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**Nine Eastfields is the final building at this Thameside Oasis of Exquisite Apartments and Gardens. Revel in the Riverside life and relax in our latest luxury apartments overlooking the Thames. Located in the vibrant heart of Wandsworth, Riverside Quarter is home to stylish and contemporary living in South West London.**

*riversideliving*





Nine Eastfields is situated at the confluence of the rivers Thames and Wandle. A mix of one and two bedroom apartments, it is the final building of this established and popular Riverside community. Featuring balconies, terraces or winter gardens, residents are provided with areas to unwind whilst taking in panoramic views of the Thames and the City beyond.

Providing underground parking, leisure facilities, concierge and porterage services, Nine Eastfields creates a luxurious urban lifestyle at the heart of one of London's most alluring areas.



*The mature gardens through the development soften the areas between the apartments.*

*A discrete Riverside  
community  
with central  
London attached*



*Lazy riverside walks is an undeniable benefit of Thames living.*





Central to Riverside Quarter's charm are the gardens that weave throughout the neighbourhood. The Piazza provides restaurants, cafés and convenience shopping whilst the various businesses that occupy some of the ground floor premises ensures there is life and bustle all day round.



## The Joys of Gardens and Rivers

Served by a number of nearby restaurants and bars, Wandsworth Park and the MBNA Thames Clippers, Nine Eastfields completes this thriving central Riverside community.



RIVERSIDE QUARTER

MAYFAIR

RIVERSIDE QUARTER

Westfield Shopping Centre

Holland Park

Hyde Park

Buckingham Palace

Green Park

St James's Park

Royal Albert Hall

Knightsbridge

KNIGHTSBRIDGE

Kensington (Olympia)

Harrods

Victoria

Natural History Museum

Victoria & Albert Museum

KENSINGTON

Brompton Cross

South Kensington

Hammersmith

Earl's Court

Sloane Square

EARLS COURT

West Brompton

Saatchi Gallery

Millbank Pier

CHELSEA

Fulham Broadway

Cadogan Pier

Battersea Power Station Pier

Vauxhall St George Wharf Pier

Battersea Park

Battersea Park

FULHAM

Chelsea Harbour

TO HEATHROW

Imperial Wharf

Chelsea Harbour Pier

BATTERSEA

Barnes Common

The Hurlingham Club

Plantation Wharf Pier

Clapham Junction

Putney Pier

Putney Bridge

PUTNEY

RIVERSIDE QUARTER PIER

Wandsworth Town

CLAPHAM

Clapham Common

Barnes

Putney

Wandsworth Park



East Putney

Clapham Common

Wandsworth Common

TO WIMBLEDON

WANDSWORTH

# Your City Connected

## TUBE TIMES

(East Putney - 15 min walk)

<b>Wimbledon</b>	9 mins
<b>Earl's Court</b>	10 mins
<b>Sloane Square</b>	17 mins
<b>Knightsbridge</b>	19 mins
<b>Green Park</b>	23 mins
<b>Covent Garden/West End</b>	27 mins
<b>Liverpool Street/The City</b>	42 mins
<b>Heathrow</b>	45 mins
<b>London City Airport</b>	55 mins

## TRAIN TIMES

(Wandsworth Town - 16 min walk)

<b>Clapham Junction</b>	3 mins
<b>Vauxhall</b>	9 mins
<b>Richmond</b>	12 mins
<b>London Waterloo</b>	17 mins

## MBNA THAMES CLIPPERS

(Wandsworth Riverside Quarter Pier)

<b>Chelsea Harbour</b>	12 mins
<b>Battersea Power Station</b>	24 mins
<b>Embankment</b>	39 mins
<b>Blackfriars</b>	43 mins

A Riverside Quarter Shuttle Bus is in operation from early in the morning to take residents to and from the stations.

All Travel times from Transport For London.

