



Case Study

 **SAPPHIRE**

Malgavita,
Merrick Road

“Sapphire’s level of design is great. It’s so reassuring to know that everything has been thought of before the product arrives on site.”

Gary Wales, McKean



Malgavita, Merrick Road

Client: Redrow Homes (West London) Limited

Contractor: Redrow Homes (West London) Limited

Architect: Boon Brown Architects

Location: Southall, Middlesex

Balconies: 92 balconies, privacy screens included.

Split lift inset balconies – two cassettes lifted and joined with a privacy screen in between. Infill box behind the column on the splayed wall



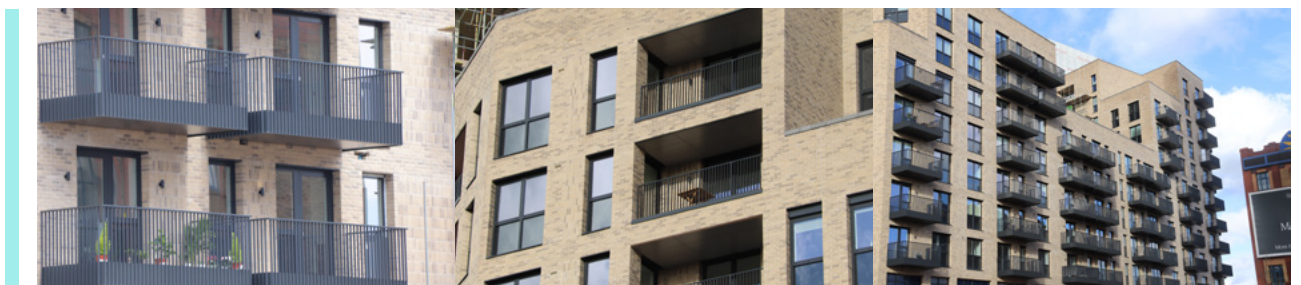
History

Southall's local factories and proximity to Heathrow Airport meant that in the 1950s, the once-small town experienced a boom in popularity. This brand new development is situated just a stone's throw from the pristine Southall station of the Elizabeth Line, Malgavita (currently known as The West Works) is a collection of 2-bedroom apartments, fitted with Sapphire's cantilever Glide-On Cassette® balconies.



How Sapphire Made It Simple

Maglavita, Merrick Road, as a project, moved slower than expected so balconies were sent as needed. The project was being developed just as the MyDek Non-Combustible board came out, meaning that balconies that had been specified with Class C decking needed to be changed over to Class A MyDek on-site post-installation, as well as changing the balconies already in production.



Working closely with MyDek, the client and the installer was paramount to getting Malgavita finished on time and to the new specifications set out by the installer. Changing the decking over to the new Class A Non-Combustible range whilst facilitating Client install dates was a key solution for this project. Changing the decking over the last minute meant that Sapphire could ensure a level of proactiveness to ensure safety on the project for not just the client but for the end user too.



NBS Specification

Malgavita, Merrick Road

Manufacturer Sapphire Balconies Ltd 11 Arkwright, Road Reading, RG2 0LU
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www.balconies.global

Reference Glide-On™ aluminium Cassette® balconies with vertical bar balustrades

Balcony anchor Cast-in anchors incorporating thermal breaks

Arms 2-piece galvanised steel

Cassette® structure Standard 400mm modular Glide-On™ Cassette® balconies

Soffits Polyester powder-coated aluminium controlled draining soffits

Deck finish MyDek Vista decking fixed with hidden clips

Toprail Profiled polyester powder-coated aluminium. – U-shaped 60x30 mm flat top

Guarding 40 x 12mm polyester powder-coated aluminium flat vertical infill bars with 100mm polyester powder-coated aluminium kicker plate trim behind bars

Base fixing Mechanically fixed to Cassette®




Fascias Polyester powder-coated aluminium fascia trim to conceal the edge of balcony frame fascia raised above the level of the decking to provide a safety kick plate for vertical bars



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