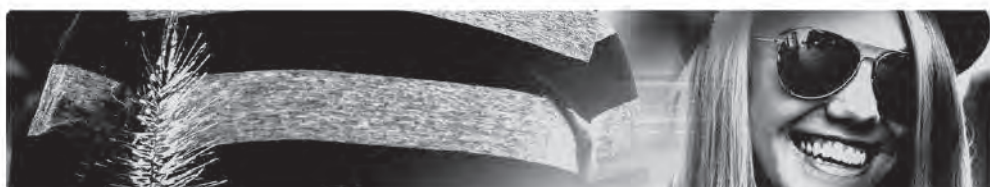


LOCK 17
TOTTENHAM HALE, LONDON



SUITES, ONE AND TWO BEDROOM WATERSIDE APARTMENTS



RISE

TOTTENHAM IS RISING

BE PART OF THE REGENERATION

LOCK 17
TOTTENHAM HALE, LONDON

SUITES, ONE AND TWO BEDROOM WATERSIDE APARTMENTS

RISE IS AN EXCITING NEW 21 STOREY BUILDING, FEATURING 141 SUITES, ONE AND TWO BEDROOM APARTMENTS, MANY BENEFITING FROM WATER OR FAR REACHING CITY VIEWS. AS PART OF THE VIBRANT NEW **LOCK17** DEVELOPMENT, **RISE** PROVIDES AN UNBEATABLE WATERSIDE LOCATION, JUST A FIVE-MINUTE* STROLL FROM TOTTENHAM HALE STATIONS

AND THE WALTHAMSTOW WETLANDS. THE VISION PROPOSES MORE THAN 500 HIGH-SPEC NEW HOMES AS WELL AS CONTEMPORARY RETAIL SPACE AND PEACEFUL PUBLIC AREAS ALONGSIDE THE RIVER LEA. WITH EASY ACCESS TO TRANQUIL OPEN SPACES AND PUBLIC TRANSPORT, **RISE** OFFERS THE PERFECT BALANCE FOR CITY LIVING.

* SOURCE: GOOGLE MAPS APRIL 2018



COMPUTER GENERATED IMAGE. DETAILS AND FINAL AS BUILT PRODUCT MAY VARY ON COMPLETION OF DEVELOPMENT. CERTAIN ASPECTS OF THE FAÇADE WILL BE FITTED WITH BRISE SOLEIL (VERTICAL BLADES TO REDUCE SOLAR GLARE). PLEASE ASK OUR SALES ADVISORS FOR DETAILS.

LOCK17

LIVING

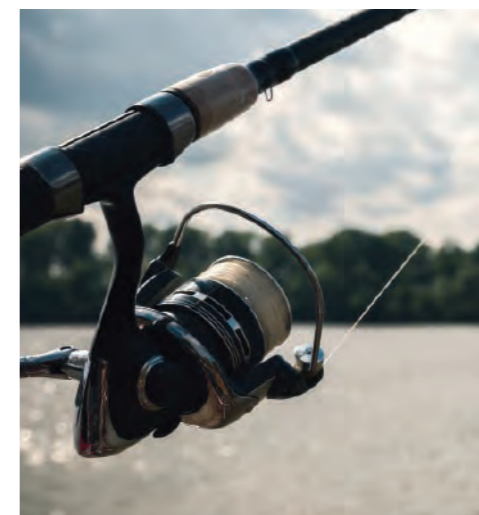
IMAGE OF GRAND UNION CANAL

LOCK17'S LOCATION ON THE BANKS OF THE RIVER LEA PROVIDE IT WITH A PEACEFUL CHARM AND CALM SENSE OF PLACE. THE LEA IS ONE OF THE CITY'S LARGEST AND MOST PICTURESQUE WATERWAYS FLOWING FROM RURAL HERTFORDSHIRE INTO THE HEART OF LONDON. THIS TRANQUIL

STRETCH OF RIVER OFFERS A TRULY IDYLIC SETTING FOR AN OUTDOOR LIFESTYLE; PERFECT FOR SPOTTING SOME OF THE LOCAL WILDLIFE AND WITH IDEAL ROUTES FOR WALKING AND CYCLING ALONG ITS ENTIRE LENGTH, THE TOWPATH IS THE PERFECT PLACE TO GET SOME FRESH AIR.

WALTHAMSTOW WETLANDS

IMAGES OF LOCAL AREA AND STOCK



THE ABUNDANCE OF NATURAL BEAUTY SURROUNDING **LOCK17** SETS IT APART FROM OTHER DEVELOPMENTS, AND OFFERS A RURAL PEACE OF MIND THAT MANY LONDONERS MISS OUT ON. THE WALTHAMSTOW WETLANDS PROVIDE MORE THAN 13 MILES* OF PICTURESQUE PATHS TO

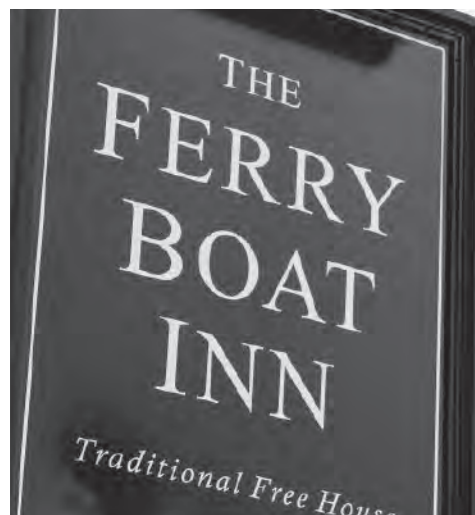
A UNIQUE HAVEN TO EXPLORE & ENJOY

EXPLORE, AND ARE JUST A FIVE-MINUTE** WALK AWAY. ON TOP OF THAT, THERE ARE RESERVOIRS, PARKS, MARSHES AND MEADOWS ALL CONVENIENTLY CLOSE BY. WHETHER BY BIKE, BY BOAT OR ON FOOT, GETTING BACK TO NATURE HAS NEVER BEEN SO EASY.

*SOURCE: THEGUARDIAN.COM/TRAVEL 19.10.17.
**SOURCE: GOOGLE MAPS JANUARY 2020.



KEEP IT LOCAL



BEAVERTOWN BREWERY
CRAVING COFFEE
ELBOW ROOM
FERRY BOAT PUB
FIVE MILES BREWERY AND BAR
LOVEN PIZZA

ONE OF THE CAPITAL'S FASTEST-GROWING AREAS, TOTTENHAM HALE IS AN UP-AND-COMING HUB FOR CONTEMPORARY CITY LIVING AND NEW BUSINESSES. THERE IS A RANGE OF INDEPENDENT CAFES, BARS, SHOPS AND RESTAURANTS, ALL JUST A FEW MINUTES' FROM **LOCK17**. TRY A CRAFT BEER IN ONE OF THE MANY POPULAR MICRO-BREWERIES SUCH AS BEAVERTOWN

OR FIVE MILES WHERE YOU CAN ALSO ENJOY A VARIETY OF CLUB NIGHTS. INDULGE IN AL FRESCO RIVERSIDE DINING, OR POP OVER TO TOTTENHAM RETAIL PARK FOR SOME OF THE BIG NAMES YOU KNOW AND LOVE. EVERYTHING YOU NEED IS WELL WITHIN YOUR REACH.



CANARY WHARF

CITY OF LONDON

WEST END

EMIRATES STADIUM

WALTHAMSTOW WETLANDS

TOTTENHAM HALE RETAIL PARK

RISE



HALE VILLAGE

PADDOCK COMMUNITY NATURE PARK

LOW MAYNARD RESERVOIR

BEAVERTOWN BREWERY

LOCKWOOD RESERVOIR

RIVER LEA NAVIGATION

PHASE 1 POTENTIAL FUTURE DEVELOPMENT

PART COMPUTER GENERATED IMAGE FOR ILLUSTRATION ONLY. SITE LAYOUT, DESIGN, FEATURES AND FACILITIES ARE SUBJECT TO CHANGE DURING THE DEVELOPMENT AND MAY VARY ON COMPLETION. PLEASE NOTE FUTURE DEVELOPMENT WILL BE SUBJECT TO COMMERCIAL VIABILITY AND THE SECURING OF SATISFACTORY PLANNING CONSENT FROM THE LOCAL PLANNING AUTHORITY. SOURCE: GOOGLE MAPS MAY 2018.

ALL WITHIN



BRIXTON
 CITY OF LONDON
 DALSTON
 KINGS CROSS
 OXFORD CIRCUS
 SHOREDITCH
 SOHO
 STRATFORD
 ST. PANCRAS
 WALTHAMSTOW
 WEST END

MINUTES*

SOMETIMES IN LONDON IT CAN FEEL LIKE EVERYTHING IS SO FAR AWAY, BUT WITH TOTTENHAM HALE STATION JUST A FEW MINUTES WALK, YOU'RE WITHIN EASY REACH OF SOME OF THE CITY'S BEST SPOTS. BOXPARK AT SHOREDITCH, THE VIBRANCY OF DALSTON, THE BRIGHT LIGHTS OF THE WEST END AND THE WORLD-FAMOUS OXFORD STREET SHOPS TO NAME A FEW.

SO WHETHER YOU'RE LOOKING FOR SOME RETAIL THERAPY, THE PERFECT EVENING MEAL, OR A TICKET TO THE HOTTEST SHOW IN TOWN, **LOCK17** IS CONVENIENTLY CLOSE TO IT ALL. AND WITH THE NEW FOOTBRIDGE LINKING THE DEVELOPMENT WITH THE WEST SIDE OF THE RIVER, YOUR JOURNEY WILL BE MADE EVEN EASIER.

