



## AMHURST PARK ESTATE

**Client:**  
Brodie Plant Goddard  
Architects and Chartered  
Surveyors

**Projected completed  
for:**  
Southern Housing Groups

**Project:**  
Amhurst Park Estate,  
London

# Capturing the original character of Amhurst Park Estate

The client, Southern Housing Group planned to restore their building to its former glory, to improve the properties for their residents whilst recapturing the original character of the building and restoring pride for the occupants.

The client had acknowledged that they had made mistakes in the past and were keen to find the perfect solution this time. Inconsistent fenestration styles and materials meant some residents had aluminium and others PVC-U casements. Changing all the windows would

restore the consistency of fenestration styling and replicate the original detail and design, reinstating the original warmth and value of the building.

The project comprised 94 social housing flats which meant that 900 replacement sash windows were required. The brief was clear. Not only did the windows need to be energy efficient and approved by planners but they also needed to pay homage to the original character of the building by replicating the original timber sash windows, especially multi light frames.

Although some sash window manufacturers make single windows then couple them together, Masterframe have always offered the windows on one continuous sill. This is typical of the construction methods used in the past. These coupled frames result in a mullion in excess of 140mm wide (225mm if you include the sashes) whilst the existing timber frames, had mullions of much less, circa 100mm plus the sashes. It was this dimension that was to be achieved if the new windows were to resemble the old.

**“The new mullion now eliminates the need for a coupled window and elevates the aesthetics of multi-light sash windows.”**

*Ray Rabett  
Technical and  
Compliance Director  
Masterframe  
Windows Ltd.*





The Masterframe project team got to work designing a slimmer section but soon realised PVC-U would not be a viable option. Using a specialist supplier, a prototype butt jointed mullion was built and tested for adherence of the wood foil. As the mullion is screwed together (not welded) it has the added benefit of being butt jointed just like its timber counterpart. The staff bead detail “picture frames” the sashes to effectively replicate the timber box frame original. Most importantly, the integral mullion has an external width of 99mm and 180mm including the sashes to match the timber originals.

Ray Rabett Technical & Compliance Director said “We knew the mullion would be warmly welcomed by our sash window installers and would ultimately increase our sales. The decision was an easy one; we would invest in the extrusion and hope the client then specified the exclusive product.”

The project has been a great success, Brodie Plant Goddard, the architects and chartered Surveyors and their client, The Southern Housing Group is extremely happy with the outcome. The new mullion design allows more light into the building, increasing free solar energy gain which in turn ensures more comfort for the inhabitants.

Ray continues “This challenging project required us to innovate and manufacture a new product for the benefit of our customer. The new mullion now eliminates the need for a coupled window and elevates the aesthetics of multi-light sash windows for the market in general.”

### Window Specification:

- Range – Vintage
- Build Method – Mitred
- Glass – Standard
- Qty – 900
- White woodfoil finish
- PAS24/Secured by Design approved on ground floor
- Slim GRP integral mullion
- Continuous horns
- Chrome furniture
- Deep bottom rail (105mm)
- White (Swiss V) spacer Bar
- Standard 147 cill
- Full Georgian bar design
- U-value 1.5
- ‘A’ rated for energy efficiency

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*Ray Rabett  
Technical and Compliance Director*

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