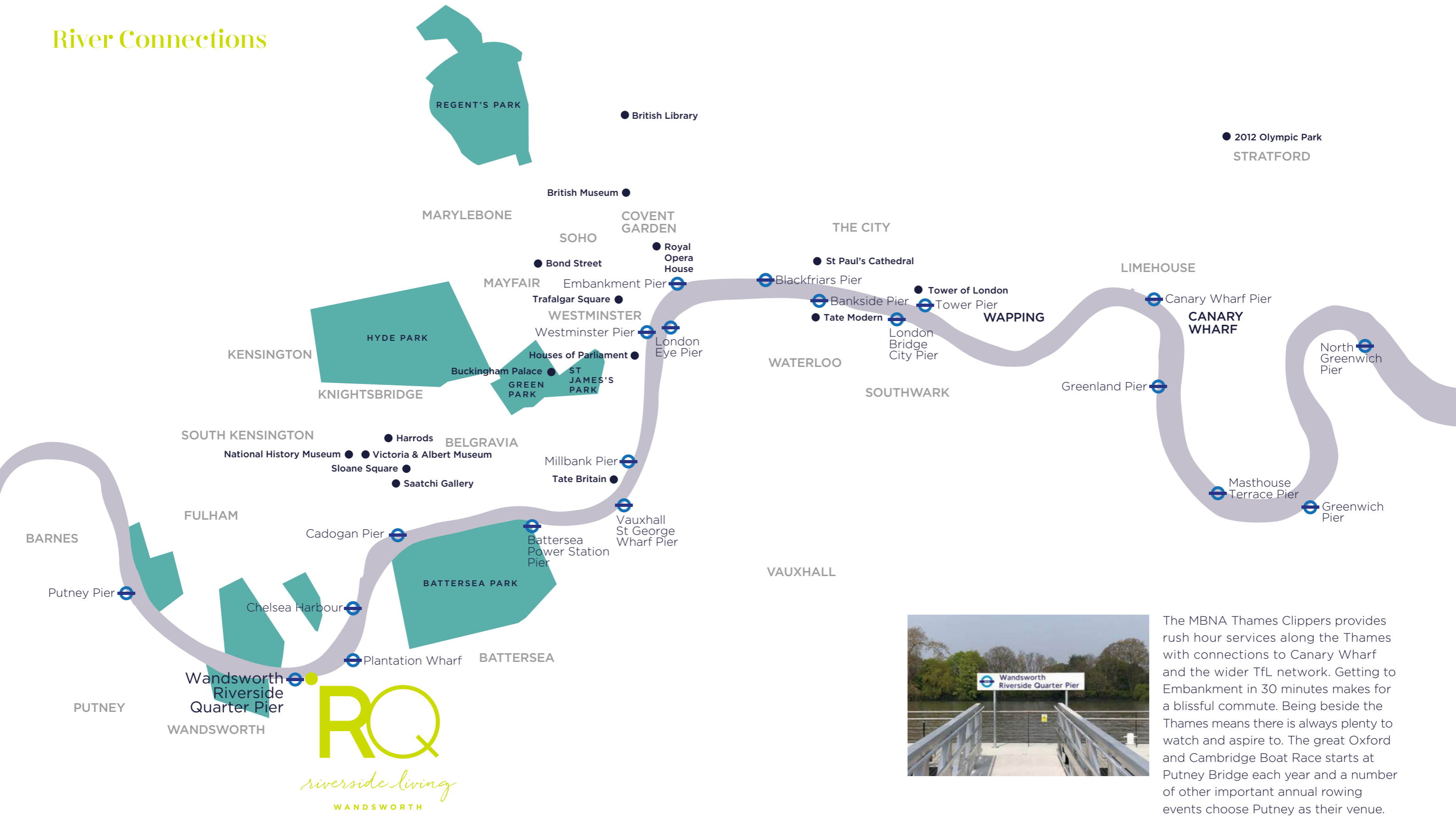




*Delight in the luxury  
of river connections  
and the Thames  
MBNA Clippers to the  
City and West End.*



# River Connections



The MBNA Thames Clippers provides rush hour services along the Thames with connections to Canary Wharf and the wider TfL network. Getting to Embankment in 30 minutes makes for a blissful commute. Being beside the Thames means there is always plenty to watch and aspire to. The great Oxford and Cambridge Boat Race starts at Putney Bridge each year and a number of other important annual rowing events choose Putney as their venue.

