

VALIANT TOWER



Perfectly located amongst the leaders in global finance, on the doorstep of an exceptional leisure and retail destination, SQP has the world at its feet.

Designed for those with particularly discerning taste, every last detail has been considered to exacting standards to offer the very best of London living.

Introducing a step change in lifestyle for the area, SQP's acres of verdant waterside gardens and outstanding residents' amenities exceed expectations at every level.

Never settle for less. Never Compromise.



Welcome to South Quay Plaza, the spectacular new development by Berkeley.

Bold and exciting, it offers unparalleled living in London's most vibrant new destination.



CONTENTS



Introduction An overview of this prestigious development by Berkeley





Suites, 1, 2 and 3 bedroom apartments and specifications



The Local Area Explore the surrounding area of South Quay Plaza and all it has to offer



The Amenities Immerse yourself in the luxuries of modern London living



Designed for Life

At Berkeley, our customers are at the heart of all our decisions



LONDON LOOKSEAST

There is over **1 million sq.ft** of world-class retail space in Canary Wharf

> The area is home to more than 97 acres of highly specified architecture and public spaces

> > Canary Wharf promises to bring an additional

110,000 jobs to the area by the year 2031

Bringing the total number of people working in the area to

215,000

The new Crossrail station descends

6 storeys and is one of the largest passenger hubs in London



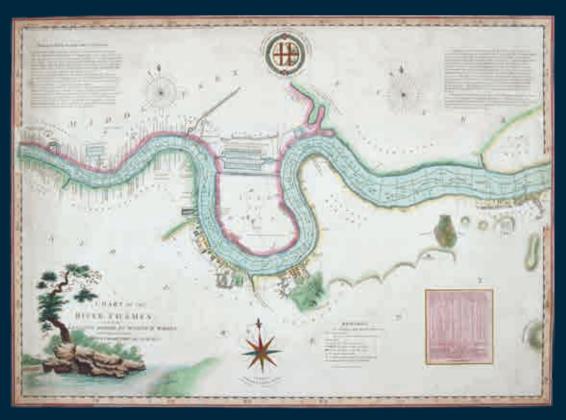
A C U T A B O V E T H E R E S T

A landmark building in every sense, SQP is a striking addition to the Canary Wharf skyline. Elegantly rising above its surroundings, its jewel-like facades have been rotated by forty-five degrees to maximise views in every direction. Iconic in its simplicity, SQP delivers life in a different league to residents

who look for excellence every time.

LONDON'S POWERHOUSE HROUGHOU

A gateway to London, the River Thames has always been a lifeline through the city. It established London as a pivotal trade port that helped to forge an empire. For over 350 years, Docklands was the industrial centre of the city. A hive of business, it witnessed construction on an unparalleled scale while exotic commodities were exchanged in the bustling wharves. With spectacular high-rise architecture and some of the best shopping facilities in London, modern-day Canary Wharf is much the same.



Map of the River Thames from London Bridge to Woolwich

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In the early 19th century, a faster route to the Port of London was made possible through the opening of a canal. Over time, this evolved into South Dock, an integral part of Docklands.





Deliveries to 'M' Shed, South East India Dock



Repairs to the quay on South West India Dock

A photograph of a group of workers carrying out some repairs to the quayside near 'M' Shed, South West India Dock.



'M' Shed, later renamed Shed 19 was truly cutting-edge at the time of its construction. Its vast proportions provided modern facilities for the Ben Line Steamers when it was opened.

Canary Wharf and its environs are undergoing momentous change. No longer solely a financial hub, the area's massive potential is now being realised. Plans are already well underway to double Canary Wharf in size.

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Canary Wharf's brand new station for Crossrail has also been designed by our architectural partners Foster + Partners and is a short walk from SQP.

BARCLAYS

A connection point with the Jubilee Line as well as the Docklands Light Railway allows for seamless travel across London.

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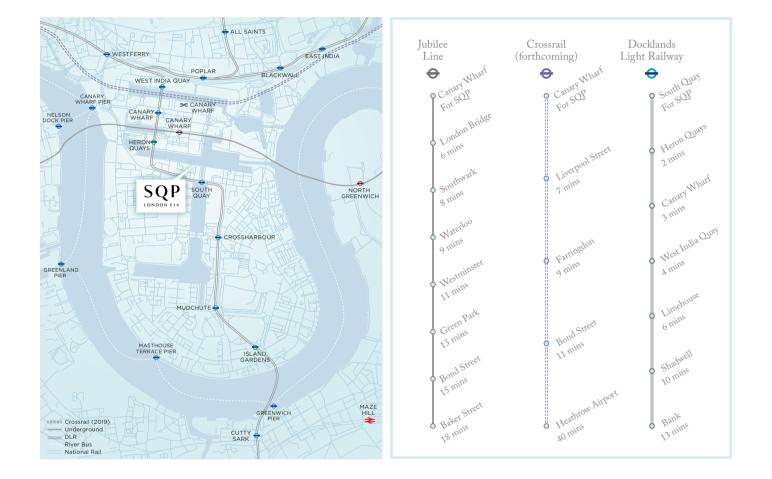
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Better connected than ever before, it is quickly becoming a space that is full of life and ripe with opportunity for those wishing to invest in a truly dynamic part of London.

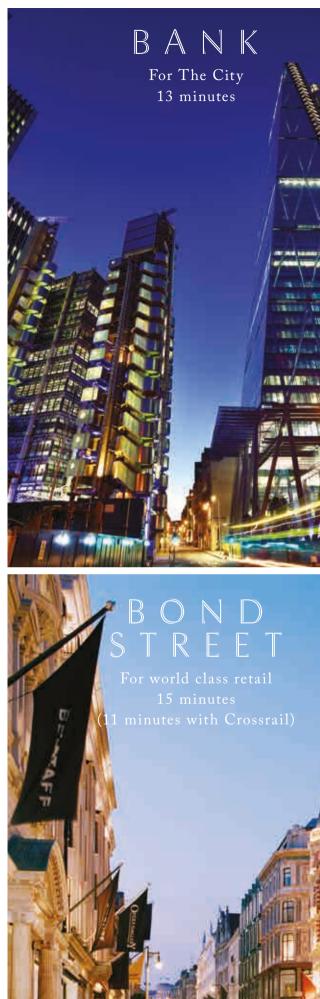
SQP is leading the way with this location-defining development, setting new benchmarks

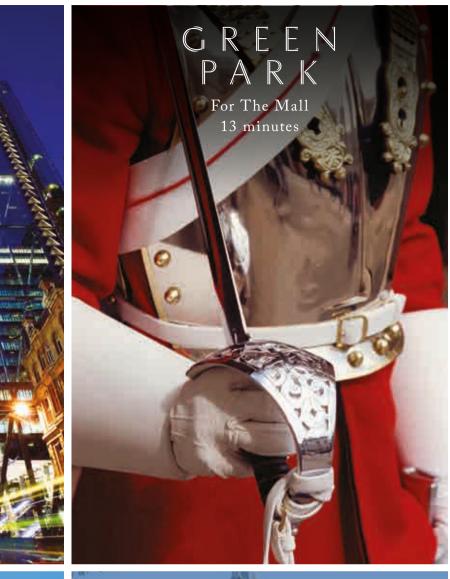
for Canary Wharf.

PERFECTLY CONNECTED



Canary Wharf is a fantastic place to call home. Connected in all directions, it is a meeting point for the Docklands Light Railway and Jubilee Line, and the new Crossrail brings SQP closer to central London and the West End, linking to Bond Street in just 11 minutes. Further connections by road, river and air allow for easy exploration of London and beyond.





NSTER ESTMI \mathbb{N}

For St. James's Palace, Buckingham Palace and the Houses of Parliament 11 minutes

All times are approximate. Source www.tfl.gov.uk

GOING UP IN THE WORLD

SQP is perfectly located for easy access to London City Airport, London's most central airport. A short taxi ride away, it offers fast, convenient travel to destinations across the UK, Europe and the USA. Significant investment and extension means that London City Airport offers London's quickest check-in and transfer times, making journeys smoother and more enjoyable than ever. 47 destinations across Europe and America.

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GOOD TASTE? IT'S ALL A MATTER OF TIMING



BOISDALE

Celebrating the best things in life, local hotspot Boisdale makes for an evening of epicurean delights. Drink in the city views from the whisky bar, oyster bar and cigar library while relaxing to some of the best jazz music London has to offer.

PLATEAU

SQP isn't the only place to boast incredible views of Canary Wharf. Situated on the fourth floor of Canada Place, Plateau is split between an elegant, unashamedly formal dining space and an informal bar and grill. This vibrant lunch spot is the ultimate in Manhattan-style dining at Canary Wharf.

IBERICA

With deep, sumptuous interiors and a fascinating array of all things Spanish, Iberica is a masterclass in modern tapas.

The menu has been curated by Executive Chef Nacho Manzano of Michelin starred Casa Marcial and Star La Salgar fame.

TOM'S KITCHEN

As if gaining two Michelin stars by the age of 26 isn't enough, Tom Aikens has arrived in Canary and polished wood surroundings to savour the Wharf to provide a brilliant British menu in relaxed surroundings. Tom's light, contemporary touch elevates seasonal food to a standard worthy of only the very finest ingredient

ONE CANADA SQUARE

It's not just the exquisite French a la carte menu that has put One Canada Square firmly on London's gastronomic map.

The bottomless brunches served here are the talk of the town and make this the 'go-to' place in Canary Wharf.

ROKA

Sit back amongst highly glamorous bamboo contemporary Japanese robatayaki cuisine on offer. Choose from sushi and sashimi, exqu snacks or specialities such as cedar-roast baby chicken.

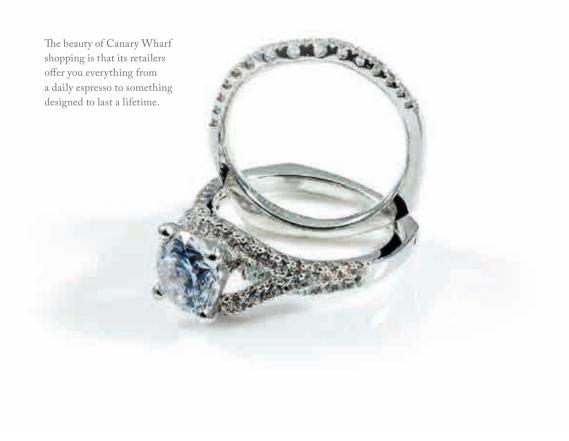
Historically renowned for trading exotic spices and sugar in its famous docks, Canary Wharf now boasts some of the most exciting dining experiences in London.

