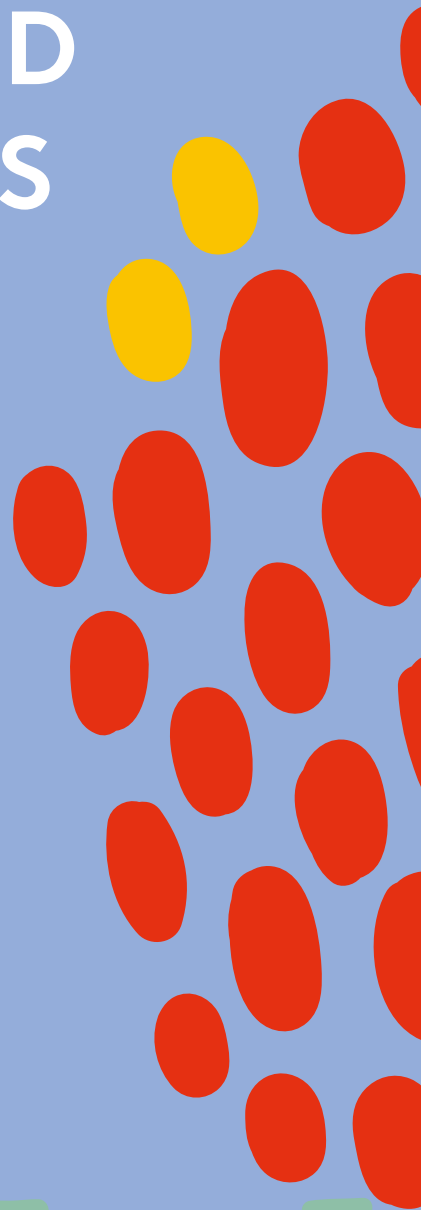
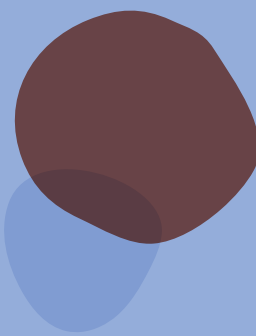
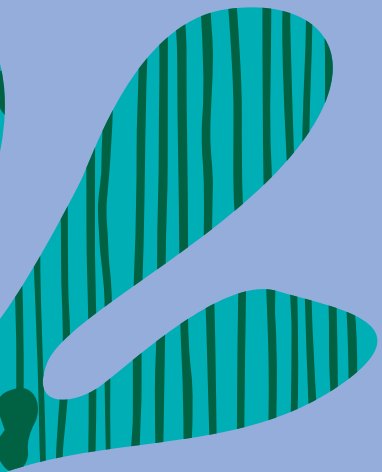


