



DESIGNED AND BUILT WITH REFERENCE TO IGLOO'S INDUSTRY-LEADING FOOTPRINT® SUSTAINABLE INVESTMENT POLICY, COVERING: HEALTH, HAPPINESS & WELLBEING; REGENERATION; ENVIRONMENTAL SUSTAINABILITY; AND URBAN DESIGN.



Green, living roof improves the biodiversity of the site, improves the U-value of the roof (reduces heat loss/gain) and reduces water run-off from the development and reduces pressure on London's sewers.

Roof mounted solar photovoltaic array to enable on-site electricity production (Approx. 9000kWh/yr). This will reduce grid electricity requirements to the development and subsequently reduce energy bills.

High-tech Neo Hub heating controls allow multi-zone control over home space heating, and remote control via smartphone app (Android and iPhone)

Heat recovery on ventilation systems. The heat from the extracted stale air is recovered via a heat exchanger inside the heat recovery unit which is then reused to temper the external supply air. This helps maintain the desired air quality while reducing heating requirements.

Low energy light fittings.

Exposed thermal mass helps stabilise the internal temperature and provides a largely self-regulating environment, reducing the risk of overheating in the summer months and heating loads in winter.

Overhangs/balconies provide good shading to reduce solar heat gains in summer while maintaining good daylight levels.

Building fabric performance improves upon the standards set out by Building Regulations (by approximately 40%).
External wall - 0.18 W/m2.K
Roof - 0.12 W/m2.K
Glazing - 1.28 W/m2.K

Rainwater harvesting to reduce the use of potable water in appliances such as toilets. This, coupled with low-flow appliances, projects less than 90 litres/person/day water consumption.

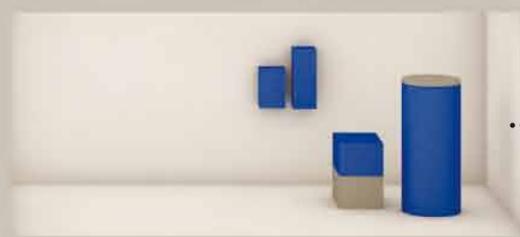
Combined Heat and Power (CHP) engine simultaneously generates usable heat and power, reducing electricity requirements from the grid and reducing loads on the building's heating system. Typically this results in a potential saving in primary energy of 30%.

Sustainably sourced bamboo flooring in living areas.

Under-floor heating reduces loads on the heating systems to lower temperatures to heat a space owing to their large surface area.

Variable speed pumps and fans (for water and air distribution) means energy is only used when required and at the correct levels.

Air permeability of 3 m3/(h.m2) assists in reducing infiltration and heat loss. This is a 70% improvement upon current Building Regulations



FOUR HUNDRED CALEDONIAN ROAD N1

Sustainability Illustration