*SOURCE: TFL.GOV.UK MARCH 2020. IMAGES OF LOCAL AREA AND STOCK





STOCK IMAGE

WALKING

TUBE TRAIN WALK CYCLE



BY UNDERGROUND

WALTHAMSTOW CENTRAL	3 MINS
KINGS CROSS ST PANCRAS	11 MINS
EUSTON	13 MINS
OXFORD CIRCUS	16 MINS
VICTORIA	19 MINS
WATERLOO	24 MINS



BY RAIL

LIVERPOOL STREET	17 MINS
STANSTED AIRPORT	35 MINS



BY FOOT

TOTTENHAM HALE	
UNDERGROUND & RAIL STATION	5 MINS
TOTTENHAM HALE	
RETAIL PARK	5 MINS
WALTHAMSTOW	
WETLANDS MAIN ENTRANCE	5 MINS



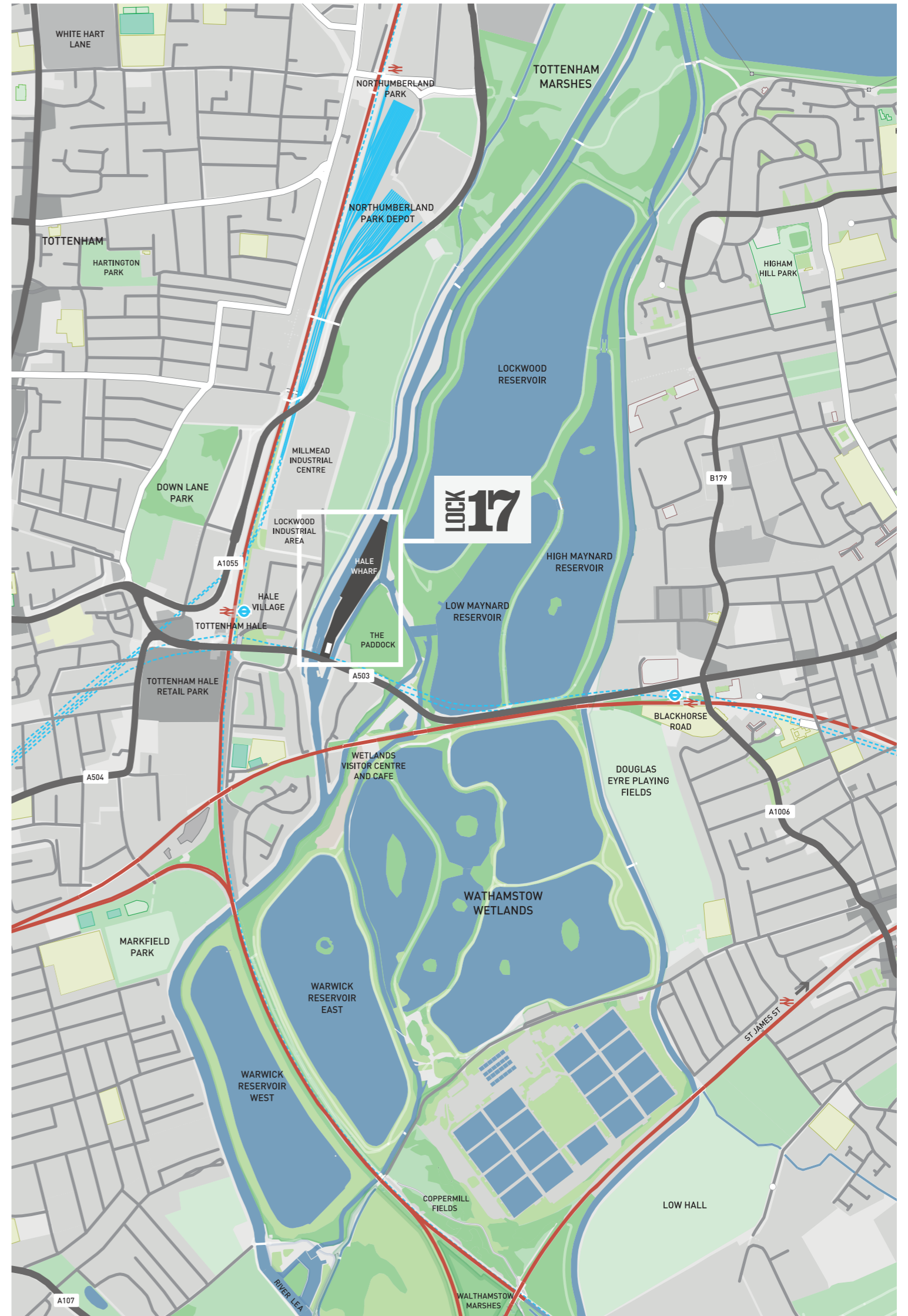
BY CYCLE

TOTTENHAM HOTSPUR STADIUM	9 MINS
WILLIAM MORRIS GALLERY	10 MINS
HACKNEY MARSH	22 MINS
VICTORIA PARK	23 MINS
HACKNEY WICK	28 MINS
QUEEN ELIZABETH OLYMPIC PARK	28 MINS

ALL JOURNEY TIMES ARE APPROXIMATE AND SUBJECT TO CHANGE FROM TIME TO TIME.
SOURCES: TFL.GOV.UK AND GOOGLE MAPS JANUARY 2020.



JUST 8 MILES* NORTH OF THE CITY ITSELF, **LOCK17** GIVES YOU QUICK AND CONVENIENT ACCESS TO LONDON. WITH EXCELLENT TRANSPORT LINKS, INCLUDING TRAIN SERVICES ON BOTH THE VICTORIA LINE UNDERGROUND AND OVER-GROUND AND NO SHORTAGE OF BUSES, **RISE** MAKES A GREAT CHOICE FOR ANYONE WHO WANTS TO BENEFIT FROM EASY ACCESS INTO THE CITY.



*SOURCE: GOOGLE MAPS, APRIL 2018



LONDON CITY



STOCK IMAGES. SOURCES: *CROSSRAIL2.CO.UK ** TFL.GOV.UK



CONSIDERED BY MANY AS THE BEST CITY IN THE WORLD, LONDON REALLY DOES HAVE IT ALL; WITH ENTERTAINMENT FROM WEST END THEATRES TO PREMIERSHIP FOOTBALL STADIUMS, MANY OF THE WORLDS MOST IMPORTANT CULTURAL ATTRACTIONS AND IT'S THE GLOBAL CENTRE FOR FINANCE. LONDON ALSO BOASTS FOUR WORLD HERITAGE SITES.

WITH AN EASY COMMUTE YOU WILL HAVE ACCESS TO SOME OF THE BEST INTERNATIONALLY RECOGNISED EDUCATIONAL INSTITUTES FROM KINGS COLLEGE LONDON, LONDON SCHOOL OF ECONOMICS AND QUEEN MARY UNIVERSITY.

LOCK17 IS PERFECTLY PLACED TO REACH THE CITY AND BEYOND. TOTTENHAM HALE STATION IS SITUATED ON THE VICTORIA LINE, WHICH IS ONE OF LONDON'S FASTEST UNDERGROUND ROUTES AND OFFERS 24-HOUR TRAINS ON THE WEEKENDS. THE PLANNED CROSSRAIL 2* IS SET TO FURTHER IMPROVE ACCESS TO AND FROM THE CITY AND SIGNIFICANTLY REDUCE JOURNEY TIMES ON EXISTING TUBE AND RAIL SERVICES.

FOR THOSE TRAVELLING FURTHER AFIELD STANSTED AIRPORT IS JUST 35 MINS** AWAY AND HEATHROW 50 MINS**.





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ARCHITECTURE

THE PHASE ONE BUILDINGS FORM PART OF A WIDER MASTERPLAN CREATING A NEW ENTRANCE TO THE SITE BUT IS ALSO ADDING TO THE STREET FRONTAGE ONTO FERRY LANE, AND CREATES THE ENCLOSURE TO A NEW PUBLIC OPEN SPACE FACING ONTO THE CANAL.

THE ARCHITECTURE OF THE BUILDINGS MAKE DIRECT REFERENCE TO LONDON'S HISTORY OF INDUSTRIAL BUILDINGS ALONG THE CITY'S CANALS AND WATERWAYS, AND THESE RATIONAL FORMS SPECIFICALLY RELATE TO THE HISTORIC WATERMILL THAT ONCE OCCUPIED THIS SITE. THE BUILDINGS ARE VISIBLE ACROSS THE OPEN WATERWAYS ADJACENT, SO IT WAS VERY IMPORTANT TO CREATE A STRONG AND DISTINCTIVE PROFILE TO THE BUILDINGS, BREAKING DOWN THE FORM OF THE LARGER TWO BUILDINGS INTO A SERIES OF SMALLER ELEMENTS CAPPED BY THE STRONG ROOF FORMS. THE APARTMENTS ARE ARRANGED AROUND A SINGLE COMMUNAL CORRIDOR, AND THE UNITS ARE PLANNED WITH OPEN PLAN LIVING/DINING AND KITCHEN AREAS.

THIS SIMPLE, ROBUST APPROACH TO DETAILING IS REFLECTED IN THE USE OF BRICK FOR THE FACADES AND ZINC FOR THE ROOFS WHICH ARE STRONG REFERENCES TO LONDON'S INDUSTRIAL WATERSIDE HERITAGE. THESE PROVEN MATERIALS WEATHER WELL AND CREATE A SENSE OF PERMANENCE. THE BALCONIES ARE PROJECTING PAINTED STEEL STRUCTURES ACCESSED VIA ALUMINIUM SLIDING DOORS AND WILL PROVIDE BREATHTAKING VIEWS OF THE REINVIGORATED PUBLIC REALM AND WILDLIFE SANCTUARIES BOTH NEAR AND FAR.



HENDRIK HEYNS
PARTNER
ALLIES AND MORRISON



COMPUTER GENERATED IMAGE. DETAILS AND FINAL AS BUILT PRODUCT MAY VARY ON COMPLETION OF DEVELOPMENT. CERTAIN ASPECTS OF THE FAÇADE WILL BE FITTED WITH BRISE SOLEIL (VERTICAL BLADES TO REDUCE SOLAR GLARE). PLEASE ASK OUR SALES ADVISORS FOR DETAILS.

WAKE UP TO LONDON

RISE IS A WHARF-STYLE BUILDING CONSISTING OF 141 PROPERTIES INCLUDING SUITES, ONE AND TWO BEDROOM APARTMENTS SPANNING 21 STOREYS. ACCESSED BY A SPECTACULAR DOUBLE HEIGHT ENTRANCE LOBBY WITH LIFTS TO ALL FLOORS, THIS WATERSIDE DEVELOPMENT IS BUILT TO MAKE THE MOST OF ITS LOCATION.

MOST PROPERTIES BENEFIT FROM WATER OR FAR REACHING VIEWS ACROSS LONDON AND ALL HAVE THEIR OWN PRIVATE BALCONY. INSIDE THE APARTMENTS ARE CONTEMPORARY IN DESIGN WITH OPEN PLAN LIVING SPACE AND WELL DESIGNED KITCHENS AND BATHROOMS.

COMPUTER GENERATED IMAGE. DETAILS AND FINAL AS BUILT PRODUCT MAY VARY ON COMPLETION OF DEVELOPMENT. CERTAIN ASPECTS OF THE FAÇADE WILL BE FITTED WITH BRISE SOLEIL (VERTICAL BLADES TO REDUCE SOLAR GLARE). PLEASE ASK OUR SALES ADVISORS FOR DETAILS.