The background is an abstract watercolor composition. It features a rich palette of blues, from light sky blue to deep, dark navy and purple. The colors are layered and blended, creating a sense of depth and movement. Scattered throughout the composition are numerous circular, bubble-like patterns, some with dark outlines and others with lighter centers, resembling microscopic cells or bubbles in a liquid. The overall effect is organic and textured, with soft edges and a dreamlike atmosphere.

*A Rich Variety  
of Neighbours*

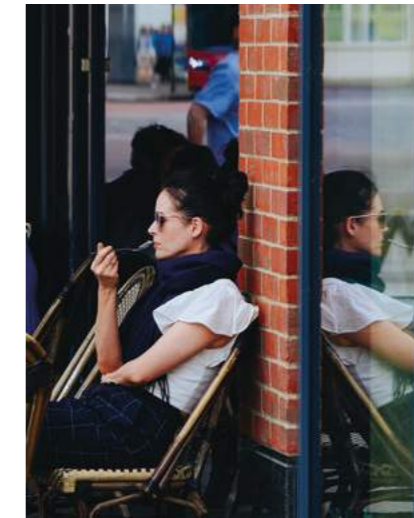
*There are few better neighbours in urban living than acres of park and the twenty-four hour television of the Thames.*

**Riverside Quarter is a few minutes from the heart of Wandsworth, with its extensive shopping centre, supermarkets, cinemas and restaurants. The surrounding streets have a plethora of independent cafés and shops, and the regeneration of the town centre will bring an ever richer experience to those living in the area. The adjacent and delightful Wandsworth Park links Riverside Quarter to Putney and its vibrant waterside dining, bars and the High Street itself.**