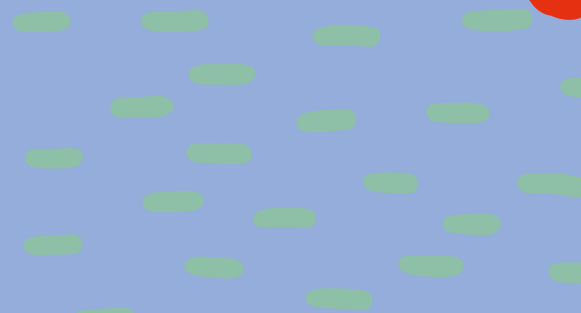


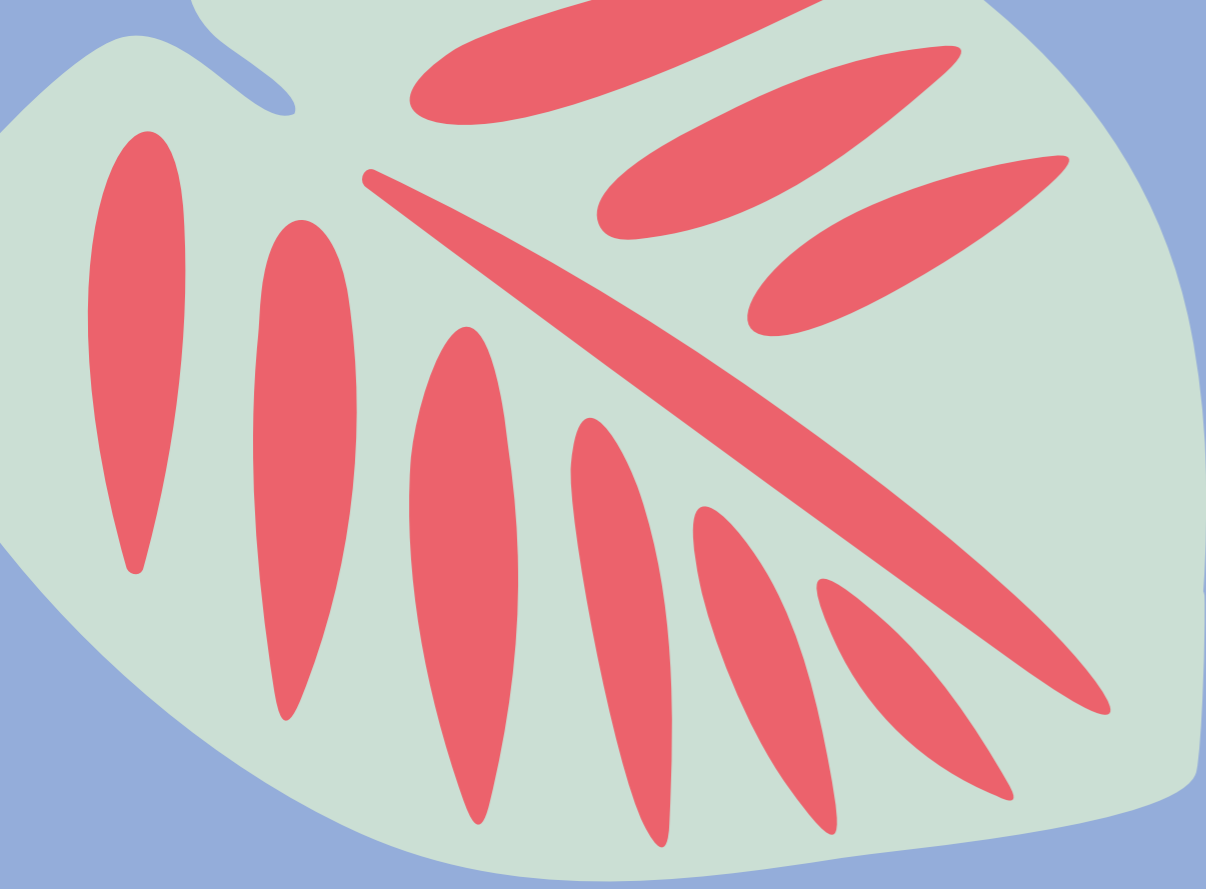
GRANDSTAND APARTMENTS

AT FABER GREEN



SNG Sovereign
Network
Group

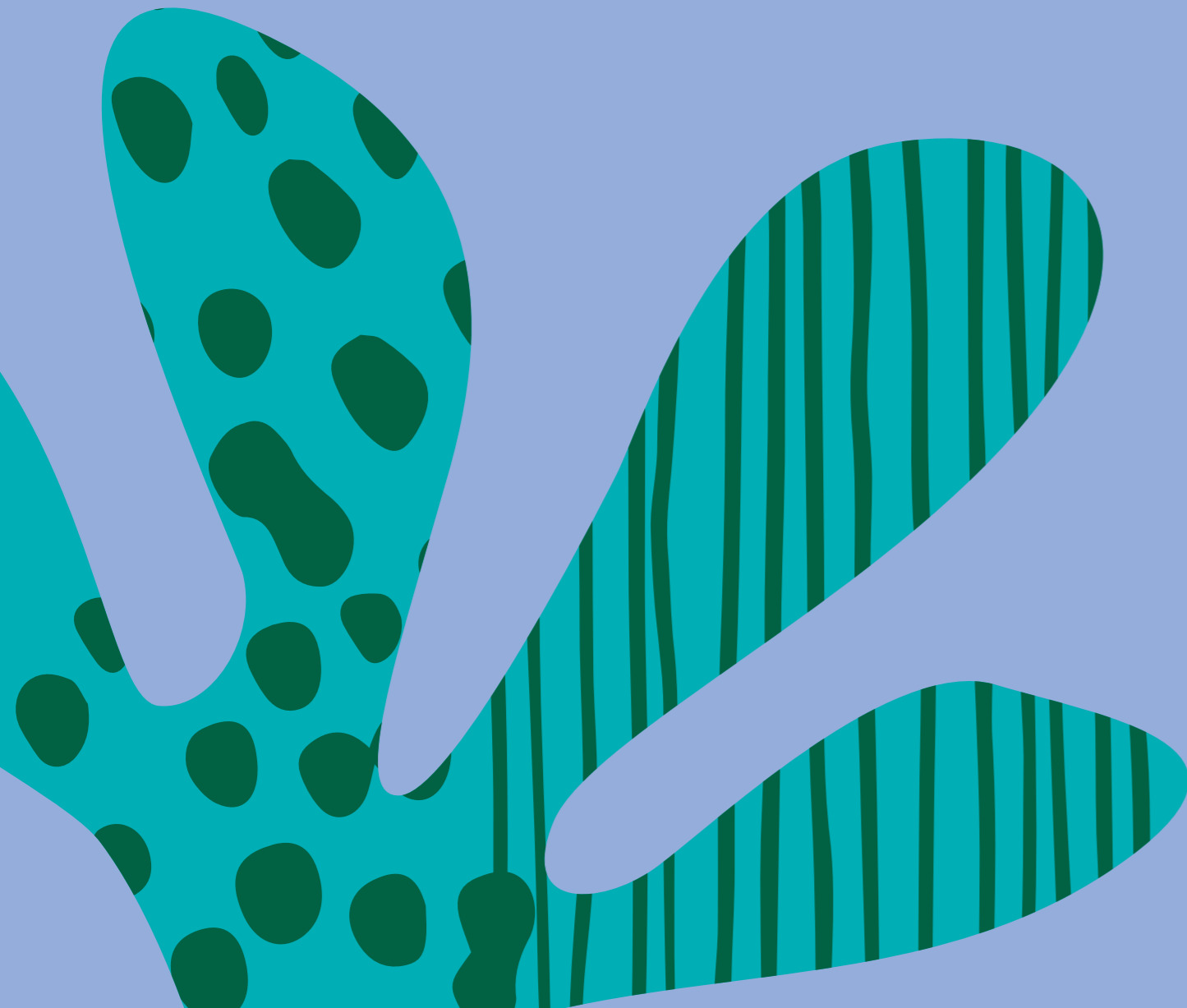




A NEW LEAF

A selection of apartments surrounded by Ealing's vibrant and evolving neighbourhoods, with easy access to open green spaces and great connections to central London and beyond, Faber Green brings a new dimension to Northolt. Let it bring a new dimension to your life too.

At Faber Green, Shared Ownership through Sovereign Network Group means it's easier than ever to get the keys to your own place, and start making it a home.





Computer generated image is indicative only

WELCOME TO GRANDSTAND APARTMENTS AT FABER GREEN

WIN THE HOME STRETCH WITH SHARED OWNERSHIP

Offering final remaining two bedroom apartments to suit everyone's needs, all through Shared Ownership.

All homes are pet friendly* and each property comes with private outside spaces, bright and modern interiors, and is surrounded by landscaped gardens with access to the local park, designed with the aim of building a community, not simply somewhere to live.

Discover a developing area with an interesting past that is now moving forward to shape the lives of the next generation.

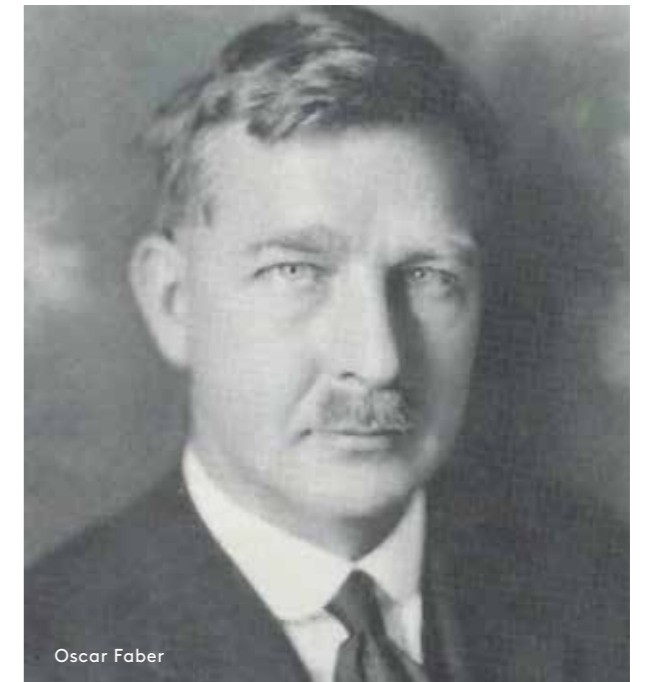
Faber Green is a new development that combines the vibrant, cosmopolitan character of London living with the reassuring pace of suburban life.

