



# SAILORS WHARF



ROYAL ARSENAL RIVERSIDE

**Berkeley**  
Designed for life

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# Life of leisure





SAILORS  
WHARF



— SAILORS WHARF —

# Immersed in the sunset glow



# A LIFE OF LEISURE

Sailors Wharf, a waterside building in West Quay, beckons with the romance of uninterrupted views of the River Thames and sunsets that can be savoured from your very own home.

It's a place where absorbing yourself in community life is easy. From catching up with the neighbours at the Farmers' Market, to going for a run by the River, there are countless ways to make your day special.

Inside the bright and spacious homes, the contemporary décor feels just right: effortless, decadent, and elegant. The perfect backdrop to work, rest, and play.



Photography of showhome interior



Photography of Dial Arch



# A THING OF BEAUTY

The location of Sailors Wharf is truly special. As the westernmost building at Royal Arsenal Riverside, it directly faces the sunset, with golden hour light streaming into the homes. At its feet, secluded gardens come down to meet the River, creating a picturesque backdrop for morning jogs, picnics, or after-work drinks.

Inside, interiors are defined by clean lines, soothing earthy tones, and decadent finishes. This original take on interior design has plenty of personality; striking the right balance between elegant and homely.





Computer generated image is indicative only

# MAKING A STATEMENT

Sailors Wharf makes the most of its outstanding location. The architects at E8 Architecture maximised the views of the River with dual-aspect apartments and private balconies.

The dark copper and bronze detailing reflects the sun changing the colour throughout the day. Wait until you see it at sunset when the entire building is illuminated with a dreamy golden glow.



Computer generated image is indicative only



Maribor Park Water Feature



# CENTRAL LONDON IN 15 MINUTES

An impromptu outing is always on the cards with excellent transport links. The Elizabeth Line (Crossrail) provides a speedy connection from Royal Arsenal Riverside to Canary Wharf (eight minutes\*), Liverpool Street (15 minutes\*), and onwards to Heathrow Airport in under an hour\*.

Then there’s London City Airport across the River, just six minutes\* away via the DLR from Woolwich Arsenal station. Uber Boat by Thames Clipper brings you to local hotspots in style, from Greenwich and Canary Wharf to central London.



Canary Wharf



Uber Boat by Thames Clipper from Woolwich Royal Arsenal pier



London City Airport



Sunset over the London skyline



Photography of Woolwich Elizabeth Line station ticket gates

\*Travel information is approximate, correct at time of print and does not include walking/transfer times. Sources: [www.tfl.gov.uk](http://www.tfl.gov.uk), [www.thamesclippers.com](http://www.thamesclippers.com), [www.londoncityairport.com](http://www.londoncityairport.com) and [www.google.co.uk/maps](http://www.google.co.uk/maps)



# CHOOSE YOUR ADVENTURE

Now an established neighbourhood, Woolwich has truly arrived as an exciting destination for art and history. From old architecture, to the coolest new venue in town, there's an energy here that's attracting those looking for a relaxed lifestyle without compromising on the best the city has to offer.



Photography of No. 1 Street at Royal Arsenal Riverside



Nature blends with architecture  
at Royal Arsenal Riverside



Photography the The Guard House



Live music at Woolwich Works



Live performance at Punchdrunk  
(photography courtesy of Julian Abrams)



— ROYAL ARSENAL RIVERSIDE —

“I love the  
energy here.  
It’s going to  
be the new  
South Bank.”



- 1 Farmers' Market
- 2 Marks & Spencer Foodhall
- 3 Sainsbury's Local
- 4 Tesco Express
- 5 Barclays
- 6 Boulangerie Jade
- 7 Dial Arch Pub and Dining
- 8 Benham and Reeves - Estate Agent
- 9 SALT Craft & Pizza

- 10 The Guard House
- 11 Boefester Restaurant
- 12 Woolwich Works - Creative District
- 13 Club Concierge
- 14 Premier Inn Hotel
- 15 Berkeley Sales & Marketing Suite
- 16 Royal Arsenal Dentist
- 17 Royal Arsenal Medical Centre
- 18 Zeeba Daycare

- 19 The Waterside Club
- 20 Woolwich Arsenal Pier (Uber Boat)
- 21 The Yoga Space London
- 22 Foxtons
- 23 Smart Mobility Living Lab
- 24 The Rooms London - Artisan Florist
- 25 Punchdrunk
- 26 PureGym
- 27 Vanquish Real Estate



Immersive  
dreamscapes,  
mythical  
worlds, and  
sensational  
stories...



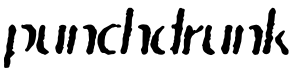




Photography of The Burnt City, courtesy of Punchdrunk

# GET CURIOUS

Just a short walk from Sailors Wharf, Woolwich Works is London’s go-to destination for live music, art, comedy, and dance. Its dramatic setting in a restored industrial complex only adds to the hip factor, making Woolwich Works one of the city’s most atmospheric venues. Mark your calendar for the annual Woolwich Contemporary Print Fair, the largest of its kind in the UK.



