



PORTFOLIO

ARCHITECTURE AND INTERIOR

Fayette Associates is a member of Fayette Ltd. incorporated 25 years ago in the UK as an Architectural, Interior Design and full Services of project manager firm, specializing in Commercial and high-end residential projects providing complete services to owners and real estate developers.

FAYETTE ASSOCIATES



OUR SERVICES:

ARCHITECTURAL & BUILDING SERVICES:

Architectural Designs must adhere to code and regulatory requirements and encourage the principles of environmental sustainability.

Our commitment to service, quality and innovation have provided our company with 25 years of progressive trading.

Our business has been built on recommendation and reputation.

PLANNING SERVICES:

provide our clients with the maximum use of their resources and therefore, provide the highest level of return on their investment.

Our ability to utilize space to its most functional design and within local city planning guidelines is our strong suit.

INTERIOR DESIGN:

Our designers take pride in special relationships with our clients and strive to surpass their expectations through excellence in design and service.

Interior design is a multi-faceted profession in which our creative and technical solutions are applied within a structure to achieve a built interior environment.

Our solutions are functional, enhance the quality of life and culture of the occupants and are aesthetically attractive.

Designs are created in response to and coordinated with the building shell and acknowledge the physical location and social context of the project.

The interior design process follows a systematic and coordinated methodology, including research, analysis and integration of knowledge into the creative process, whereby the needs and resources of the client are satisfied to produce an interior space that fulfils the project goals.

OUR TEAM:

Our Professional Team is a knowledgeable and experienced based group which endeavors to provide best and wide spectrum of design, architectural and management service.

We wish to establish ourselves as a destination where all paths in hunt for construction and development solutions end.

We have strong foundations by which we wish to achieve robust growth.

Our diversified and dedicated team of professionals have expertise in providing a socially responsible, considerate buildings, inspirational to their users and the wider public and both economically and environmentally sustainable.



CAMILLE SANBER



GRAHAM HURST



PATRICIA ABELLAN



LUTFI VALA



NADA SALE



IRYNA PAL.

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ALTERATION AND REFURBISHMENT WORK, ELVASTON PLACE, LONDON

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01

ALTERATION AND REFURBISHMENT WORK, INCLUDING THE CONSTRUCTION OF A MANSARD ROOF ON THE SIXTH FLOOR WITH A REAR TERRACE.

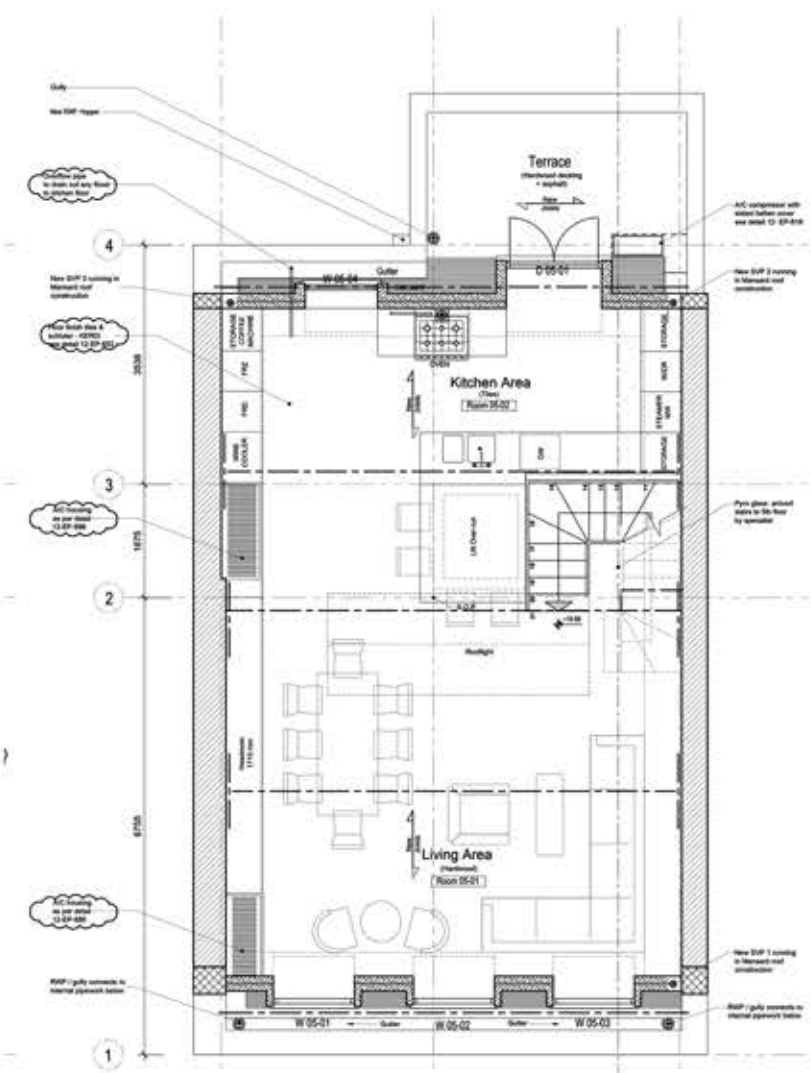
LOCATION: 18 ELVASTON PLACE, LONDON

The property is a mid-terrace, six storey Victorian town house within the Queensgate Conservation Area, and located in the Royal Borough of Kensington & Chelsea.

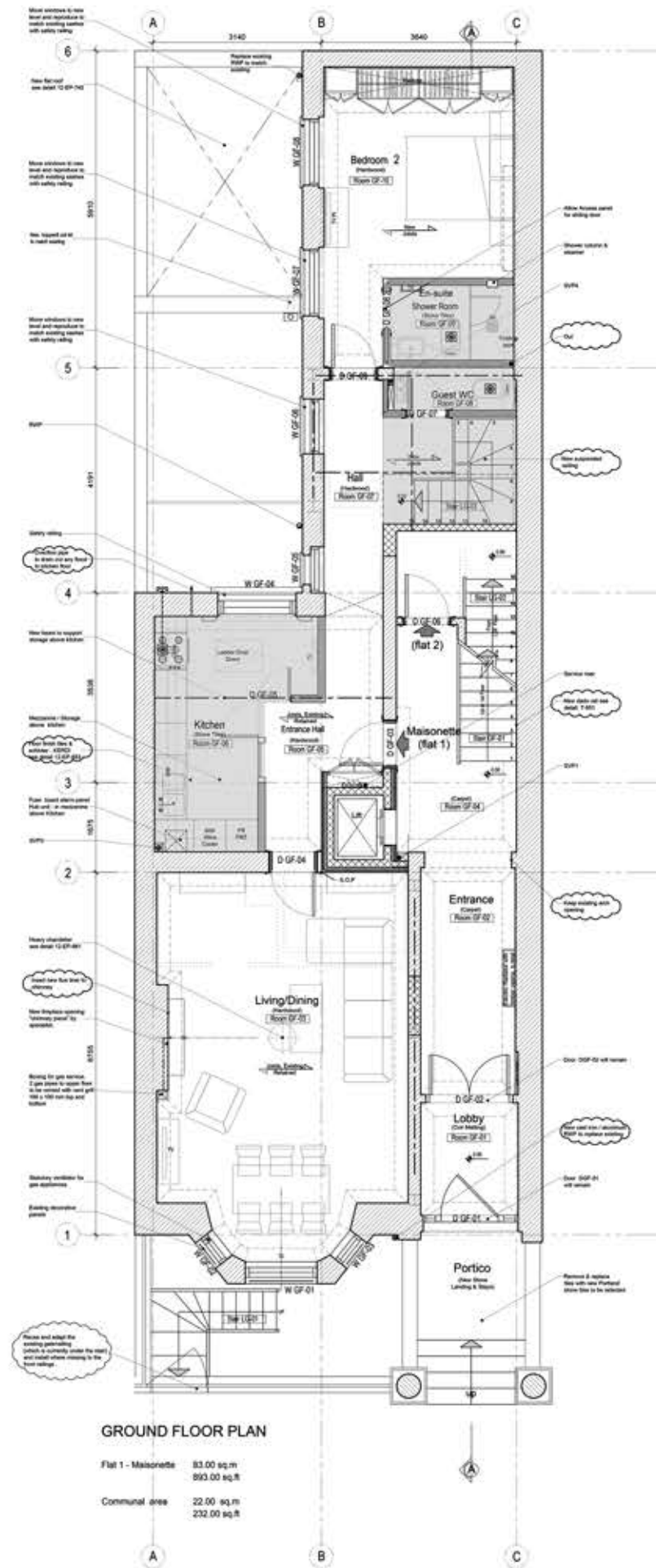
During the refurbishment and reconstruction of this development, we adhered to the primary principles of the Conservation Area. This involves conserving and restoring the existing period features of the building. Wherever possible, we replicate the details that were lost due to alterations by previous and successive predecessors. This approach ensures a complementary design that enhances the Conservation Area for all future residential occupants and surrounding neighbours.

Planning consent has been secured for a comprehensive renovation, improvements, and additions to the residential building. Additionally, a new shaft and lift have been installed, running from the ground floor to the fourth floor.





FIFTH FLOOR PLAN
70 SQ.M

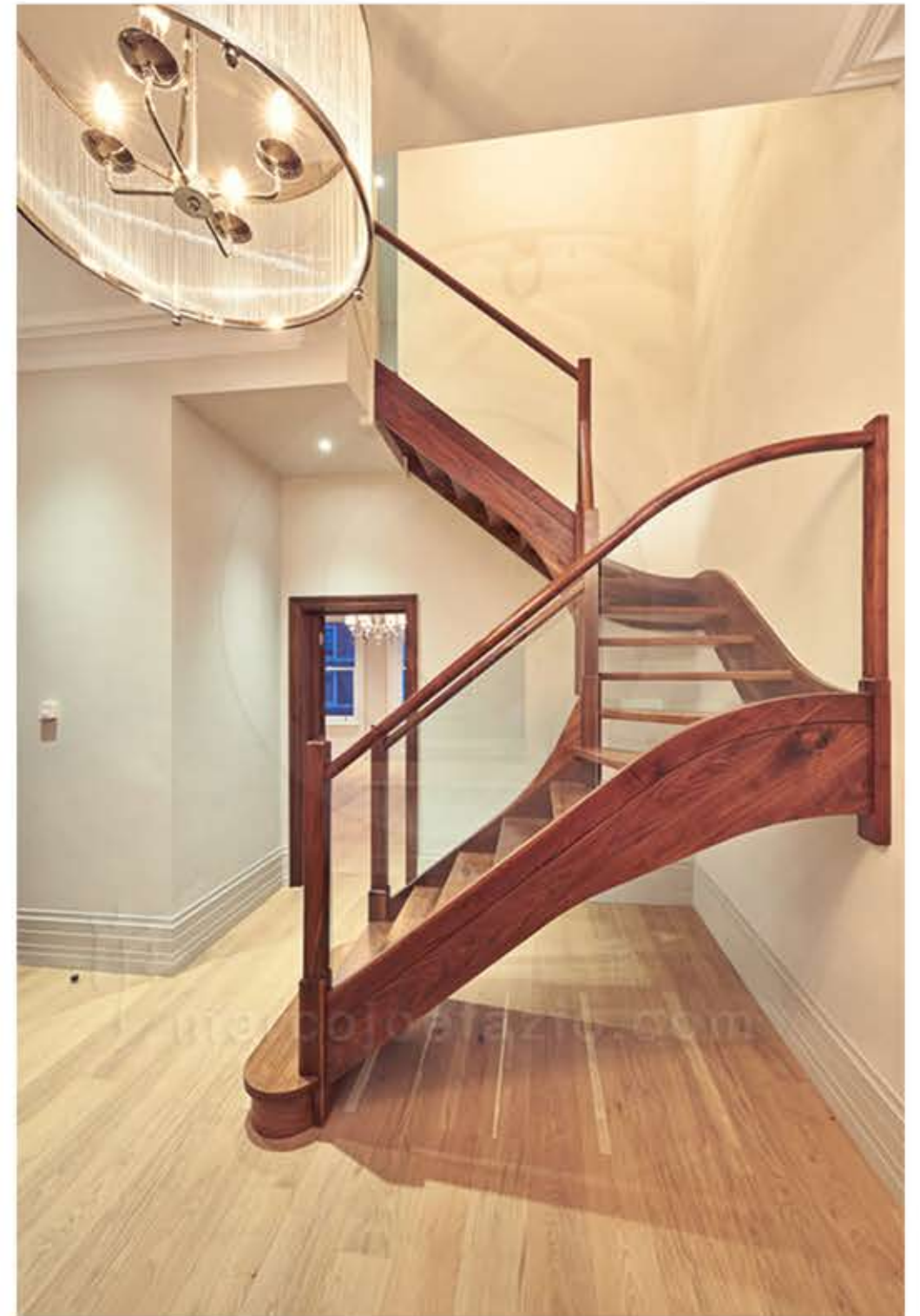
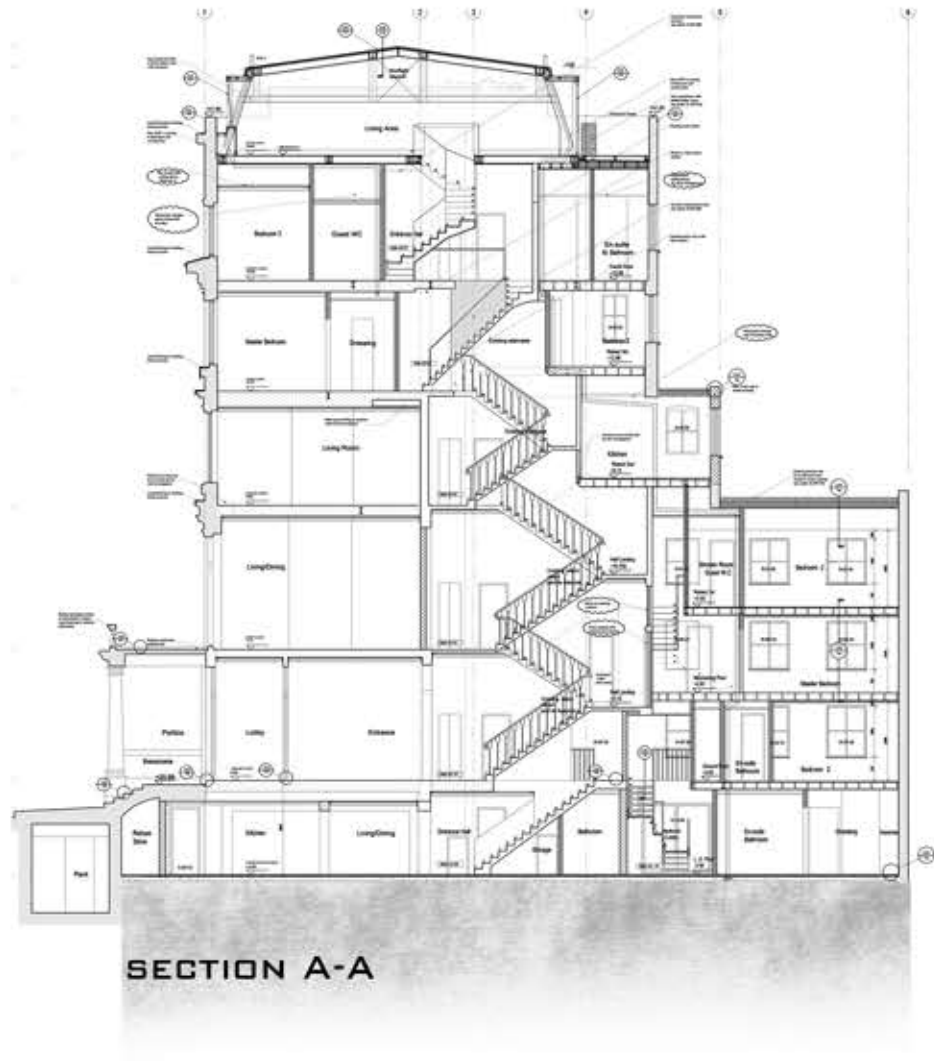


GROUND FLOOR PLAN

Flat 1 - Maisonette	83.00 sq.m
	593.00 sq.ft
Communal area	22.00 sq.m
	232.00 sq.ft