Attracting fine culinary talent from across the globe, the inspiring choice of bars and restaurants caters for every palate and occasion, bringing the best ingredients together to create a new gastronomic destination in the East of London.

SHOP THEREFORE

Canary Wharf not only rivals the City and the West End as a place to do business, but also as a place for the business of shopping.

Five separate malls accommodate over 120 shops, where every requirement from an artisan baguette to a cut diamond can be sourced. The world's best brands are all here, offering discerning shoppers an array of chic fashion, traditional craftsmanship and tailoring, fine jewellery and watches, home interiors and luxuries for beauty and pampering.





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		Rituals
	Jo Malone	
	London	Sandro Paris
	Kiehl's	Space.NK
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	L'Occitane	Thomas Pink
	MAC	Tiffany &Co.
	Maje	T.M.Lewin
tt	Molton Brown	Watches
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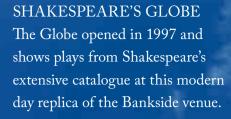
CANARY WHARF

Providing a backdrop for invited artists from across the globe, Canary Wharf is a showcase for inspirational experiential art installations. Montgomery Square, shown here, is also home to a pop-up theatre space in the Summer.



THE WEST END The city's longstanding theatre hub attracts acts and audiences from across the world with its constantly-changing lineup.

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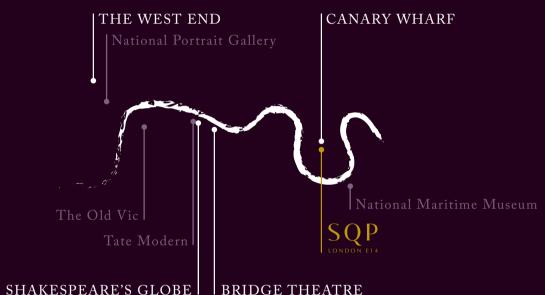




BRIDGE THEATRE AT ONE TOWER BRIDGE Bridge Theatre is London's largest new theatre in 40 years. The 900 seat venue is the only theatre of such scale outside the West End and brings ambitious, stimulating new work to its stage.







ALL THE WORLD'S A STAGE

London is a city alive with culture. For hundreds of years, its vibrant theatre, opera and music venues have been drawing audiences to the capital from near and far, promising the very best entertainment available.

As well as stage performance, London also boasts some of the world's best galleries and cinemas, playing host to a dynamic arts scene across fine art, experiential art and moving image. The endless list of world class talent provides something to see every day of the week.



GOOUT AND PAINT THE STARS

Billed as London's home of entertainment, The O2 is just a two minute* tube hop from Canary Wharf. Global superstars of music and sport choose
The O2 to showcase their talents. It's where 2 million of Europe's hottest tickets are sold every year.
With space for 20,000, The O2 is one of the world's largest arenas. However, The O2 includes other spaces, including club nights at Building Six, the red carpet experience at Sky Backstage, and a smaller arena - relatively speaking - at indigo. All this, plus 3D movies at Cineworld and a wide range of casual dining and bars, make The O2 London's leading entertainment hub.

*Times are approximate. Source: www.tfl.gov.uk



IN A CLASS OF ITS OWN

Not only is it home to outstanding primary and secondary schools, London has some of the highest-ranking universities available, including 2 in the global top 10.

Imperial College and University College London, St. Paul's School and Westminster School, The Henrietta Barnett School and Queen Elizabeth's School all top the education league tables and are just a small selection of the long list of renowned



Imperial College London

THE LONDON SCHOOL OF ECONOMICS AND POLITICAL SCIENCE

..18 mins

LSE

LONDON

metropolitan ••• university •

SOAS

\varTheta Holborn.

⊖ South Kensington.....31 mins

UNIVERSITY OF WESTMINSTER[™]

⊖ Goodge Street......21 mins

LONDON SOUTH BANK

⊖ Elephant & Castle.....19 mins

All times are from South Quay DLR station. Source: www.tfl.co.uk

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UNIVERSITY

AN NUMBER OF

GREENWICH ⊖ Cutty Sark..

UCL

CITY UNIVERSITY

⊖ Euston Square......23 mins ⊖ Temple Queen Mary

university of the arts london

KING'S College LONDON

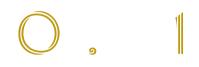
...19 mins

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When it comes to education, London offers the very best.

London is the global leader in education at every stage, attracting the brightest and most talented minds in the world.

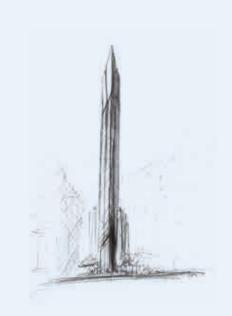
London institutions.



The world's number one international city. London is home to over 100,000 international students from over 200 different nations* - the most popular student city in the world.

*Source: www.studylondon.ac.uk/why-study-in-london

BREAK THEE MOULD



In an area already well populated with iconic buildings, SQP had to be something special in order to make its mark. From the original vision for SQP, Berkeley looked to work with the very best talents in architecture and design. Few architectural practices can match world-renowned Foster + Partners, responsible for both the exterior architecture and interior designs for SQP.

Reaching 68 storeys, the tallest of its three towers certainly stands out. By simply rotating the building by 45 degrees and defying the surrounding grid pattern of streets and buildings, SQP adds a neat architectural twist to its immediate environment and enhances the views from the apartments.

Foster + Partners deliver uncompromising standards in architecture, aptly reflecting the highest levels of quality that Berkeley demands for SQP.

Foster + Partners











ESCAPE TO YOUR OWN PERFECT OASIS

As Canary Wharf's cutting edge architectural statements tower into the sky; SQP introduces a more natural edge to the mix with vibrant public space.

With nearly two thirds of the site dedicated to open green spaces, play areas and other public realm, including seating and outdoor artworks, this is something of a rarity in central London.

For SQP residents, this provides a welcome opportunity for outdoor relaxation.

In a high-speed life, sometimes it's good to let the grass grow beneath your feet.



PLAN FORTHE FUTURE

SQP is large enough in scale and scope to be described as a residential quarter in its own right.

The three buildings, Valiant, Berwick and Harcourt, will collectively offer Suites, 1, 2 and 3 bedroom apartments in three interior colour schemes.

The buildings are set in generous areas of gardens and public realm, with the waterfront of South Dock as the glittering backdrop. SQP also includes 10,000 square feet of retail space for local convenience.

The design, implementation and long-term management of these elements is something Berkeley excels in, committed to world class standards of both placemaking and placekeeping.

OUAY CLUB

The Quay Club is an exclusive residents' only club with the ultimate facilities for exercise, relaxation and socialising, enabling you to enjoy life to the full, just a few minutes from your apartment door. Situated on the First, Mezzanine and the 56th floors, these amenities exemplify exactly what sets SQP apart from all others.

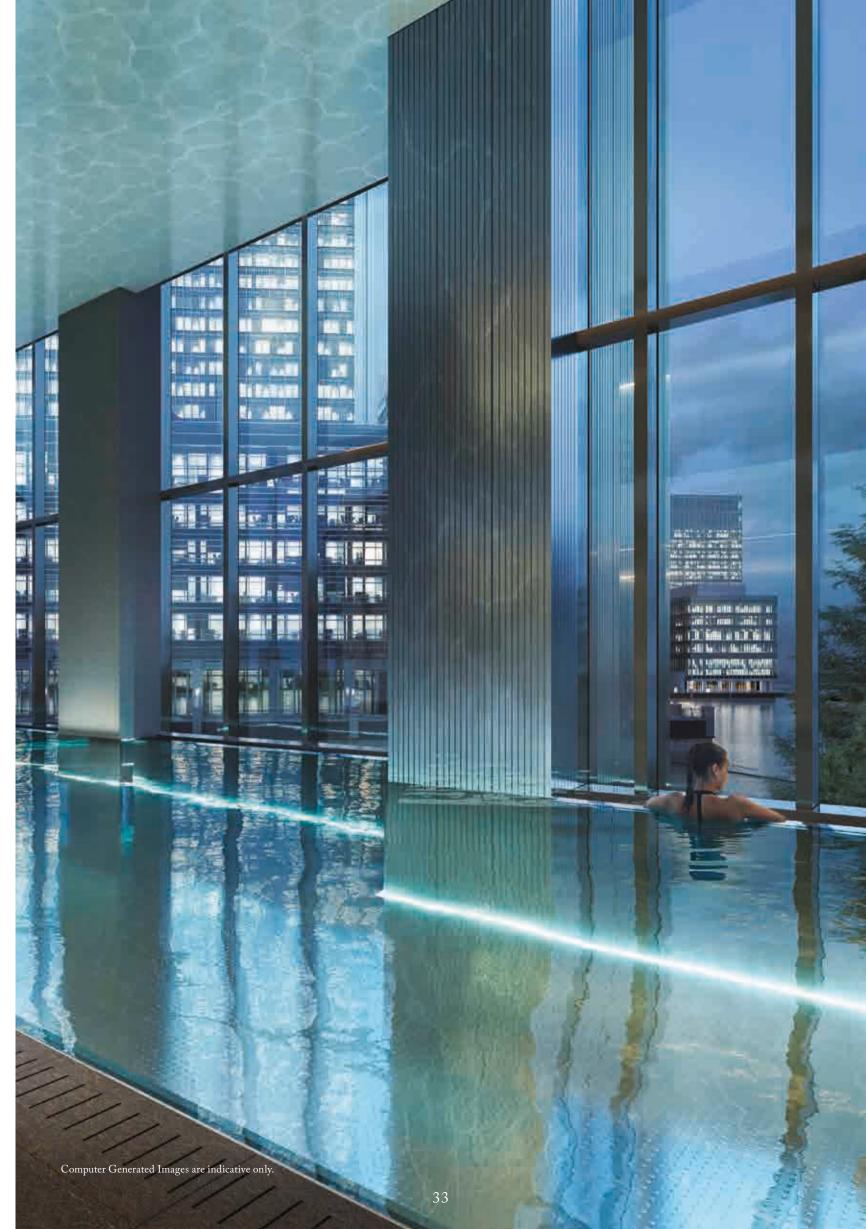
FIRST FLOOR Gym Treatment Rooms Swimming Pool

2ND FLOOR Vitality Pool Sauna Steam Room

Experience Showers

56TH FLOOR

Screening Room Private Meeting / Dining Rooms Residents' Private Bar Residents' Lounge and Terrace Outdoor Kitchen