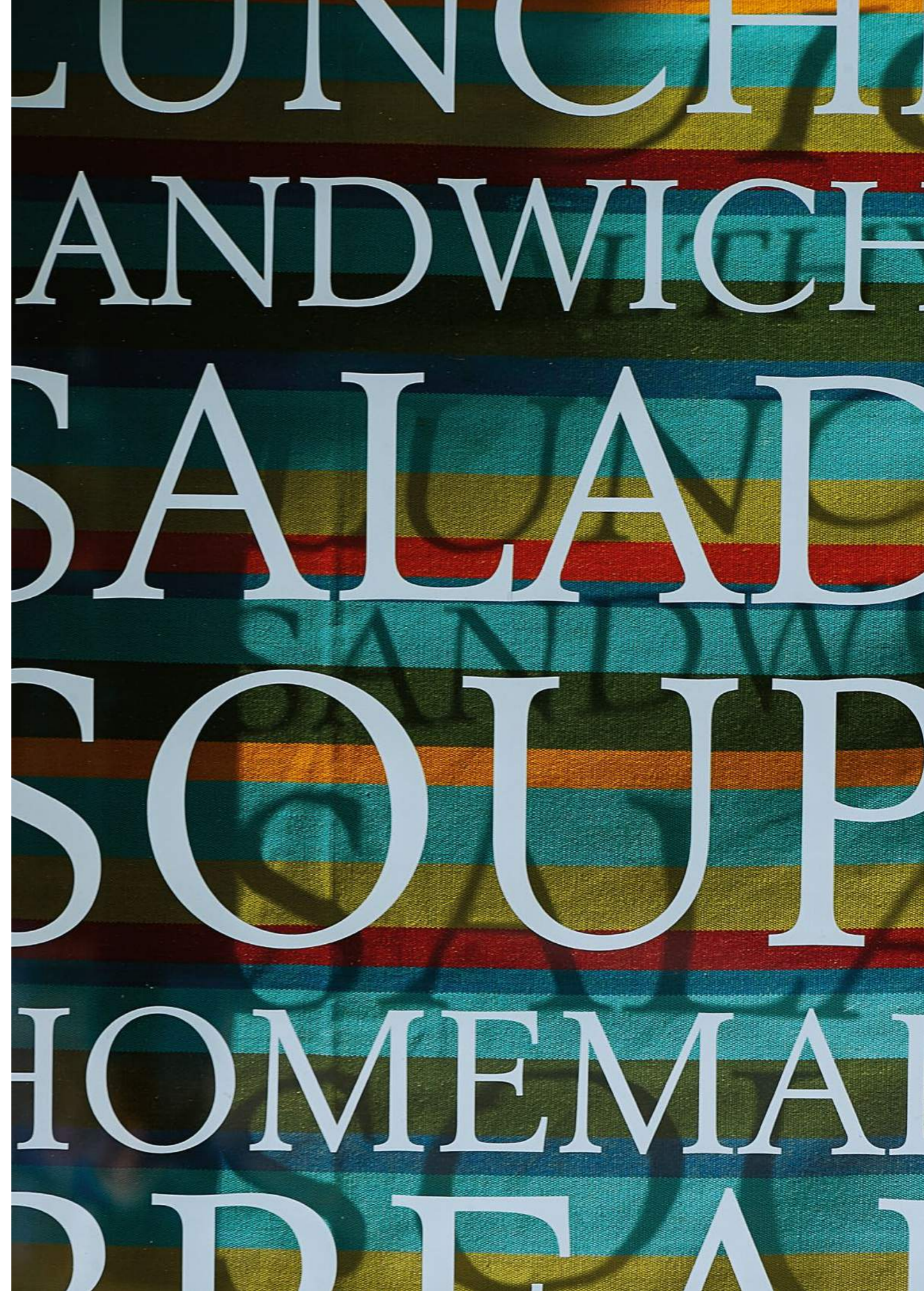


Little entices like the aroma of freshly ground coffee.





The infinite pleasures  
of relaxing by the water.

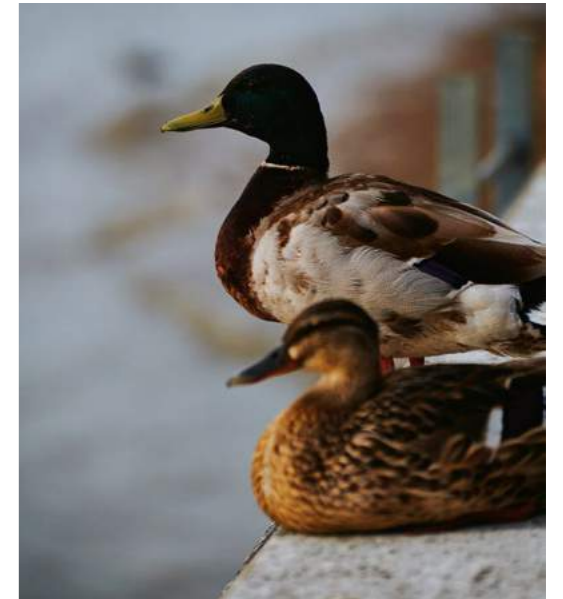
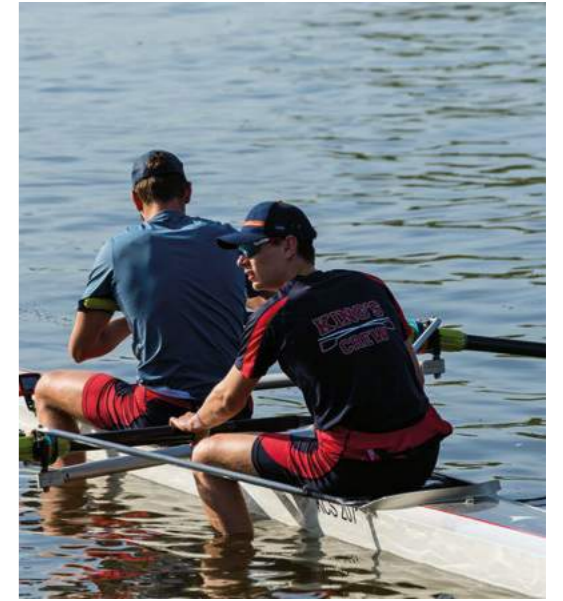






The Thames at Riverside  
Quarter is a busy  
and engaging delight  
from dawn to dusk, of  
houseboats and river taxis,  
of wildlife, and rowers.






