

MAYFAIR PARK RESIDENCES

AN EXCLUSIVE COLLECTION OF RESIDENCES

Managed by

 *Dorchester Collection*

MAYFAIR PARK RESIDENCES

At the heart of London's most prestigious district of Mayfair, with views over the iconic Hyde Park, Mayfair Park Residences is truly unique. The luxuriously appointed homes range from generously proportioned, one-bedroom pied-à-terre to a truly magnificent penthouse with rooftop pool. With Five-Star amenities and in-house services delivered by the adjoining Dorchester Collection London hotel, 45 Park Lane, this is the ultimate in sophisticated city living, for those who insist on the very best of everything.



Oxford Street

Hanover Square

Regent Street

Piccadilly Circus

Berkeley Square

Grosvenor Square

Mount Street Gardens

MAYFAIR PARK
RESIDENCES

Managed by
Dorchester Collection

Piccadilly

Green Park

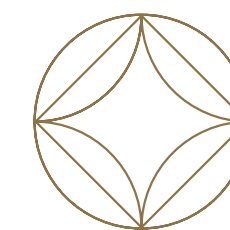
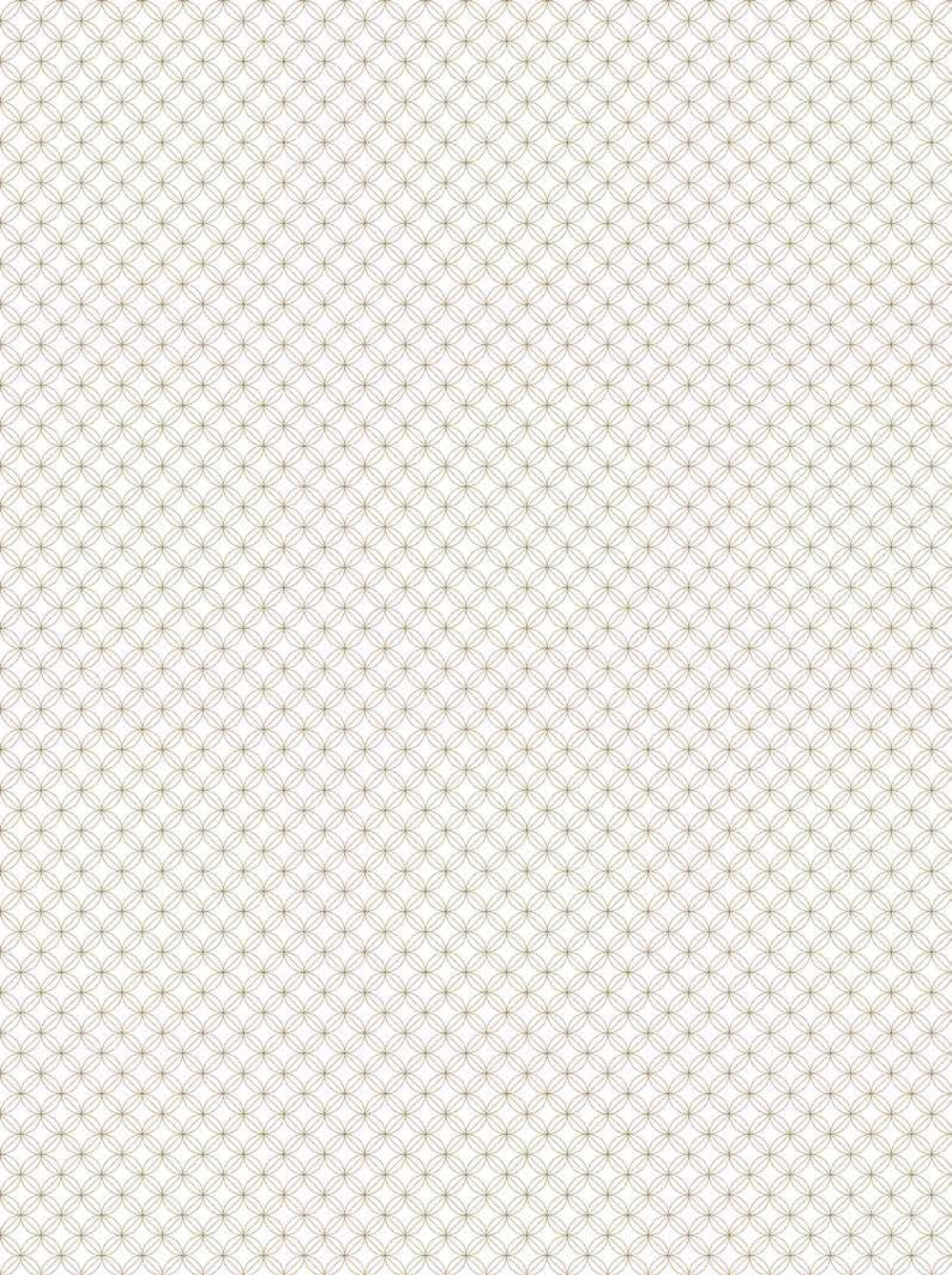
Park Lane

The Dorchester
Dorchester Collection

45 PARK
LANE
Dorchester Collection

Hyde Park





A UNIQUE OPPORTUNITY

Mayfair Park Residences is a collection of superbly designed apartments in Mayfair, one of London's most fashionable and sought after residential quarters. Five-Star services are provided exclusively by Dorchester Collection's 45 Park Lane Hotel.

MAYFAIR PARK RESIDENCES

A development by

C
CLIVEDALE
LONDON

Managed by

(C) *Dorchester Collection*



The main entrance to Mayfair Park Residences from Stanhope Gate



Located in Mayfair THE VERY BEST OF LONDON

Mayfair has been a prime residential district since the 18th century, its impressive mansions and formal garden squares are the perfect embodiment of prestigious living. With Mayfair renowned for being the Capital's most sought after location, Mayfair Park Residences is the perfect address. Nearby Mount Street, long celebrated for its traditional retailers and established restaurants, is also an eminently stylish fashion hub. The luxury shops, art galleries and auction houses in and around Bond Street are a leisurely stroll away and Piccadilly and Knightsbridge are equally accessible. Adjacent to Mayfair Park Residences is The Dorchester and, just across Park Lane, the green spaces of Hyde Park present an irresistible invitation to experience an oasis of green in the heart of the city.

Mayfair Park Residences



The Dorchester, Dorchester Collection



Coworth Park, Dorchester Collection



Hotel Principe Di Savoia, Dorchester Collection



Hotel Plaza Athenee, Dorchester Collection



45 Park Lane, Dorchester Collection



A unique partnership DORCHESTER COLLECTION

For nearly a century, royalty, film stars and foreign dignitaries have chosen to stay at The Dorchester on Park Lane. Its legendary service and commitment to excellence is celebrated internationally. In 2006 The Dorchester joined together with some of the most luxurious hotels in the USA and Europe to form Dorchester Collection.

Dorchester Collection will be bringing its passion for innovation and excellence to the delivery of services at Mayfair Park Residences which adjoins 45 Park Lane, one of its London hotels. This partnership signifies the first time that Dorchester Collection has agreed to make its services available to anyone except its own guests.

As a resident, you also have privileged access to the bars and restaurants of 45 Park Lane, where acclaimed chef Wolfgang Puck has established his first European outpost, and The Dorchester, home to The Grill and to Michelin-starred modern French cuisine touched by the genius of Alain Ducasse. Drop in for dinner or drinks, and charge the bill to your apartment, as you would do if you were a hotel guest.

“Dorchester Collection is delighted to have the opportunity to work in partnership with Clivedale at Mayfair Park Residences. Our shared vision is to set a new benchmark in Five-Star hotel services and amenities for private residential apartments in London.”