VALIANT FIRST FLOOR

OCLUB

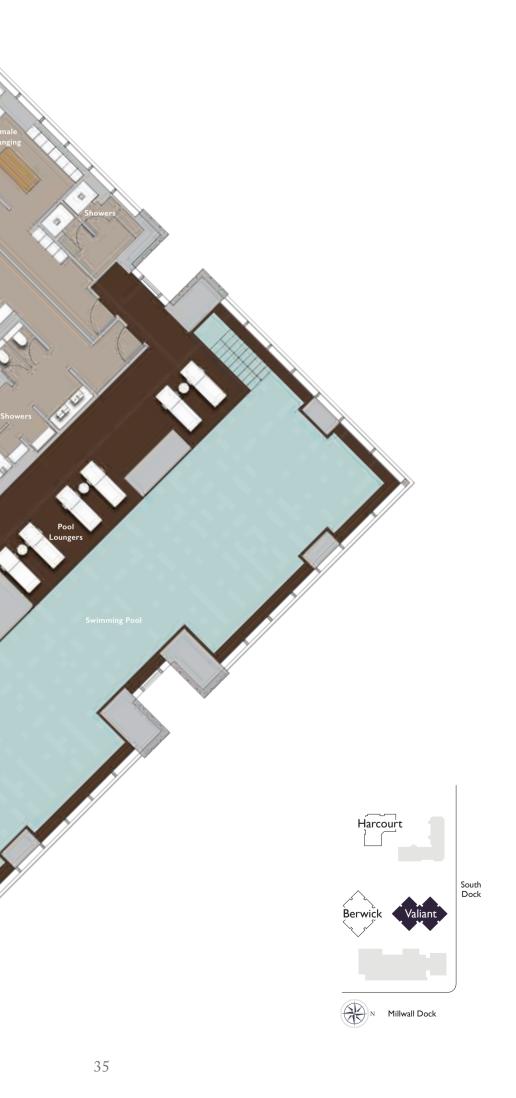
Residents' Lobby

Lift

Life

Lift

Floor plans shown for South Quay Plaza are for approximate measurements only. Exact layouts and sizes may vary. All measurements may vary within a tolerance of 5%. The dimensions are not intended to be used for carpet sizes, appliance sizes or items of furniture. Maximum room dimensions have been illustrated where possible.



VALIANT 2 ND FLOOR

OLUB

Residents Lobby

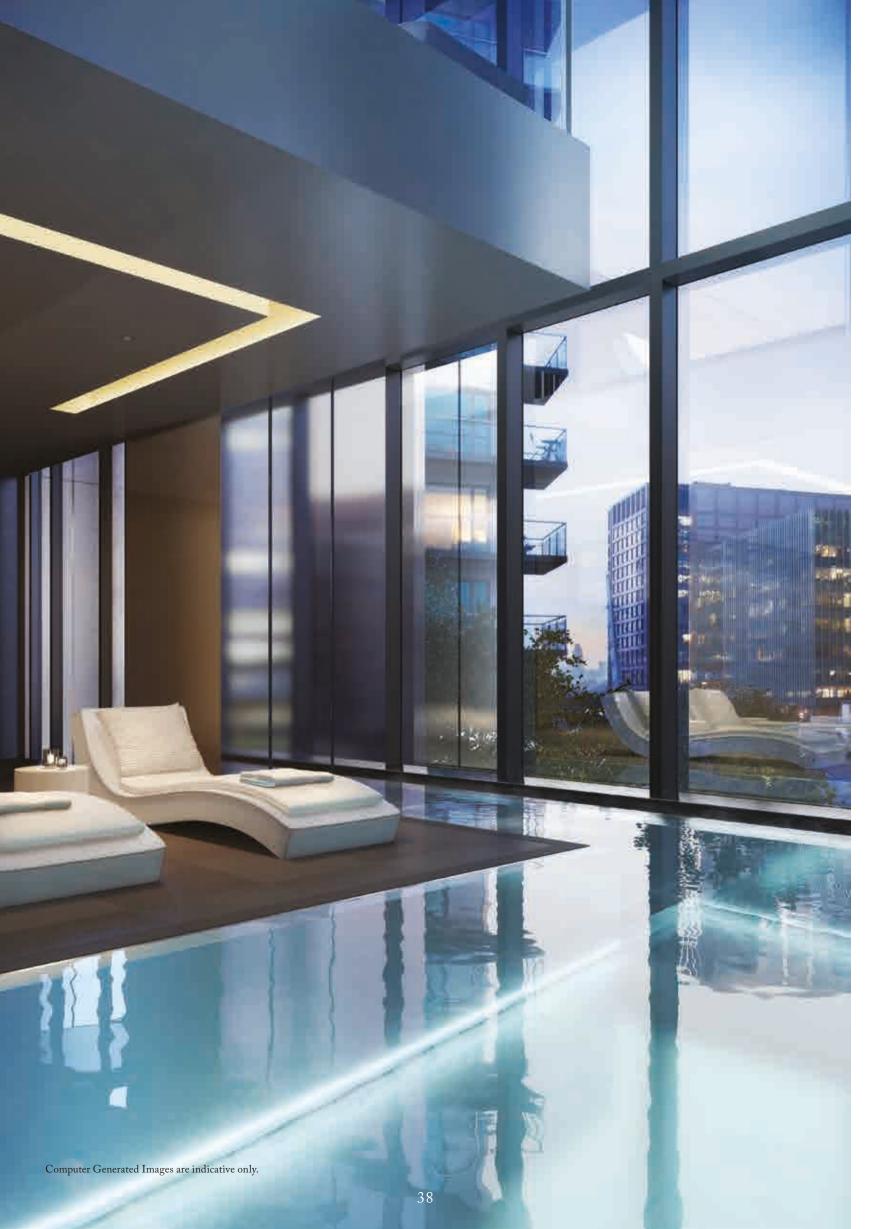
Lift

Life

Lift

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ENJOY LIFE AT THE DEEPEND



Within a dramatic double height space, the 140 square metre swimming pool is undoubtedly one of the jewels of The Quay Club at SQP.

Unusually for a private development, its first floor location affords outstanding external views from the pool.

When you've accomplished the requisite lengths, lay back in the vitality pool or cool off in the experience shower.

PUSH HARDER THAN YESTERDAY IF YOU WANT A DIFFERENT TOMORROW

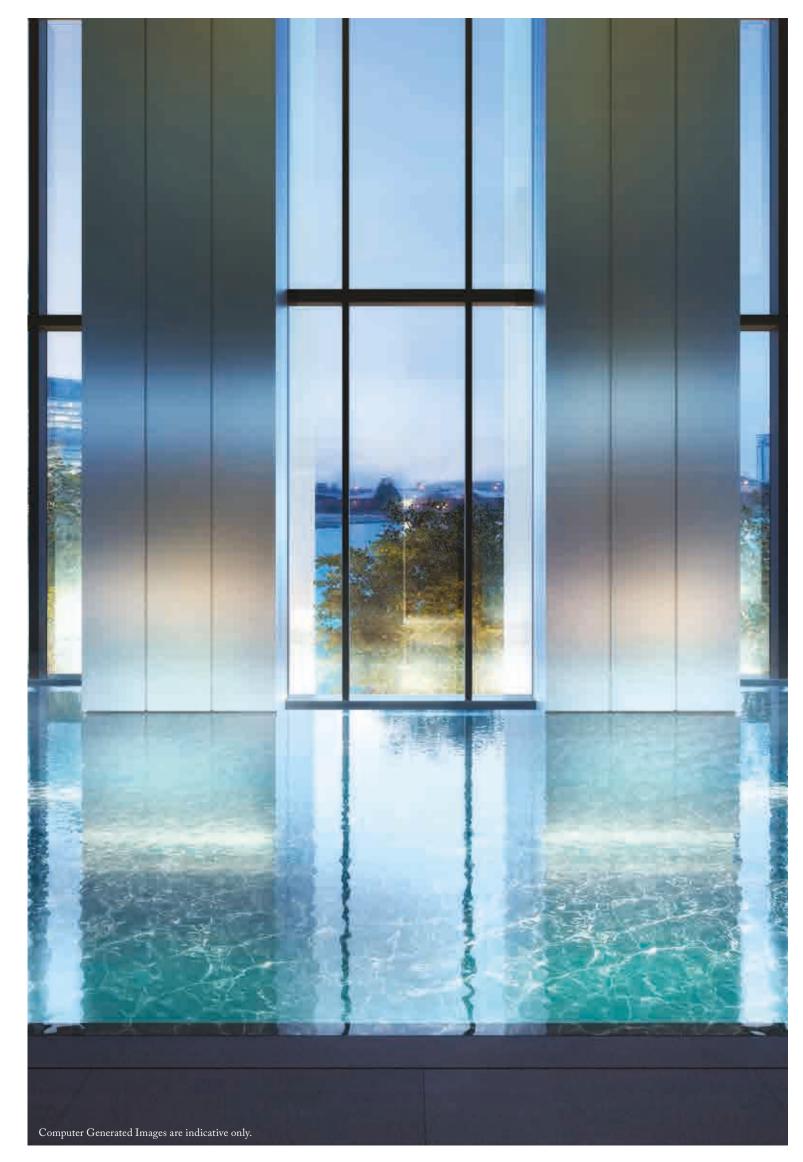


The Quay Club residents' gym brings the amenities of a comprehensive fitness suite to your doorstep. Tailor your exercise regime using an extensive array of cardio machines, free weights, stretching and exercise classes.