The constant variety  
of a liquid neighbour.

A compelling combination of brand familiarity and the surprising passionate independent.





Your Very  
Own Quarter



For the residents at Riverside Quarter there are some *genuine gems*. Marco Polo sits beside The Piazza with *terraces overlooking the Thames*. A convenience store provides the inevitable necessities, whilst a delicatessen delivers some of *life's luxuries*. There are also well-equipped gyms, a *stunning swimming pool* and a further lap-pool in Nine Eastfields, all exclusive to residents. The whole development being served by *concierge and portage*.

## Marco Polo and friends



Marco Polo on The Piazza brings summer days to life with their terrace overlooking the river. The famous award-winning Cat's Back pub, owned by and serving Harvey's beers, is at the entrance with its classic ales, cocktails and immaculate food.





## Weights and water for the residents

The excellent health and wellness facilities available to residents, with well-equipped gyms with free weights, running and cross-training machines. The pool is popular and perfect for early morning lengths or lazy evenings.









**Apartment Details  
That Matter**

## NINE EASTFIELDS

## Apartments Specification

**KITCHEN**

- Fully custom designed fitted Kitchen by Nicolas Antony.
- Corian Arctic White worktops.
- Integrated appliances including oven, microwave, integrated extractor, fully integrated dishwasher and fridge freezer.
- Ceramic four ring induction hob.
- Stainless steel under-slung sink.
- Tinted-mirrored glass splash back.
- USB sockets.
- Quooker Fusion combination mixer and boiling tap.
- Gaggenau, Miele and Siemens appliances to selected apartments.

**SHOWER ROOMS AND BATHROOMS**

- Laufen white ceramic basin.
- Hansgrohe Axor wall mounted basin mixer tap.
- Duravit rimless wall mounted dual flush WC with concealed cistern.
- Duravit bath with fixed, full-height screen, Hansgrohe Axor rain head shower and hand-held shower baton.
- Tiled bath panel matching tiled floor.
- Hansgrohe Axor rain head shower with frameless, full height shower screen and hand-held shower baton.
- Hansgrohe Axor chrome Thermostatic shower mixer.
- Level floor to shower area.
- Full height ceramic tiling throughout.
- Bespoke integrated, mirror front cabinets.
- Heated chrome towel rail.
- Marble vanity top and splash back.

**LIVING / DINING ROOM**

- 5 amp lighting circuit to living room.
- Underfloor heating throughout.
- Oak timber floors to reception and hallways. Honed limestone to selected apartments.
- Bronze aluminium powder coated sliding doors from living/dining rooms to winter gardens.

**WINTER GARDENS**

- Full width louvered glazing with centre pivot opening.
- Composite timber decking.
- External specification double power point.
- Fitted wall light.

**STORAGE**

- Hall storage cupboards.
- Wardrobes to bedrooms.

**INTERNAL WALL AND FLOOR FINISHES**

- Wool mix carpets to bedrooms.
- White painted ceilings and painted walls.
- External balconies, terrace or Wintergarden to all apartments. Selected apartments with two balconies.

**IRONMONGERY**

- Brushed chrome lever handles.

**CAR PARKING**

- Basement car parking available at extra cost to all apartments; (limited electric charging bays also available).



Photography of previous phases.

## NINE EASTFIELDS

## Technical Specification



## HEATING / COOLING

- Low carbon heating, hot water and cooling provided by an energy efficient combined heat and power and aquifer-based heat pump system, run from a centralised energy centre.
- Zoned wet underfloor heating throughout.
- Comfort cooling to main living areas and bedrooms.
- Sauter touchscreen controls to rooms for heating and cooling.
- Cloud integrated app for remote monitoring and control of heating and cooling systems.
- Energy efficient mechanical ventilation and extraction with heat recovery.

