



The Penthouse Collection



WILLIAMS COURT

The height of luxury

Occupying the top floor of Williams Court, our Penthouse Collection, comprises of two elegant apartments, centrally located in this upscale part of Enfield.

Perfectly positioned with superb road and rail links into London, whilst surrounded by beautiful parkland and countryside – relish the best of both worlds.

The Penthouse Collection

LIFE AT THE TOP

These spacious three-bedroom penthouse apartments are designed for modern-day luxury living, and those who enjoy the finer things in life.

Built with luxury and sustainability in mind, this private development offers generous living space for both commuting professionals, and for those who are looking to downsize without compromising on quality.



Enjoying Enfield

AND BEYOND

Sitting within easy reach of city life, while still connecting with the countryside, Williams Court is a few minutes' walk from Enfield's bustling High Street. Enjoy an array of independent and mainstream shops, cafes, pubs and restaurants, or a riverside stroll.

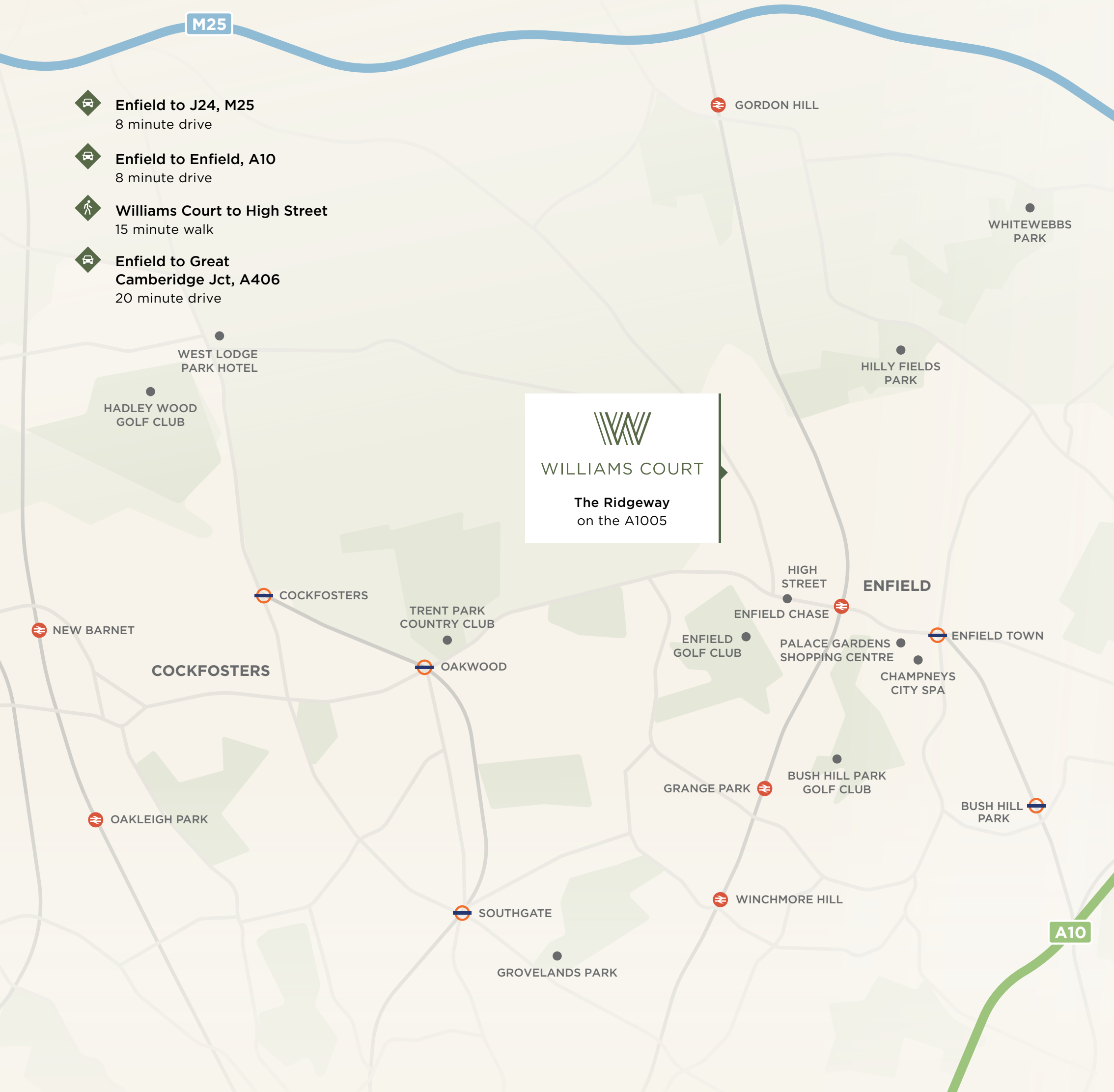


London linked

A CITY ON YOUR DOORSTEP

Williams Court has a number of stations less than a mile away, offering superb rail links into London.

- Enfield Chase to Finsbury Park**
25 minutes, Great Northern
- Enfield Town to Hackney Central**
29 minutes, Overground