Christopher Cowdray, CEO, Dorchester Collection

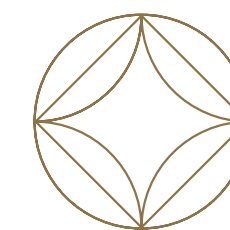
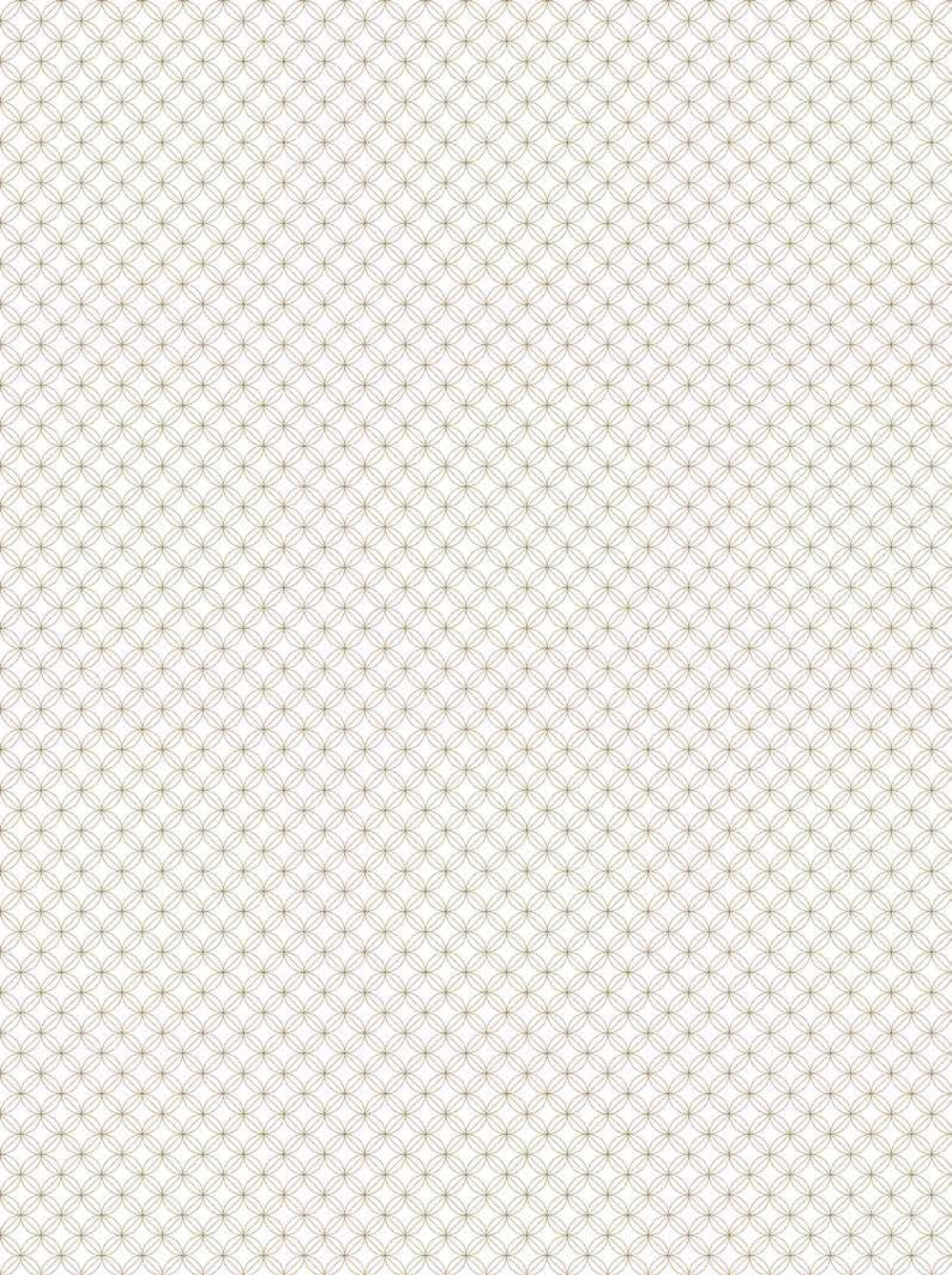
Managed by

 *Dorchester Collection*



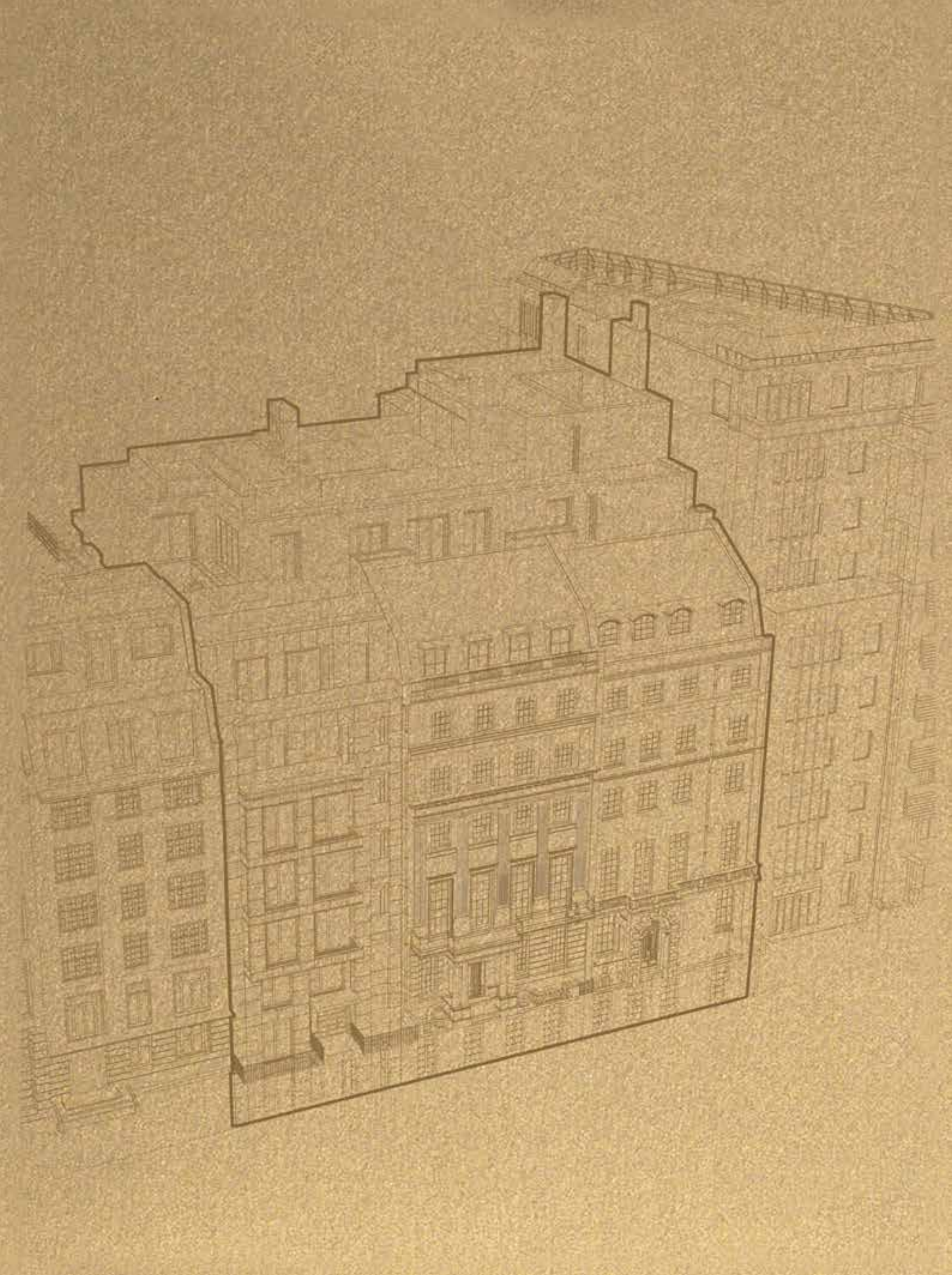
On your doorstep HYDE PARK

A few steps from your own front door lies the finest of London's royal parks. Hyde Park was once Henry VIII's private hunting estate before becoming a pleasure ground for London's fashionable set. Today, it is as popular as ever, offering an experience of idyllic British countryside at the very heart of London. A quiet stroll beneath the trees provides the perfect respite from hectic urban living whilst there are plenty of opportunities for something more active. People have been horse riding on Rotten Row for centuries and The Serpentine offers a choice of open-water swimming or boating. Cyclists, roller-skaters and joggers make the most of the park's wide-open spaces and a stroll into the neighbouring Kensington Gardens, the grounds of Kensington Palace, will take you to the two cutting-edge Serpentine Galleries and the famous Round Pond, the ideal place to sail toy yachts or simply sit and enjoy the view.



THE ARCHITECTURE

London-based architectural practice PLP has married traditional skills with a contemporary vision, creating a modern building that incorporates, in part, the detail and character of a Grade II listed façade, to create a striking development that is destined to become a new Mayfair landmark.