Providing quality homes for individuals, couples and families at all stages of life.

*Pets require the landlord's consent. Please speak to a member of the sales team for more details



Illustration of Northolt Park racecourse in 1929



Oscar Faber

OFF TO THE RACES

Once an area rich in farming and agriculture, Northolt made a name for itself in the 1930s with its nationally renowned pony racing. Acclaimed British engineer Oscar Faber was chosen to design the modernist grandstands for Northolt Park Racecourse in 1927, following his work at Lord's Cricket Ground.

Faber Green sits just north of where the stands once stood and was created from a desire to honour his work and a commitment to preserve the abundance of green spaces in the area.

NORTHOLT, COMMUNITY NEAR VIBRANT BUSTLING EALING



NORTHOLT LEISURE CENTRE

State of the art community gym with pool, fitness studio and classes



LOCAL AREA

With its iconic earth mounds, this is one of London's most exciting parks

LOCAL SCHOOLS

Northolt High School is only five minutes walk away from Faber Green making the school run stress free



QUESTORS THEATRE

Ealing's local playhouse shows everything from panto to cutting-edge drama

NORTHOLT VILLAGE

Old heart of Northolt with historic church, clock tower, pub and village green



SHOPS IN EALING

From H&M to M&S, Pandora to Primark, Waterstones to Wagamama, it's all here



FULLY CONNECTED

Where are you headed? Faber Green has local access to the capital's great transport network, so it's easy to get to wherever you're going.

Several bus routes pass close by, and a short walk away there's Northolt Tube station with direct links to central London on the Central Line – you can be in Notting Hill in 20 minutes and Oxford Circus in half an hour. Head a little further and you can jump on the mainline from Northolt Park which takes you into Marylebone in 20 minutes. Benefit from a home with selected parking to some homes and head off by road to easily join the A40, M4 and M25.

For cyclists, head out for adventure along the towpaths of the Grand Union Canal. If jetting off on holiday, Heathrow is less than half an hour's drive and Luton about 50 minutes.



UNDERGROUND (ZONE 5)

10 minute walk to Northolt station

- Northolt to Ealing Broadway: **16 mins**
- Northolt to Shepherd's Bush: **18 mins**
- Northolt to Oxford Circus: **29 mins**
- Northolt to Heathrow airport: **40 mins**



TRAIN

- 12 minute walk to Northolt Park station
- Northolt to Wembley: **6 mins**



BUS

- Northolt Park (395): **5 mins**
- Ruislip Retail Park (282): **10 mins**
- Greenford (395): **13 mins**
- Northolt – Southall (120): **25 mins**

Journey times are approximate.



Journey times are approximate. Map not to scale.



Photography is indicative only

WHAT HOME LOOKS LIKE

We know one size doesn't fit all, so our Shared Ownership homes for local people are being built with a range you're looking for.

First-time buyers and young families will fit right in to our two bedroom apartments. New green spaces and easier access to local amenities, plus wide and well-lit pathways, all help give Faber Green an exciting neighbourhood feel.

Every home has its own private oasis too, whether that's a secluded apartment balcony or patio. All the properties feel modern and bright with quality fixtures throughout, giving you the green light to create a home you can feel proud of.



Photography is indicative only







ROOM TO BLOOM

Homes at Faber Green are all about soft tones, clean finishes and good quality fixtures and fittings. Contemporary and light, rooms are left neutral for you to put your own stamp on things and create that dream scheme. Walls and woodwork throughout are finished in shades of fresh white, setting off dark-grey washed oak flooring in hallways and living/dining areas, with mid-grey wool-mix carpeting in bedrooms. Lighting is a blend of energy-efficient Aurora LED downlights and soft pendant lamps.

Kitchens units are sleek and platinum-grey with darker, carbon-steel effect worktops contrasting with stone-effect porcelain Madagascar floor tiles. Stainless-steel sinks feature chic Hansgrohe mixer taps. Fully integrated Zanussi appliances include a fan oven, ceramic touch-control hob, a tall fridge-freezer and a dishwasher, as well as a washer-dryer – everything you need to move straight in.

Main bedrooms feature built-in wardrobes with sliding doors to maximise storage space. Through in bath and shower rooms, you'll find soothing spaces well-equipped with stone-effect porcelain tiles on walls and floors, gloss-white enamel baths, basins and WCs.

Central heating throughout each home comes in the form Stelrad compact radiators in each room powered by thermostatically controlled, energy-efficient Ideal Logic combi boilers. Finally, we all need a place to unwind, so every Faber Green residence boasts its own outdoor sanctuary – whether that's a private balcony or patio to each apartment.



Photography is indicative only

SPEC

Kitchen Area

- Platinum Symphony Inline Trend fitted kitchen units with carbon steel effect laminate worktops with upstand
- Blanco Lantos 1.5 bowl Stainless steel sink with Hansgrohe single lever mixer tap
- Zanussi integrated appliances include:
 - Single fan oven
 - Ceramic touch control hob
 - Tall integrated fridge/freezer
 - Dishwasher
 - Washer/dryer*
- Elica Era standard integrated extractor hood
- Aurora LED fixed downlights
- Under pelmet LED strip lights to top units
- Telephone point
- Contemporary in dark grey wash oak wood slip resistant flooring to open plan kitchens in apartments

Bath & Shower Rooms

- Gloss white Roca bathroom suite featuring anti-slip bath with square bath screen or shower tray as appropriate, wall hung WC, concealed dual flush cistern and semi-recessed basin
- Chrome Hansgrohe shower head over bath with adjustable slider rail
- Chrome Hansgrohe monobloc mixer tap thermostatic bath filler/shower mixer diverter
- Shelving and mirror above the sink
- Shaver socket
- Shaving light
- Chrome toilet roll holder
- Chrome towel rail and holder
- En-suite shower room to larger units
- Madagascar Blanco Porcelain wall and floor tiling
- Aurora LED fixed downlights