Royal Arsenal Riverside is also home to exciting creative residents, including the immersive world-renowned theatre production company, Punchdrunk, as well as The Chineke! Orchestra and Protein Dance.



Woolwich Works  
(photography courtesy of Chris Morgan)



Peep bar at Punchdrunk

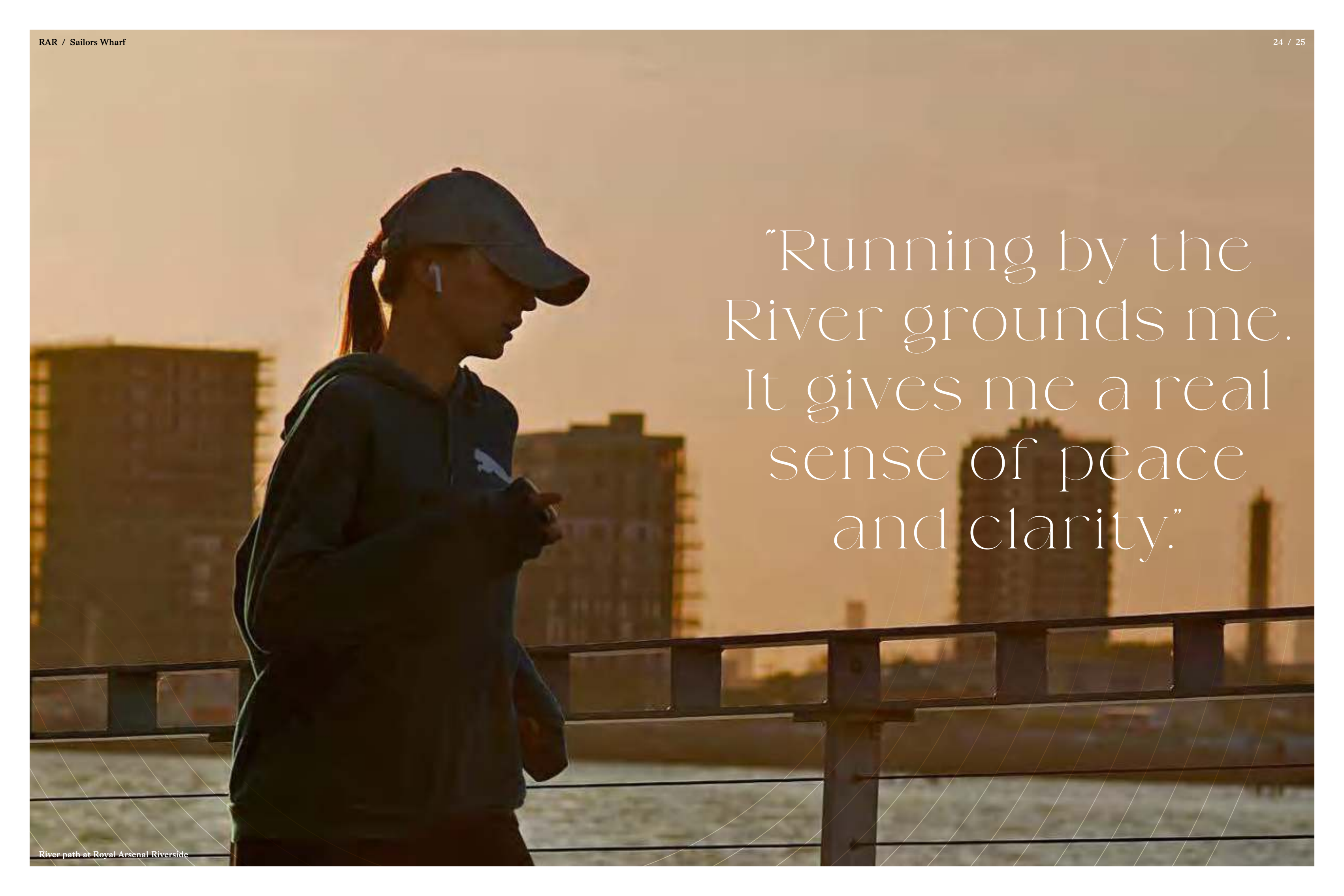


Live music at Woolwich Works



Woolwich Contemporary Print Fair



A person is running on a bridge over a river at sunset. The person is wearing a dark cap, a dark jacket, and has a ponytail. They are looking down. The background shows a city skyline with buildings and a river. The sky is orange and yellow.

“Running by the  
River grounds me.  
It gives me a real  
sense of peace  
and clarity.”



# HERE AND NOW

Revel in new rituals as long river walks become your daily meditation and days wrap up with yoga on the grass. On your doorstep, you have the four-acre Maribor Park created by award-winning landscape designers with a beautifully simple philosophy behind it: stop and rest. Find your favourite quiet spot to embrace slow living and tune into the sound of meandering streams running through the grass.