The Architect

LEE POLISANO

PLP Architecture are known for their juxtaposing, understated, geometric structures within the city landscape. Their approach is unique in the way it brings soul to residential buildings in urban environments. In architect Lee Polisano's words, "We don't see them as objects, we treat them as participants or actors on a stage".

He goes on to explain, "At PLP, we're interested in how people live in buildings. In traditional architecture post World War II, there was a sense of arrival. If you were a guest, you went into a reception room, if you lived there and you came home in the evening, you could nip quickly into the bedroom from the entrance and change, or you could go directly into the kitchen. They worked like a well-designed house works, at any scale".

Fronting two streets, Mayfair Park Residences presents six distinct façades. On Stanhope Gate, the immaculately restored Georgian frontages, one in black-painted brick, the other in Portland stone, both with columned porticoes, are continued by a third in white travertine, contemporary yet complementary. Equally impressive are the three modern façades on Curzon Street.

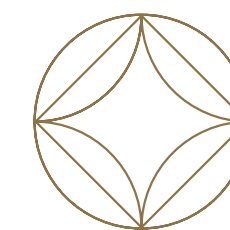
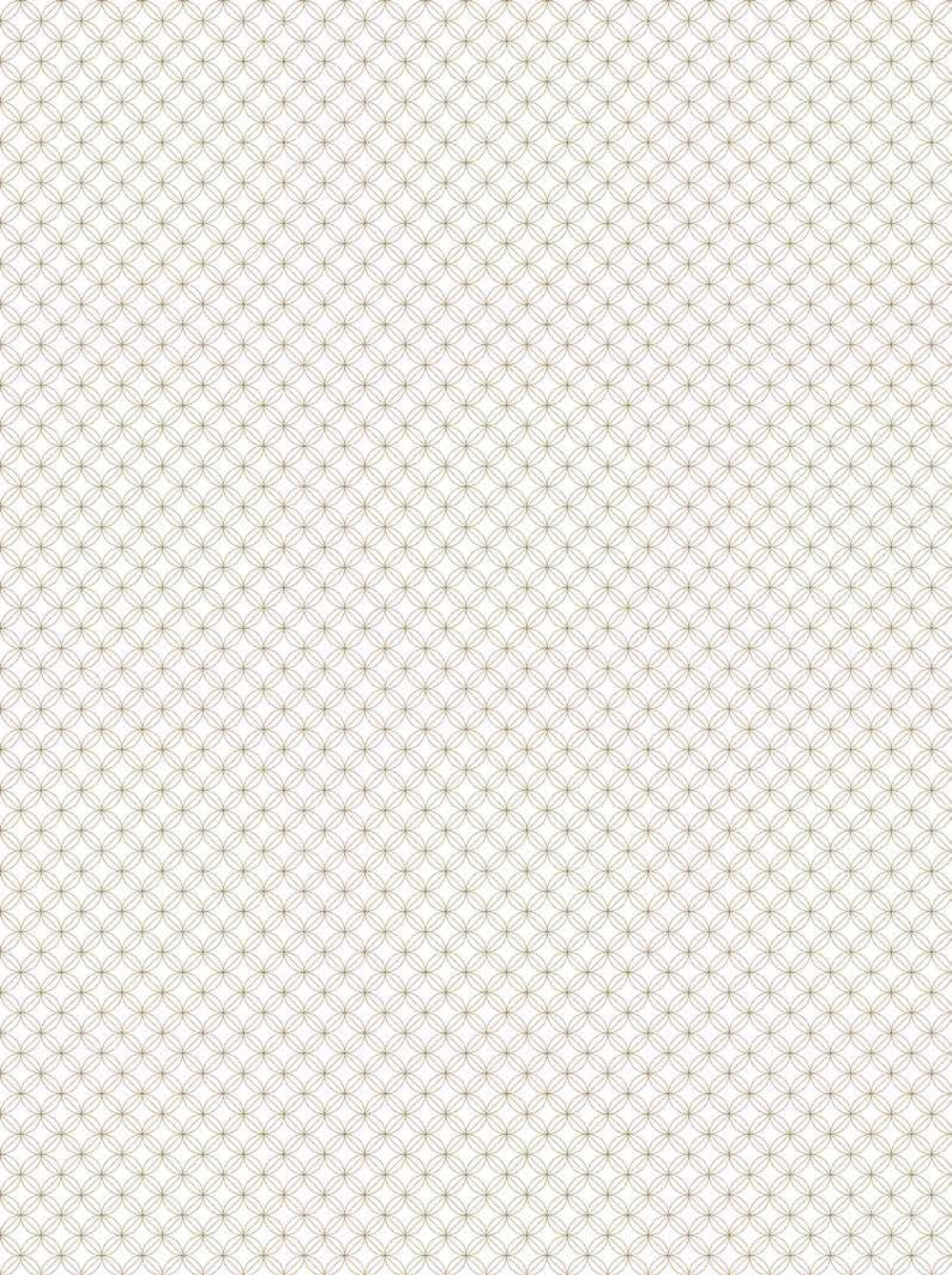






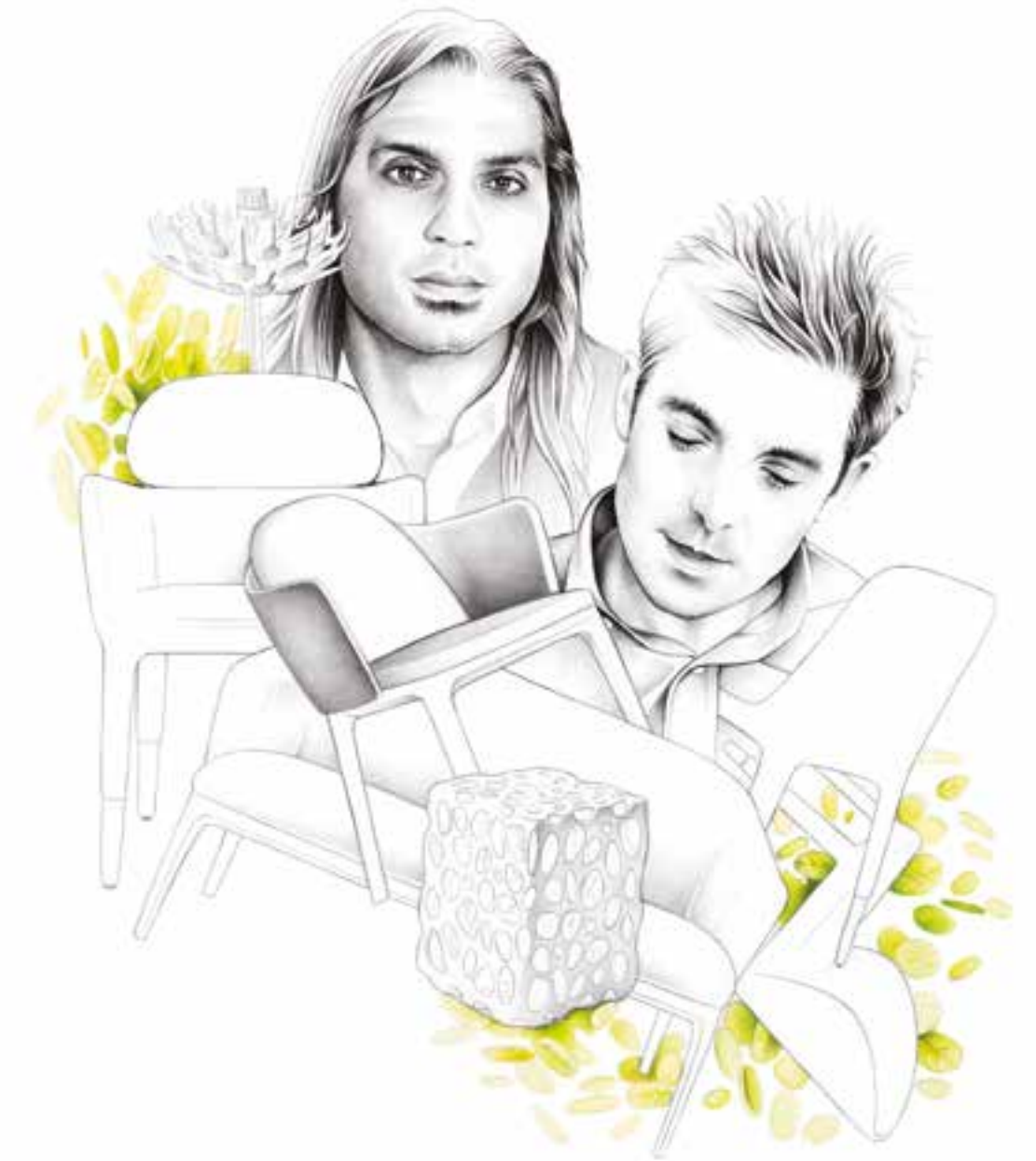


Mayfair Park Residences, the Penthouse rooftop



THE INTERIORS

Internationally-renowned interior design practice Jouin Manku has drawn on historical references, blending them with custom-designed features to create sumptuous interior spaces that are organic, elegant and evocative.

