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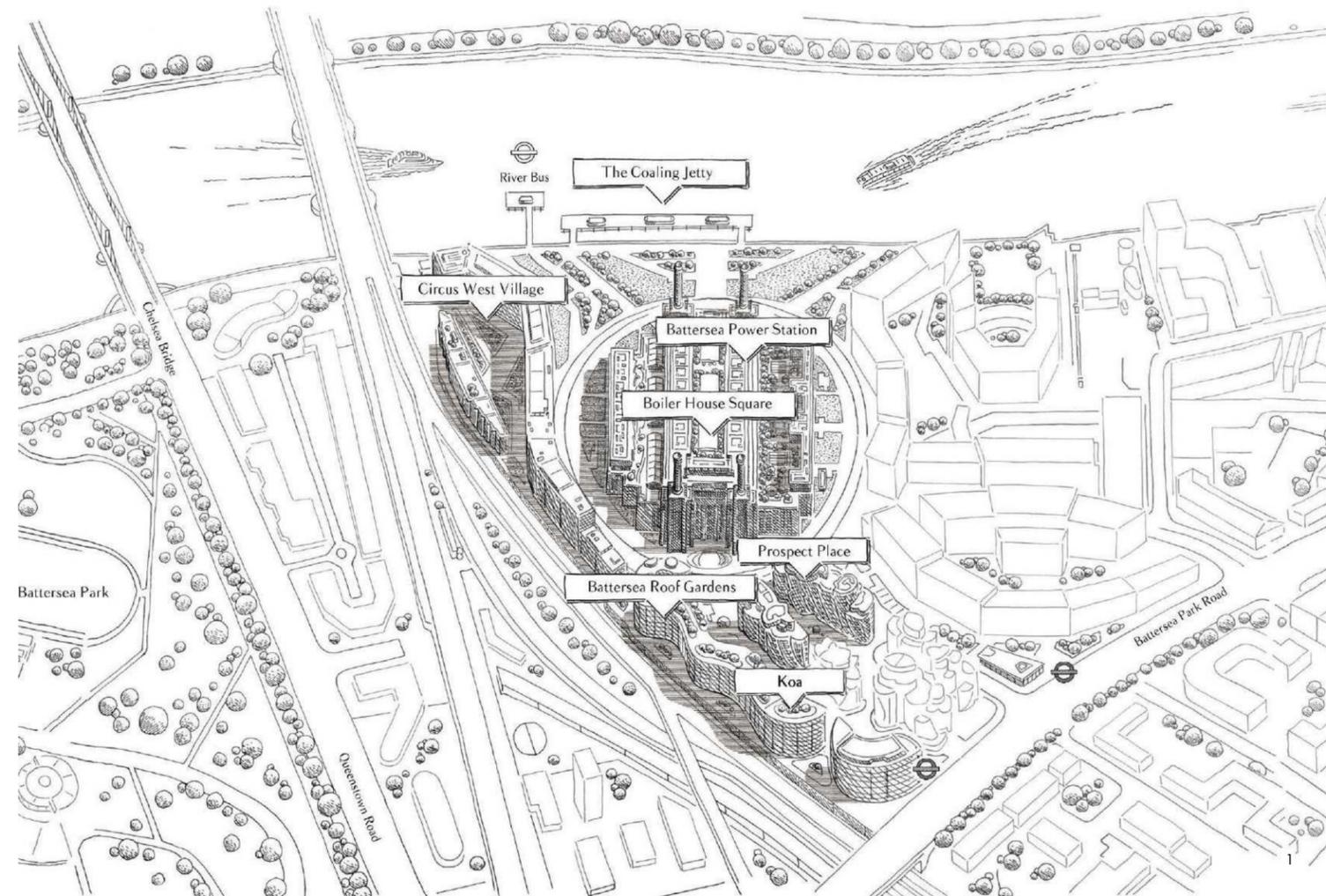
**at electric boulevard**