Landscaped open spaces throughout the site



West Quay Private Gardens



No. 1 Street at Royal Arsenal Riverside



Riverside views of London



Friday drinks  
with friends  
are a tradition  
at this point.





Refreshing cocktails at The Guard House



Photography of lifestyle at Royal Arsenal Riverside



Photography of Dial Arch



Photography of Woolwich Works

# LIFE OF THE PARTY

Feel like going out-out? Getting on the tube won't be necessary. Indulge in some British fare in a historic setting at the Dial Arch Pub, pop into The Guard House for a drink, or enjoy craft ales at SALT Craft + Pizza. Afterwards, catch a comedy show at Woolwich Works. That's your Friday night sorted.



Drinks in The Mess Bar at The Guard House



Your local  
everything.



# EVERYDAYS AND ESSENTIALS



Breakfast at Boulangerie Jade

Royal Arsenal Riverside takes convenience to another level. You can pick up the essentials (or that secret ingredient to your favourite dish) on the way home from several local supermarkets, including M&S Foodhall, Tesco Express, and Sainsbury's Local. While all the amenities you could need - from shops to cafés to a doctor's surgery - are all on-site.



Not just  
a place.  
A real  
community.





Reflection Gardens event at Royal Arsenal Riverside



Outdoor cinema event at Royal Arsenal Riverside



Platinum Jubilee street party at Royal Arsenal Riverside



Great Greenwich Get Together event at Royal Arsenal Riverside

## IN GOOD COMPANY

Royal Arsenal Riverside isn't just a place, it's a real community. And we've got a great crowd here. Whether you're looking for company for long dog walks, foodie adventures, or sports – someone's always game. Making new friends is easy, especially if you join a neighbours' club like RAR Tails Dog Walkers or RAR Food Group.

From outdoor screenings to street parties, the social calendar at Royal Arsenal Riverside is filled to the brim. But without a doubt, everyone's favourite event is the beloved Farmers' Market. On the second and last Saturday of the month, pop by to sample street food, buy some of London's best local produce, and catch up with the neighbours over coffee. We'll see you there.



— THE WATERSIDE CLUB —

# Breathe in...



... AND  
BREATHE  
OUT



Photography of The Waterside Club gym.



The pool at The Waterside Club



The sauna at The Waterside Club



Poolside at The Waterside Club

Welcome to The Waterside Club. Complete with a 20-metre pool, sauna, gym, treatment room and cinema, The Waterside Club has everything for a dream wellness session.



# DIVE IN

For early morning lap-counters and late afternoon plungers. Enjoy an invigorating swim in the 20-metre pool and stick around for some extra me time on the comfy poolside loungers.



The pool at The Waterside Club





DO  
NOT  
DISTURB

Gym, sauna, swim – that’s your new routine.  
Book a relaxing massage or a facial in the  
treatment room for a full wellness experience.



AS  
YOU  
LIKE  
IT



How about a cinema where the screenings always fit your schedule? Settle in for a night of catching up on the latest films or re-watching all-time favourites. Your 24-hour concierge will sort you out with bookings at the private cinema (and much more).



— CONNECTED —

# For work and play

Uber Boat on the River Thames





The Elizabeth Line at Woolwich station



Central London



The O2 and Canary Wharf

# A SMALL WORLD



Bond Street

The Elizabeth Line (Crossrail) station at Royal Arsenal Riverside has drastically shortened commutes, bringing you closer to everything London has to offer. Tottenham Court Road, your gateway to West End shows and trendy Soho restaurants, is just 20 minutes\* away. One stop over and you're at Bond Street - home to luxury shopping, exclusive brands, and fine dining restaurants.

\*Travel information is approximate, correct at time of print and does not include walking/transfer times. Sources: [www.tfl.gov.uk](http://www.tfl.gov.uk), [www.thamesclippers.com](http://www.thamesclippers.com), [www.londoncityairport.com](http://www.londoncityairport.com) and [www.google.co.uk/maps](http://www.google.co.uk/maps)



BOUNDLESS  
ACCESS  
TO  
LONDON  
AND  
BEYOND

NATIONAL RAIL

Blackheath	3 stops	10 mins
Greenwich	4 stops	13 mins
London Bridge	5 stops	23 mins
Waterloo East	6 stops	30 mins
Cannon Street	8 stops	31 mins
Charing Cross	7 stops	34 mins

DOCKLANDS LIGHT RAILWAY

London City Airport	2 stops	6 mins
Canning Town	5 stops	12 mins
Stratford	10 stops	19 mins
Canary Wharf	10 stops	20 mins
Tower Gateway	11 stops	26 mins
Bank	12 stops	27 mins

ELIZABETH LINE

Canary Wharf	2 stops	8 mins
Liverpool Street	4 stops	15 mins
Farringdon	5 stops	17 mins
Bond Street	7 stops	23 mins
Paddington	8 stops	26 mins
Heathrow	15 stops	56 mins