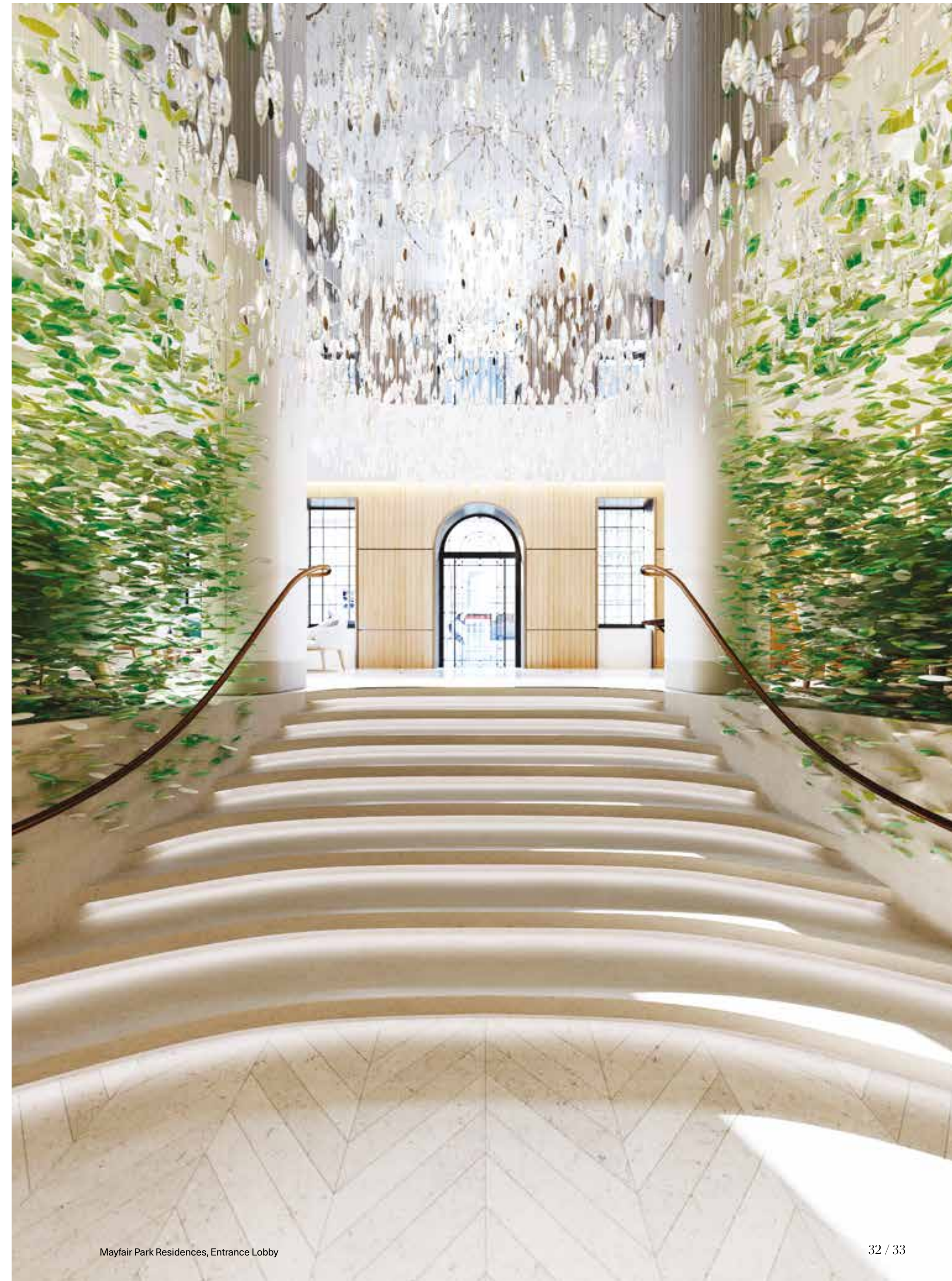


The Interior Designers JOUIN MANKU

Subtle modulations of colour and atmosphere lead you from the busy London streets to the privacy of your apartment, bathed in sunlight from the generously proportioned windows. In the apartments themselves, the organic curves of the built-in furniture articulate the flexible living spaces, offering the freedom to create an environment that is truly your own.

Patrick Jouin and Sanjit Manku describe the design approach as complementary to the architectural style. "Inside, we are playing with the same kinds of contrasts between the traditional and the contemporary. As with all our projects, we have visited the space repeatedly, putting ourselves in the place of those living here and thinking what will give them a sense of comfort and intimacy."