GROUND FLOOR PLAN
83 SQ.M







02

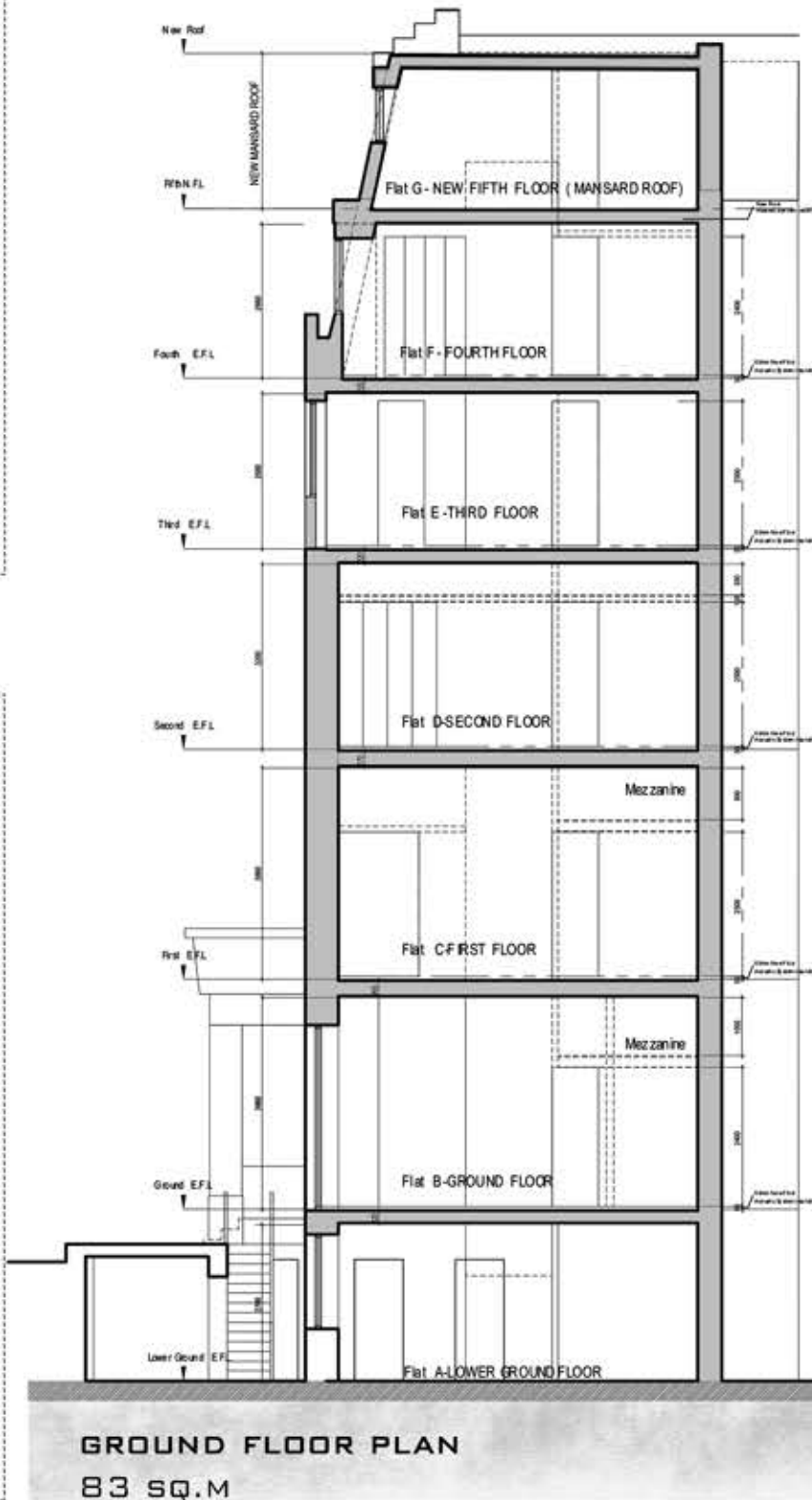
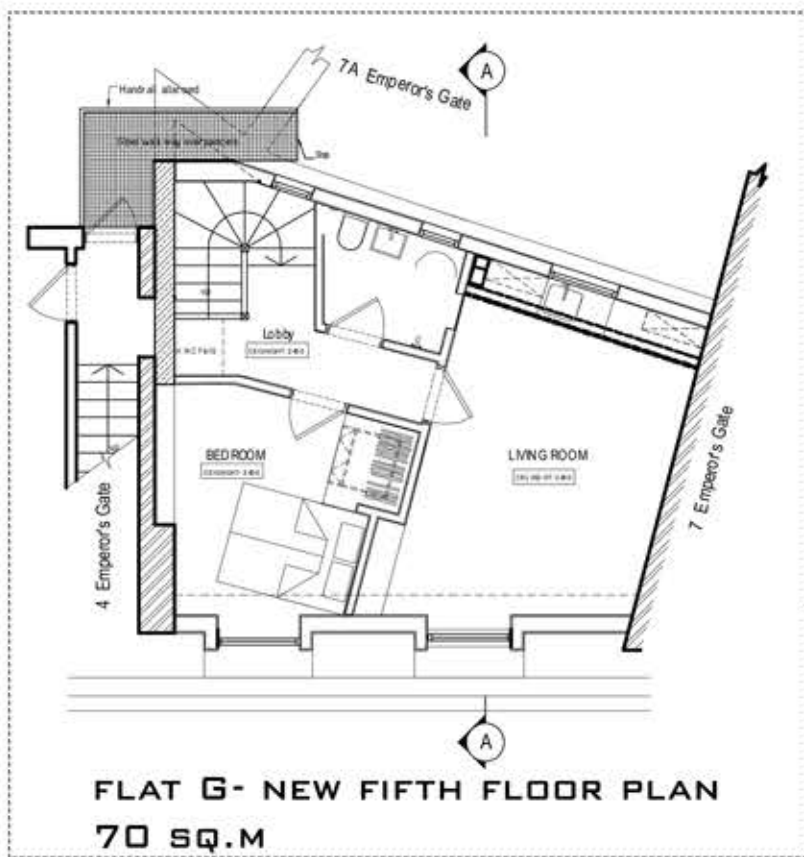
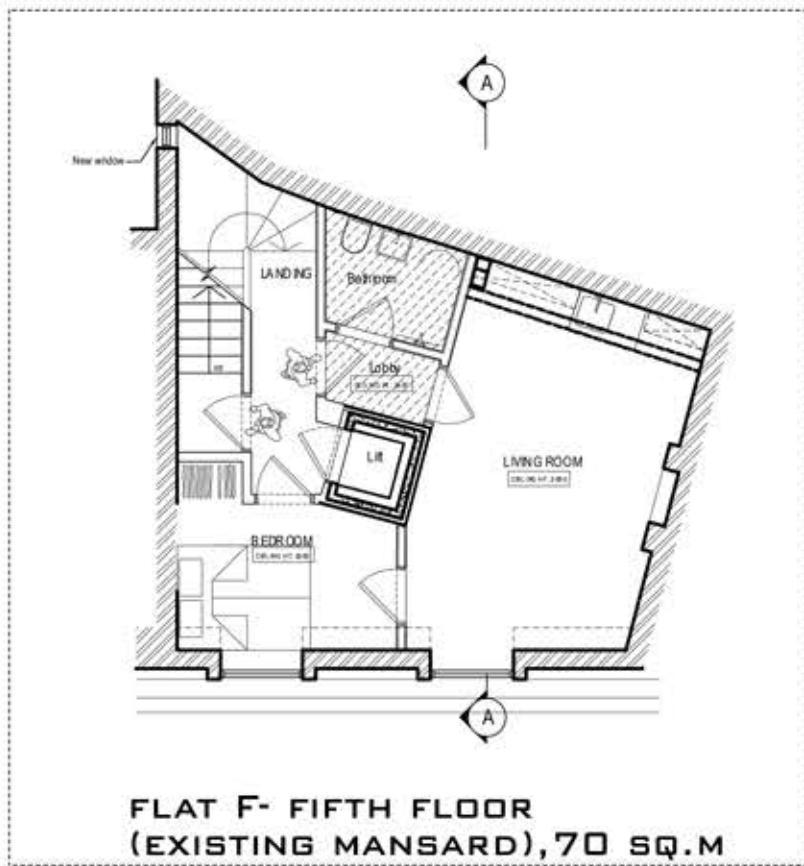
**ALTERATION AND REFURBISHMENT WORK AS WELL AS THE
CONSTRUCTION OF A MANSARD ROOF ON THE FIFTH FLOOR**
LOCATION: EMPEROR'S GATE, LONDON

The property is part of a Victorian terrace and comprises a ground floor, basement, and four upper storeys within the 'Cornwall Conservation Area' in the Royal Borough of Kensington & Chelsea. The house features a late Victorian design with numerous original features. Originally constructed in the late nineteenth century, it is predominantly built with brick, adorned with stucco detailing and ornamentation.

During the refurbishment and reconstruction of this development, we adhered to the primary principles of the Conservation Area. This involves conserving and restoring the existing period features of the building. Wherever possible, we replicated the details that were lost due to alterations by the previous owners. This approach ensures a complementary design that enhances the Conservation Area for all future residential occupants and surrounding neighbours.

Planning consent has been secured for a comprehensive renovation, improvements, and additions to the residential building. We have applied for and obtained planning approval for a change of use of the building from six short-term holiday flats (sui generis) to six self-contained residential units (Use Class C3). Additionally, a new lift and shaft were installed, running from the ground floor to the fourth floor.







03

CONVERSION, ALTERATION, AND INTERNAL REFURBISHMENT WORK

LOCATION: CORNWALL GARDENS, LONDON

The property is a mid-terrace, seven-story Victorian Town House, a Grade II Listed building situated in the 'Cornwall Conservation Area,' within the Royal Borough of Kensington & Chelsea.

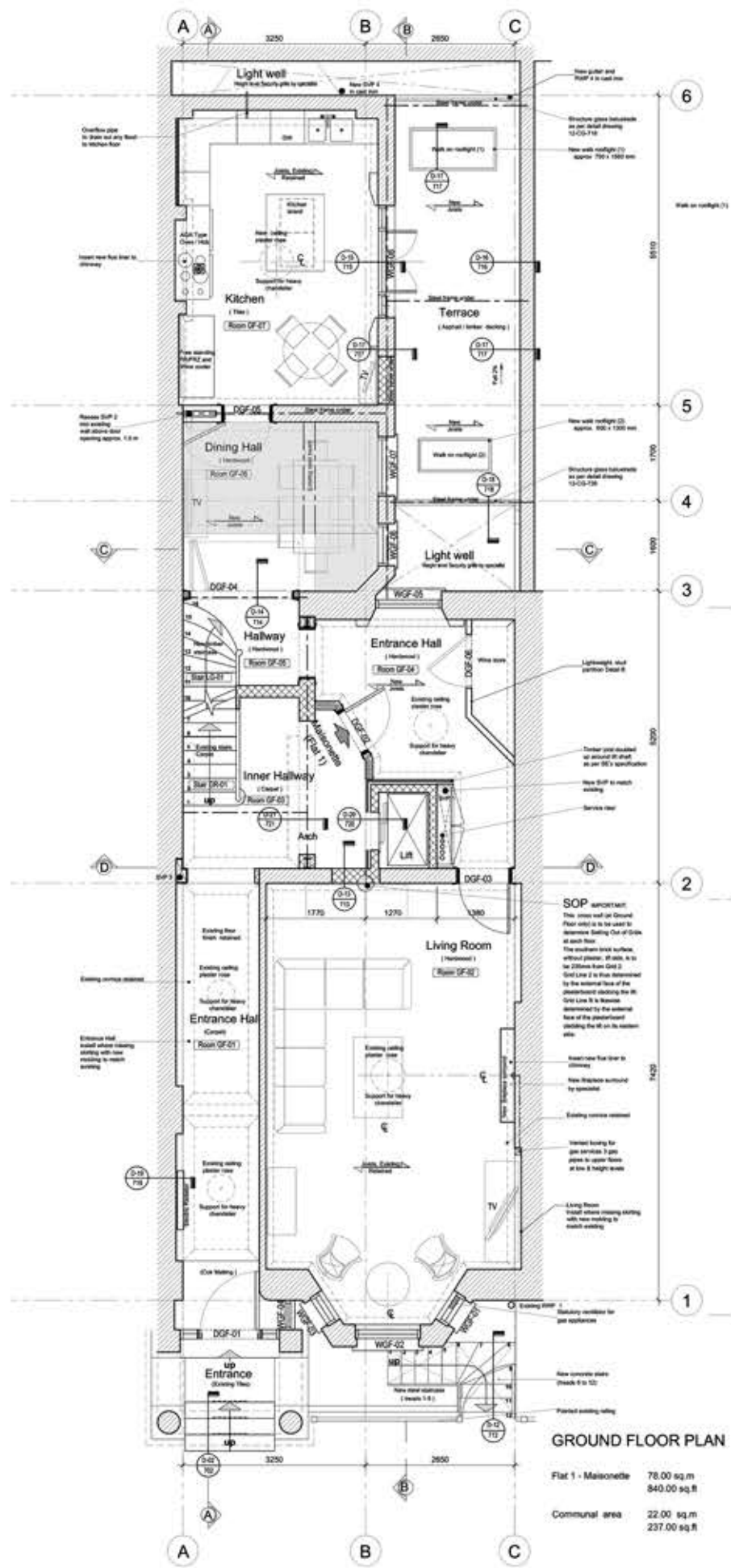
In Cornwall Gardens, the period detailing and building hierarchy are delineated by the use of full elevation painted stucco.

The building is well-documented for its external appearance and historical importance. An extract from historical records states that the buildings date from circa 1863-1870.

During the refurbishment and reconstruction, all the original materials and details have been respected and recreated, where possible, under the observation and in coordination with "British Heritage", the government body for the historic buildings.

Planning consent has been obtained for various external alterations and internal changes, including the conversion and refurbishment to form 5 self-contained luxury flats. Installation of a new lift running from the ground floor to the fourth floor. New 5th floor structure with a crown pitched roof and mansard at roof level and incorporating a sunken terrace.

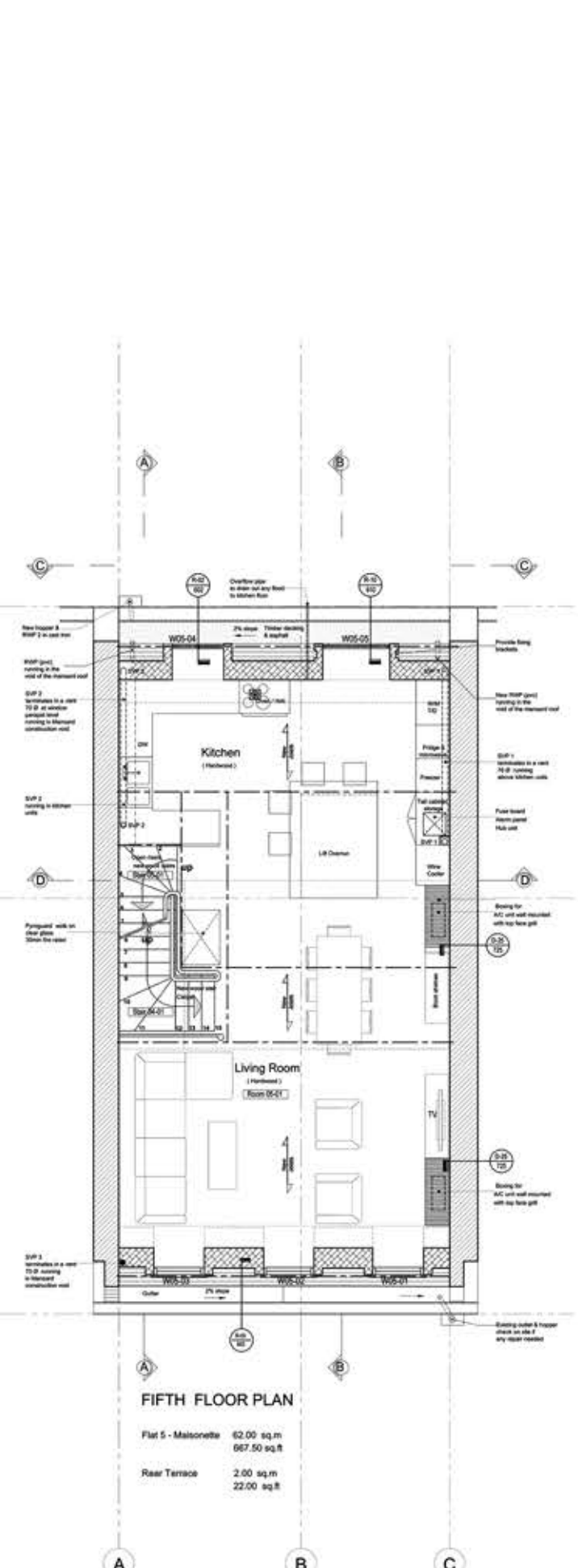




GROUND FLOOR PLAN
78 SQ.M

GROUND FLOOR PLAN

Flat 1 - Maisonette	78.00 sq.m
	840.00 sq.ft
Communal area	22.00 sq.m
	237.00 sq.ft

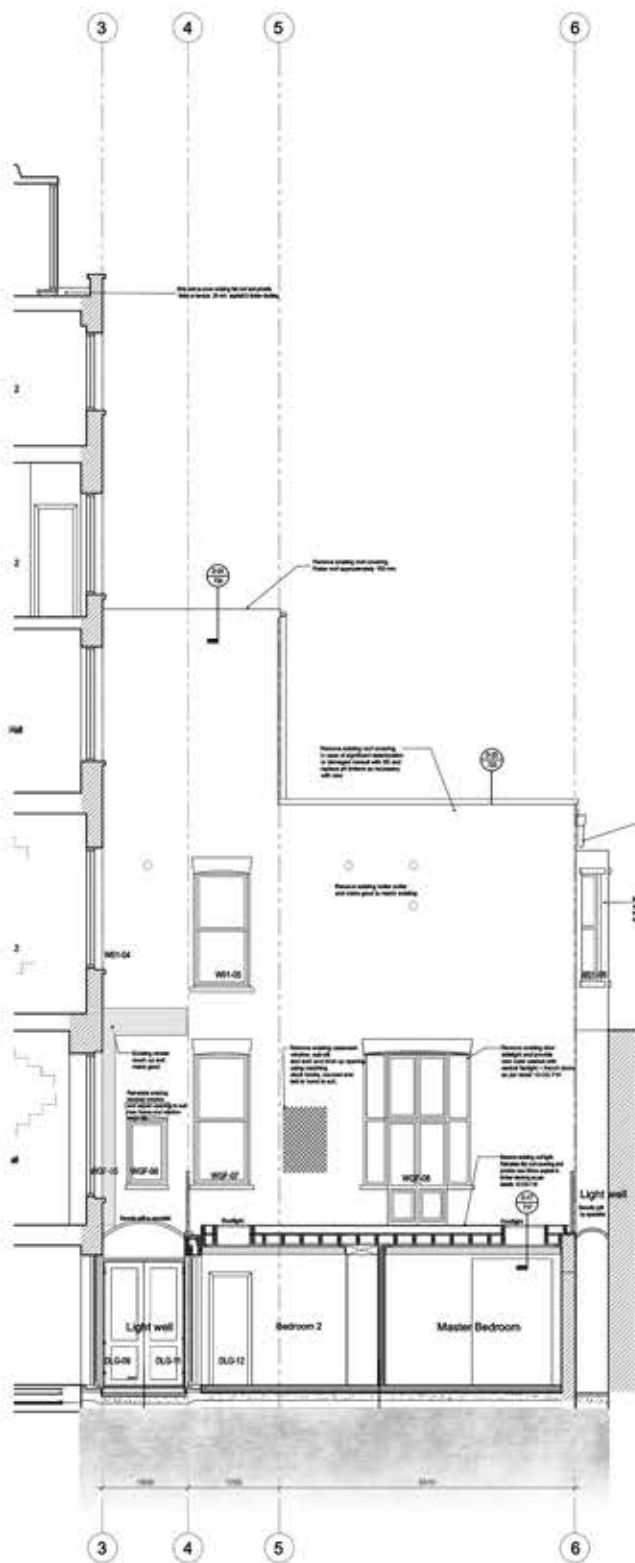


FIFTH FLOOR PLAN
62 SQ.M

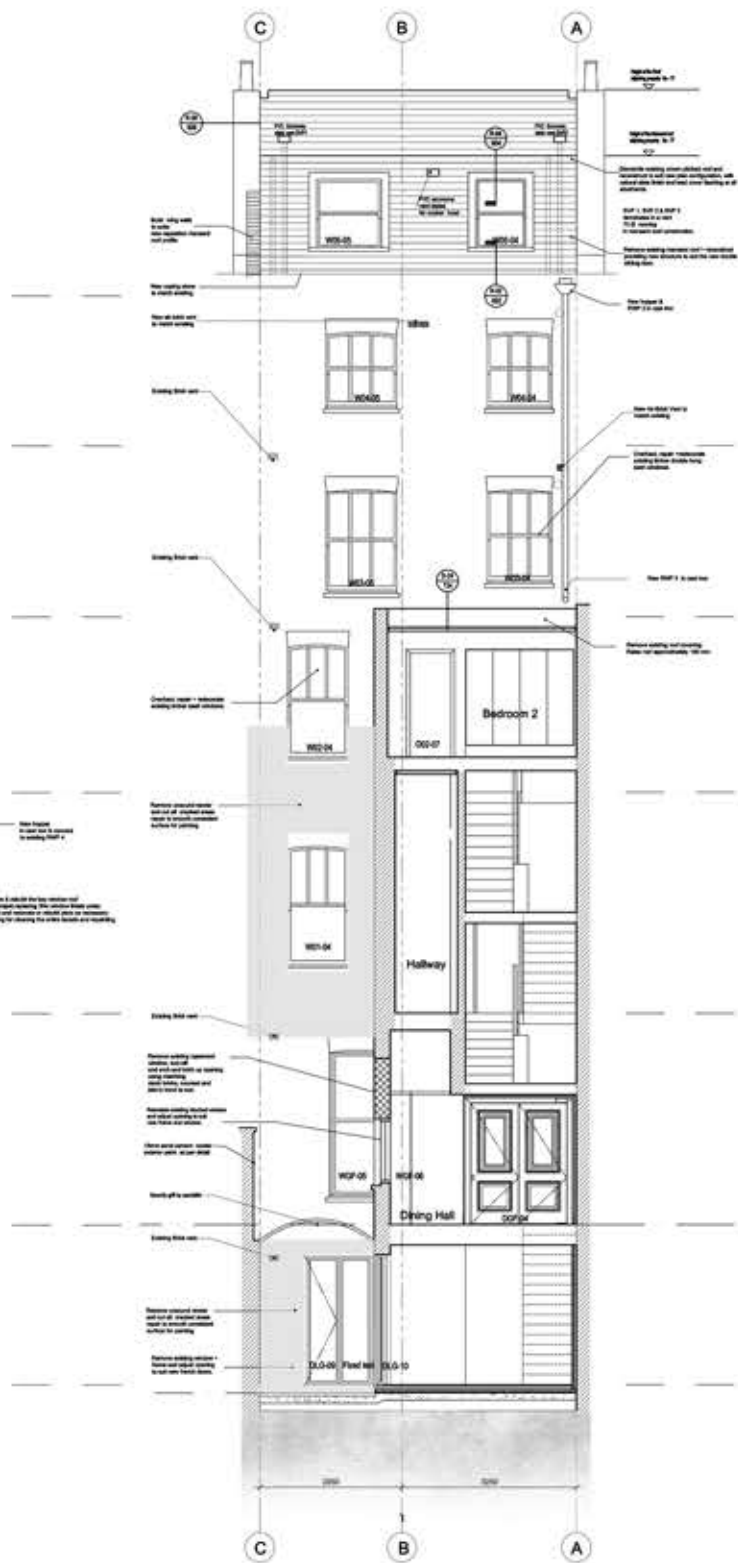
FIFTH FLOOR PLAN

Flat 5 - Maisonette	62.00 sq.m
	667.50 sq.ft
Rear Terrace	2.00 sq.m
	22.00 sq.ft





SECTION B-B
SIDE ELEVATION



SECTION C-C
REAR ELEVATION





04

ALTERATIONS TO THE LOWER GROUND, GROUND FLOOR, FIRST, SECOND, AND THIRD FLOOR IN A GRADE II LISTED BUILDING

LOCATION: BROMPTON SQUARE, LONDON

The property is a five storey, including lower ground floor, mid-terrace property located on the east side of the prestigious Brompton Square within Knightsbridge area.