- Enfield Town to Liverpool Street**
35 minutes, Overground
- Oakwood to Covent Garden**
35 minutes, Piccadilly Line
- Gordon Hill to Moorgate**
45 minutes, Great Northern



Swing into the Enfield golf scene with over 15 clubs nearby



Escape from the city

WELLNESS AWAITS

With an abundance of golf and country clubs nearby, Williams Court is well placed for leisure activities. Work up a sweat in at Nuffield Health or Lux Fitness, or relax and be pampered at Champneys City Spa – wellness awaits on your doorstep.

Just a short five-minute drive away is 413 acres of historic woodland at Trent Park. Enjoy one of England's finest historical houses, or take a scenic walk and see the parkland's splendour through the seasons.



Work out at one of Enfield's many gyms



Relax and pamper at Champneys City Spa

No. 8

WILLIAMS COURT

Located at the rear half of Williams Court, No. 8 comprises three spacious bedrooms, two with en-suites. The principal bedroom boasts fitted wardrobes and a luxury en-suite with freestanding bath, double shower and double basins, whilst the second bedroom enjoys a modern shower room.

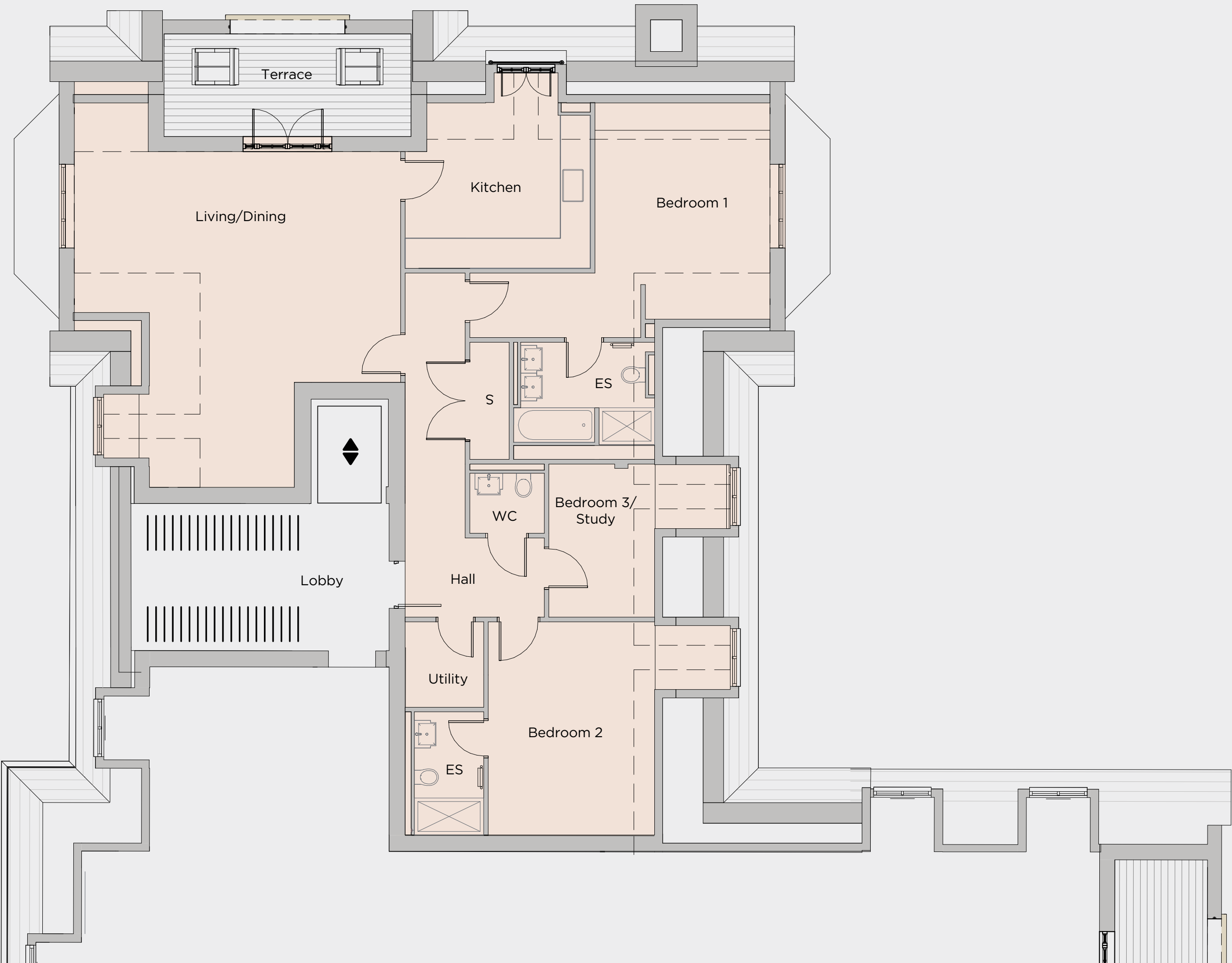
The living/dining room is drenched with light from two windows, creating nooks perfect for a reading chair or painting easel. French doors open onto an outdoor covered terrace for year-round entertaining.