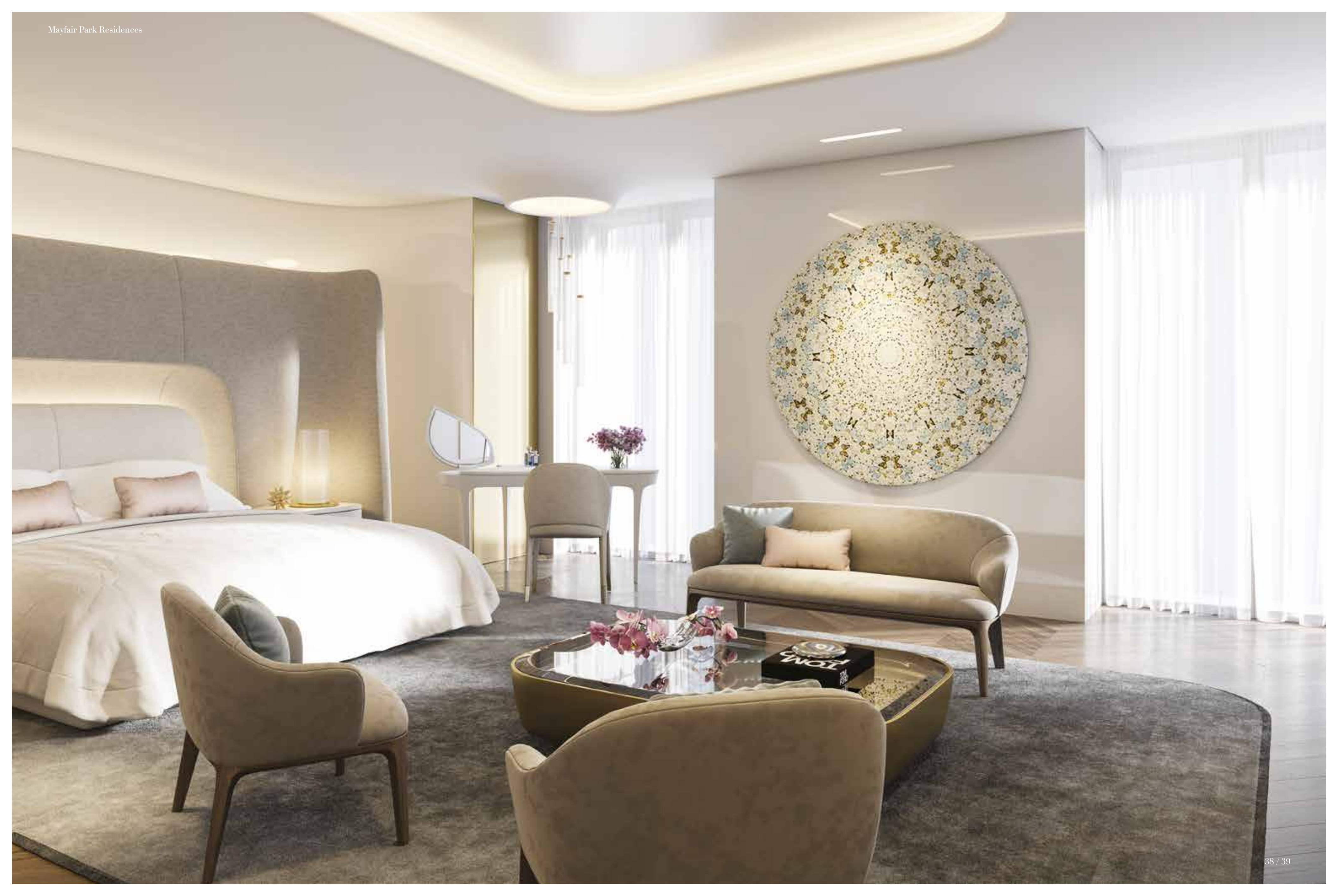
Mayfair Park Residences, Dining Room

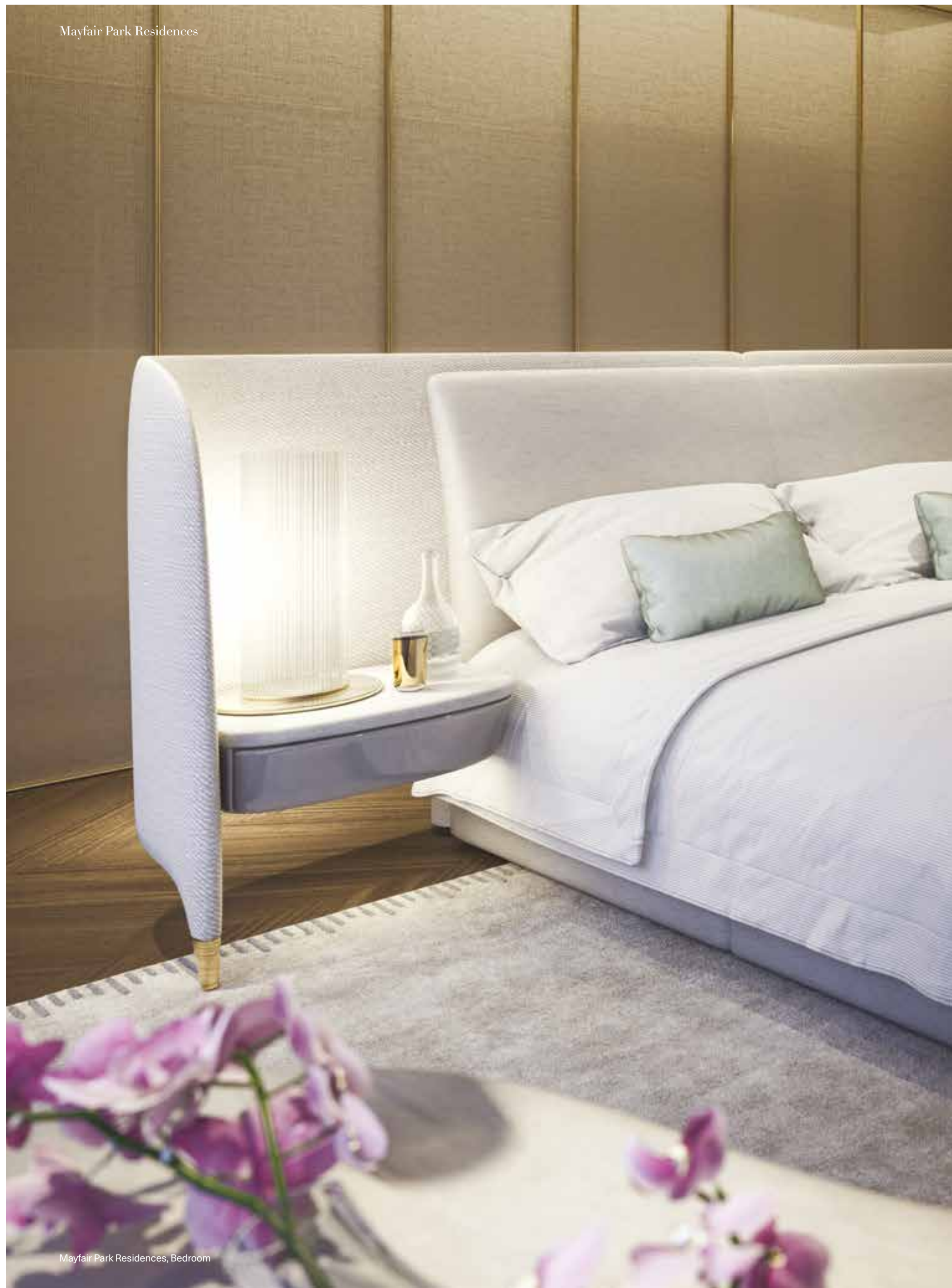


Mayfair Park Residences, Kitchen



Mayfair Park Residences, Living Room

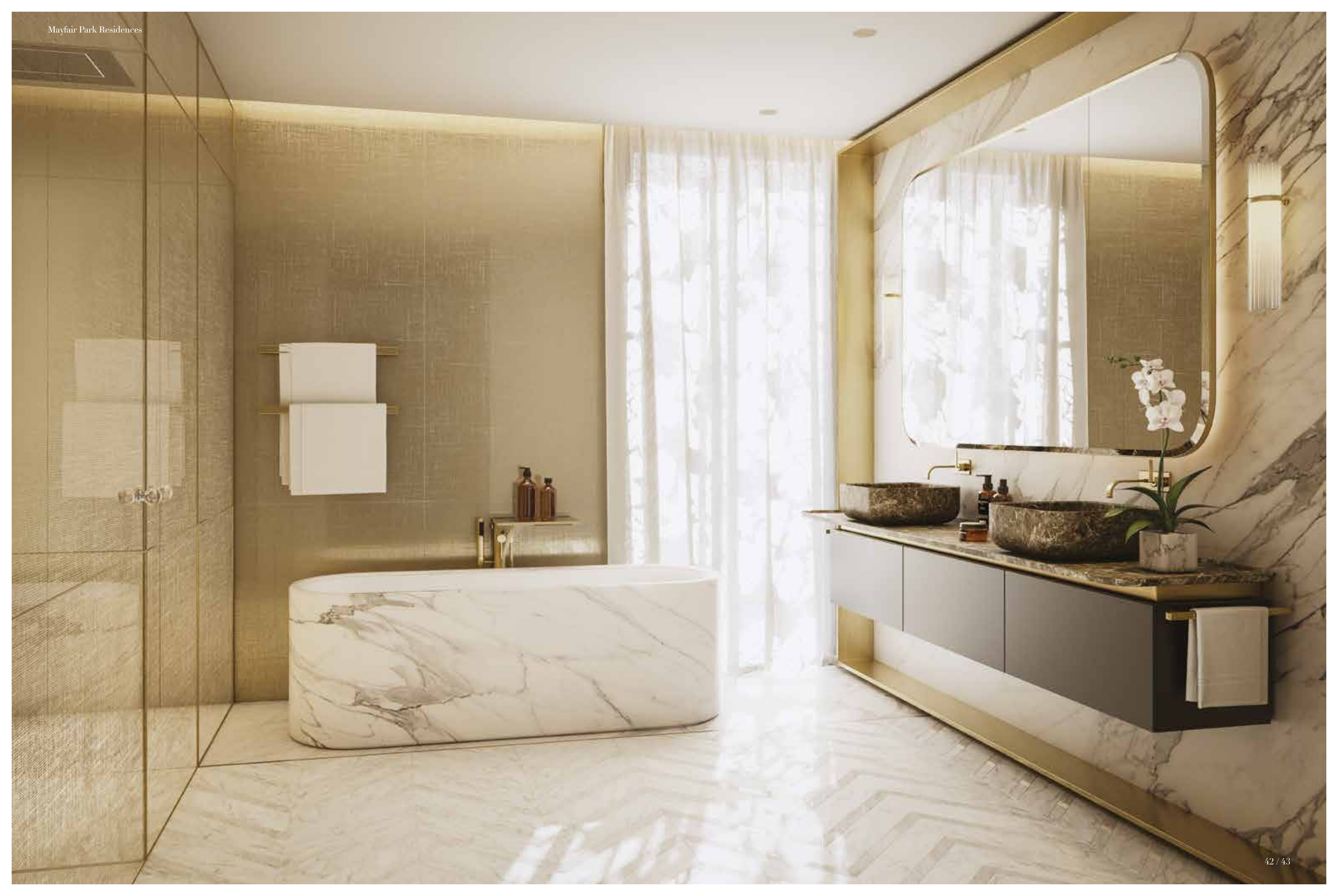




Mayfair Park Residences, Bedroom



Mayfair Park Residences, Bedroom





Apartment SPECIFICATION

Kitchens

- Rossana Italian kitchens with leathered stone counter tops
- Stone recessed sink to feature island units
- Combined boiling, chilled and carbonated water dispenser
- Integrated Gaggenau appliances as standard
- Separate closed back-of-house utility rooms to selected apartments
- Wine fridges to all apartments
- Separate back-of-house kitchens to selected apartments