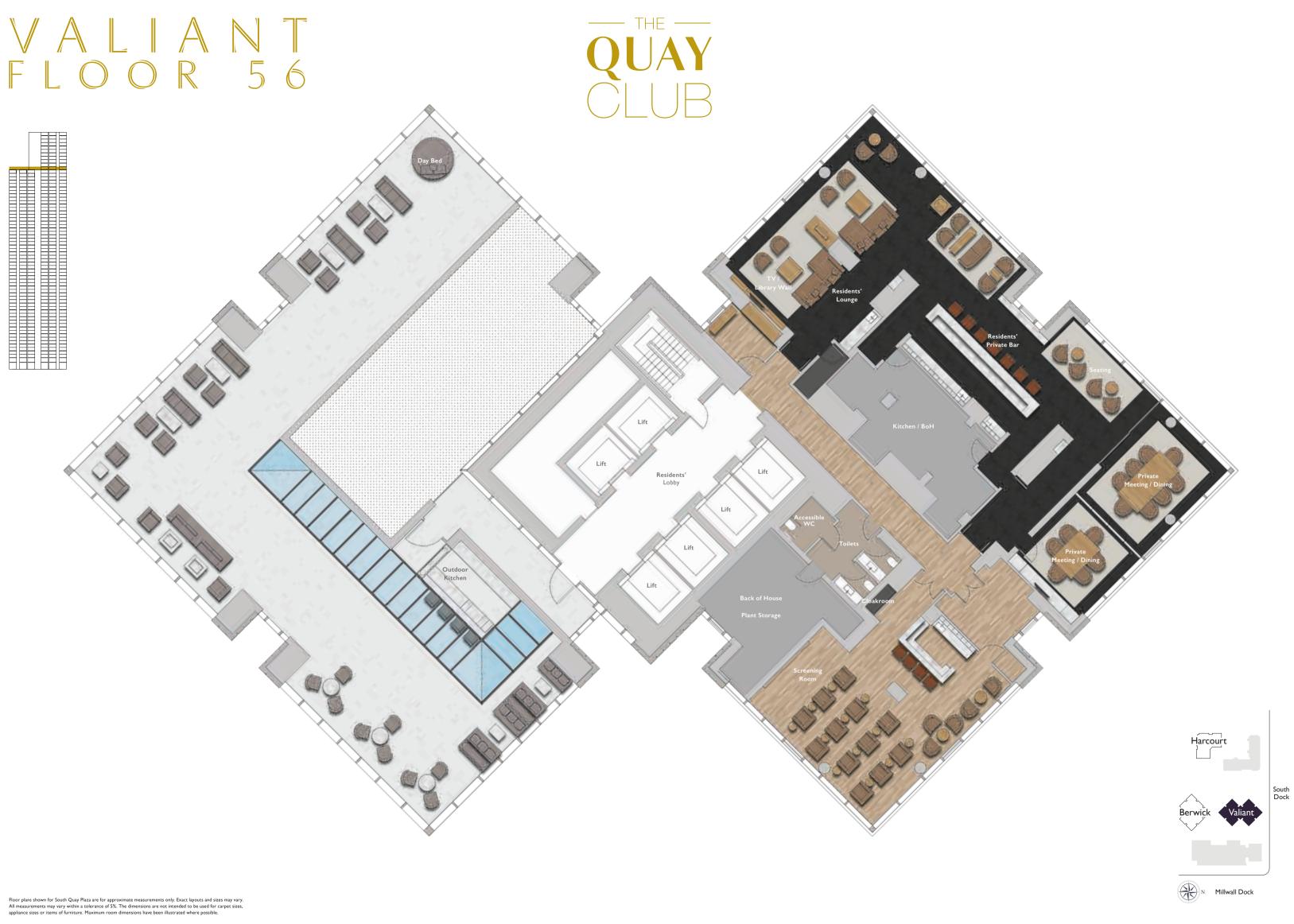
Afterwards, step into the relaxation lounge with its sauna and steam room. Private treatment rooms are available for individual therapies which can also be taken in the comfort and privacy of your own apartment.*

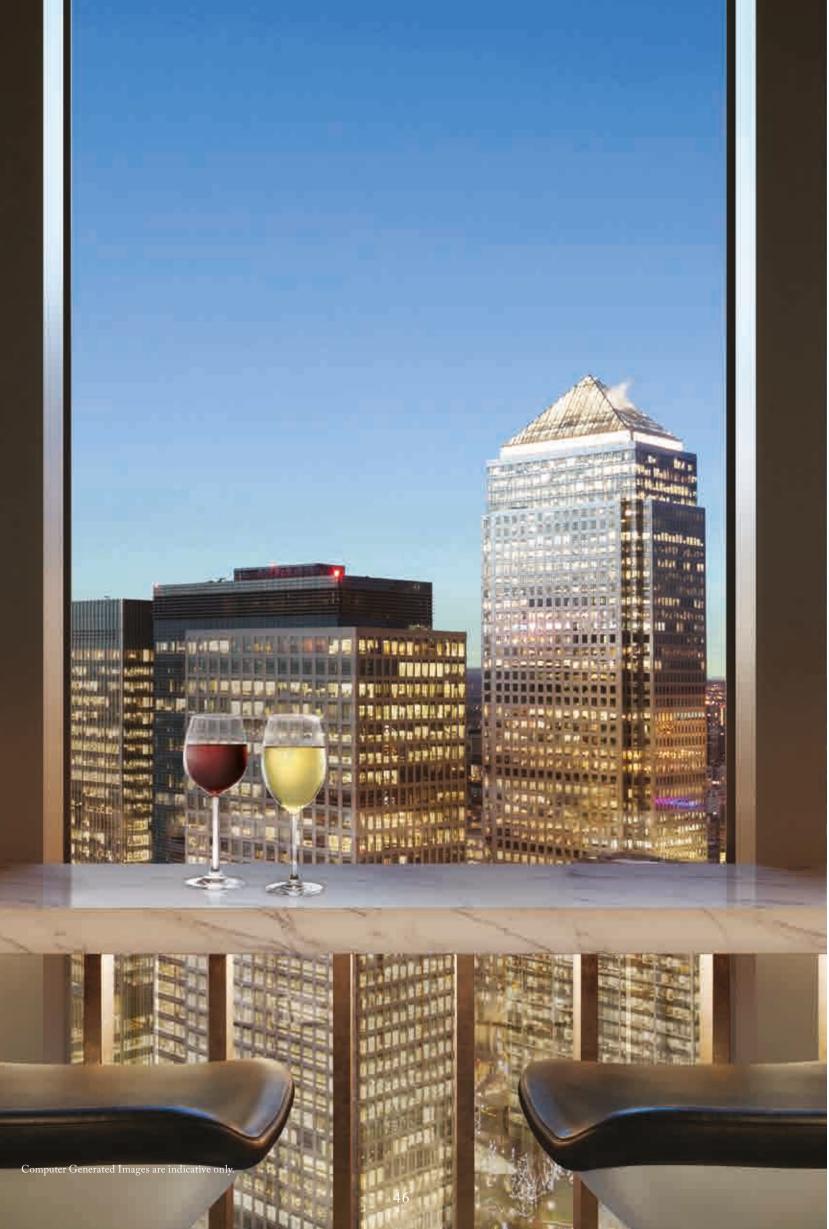
This exceptional standard of facilities for residents is simply outstanding.

* Available at an extra cost.

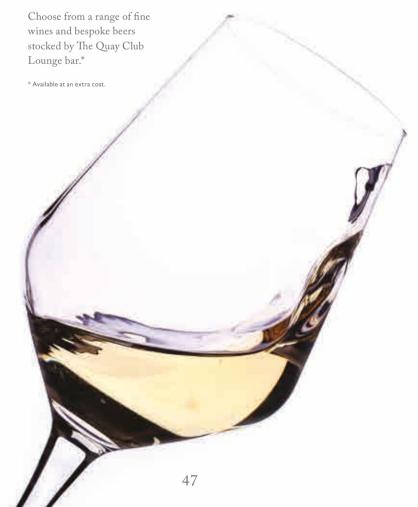








Taking the entire 56th floor, The Quay Club Lounge is a spectacular space with intoxicating views. The bar offers a backdrop of the London skyline for unwinding or entertaining friends and business associates. You'll discover that every drink tastes better on the 56th floor.





THE VIEW FROM THE TROP

The Quay Club Lounge also includes spaces for quiet contemplation and tranquility, all with a 56th floor outlook.

Enjoy a few quiet moments in the private residents' lounge, relaxing with a book.

Or when the weather allows, wander out onto the terrace to sip a cooling drink and admire the view.

Ordinary existence will feel a million miles away.







A choice of three colour schemes allows purchasers to select an interior theme that best suits their taste. Inspired by the ever present water views, the Adriatic, Aegean and Levantine palettes offer a choice of light, medium or dark finishes to the interior specification.