UBER BOAT BY THAMES CLIPPER

QE2 Pier/The O2	2 stops	11 mins
Greenwich	3 stops	19 mins
Canary Wharf	6 stops	31 mins
London Bridge	8 stops	46 mins
Embankment	11 stops	1 hr

BY CAR

London City Airport	2.5 miles	4.0 km
Bond Street	8.2 miles	13.2 km
M25	12.2 miles	19.6 km
Gatwick Airport	44 miles	70.8 km
Eurotunnel	60.2 miles	96.8 km

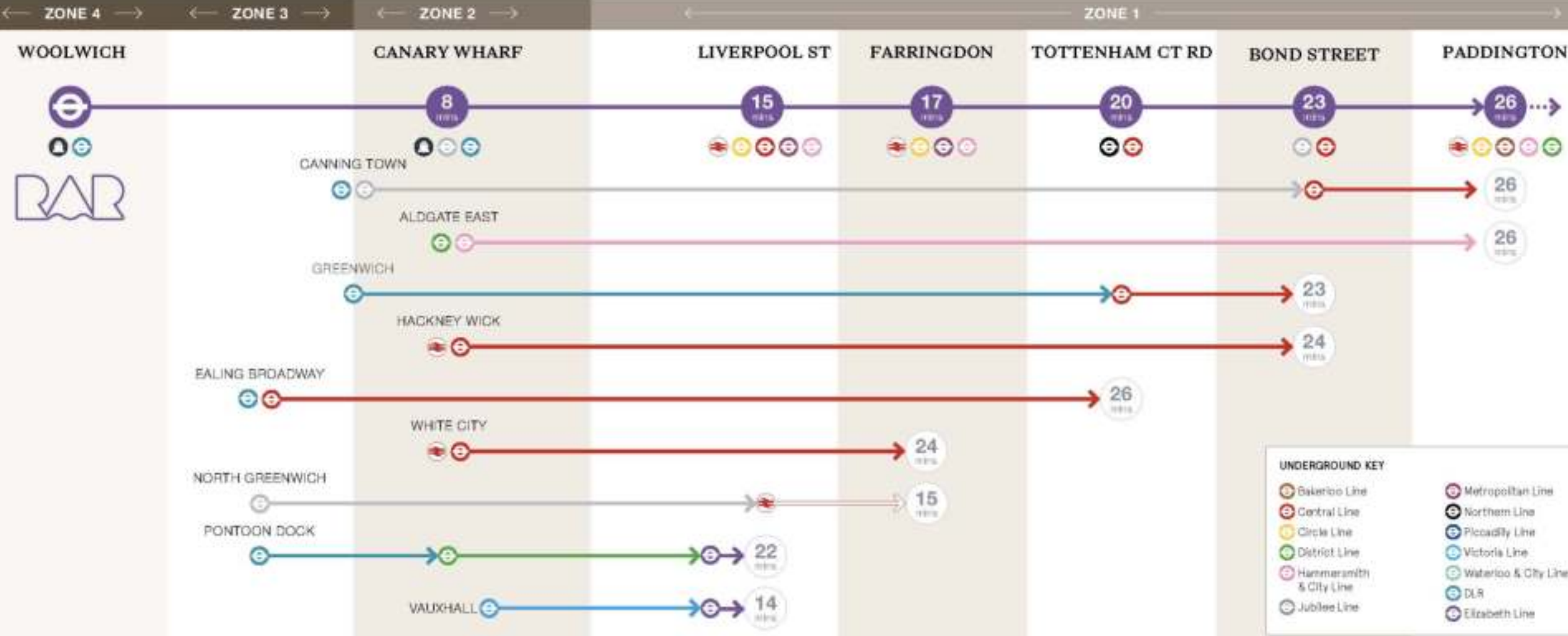
LONDON CITY AIRPORT

Barcelona	Frankfurt
Geneva	Paris Orly
Venice	Zurich
Florence	Mykonos
Milan	Santorini

DE-ZONING LONDON

'Zones' are based on the travel distance to central London. But it doesn't always reflect the actual journey time.

Buying a home at Royal Arsenal Riverside will save you time and could save you money. With the on-site Elizabeth Line you can be in central London quicker than some locations in Zones 2 and 3.