Bathrooms

- Carved stone vanity basins
- Fitted oak vanity cabinets
- Polished and honed marble floor tiles in chevron pattern to master ensuites
- Large format stone tiles to all other bathrooms
- Free standing baths with natural stone surrounds
- Dornbracht brassware
- Bespoke wall mounted vanity units with de-mister mirrors
- Artisan glass feature screen

Floor finishes

- Stone flooring to apartment entrances, corridors and kitchens
- Oak engineered flooring to living areas, dining areas and bedrooms
- Timber flooring to all areas of one bed apartments except the ensuites and powder rooms

Feature items

- Solid carved stone feature fireplaces to selected apartments
- Solid fuel fires and/or gas fires to selected apartments
- Full height apartment entrance doors
- Bespoke fitted wardrobes
- Direct access to apartment from lift for selected apartments
- Media rooms to selected apartments
- Live-in staff quarters to selected apartments
- Floor-to-ceiling windows to selected apartments
- Back-of-house staff entrance to selected apartments

Audio visual

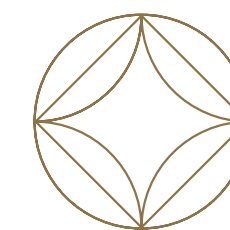
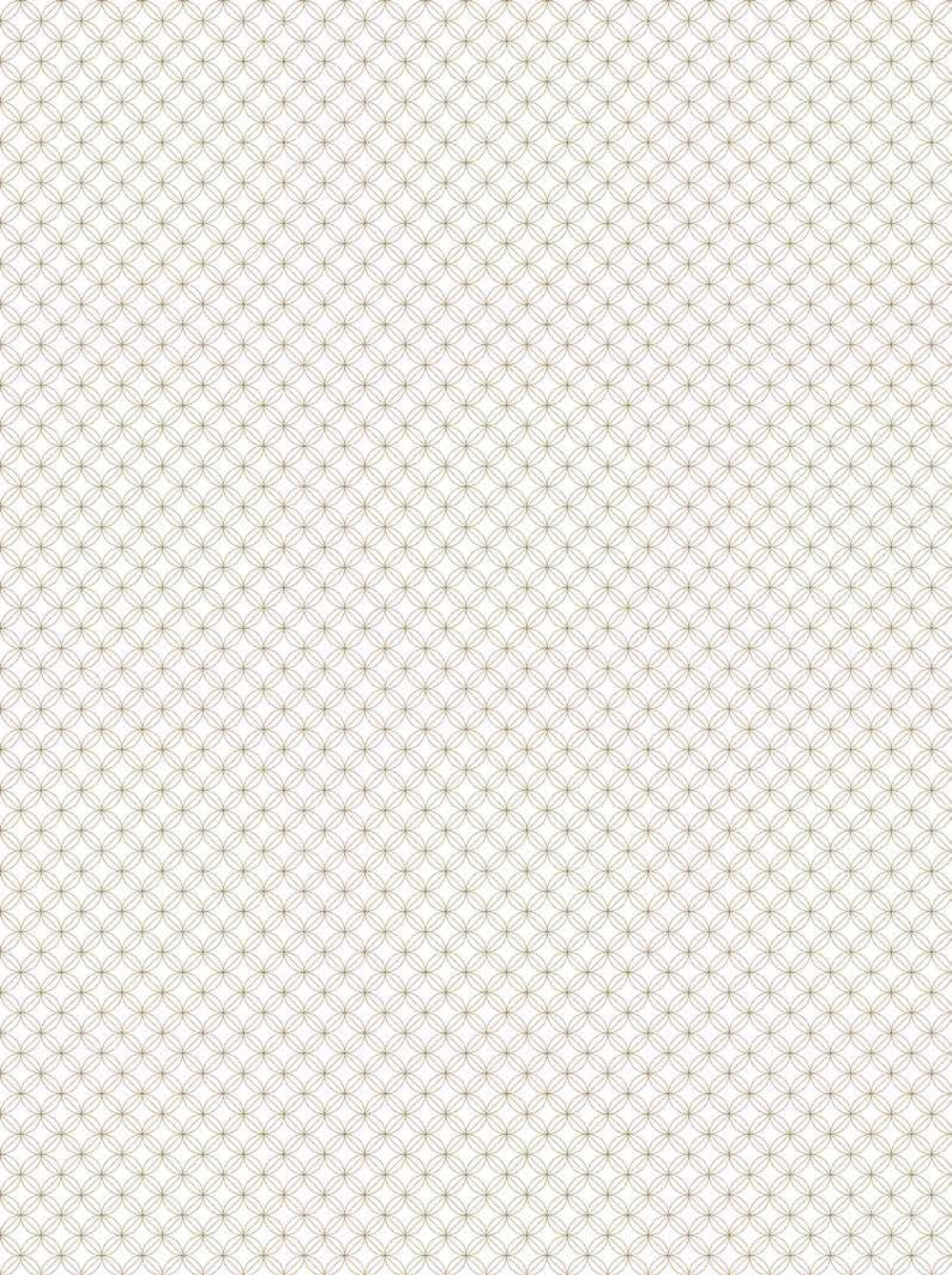
- Lutron and Crestron integrated lighting and audio visual cabling
- Fully integrated communication system offering a direct link to the 24/7 Dorchester Collection 45 Park Lane Concierge
- Fully future proofed AV set up through a fully terminated cabling backbone built-in to finished apartments

Security

- Discreet monitored security to all internal collective spaces and external access points
- Secure lift access to private parking garage
- Security by Dorchester Collection's 45 Park Lane Hotel

Heating and cooling

- Air conditioning throughout
- Underfloor heating throughout



EXCLUSIVE LIVING

Every aspect, from the architecture and interior design to the comprehensive amenities and Five-Star services, has one simple aim, to set a new benchmark for London living.



World-Class AMENITIES & SERVICE

Mayfair Park Residences has been designed to offer a level of amenities and service previously unseen in any residential development in London. To this end, the apartments will not only be serviced by Dorchester Collection's 45 Park Lane Hotel, but residents will also have access to a 10,000 sq ft health club, fully staffed and managed by Dorchester Collection.



The Grill at The Dorchester

At your service DORCHESTER COLLECTION

The quality of services at Mayfair Park Residences will be exceptional. Over and beyond the 24-hour concierge and security, valet parking and chauffeur services, residents will be treated very much as guests of a Dorchester Collection hotel. You will be able to order room service at any time of the day or night, or enlist the skills of a personal chef. One call and someone will do your shopping or walk your dog, organise flower arrangements or arrange dry cleaning. Housekeeping, personal training, business support and more, are available on an à la carte basis.

