



## DIMENSIONS

Kitchen / Living/ Dining Room	5.7 x 5.1m	18'1" x 16'9"
Bedroom 1	5.7 x 5.1m	18'1" x 16'9"
En-suite	2.1 x 2.2m	6'9" x 7'2"
<b>Total Internal Area</b>	<b>58.4m<sup>2</sup></b>	<b>629.0ft<sup>2</sup></b>
Patio	5.7 x 2.0m	18'9" x 6'8"

## KEY

- FF FRIDGE FREEZER
- C CUPBOARD
- W WARDROBE
- ▲ EXIT TO SHARED COURTYARD GARDENS
- HIU HEAT INTERFACE UNIT
- DOUBLE CEILING HEIGHT AREA

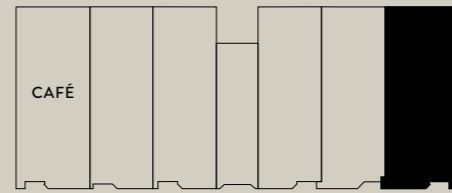
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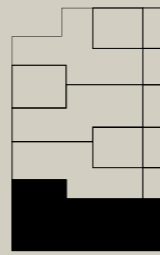
# 14 Agar Place

PLOT 5 - 1 BEDROOM APARTMENT  
Total Internal Area 64.1m<sup>2</sup>

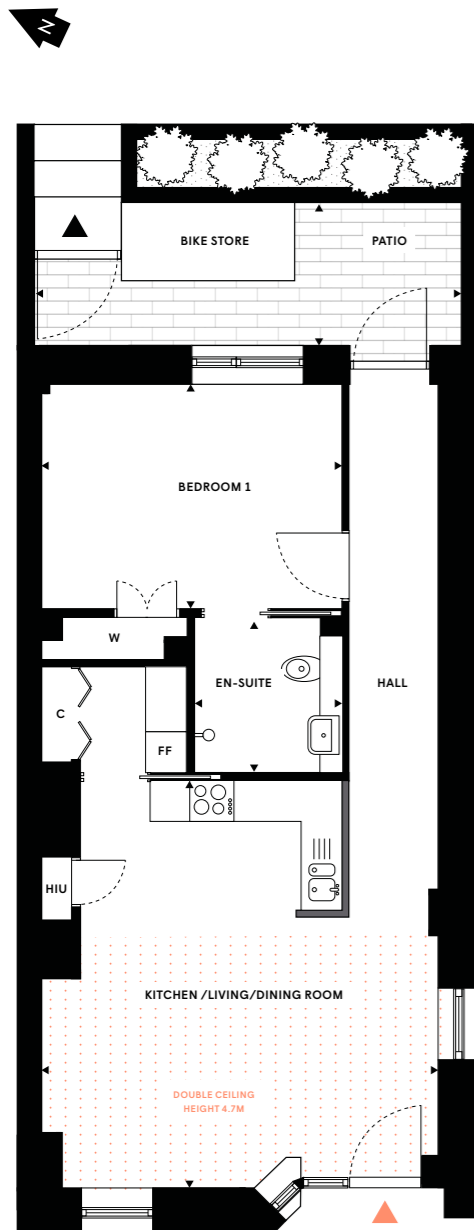
BLOCK LOCATION



FLOOR



EPC RATING: B



DIMENSIONS

Kitchen / Living/ Dining Room	5.7 x 5.6m	18'10" x 18'5"
Bedroom 1	4.3 x 3.2m	14'0" x 10'6"
En-suite	2.1 x 2.2m	6'9" x 7'2"
<b>Total Internal Area</b>	<b>64.1m<sup>2</sup></b>	<b>690.0ft<sup>2</sup></b>
Patio	6.1 x 2.0m	19'7" x 6'8"

KEY

- FRIDGE FREEZER
- CUPBOARD
- WARDROBE
- EXIT TO SHARED COURTYARD GARDENS
- HEAT INTERFACE UNIT
- DOUBLE CEILING HEIGHT AREA

These particulars were prepared from preliminary plans and specifications before the completion of the properties and are intended only as a guide. They may have been changed during construction and final finishes could vary. The dimensions are taken from the indicated points of measurement for guidance only and are not intended to be used for carpet sizes, appliance space or items of furniture. Prospective purchasers should not rely on this information but must get their solicitor to check the plans and specification attached to their contract.



## MÆ ARCHITECTS

From the large scale of the city to the small scale of the living room, MÆ always design with people at the forefront of their mind. Great housing needs to be attractive to those passing by and delightful for those living in it.

At Agar Grove they've designed high quality homes to demanding Passivhaus standards; environmentally friendly buildings that look good too. For instance, slender window frames and triple glazing combine elegance with extraordinary energy performance – one of many measures that will result in very low heating bills and extremely comfortable homes for residents. Their passion for good design has also led our efforts to stitch the new buildings seamlessly into the surroundings, in order to preserve and support the existing and evolving Agar Grove community.