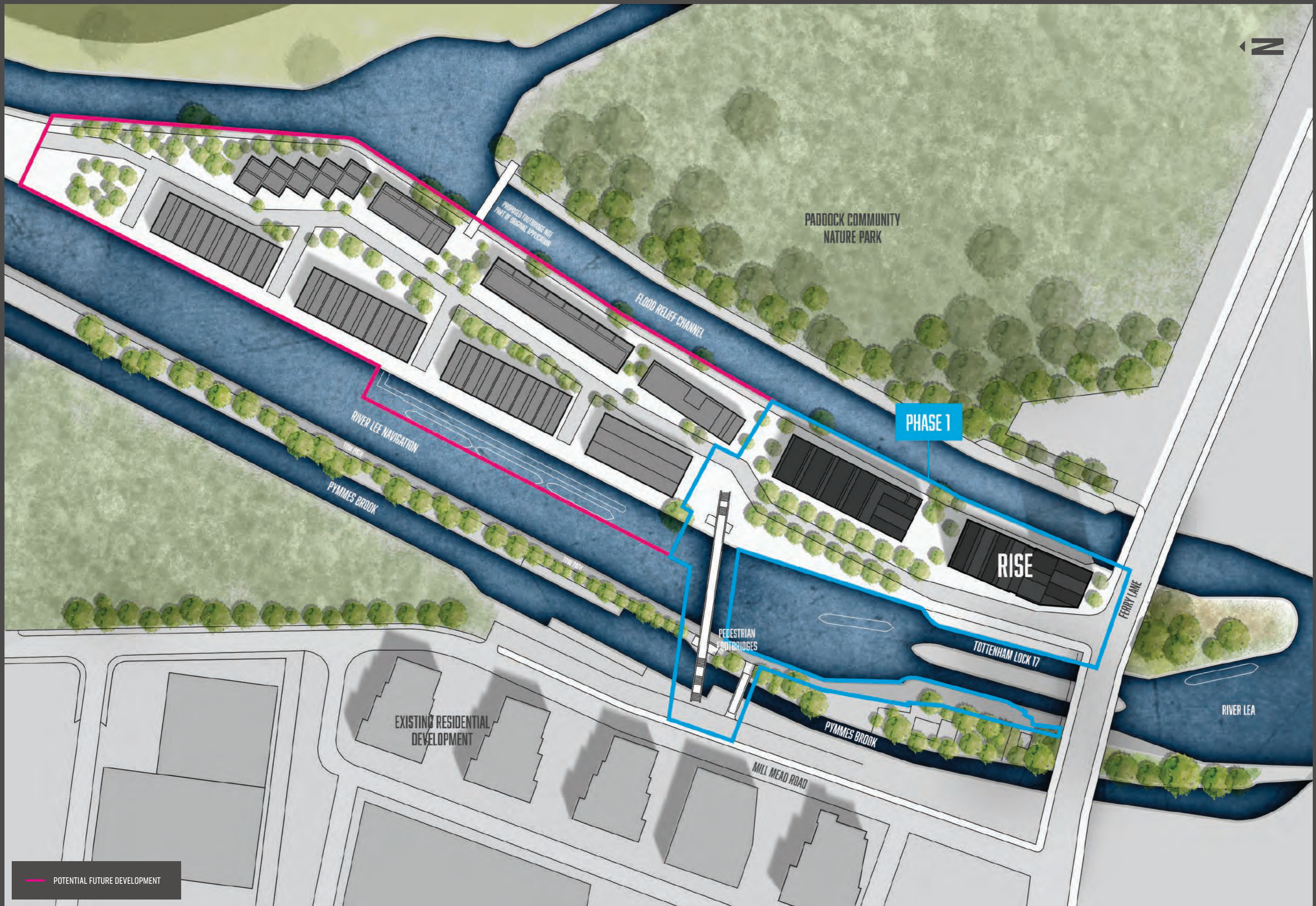
FLOOR PLANS & SITEPLAN



LOCK 17
TOTTENHAM HALE, LONDON

OVERLEAF

OVERLEAF



— POTENTIAL FUTURE DEVELOPMENT

COMPUTER GENERATED IMAGE FOR ILLUSTRATION ONLY. NOT TO SCALE. SITE LAYOUT, DESIGN, FEATURES AND FACILITIES ARE SUBJECT TO CHANGE DURING THE DEVELOPMENT AND MAY VARY ON COMPLETION.

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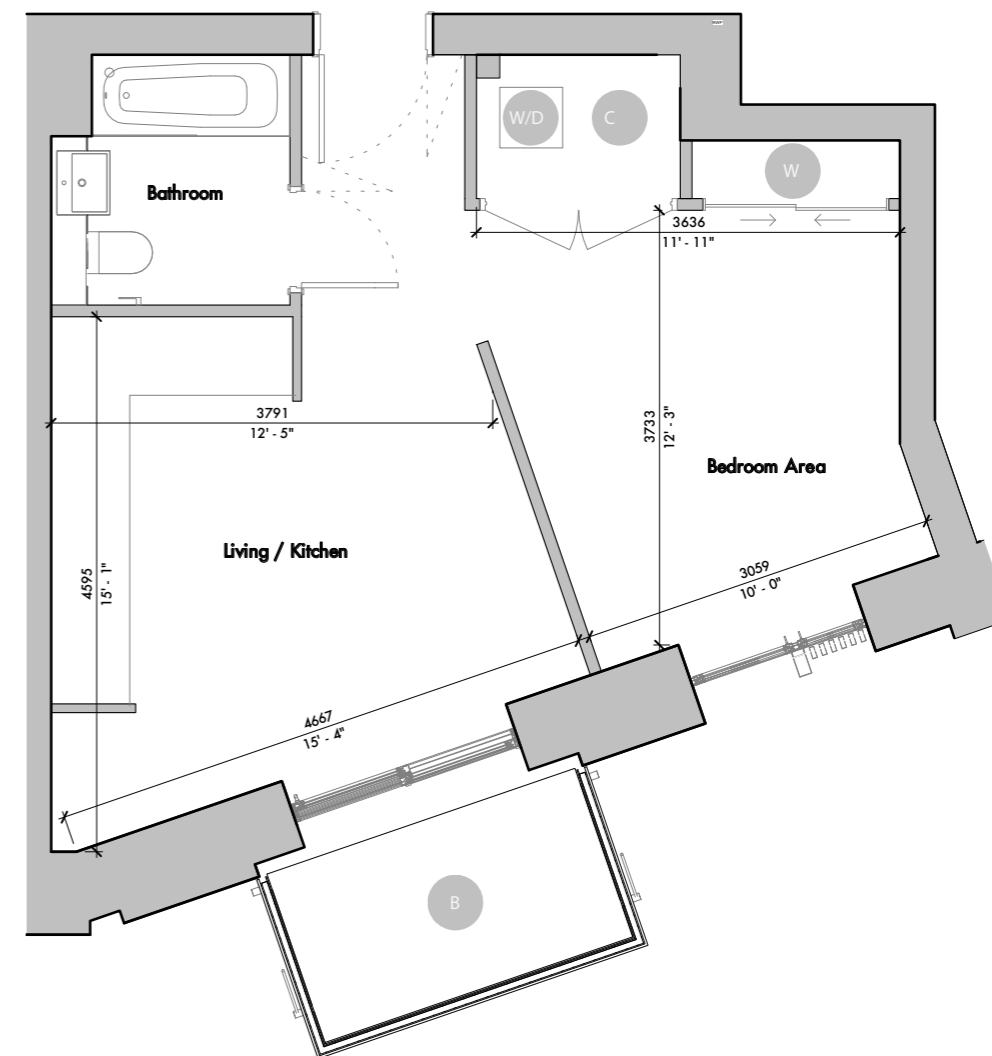


STOCK IMAGE

TYPE

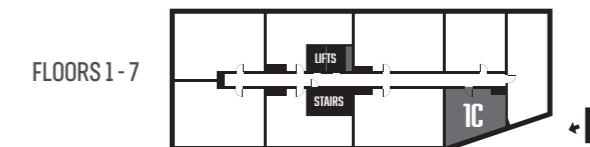
1C

SUITES AVAILABLE ON FLOORS 1 - 7



TOTAL AREA		
40.7m ²	438.3ft ²	
LIVING / KITCHEN		
4,595 X 3,791mm	15'1" X 12'5"	
BEDROOM AREA		
3,733 X 3,059mm	12'3" X 10'0"	
Legend:		
(C) Cupboard		
(W/D) Washer Dryer		
(W) Wardrobe		
(B) Balcony		

	UNIT	FLOOR
1C	104	1
	204	2
	304	3
	404	4
	504	5
	604	6
	704	7



PLEASE NOTE THAT WINDOW, DOOR, BALCONY AND TERRACE CONFIGURATIONS MAY VARY DEPENDING ON PLOT. KITCHEN LAYOUTS ARE INDICATIVE ONLY. PLEASE CHECK WITH YOUR SALES ADVISOR FOR DETAILS.

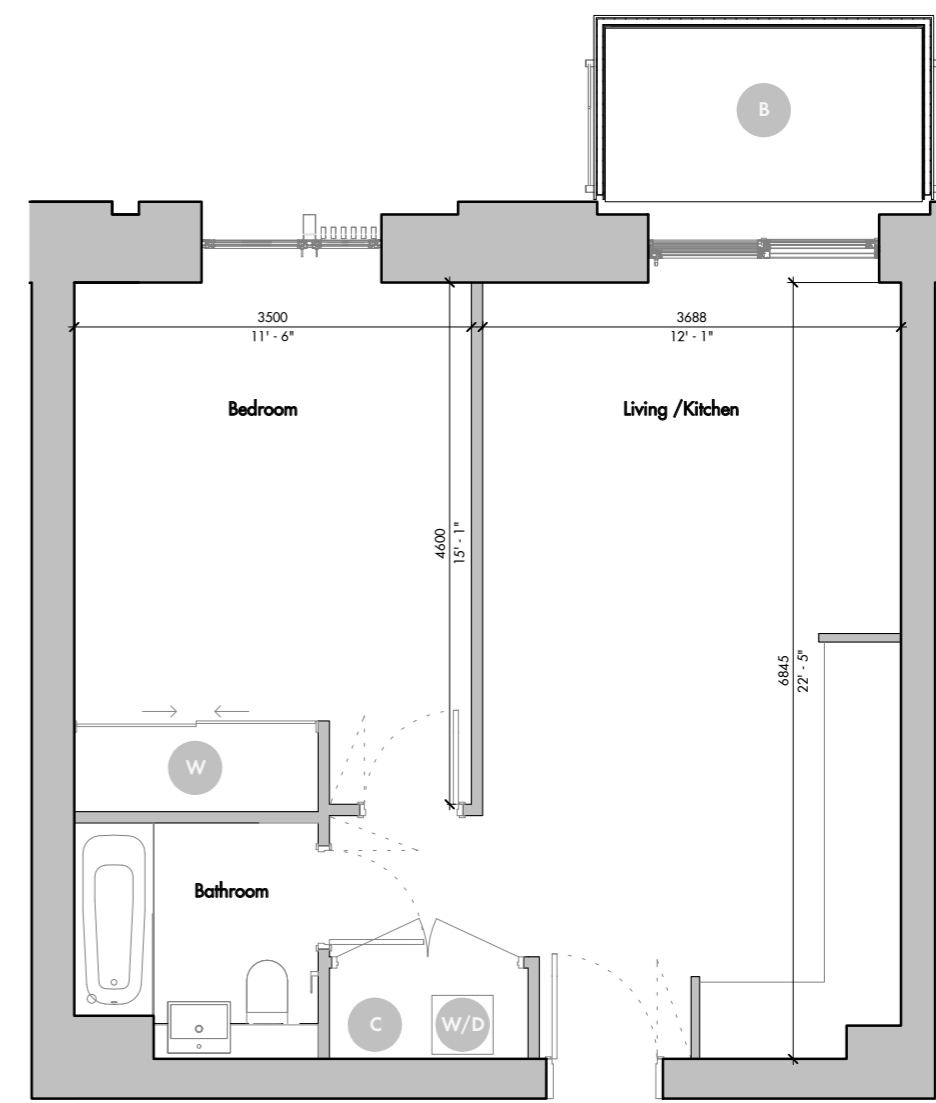


STOCK IMAGE

TYPE

1A

ONE BED AVAILABLE ON FLOORS 1 - 7

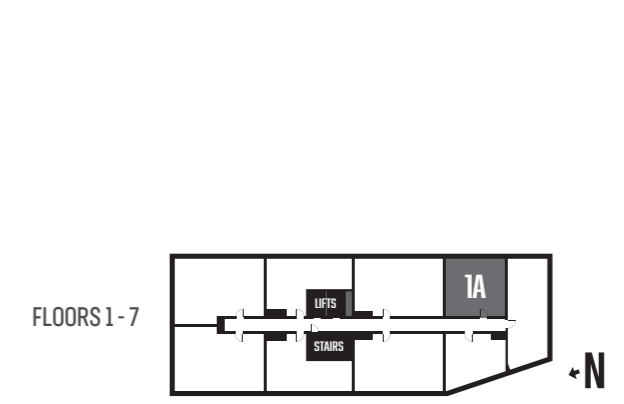


TOTAL AREA
50.2m² 540.6ft²

LIVING / KITCHEN
6,845 X 3,688mm 22'5" X 12'1"