The property is a Grade II listed building and is located within the Brompton Conservation Area.

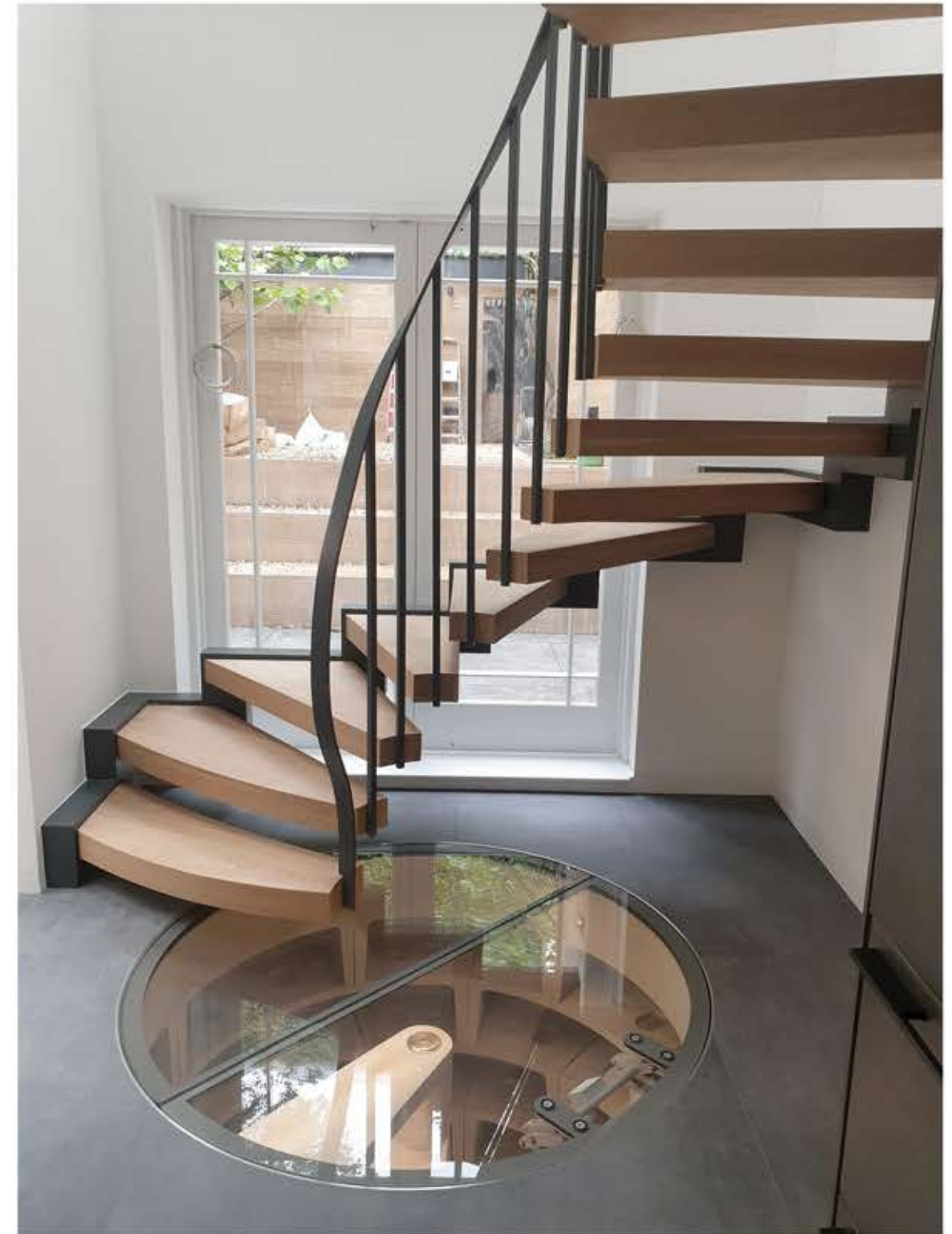
The property has been heavily altered, and a full explanation of the alterations was contained in the Heritage Statement which was provided to the English Heritage and the Council.

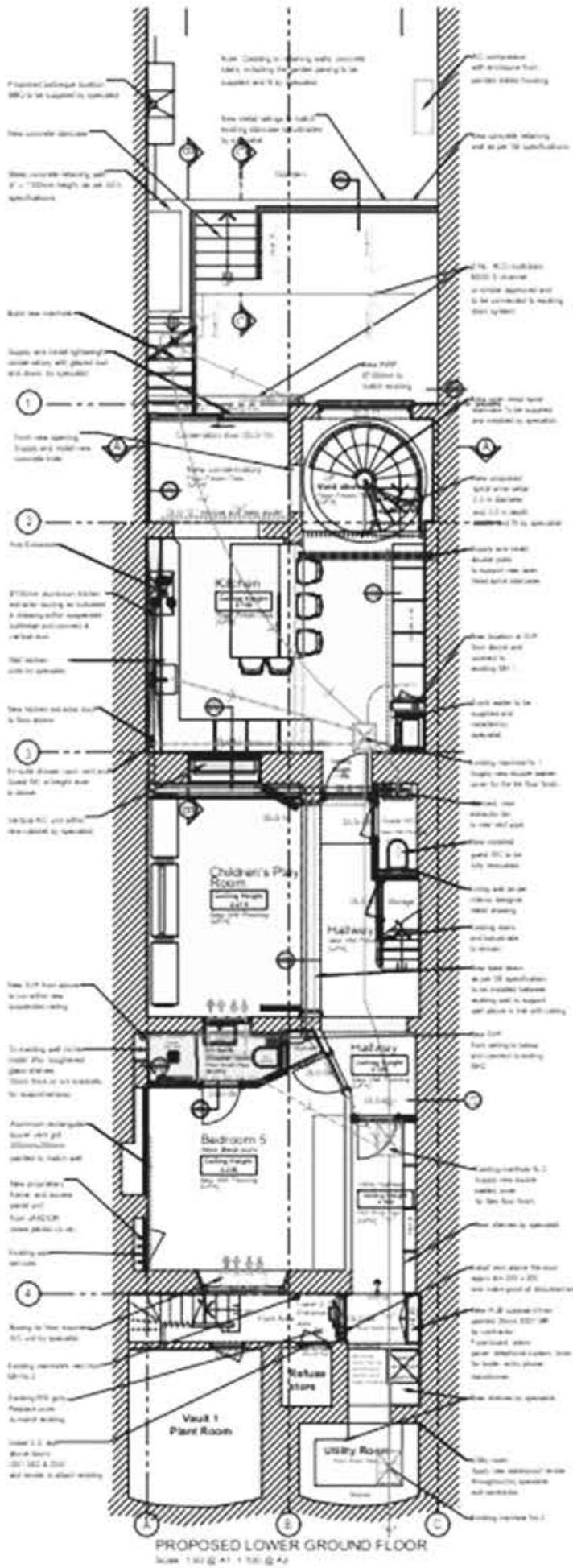
Planning consent and approval has been secured for a comprehensive renovation, improvements, and additions to the residential building.

During the refurbishment and reconstruction, all the original materials and details have been respected and recreated, where possible, under the observation and in coordination with

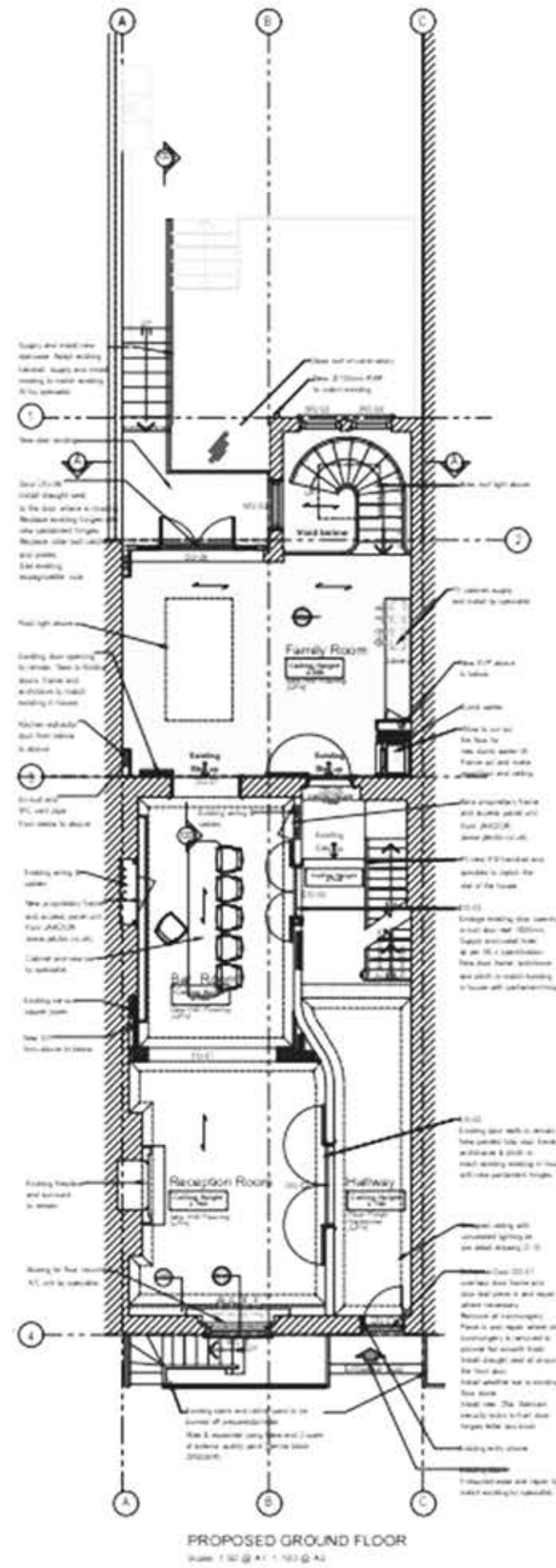
“British Heritage”, the government body for the historic buildings. Additionally, a new lift has been installed and running from the basement to the second-floor level.

The building serves as a single-family home, functioning as the primary residence.



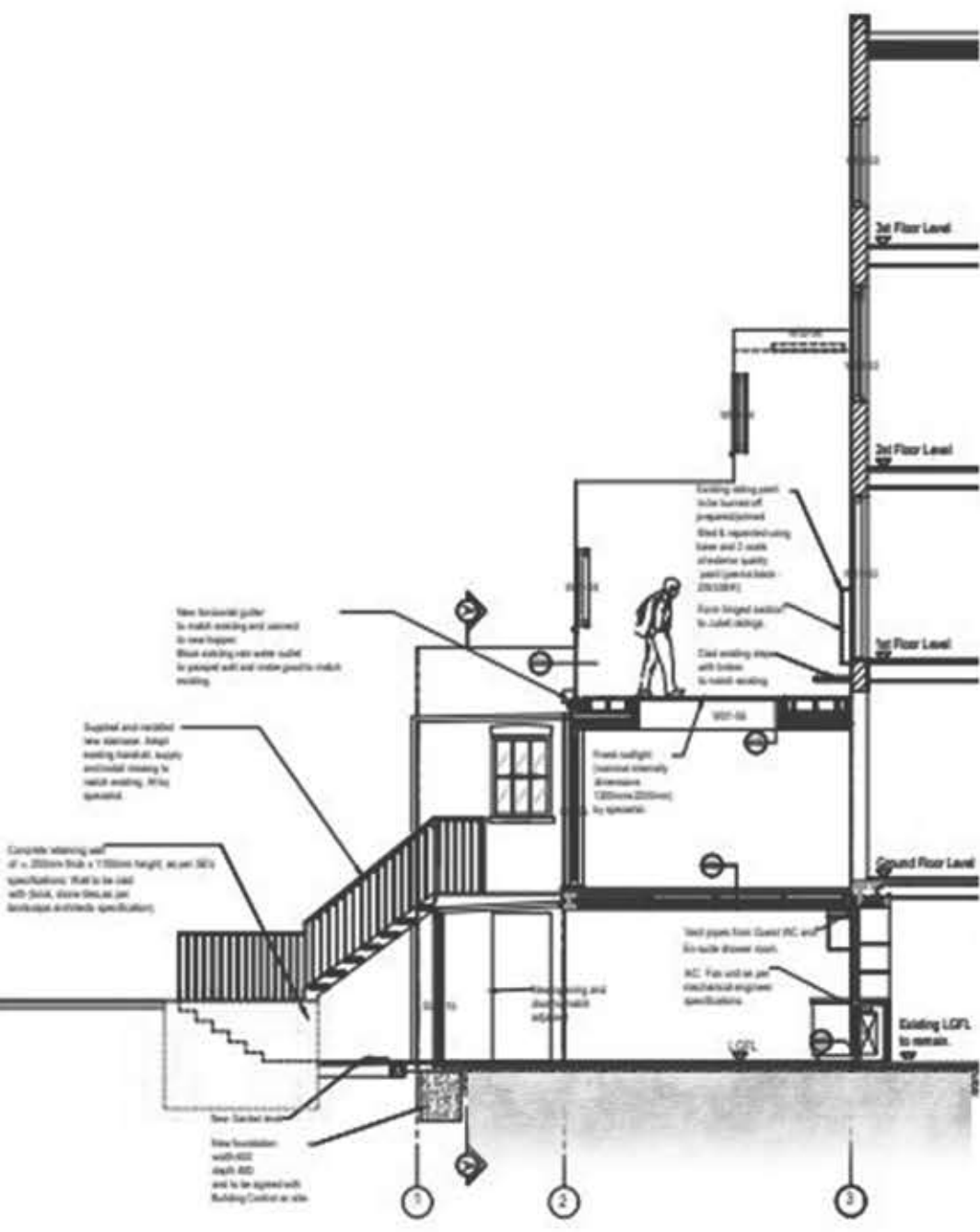


LOWER GRUND FLOOR PLAN

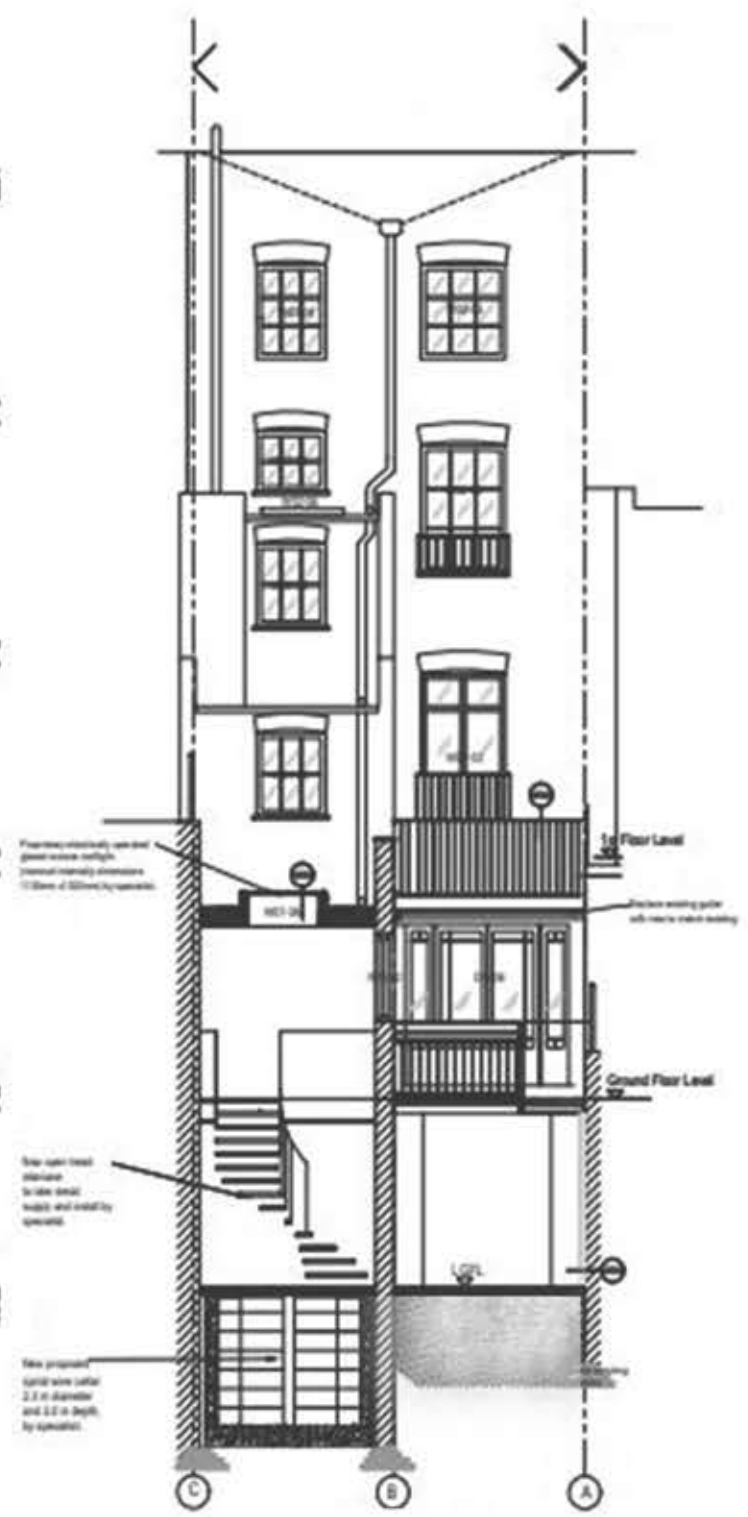


GRUND FLOOR PLAN





LOWER GRUND FLOOR PLAN



GRUND FLOOR PLAN





DINING AREA



SITTING AREA



05

ALTERATION AND REFURBISHMENT WORK, EXCAVATION, AND PROVISION OF A SINGLE-STOREY SUBTERRANEAN EXTENSION BENEATH THE FOOTPRINT OF THE PROPERTY, AND A NEW FLOOR EXTENSION AT ROOF LEVEL