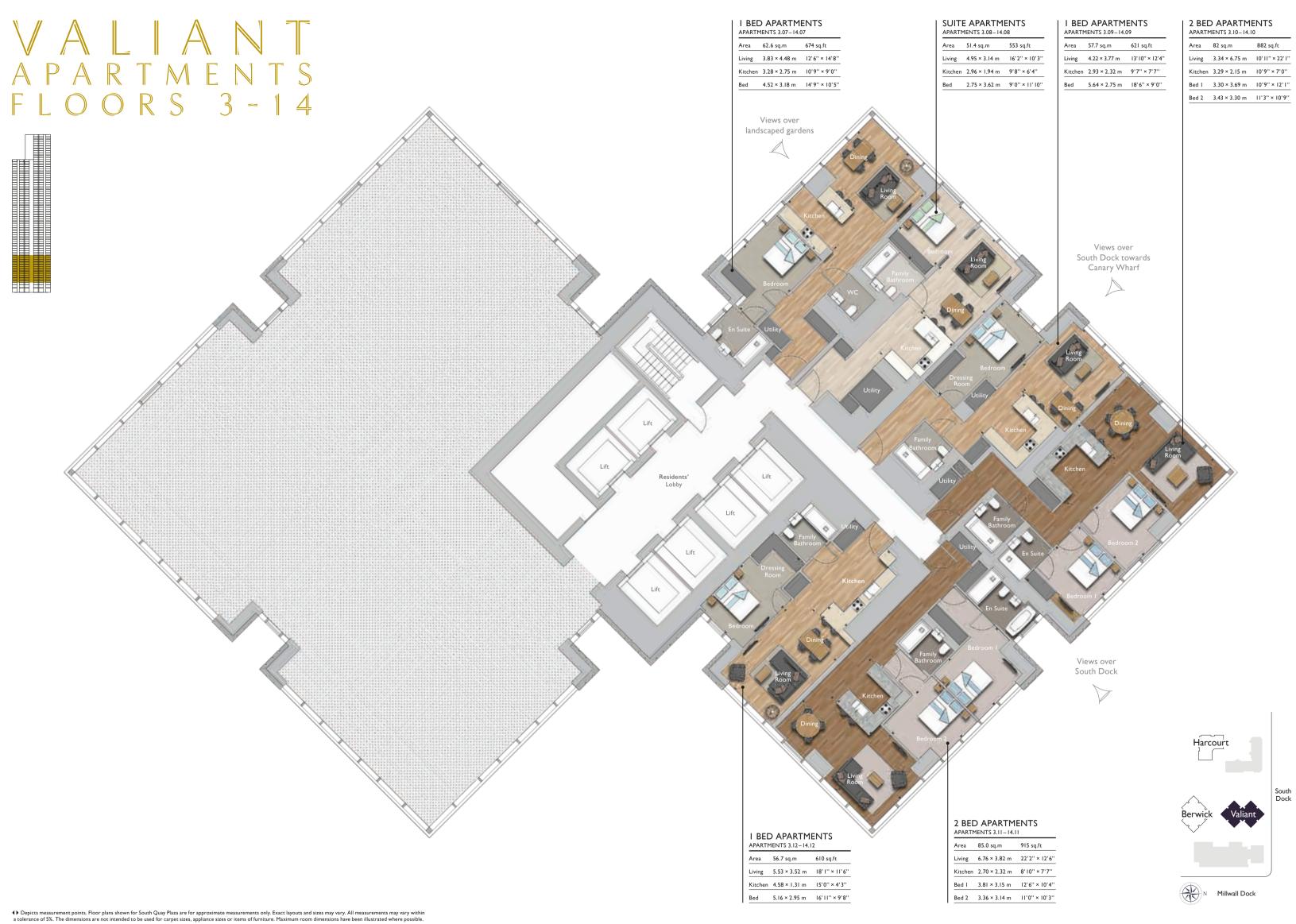
SEE THINGS FROMA DIFFERENT PERSPECTIVE

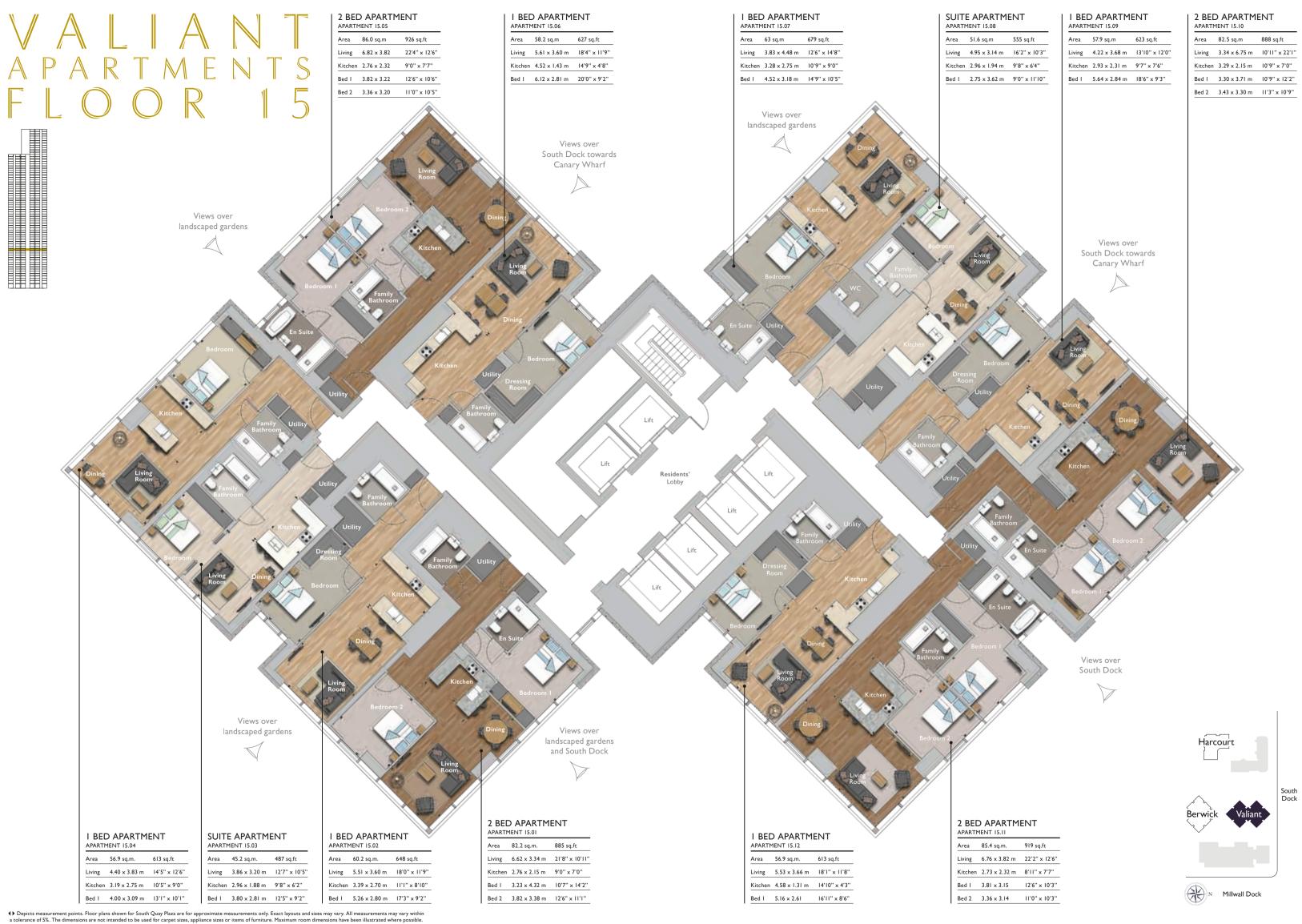
With interior design by Foster + Partners, the SQP apartments offer modernity and sophistication, in addition to exceptional levels of comfort.

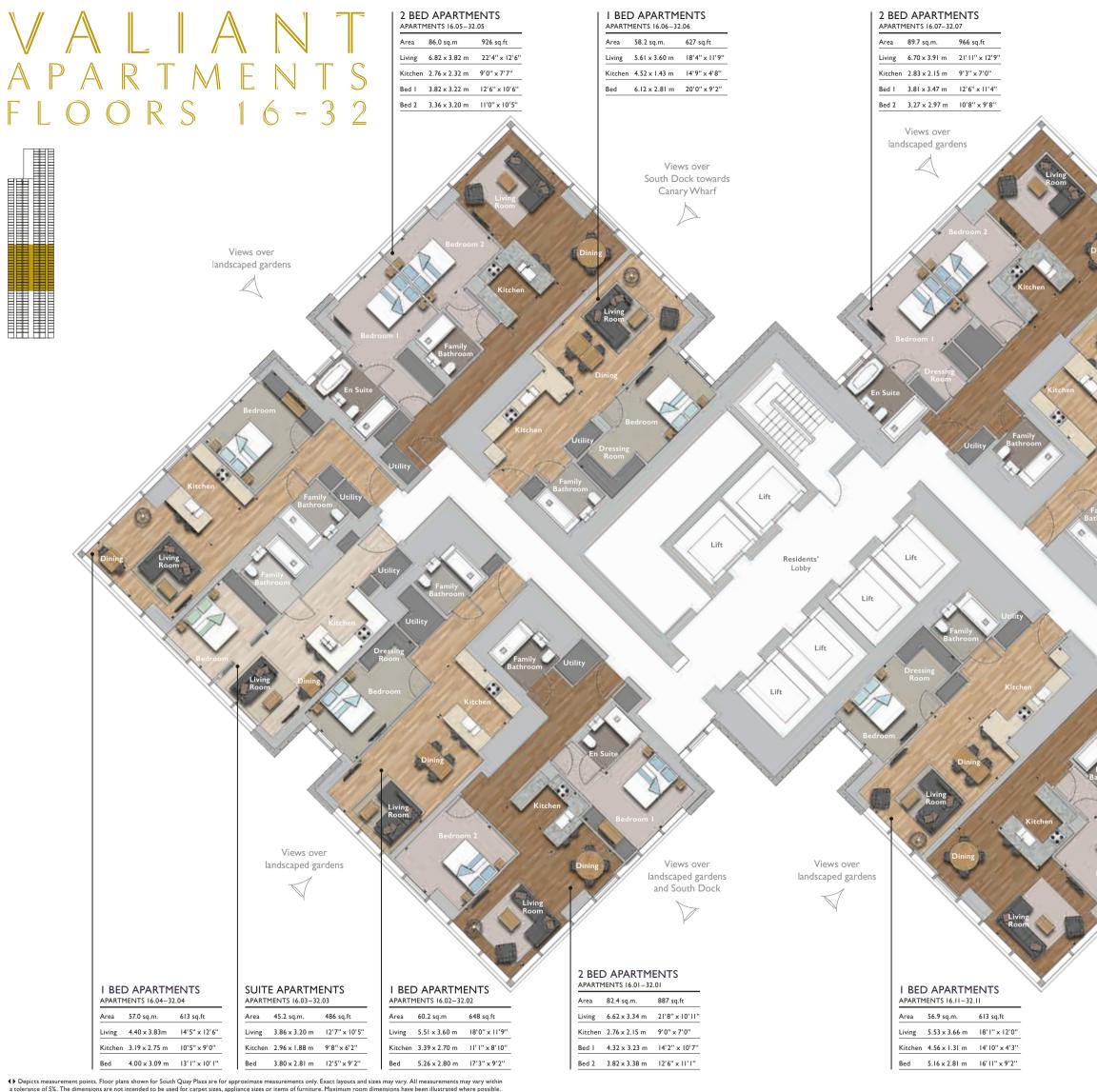
The larger apartments include innovative sliding panels that transform the corner of the living room, admitting light and air without compromising on space.