General Specifications

- Matte soft white painted walls and brilliant white finish smooth ceilings
- White satinwood finish to entrance and internal doors, architraves, and skirting
- Brushed stainless steel door furniture
- Brushed metal switch and socket plates
- Recessed LED downlighting
- Laminated casement windows with easy clean hinges and childproof opening restrictors
- Smoke and heat alarms and CO2 detector

*Free standing to some homes



- Thermostatically controlled central heating via Stelrad compact radiators
- Pressurised hot and cold water supplies
- Audio/visual security entry phone system to apartments
- Double glazing throughout
- Balcony, terrace or patio to each apartment
- Electric car charging to selected plots

Living / Dining Area

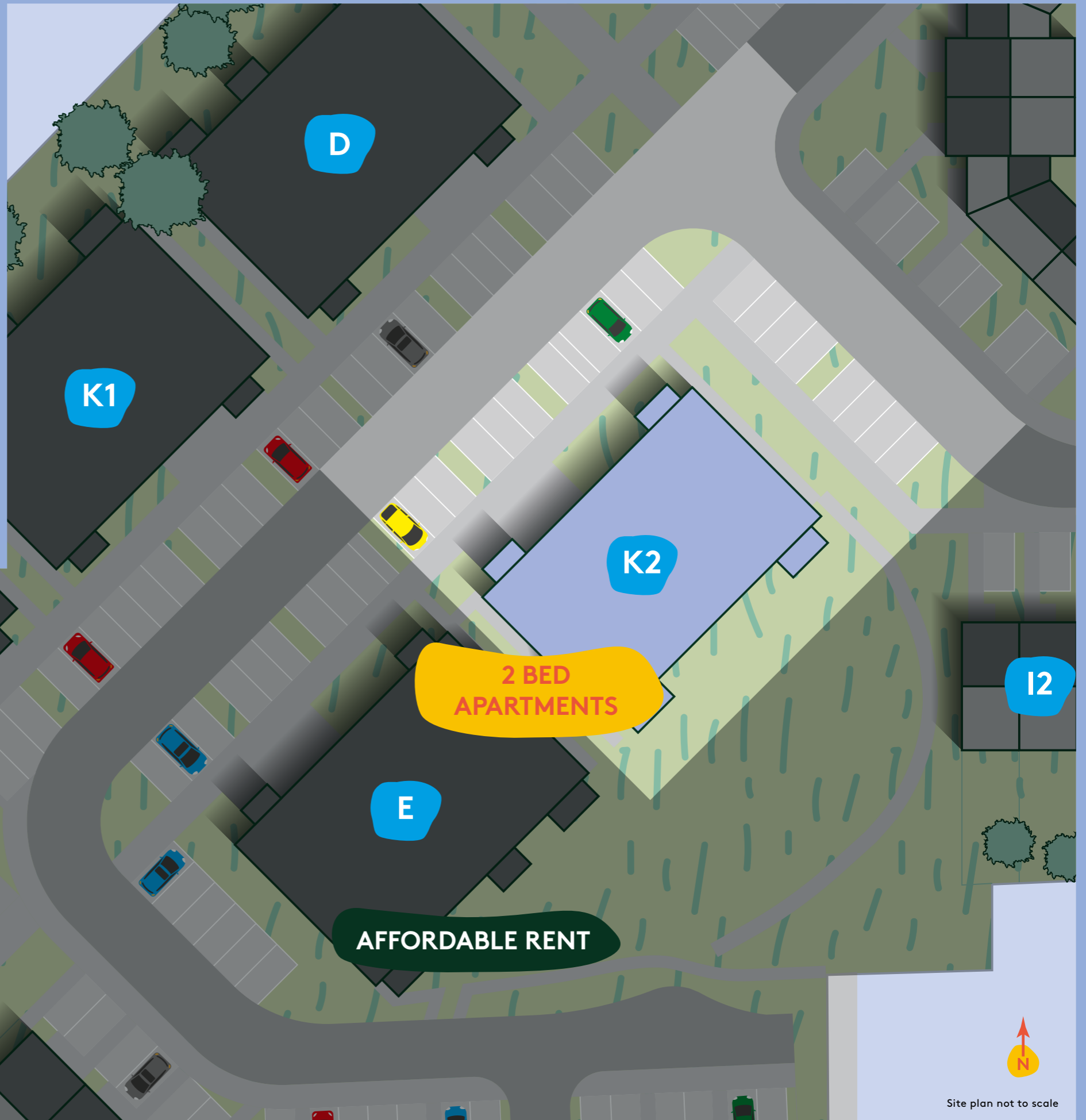
- Dark grey wash oak coloured wood effect vinyl flooring
- TV socket set to living room (Sky Q) subject to subscription. All TV socket sets to include digital radio and terrestrial sockets

Bedrooms

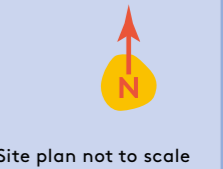
- Neutral carpet
- Built in wardrobes with sliding doors to main bedroom
- Telephone points wired using BT compliant cable