LOCATION: PRINCES GATE MEWS, LONDON

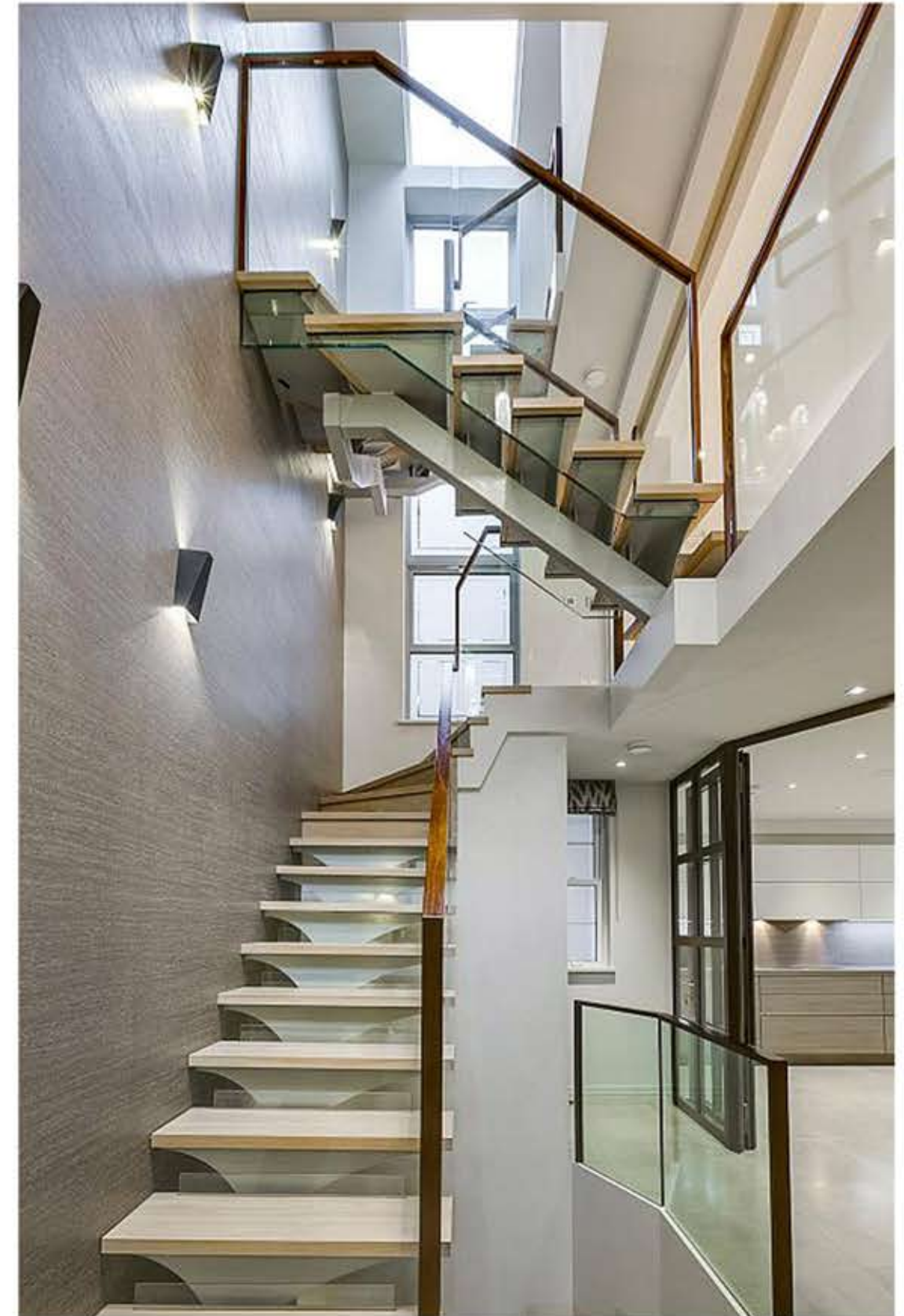
The property is an end of terrace mews property, located on the western side of Prince's Gate Mews within Queens Gate Conservation Area. The property is being used as a single-family dwelling house.

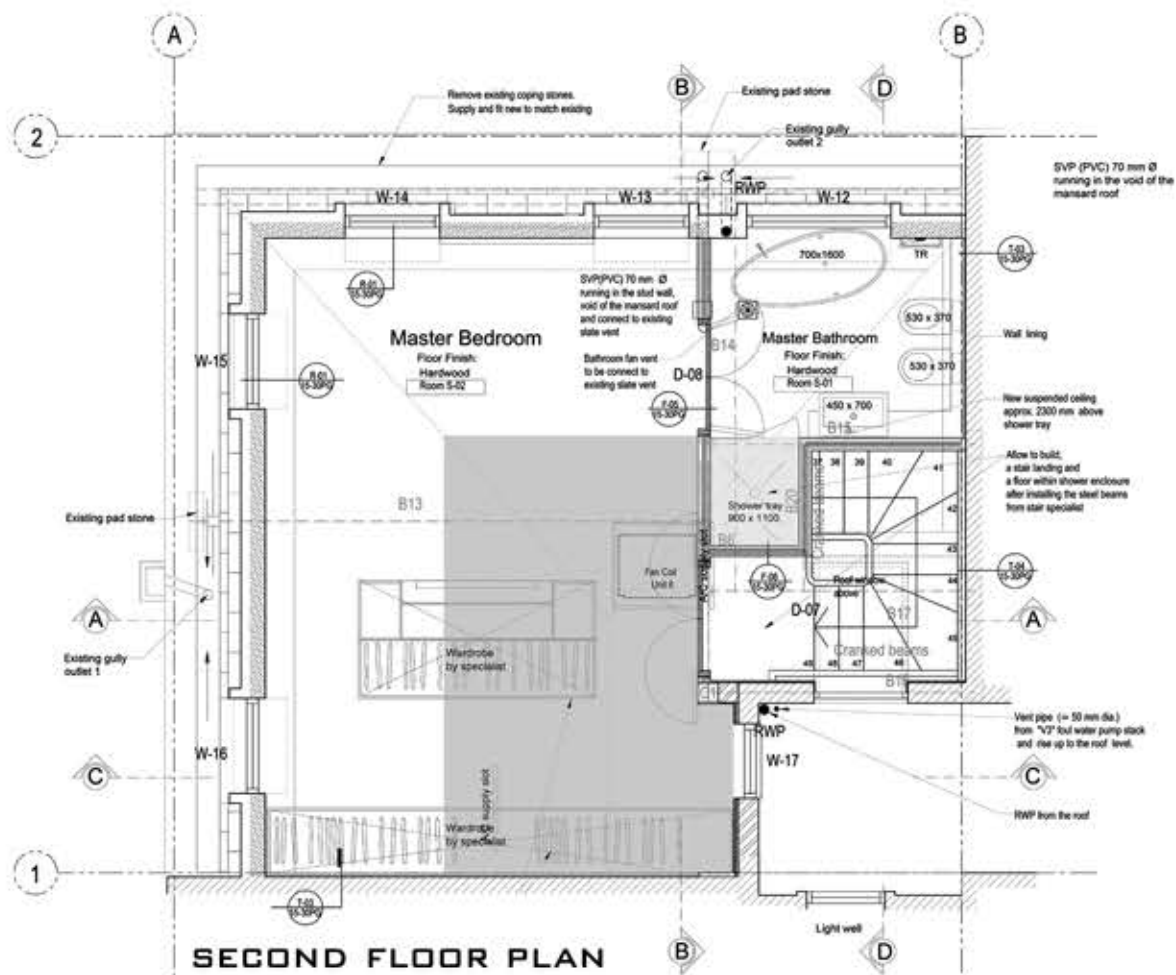
Planning Consent has been obtained for the basement and roof extension and the various internal alterations and modifications.

The reconstruction was done in two stages;

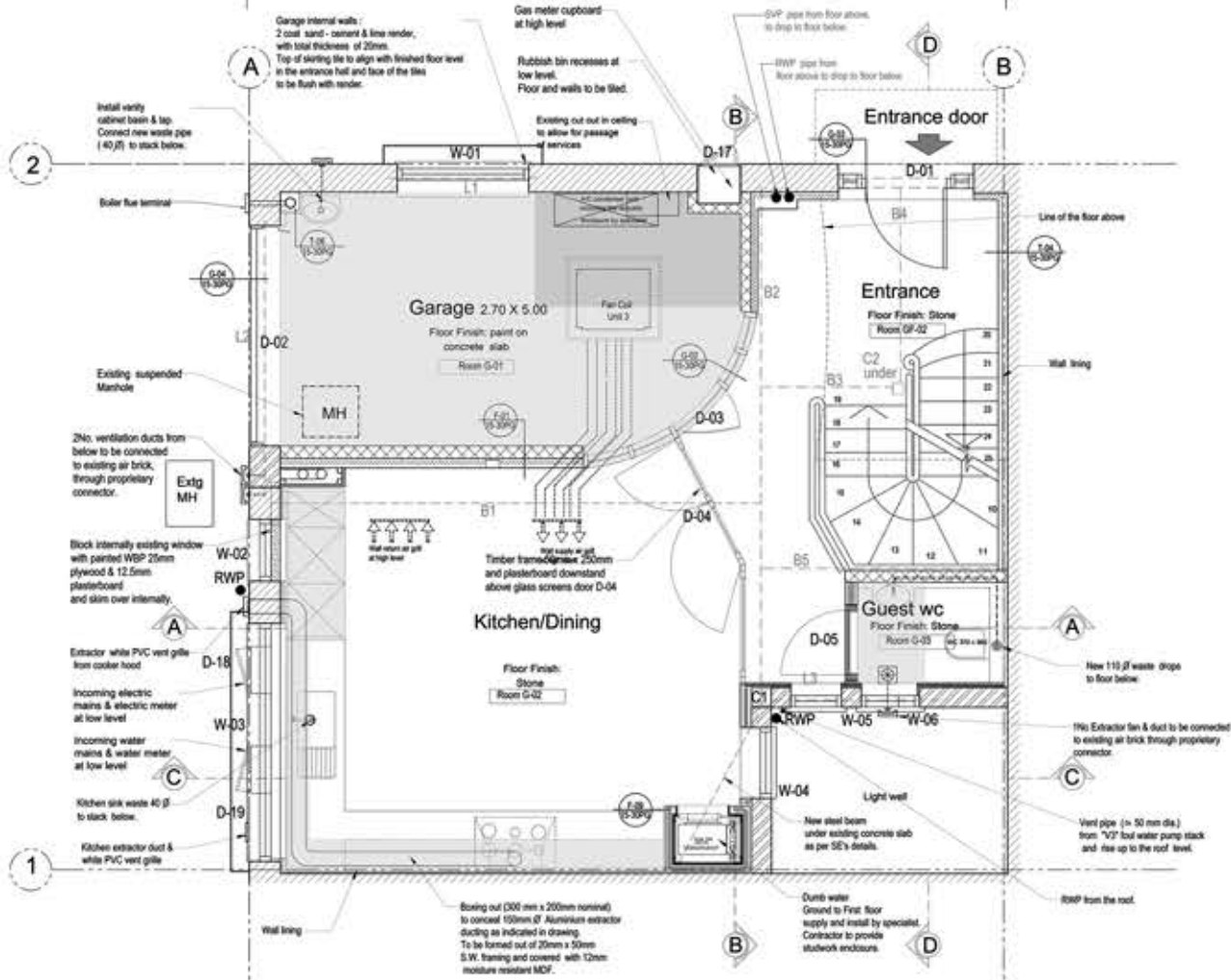
1. Excavation and provision of single-storey subterranean extension beneath footprint of the property and associated formation of an open light-well to the rear with a full water and damp proofing measures.
2. Rebuilding of a new floor at mansard level.

We have designed a new garage access to the house and had to coordinate with the Highway Department for the relocation of the existing street parking following intensive discussions between the highway and our appointed traffic consultant and have successfully achieved the relocation of the street parking.



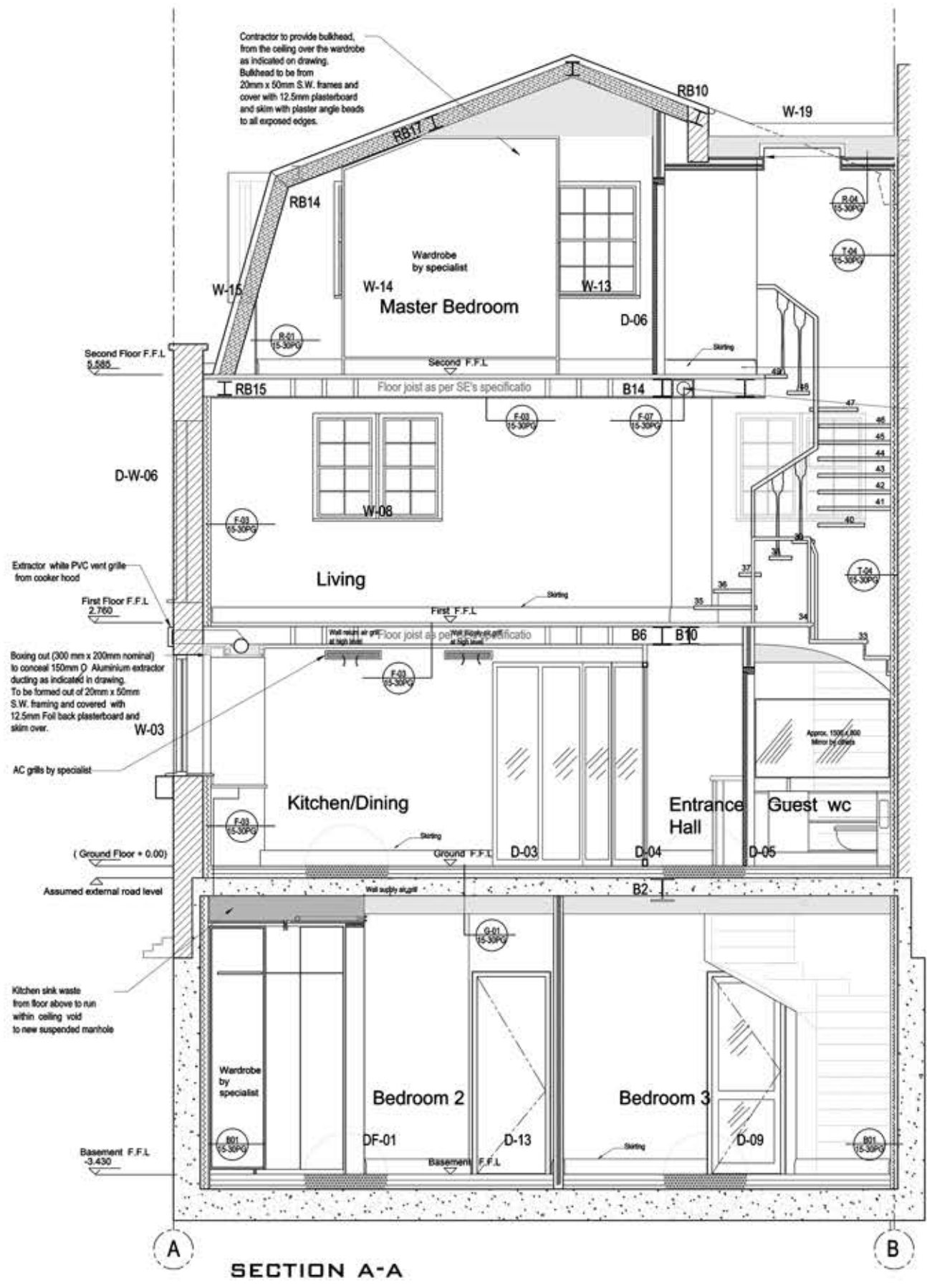


SECOND FLOOR PLAN



GROUND FLOOR PLAN







ELEVATION



CONSTRUCTION PHOTOS

06

EXCAVATION TO PROVIDE A BASEMENT STOREY AND CONSTRUCTION OF A MANSARD ROOF AT THE SECOND FLOOR WITH A FRONT TERRACE.