battersea power station

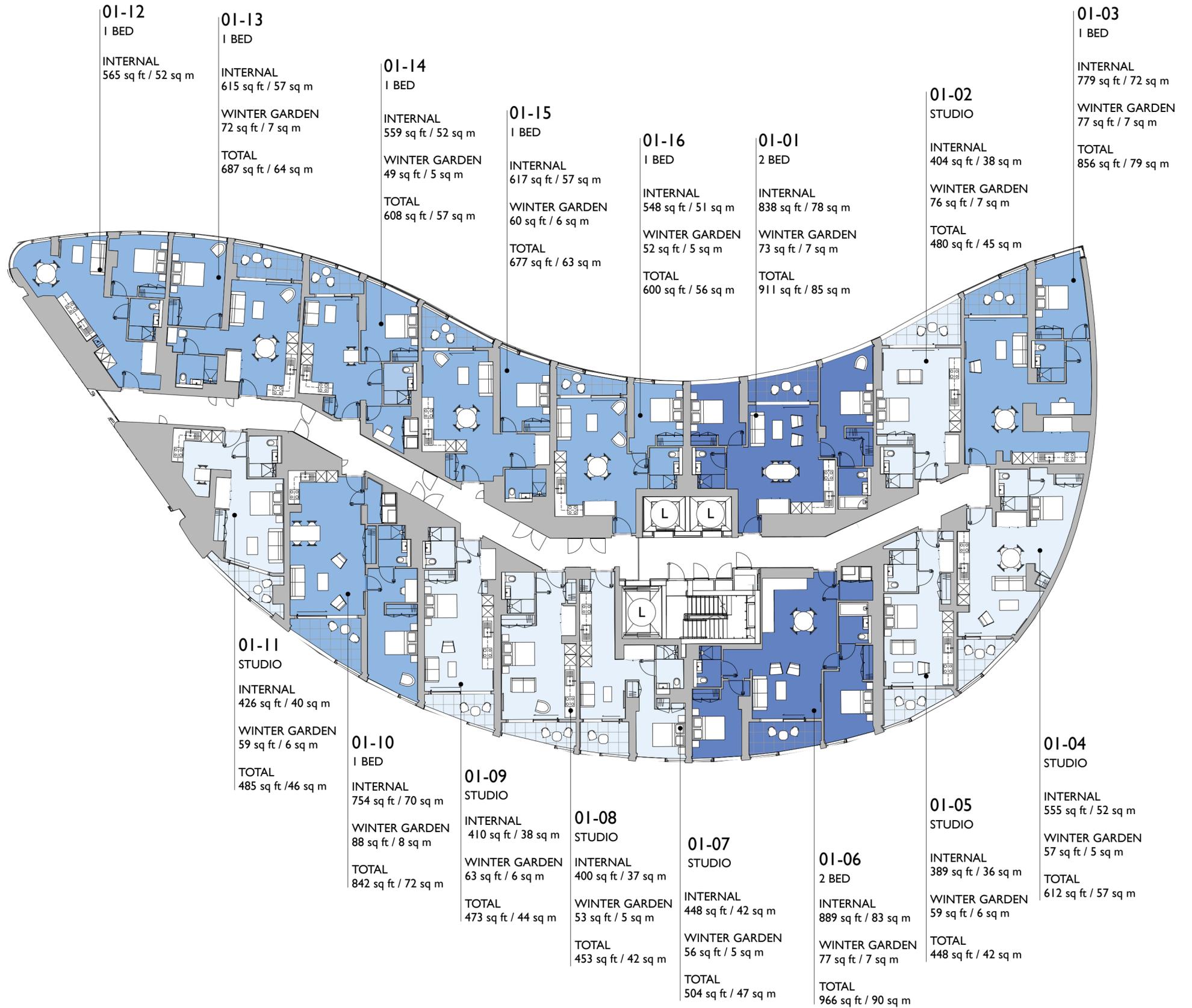
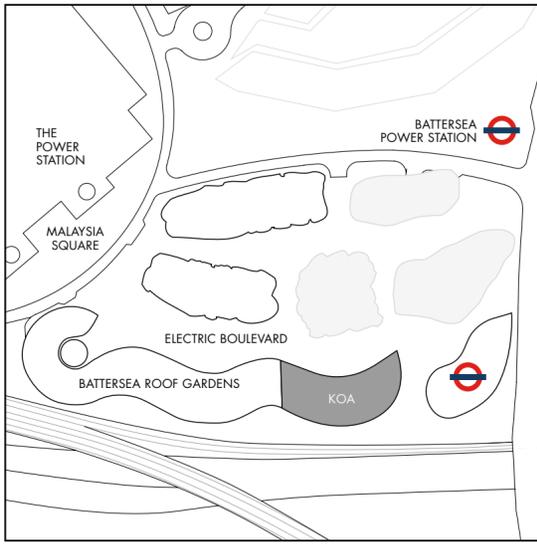
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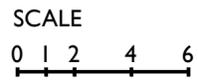
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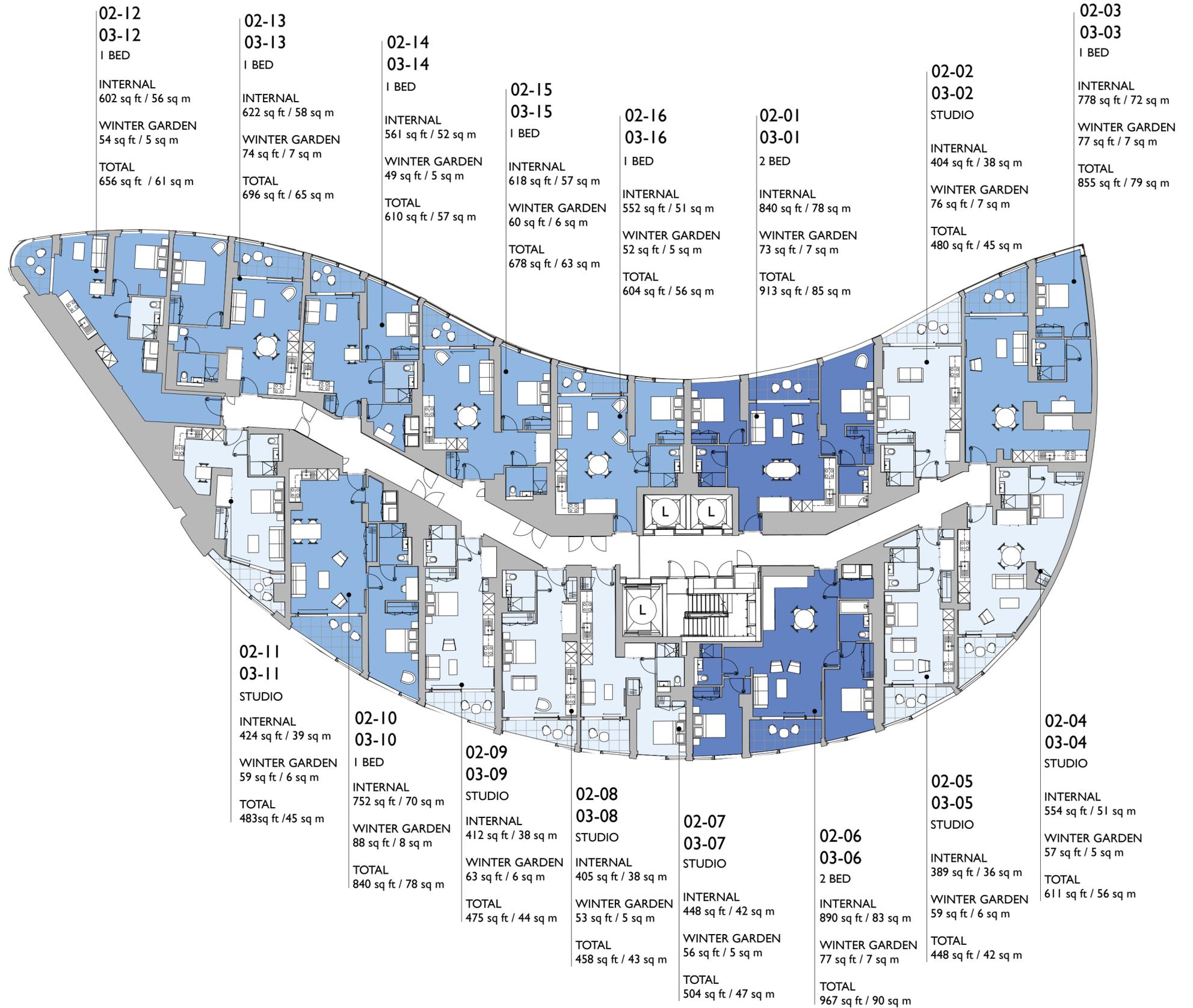
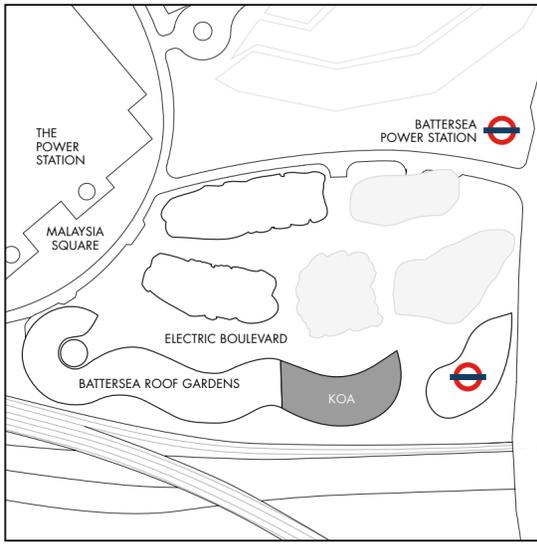