Communal Areas

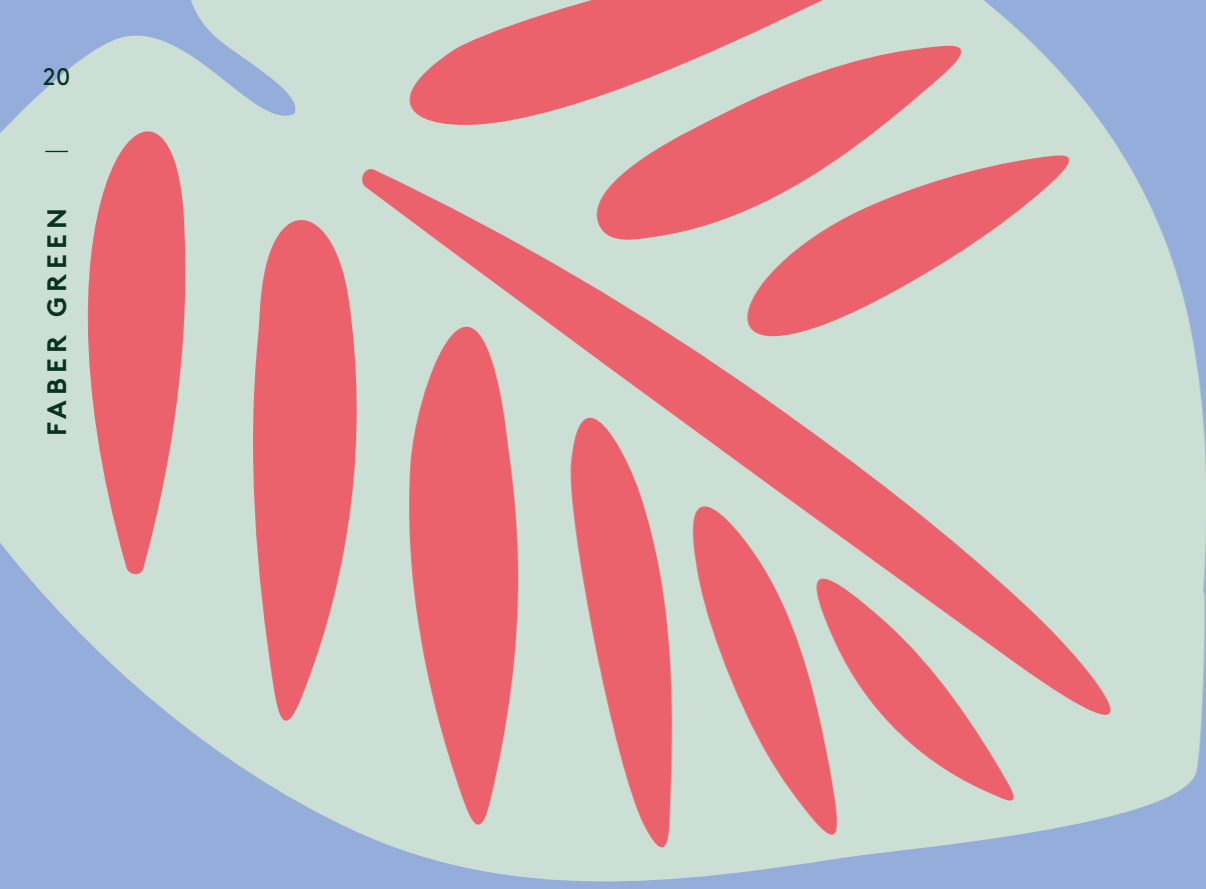
- Neutral carpet to entrance areas, inner lobby and staircase
- Magnetic locks with fob reader and push button for exit to lobby doors
- Wall mounted sensor lights
- Car parking to selected homes with EV charging points to a select number of bays
- Cycle storage
- Refuse stores
- Lifts to all apartment levels
- Independent entrance foyers serving each core with stair and lift access