Each new apartment has a multi-level layout, which ensures that all residents have a private and peaceful space that is not overlooked – an important factor in creating homes that are comfortable, safe and enjoyable to live in. Alongside private domestic space, they have also designed high quality communal areas to support neighbourliness. MÆ are very proud of their work at Agar Grove: the largest new build Passivhaus scheme to receive planning in the UK, and an example of estate regeneration that blends creativity, humanity and sustainability.

MÆ sought to create spacious, interesting homes that will prove enjoyable to live in. The design draws from the rich heritage of the area and from their fascination with what makes for a good home in order to create something distinct and original.



## HILL

Hill is one of the leading developers in London and the south east of England, delivering distinctive and award-winning new homes. Hill is a 5 star housebuilder, and was named Housebuilder of the Year, medium and large, in 2018.

In 2019 Hill celebrated their 20th anniversary, and across their 20 year history, Hill's family owned and operated company has grown to establish itself as the UK's third largest privately owned housebuilder. They have an impressive and diverse portfolio ranging from landmark mixed use regeneration schemes and luxurious inner-city apartments to modern rural developments. Hill has been awarded more than 300 accolades over their 20-years, which is a testament to their hard work and high-quality homes.

Hill is committed to creating sustainable communities and developments which are both high quality and eco-friendly places to live. They aim to minimise their impact on the environment and maximise the implementation of sustainable initiatives by creating high quality and environmentally friendly communities and developments.

Hill builds around 2,000 homes a year, including more than 1,000 for clients and partners in the affordable housing sector, and they have a pipeline of more than 5,000 homes. In addition, around half of their development portfolio is in joint venture, emphasising their commitment to partnerships and longstanding relationships.



The rear of 14-16 Wrotham Road, Agar Grove estate, April 2018  
Photo credit: Jack Hobhouse

## HAWKINS\BROWN

Hawkins\Brown is an internationally renowned, award-winning practice of architects, interior designers, urban designers and researchers based in four studios in London, Manchester, Edinburgh and Los Angeles.

They bring people together in playful and profound ways – working from district to doorknob, all the way through from the first sketch to site construction, and on buildings large or small, be they homes, railway stations, universities, schools, workplaces, or museums.

As the masterplan architect, they have been working at Agar Grove since 2013, with collaborating architect MÆ, landscape designer, Grant Associates, local residents, Camden Council and contractor Hill, to deliver a new neighbourhood that people will be proud to live in.

They have finished the first phase of Passivhaus homes for local residents receiving several awards. The low energy construction means that residents will have lower fuel bills and greater environmental comfort, and will be delivering to this principle throughout the neighbourhood.

Once the first part of Visiv is complete, they will begin delivering the next phase of homes, including duplexes, single-level apartments, and generously sized ground floor apartments for step free-living. The homes will have recessed balconies and sunrooms that will allow flexible use year-round, whilst the ground level homes will have private terraces and open onto landscaped gardens.



VISIV SHOW FLAT  
FLAT 2, 8 AGAR PLACE  
© HAWKINS\BROWN



## CAMDEN COUNCIL



### Investing in Camden

We don't just build beautiful new homes. Created and managed by Camden Council, The Camden Collection is a major contributor to the Borough's Community Investment Programme (CIP).

By building these new homes for sale and market rent, The Camden Collection generates revenue which is in turn reinvested into CIP to benefit the wider community. This is what we call Better London Living.

### What is CIP?

The Community Investment Programme (CIP) is our ambitious plan to invest over £1 billion in homes, schools and community spaces in Camden. It's our answer to government spending cuts – an innovative way to continue building in our communities despite massive reductions in central government funding.

Through the programme we're building 3,050 new homes, including 1,100 council homes and 300 at genuinely affordable Camden Living rents. We're also investing in 48 schools and children's centres and providing 9,000m<sup>2</sup> of improved community space – equivalent of 35 tennis courts. CIP is helping to fund improvements to 22,500 existing council homes as part of the Council's Better Homes Programme. Each scheme is designed in partnership with residents and delivered directly by the Council, giving local people the chance to have their say and shape plans for their community.

### How it Works

To date we have built 865 homes through CIP and have another 120 under construction and planning permission for a further 1,250.

We've invested £165 million into schools and children's centres including the completion of three new primary school buildings. We've also built new community facilities like the St Pancras Community Centre and the Greenwood Centre - Camden's first Centre for Independent Living, run by disabled people, for disabled people. We've also refurbished old hostels into state of the art accommodation and training facilities for homeless people. We are funding this investment in affordable homes, schools and community facilities by building homes for private sale and by selling buildings and land that we no longer need. Every pound raised through these sales is reinvested back into Camden – for the benefit of residents today and in the future.

**FOR MORE INFORMATION PLEASE  
CONTACT THE SELLING AGENT, SAVILLS:**

**T:** 020 7409 8756  
**E:** [visiv@savills.com](mailto:visiv@savills.com)  
**[thecamdencollection.co.uk](http://thecamdencollection.co.uk)**

Savills Head Office  
33 Margaret Street,  
London W1G 0JD

Delivered by  
Camden's Community  
Investment Programme



THE  
**CAMDEN**  
*collection*

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