BEDROOM
4,600 X 3,500mm 15'1" X 11'6"

C Cupboard
W/D Washer Dryer
W Wardrobe
B Balcony



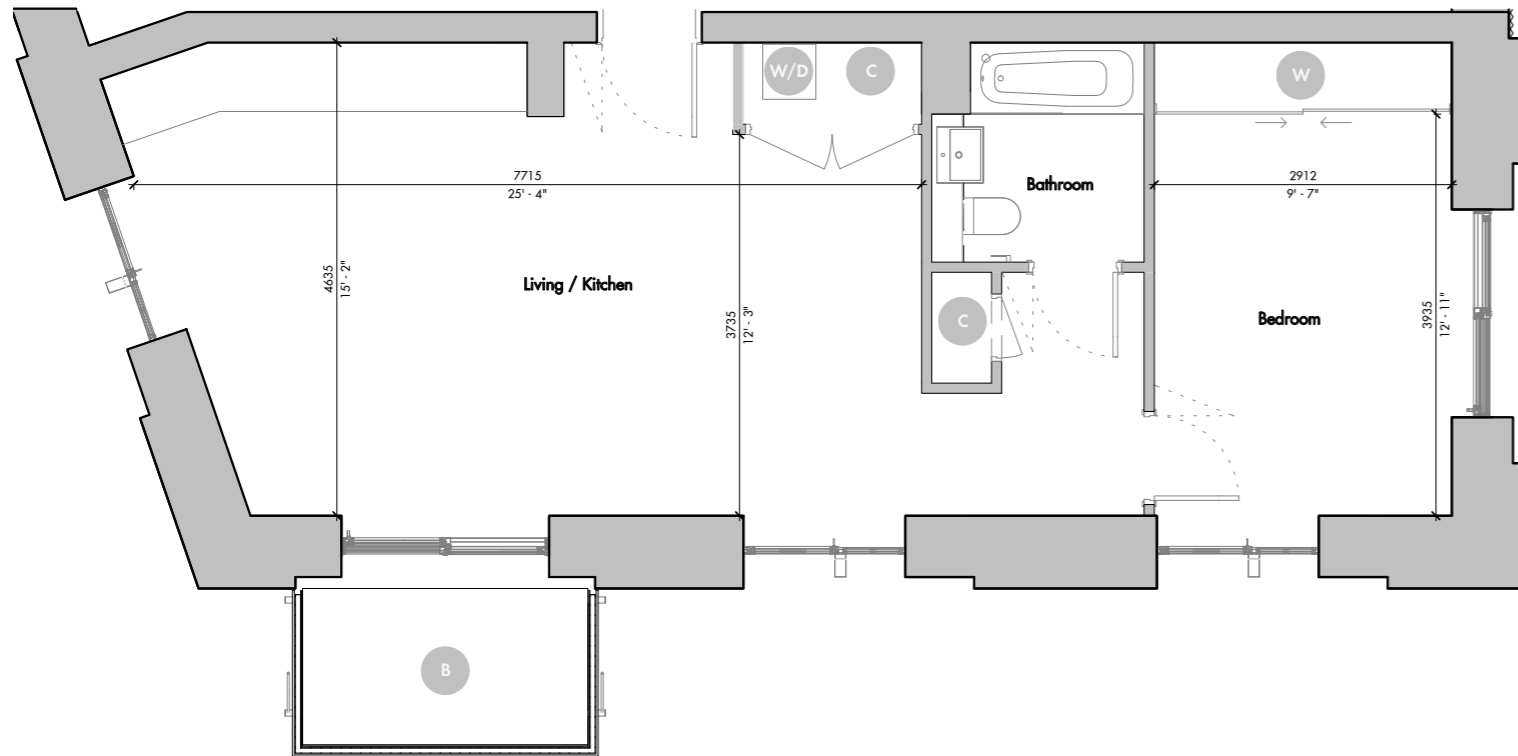
UNIT	FLOOR
102	1
202	2
302	3
402	4
502	5
602	6
702	7

1A

PLEASE NOTE THAT WINDOW, DOOR, BALCONY AND TERRACE CONFIGURATIONS MAY VARY DEPENDING ON PLOT. KITCHEN LAYOUTS ARE INDICATIVE ONLY. PLEASE CHECK WITH YOUR SALES ADVISOR FOR DETAILS.

ONE BED AVAILABLE ON FLOORS 1 - 7

TYPE 1B



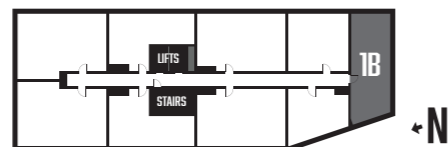
TOTAL AREA
59.1m² 636.4ft²

LIVING / KITCHEN
7,715 X 3,735mm 25'4" X 12'3"

BEDROOM
3,935 X 2,912mm 12'11" X 9'7"

C Cupboard
W/D Washer Dryer
W Wardrobe
B Balcony

FLOORS 1 - 7



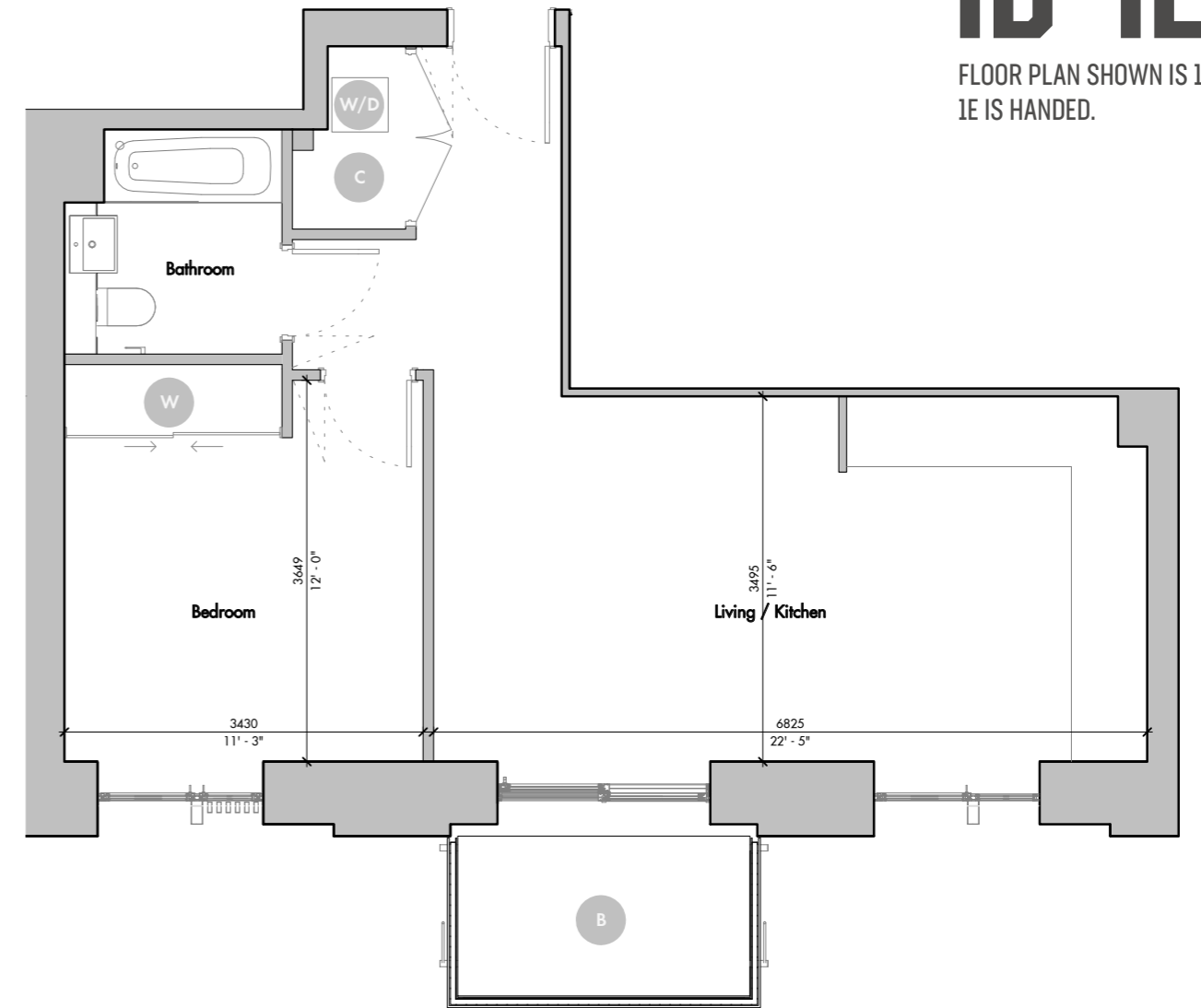
UNIT	FLOOR
103	1
203	2
303	3
403	4
503	5
603	6
703	7

PLEASE NOTE THAT WINDOW, DOOR, BALCONY AND TERRACE CONFIGURATIONS MAY VARY DEPENDING ON PLOT. KITCHEN LAYOUTS ARE INDICATIVE ONLY. PLEASE CHECK WITH YOUR SALES ADVISOR FOR DETAILS.

ONE BED AVAILABLE ON FLOORS 1 - 20

TYPE 1D & 1E*

FLOOR PLAN SHOWN IS 1D,
1E IS HANDED.



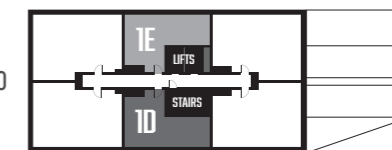
TOTAL AREA
50.7m² 545.9ft² (1D)
51.1m² 550.2ft² (1E)

LIVING / KITCHEN*
6,825 X 3,495mm 22'5" X 11'6"

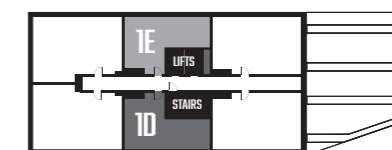
BEDROOM
3,649 X 3,430mm 12'0" X 11'3"

C Cupboard
W/D Washer Dryer
W Wardrobe
B Balcony

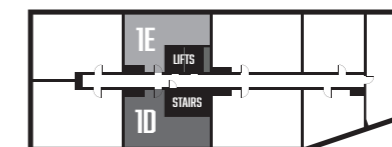
FLOORS 9 - 20



FLOOR 8



FLOORS 1 - 7



1D

1E

UNIT	FLOOR	UNIT	FLOOR
106	1	109	1
206	2	209	2
306	3	309	3
406	4	409	4
506	5	509	5
606	6	609	6
706	7	709	7
803	8	806	8
903	9	906	9
1003	10	1006	10
1103	11	1106	11
1203	12	1206	12
1303	13	1306	13
1403	14	1406	14
1503	15	1506	15
1603	16	1606	16
1703	17	1706	17
1803	18	1806	18
1903	19	1906	19
2003	20	2006	20

* PLEASE NOTE 1E LIVING / KITCHEN AREA VARIES TO 6887 X 3520MM / 22'7" X 11'7". PLEASE NOTE THAT WINDOW, DOOR, BALCONY AND TERRACE CONFIGURATIONS MAY VARY DEPENDING ON PLOT. KITCHEN LAYOUTS ARE INDICATIVE ONLY. PLEASE CHECK WITH YOUR SALES ADVISOR FOR DETAILS.