Core Services*

- Fully managed Dorchester Collection Health Club
- Dedicated 24-hour concierge and security/surveillance
- Dedicated Residential Operations Manager
- Access to 45 Park Lane and The Dorchester amenities with full signing privileges on site
- Valet parking (24-hours)
- Secure underground parking
- Cleaning and maintenance of the common areas including window cleaning
- Residential house car and chauffeur services

À la Carte Services**

- 24-hour in-residence dining
- In-residence housekeeping
- Laundry, dry cleaning, pressing and seamstress services
- Bespoke in-residence catering service
- Grocery shopping service
- In-residence personal chef
- In-residence maintenance and technical services
- Personal fitness trainers and classes
- In-residence spa treatments
- Business support/secretarial service
- In-residence florist services
- Staff recruitment service
- Theatre bookings
- Dog walking / pet care

* Included within the service charge
** Not included within the service charge



Secretarial services



Personal chef



CUT at 45 Park Lane



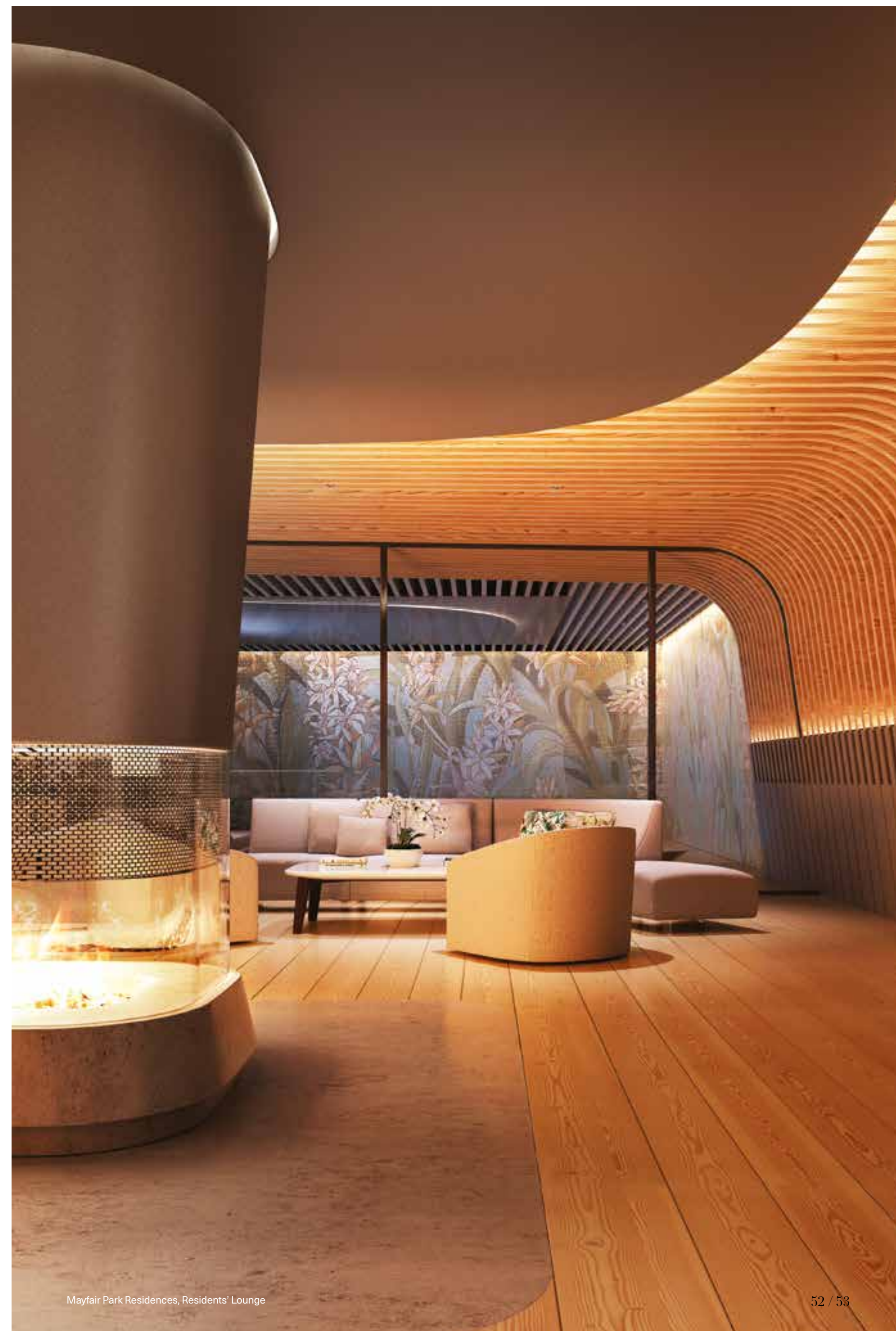
Chauffeur services

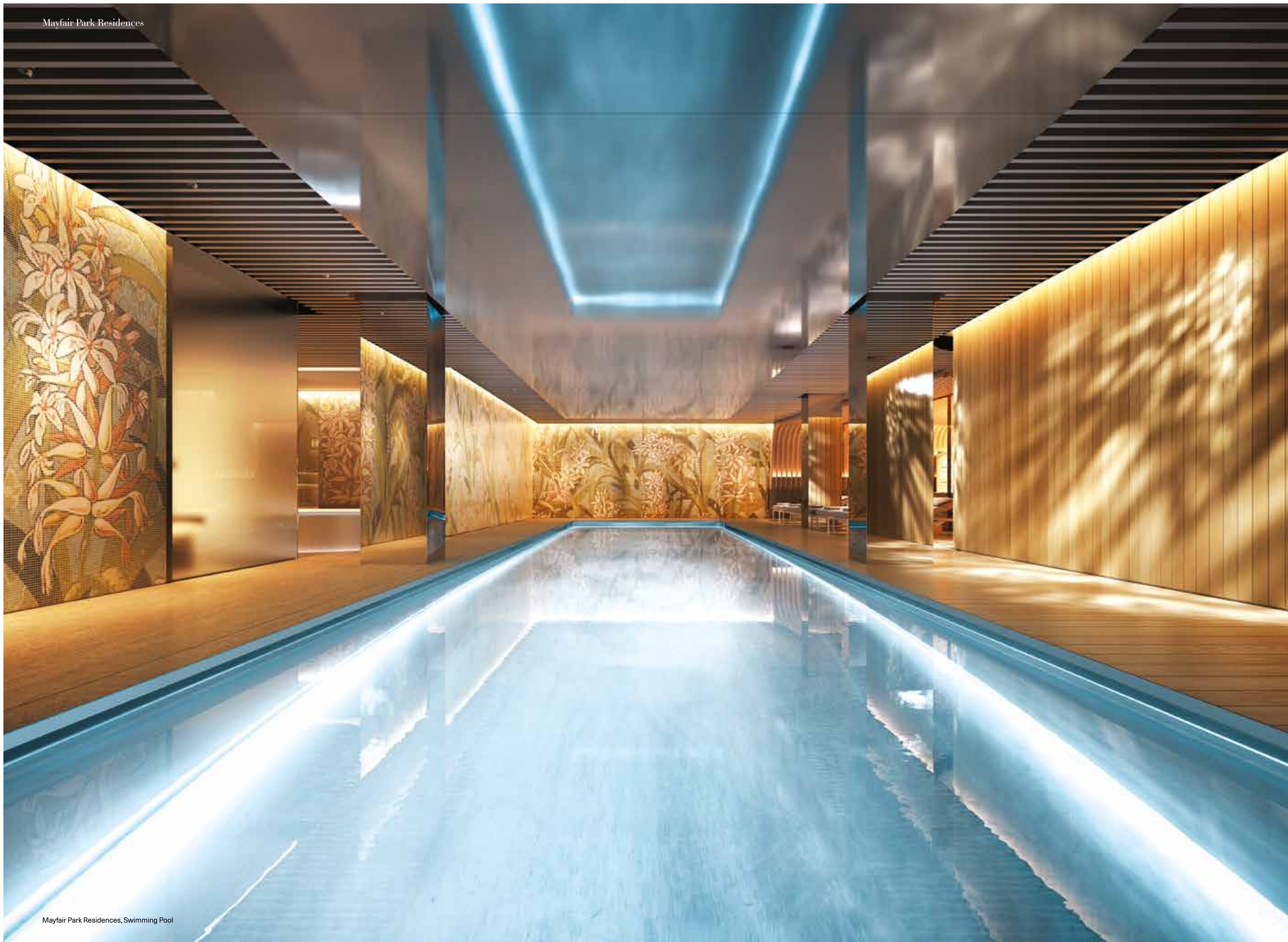
A place to relax IN PERFECT SECLUSION

Home from a day of meetings or a shopping expedition, your car valet-parked securely underground, what better way could there be to unwind. In the hands of Dorchester Collection staff, world-renowned for their care and exceptional service, enjoy what Mayfair Park Residences has to offer in the exclusive Spa and state-of-the-art gym. The calm waters of the Health Club swimming pool will soothe the soul, whilst Dorchester Collection's Personal Trainers will energise it. This is a place of well-being that will take the comforts of your new home to a new level.