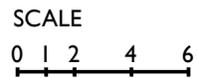
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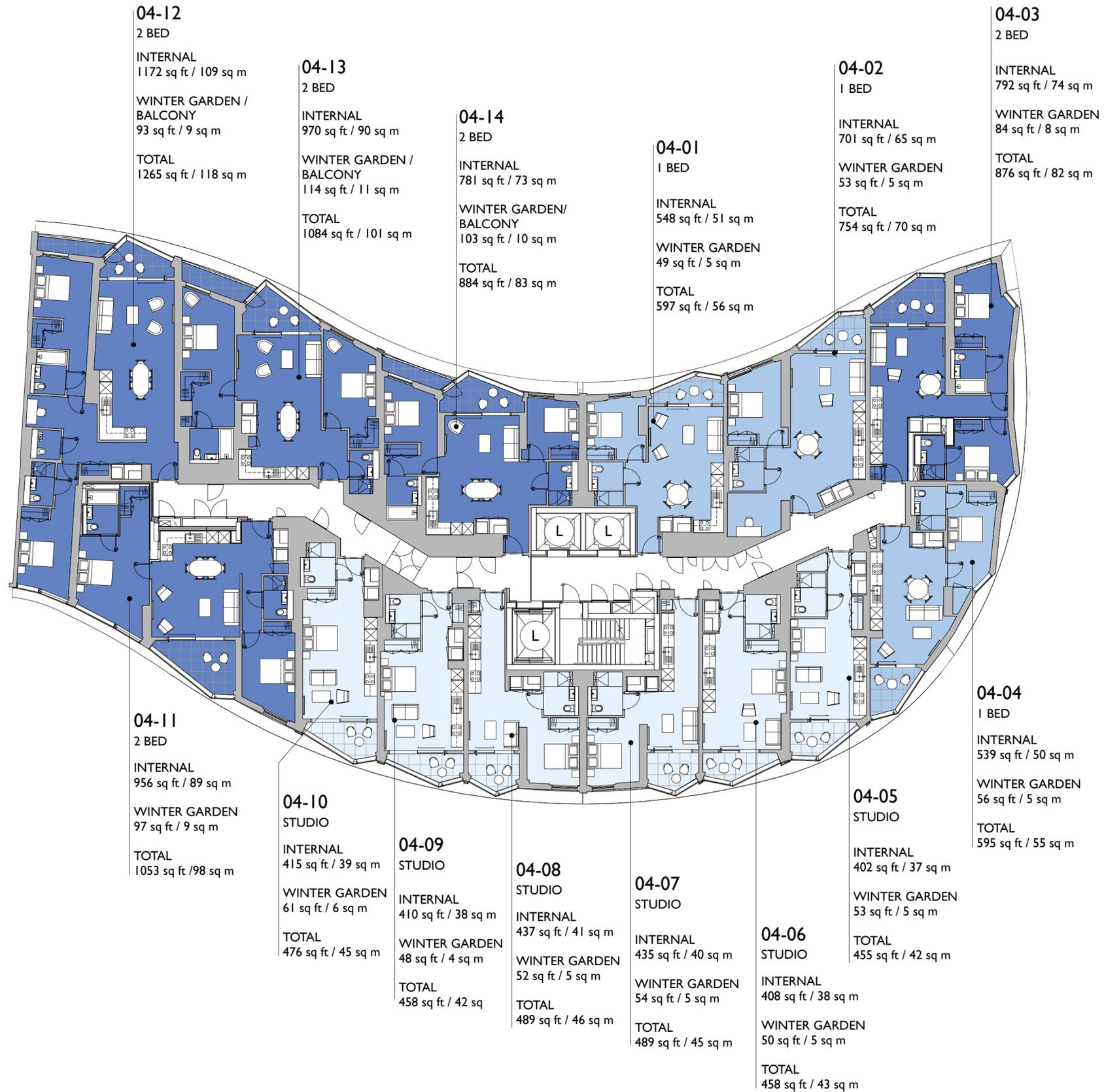
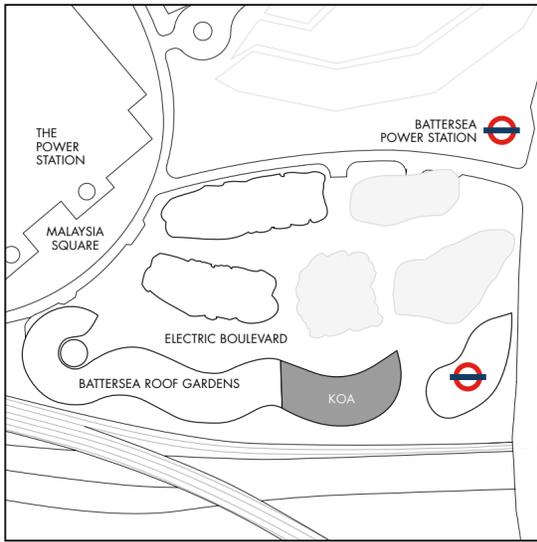
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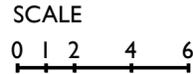
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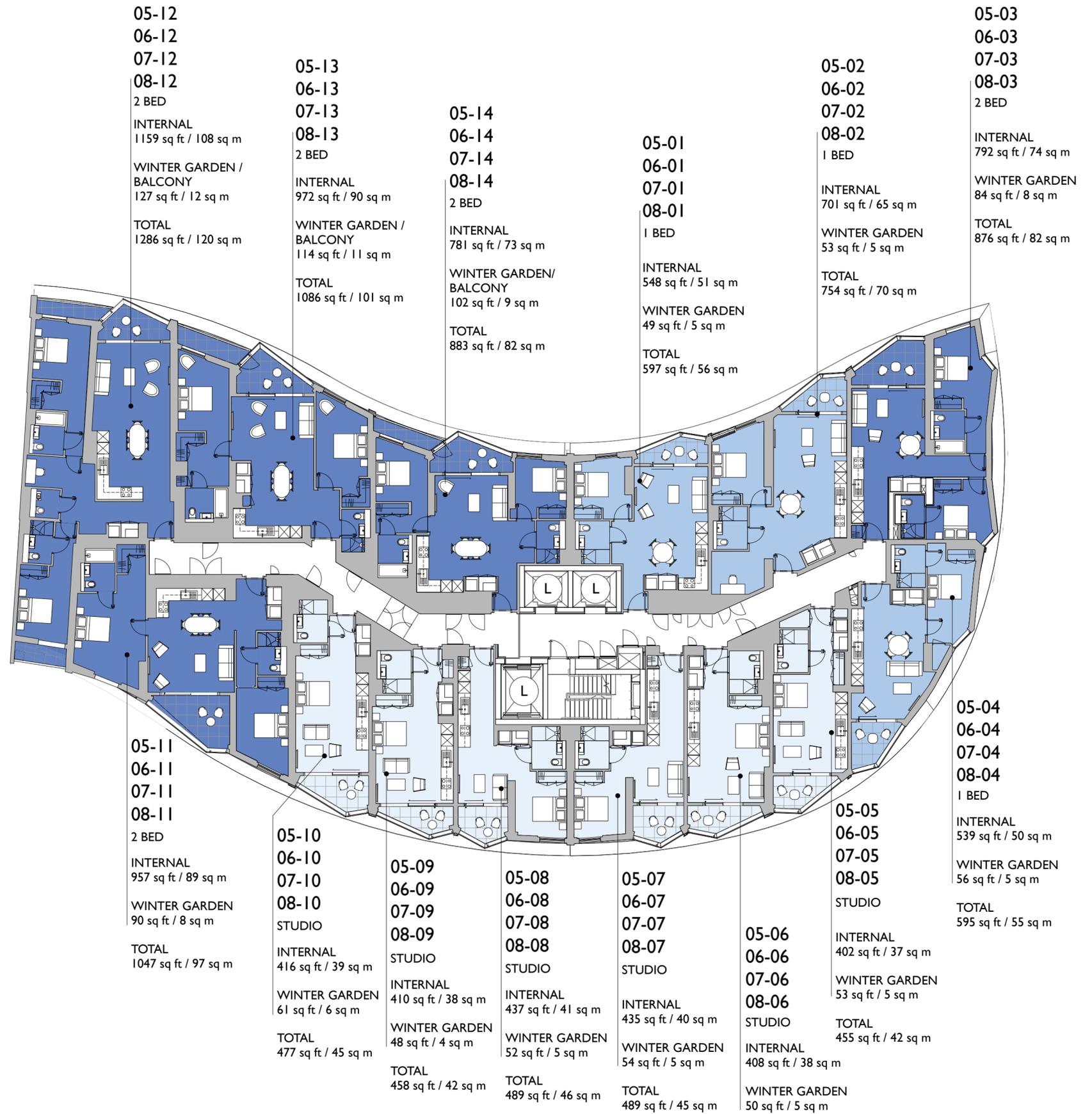
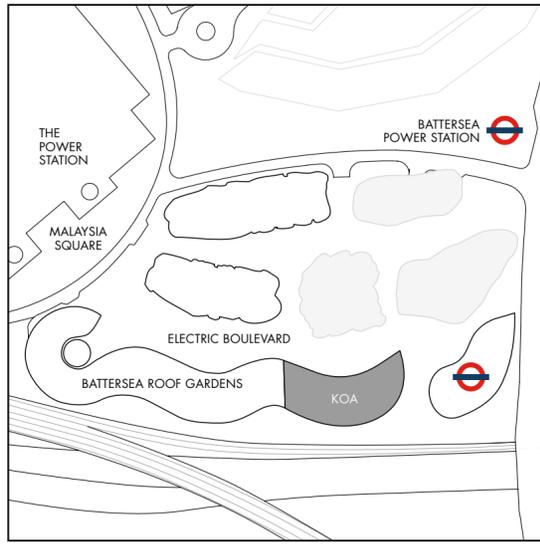