I BED APARTMENTS APARTMENTS 16.08-32.08

Area	60.0 sq.m.	646 sq.ft
Living	5.32 x 3.72 m	17'5" x 12'2"
Kitchen	3.39 x 2.84 m	' " × 9'3"
Bed	4.51 x 2.79 m	4'9'' x 9' ''

3 BED APARTMENTS APARTMENTS 16.09-32.09

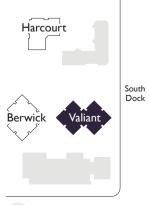
Area	111.8 sq.m.	1203 sq.ft
Living	7.28 x 3.60 m	23'10'' × 11'9''
Kitchen	3.70 x 1.92 m	12'1" × 6'3"
Bed I	7.30 x 3.30 m	23'11" x 10'9"
Bed 2	3.55 x 3.44 m	11'7" x 11'3"
Bed 3	3.55 x 3.44 m	11'7" x 11'3"

Views over South Dock towards Canary Wharf

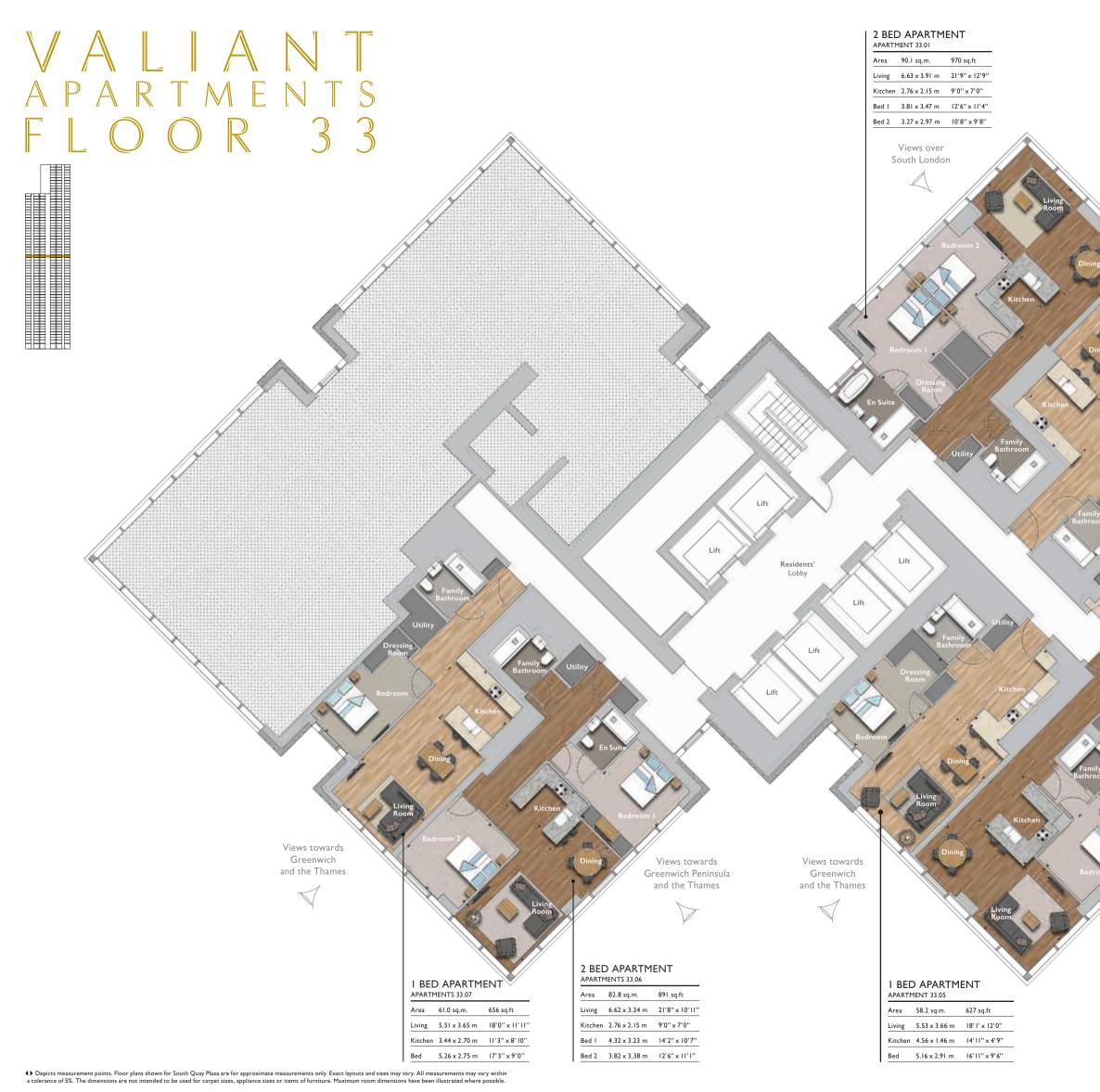
Views over South Dock

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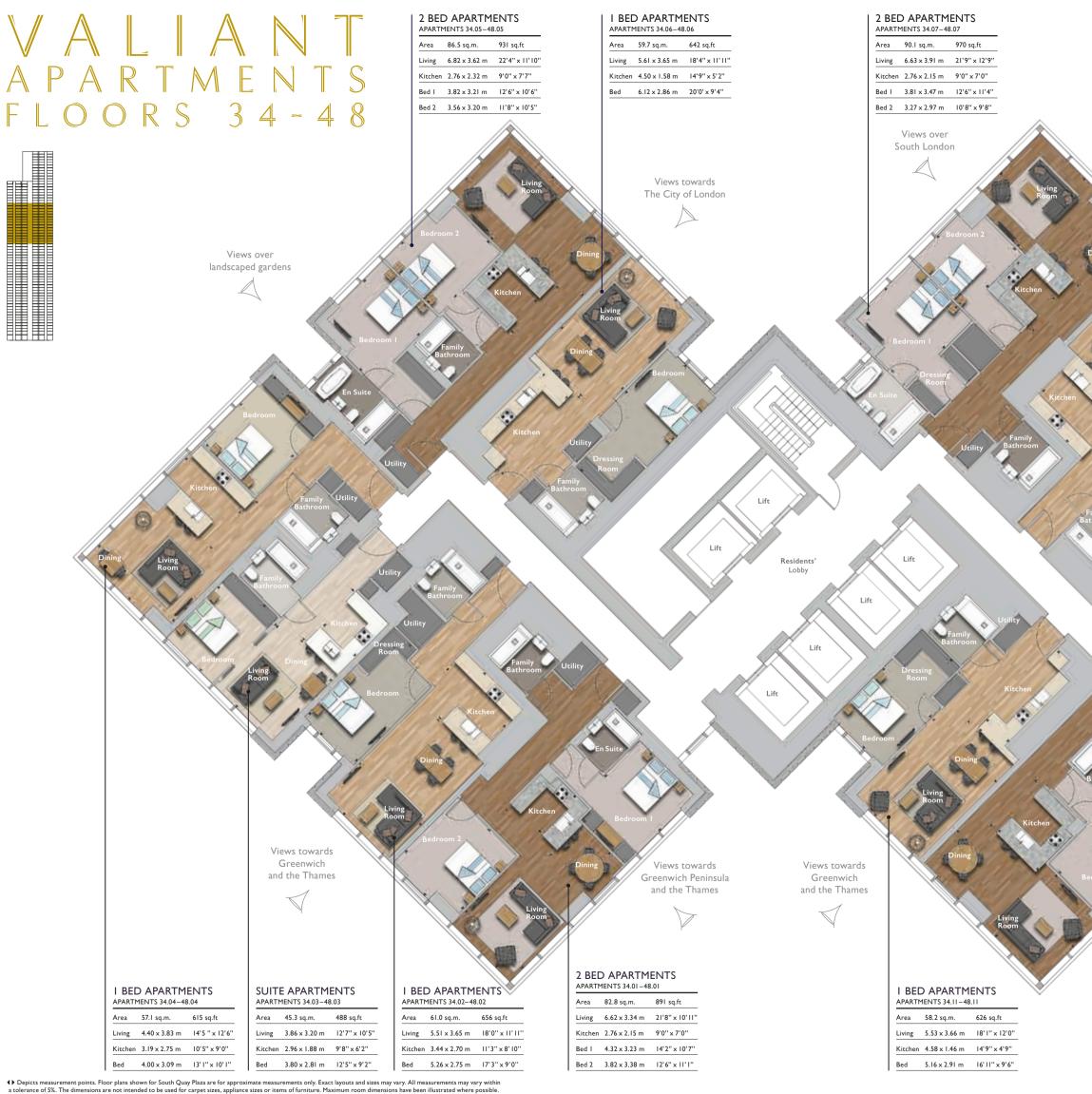
Area	85.4 sq.m.	919 sq.ft
Living	6.76 x 3.82 m	22'2'' × 12'6''
Kitchen	2.76 x 2.32 m	9'0'' x 7'7''
Bed I	3.81 x 3.15 m	12'6" × 10'4"
Bed 2	3.36 x 3.14 m	11'0" x 10'3"







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I BED APARTMENTS

APARTMENTS 34.06-46.06				
Area	61.1 sq.m.	658 sq.ft		
Living	5.32 x 3.79 m	17'5" x 12'5"		
Kitchen	3.44 x 2.84 m	11'3" × 9'3"		
Bed	4.51 x 2.79 m	4'9'' x 9' ''		

3 BED APARTMENTS APARTMENITS 34 09-48 09

Area	112.5 sq.m.	1211 sq.ft
Living	7.28 x 3.60 m	23'10" x 11'9"
Kitchen	3.70 x 1.90 m	12'1" x 6'2"
Bed I	7.30 x 3.30 m	23'11" x 10'9"
Bed 2	3.55 x 3.44 m	'7" x '3"
Bed 3	3.55 x 3.44 m	'7" x '3"