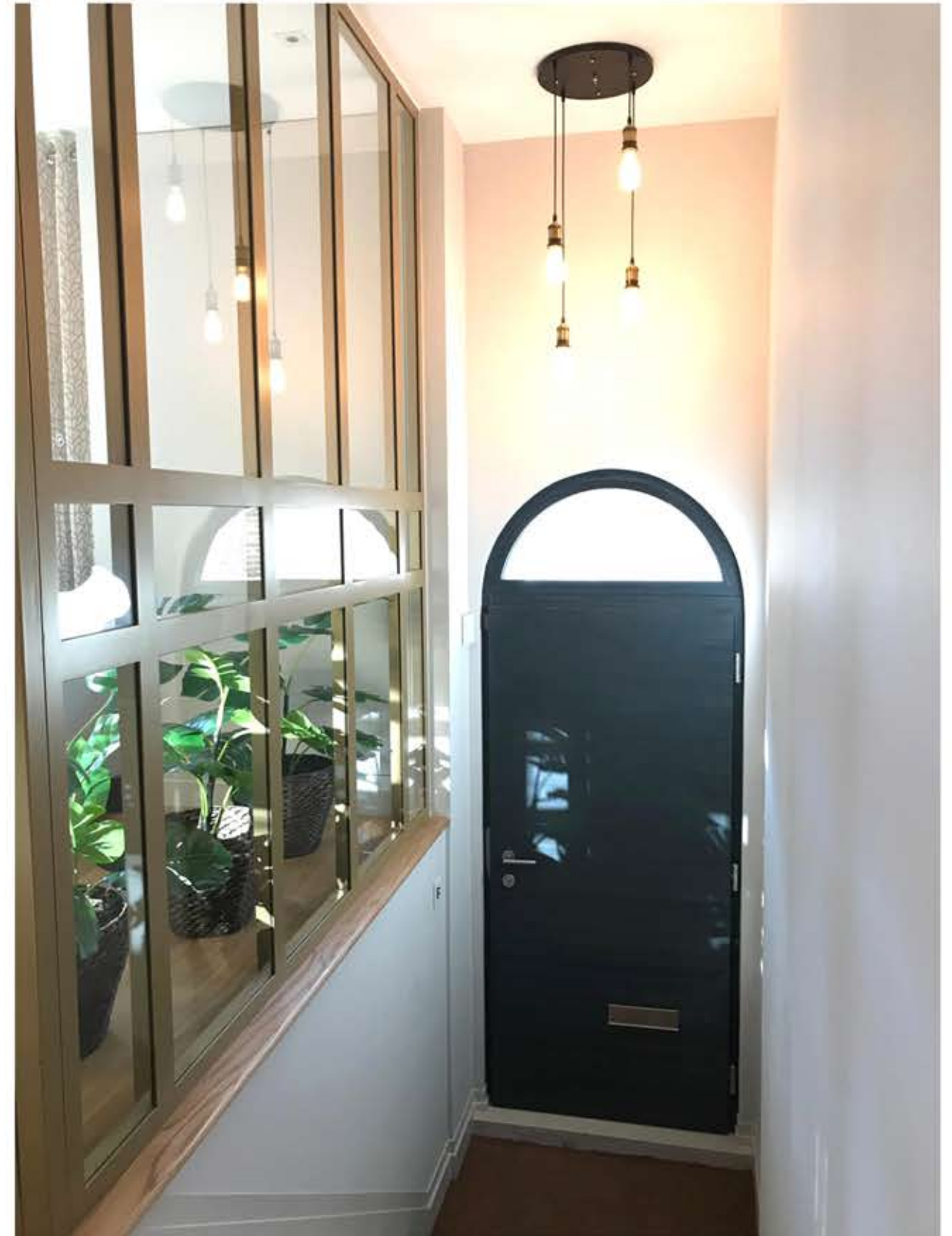
LOCATION: SOUTH KENSINGTON, LONDON

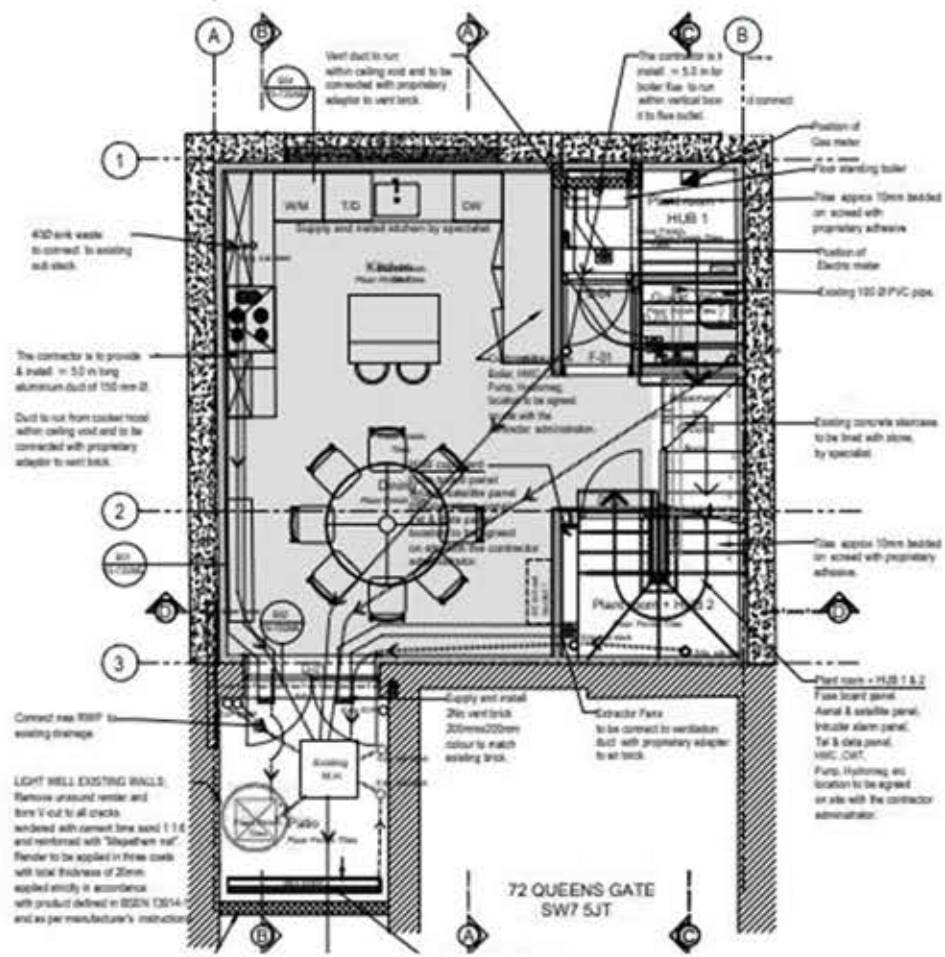
The original property is a mid-terrace, two story house, within the Royal Borough of Kensington & Chelsea. The general architectural style features a terrace of houses with a mix of brick/stucco façade and mostly of post-war construction, except No 72 which is a pre-war construction.

Planning consent was obtained for the extension of a basement floor and a new additional 2nd floor with terrace.

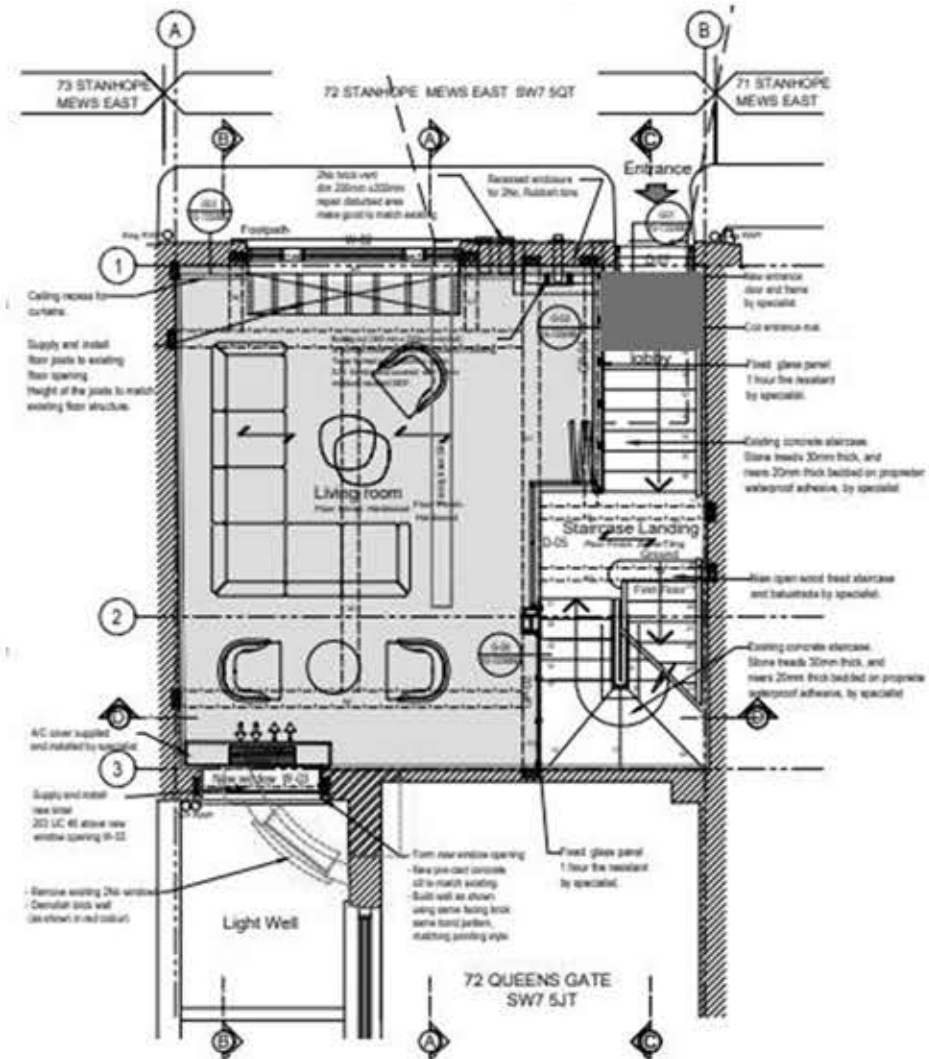
The construction work has been done in two stages:

1. Excavation and formation of a basement level under the property involving removal of rubble/hardcore from the former lower level and providing a new concrete walls and floors of the new basement and ground floors.
2. Construction of new mansard roof at second floor level with front terrace. During the refurbishment and construction work, the house was inspected regularly by the conservation officers to ensure compliance with the planning requirements.



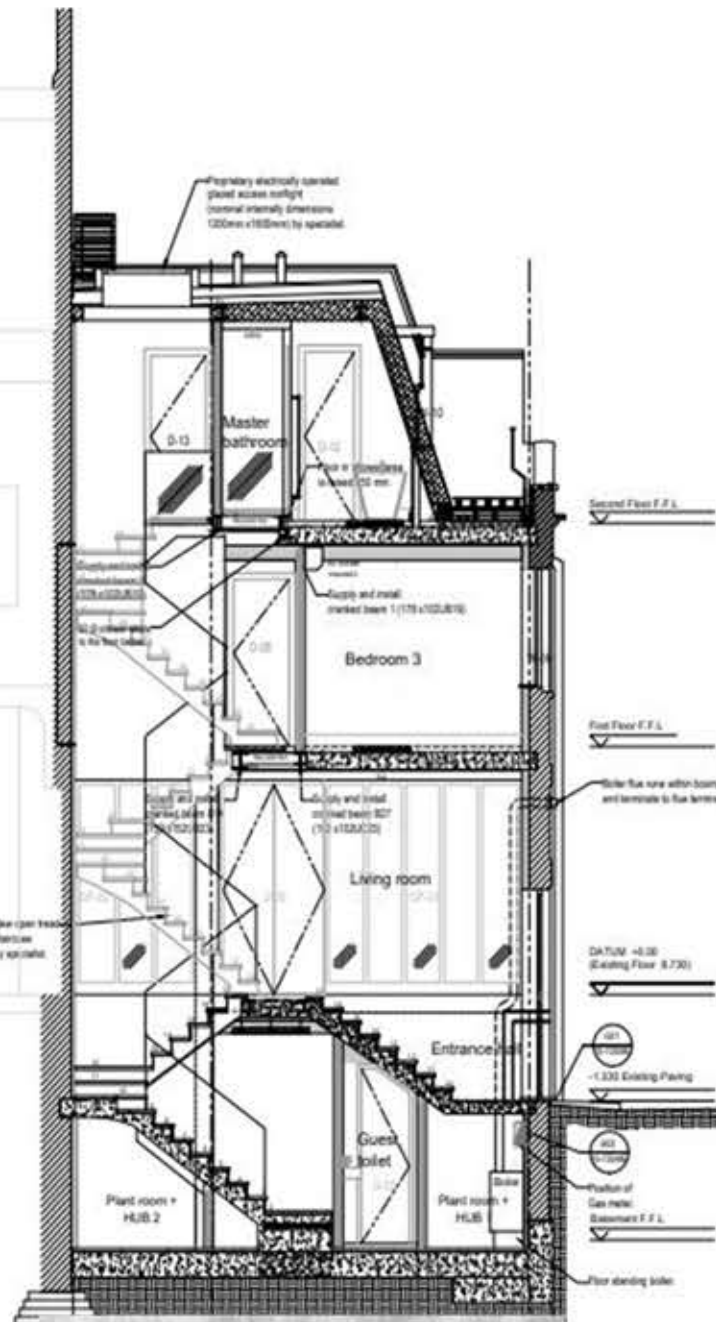


BASEMENT FLOOR PLAN

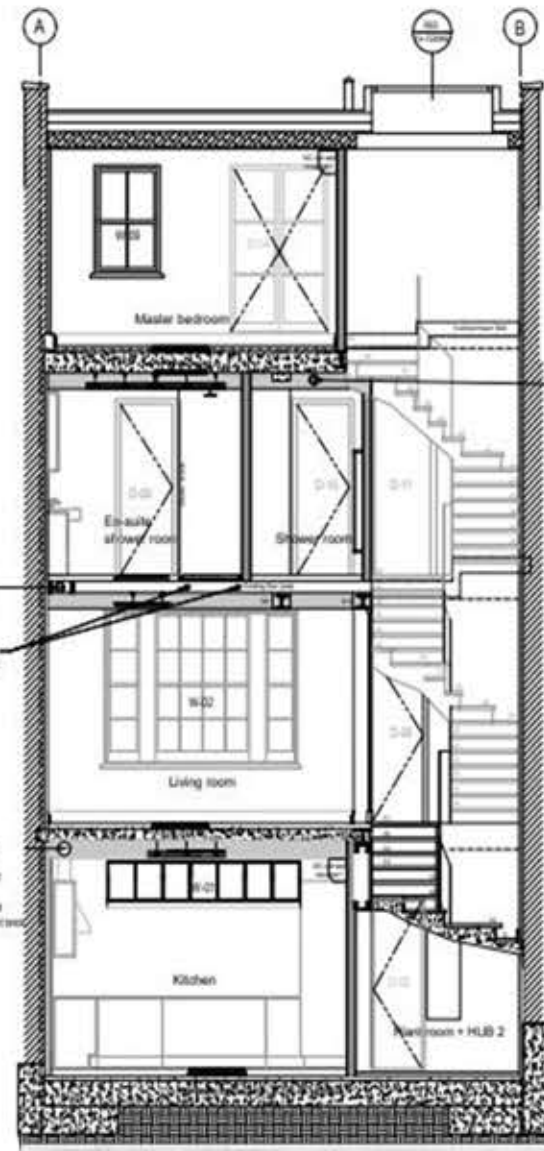


GROUND FLOOR PLAN



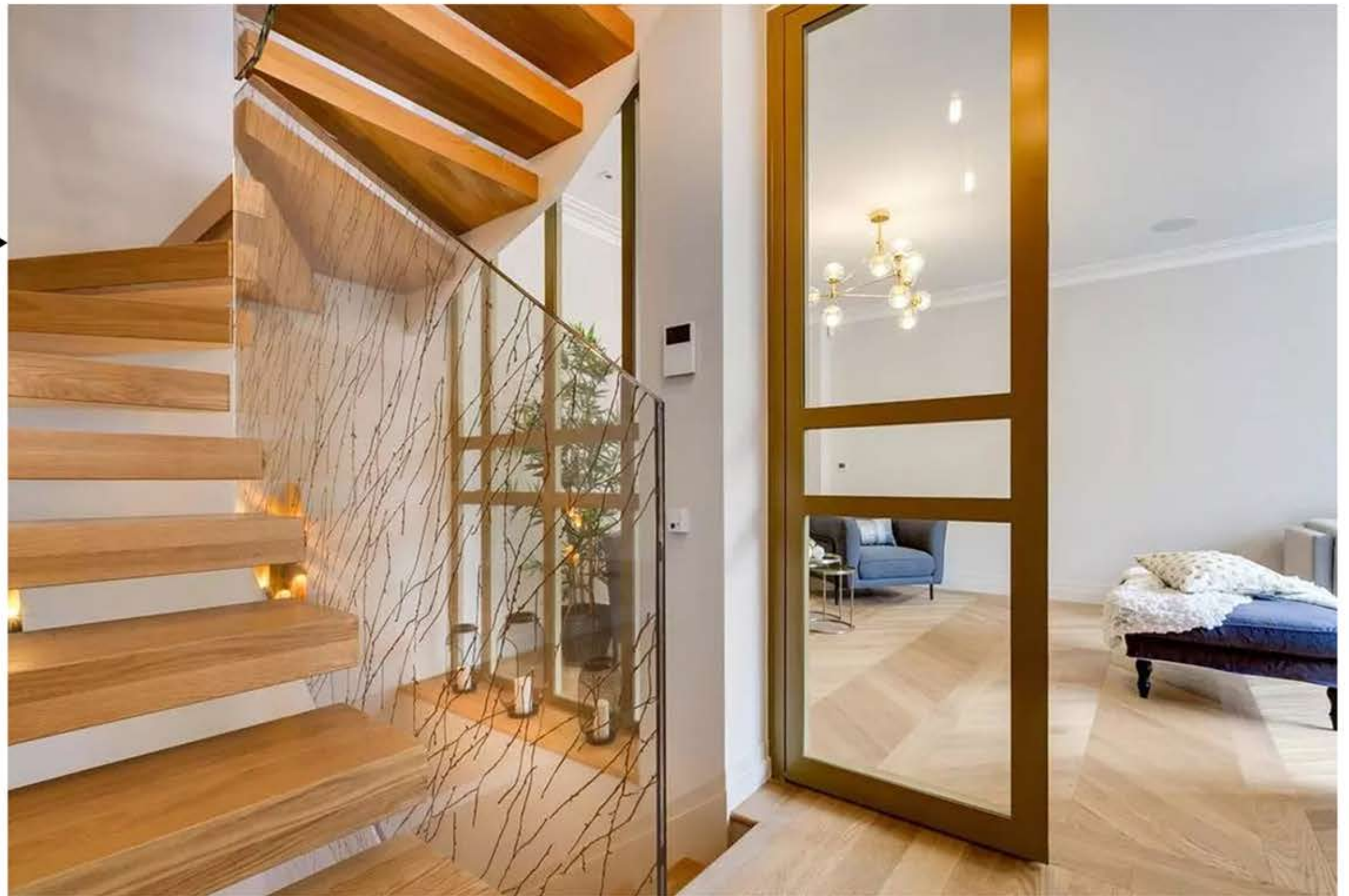


SECTION C-C



SECTION D-D





CONSTRUCTION PHOTOS

07

REFURBISHMENT OF THE FLAT AT CHELSEA HOUSE

LOCATION: KNIGHTSBRIDGE, LONDON

We have completed a comprehensive refurbishment of the flat, implementing a complete change of the layout and upgrading it to a modern architectural style.

The flat is situated at Chelsea House, on the 6th floor within an existing 9-story building.

