

Information Guide



NEW UNION WHARF

LONDON E14



PERFECTLY *placed*

Discover the very best of urban living.

Live, work and play close to home with London's world class amenities on your doorstep. Soak up the atmospheric docks, browse the extensive range of shops or indulge at the range of restaurants and bars at Canary Wharf, the heart of London's financial district. Just across the river in Greenwich, is the world-renowned O2 Arena where you can catch a concert, watch the latest box office hit and enjoy the variety of bars and restaurants.

Escape the hustle and bustle of city life at Mudchute Farm and Park, offering 30 acres of countryside, only one mile from home. Alternatively, stroll through the Island Gardens offering an oasis of green space and breath-taking views of the Royal Observatory of Greenwich.



THE APARTMENTS



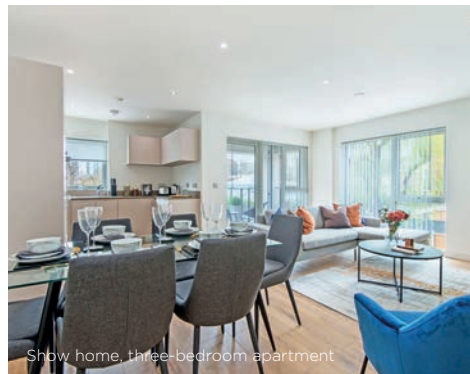
Show home, one-bedroom apartment

INVITING INTERIORS

Designed with the modern-day purchaser in mind, the apartments at New Union Wharf exude style, offering flexible spaces which maximise light, with open plan kitchens and living areas, ideal for entertaining guests.

- Siemens integrated appliances including electric oven, electric hob, fridge freezer and microwave
- Havwoods wide plank timber flooring
- Free standing washer and dryer in hall's utility cupboard
- Generous storage space
- Secure video door entry phone with integrated doorbell
- CCTV in building entrances, bin stores and car park areas

*See brochure for full specification



Show home, three-bedroom apartment



Show home, three-bedroom apartment

5 REASONS *to buy*

1

UNRIVALLED TRANSPORT CONNECTIONS

Zone 2 living with nearby access to Canary Wharf DLR, Tube & Crossrail

2

ENVIABLE RIVERSIDE SETTING

Stroll along the River Thames and soak up views of London's iconic O2 Arena

3

ENDLESS OUTDOOR SPACES

Generously sized private balconies to every home, as well communal courtyards and a children's play area for the community

4

EVERYTHING ON THE DOORSTEP

A range of world class leisure facilities, shops, amenities and open green space at your fingertips

5

CONTEMPORARY INTERIORS

Thoughtfully designed, from spacious open plan interiors and integrated appliances, to extensive storage



LOVE

where you live



RISING IN THE EAST

At the centre of New Union Wharf is five striking high-rise towers, forming a local landmark along this dynamic East London skyline. Become a part of this thriving neighbourhood and enjoy one of the capital's most exciting transformations.



Meticulously designed, the floor-to-ceiling windows make the most of the spectacular panoramas, whether that be of the stunning podium gardens or the iconic views of the River Thames. Residents can take a breath of fresh air in this unrivalled riverside location, in a place they are proud to call home.

YOUR journey

7
mins



Walk to **Crossharbour**
DLR Station

4
mins



(December 2018)

to **Canary Wharf** DLR
& Crossrail Station

16
mins



To **Bank** Tube and
DLR Station

20
mins



To **Stratford**
International Tube
and Rail Station

28
mins



To **Bond Street** Tube
and Crossrail Station

24
mins



London City Airport
DLR Station

*Obtained from TFL

New Union Wharf offers convenient London living at its best. Just a seven-minute stroll from your front door is the Crossharbour station of the DLR, reaching Canary Wharf in only five minutes. From here, the Jubilee Line provides extensive links across London, travelling East to Stratford in 10 minutes or to London Bridge in 6 minutes. From December 2018, the introduction of Crossrail will further improve links.

Whether you are a regular jetsetter or travel internationally for work, enjoy having London City Airport within easy reach, less than five miles away. Alternatively, for those who prefer a scenic route into work, hop on the Thames Clipper at Canary Wharf Pier and sail down the historic River Thames.



DEVELOPMENT COMPLETION

Overall development completion by 2022

ARCHITECTURE & INTERIOR DESIGN

Jestico + Whiles

DEVELOPER



LOCAL AUTHORITY

London Borough of Tower Hamlets

COUNCIL TAX

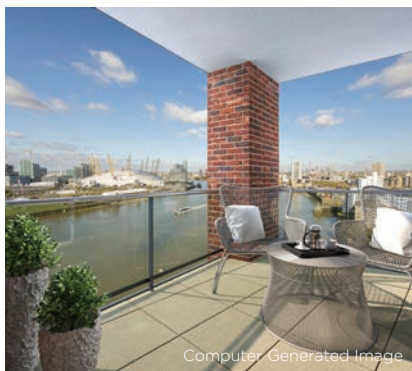
Band H, £2,560.74 per annum
as of 1 April 2018

GROUND RENT

BEDROOMS	GROUND RENT
1-bed	£250
2-bed	£300
3-bed	£350

SERVICE CHARGES

Monthly service charge costs start from
approximately £229





BECAUSE HOMES MATTER

L&Q is a leading residential developer, founded over 50 years ago. We create high quality homes and places people love to live. Our award-winning approach designs thriving communities to suit a whole range of aspirations, incomes and stages of life. We lead major residential and mixed use developments, and are committed to working with like-minded partners to help solve the housing crisis and meet its vision to deliver 100,000 new homes.

newunionwharf.co.uk

All information in this document is correct at the time publication/going to print July 2018. All images used are for illustrative purpose only. Furniture and landscaping are shown for illustrative purposes only. Should you have any queries, please direct them through your legal representatives. (July 2018)





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