In the Health Club:

- 2,240 sq ft state-of-the-art gym
- 20m heated swimming pool
- Separate sauna and steam rooms
- Hydrotherapy pool
- Two treatment rooms exclusive to residents
- Personal training room
- Private changing and shower rooms
- Residents' lounge







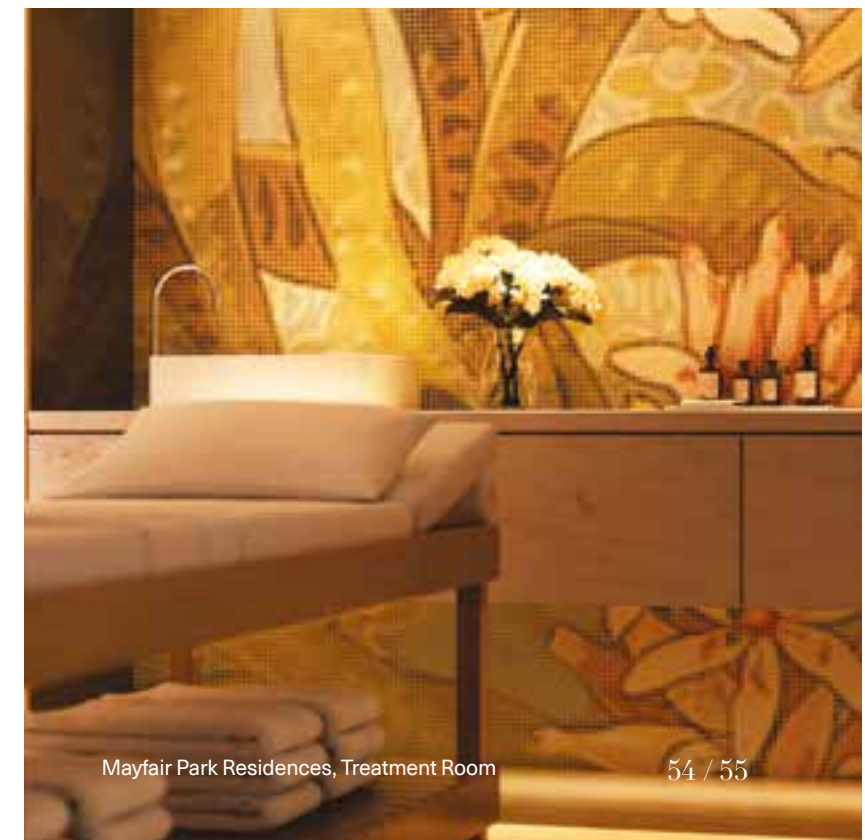
Mayfair Park Residences, Residents' Lounge



Mayfair Park Residences, Gym



Mayfair Park Residences, Health Club



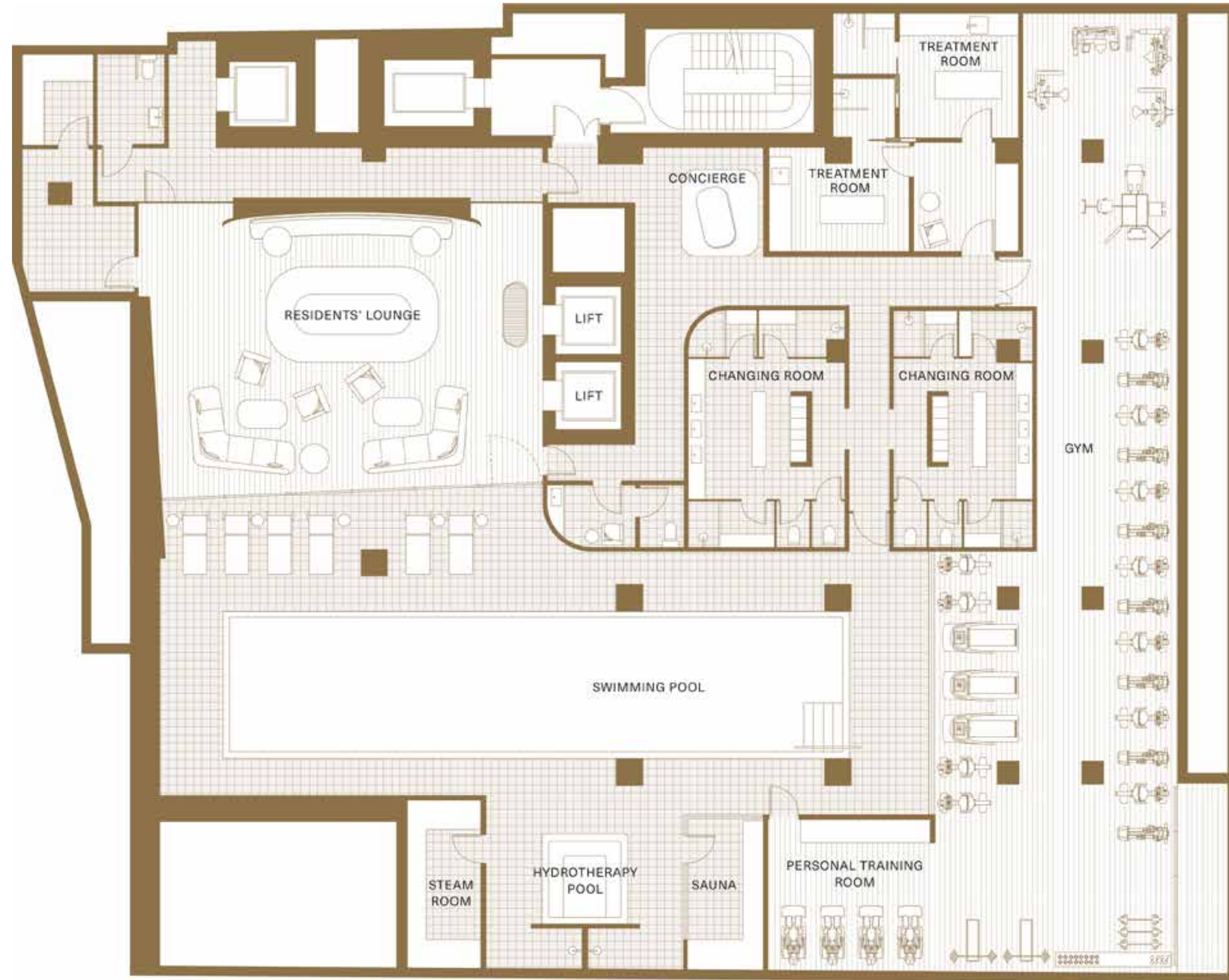
Mayfair Park Residences, Treatment Room

Spa, Lounge and HEALTH CLUB

Basement Level 2

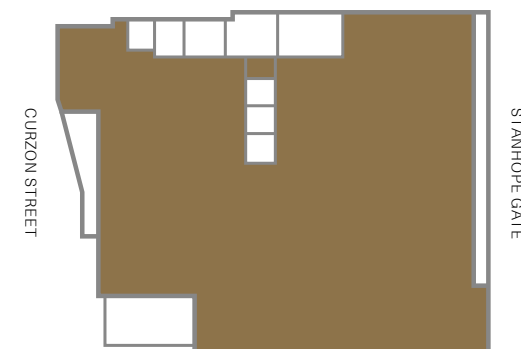
Health Club Features

- 10,000 sq ft Health Club fully staffed and managed by Dorchester Collection
- Serviced residents' lounge
- 20m heated swimming pool
- Hydrotherapy pool, steam room & sauna
- Private resident treatment rooms
- Male and female changing facilities
- 2,240 sq ft gym with weights and cardio equipment



Health Club Locator

Basement Level 2



Dimensions and areas indicated are approximate for marketing purposes only and may be subject to change.



North



CLIVEDALE LONDON

Clivedale London is a property developer which is focused on developing super-prime residential, commercial and hotel schemes in central London.

We are committed to ensuring that each of our developments is iconic and deliver the highest specification, quality and attention to detail, as well as offering our residents an unrivalled level of service and privilege.

Clivedale London Sales Suite

22 Hanover Square,
Mayfair, London W1S 1JA

T: +44 (0)20 3705 8425

E: enquiries@clivedale.com

W: clivedale.com

A development by

C
CLIVEDALE
LONDON

The information in this document is indicative and is intended to act as a guide only as to the finished product. These particulars should not be relied upon as accurately describing any of the specific matters described by any order under the Property Misdescriptions Act 1991. This information does not constitute a contract, or warranty. The dimensions given on plans are subject to minor variations and are not intended to be used for interior finishes, appliances or furniture. Mayfair Park Residences is a marketing name and will not necessarily form part of the approved postal address. Applicants are advised to contact the selling agents, Savills and Strutt & Parker, to ascertain the availability of any particular property.

All computer generated images are indicative only and subject to change. Specification is correct at time of print.

© 2016 Clivedale London