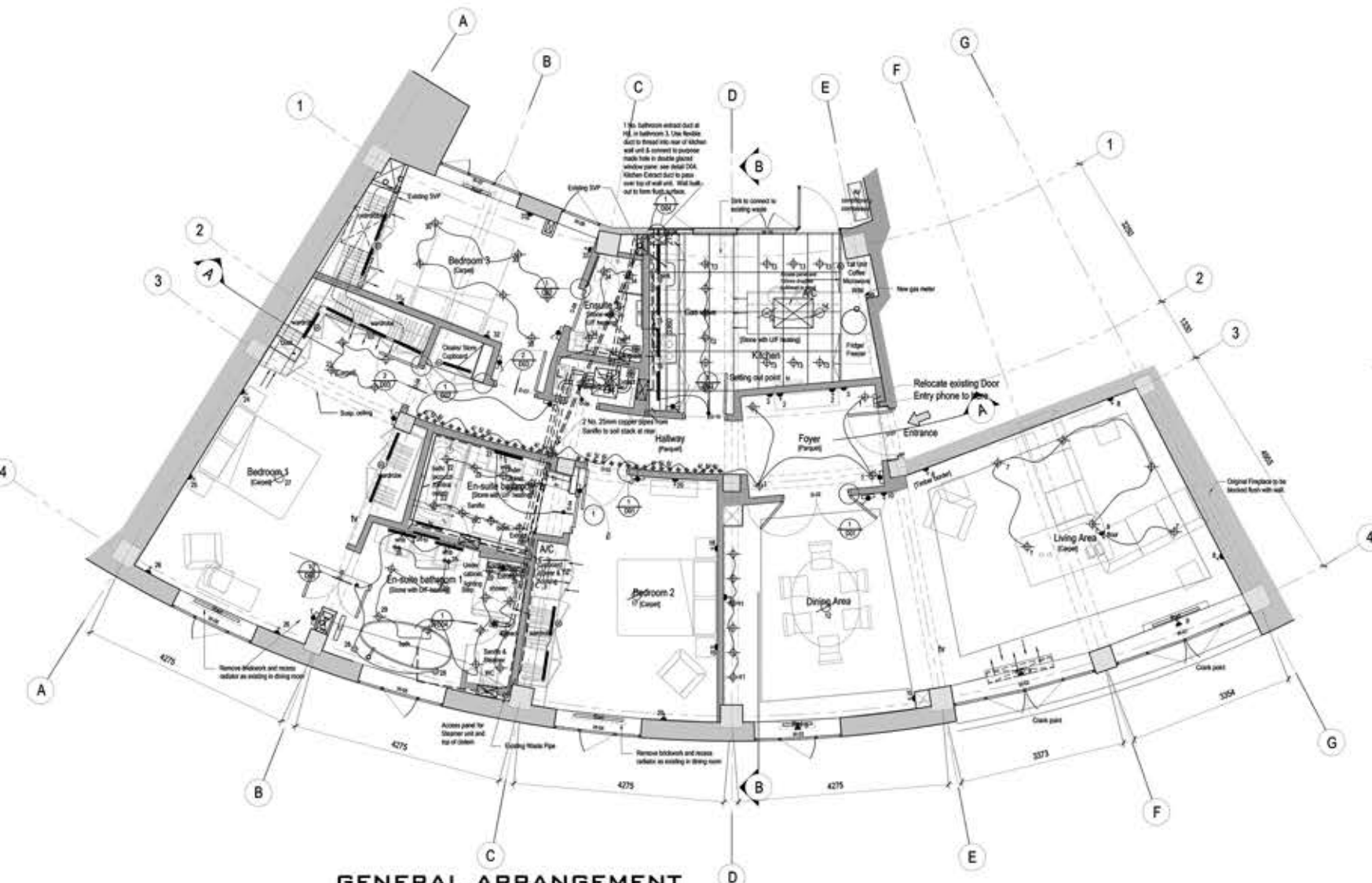
Notably, the flat is located within a conservation area of Royal Borough of Kensington & Chelsea.

Upon acquisition by the client, the flat was in poor condition and exhibited an outdated architectural style.

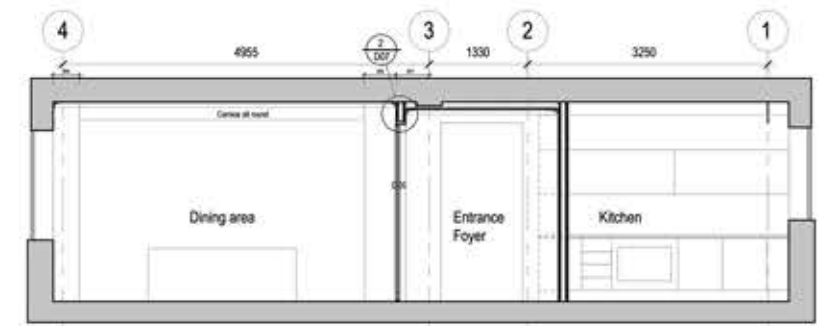
In response to the client's request, we undertook a complete overhaul of the layout, transforming it into a contemporary style.

We believe that our professional expertise has successfully achieved this transformation.

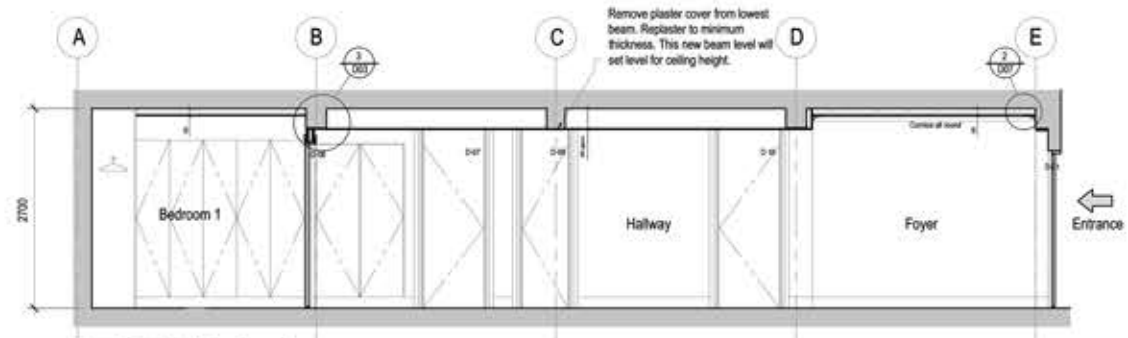




GENERAL ARRANGEMENT



SECTION B-B



SECTION A-A







08

ALTERATION AND REFURBISHMENT WORK

LOCATION: HOLLYWOOD ROAD, LONDON

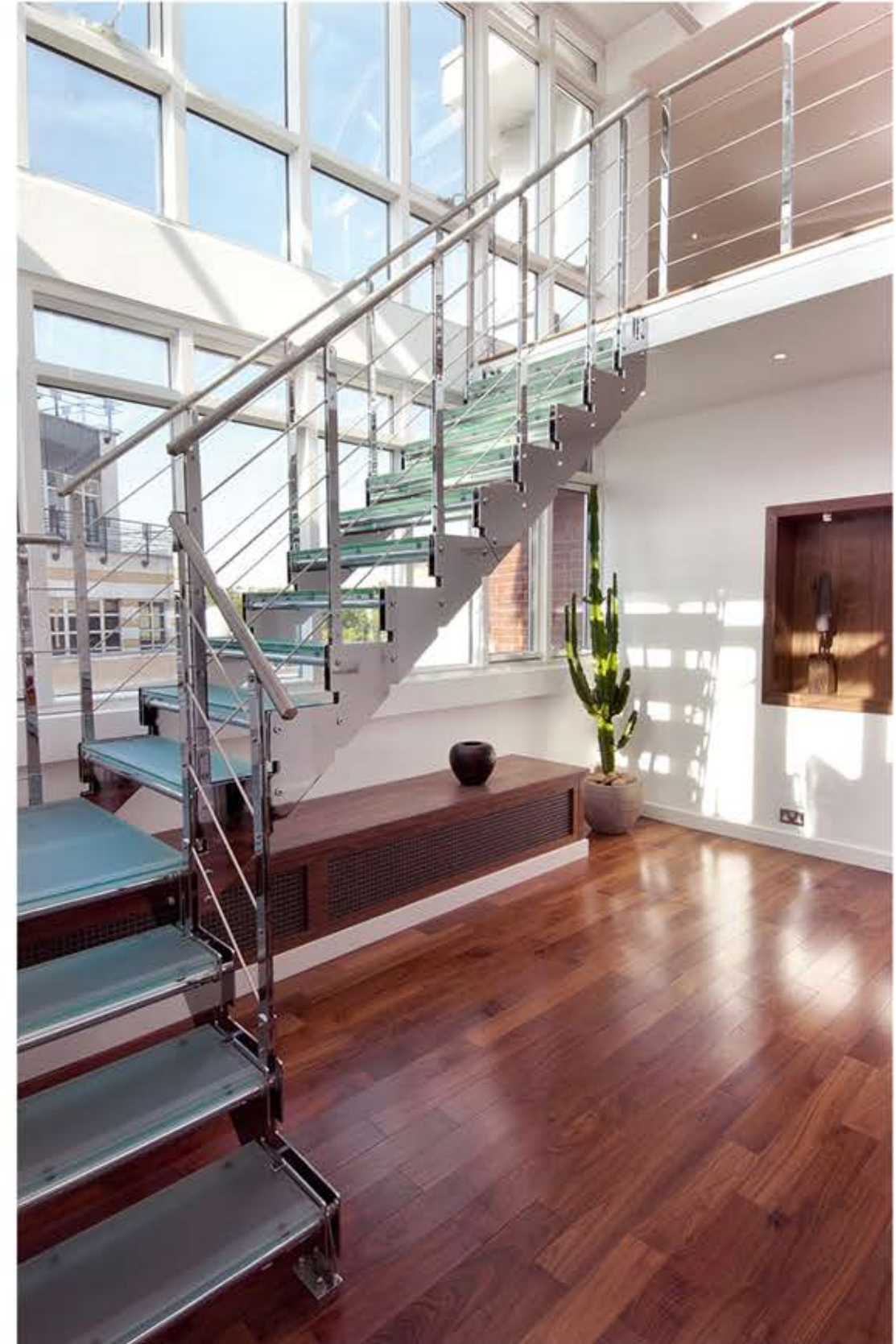
The property is part of the Boltons Conservation Area (CL3, CL11) and is located on the West of Hollywood Road. The house is an end of terrace house adjoining the terracing at Cathcart Road.

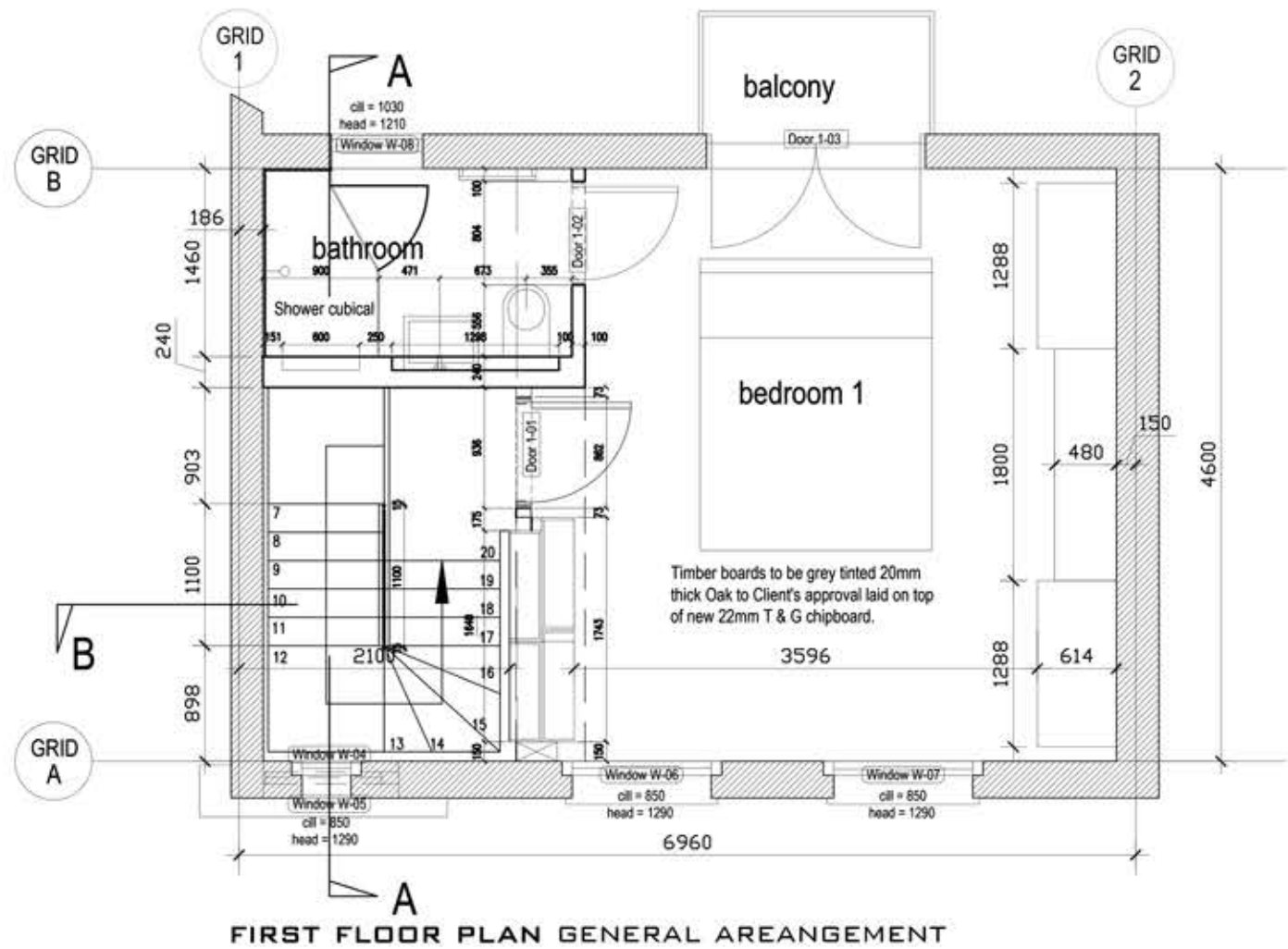
The property comprises lower ground, ground and one upper floor and a rear patio accessed at lower ground floor level.

The property is presently utilized as a single-family dwelling house functioning as the primary residence.

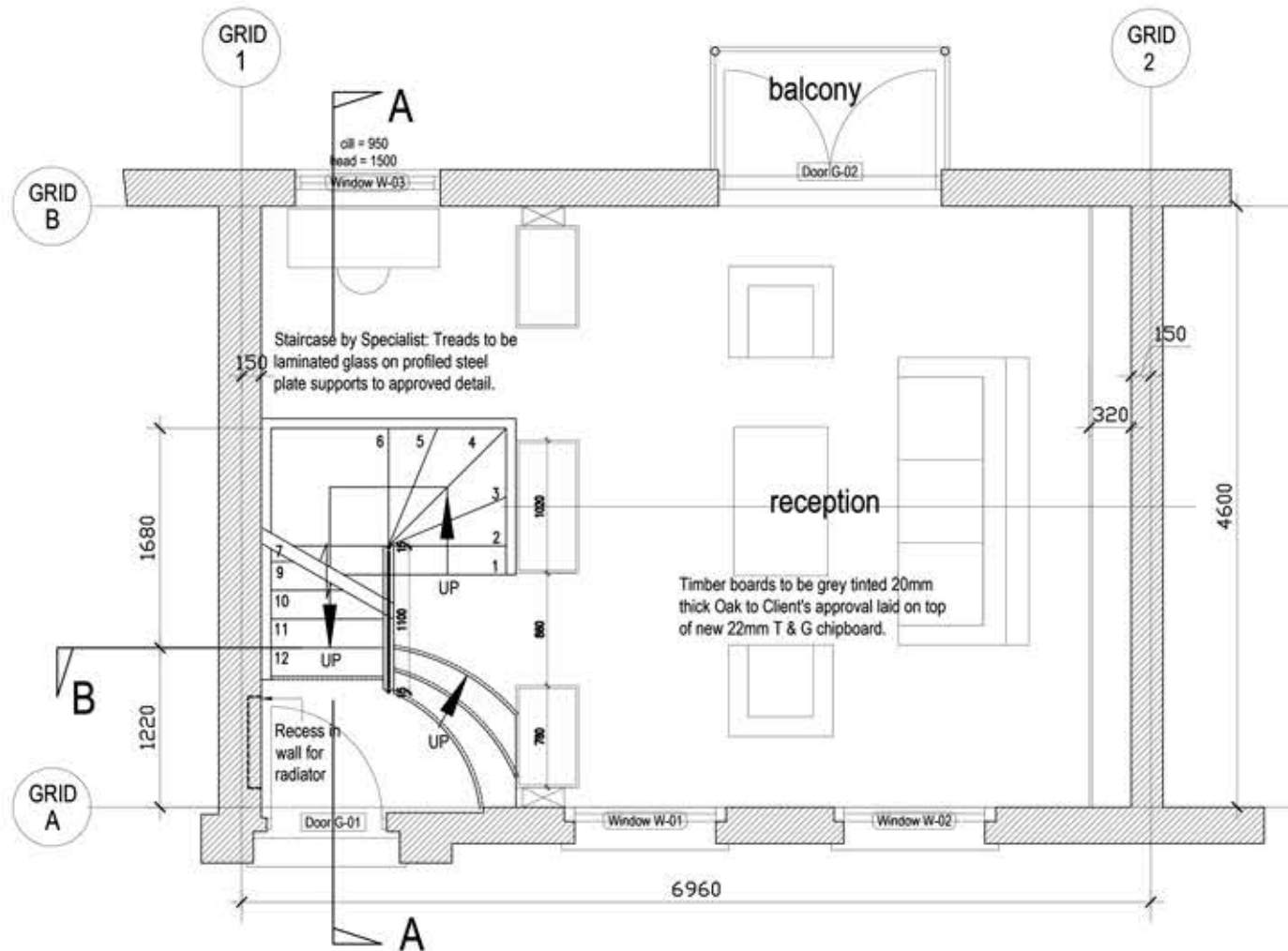
A main and interesting feature of this property was the creation of the glass staircase that runs through the floors.

During the refurbishment and work construction, the original materials and details on the Elevations have been respected and recreated, where possible, under the observation and in coordination with Planning department.