Travel information is approximate, correct at time of print and does not include waiting/transfer times. Sources: www.orrail.com, www Tf.gov.uk, www.thamesclipper.com, www.londoncityairport.com and www.google.co.uk/maps



KEY

- National Rail
- Airport
- Education
- Uber Boat by Thames Clippers

UNDERGROUND

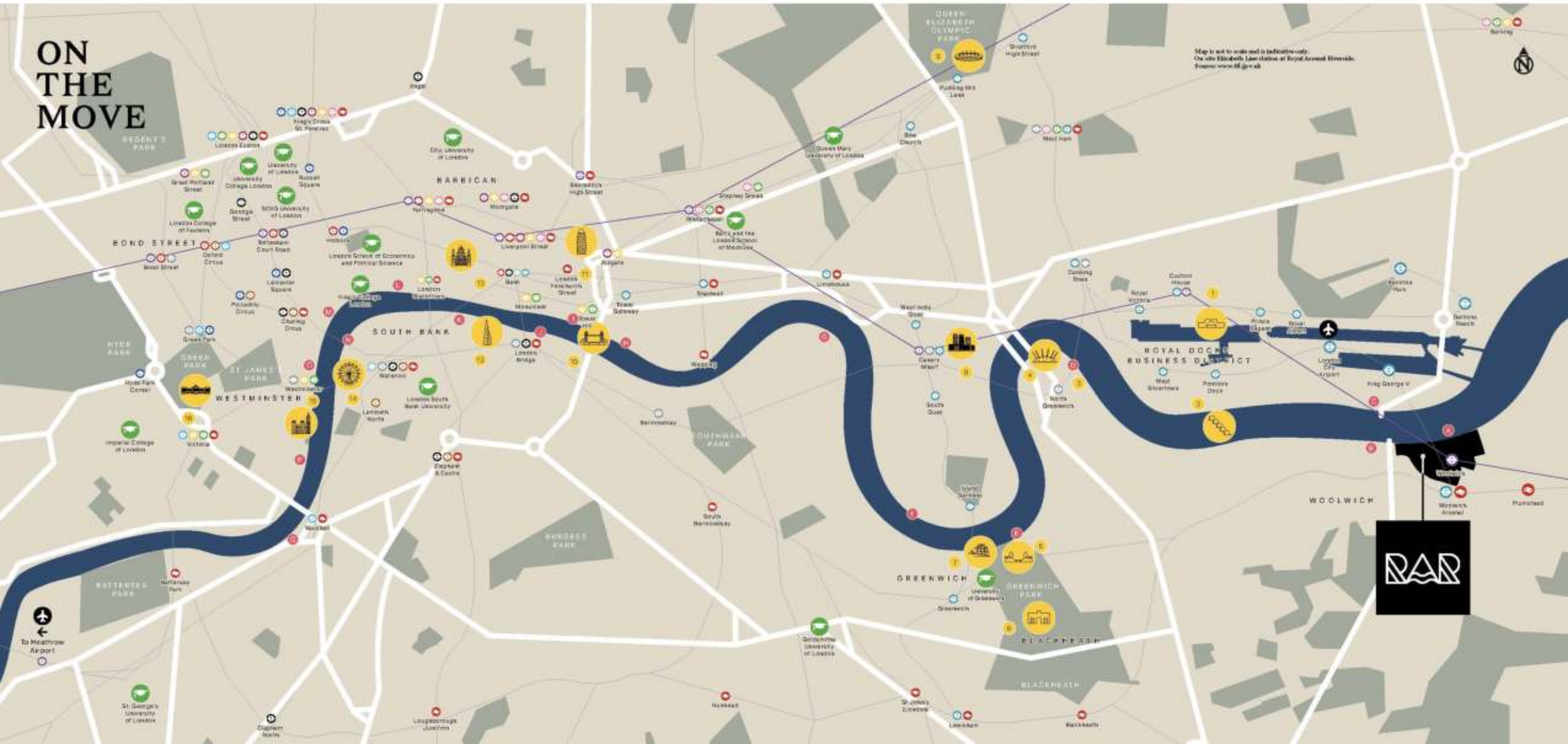
- Bakerloo Line
- Central Line
- Circle Line
- District Line
- Hammersmith & City Line
- Jubilee Line
- Metropolitan Line
- Northern Line
- Piccadilly Line
- Victoria Line
- Waterloo & City Line
- DLR
- Elizabeth Line

LANDMARKS

- 1 Excel Centre
- 2 The Thames Barrier
- 3 Emirates Airline
- 4 The O2
- 5 The Royal Naval College
- 6 National Maritime Museum
- 7 Cutty Sark
- 8 Canary Wharf
- 9 Olympic Stadium
- 10 Tower Bridge
- 11 30 St Mary Axe
- 12 The Shard
- 13 St Paul's Cathedral
- 14 The London Eye
- 15 Westminster
- 16 Buckingham Palace

UBER BOAT

- A Woolwich Arsenal Pier
- B Woolwich South Pier
- C Woolwich North Pier
- D North Greenwich Pier
- E Greenwich Pier
- F Masthouse Terrace Pier
- G Canary Wharf Pier
- H St Katharine's Pier
- I Tower Hill Pier
- J London Bridge City Pier
- K Bankside Pier
- L Blackfriars Pier
- M Embankment Pier
- N Festival Pier
- O Westminster Pier
- P Millbank Pier
- Q St George Wharf Pier





Greenwich has something magical about it. It's where eastern and western hemispheres meet, and where time was born (or at least the standardised Greenwich Mean Time). For a splash of history, head to the Royal Observatory, Britains oldest scientific institution, or the Maritime Museum. For shopping, the Greenwich Vintage Market offers an eclectic selection of antiques and collectables, but there are also plenty of high street brands and outlets if you're more inclined towards a contemporary style.