Views over South Dock towards Canary Wharf

Views towards Greenwich Peninsula and the Thames

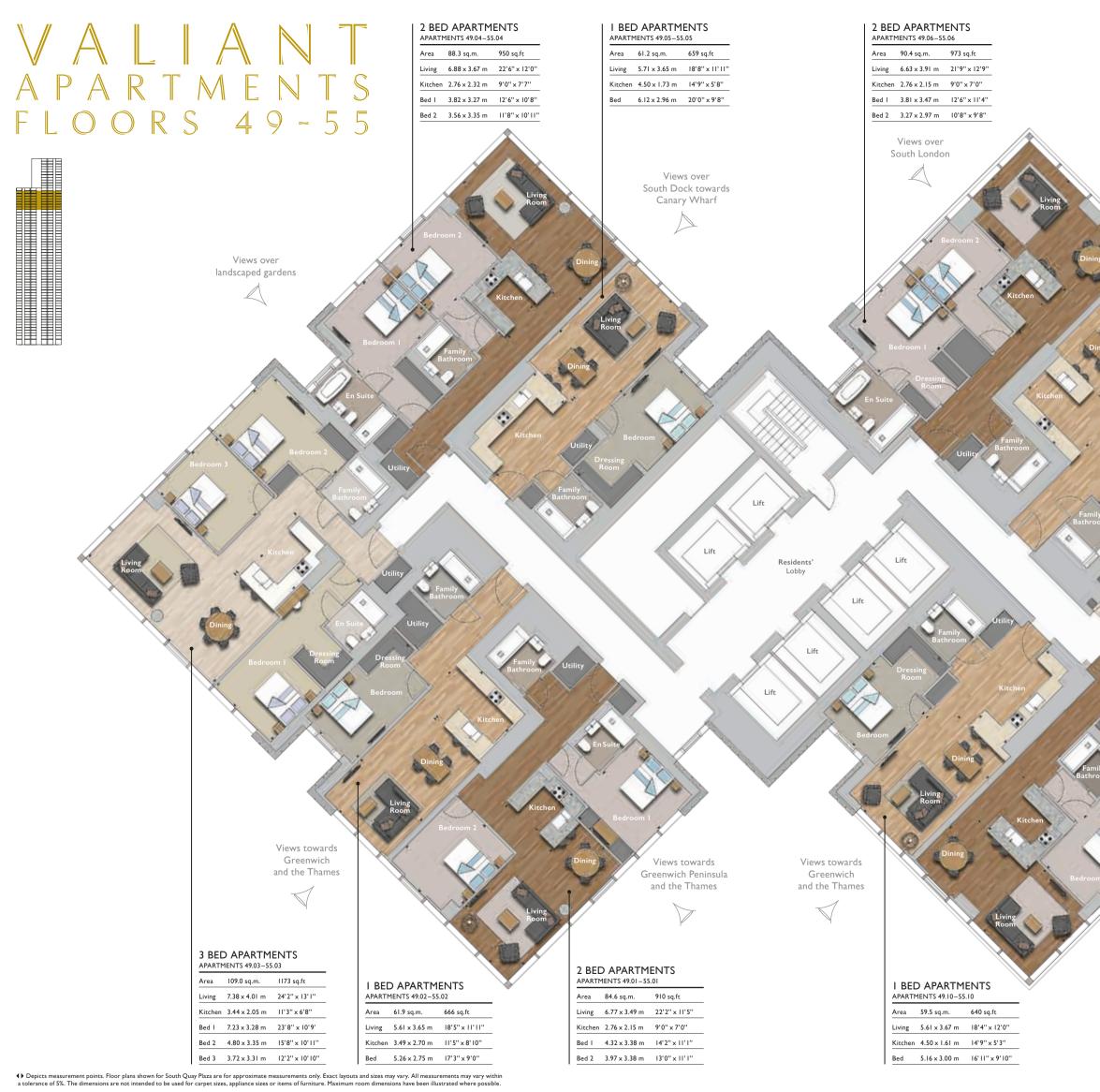
2 BED APARTMENTS APARTMENTS 34.10-48.10

Area	85.9 sq.m.	925 sq.ft
Living	6.76 x 3.62 m	22'2" x 11'10"
Kitchen	2.76 x 2.32 m	9'0'' × 7'7''
Bed I	3.81 x 3.15 m	12'6" × 10'4"
Bed 2	3.56 x 3.14 m	11'8'' × 10'3''

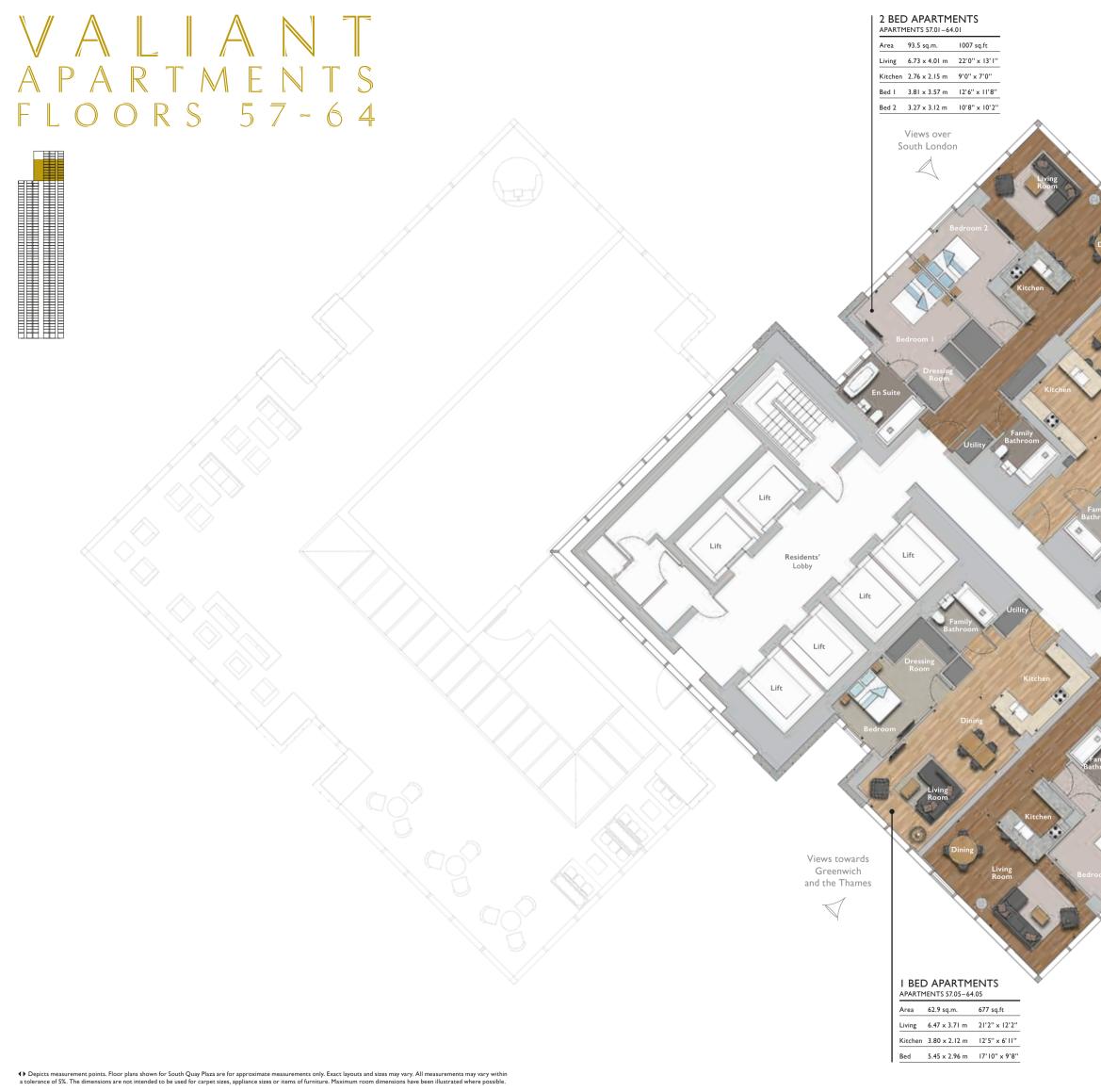


Harcourt





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Bathrooms & En-suites

Three-piece Bathroom with Bath

- White china wall-mounted WC with soft close lid and dual-flush stainless steel plate
- White china wall-mounted semi-recessed basin with chrome mixer
- Heated towel rail
- White bathtub with chrome hand shower
- Fixed rain-shower head with separate hand shower and controls
- Glass shower screen
- Wall-mounted tissue holder, toilet brush and robe hook in chrome
- Bespoke mirrored cabinet with shaver sock feature lighting (heated mirrors to prevent
- Porcelain tiled walls in a choice of three colou
- Porcelain tile flooring in a choice of three colour palettes
- Grey-veined white ceramic tiled feature wa

Three-piece Bathroom with Shower

- White china wall-mounted WC with soft lid and dual-flush stainless steel plate
- White china wall-mounted wash basin with chrome mixer
- Heated towel rail
- Fixed rain-shower head with separate hand shower and controls
- Fixed glass shower screen
- Wall-mounted tissue holder, toilet brush and robe hook in chrome
- Bespoke mirrored cabinet with shaver sock feature lighting (heated mirrors to prevent
- Porcelain tiled walls in a choice of three colou
- Porcelain tile flooring in a choice of three colour palettes
- Grey-veined white ceramic tiled feature wa

Four-piece Bathroom with Free-standing Bath

- White china wall-mounted WC with softlid and dual-flush stainless steel plate
- White china wall-mounted wash basin with chrome mixer
- Heated towel rail
- Fixed rain-shower head with separate hand shower and controls

I T'S ALL IN THE DETAIL

The interiors and specification at SQP has been designed by multi-award winning architects, Foster + Partners, resulting in a coordinated palette of finishes of the highest quality.

Each individual apartment has been reviewed in meticulous detail by the Berkeley Homes team and Foster + Partners, creating homes with style, sophistication and warmth.

Kitchens

- Designer kitchens featuring handle free cupboards in a choice of three finish combinations
- Custom designed internal cupboards including concealed refuse and recycling storage and magic corner where appropriate
- All worktops and down stands are made of reconstituted stone with a glass splash back in three colour options as part of the selected colour palette
- Stainless steel sink featuring single-lever mixer tap set in stainless steel
- Siemens or similar integrated stainless steel oven (Suites have combination microwave only)
- Siemens or similar integrated combination microwave oven where applicable
- Siemens or similar stainless steel warming drawer where applicable (three-bedroom apartments)
- Siemens or similar built-in coffee machine where applicable (three-bedroom apartments)

Kitchens (contd.)

- Siemens or similar touch control induction hob
- Cooker hood
- Siemens or similar fully integrated multifunction dishwasher
- Siemens or similar integrated refrigerator and integrated freezer
- Built-in wine cooler
- Engineered flooring in a choice of three colour palettes (colour palettes cannot be combined)
- Recessed LED strip lighting underneath wall-mounted cupboards

Utility Cupboard (where applicable)

- Siemens or similar free-standing washer/dryer
- Mechanical Ventilation with Heat Recovery (MVHR)
- Heat Interface Unit / Cooling Interface Unit to provide Domestic Hot Water, Underfloor Heating and Comfort Cooling

	and hand shower and wallmounted controls
wash	• Bespoke mirrored cabinet with shaver socket and feature lighting (heated mirrors to prevent misting)
	• Porcelain tiled walls in a choice of three colour palette
	• Porcelain tile flooring in a choice of three
1	colour palettes
	• Grey-veined white ceramic tiled feature wall
	Four-piece Bathroom with Inset Bath
tet and	• White china wall-mounted WC with soft close lid and dual-flush stainless steel plate
misting)	• White china wall-mounted wash basin with
ur palettes	chrome mixer
*	• Heated towel rail
all	• White bathtub with chrome deckmounted hand shower
	• Fixed rain-shower head with separate hand shower and controls
close	• Fixed glass shower screen
ĥ	• Wall-mounted tissue holder, toilet brush and robe hook in chrome
	• Bespoke mirrored cabinet with shaver socket and feature lighting (heated mirrors to prevent misting)
1	• Porcelain tiled walls in a choice of three colour palette
	• Porcelain tile flooring in a choice of three colour palettes
	• Grey-veined white ceramic tiled feature wall
tet and	Two-piece Powder Room
misting)	• White china wall-mounted WC with soft close
ur palettes	lid and dual-flush stainless steel plate
	• White china wall-mounted wash basin with
	chrome mixer
all	• Towel bar
h	• Wall-mounted tissue holder, toilet brush and robe hook in chrome
close	• Bespoke mirrored cabinet with shaver socket and
	feature lighting (heated mirrors to prevent misting)
h	• Porcelain tiled walls in a choice of three colour palette
	• Porcelain tile flooring in a choice of three colour palettes
ł	• Grey-veined white ceramic tiled feature wall