The kitchen benefits from quartz work surfaces, generous drawers and units, premium appliances and a Juliet balcony. In addition is a separate utility room with washing machine, tumble dryer and units, store cupboard and cloakroom.

Enjoy the epitome of luxury outdoor living on the private terrace – a breath of fresh air, rain or shine.



Covered outdoor terrace, No.9



No. 8

FLOORPLAN

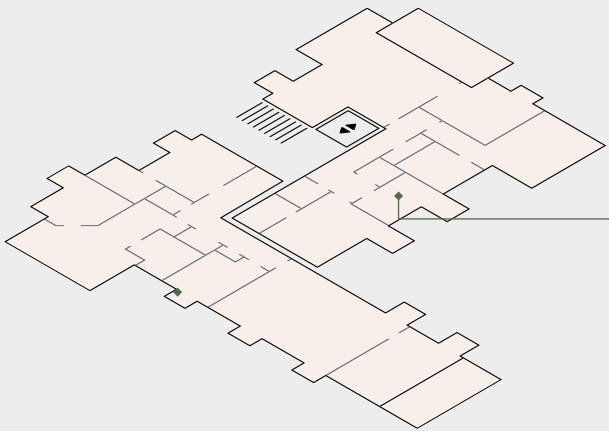
3 bed / 2 bath, Allocated parking space

Total floor area	144m ²	1,550ft ²	Bedroom 1	3.8m x 2.9m	12.4ft x 9.5ft
Hallway	7.4m x 3.0m	24.2ft x 9.8ft	En-suite 1	3.0m x 2.5m	9.8ft x 8.2ft
Cloakroom	1.5m x 1.3m	4.9ft x 4.2ft	Bedroom 2	5.2m x 4.6m	17.0ft x 15.0ft
Utility	1.8m x 1.7m	5.9ft x 5.5ft	En-suite 2	2.7m x 1.7m	8.8ft x 5.5ft
Kitchen	4.2m x 4.0m	13.7ft x 13.1ft	Bedroom 3/Study	3.9m x 3.2m	12.8ft x 10.8ft
Living/Dining	7.3m x 7.0m	23.9ft x 22.9ft	Terrace	5.3m x 2.2m	17.3ft x 7.2ft

Key

- Stairs
- Lift

Dimensions are intended for guidance only and are subject to variation. Kitchen and bathroom layouts indicative only.
S denotes storage. WC denotes cloakroom. ES denotes en-suite.



