



Wish-list for a high-spec home

Storage and fitness facilities are among the luxury buyer's priorities

“We’re selling lifestyles now, not just property, and attention to detail is everything,” says Antoine Christoforou, CEO at Fusion.

Fusion combines a design-led approach with a high specification and sought-after locations – The Radlett, its latest project, is an example of this. The Radlett comprises ten apartments in landscaped gardens, in the leafy Hertfordshire location from which it takes its name.

The development’s Georgian-inspired architecture has been complemented with sleek monochromatic interiors. High-quality finishes are important in this market, so the individually designed layout of each home includes luxury kitchens with Miele appliances and bronze detailing, as well as powder rooms that feature a bespoke painted finish applied by artisans.

Other sought-after features include Lutron controlled mood lighting and a Sonos music system.

Christoforou says: “Features like music systems, underfloor heating and comfort cooling are almost expected in a luxury home, but our design-led ethos ensures our buyers get the most out of their space; our walk-in dressing rooms are oversized and the storage is extensive – ideal for downsizers seeking to fit the contents of their former home into a new apartment.”



The fitness suite is a definite asset and something you wouldn’t typically see in developments outside central London. Large open-air terraces and landscaped gardens provide plenty of space in which to relax in warmer weather.

Concierge services are also on the luxury home-hunter’s wish-list – The Radlett has a Monday-to-Friday eight-hour concierge, where the team have all undergone Fusion training and can do more than just monitor general access and post. They will

Study (top) and orangery (above) at The Radlett by Fusion, apartments from £1.125 million

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also fulfil many PA/housekeeper functions, such as making restaurant reservations and flight/rail arrangements, booking hotel rooms and events, hiring cars and, if required, organising apartment cleaning and laundry on residents’ behalf.

Another example of Fusion’s attention to detail is the provision of secure parking for residents. The Radlett has an underground gated car park with two assigned parking spaces per apartment and an abundance of additional spaces for visitors (this is a rare find).

Even the car park incorporates unusual features – lockable storage rooms and cold stores, which enable the concierge to take in food deliveries when residents are away from home. The cold storage is an element which is really catching on with buyers at present, with the upsurge in our “ultra-convenience” culture.

Prices at The Radlett start at £1,125,000 for a two-bedroom apartment with a private terrace. Train times from Radlett to London St Pancras can be as little as 26 minutes. *nh*