• Fixed glass shower screen

and robe hook in chrome

• Wall-mounted tissue holder, toilet brush

• Free-standing bathtub, free-standing chrome mixer

Interior Finishes

- Multi-point locking timber-veneered front door with apartment number, letter plate and spyhole
- Engineered flooring throughout living areas and hallways in chosen colour palette
- MDF skirting in white painted finish
- Carpet in chosen colour palette to floor in master suite, dressing rooms and guest suites
- Brushed stainless-steel door lever furniture throughout
- Walls, ceilings to be finished in white matt paint (where other finishes are not applied)
- Bespoke lacquered wardrobes in a choice of colours depending on the colour palette, with sliding or hinged doors and lighting (Refer to individual floor plans)
- Opening windows (Refer to individual floor plans)

External Finishes

• Full-height sliding door(s) with glass balustrade and stainless steel hand rail

Common Areas

- Bespoke concierge desk to entrance lobby
- Porcelain tiled floor to entrance lobby
- Limestone effect tiling to entrance lobby, darkstained timber feature wall
- Carpeting to residential corridors
- Timber and mirror clad lifts with feature lighting provide access to all apartments including basement car park

Your attention is drawn to the fact that it may not be possible to provide the branded products as referred to in the specification. In such cases, a similar alternative will be provided. Berkeley reserves the right to make these changes as required. A number of choices and options are available to personalise your home. Choices and options are subject to time frames, availability and change. Colour options fall within three bespoke palettes; Adriatic (Light), Aegean (Mid-Range), Levantine (Dark). All sanitaryware comes in white, and all metalwork comes in a finish of polished chrome. One colour palette may be selected and will be installed throughout the apartment. Selection is subject to time frames.

If a unit has not been reserved prior to fit out, default options will be chosen by Berkeley.

Electrical Fittings

- Home automation system to include heating, lighting and video entry system
- Fitted blinds to selected bathrooms
- Dimmable lighting to living room, all bedrooms and bathrooms
- Brushed stainless-steel or white socket outlets and isolator switching plates throughout
- A combination of LED strip lights and recessed down lighting throughout
- Pre-constructed wire ways for wall-hung TV to living rooms and bedrooms with data network enabling interface with other home entertainment devices

Heating / Cooling

- Underfloor heating throughout apartment
- Comfort cooling to principle rooms (Lounge and bedrooms)

Telecommunications

- Wiring for satellite/cable and terrestrial Freeview television
- TV outlet to living area and all bedrooms
- Telephone outlet with broadband capability to living area and all bedrooms
- Fibre optic infrastructure to all apartments

Security and Peace of Mind

- 24-hour concierge service
- CCTV to ground floor entrances and common areas
- Access to apartments via video door entry and electronic access to common areas
- Mains supply heat/smoke detector with battery back up to apartments
- Aspirated smoke detectors (ASD) to common areas linked to estate management
- Warranty cover under NHBC Buildmark scheme

Car Parking

- Access to underground car park via electronic entry system
- Car parking spaces available by separate negotiation
- Electric car charging points are available
- Bicycle storage available



DESIGNED FOR LIFE

Our customers are at the heart of all our decisions. We aim to understand their needs and consistently meet or exceed their expectations. The service we provide is professional, efficient and helpful to make the home buying process as straightforward and enjoyable as possible. Our levels of customer service aim to be comparable to other top brands.

Computer Generated Images are indicative only.

Customer service is our priority

All our customers are provided with a commitment that when they buy a new home from Berkeley they can be safe in the knowledge that it is built to very high standards of design and quality, has low environmental impact and that they will enjoy an exceptional customer experience.

Each customer receives tailored information relating to their purchase and has a dedicated point of contact throughout the customer journey.

Green living and sustainable development is top of our agenda

As a company, we are committed to reducing energy, water and waste on our construction sites, in our offices and in the homes that we build. Almost all of our developments are built on brownfield land and we always take care to protect and enhance biodiversity and natural habitats. Our homes include features to encourage sustainable living such as dual-flush WCs, recycling bins and energy efficient white goods.

Quality is at the heart of everything we do

At Berkeley, quality takes precedence, from choosing the right location and style of home, to the construction processes we practice, the materials we use and the specifications we put into our homes. For extra peace of mind, in addition to the 10 year warranty all new homes receive, Berkeley operates a 2 year policy with dedicated Customer Service teams on hand 24 hours a day to deal with enquiries quickly and effectively.

Unparalleled choice of homes in the most sought after locations

As one of the UK's leading house builders, we are able to offer our customers an unrivalled choice of property location, size and type. From city penthouses to country retreats, modern studio apartments to traditional family homes, you will find the perfect home to match your requirements. Our homes are also built in some of Britain's most desirable locations from market towns and rural villages to major towns and cities, and countryside to the coast – we build in the locations you want to live.

A commitment to creating sustainable communities

Berkeley's homes and developments are not just built for today. They are designed to enhance the neighbourhoods in which they are located permanently. We achieve this through our commitment to excellence in design, sensitive landscaping, sympathetic restoration, and impeccable standards of sustainability. We aim to address the needs not only of our customers but their neighbours and the broader community of which they are a part. It is a long-term view: we want to create exceptional places for people to live, work and relax in, and build communities that will thrive today and for years to come.

S U S T A I N A B I L I T Y

Berkeley considers seriously the impact on society and environment with every new development. It sets and meets sustainability targets and trains all staff in environmental issues. The following the quality of life of our residents.

Enhancing biodiversity

- Creating a new pocket park with over 900 sq.m. of planting to include a mix of flowering and fruiting species and over 220 sq.m. of species rich, wildflower grassland
- We will plant nearly 150 new trees including native and flowering species
- Tall Dawn Redwood trees have been specially selected to help manage the microclimate of the development
- All these features will help to increase biodiversity in an urban setting

- ustainable trans • Providing electric car charging points
- Building secure cycle storage with over 1400 spaces
- Excellent public transport links from South Quay and Canary Wharf
- All these features help residents mitigate against poor air quality and improve health / wellbeing

Enhancing community

- We have made provisions for a community officer to help organise events to create a sense of community
- There will also be a provision for small grants to fund community projects
- South Quay Plaza is a registered with the Considerate Constructors Scheme
- We are targeting to employ an average of 9 apprentices a year and 20% local labour and procurement

- ducing environmental impact All homes are designed and built o Code for Sustainable Homes Level 4
- Water efficient white goods and dual flush toilets to reduce water waste
- Segregated internal bins and chutes to help residents recycle their rubbisl
- All timber used onsite is from a sustai source - either FSC or PEFC certified
- Rainwater harvested for reuse in landscaped areas
- Surface water discharged in to dock to reduce localised flooding during high intensity rainfall

Low carbon technologies

- PV panels located on block roof will supply electricity for the communal areas
- Combined Heat and Power (CHP) System supplies hot water to homes and converts the by-product of process to electricity – meaning less energy is wasted
- Enhanced levels of thermal insulation for floors, walls and roof which reduces the need for regular heating
- All lighting in apartments are LEDs which uses less electricity than traditional bulbs

A COMMITMENT TO THE FUTURE

he years, the Berkeley Group has won many prestigious s for the quality, design and sustainability of its developments

- Our Vision is Berkeley's strategic plan for the business, designed to raise standards higher still. Our goal is to be a world-class business, defined by the quality of the places we create, generating long-term value and having a positive impact on society. We take our responsibilities towards our customers, the environment, our workforce and the communities in which we work very seriously.

Our plan for the business has five areas of strategic focus:

Customers, Homes, Places, Operations and Our People

To be a world-class business, defined by the quality of the places we create, generating long-term value and having a positive impact on society.

AN EXCEPTIONAL CUSTOMER EXPERIENCE

We put customers at the heart of our decisions. Dedicated sales teams will provide exceptional service throughout the buying process and teams will manage the customer relationship from exchange of contracts through to completion, delivery of the new home and after occupancy.

We aim to build high quality, well-designed homes with low environmental impact, where customers have the opportunity to achieve healthy, comfortable and sustainable lifestyles, now and in the future Attention to detail in design is paramount to ensure our homes meet the needs of our customers.

The safety, health, wellbeing and development of our people is a high priority. We aim to have a positive impact on society through our support of the Berkeley Foundation.

Serkeley Foundation

We set up the Berkeley Foundation in 2011. It supports voluntary sector organisations to improve people's lives in the communities where we work, and last year worked with 49 different organisations and their beneficiaries.

Our staff have been instrumental in making the Foundation grow, with over 60% getting involved last year and raising over £935k. They also give their time and skills, for example by mentoring young people to help them become more confident and job ready.

Since its launch, the Foundation has committed over £14.9 million to more than 100 charities and worthy causes. Berkeley Group covers all overhead costs, so all money raised goes directly to charitable causes.

www.berkeleyfoundation.org.uk www.berkeleygroup.co.uk



Berkelev St Edward

OUR VISION

FIVE FOCUS AREAS

HIGH QUALITY HOMES

GREAT PLACES

We seek to create strong communities where people choose to live, work and spend their time and which directly encourage people's wellbeing and quality of life. These are places characterised by the quality of their design, external spaces, transport and access to jobs and amenities.

EFFICIENT AND CONSIDERATE OPERATIONS

vision

We reduce the impact of the construction process on the local community by registering all of our sites with the Considerate Constructors Scheme. We set targets to reduce water, energy and waste. We work with our supply chain to ensure high quality services and materials are consistently provided.

A COMMITMENT TO PEOPLE















Contact

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The information in this document is indicative and is intended to act as a guide only as to the finished product. Accordingly, due to the Berkeley Homes' policy of continuous improvement, the finished product may vary from the information provided. These particulars should not be relied upon as accurately describing any of the specific matters described by any order under the Property Misdescriptions Act 1991. This information does not constitute a contract, or warranty. The dimensions given on plans are subject to minor variations and are not intended to be used for carpet sizes, appliance sizes or items of furniture. SQP and South Quay Plaza are marketing names and will not necessarily form part of the approved postal address. Applicants are advised to contact the developer or the developer's agent to ascertain the availability of any particular property so as to avoid disappointment. E483/0319/24CA

www.southquayplaza.london