8 3 bed / 2 bath, Terrace
144m² / 1,550ft²

No. 9

WILLIAMS COURT

Situated at the front of Williams Court, No. 9 comprises three spacious bedrooms, two with en-suites. The large principal bedroom comes with separate dressing room with fitted wardrobes and a luxury en-suite with freestanding bath, double shower and double basins, whilst the second bedroom enjoys a modern shower room.

The living/dining room boasts a bright, sunny outlook from it's two juliet balconies. It leads onto the kitchen with quartz work surfaces, premium appliances plus generous drawers and units. French doors open onto a covered outdoor terrace for year-round alfresco dining. In addition is a utility cupboard with washer/dryer, plus store cupboard and cloakroom.



Drenched in light, the open plan living and dining room is the perfect place to unwind or entertain.

Living/Dining room, No. 9

**Suite dreams –
a spacious principal
bedroom boasts a dressing
room and en-suite bathroom.**

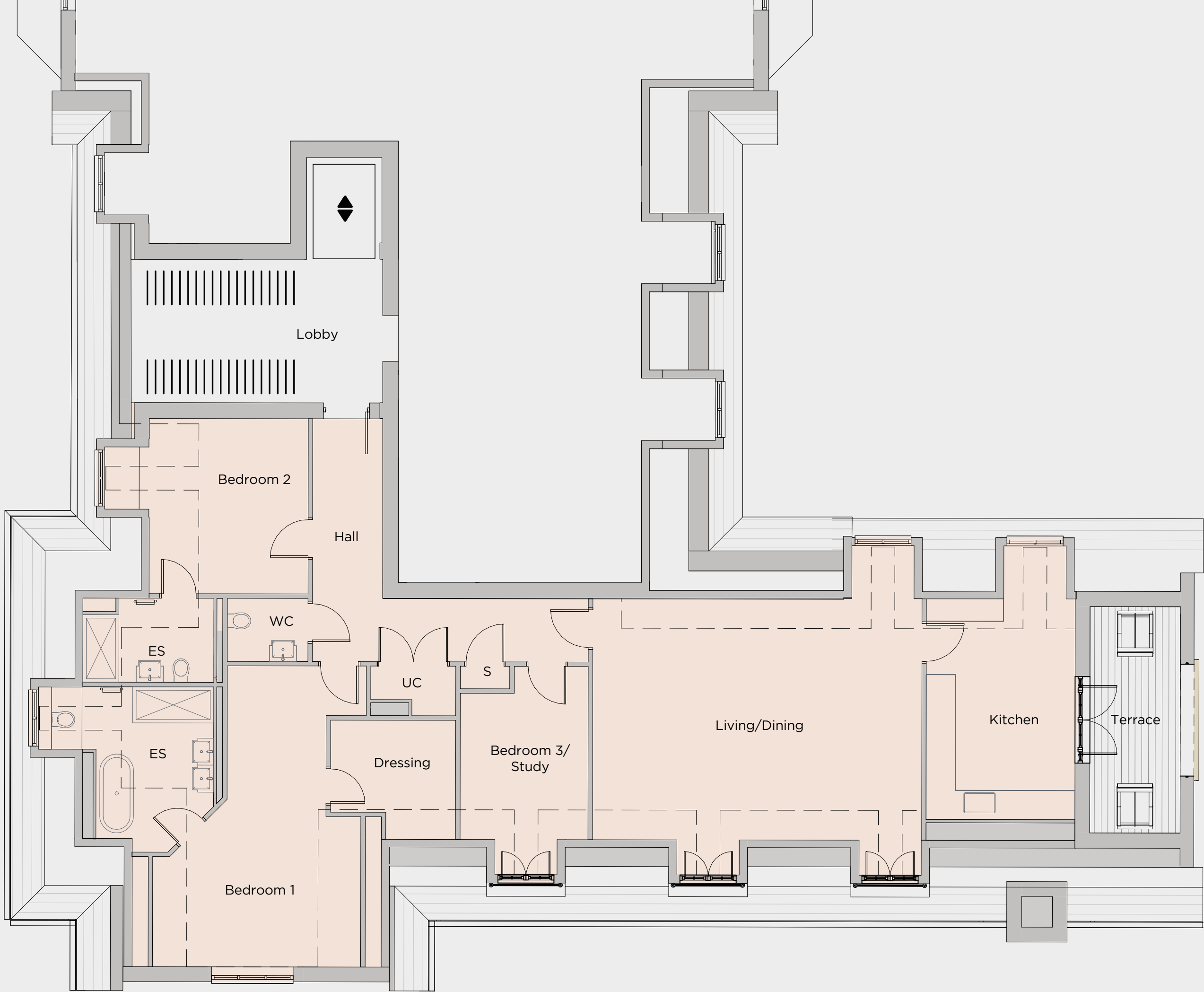


Principal bedroom suite with dressing room, No. 9



Soak away the day with an indulgent bath or rainfall shower – big enough for two.

En-suite bathroom, No. 9




No. 9


FLOORPLAN

3 bed / 2 bath, Allocated parking space

Total floor area		Dressing room	
163m ²	1,754ft ²	2.8m x 2.6m	9.1ft x 8.5ft
Hallway		En-suite 1	
6.1m x 5.4m	20.0ft x 17.7ft	4.0m x 3.7m	13.1ft x 12.1ft
Cloakroom		Bedroom 2	
2.0m x 1.4m	6.5ft x 4.5ft	4.5m x 3.9m	14.7ft x 12.8ft
Utility cupboard		En-suite 2	
1.9m x 1.1m	6.2ft x 3.6ft	3.1m x 1.7m	10.1ft x 5.5ft