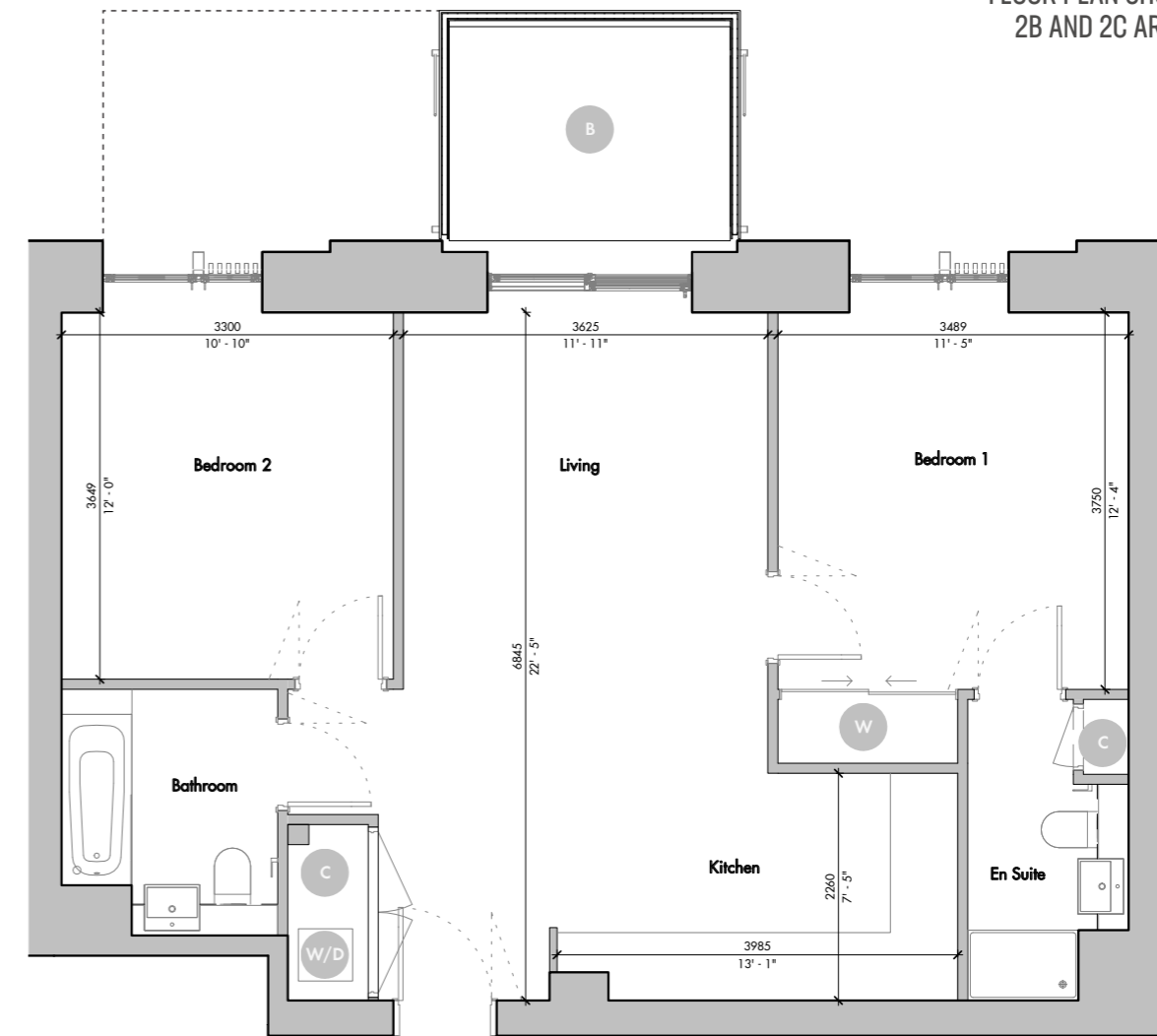
TWO BED

TYPE

TWO BED AVAILABLE ON FLOORS 1 - 8*

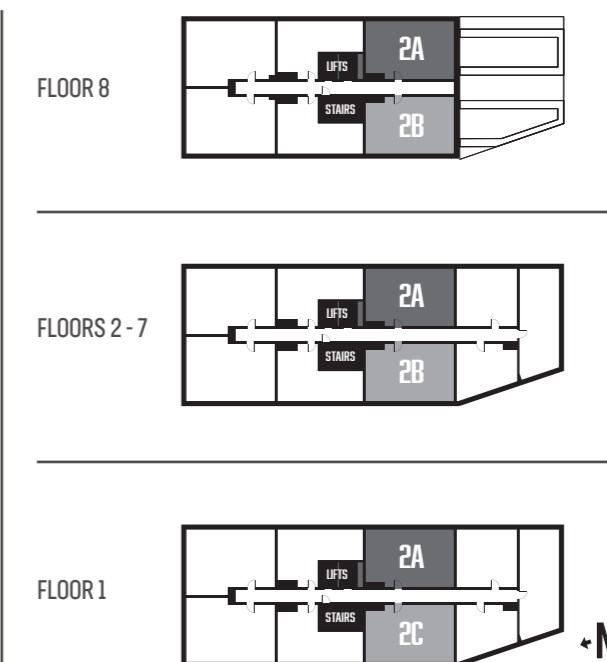
2A, 2B & 2C

FLOOR PLAN SHOWN IS 2A, 2B AND 2C ARE HANDED.



TOTAL AREA	71.3m ²	767.8ft ²
LIVING	6,845 X 3,625mm	22'5" X 11'11"
KITCHEN	3,985 X 2,260mm	13'1" X 7'5" (2A)
	3,975 X 2,260mm	13'0" X 7'5" (2B & C)
BEDROOM 1	3,750 X 3,489mm	12'4" X 11'5"
BEDROOM 2	3,649 X 3,300mm	12'0" X 10'10"

- B Cupboard
- W/D Washer Dryer
- W Wardrobe
- C Balcony

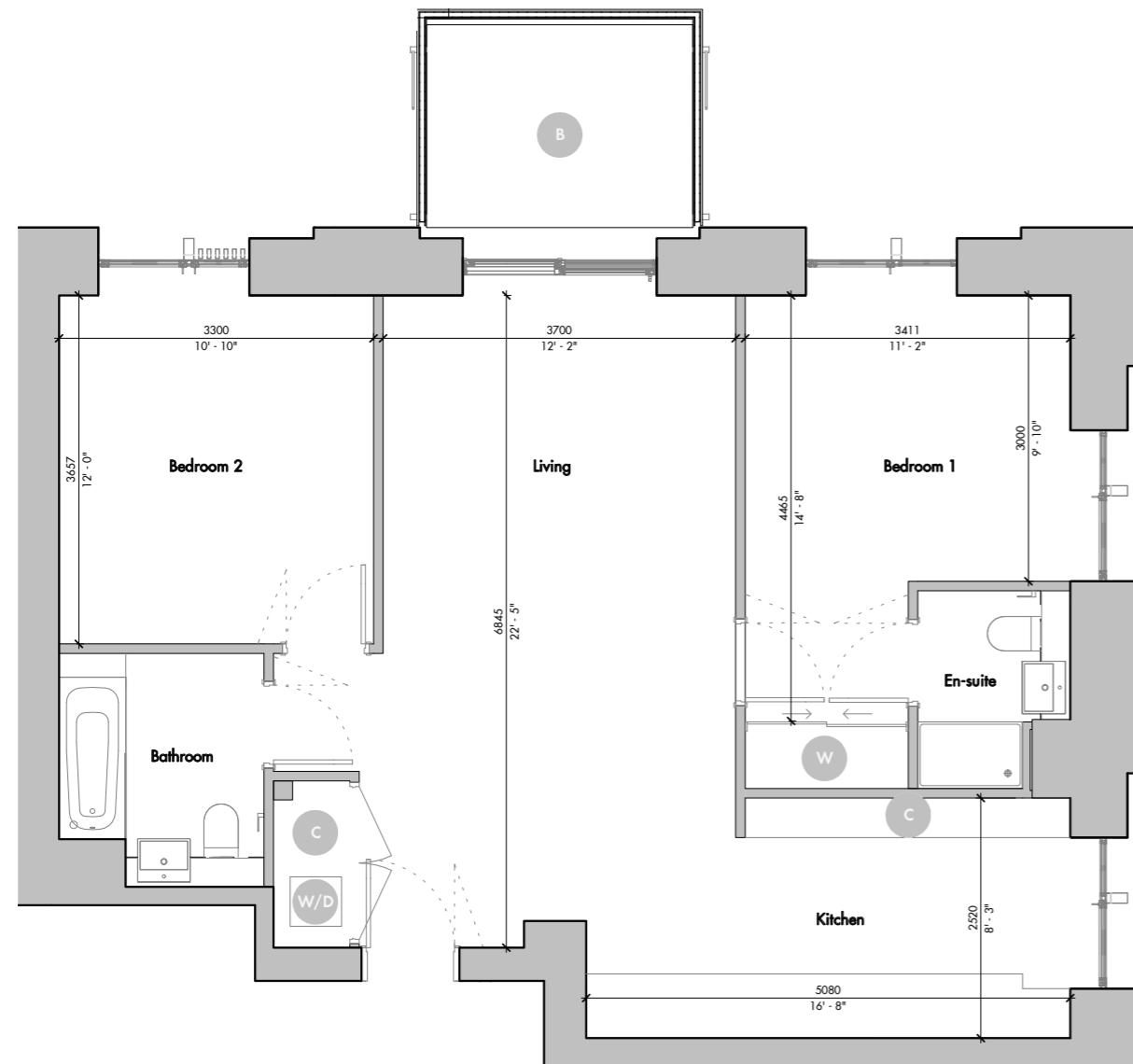


	UNIT	FLOOR
2A	101	1
	201	2
	301	3
	401	4
	501	5
	601	6
	701	7
	801	8
2B	205	2
	305	3
	405	4
	505	5
	605	6
2C	705	7
	802	8
	105	1

DOTTED LINE INDICATES 2C BALCONY. *SEE FLOOR PLATE LOCATORS FOR EXACT POSITION OF APARTMENT TYPE. PLEASE NOTE THAT WINDOW, DOOR, BALCONY AND TERRACE CONFIGURATIONS MAY VARY DEPENDING ON PLOT. KITCHEN LAYOUTS ARE INDICATIVE ONLY. PLEASE CHECK WITH YOUR SALES ADVISOR FOR DETAILS.