SITE PLAN



Site plan not to scale

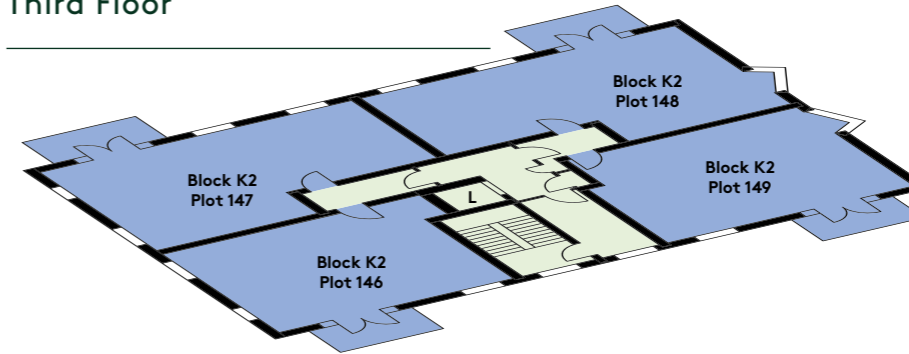


BLOCK K2 2 BED APARTMENT FLOORPLANS AND PLOT LOCATORS



BLOCK K2 PLOT LOCATOR

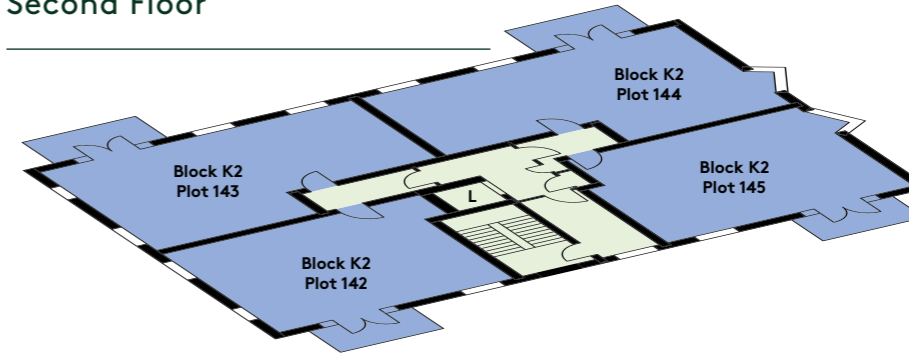
Third Floor



Plot Number

- 149
- 148
- 147
- 146

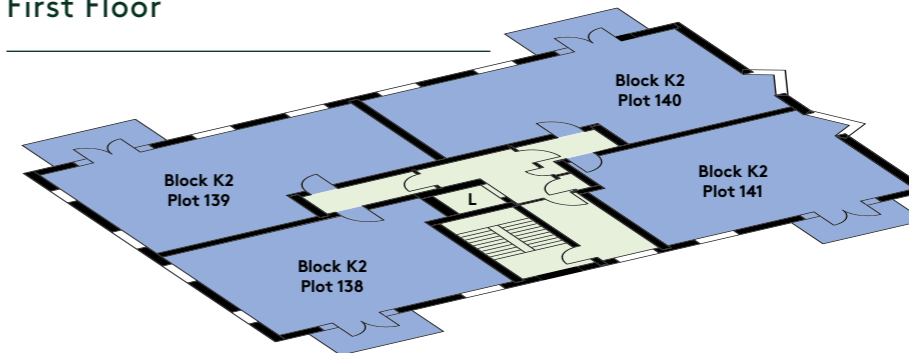
Second Floor



Plot Number

- 145
- 144
- 143
- 142

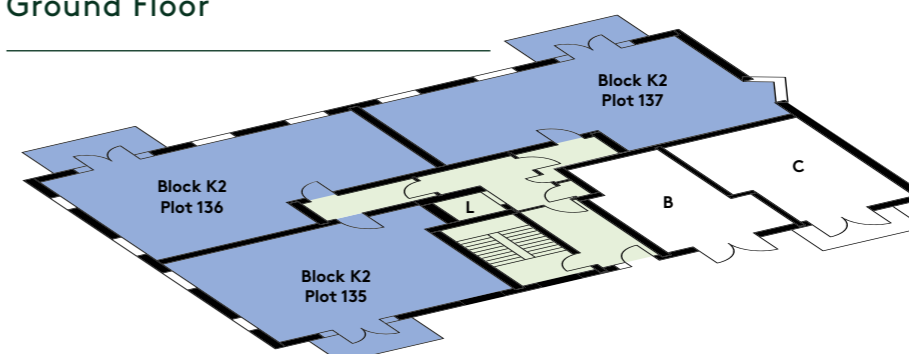
First Floor



Plot Number

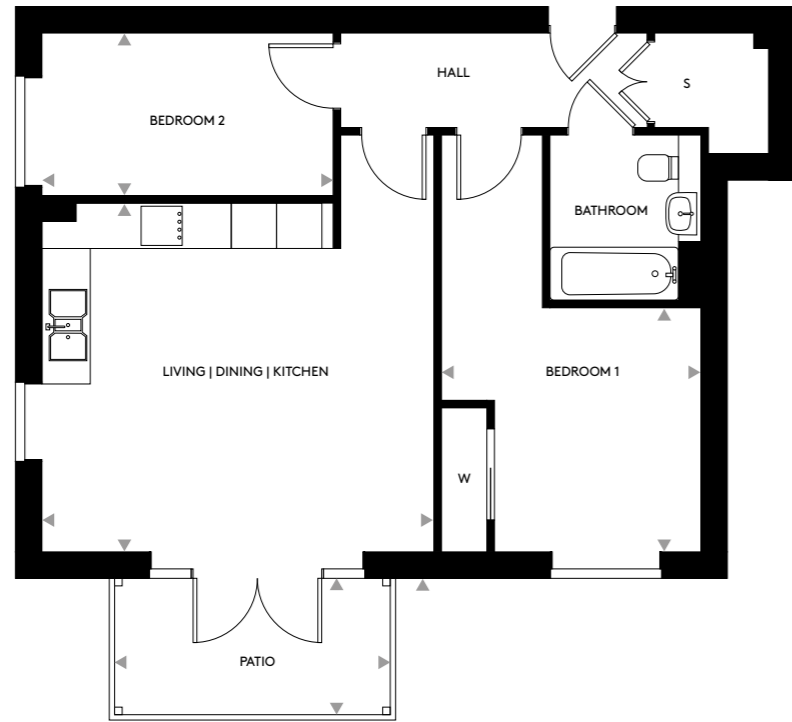
- 141
- 140
- 139
- 138

Ground Floor



Plot Number

- 137
- 136
- 135



ACCOMODATION FOR 3 PERSONS
2 BED APARTMENT
 UNIT TYPE 11A - BLOCK K2

Plot Number	Ground Floor	Total Area	61.10 Sq M	657.58 Sq Ft
135		Living Dining Kitchen Bedroom 1 Bedroom 2 Patio	5.17m x 4.61m 3.45m x 3.21m 3.82m x 2.15m 3.77m x 1.85m	17'0" x 15'1" 11'3" x 10'5" 12'6" x 7'1" 12'4" x 6'1"

S Store | W Wardrobe

Floorplans are not to scale and are indicative only. Location of windows, doors, bathroom fittings, kitchen units and appliances may differ. Dimensions given are approximate and should not be used to order carpets or furniture. Balcony or terrace sizes and locations may differ from those illustrated.

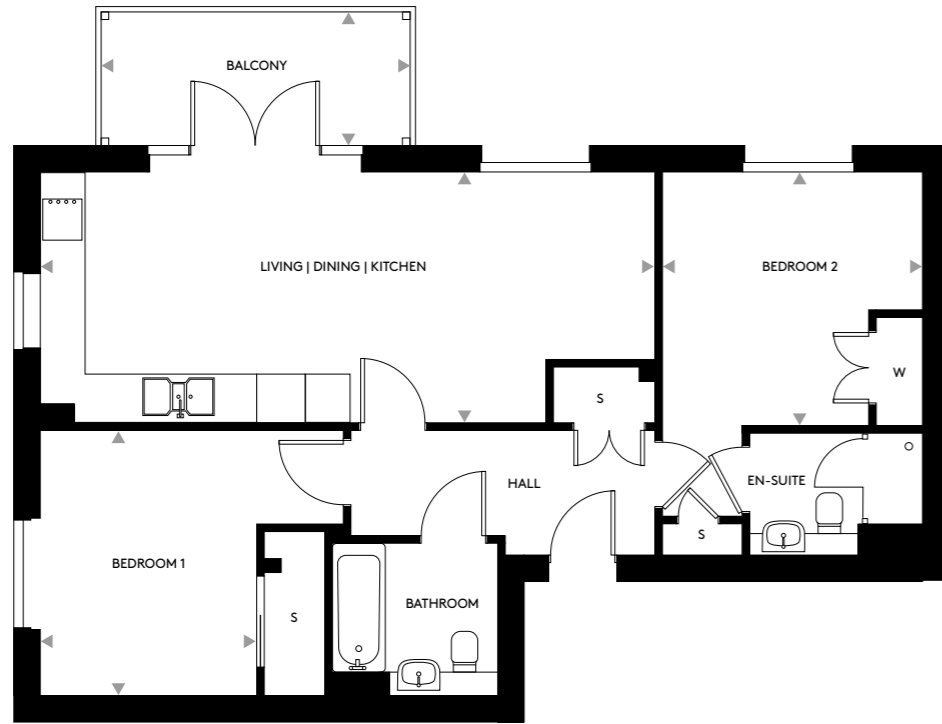


ACCOMODATION FOR 3 PERSONS
2 BED APARTMENT
 UNIT TYPE 11B - BLOCK K2

Plot Number	1st 2nd 3rd Floors	Total Area	61.10 Sq M	657.58 Sq Ft
138 142 146		Living Dining Kitchen Bedroom 1 Bedroom 2 Patio	5.17m x 4.61m 3.45m x 3.21m 3.82m x 2.15m 3.77m x 1.85m	17'0" x 15'1" 11'3" x 10'5" 12'6" x 7'1" 12'4" x 6'1"