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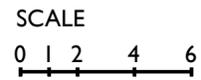
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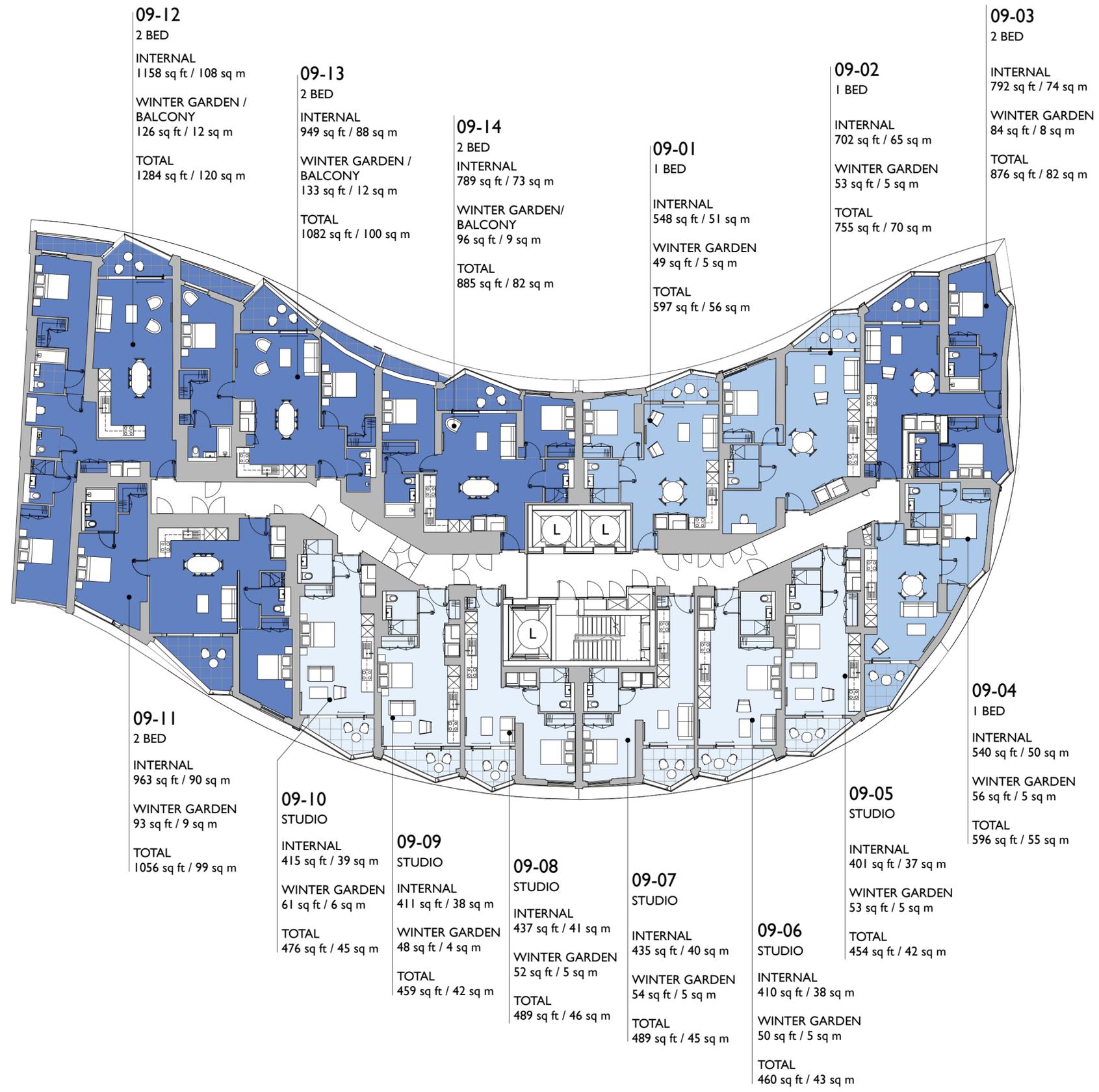
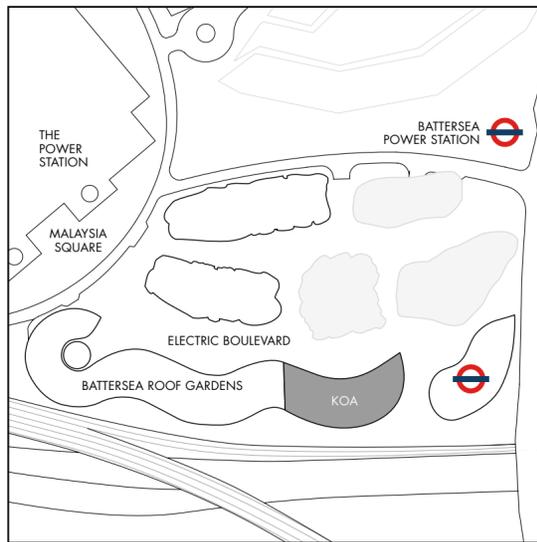
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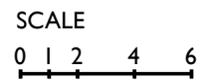
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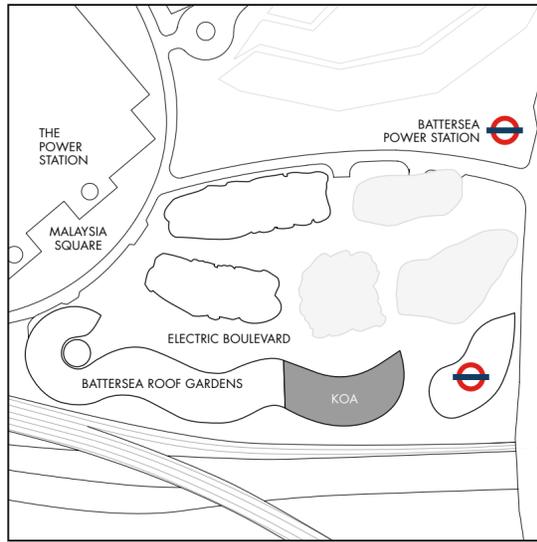