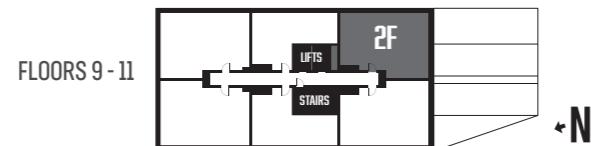
TWO BED AVAILABLE ON FLOORS 9 - 11

TYPE 2F



TOTAL AREA	76.6m ²	824.8ft ²
LIVING	6,845 X 3,700mm	22'5" X 12'2"
KITCHEN	5,080 X 2,520mm	16'8" X 8'3"
BEDROOM 1	3,411 X 3,000mm	11'2" X 9'10"
BEDROOM 2	3,657 X 3,300mm	12'0" X 10'10"

- C Cupboard
- W/D Washer Dryer
- W Wardrobe
- B Balcony

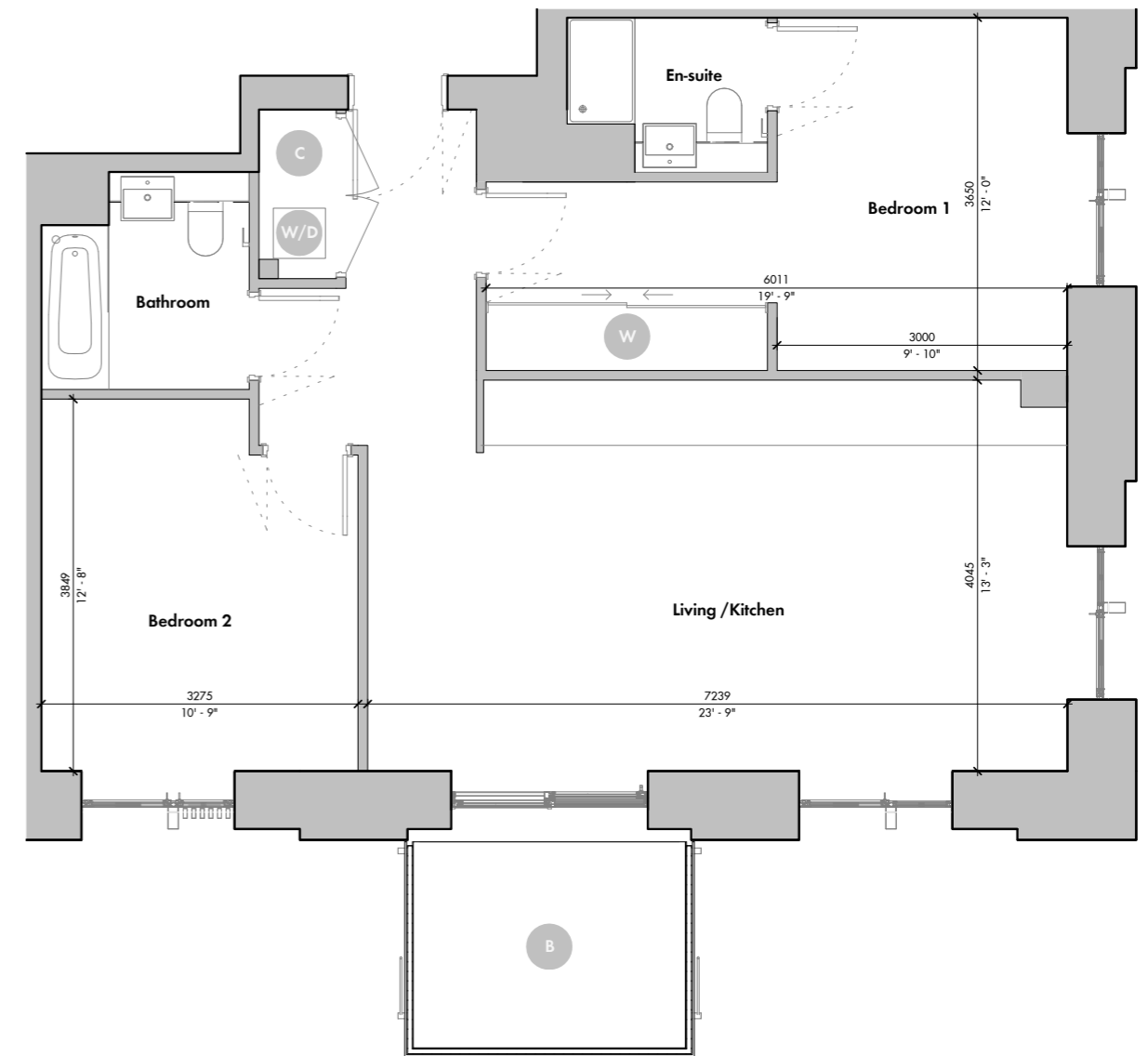


UNIT	FLOOR
901	9
1001	10
1101	11

2F

TWO BED AVAILABLE ON FLOORS 9 - 11

TYPE 2G



TOTAL AREA	76.0m ²	818.4ft ²
LIVING / KITCHEN	7,239 X 4,045mm	23'9" X 13'3"
BEDROOM 1	3,650 X 3,000mm	12'0" X 9'10"
BEDROOM 2	3,849 X 3,275mm	12'8" X 10'9"

- C Cupboard
- W/D Washer Dryer
- W Wardrobe
- B Balcony



UNIT	FLOOR
902	9
1002	10
1102	11

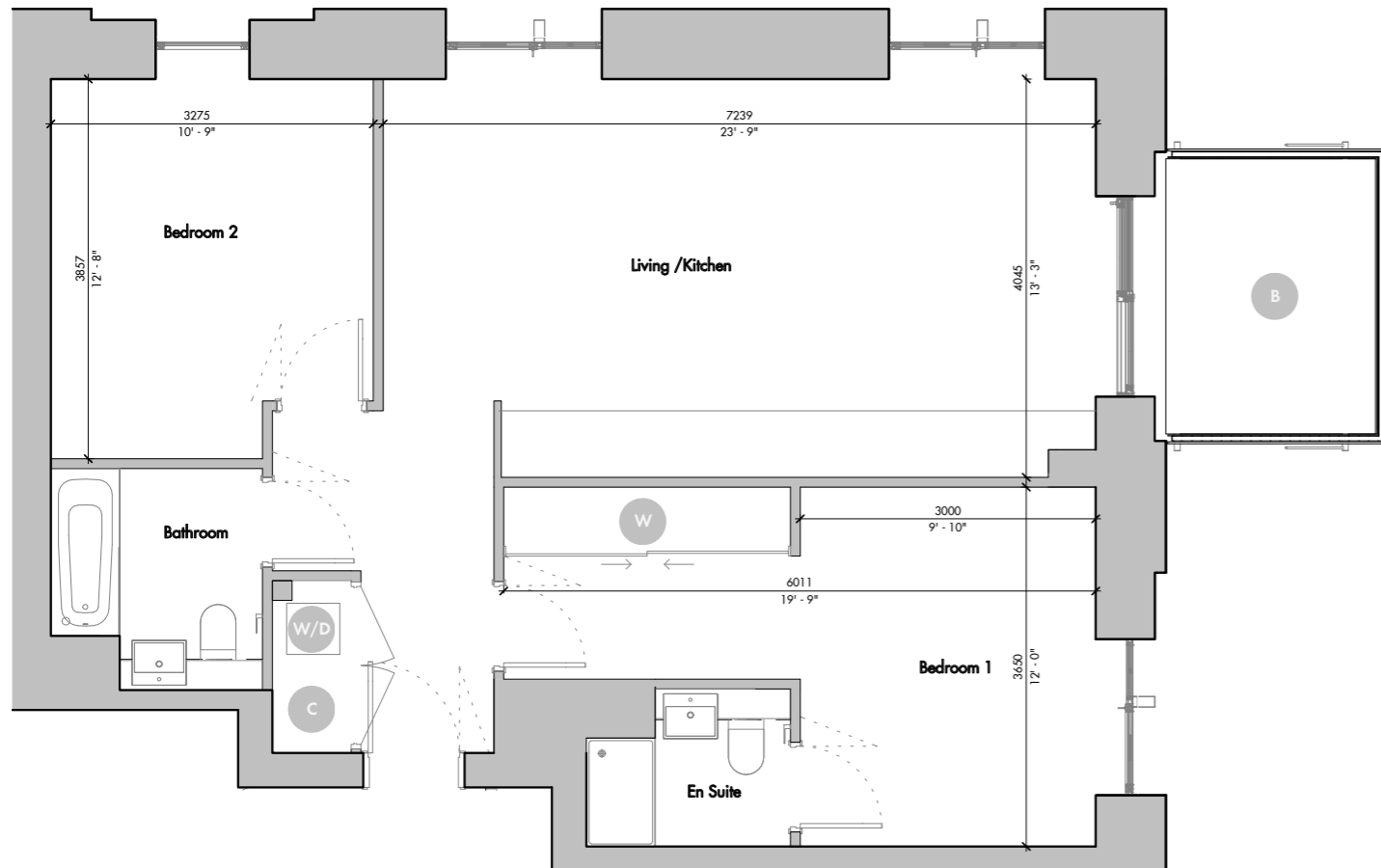
2G

TYPE

TWO BED AVAILABLE ON FLOORS 12 - 20

2H & 2I*

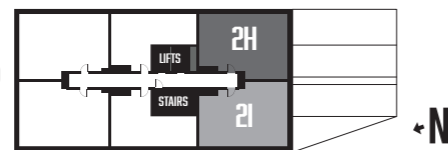
FLOOR PLAN SHOWN IS 2H, 2I IS HANDED.



TOTAL AREA	
75.9m ²	817.3ft ² (2H)
75.8m ²	816.2ft ² (2I)
LIVING / KITCHEN*	
7,239 X 4,045mm	23'9" X 13'3"
BEDROOM 1	
3,650 X 3,000mm	12'0" X 9'10"
BEDROOM 2*	
3,857 X 3,275mm	12'8" X 10'9"

- C Cupboard
- W/D Washer Dryer
- W Wardrobe
- B Balcony

FLOORS 12 - 20



2H

UNIT	FLOOR
1201	12
1301	13
1401	14
1501	15
1601	16
1701	17
1801	18
1901	19
2001	20

2I

UNIT	FLOOR
1202	12
1302	13
1402	14
1502	15
1602	16
1702	17
1802	18
1902	19
2002	20

* PLEASE NOTE 2I BEDROOM 2 VARIES TO 3,849MM / 12'8" AND LIVING / KITCHEN VARIES TO 7,236MM. PLEASE NOTE THAT WINDOW, DOOR, BALCONY AND TERRACE CONFIGURATIONS MAY VARY DEPENDING ON PLOT. KITCHEN LAYOUTS ARE INDICATIVE ONLY. PLEASE CHECK WITH YOUR SALES ADVISOR FOR DETAILS.