S Store | W Wardrobe

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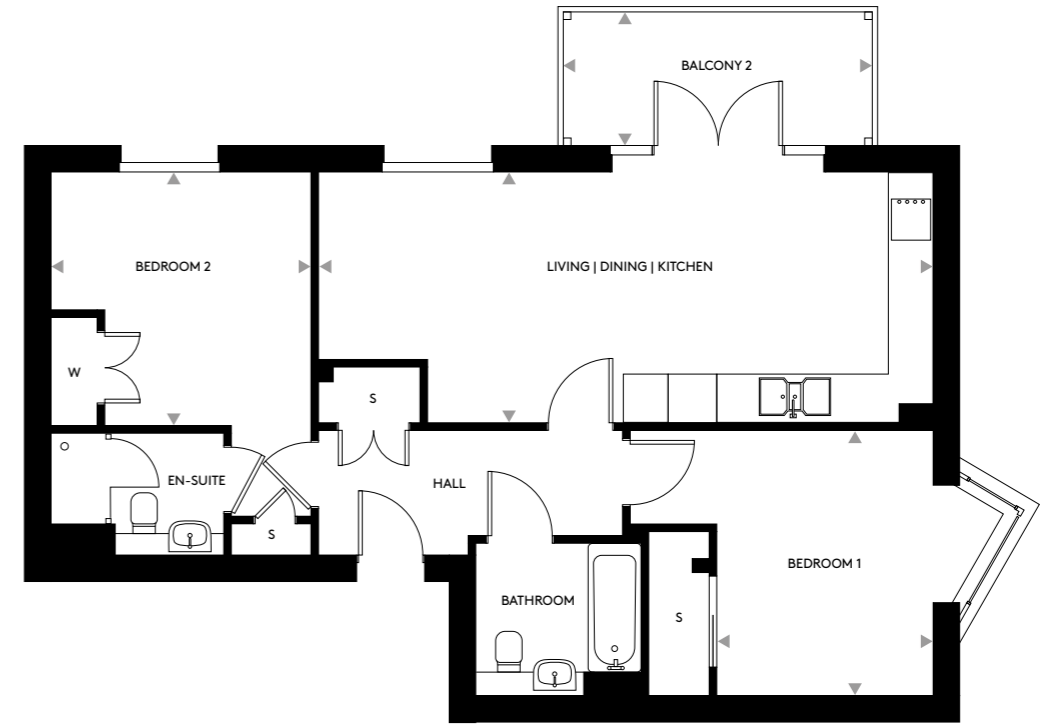


ACCOMODATION FOR 3 PERSONS
2 BED APARTMENT
 UNIT TYPE 12A - BLOCK K2

Plot Number	Ground 1st 2nd 3rd Floors	Total Area	70 Sq M	753.48 Sq Ft
136		Living Dining Kitchen	8.10m x 3.31m	26'6" x 10'9"
139		Bedroom 1	2.85m x 3.49m	9'3" x 11'4"
143		Bedroom 2	3.45m x 3.35m	11'3" x 11'0"
147		Balcony	4.22m x 1.85m	13'8" x 6'1"

S Store | W Wardrobe

Floorplans are not to scale and are indicative only. Location of windows, doors, bathroom fittings, kitchen units and appliances may differ. Dimensions given are approximate and should not be used to order carpets or furniture. Balcony or terrace sizes and locations may differ from those illustrated.

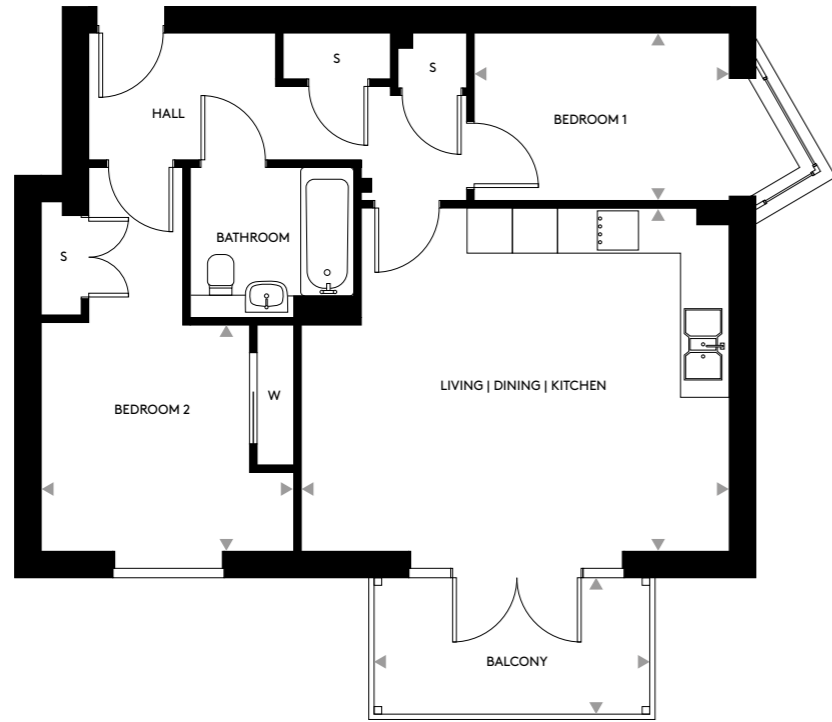


ACCOMODATION FOR 3 PERSONS
2 BED APARTMENT
 UNIT TYPE 12B - BLOCK K2

Plot Number	Ground 1st 2nd 3rd Floors	Total Area	70 Sq M	753.48 Sq Ft
137		Living Dining Kitchen	8.10m x 3.31m	26'6" x 10'9"
140		Bedroom 1	2.85m x 3.49m	9'3" x 11'4"
144		Bedroom 2	3.45m x 3.35m	11'3" x 11'0"
148		Balcony	4.22m x 1.85m	13'8" x 6'1"

S Store | W Wardrobe

Floorplans are not to scale and are indicative only. Location of windows, doors, bathroom fittings, kitchen units and appliances may differ. Dimensions given are approximate and should not be used to order carpets or furniture. Balcony or terrace sizes and locations may differ from those illustrated.



ACCOMODATION FOR 3 PERSONS
2 BED APARTMENT
 UNIT TYPE 13A - BLOCK K2

Plot Number	1st 2nd 3rd Floors	Total Area	61.10 Sq M	657.58 Sq Ft
141		Living Dining Kitchen	5.67m x 4.54m	18'6" x 14'9"
145		Bedroom 1	3.38m x 2.20m	11'1" x 7'2"
149		Bedroom 2	3.35m x 3.0m	11'0" x 9'8"
		Balcony	3.77m x 1.85m	12'4" x 6'1"

S Store | W Wardrobe

Floorplans are not to scale and are indicative only. Location of windows, doors, bathroom fittings, kitchen units and appliances may differ. Dimensions given are approximate and should not be used to order carpets or furniture. Balcony or terrace sizes and locations may differ from those illustrated.