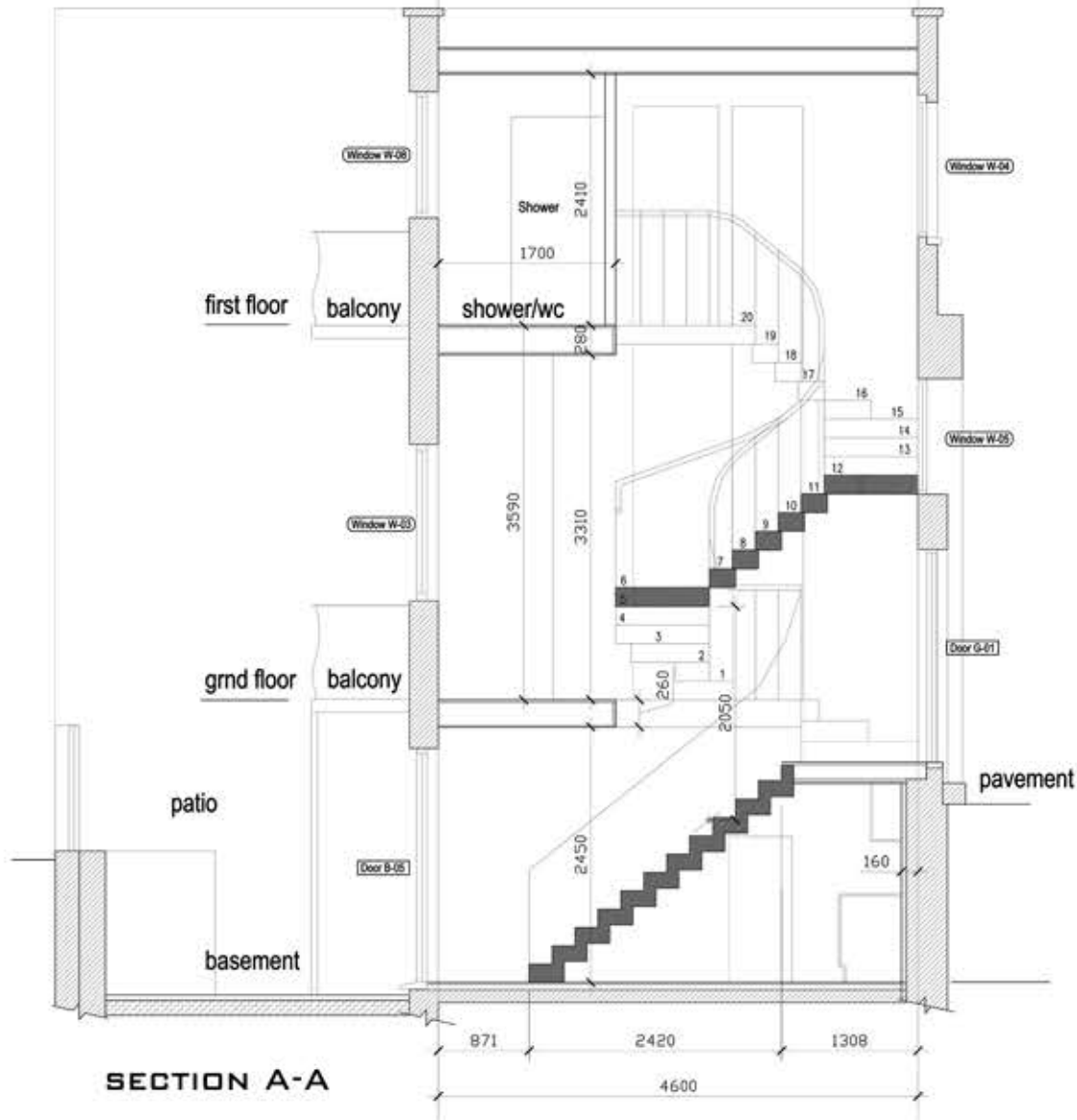
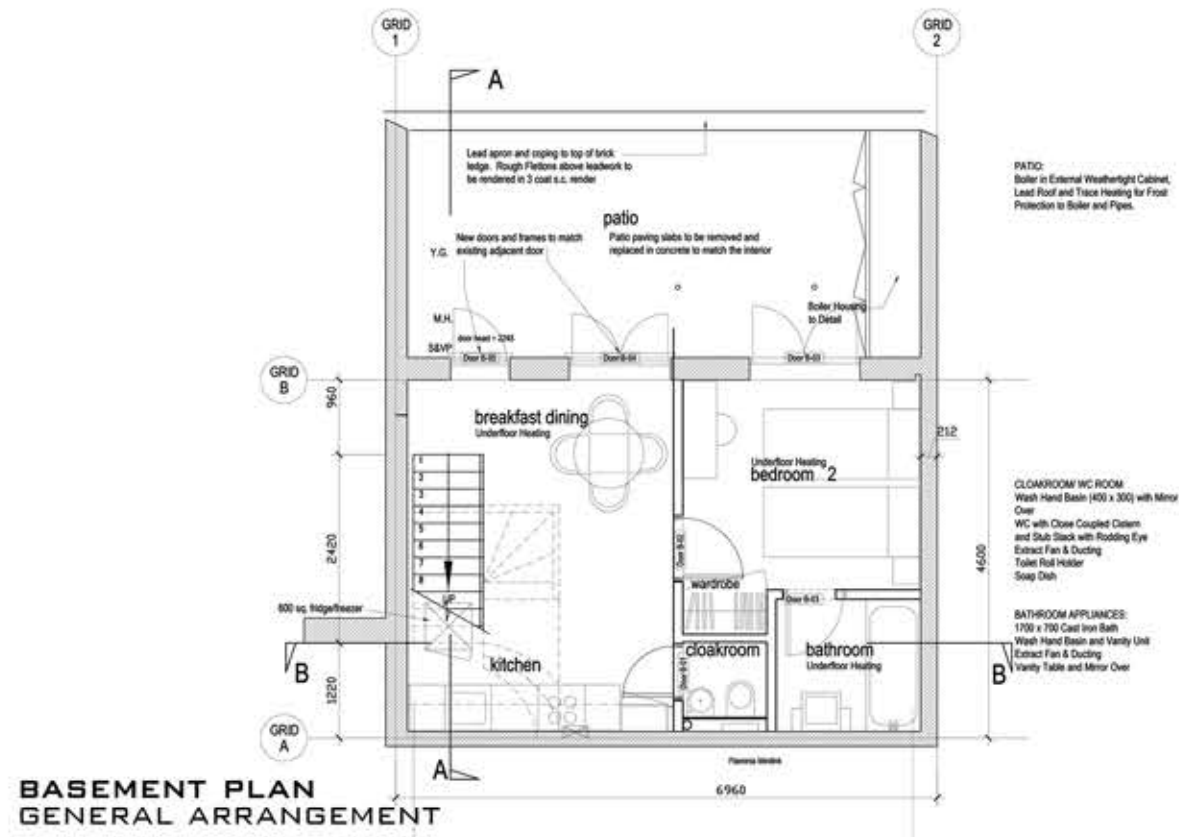


FIRST FLOOR PLAN GENERAL AREANGEMENT



GROUND FLOOR PLAN GENERAL AREANGEMENT





09

ALTERATION AND INTERNAL REFURBISHMENT WORK, INCLUDING THE ADDITION OF A NEW MANSARD ROOF

LOCATION: QUEENS GATE, LONDON

The property is a mid-terrace, seven-story, a Grade II Listed terrace situated in the 'Queens Gate Conservation Area', within the Royal Borough of Kensington & Chelsea.

The RBKC Listing Reference is: 46/15 47/15 and the English Heritage Reference is: 423189.

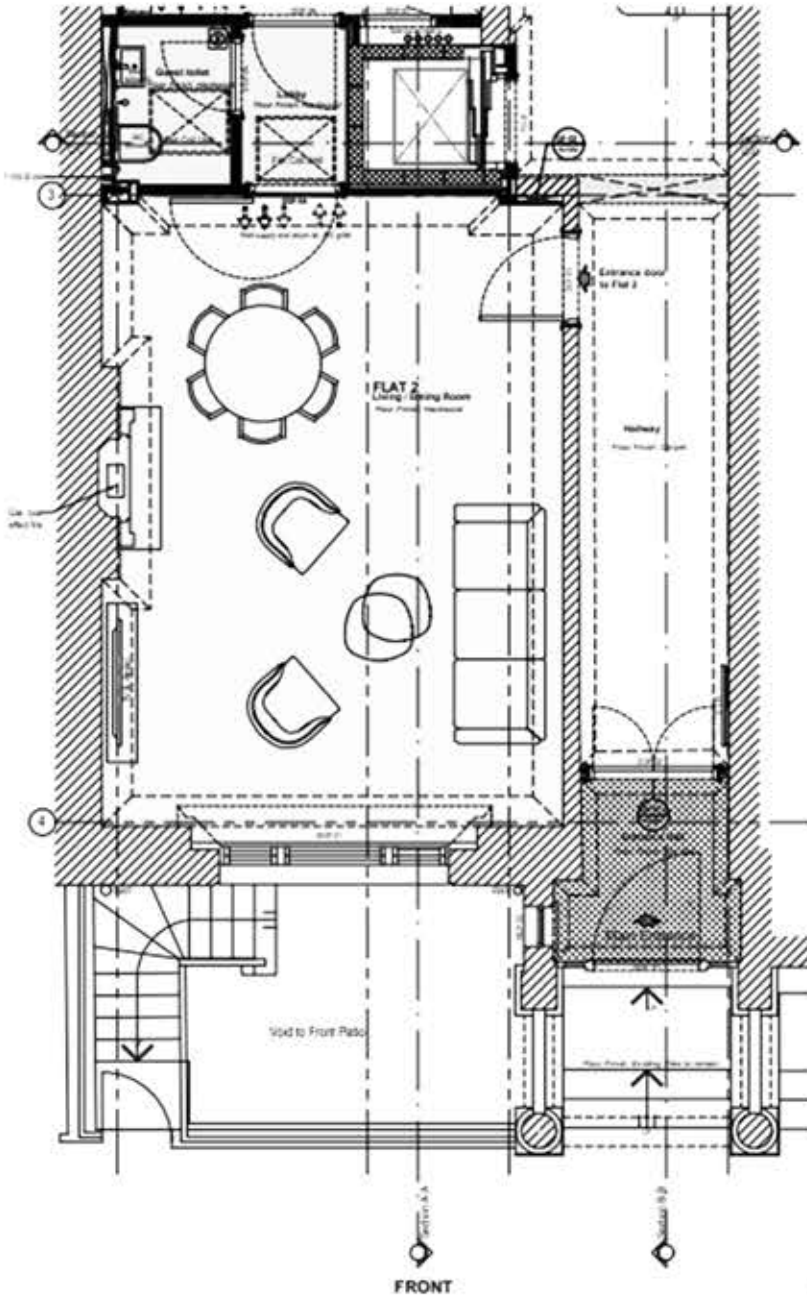
The Terrace of these buildings is constructed Circa 1856-9 of a particular architectural style; stucco facade; four (principal) storeys, with attic and basement, each three windows wide. Channelled rustication to ground floor; Doric porches; balustrade to first floor balcony; windows corniced to first and second floors; main cornice above third floor.

During the refurbishment and reconstruction, all the original materials and details have been respected and recreated, where possible, under the observation and in coordination with "British Heritage", the government body for the historic buildings.

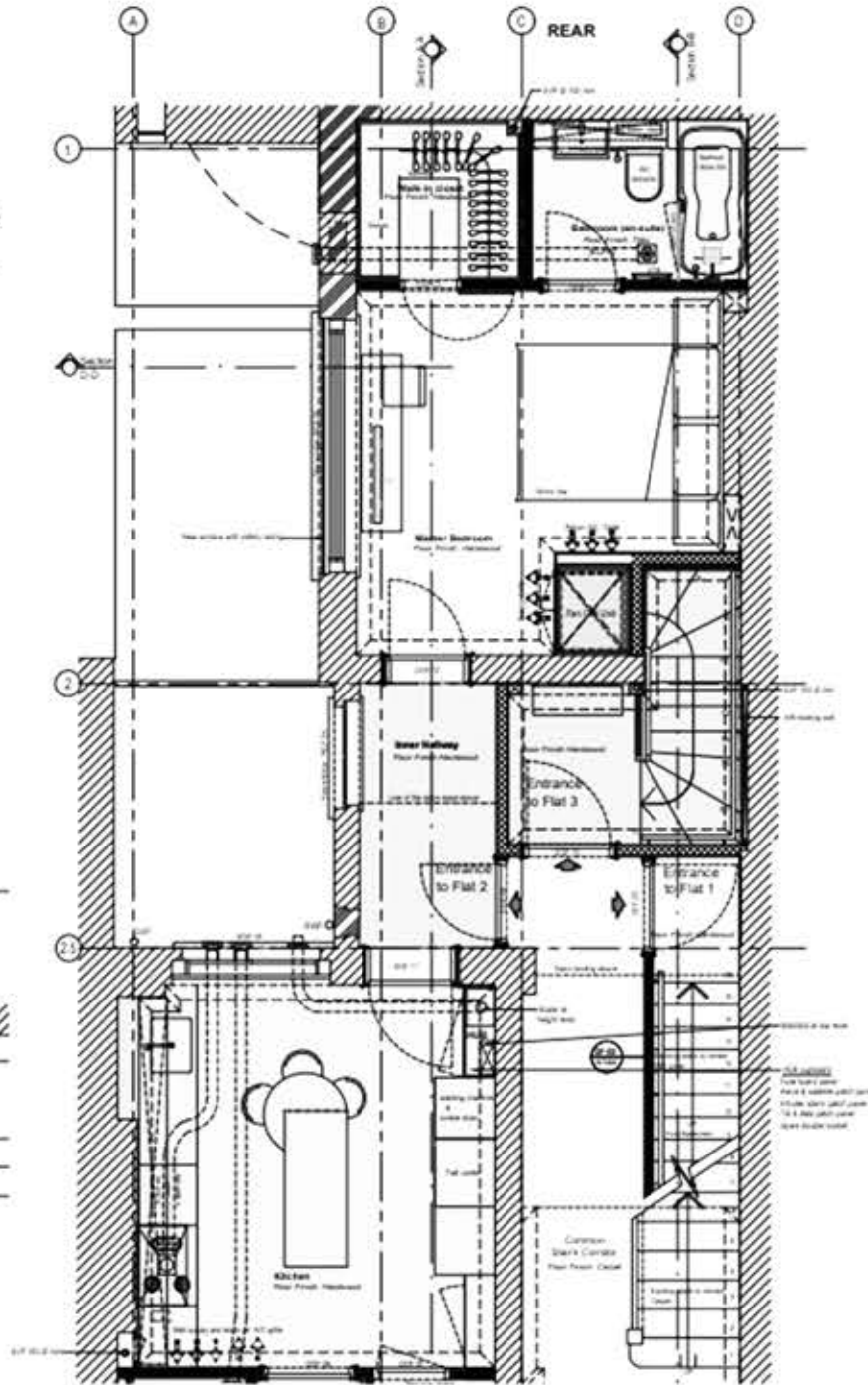
Planning consent and approval has been secured for a comprehensive renovation, improvements, and new floor addition to the residential arrangement. The building was converted to form 7 flats. Additionally, a new lift is installed with a shaft, running from the ground floor to the fourth floor.

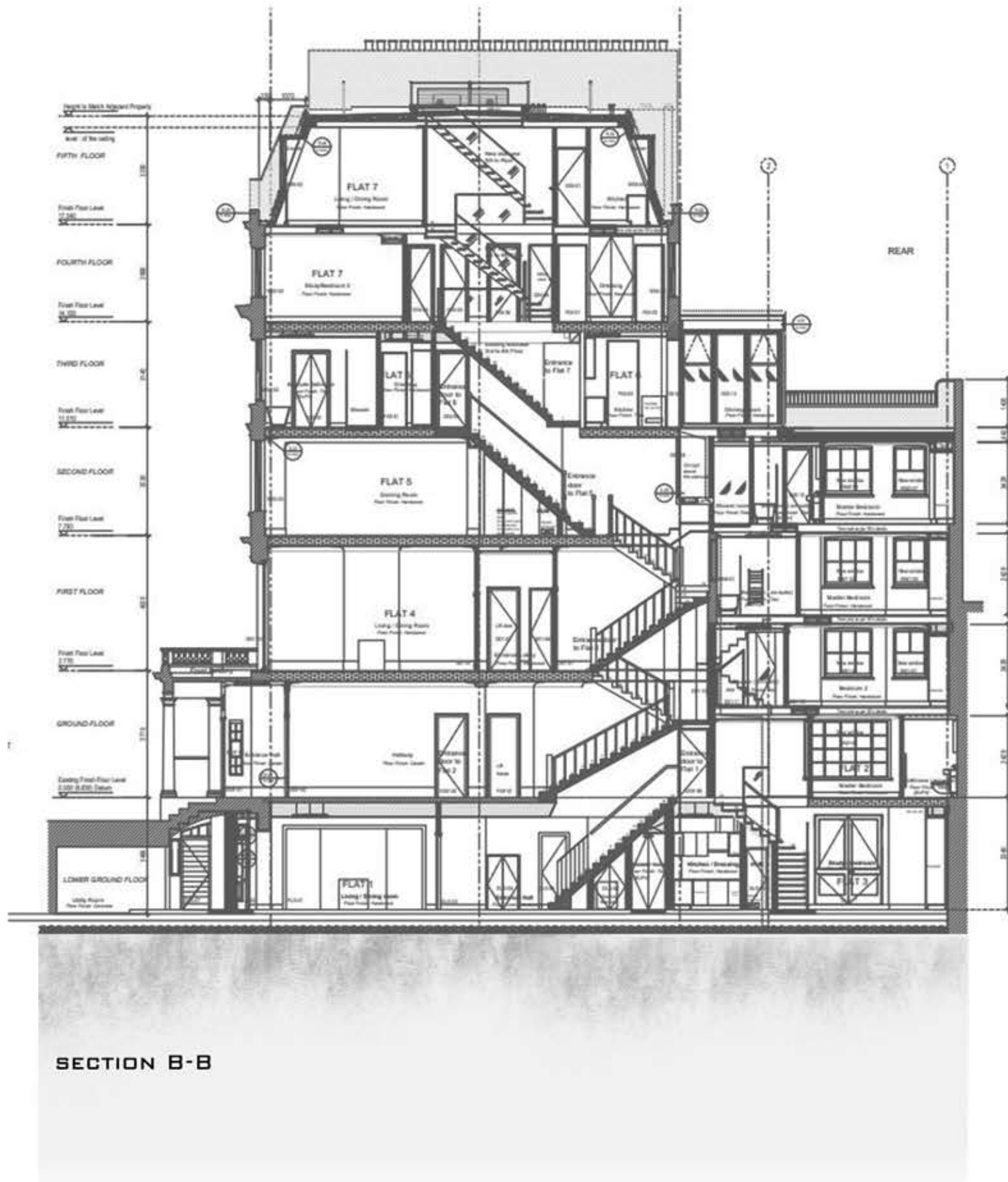


GROUND FLOOR PLAN



FIRST FLOOR PLAN





10

ALTERATION AND INTERNAL REFURBISHMENT WORK, INCLUDING THE ADDITION OF A REAR LARGE GROUND FLOOR AND BASEMENT LOCATION: HOLLAND VILLAS ROAD, LONDON

The property is a detached two-story Victorian villa with a basement and attic, situated along Holland Villas Road. The road is located broadly north-south, south of Royal Crescent and north of Kensington. It falls within the Holland Park Conservation Area, specifically in the area referred to as 'Addison Road and Holland Villas Road (James Hall's Villas)'.

Architectural decoration plays a crucial role in defining the design and character of the house, as well as contributing to the broader conservation area. While the stock brick on Holland Villas Road exhibits a more restrained decoration, their simple stucco dressings, including stuccoed bays, architraves to windows and doors, cornices to the parapets, and pot guards to window sills, contribute to their Classical elegance.

As outlined in the Conservation Area Appraisal, both front and rear elevations are integral to the historic and architectural character of the conservation area, with distinctive characteristics that were originally designed to match their neighbouring structures.