TYPE

TWO BED AVAILABLE ON FLOORS 1 - 20

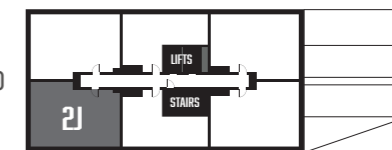
2J



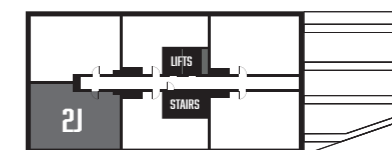
TOTAL AREA	
78.2m ²	842.1ft ²
LIVING	
5,920 X 4,274mm	19'5" X 14'0"
KITCHEN	
3,259 X 2,960mm	10'8" X 9'9"
BEDROOM 1	
4,035 X 3,400mm	13'3" X 11'2"
BEDROOM 2	
4,640 X 2,750mm	15'3" X 9'0"

- C Cupboard
- W/D Washer Dryer
- W Wardrobe
- B Balcony

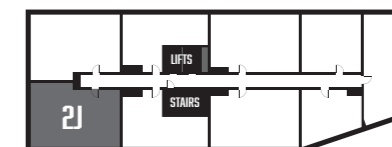
FLOORS 9 - 20



FLOOR 8



FLOORS 1 - 7



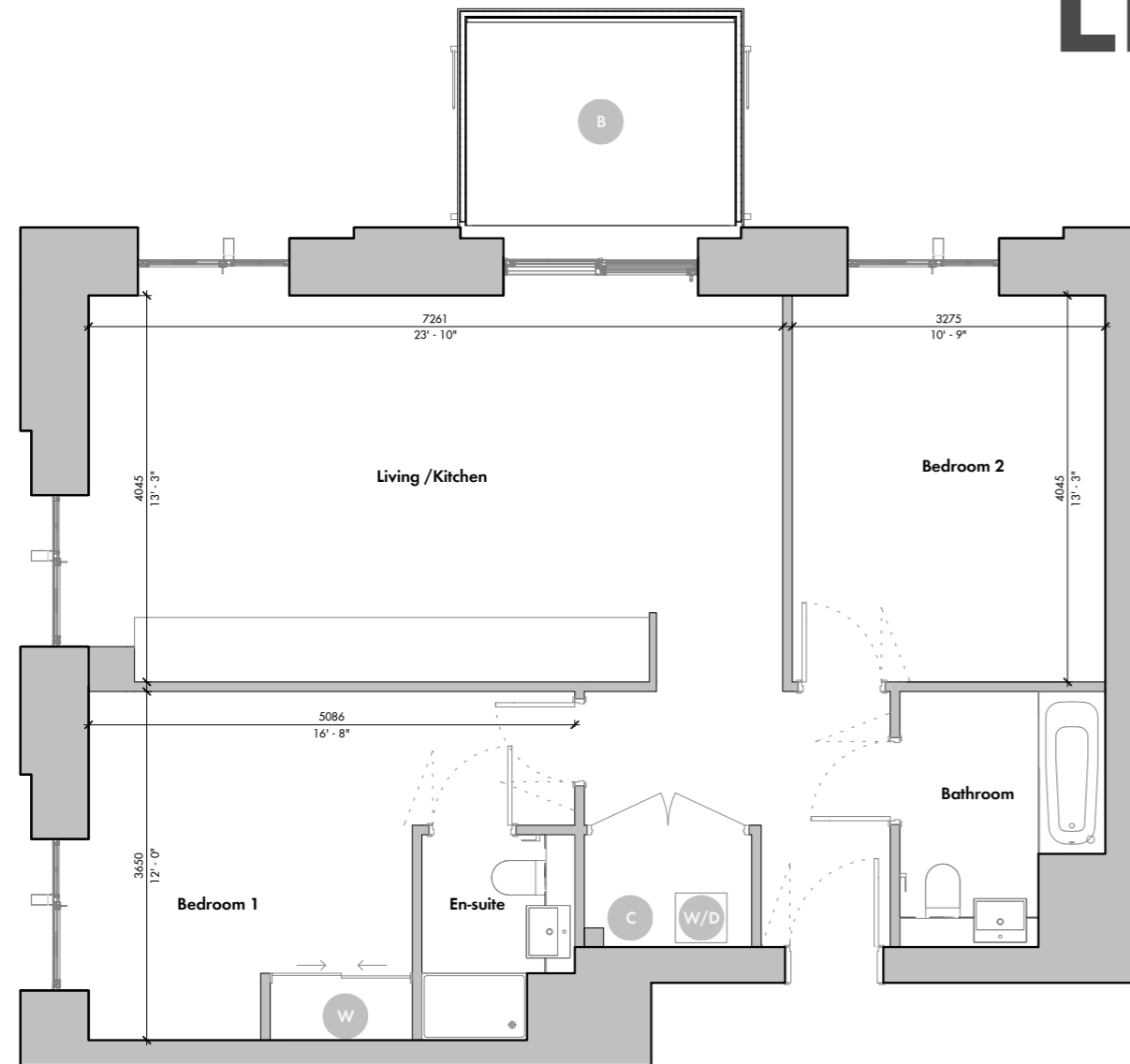
2J

UNIT	FLOOR
107	1
207	2
307	3
407	4
507	5
607	6
707	7
804	8
904	9
1004	10
1104	11
1204	12
1304	13
1404	14
1504	15
1604	16
1704	17
1804	18
1904	19
2004	20

PLEASE NOTE THAT WINDOW, DOOR, BALCONY AND TERRACE CONFIGURATIONS MAY VARY DEPENDING ON PLOT. KITCHEN LAYOUTS ARE INDICATIVE ONLY. PLEASE CHECK WITH YOUR SALES ADVISOR FOR DETAILS.

TWO BED AVAILABLE ON FLOORS 1 - 11

TYPE
2K



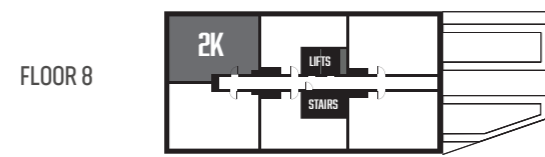
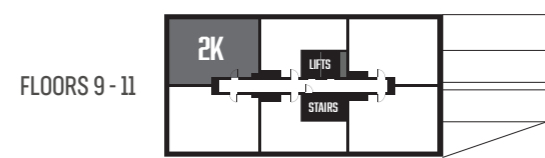
TOTAL AREA
77.8m² 837.8ft²

LIVING / KITCHEN
7,261 X 4,045mm 23'10" X 13'3"

BEDROOM 1
5,086 X 3,650mm 16'8" X 12'0"

BEDROOM 2
4,045 X 3,275mm 13'3" X 10'9"

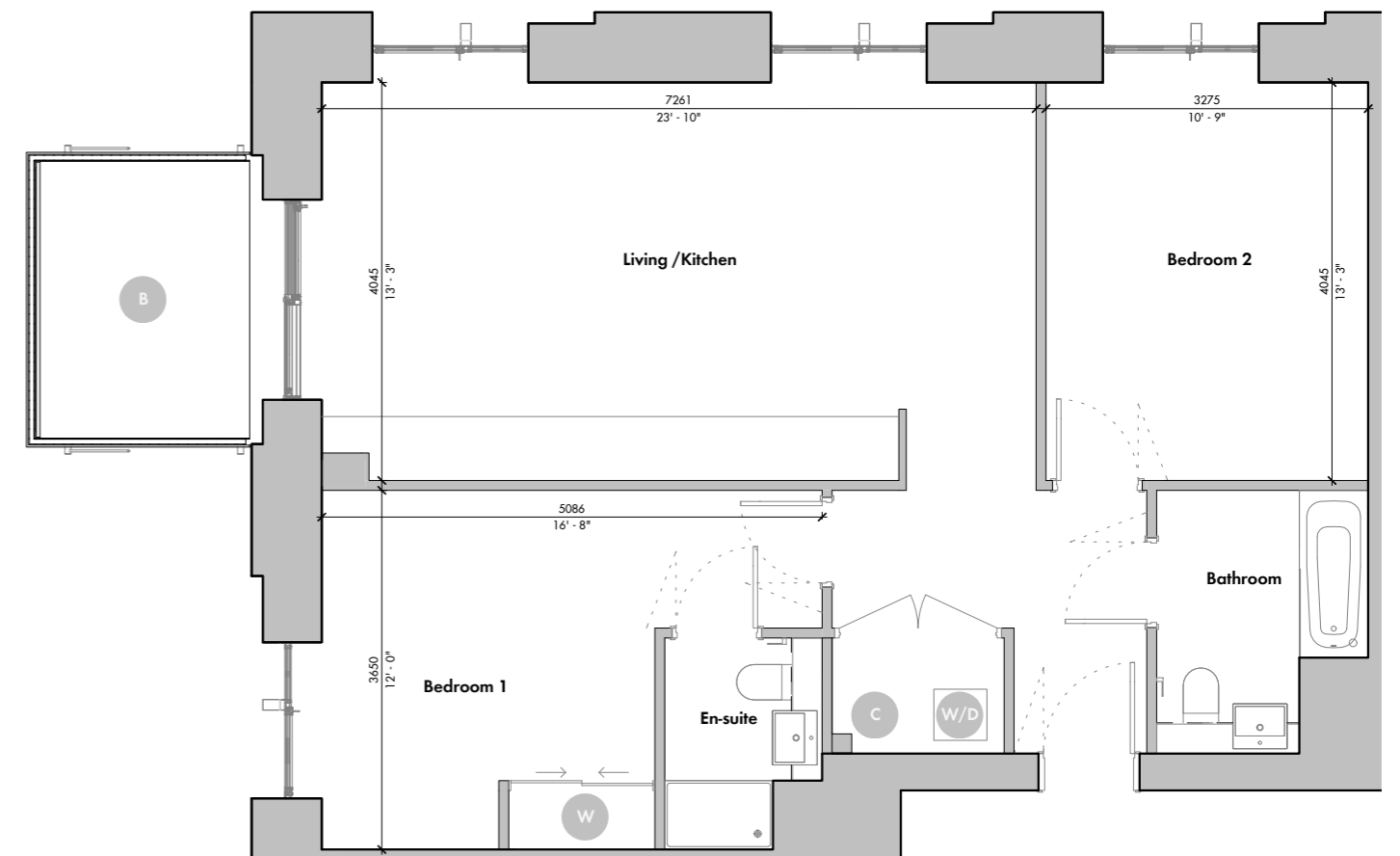
- C Cupboard
- W/D Washer Dryer
- W Wardrobe
- B Balcony



UNIT	FLOOR
2K	108
2K	208
2K	308
2K	408
2K	508
2K	608
2K	708
2K	805
2K	905
2K	1005
2K	1105

TWO BED AVAILABLE ON FLOORS 12 - 20

TYPE
2L



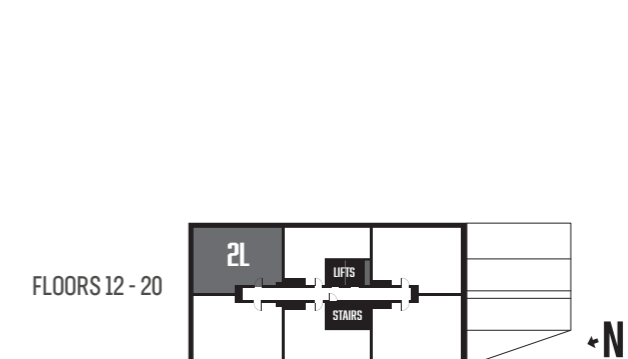
TOTAL AREA
77.9m² 838.8ft²

LIVING / KITCHEN
7,261 X 4,045mm 23'10" X 13'3"