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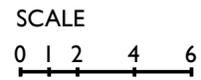


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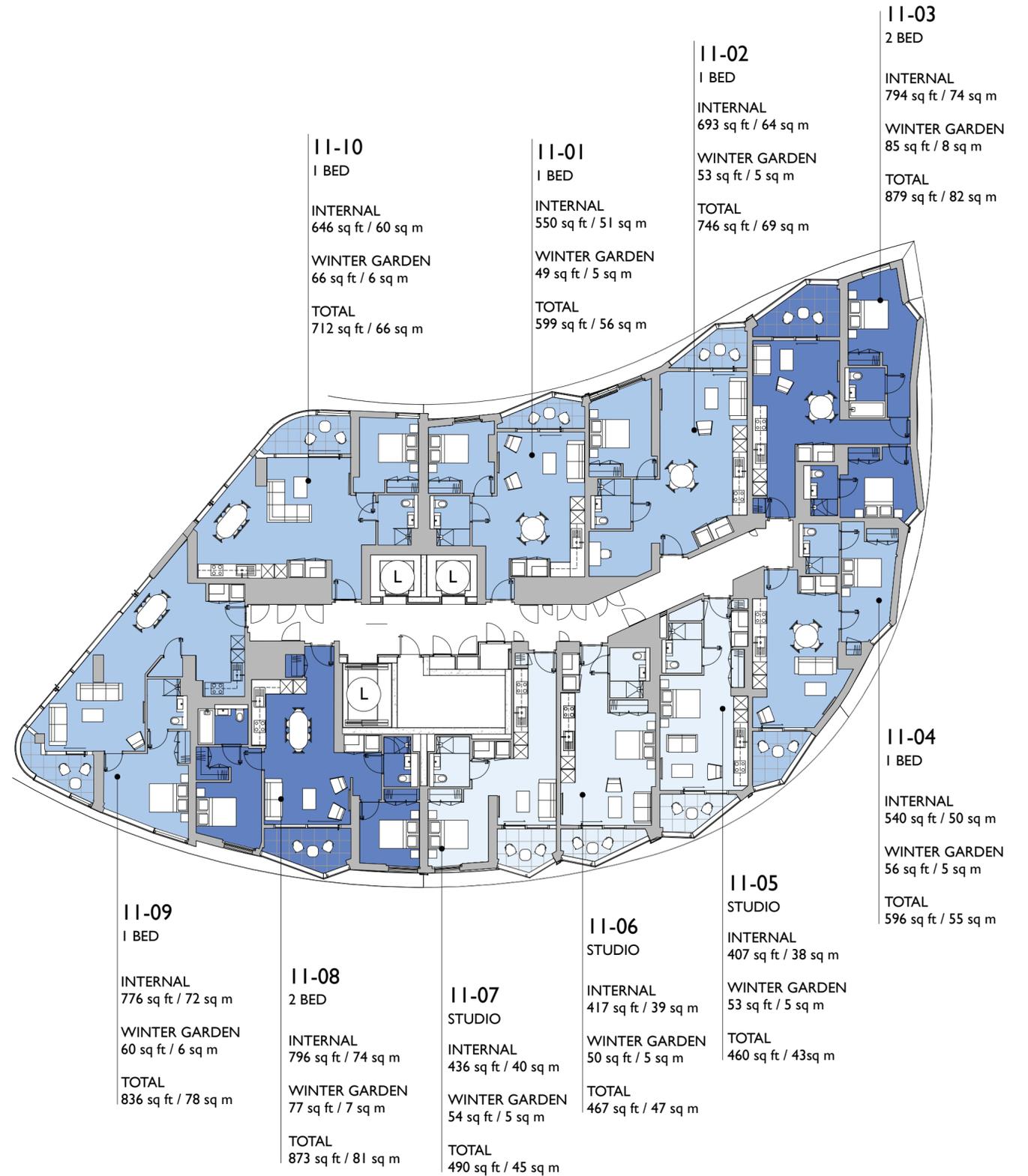
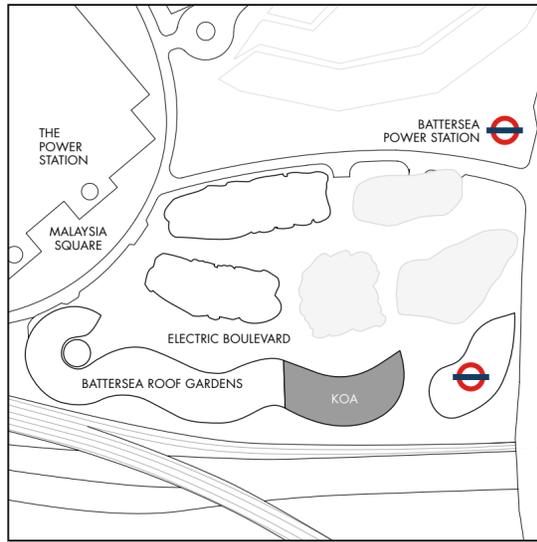