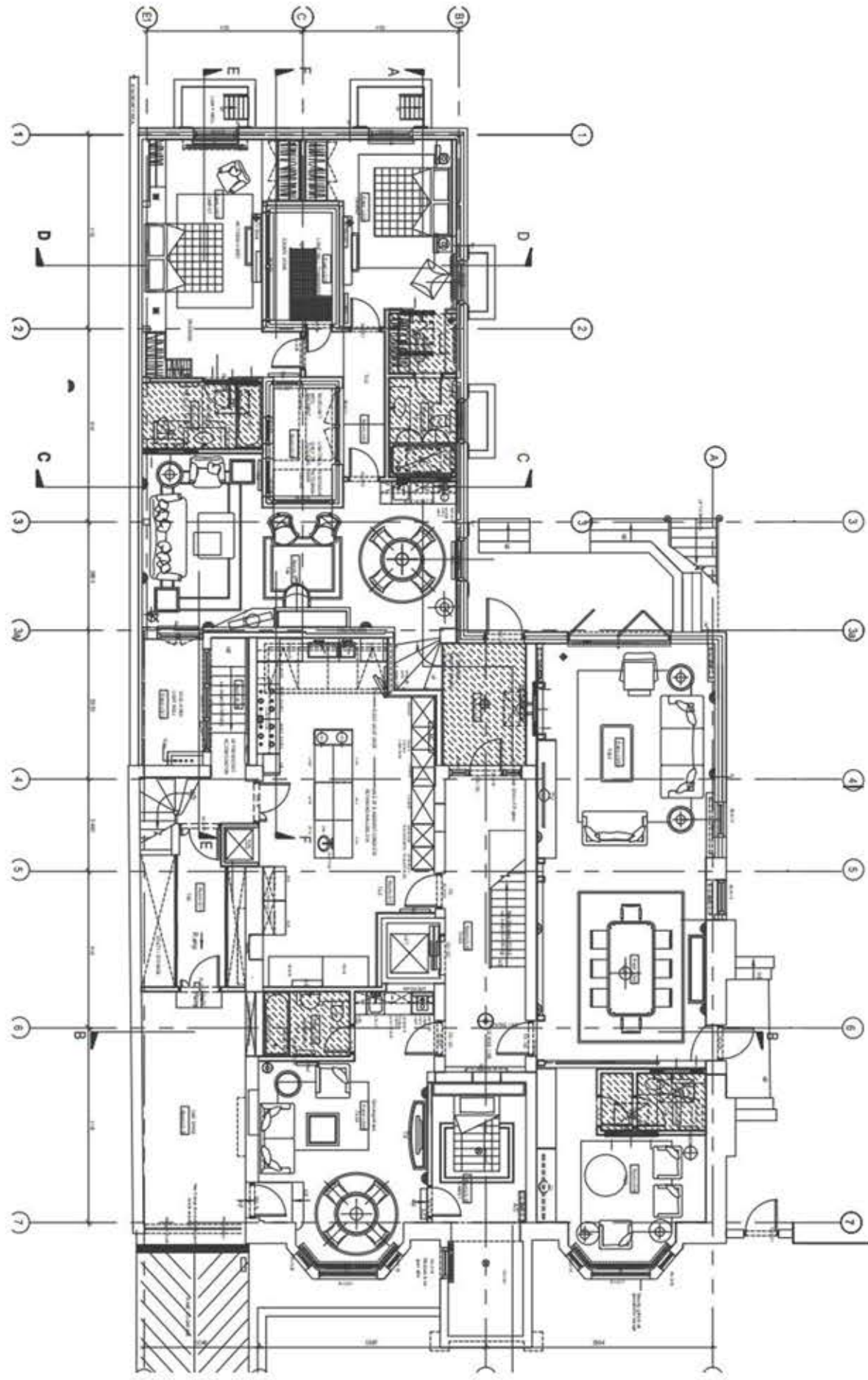
Throughout the refurbishment and reconstruction process, utmost care has been taken to respect and recreate all original materials and details. This has been done under the observation and coordination of "British Heritage," the government body overseeing historic buildings.

A significant addition to the property is the construction of a large ground floor with a basement extension, meticulously designed to align with the existing architectural style and complement the main house.

Planning consent has been obtained for a comprehensive renovation, improvements, and additions to the residential building.

The building serves as a single-family home, functioning as the primary residence.





GENERAL ARRANGEMENT





11

COMPLETE REFURBISHMENT

LOCATION: HYDE PARK GATE, LONDON

We have successfully completed a comprehensive refurbishment of the flat, involving a complete change of the layout and upgrading it to a contemporary style.

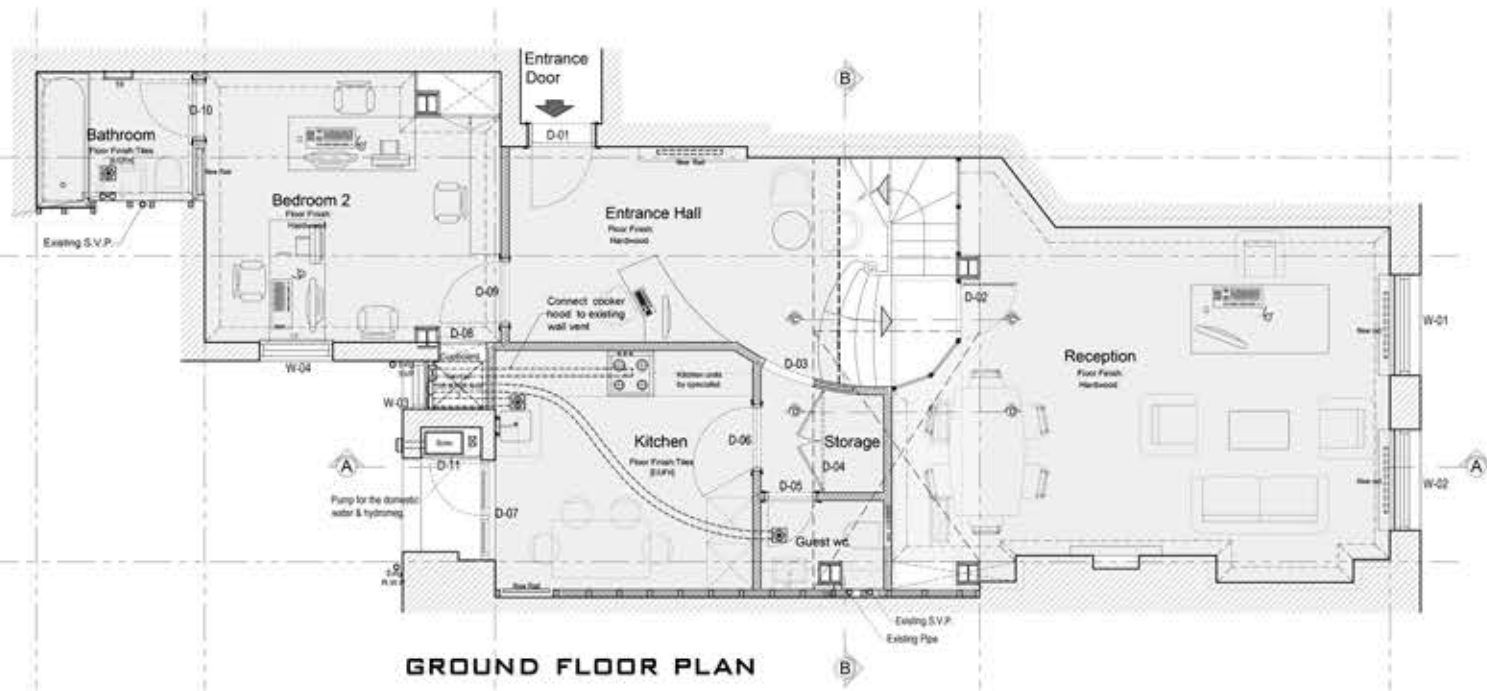
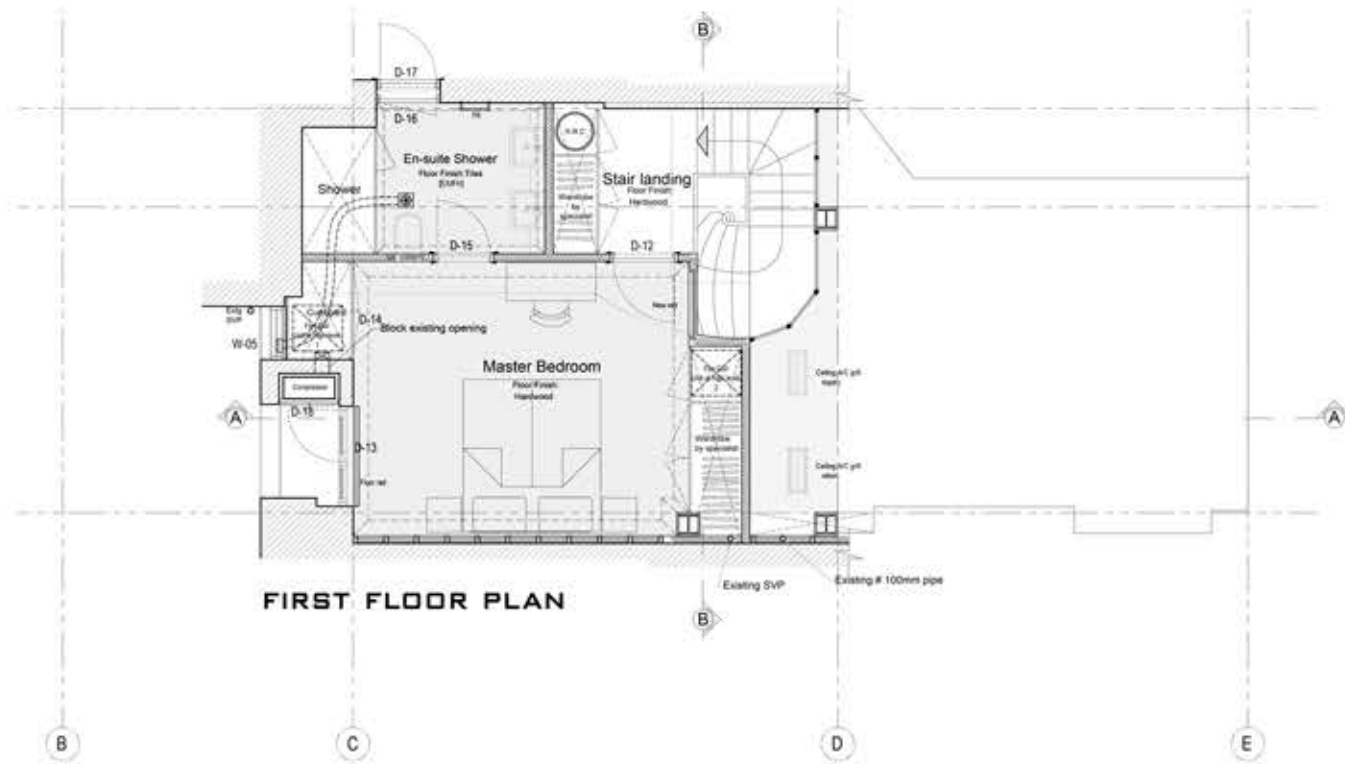
The flat is part of a building which is a mid-terrace, five-story with a basement, located within the conservation area of the Royal Borough of Kensington & Chelsea. The general architectural style features a terrace of houses with a stucco facade and brick.

The flat is situated on the ground floor. Upon acquisition by the client, it was in poor condition and displayed an outdated architectural style.

In response to the client's request, we undertook a complete overhaul of the layout, transforming it into a contemporary style.

We are confident that our professional expertise has successfully achieved this transformation.







12

COMPLETE REFURBISHMENT OF LARGE APARTMENT

LOCATION: KINGSTON HOUSE NORTH, LONDON

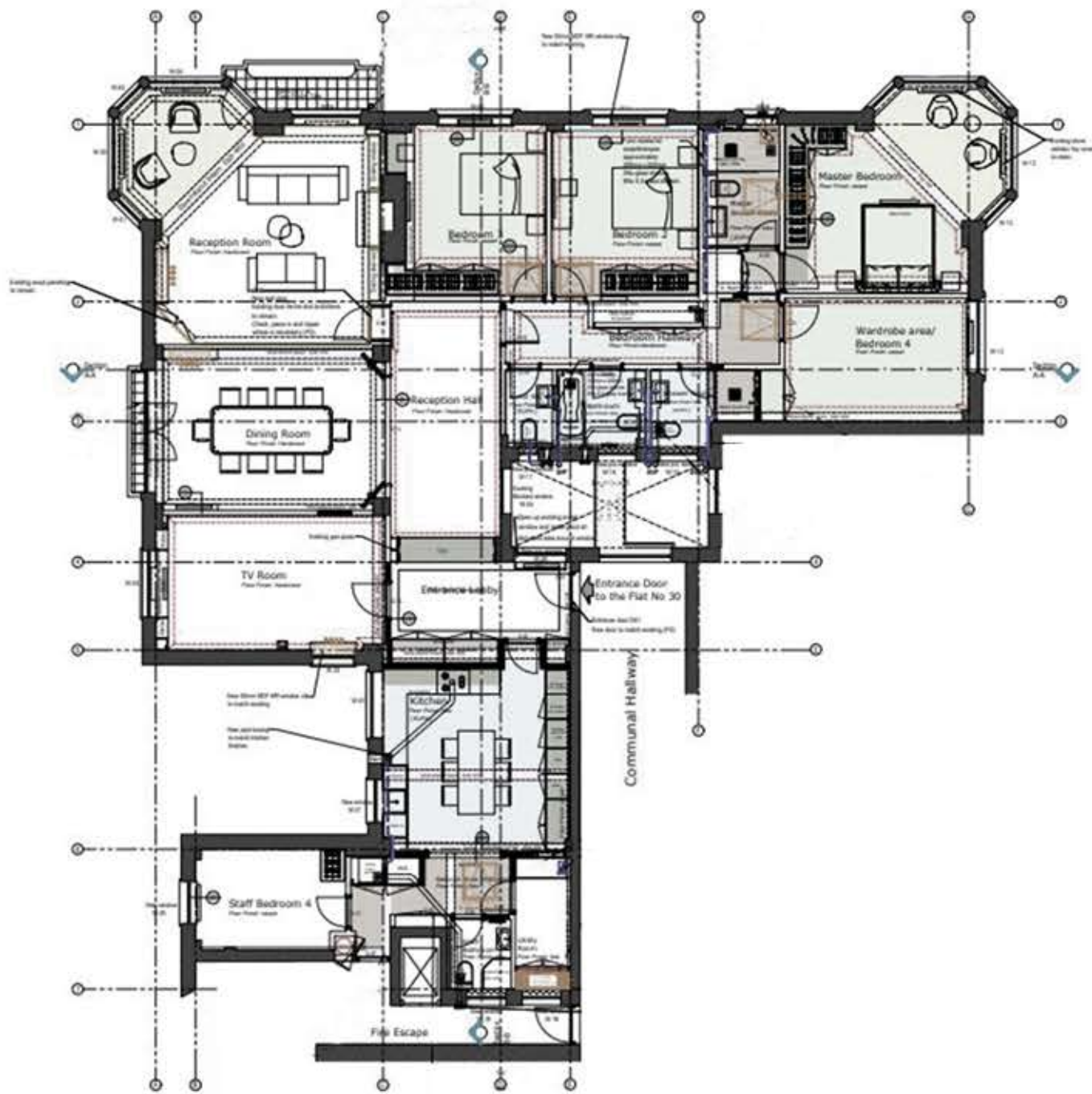
We have successfully completed a comprehensive refurbishment of the flat, involving a complete change of the layout and upgrading it to a luxury-contemporary style.

The flat is part of a building in Knightsbridge's one of the most desirable purpose-built blocks featuring some Art Deco features.

The flat is situated on the sixth floor. Upon acquisition by the client, it was in poor condition and displayed an outdated architectural style.

In response to the client's request, we undertook a complete overhaul of the layout, transforming it into a contemporary style.





GENERAL ARRANGEMENT







13

ALTERATION AND REFURBISHMENT WORK, EXCAVATION, AND PROVISION OF A SINGLE-STOREY SUBTERRANEAN EXTENSION BENEATH THE FOOTPRINT OF THE PROPERTY, ALONG WITH THE ADDITION OF A NEW MANSARD ROOF

LOCATION: CLARVILLE GROVE, LONDON

The property is end of terrace three story including a basement, falls within the Queen's Gate Conservation Area established in 1970. Clareville Grove street is made up of several periods of architecture, majority large in scale. The terrace of houses is made up of an interesting mix of styles and frontages that give interest and character to the street landscape.

The property is presently utilized as a single-family dwelling house functioning as the primary residence. A full planning permission was obtained for the various additions and alterations.

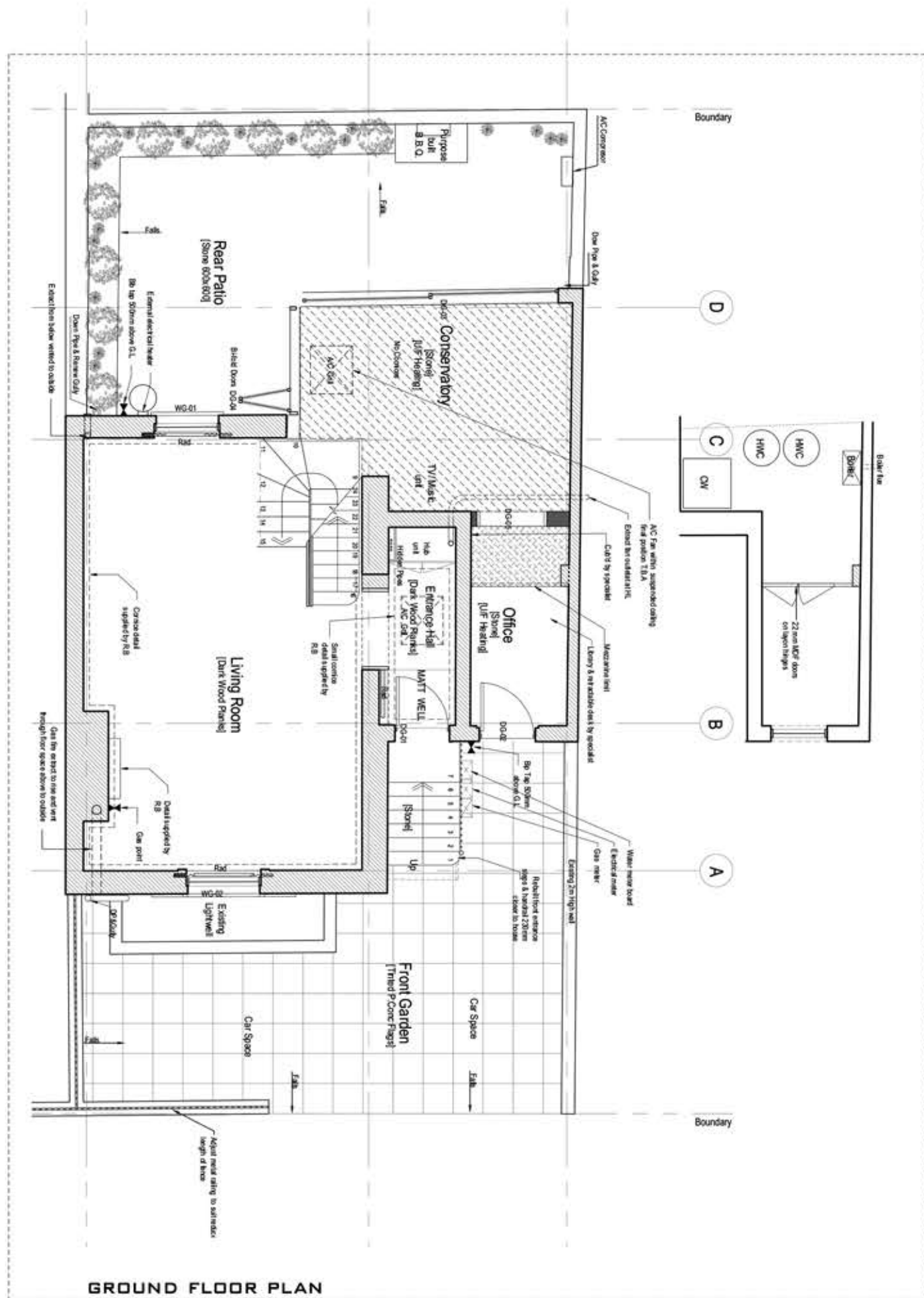
The work has been carried out in stages:

1. Excavation and provision of a single-storey subterranean extension beneath the footprint of the property.

2. Alteration and refurbishment work. Addition of a new mansard roof.

Throughout the refurbishment and construction work, the original materials and details on the elevations have been respected and recreated, where possible, under the observation and in coordination with the Planning department.







CONSTRUCTION PHOTOS

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