## ELECTRICS / LIGHTING / CONNECTIONS

- 1Gbit fibre-to-the-premises data connection with wired network throughout. (service not included).
- Sky Q ready to living areas and bedrooms (service not included).
- Two separate media locations to living areas, with satellite, digital aerial and data points.
- LED downlighters throughout.
- USB sockets to kitchens and bedrooms.

## SECURITY

- Colour video door entry system.
- Fob access to building and car park.
- 24-hour estate management and porter service.
- Gated basement car park.
- CCTV coverage to communal internal and external area.
- Building achieves 'Secure by Design' Gold Level.

## OTHER

- 2 lifts serving all floors.
- Secure cycle storage in basement.
- Lockable basement storage available to purchase at extra cost.
- Mains connected heat and smoke detection.
- Sprinklers throughout.
- 10-year NHBC warranty.
- Residents gym and lap pool on ground floor.

Photography of previous phases.



Photography of previous phases.



Photography of previous phases.



# Floorplans

*Panoramas of a  
bustling waterway  
from Putney and  
Hurlingham to  
Chelsea and beyond.*



NINE EASTFIELDS LEVEL 1-2

# 2 Bed Apartments

■ Limestone Flooring

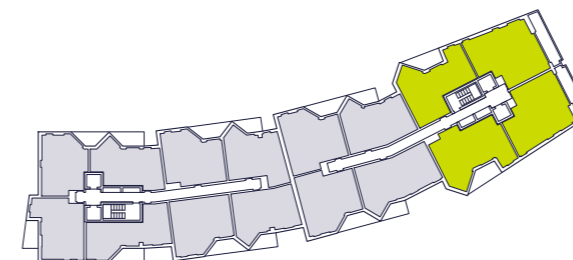


River Thames



UNIT TYPE	INTERNAL SPACE sq. ft	INTERNAL SPACE sq. m	EXTERNAL SPACE sq. ft	EXTERNAL SPACE sq. m	APPLIANCE TYPE
1/201 (2 bed)	1,003	93	173	16	Miele
1/202 (2 bed)	1,004	93	173	16	Miele
1/203 (2 bed)	994	92	127	12	Siemans
1/208 (2 bed)	908	84	122	11	Siemans

All Plans are indicative only.



■ Shared Ownership



East Facing Elevation

NINE EASTFIELDS LEVEL 3-4

# 2 Bed Apartments

■ Limestone Flooring

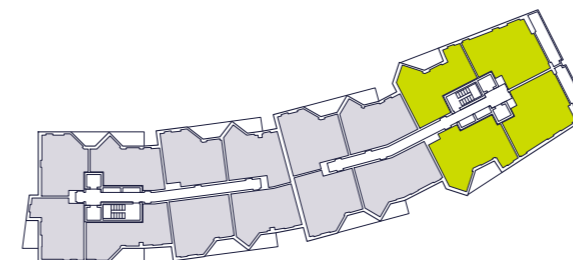


River Thames



UNIT TYPE	INTERNAL SPACE sq. ft	INTERNAL SPACE sq. m	EXTERNAL SPACE sq. ft	EXTERNAL SPACE sq. m	APPLIANCE TYPE
3/401 (2 bed)	1,010	94	173	16	Miele
3/402 (2 bed)	1,010	94	173	16	Miele
3/403 (2 bed)	994	92	127	12	Siemens
3/408 (2 bed)	908	84	122	11	Siemens

All Plans are indicative only.