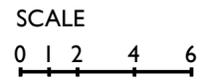
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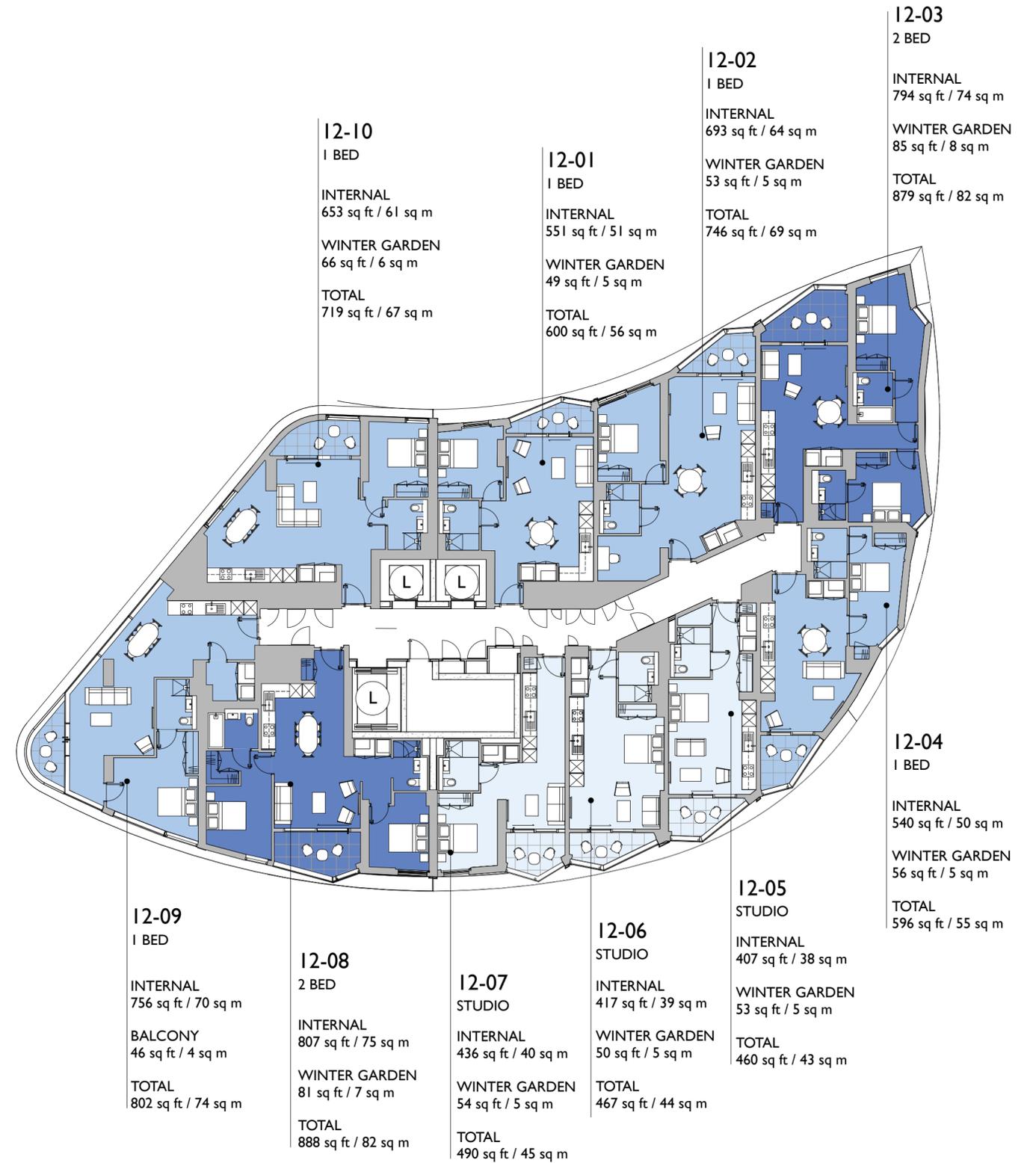
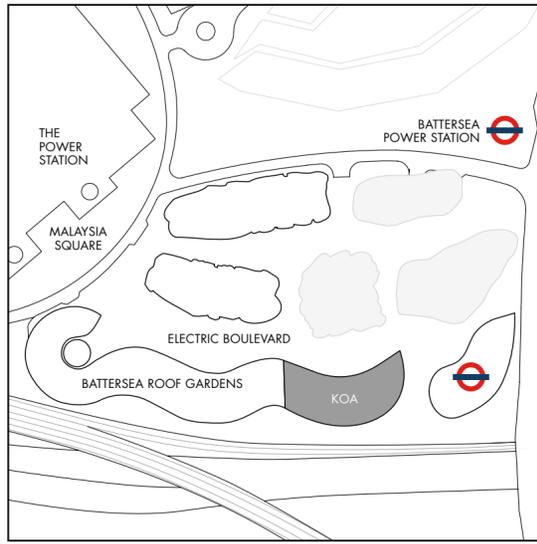
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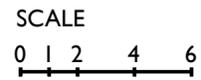
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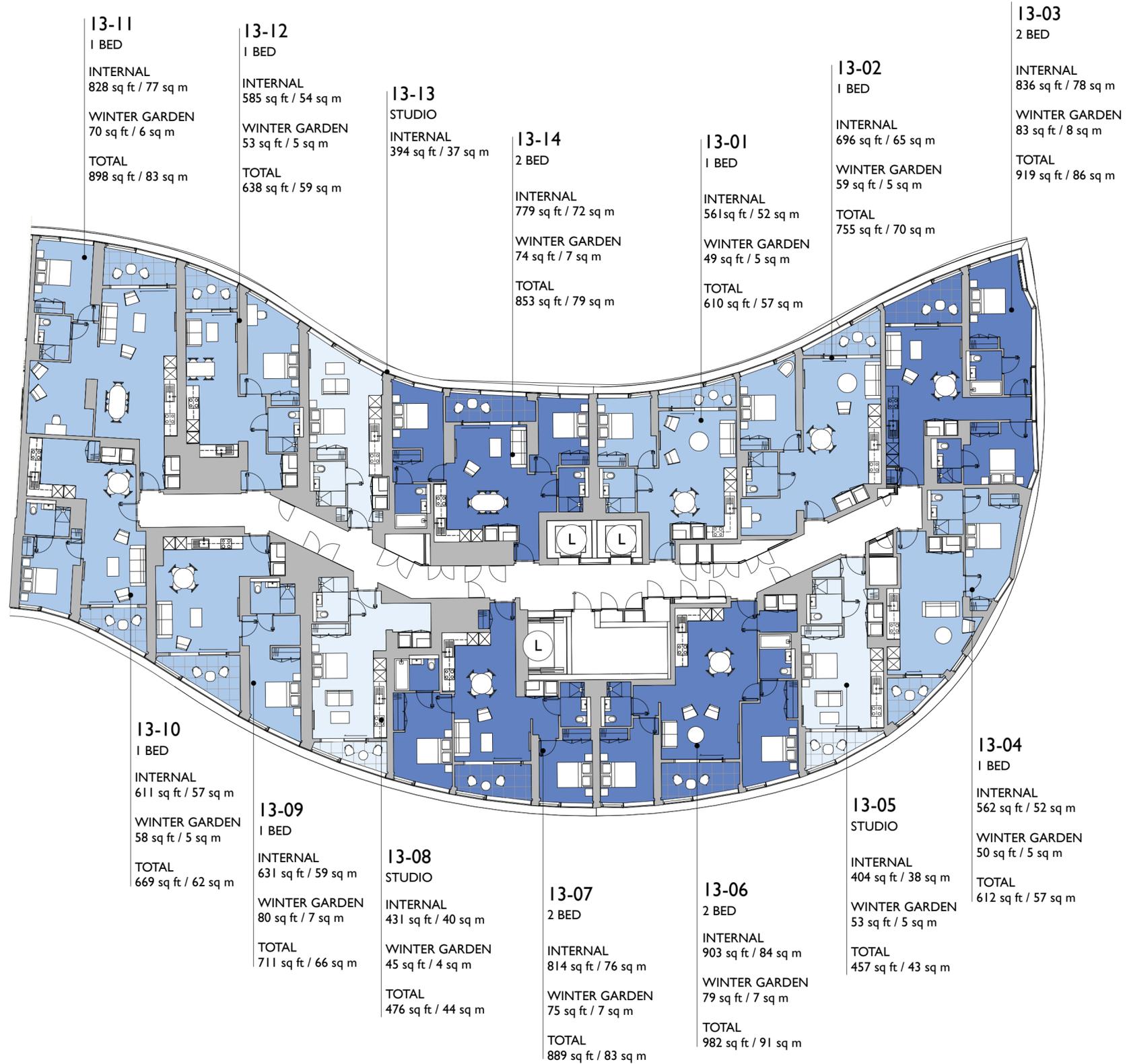
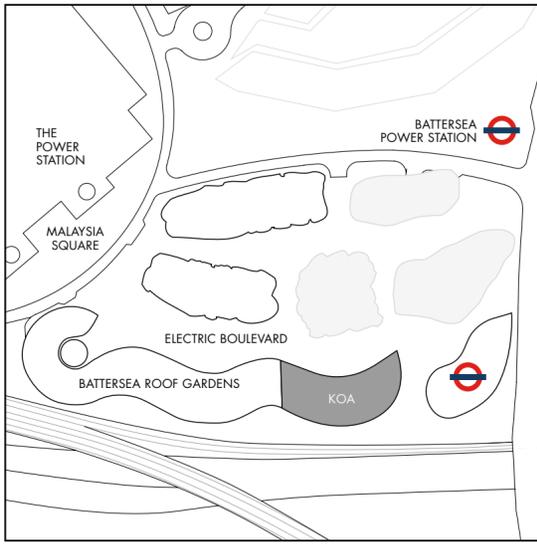
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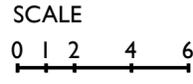
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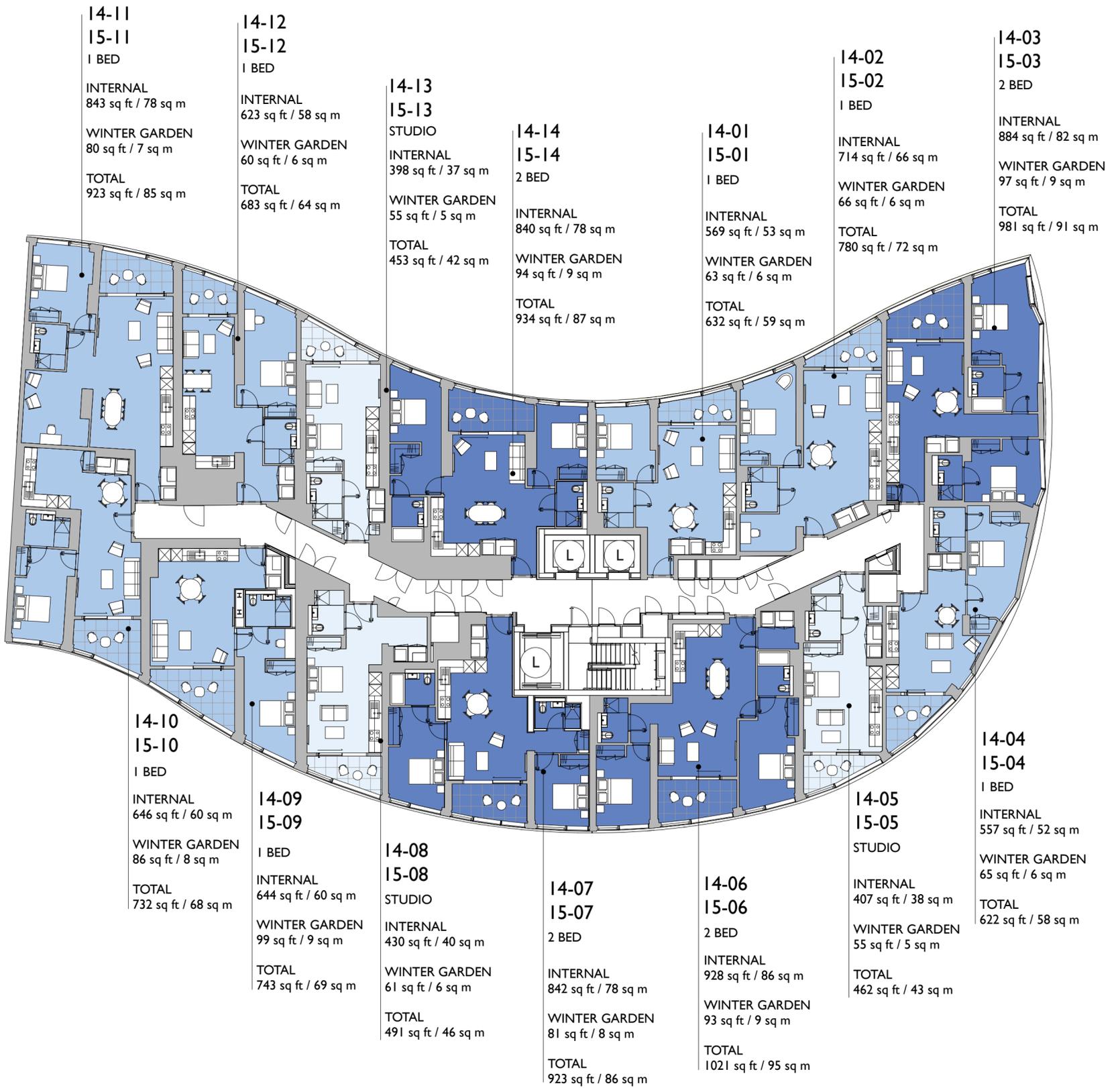
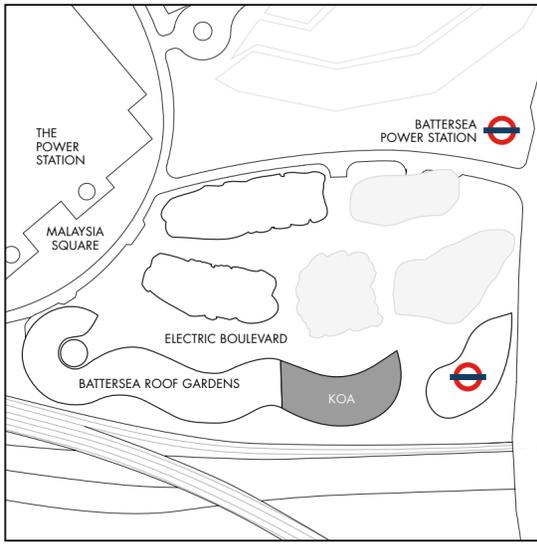
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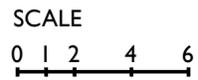
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# specifications