Kitchen		Bedroom 3/Study	
6.0m x 3.3m	19.6ft x 10.8ft	4.6m x 2.8m	15.1ft x 9.2ft
Living/Dining		Terrace	
7.3m x 7.3m	23.9ft x 23.9ft	5.0m x 2.2m	16.4ft x 7.2ft
Bedroom 1			
6.7m x 5.5m	21.9ft x 18.0ft		

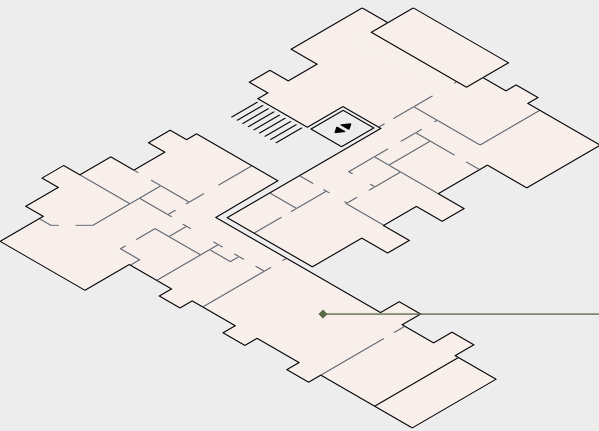
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9 3 bed / 2 bath, Terrace
163m² / 1,754ft²

Specification

Kitchen

- Individually designed kitchens with generous drawers and units
- Quartz work surfaces
- Eye-level built-in stainless steel single and combi oven
- Integrated cooker hood
- Induction hob
- Integrated 70/30 fridge/freezer
- Integrated dishwasher
- Stainless steel sink, under mounted with mixer tap
- LED downlights
- Amtico flooring
- Coffee machine
- Wine cooler

Utility room (No. 8)

- Stone work surfaces
- Washing machine and tumble dryer
- Contemporary wall and base units
- Amtico flooring

Utility cupboard (No. 9)

- Washing machine and tumble dryer
- Amtico flooring

Bathroom & en-suite

- Contemporary white Roca sanitary ware with chrome fittings
- Vanity unit with countertop basins
- Heated chrome towel rail
- LED downlights
- Ceramic tiling to selected areas
- Shaver point
- Extractor fan
- Ceramic floor tiling
- Freestanding bath to master en-suite

Internal features & finishes

- Internal doors with contemporary chrome handles
- Fitted wardrobe to master bedroom
- Featured skirting and matching architrave
- Multiplate TV, Sky and FM point in lounge
- Terrace
- Wardrobes in predetermined areas*

*Subject to additional cost.