Photography is indicative only





TOP 10 REASONS TO CONSIDER SHARED OWNERSHIP



1

Beautiful homes

Every home at Faber Green is bright and airy, comes with well thought out interiors, kitchens and bathrooms and everything's brand new. You just need to move in and make it your own!



3

For every family

Families come in all shapes and sizes and the homes at Faber Green are designed to reflect that. From singles to couples, growing families to downsizers, you'll find one that's right for you.



6

Reuse and renew

Faber Green is being built on space that has sat unused for over 10 years. By developing the site Sovereign Network Group is creating a new community in the heart of Northolt.



9

A step up

Shared Ownership means you can make the leap into home ownership. With a share from as little as 25% you can start putting your mark on a brand new home. You also pay rent, which is initially capped at a maximum of 2.75% on the part owned by SNG. A service charge is payable per month. The service charge details will be provided during the sales process, but primarily this is the cost the Landlord incurs for maintenance and repairs of the communal services communal areas and building insurance.



2

Your own haven

Knowing that when you arrive home and close the door on the outside world, that you have your own private outside space is priceless. Space to sit, to play, to recharge, to entertain, to live.

4

Go green

With so many beautiful open green spaces near Faber Green you'll be spoiled for choice. There's Northala Fields with its fishing lakes, Greenford Countryside Park and many more - perfect to let off steam whatever your age.

7

At the heart of the community

Northolt's brilliantly diverse community is well served by great health, education and community services perfect for putting down roots. It's time to flourish.



5

Great connections

Whether you're staying local and heading to the shops on Church Road or commuting into Central London, Faber Green has you covered with pedestrian routes, bus, road and rail links to get you to where you need to be.

8

Educating for the future

Neighbouring Northolt High School directly benefits from the funds generated from the sale of the land that the Faber Green development sits on, allowing them to invest back in to the school.



10

A name you can trust

Sovereign Network Group has built an established, award-winning reputation for providing quality, affordable housing so you know your home will be built to the highest standard.

SOVEREIGN NETWORK GROUP

We're one of England's leading providers of quality homes. We love to build, and we take great pride in the homes we deliver and manage. We build homes for London Living Rent and Shared Ownership across London and Hertfordshire.

We operate commercially but our profits are reinvested back into building more affordable homes and providing a first-class service to our customers. We provide homes with an impressive specification which, coupled with sustainable design features, means our homes are ideal for modern living. **Because good homes make everything possible.**

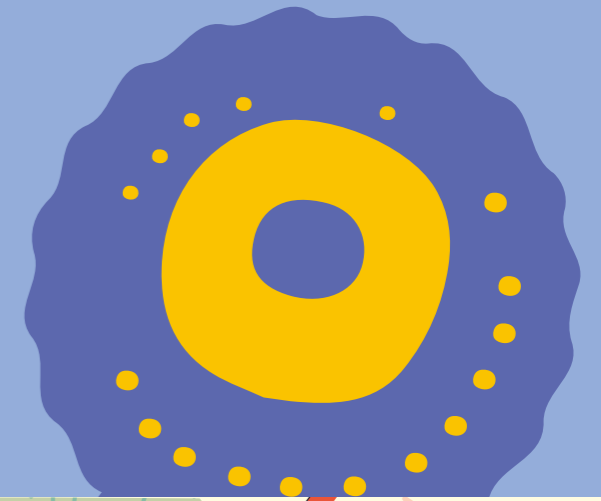


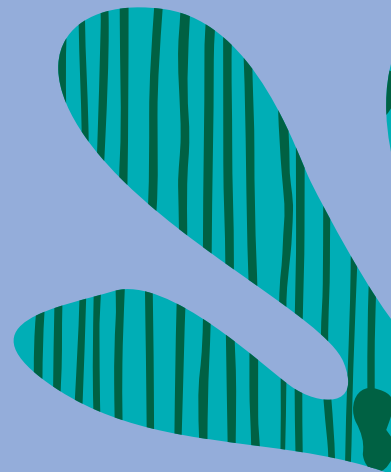
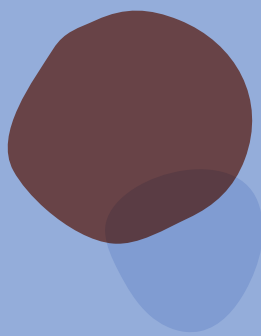
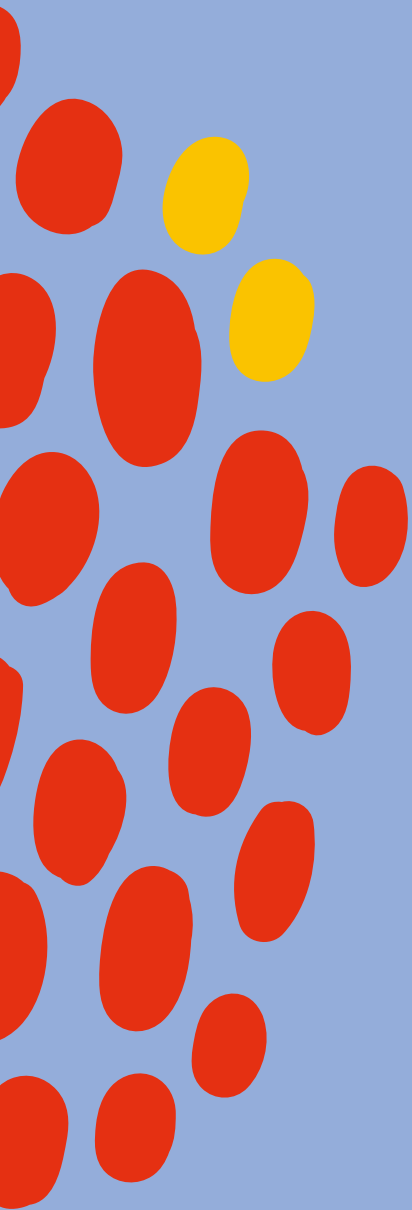
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SITE LOCATION

CONTACT US

020 7126 7297
fabergreen@site-sales.co.uk





SNG Sovereign
Network
Group

Sovereign Network Homes is a charitable organisation and a subsidiary of Sovereign Network Group.