## dawn

The dawn palette takes inspiration from Foster + Partners' bright, linear architecture with white kitchens and light stone tiling providing a series of refreshing spaces.

### kitchen

#### CABINETRY

Bespoke full height handleless contemporary kitchen cabinets in white satin matt lacquer finish

#### WORKTOP AND SPLASHBACK

Polished grey quartz countertop with integrated fittings

Backpainted glass splashback in light grey

#### TAP

Contemporary mixer tap in polished chrome

#### LIGHTING

Concealed under-cabinet LED lighting

### appliances

#### OVEN

Siemens electric oven or similar

#### MICROWAVE

Siemens microwave or similar

#### DISHWASHER

Bosch or similar integrated dishwasher

#### FRIDGE/FREEZER

Bosch or similar integrated fridge/freezer

#### HOB

Bosch or similar induction hob

#### WASHER/DRYER

Zanussi or similar combined washer/dryer

#### EXTRACTOR

Siemens extractor or similar

### internal access, walls, doors, floors & fittings

#### INTERNAL WALLS

Plasterboard internal walls in matt white finish

MASTER BEDROOM FEATURE WALL (1 and 2 bedroom apartments only)

Painted in light grey

#### ENTRANCE DOOR

Dark grey painted entrance door with brushed stainless steel lever handles

#### INTERNAL DOORS

Matt white internal doors with matt black lever handles

#### WARDROBES

Bespoke built-in wardrobes in a matt white lacquer finish with contemporary black linear pull handles