BEDROOM 1
5,086 X 3,650mm 16'8" X 12'0"

BEDROOM 2
4,045 X 3,275mm 13'3" X 10'9"

- C Cupboard
- W/D Washer Dryer
- W Wardrobe
- B Balcony



UNIT	FLOOR
2L	1205
2L	1305
2L	1405
2L	1505
2L	1605
2L	1705
2L	1805
2L	1905
2L	2005

RESIDENTIAL SPECIFICATION



KITCHEN

Contemporary Porcelanosa fitted matt kitchen cabinets with Silestone composite countertops and Silestone upstand with full height back painted glass splashback to hob

Kitchen will benefit from LED strip lighting under wall cabinets

Stainless steel single under mounted sink with chrome mixer tap

Kitchen appliances including built in Bosch oven hob and microwave and integrated Bosch hood

Integrated Zanussi dishwasher and fridge / freezer*

BATHROOMS

Contemporary white porcelain floor mounted Duravit WC with chrome finish dual flush plate

Contemporary white Duravit sink with Hansgrohe mixer tap

Bathrooms will feature a white enamel finish bath with bath panel

Full height Porcelanosa tiling around bath with contrasting floor tiles

Hansgrohe thermostatic shower mixer over bath with clear glass bath screen

Bathrooms will benefit from a shaver socket, chrome finish towel radiator and integrated mirror fronted cabinet with shelving

*OR UNDERCOUNTER FRIDGE AND FREEZER DEPENDENT ON KITCHEN LAYOUT



INTERNAL IMAGES SHOWN OF WAPPING WHARF, BRISTOL AND BRENTFORD LOCK WEST, LONDON

EN SUITES

Contemporary white porcelain floor mounted Duravit WC with chrome finish dual flush plate

Contemporary white Duravit sink with Hansgrohe mixer tap

Full height Porcelanosa tiling to shower enclosure with contrasting floor tiles

Hansgrohe thermostatic shower mixer, rail and shower head with a low profile shower tray and glass shower enclosure

Chrome finish towel radiator, shaver socket and integrated mirror fronted cabinet with shelving

DECORATION AND INTERNAL FINISH

Walls and ceilings painted with a matt finish

Architraves and skirting boards finished with a white satinwood finish

Internal doors, including utility cupboard door finished in a timber veneer fitted with satin stainless steel fittings

Master bedroom to include wardrobe with shelf and hanging rail

Engineered timber flooring to hallway, kitchen, and living/dining areas with carpets to bedrooms. Suites to feature engineered timber flooring to all areas, excluding bathrooms

Washer dryer supplied and typically located in the utility cupboard

LIGHTING AND ELECTRICAL

White slimline sockets and switch plates with the exception of the kitchen which will benefit from a stainless steel finish above countertop

Downlights to hallway, kitchen, living/dining area, bathroom and en suite with pendant light fittings to bedrooms

Terrestrial television points to lounge and master bedroom providing basic Freeview System through occupiers own Freeview TV or Freeview box. The building will also benefit from Sky + HD / Virgin subject to the occupier subscribing to the service

Telephone points will be fitted to living room and master bedroom and will be subject to installation and subscription, dependent on the occupier subscribing to the service

SECURITY

Video entry system to each apartment

Wood veneer apartment entrance door fitted with a multi-point lock and spyhole

GENERAL

Apartments will feature under floor heating to all areas excluding bathrooms and en suites

Whole house ventilation system to each apartment (Please note: Whole house ventilation is not air conditioning or comfort cooling)

All homes will benefit from a build warranty

WE RESERVE THE RIGHT TO CHANGE SPECIFICATIONS FROM TIME TO TIME. WE MAY NEED TO SUBSTITUTE APPLIANCES AND EQUIPMENT MENTIONED IN THIS BROCHURE BUT WE WILL SEEK TO ENSURE THAT THE REPLACEMENT BRAND IS OF SIMILAR QUALITY.



IMAGES OF BRENTFORD LOCK WEST AND GRANARY WHARF, WATERSIDE PLACES

AWARD WINNING

WATERSIDE PLACES



WATERSIDE PLACES

SINCE 2002, WATERSIDE PLACES - A JOINT VENTURE BETWEEN THE CANAL & RIVER TRUST AND LEADING URBAN REGENERATORS, MUSE DEVELOPMENTS - HAS SPECIALISED IN REVITALISING AND REINVENTING WATERSIDE AREAS ACROSS THE COUNTRY, CREATING EXCITING SPACES TO LIVE, WORK AND RELAX, THANKS TO A FORWARD-THINKING APPROACH AND DRIVE TO DELIVER URBAN RENAISSANCE.

EACH OF OUR DEVELOPMENTS UNLOCKS AN ORIGINAL ENVIRONMENT, WHERE WE CREATE THE GROWTH OF A VIBRANT, WATERSIDE COMMUNITY, WITH CAREFUL AND RESPECTFUL RESIDENTIAL AND COMMERCIAL DEVELOPMENT THAT RESPONDS TO THE NEEDS OF THE COMMUNITY.

OUR AWARD-WINNING DEVELOPMENTS RANGE FROM URBAN APARTMENTS TO LARGE-FAMILY HOMES, THAT ARE INNOVATIVELY AND SYMPATHETICALLY DESIGNED TO BLEND BOTH THE HERITAGE OF THE AREA AND ITS FUTURE; BOASTING HIGH-QUALITY FEATURES THROUGHOUT.

50% OF OUR PROFITS ARE INVESTED BACK INTO BRITAIN'S WATERWAYS TO MAKE SURE THAT THE CANALS AND RIVERS ARE MAINTAINED AND CONSERVED FOR FUTURE GENERATIONS.

WATERSIDEPLACES.CO.UK



CANAL & RIVER TRUST

THE CANAL & RIVER TRUST IS THE GUARDIAN OF OVER 2,000 MILES OF HISTORIC WATERWAYS ACROSS ENGLAND AND WALES, CARING FOR THE NATION'S THIRD LARGEST COLLECTION OF LISTED BUILDINGS, MUSEUMS, ARCHIVES AND HUNDREDS OF IMPORTANT WILDLIFE SITES.

IT BELIEVES THAT LIVING WATERWAYS TRANSFORM PLACES AND ENRICH LIVES, MAKING SURE THERE IS ALWAYS A PLACE ON YOUR DOORSTEP WHERE YOU CAN STRETCH YOUR LEGS AND SIMPLY FEEL CLOSER TO NATURE.

CANALRIVERTRUST.ORG.UK



MUSE DEVELOPMENTS

MUSE DEVELOPMENTS IS THE UK'S LEADING URBAN REGENERATION INNOVATOR THAT CREATES VIBRANT NEW PLACES AND SPACES IN THE HEARTS OF COMMUNITIES. THANKS TO A STRONG, COLLABORATIVE APPROACH WITH PARTNERS, THE TEAM HAS DELIVERED SOME OF THE BIGGEST AND BEST MIXED-USE DEVELOPMENTS ACROSS THE COUNTRY.

MUSE IS PART OF MORGAN SINDALL GROUP PLC, A LEADING UK CONSTRUCTION AND REGENERATION GROUP WITH REVENUE OF CIRCA £3BN.

MUSEDEVELOPMENTS.COM

BRENTFORD LOCK WEST



PHASE TWO
RIBA NATIONAL AWARD WINNER 2019

CHALICO WALK
RIBA LONDON REGIONAL AWARD WINNER 2019
RIBA LONDON REGIONAL AWARD WINNER 2018

THE ARBOR
RIBA LONDON REGIONAL AWARD WINNER 2017

THE HALYARDS
RIBA NATIONAL AWARD WINNER 2015
RIBA LONDON REGIONAL AWARD WINNER 2015



THE HALYARDS
NEW LONDON AWARDS COMMENDATION 2015



THE SUNDAY TIMES BRITISH HOMES AWARDS 2018 WINNER:
HOUSEBUILDER OF THE YEAR
APARTMENT OF THE YEAR
DEVELOPMENT OF THE YEAR (UP TO 100 HOMES)

GRANARY WHARF



WATERWAYS RENAISSANCE AWARDS
FOR AREA-BASED REGENERATION 2012



RIBA AWARD FOR MASTERPLAN 2011
RIBA GOLD AWARD 2011



RICS PRO YORKSHIRE PROJECT OF THE YEAR 2011

This brochure is intended to give general information about properties which we have built or are building to assist potential customers who may be interested in acquiring one of those properties (subject to contract and availability). We take reasonable steps to ensure that information is correct at the time of going to print but you should not rely on it. Certain information is approximate and designs, features and facilities planned to be provided can often change during the development (for example, in response to market conditions or ground conditions). The latest information and plans are available from our Marketing Suite during normal working hours and you can check the specification of each type of apartment prior to entering into a reservation. However, nothing in this brochure or any of our materials should be taken as a substitute for your own further enquiries, inspections or independent legal advice.

INDIVIDUAL PLOT VARIATION: The designs show the overall style of the development, but elevational treatments may vary between plots in orientation, architectural detail and in the construction materials used externally and internally. These variations are designed to promote individuality and, in turn, to create a quality living environment. Our sales staff will be pleased to advise on the treatment specified for each individual plot. Please note that window, door, balcony and terrace configurations may vary depending on plot.

FUTURE PHASES: The development forms part of a wider regeneration project and future phases are subject to commercial viability and the securing of satisfactory planning consent from the Local Planning Authority.

IMAGES: Computer generated images and artists' impressions are intended to give an artist's impression of the design, based on information available to the artist at the time the image is created. They are not intended to be an accurate description of any specific property, its location or the surrounding area. We do sometimes need to make changes to designs, finishes and features during the development and appearance may vary on completion.

Images showing views are based on the site at the time the image is produced. Please note that landscapes change and a view which is unrestricted now may be restricted in the future. We do not control adjoining or surrounding land.

Internal images are for illustrative purposes and may include equipment, items or features which do not reflect the interior or specification. Furniture, soft furnishings, wall coverings etc. are not part of standard specification. Please contact our Sales Office for the latest information on specification.

FLOOR PLANS: Floor plans and layouts are approximate. Dimensions are taken from the architects' drawings, are given to the nearest 15cm (or equivalent in inches) and may differ in the as-built property. Maximum dimensions may include sloping ceilings, pillars, window bays, fitted wardrobes and other features. Floor plans and layouts should not therefore be used for purchasing items such as furniture or carpets.

SPECIFICATIONS: We reserve the right to change specifications from time to time. We may need to substitute appliances and equipment mentioned in this brochure but we will seek to ensure that the replacement brand is of similar quality. Please contact our Marketing Suite for the latest information on specification.

JOURNEY TIMES: Journey times to and from the property are taken from publicly available sources, are approximate and are subject to change from time to time (for example if timetables or available transport options change). Information is for guidance only and you should make your own independent enquiries as appropriate.

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**WATERSIDE
PLACES**



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— PLACES —