External

- Separate pedestrian and vehicular entrances
- Landscaping to communal gardens
- Roads and communal areas are private and maintained by a management company (service charge available upon request)
- External cycle lockers
- Allocated parking spaces with electric vehicle charging

Security, heating & energy efficiency

- Expected B rating EPC
- Fused spur for future wireless alarm systems (option to upgrade)
- Mains operated smoke detectors with battery backup to hall and landing
- Multipoint mortice locking front door
- White double-glazed aluminium windows with multipoint locking handles
- Underfloor heating
- Dual flush toilet mechanism
- High insulation levels within roof spaces
- Low energy lighting

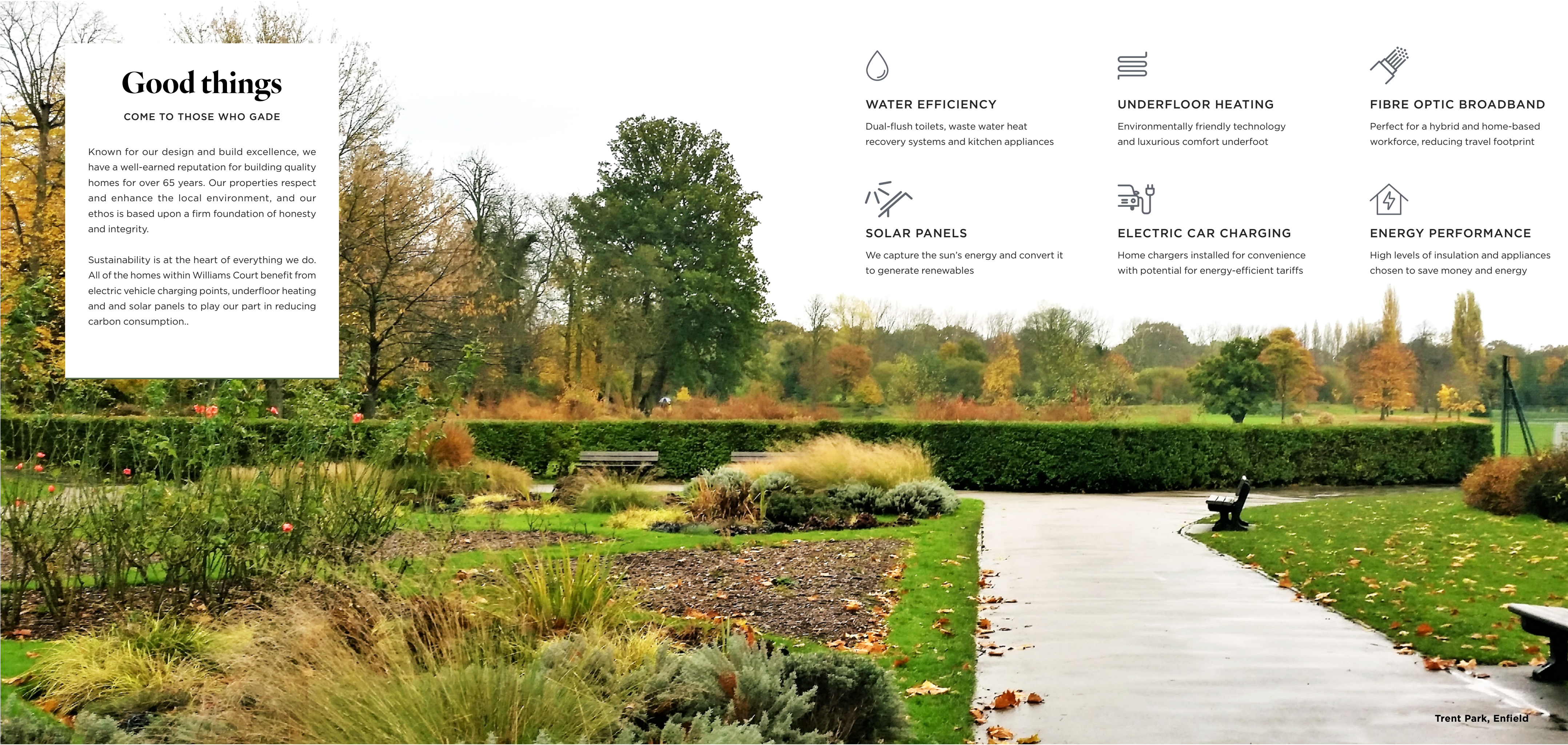
Beauty in the details

Beautiful, tasteful interiors make our penthouse suites feel like home from the day you arrive.