■ Shared Ownership



East Facing Elevation



NINE EASTFIELDS LEVEL 5

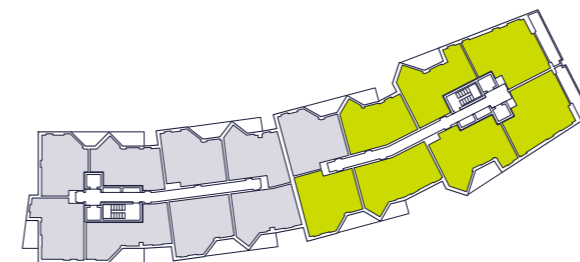
# 2 Bed Apartments

Limestone Flooring



UNIT TYPE	INTERNAL SPACE sq. ft	INTERNAL SPACE sq. m	EXTERNAL SPACE sq. ft	EXTERNAL SPACE sq. m	APPLIANCE TYPE
501 (2 bed)	1,010	94	173	16	Miele
502 (2 bed)	1,010	94	173	16	Miele
503 (2 bed)	994	92	127	12	Miele
504 (2 bed)	959	89	86	8	Siemans
505 (2 bed)	861	80	122	11	Siemans
507 (2 bed)	819	76	83	8	Siemans
508 (2 bed)	908	84	122	11	Siemans

All Plans are indicative only.



Shared Ownership



East Facing Elevation

NINE EASTFIELDS LEVEL 6-8

# 2 Bed Apartments

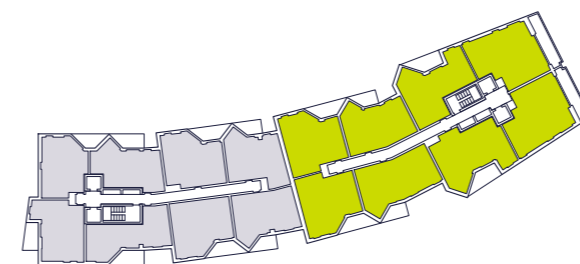
■ Limestone Flooring



River Thames

UNIT TYPE	INTERNAL SPACE	INTERNAL SPACE	EXTERNAL SPACE	EXTERNAL SPACE	APPLIANCE TYPE
	sq. ft	sq. m	sq. ft	sq. m	
6/7/801 (2 bed)	1,010	94	173	16	Miele
6/7/802 (2 bed)	1,010	94	173	16	Miele
6/7/803 (2 bed)	992	92	127	12	Miele
6/7/804 (2 bed)	959	89	86	8	Siemans
6/7/805 (2 bed)	861	80	122	11	Siemans
6/7/806 (2 bed)	866	80	115	11	Siemans
6/7/807 (2 bed)	821	76	83	8	Siemans
6/7/808 (2 bed)	908	84	122	11	Siemans

All Plans are indicative only.



■ Shared Ownership



East Facing Elevation

NINE EASTFIELDS LEVEL 9

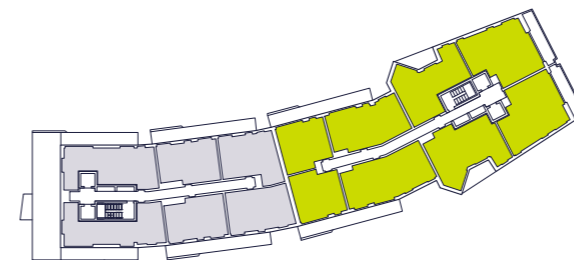
**1/2 Bed Apartments**

■ Limestone Flooring



UNIT TYPE	INTERNAL SPACE	INTERNAL SPACE	EXTERNAL SPACE	EXTERNAL SPACE	APPLIANCE TYPE
	sq. ft	sq. m	sq. ft	sq. m	
901 (2 bed)	1,010	94	173	16	Miele
902 (2 bed)	1,010	94	173	16	Miele
903 (2 bed)	992	92	127	12	Miele
904 (2 bed)	1,019	95	147	14	Miele
905 (1 bed)	624	58	152	14	Miele
906 (1 bed)	621	58	153	14	Miele
907 (2 bed)	878	82	147	14	Miele
908 (2 bed)	908	84	122	11	Miele

All Plans are indicative only.