Maritime Museum in Greenwich

# A WALK IN THE NEIGHBOURHOOD



Springtime in Greenwich Park



National Royal Observatory



Greenwich Market



# THE BIGGEST ACTS IN TOWN



Haidilao The O2



The Icon Outlet at the O2



O2 Arena



The O2, Millennium Dome

The iconic O2 Arena has long been synonymous with the biggest music, sport, comedy, and entertainment events in the city. But the list of superlatives goes on. Cineworld at The O2 is London's largest cinema and the world's first 270-degree viewing experience. And you can easily feel on top of the world at Up at The O2, an exhilarating outdoor climbing experience on the arena roof. For a less adrenaline-fuelled afternoon, however, you might want to pop into ICON Outlet at the O2, a huge retail space with discounts on the world's best-loved brands and big-name labels.



Few cities in the world manage to succeed at being both an art hotspot and a global business centre. London is one of them. And increasingly, these two worlds are coming together. While the City and Canary Wharf are the traditional centres of finance, the capital has established itself as a great base for employers across various industries, from tech to art and culture.

Locally, investment in Woolwich is attracting new retailers to the area, while London City Airport is expanding to meet demand from business travellers. And London's third business district for overseas high-tech firms is already gaining momentum at the nearby Royal Albert Dock.



Canada Square, Canary Wharf

# BUSINESS AS USUAL



Commuters in the City of London



City of London



Crossrail Sky Garden, Canary Wharf





# BEST IN CLASS

London is known for its highly rated learning institutions and Sailors Wharf is easily within reach of many of them. From the on-site nursery to several nearby primary and secondary schools with an 'Outstanding' Ofsted rating, getting to class on time won't be a problem.

The closest university is the University of Greenwich, while the London School of Economics is just under 10 miles away.



— THE RESIDENCES —

Your  
home,  
in all  
its glory





Photography of Sailors Wharf showhome

# HOME TO NEW RITUALS

Sophisticated silhouettes of contemporary design have an air of timelessness about them. Sailors Wharf interiors capture the essence of this iconic style with clean lines, natural materials, and effortless functionality. From the kitchen to the bedrooms, the apartments have been carefully designed to create a cohesive aesthetic.

With large windows allowing natural light to flood the rooms - and maximising the unmatched river views - Sailors Wharf draws on the alluring indoor-outdoor aesthetic. The result? Homes that are bright and inviting; providing a sense of peace and tranquillity- with a signature touch of personality.



Photography of Sailors Wharf showhome



# LIFESTYLE INTERIORS

The living space is designed to be as versatile as possible. It's a fitting backdrop to a lifestyle that spans everything from relaxing nights in to entertaining guests. And of course, there's also the private balcony for soaking up that golden hour light.



Photography of Sailors Wharf showhome





Photography of Sailors Wharf showhome

# SAVOUR THE MOMENT

In true modern fashion, the kitchen is sleek and streamlined with fully integrated appliances. Muted tones and sumptuous materials complete the beautifully simple, soothing aesthetic.



Photography of Sailors Wharf showhome



# YOUR HIDEAWAY

How do you design a space with plenty of character without overwhelming the senses? It's all in the details. Lavish finishes and fitted wardrobes add a touch of luxury, while maintaining an open and relaxing atmosphere in the bedroom.





# AN ODE TO SLOWING DOWN

Long baths and leisurely skincare routines are that much more tempting when the bathroom looks this good. With heated towel rails, a shower with all the mod cons, and floor-to-ceiling tiling. The bathroom has been perfected to the very last detail.



Photography of Sailors Wharf showhome



Photography of Sailors Wharf showhome





Photography of Sailors Wharf showhome

# SPECIFICATION

## TYPICAL SPECIFICATION FOR 2 AND 3 BEDROOM APARTMENTS

### KITCHENS

- Individually designed layouts with half height wall unit shelving.
- Composite quartz stone worktop and full height splashback.
- Gold / brass finish under-mounted single bowl sink with single control tap.
- Low energy ceiling downlights and underside of wall units.
- Concealed white multi-gang appliance panel with gold / brass finish power sockets above worktop.
- Herringbone flooring.
- Ceramic glass hob.
- Recirculating extractor hood.
- Bosch integrated electric oven.
- Bosch integrated microwave (not applicable to one bedroom apartments).
- Bosch integrated fridge / freezer.
- Bosch integrated multi-function dishwasher.
- Integrated wine cooler.