Muted, understated colour palettes and natural materials are the epitomy of contemporary style. Fixtures and fittings have been carefully selected for superior quality as well as the practicality of modern-day living.

Sophistication has been created in every space – from modern kitchens with integrated appliances and quartz worktops, bathrooms with double showers and freestanding baths, to underfloor heating and private outdoor terraces.





Good things

COME TO THOSE WHO GADE

Known for our design and build excellence, we have a well-earned reputation for building quality homes for over 65 years. Our properties respect and enhance the local environment, and our ethos is based upon a firm foundation of honesty and integrity.

Sustainability is at the heart of everything we do. All of the homes within Williams Court benefit from electric vehicle charging points, underfloor heating and and solar panels to play our part in reducing carbon consumption..



WATER EFFICIENCY

Dual-flush toilets, waste water heat recovery systems and kitchen appliances



SOLAR PANELS

We capture the sun's energy and convert it to generate renewables



UNDERFLOOR HEATING

Environmentally friendly technology and luxurious comfort underfoot



ELECTRIC CAR CHARGING

Home chargers installed for convenience with potential for energy-efficient tariffs



FIBRE OPTIC BROADBAND

Perfect for a hybrid and home-based workforce, reducing travel footprint



ENERGY PERFORMANCE

High levels of insulation and appliances chosen to save money and energy

Trent Park, Enfield

The Gade Difference

A PASSION FOR BUILDING

As a privately-owned developer, Gade Homes have carefully selected an expert team with decades of residential building experience, sharing our passion and vision for creating beautiful, unique family homes.

Part of Gade Group, we have been building independently for over 65 years and have established an excellent reputation through honesty and integrity.

A Gade home is thoughtfully built for a lasting future, designed to respect and enhance its environment. We build sensitively with materials that complement locality, reduce carbon consumption through design, and create and retain as much green space around your home as possible.

We all live differently. Each of our homes is bespoke – we balance practicality with timeless design, delivering quality workmanship and a high-spec finish as standard. A variety of options and upgrades are available to truly personalise your home, turning your dreams into reality.



BUYING A GADE HOME

We understand what a meaningful and stressful decision buying a new home can be and we take pride in offering a personal service throughout the process. Whether it's design meetings with our construction team, assisting with legal documents, or support from our dedicated after-sales team, we're here to make your experience the best we can.

PEACE OF MIND

Prior to completion of your new home, you will have the opportunity to inspect your property in detail. This allows absolute peace of mind and transparency from the day of purchase, and items in need of attention can be addressed and resolved. As a registered User of the Consumer Code for New Homes, we are committed to building excellent quality houses that make beautiful homes.

AFTERCARE

On completion, our dedicated Customer Care team will be on hand for the next two years to handle any issues that may arise. Manufacturer warranties and care guides will be provided for other items in your home (such as kitchen appliances, white goods, hot water cylinder and boilers). Each Gade home comes with a 10-year home warranty provided by NHBC.

OUR GUARANTEE TO YOU

Gade Homes is a premium-rated NHBC Builder with a Buildmark warranty and insurance. Your home will be independently surveyed by NHBC during the construction, and a certificate will be issued on completion. Protection is provided for you, the purchaser, from exchange of contract. This stays with the property until the period expires, or is transferred if the property is sold.



Gade Homes Limited and their agents give notice that: (i) the particulars are set out as a general outline only, for the guidance of intending purchasers or lessees and do not constitute, nor constitute part of, an offer or contract; (ii) all descriptions, dimensions, references to condition, necessary permissions for use and occupation and other details are given without responsibility and any intending purchasers or tenants should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of Gade Homes Limited or their agents has any authority to make or give any representation or warranty whatever in relation to the property.



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