FLOORING TO LIVING, DINING, KITCHEN AND CIRCULATION AREAS

Engineered timber plank flooring

FLOORING TO BEDROOM AREAS

Textured grey wool loop carpet

FLOORING TO WINTER GARDEN

Stone coloured porcelain tiles

### bathrooms

#### FLOORING & FEATURE WALL

Light grey porcelain tile floor and feature wall tiles with brushed stainless steel trim

#### WALLS

Matt white porcelain tile on selected walls; remainder painted (waterproof/moisture resistant)

#### CABINETRY

Wall-hung mirrored vanity unit over sink with concealed LED lighting

#### BASIN

Wall-mounted basin

#### BATH

Built-in bath with shower overhead in select apartments

#### SHOWER FITTINGS

Ceiling mounted rain shower plus wall mounted hand shower in polished chrome

#### BRASSWARE

Contemporary taps and mixers in polished chrome

#### WC

Wall-mounted WC with chrome flush plate

#### ADDITIONAL FEATURES

Heated towel rail (excluding powder rooms)

Door-mounted chrome robe hooks

## dusk

The dusk palette features dark kitchen cabinetry and stone tiling to bathrooms, making a stylish statement and creating signature features that demand attention.

### kitchen

#### CABINETRY

Bespoke full height handleless contemporary kitchen cabinets in charcoal grey satin matt lacquer finish

#### WORKTOP AND SPLASHBACK

Polished grey quartz countertop with integrated fittings

Backpainted glass splashback in light grey

#### TAP

Contemporary mixer tap in polished chrome

#### LIGHTING

Concealed under-cabinet LED lighting

### appliances

#### OVEN

Siemens electric oven or similar

#### MICROWAVE

Siemens microwave or similar

#### DISHWASHER

Bosch or similar integrated dishwasher

#### FRIDGE/FREEZER

Bosch or similar integrated fridge/freezer

#### HOB

Bosch or similar induction hob

#### WASHER/DRYER

Zanussi or similar combined washer/dryer

#### EXTRACTOR

Siemens extractor or similar

### internal access, walls, doors, floors & fittings

#### INTERNAL WALLS

Plasterboard internal walls in matt white finish

MASTER BEDROOM FEATURE WALL (1 and 2 bedroom apartments only)

Painted in charcoal grey

#### ENTRANCE DOOR

Dark grey painted entrance door with brushed stainless steel lever handles

#### INTERNAL DOORS

Matt white internal doors with matt black lever handles

#### WARDROBES

Bespoke built-in wardrobes in a matt white lacquer finish with contemporary black linear pull handles

FLOORING TO LIVING, DINING, KITCHEN AND CIRCULATION AREAS

Engineered timber plank flooring

#### FLOORING TO BEDROOM AREAS

Textured grey wool loop carpet

#### FLOORING TO WINTER GARDEN

Stone coloured porcelain tiles

### bathrooms

#### FLOOR & FEATURE WALL

Dark grey porcelain tile floor and feature wall tiles with brushed stainless steel trim

#### WALLS

Matt white porcelain tile on selected walls; remainder painted (waterproof/moisture resistant)

#### CABINETRY

Wall-hung mirrored vanity unit over sink with concealed LED lighting

#### BASIN

Wall-mounted basin

#### BATH

Built-in bath with shower overhead in select apartments

#### SHOWER FITTINGS

Ceiling mounted rain shower plus wall mounted hand shower in polished chrome

#### BRASSWARE

Contemporary taps and mixers in polished chrome

#### WC

Wall-mounted WC with chrome flush plate

#### ADDITIONAL FEATURES

Heated towel rail (excluding powder rooms)

Door-mounted chrome robe hooks







# place makers

Battersea Power Station is being redeveloped by an international consortium with a proven track record. The project is driven by backing from Malaysia's most well respected and successful property development and investment businesses, S P Setia Berhad, Sime Darby Property and The Employees Provident Fund.



## Development Manager

The development is being managed by UK-based Battersea Power Station Development Company (BPSDC). The team of leading professionals at BPSDC bring a huge amount of knowledge to the scheme, together with experience of delivering largescale developments both in London and around the world.

The creation of a multi-functional, mixed-use place that will become an exemplar project in London is the key objective. This unique UK/Malaysian partnership brings with it the financial strength, expertise and commitment necessary to deliver what is one of London's most important and iconic development projects that will set new standards for development in the capital.

## S P Setia Berhad

Since its incorporation in 1974, S P Setia has been a household name in the property development industry. The Group is recognised as one of Malaysia's leading listed real estate players, with a portfolio that encompasses townships, ecosanctuaries, luxury enclaves, high-rise residences, and commercial and retail developments.

S P Setia is the only Malaysian developer to have received 15 FIABCI World Gold Prix d'Excellence Awards by the International Real Estate Federation (FIABCI), of which the 14th and 15th wins were in 2022 and 14 FIABCI Malaysia Property Awards to date. In 2020, S P Setia was ranked No.1 in The Edge Malaysia Top Property Developers Awards for a record-breaking 13th time, the only developer to have achieved this feat since the inception of the awards.

The Group is well-established in Malaysia's three key economic centres, namely Klang Valley, Johor Bahru and Penang, and has a project in Sabah. Its international reach now includes six countries: Vietnam, Australia, Singapore, China, the United Kingdom, and Japan.

As of 30 June 2022, the Group has 47 on-going projects, with effective remaining land banks of 7,042 acres valued at a GDV of RM120.88 billion and total unbilled sales of RM8.71 billion.

## The Employees Provident Fund

The Employees Provident Fund (EPF) is Malaysia's premier retirement savings fund, created to help its members achieve adequate savings for a comfortable retirement.

This is in line with EPF's vision to help members achieve a better future and its mission to safeguard members' savings and deliver excellent services. The fund has evolved significantly from transaction-centric to a professional fund management organisation with a strong focus on retirement security.

The EPF is guided by a robust and professional governance framework when making investment decisions. It continues to play a catalytic role in the nation's economic growth and seeks to cultivate a savings and investment culture among its members to improve the country's financial literacy level.

## Sime Darby Property

Sime Darby Property is a leading property developer with a strong success rate of developing sustainable communities for 50 years. With 25 active townships/developments, Sime Darby Property has a wide reach that encompasses assets and operations across the country. It marks its presence in the UK as part of a Malaysian consortium to develop the iconic Battersea Power Station Project in central London.

As a responsible corporate player, Sime Darby Property and its philanthropic arm, Yayasan Sime Darby (YSD) actively implement various initiatives to assist underprivileged communities living within and nearby its townships. A multi award-winning property group with numerous international and local accolades, Sime Darby Property is a constituent of the MSCI ACWI Small Cap Index with MSCI ESG Rating of BBB and is rated by the Carbon Disclosure Project. Sime Darby Property is honoured to be recognised with numerous real estate industry awards throughout the years.

In 2021, the Group continues to be recognised as a top property developer in 'The Edge Malaysia's Top Property Developers Awards', achieving the feat for the tenth year running. The Group was also named as 'EdgeProp Malaysia's Responsible Developer: Building Sustainable Development Award 2021', as well as the winner in PwC's 'Building Trust Awards 2021' under the FBM Mid 70 Index category.

## contact us

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