### BATHROOMS

- White single ended bath inclusive of bath panel and glazed bath screen.
- Chrome three-way thermostatic mixer for bath, separate showerhead / hose / rail and wall mounted rain showerhead.
- Semi-recessed wash hand basin with chrome mixer tap.
- Fitted vanity unit with shelf and plinth lighting.
- White wall hung WC pan with chrome push button dual flush and concealed cistern.
- Chrome-effect towel rails with thermostatic valve control.
- Tiled flooring.
- Generally tiled finish to all walls with feature tiles to bath (one wall) and feature finger tiles to vanity recess.
- Fitted wall cabinet above wash hand basin with mirrored door, shelves, shaver socket and pelmet lighting.
- Feature niche with glass shelving and downlights above bath.

### SHOWER ROOMS

- White shower tray inclusive of glazed shower screen.
- Chrome two-way thermostatic shower mixer for separate showerhead / hose / rail and wall mounted rain showerhead.
- Semi-recessed wash hand basin with chrome mixer tap.
- Fitted vanity unit with shelf and plinth lighting.
- White wall hung WC pan with chrome push button dual flush and concealed cistern.
- Chrome-effect towel rails with thermostatic valve control.
- Tiled flooring.
- Generally tiled finish to all walls with feature tiles to shower (one wall) and feature finger tiles to vanity recess.
- Fitted wall cabinet above wash hand basin with mirrored door, shelves, shaver socket and pelmet lighting.
- Feature niche with glass shelving and downlights within shower area.

### ELECTRICAL FITTINGS

- Low energy ceiling downlights throughout.
- Television (terrestrial and satellite) points to principal living areas and bedrooms (television points are not applicable in bedroom 3).
- Telephone points to living areas and bedrooms (telephone points are not applicable in bedroom 3).
- White electrical fittings at high and low levels.
- USB charging sockets in kitchen and bedroom 1.

### BALCONIES / TERRACES

- Well-proportioned balconies / terraces with metal decking and glass balustrades.
- Energy efficient external lighting to balconies / terraces.

### HEATING

- Heating and hot water to all apartments by centralised CHP (Combined Heat & Power) plant, supplied via HIU (Heat Interface Unit) within apartments.
- Radiator panel heating with individual thermostatic valve controls.
- Plumbing for washer / dryer within vented utility cupboard.

### INTERIOR FINISHES

- Veneered doors with vertical rebate.
- Painted internal doors.
- Stainless steel door handles throughout apartments.
- Painted skirting and architraves. Chamfered skirtings and squared edge architraves with mitred corners.
- Fitted wardrobe to bedroom 1.
- Herringbone flooring to hallway, living room, kitchen and cupboards located off hallways.
- Carpet to bedrooms and within cupboards off bedrooms.

### SECURITY

- Audio / visual entry via TV and domestic / mobile phone linked to entrance door (may require telephone connection and call waiting service to be provided by purchaser).
- Power and dual telephone points provided to all apartments for wireless intruder alarms to be fitted at a later date by purchaser.
- Mains supply smoke detectors and sprinklers with heat detector to kitchen.
- 'Secured by Design' standards to all apartment entrance doors, to meet Metropolitan Police requirements.
- Lockable windows.
- 24-hour concierge service and monitored CCTV.

### PEACE OF MIND

- 999-year lease.
- All apartments benefit from a 10-year warranty.
- RoSPA Safer By Design Gold Standard Home.

### CAR PARKING

- Limited secure parking under a general right to park (subject to separate agreements).
- Electric vehicle charging points subject to availability.

### LIFTS

- Two passenger lifts, serving every level.

### MAIN ENTRANCE AND LOBBIES

- Aluminium framed glazed doors to main apartment block double height entrance lobby with feature walls and finishes.
- Carpeted floors and painted walls to corridors.
- Matwell to car park and main entrance and painted walls to car park cores.



ONE BEDROOM

APARTMENT LOCATOR

1 Bedroom Apartments						
Type	Plot	Level	Bedrooms	Total Area sq m	Total Area sq ft	Page
1C	S.0.002	GF	1 B / 1 P	43.3	466	88
1B	S.0.004	GF	1 B / 2 P	50.5	544	87
1B	S.1.103	1	1 B / 2 P	50.5	544	88
1B	S.2.203	2	1 B / 2 P	50.5	544	88
1A	S.1.101	1	1 B / 2 P	50.7	546	89
1A	S.2.201	2	1 B / 2 P	50.7	546	89
1E	S.3.303	3	1 B / 2 P	51.9	559	90
1E	S.4.403	4	1 B / 2 P	51.9	559	90
1E	S.5.503	5	1 B / 2 P	51.9	559	90
1E	S.6.603	6	1 B / 2 P	51.9	559	90
1E	S.7.703	7	1 B / 2 P	51.9	559	90
1E	S.8.803	8	1 B / 2 P	51.9	559	90
1E	S.9.903	9	1 B / 2 P	51.9	559	90
1E	S.10.1003	10	1 B / 2 P	51.9	559	90
1E	S.11.1103	11	1 B / 2 P	51.9	559	90
1E	S.12.1203	12	1 B / 2 P	51.9	559	90
1E	S.13.1303	13	1 B / 2 P	51.9	559	90
1E	S.14.1403	14	1 B / 2 P	51.9	559	90
1E	S.15.1503	15	1 B / 2 P	51.9	559	90
1F	S.16.1603	16	1 B / 2 P	60.3	649	91
1F	S.17.1703	17	1 B / 2 P	60.3	649	91
1F	S.18.1803	18	1 B / 2 P	60.3	649	91
1F	S.19.1903	19	1 B / 2 P	60.3	649	91
1F	S.20.2003	20	1 B / 2 P	60.3	649	91

