

**1577 – DS**

### **Design Statement**

To turn outbuilding in to ancillary accommodation to the main house at 9 Hampstead square

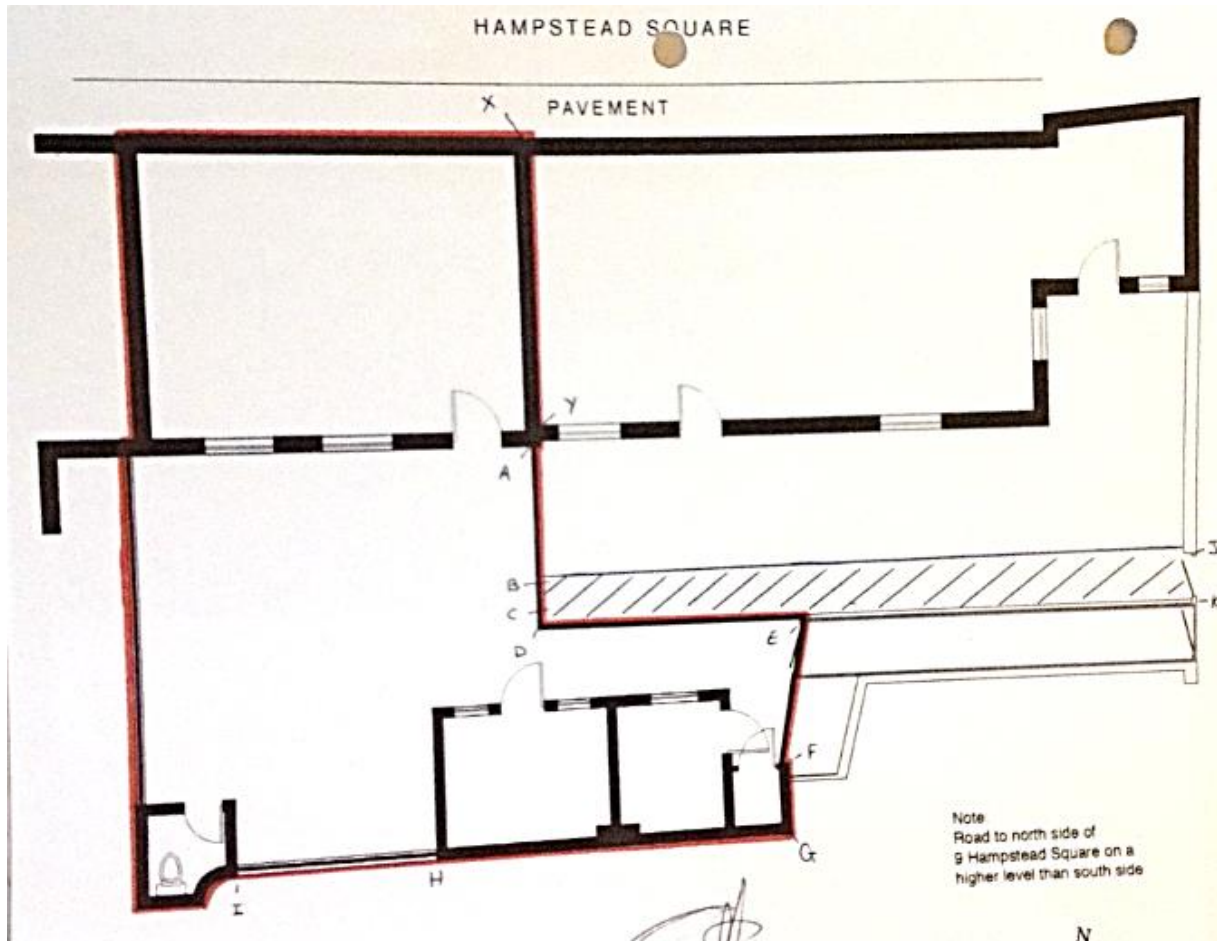


The proposed extension and internal alterations offers flexibility to the existing building to adapt and suit the growing family needs of the owner, enhances the sustainability of the property and allows the client to keep the family home rather than move unnecessarily.

The proposal is to renovate, adapt and extend the existing outbuilding to create a habitable room with shower room as ancillary accommodation to the main house.

## Location plan





The building has previously been used for storage, and was underused valuable space associated with the house. The Items previously stored will be re-housed in new timber storage unit within the garden.

The works will be done sensitively to match existing with new brickwork to match the existing in brick, mortar and brick pattern. Windows will be replaced with new wooden units to match the existing- other works to insulate and renovate will be internal.





To the side of the existing outbuilding will be a new bin store on the left and storage unit on the right.

The proposal is also to erect fencing within the rear courtyard along the owner's boundary to protect privacy and demark ownership. The fence from the rear of the existing house at right angles to the rear is on the line of a historic fence in this position.

The main house is listed and the area we believe is a conservation area.