■ Shared Ownership



East Facing Elevation

NINE EASTFIELDS LEVEL 10

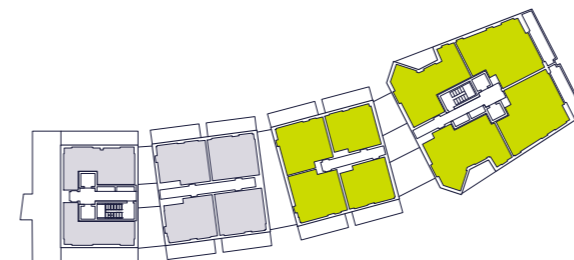
1/2 Bed Apartments

Limestone Flooring



UNIT TYPE	INTERNAL SPACE	INTERNAL SPACE	EXTERNAL SPACE	EXTERNAL SPACE	APPLIANCE TYPE
	sq. ft	sq. m	sq. ft	sq. m	
1001 (2 bed)	1,010	94	173	16	Miele
1002 (2 bed)	1,010	94	173	16	Miele
1003 (2 bed)	1,009	94	468	44	Miele
1004 (1 bed)	543	50	186	11	Miele
1005 (1 bed)	633	59	500	40	Miele
1006 (1 bed)	630	59	419	33	Miele
1007 (1 bed)	542	50	186	11	Miele
1008 (2 bed)	927	86	343	32	Miele

All Plans are indicative only.



Shared Ownership



East Facing Elevation

River Thames



NINE EASTFIELDS LEVEL 11

# 2 Bed Apartments

 Limestone Flooring

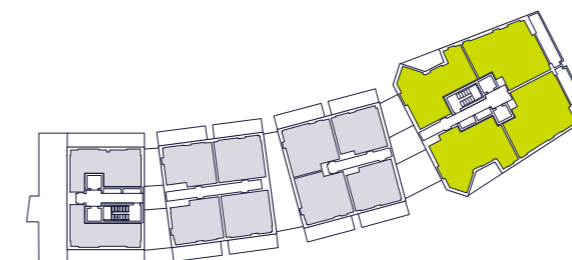


River Thames



UNIT TYPE	INTERNAL SPACE sq. ft	INTERNAL SPACE sq. m	EXTERNAL SPACE sq. ft	EXTERNAL SPACE sq. m	APPLIANCE TYPE
1101 (2 bed)	1,010	94	173	16	Miele
1102 (2 bed)	1,010	94	173	16	Miele
1103 (2 bed)	1,009	94	127	12	Miele
1104 (2 bed)	927	86	122	11	Miele

All Plans are indicative only.



 Shared Ownership



East Facing Elevation

NINE EASTFIELDS LEVEL 12-14

# 2 Bed Apartments

■ Limestone Flooring

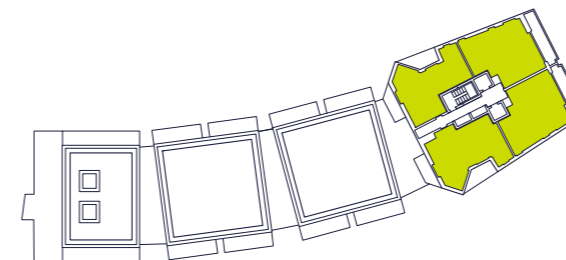


River Thames



UNIT TYPE	INTERNAL SPACE	INTERNAL SPACE	EXTERNAL SPACE	EXTERNAL SPACE	APPLIANCE TYPE
	sq. ft	sq. m	sq. ft	sq. m	
1201 (2 bed)	1,010	94	173	16	Miele
1202 (2 bed)	1,010	94	173	16	Miele
1203 (2 bed)	1,009	94	239	22	Miele
1204 (2 bed)	927	86	232	22	Miele
13/1401 (2 bed)	1,010	94	173	16	Gaggenau
13/1402 (2 bed)	1,010	94	173	16	Gaggenau
13/1403 (2 bed)	1,009	94	239	22	Gaggenau
13/1404 (2 bed)	927	86	232	22	Gaggenau

All Plans are indicative only.



East Facing Elevation