Key

0.0.000

Apartment Number  
Level Number  
Code Number

TWO BEDROOM

APARTMENT LOCATOR

2 Bedroom Apartments						
Type	Plot	Level	Bedrooms	Total Area sq m	Total Area sq ft	Page
2A(S)	S.0.003	GF	2 B / 4 P	72.1	763	94
2A(K)	S.1.102	1	2 B / 4 P	72.1	776	95
2A	S.2.202	2	2 B / 4 P	72.1	776	96
2K	S.0.001	GF	2 B / 4 P	73.3	789	97
2K	S.1.105	1	2 B / 4 P	73.3	789	98
2M	S.3.305	3	2 B / 4 P	73.9	795	99
2M	S.4.405	4	2 B / 4 P	73.9	795	99
2M	S.5.505	5	2 B / 4 P	73.9	795	99
2M	S.6.605	6	2 B / 4 P	73.9	795	99
2M	S.7.705	7	2 B / 4 P	73.9	795	99
2M	S.8.805	8	2 B / 4 P	73.9	795	99
2M	S.9.905	9	2 B / 4 P	73.9	795	99
2M	S.10.1005	10	2 B / 4 P	73.9	795	99
2M	S.11.1105	11	2 B / 4 P	73.9	795	99
2M	S.12.1205	12	2 B / 4 P	73.9	795	99
2M	S.13.1305	13	2 B / 4 P	73.9	795	99
2M	S.14.1405	14	2 B / 4 P	73.9	795	99
2M	S.15.1505	15	2 B / 4 P	73.9	795	99
2C	S.2.205	2	2 B / 4 P	74.2	799	100
2E	S.3.304	3	2 B / 4 P	76.2	820	101
2E	S.4.404	4	2 B / 4 P	76.2	820	101
2E	S.5.504	5	2 B / 4 P	76.2	820	101
2E	S.6.604	6	2 B / 4 P	76.2	820	101
2E	S.7.704	7	2 B / 4 P	76.2	820	101
2E	S.8.804	8	2 B / 4 P	76.2	820	101
2E	S.9.904	9	2 B / 4 P	76.2	820	101
2E	S.10.1004	10	2 B / 4 P	76.2	820	101
2E	S.11.1104	11	2 B / 4 P	76.2	820	101
2E	S.12.1204	12	2 B / 4 P	76.2	820	101
2E	S.13.1304	13	2 B / 4 P	76.2	820	101
2E	S.14.1404	14	2 B / 4 P	76.2	820	101
2E	S.15.1504	15	2 B / 4 P	76.2	820	101
2I	S.3.302	3	2 B / 4 P	76.6	825	102
2I	S.4.402	4	2 B / 4 P	76.6	825	102
2I	S.5.502	5	2 B / 4 P	76.6	825	102
2I	S.6.602	6	2 B / 4 P	76.6	825	102
2I	S.7.702	7	2 B / 4 P	76.6	825	102
2I	S.8.802	8	2 B / 4 P	76.6	825	102
2I	S.9.902	9	2 B / 4 P	76.6	825	102
2I	S.10.1002	10	2 B / 4 P	76.6	825	102
2I	S.11.1102	11	2 B / 4 P	76.6	825	102
2I	S.12.1202	12	2 B / 4 P	76.6	825	102
2I	S.13.1302	13	2 B / 4 P	76.6	825	102
2I	S.14.1402	14	2 B / 4 P	76.6	825	102



# TWO BEDROOM

APARTMENT LOCATOR (CONT...)

2 Bedroom Apartments						
Type	Plot	Level	Bedrooms	Total Area sq m	Total Area sq ft	Page
2F	5.15.1502	15	2 B / 4 P	76.6	825	102
2F	5.16.1602	16	2 B / 4 P	76.6	825	102
2F	5.17.1702	17	2 B / 4 P	76.6	825	102
2F	5.18.1802	18	2 B / 4 P	76.6	825	102
2F	5.19.1902	19	2 B / 4 P	76.6	825	102
2F	5.20.2002	20	2 B / 4 P	76.7	826	103
2G	5.16.1603	16	2 B / 4 P	76.7	826	103
2G	5.17.1703	17	2 B / 4 P	76.7	826	103
2G	5.18.1803	18	2 B / 4 P	76.7	826	103
2G	5.19.1903	19	2 B / 4 P	76.7	826	103
2G	5.20.2003	20	2 B / 4 P	76.7	826	103
2L	5.16.1604	16	2 B / 4 P	78.4	844	104
2J	5.0.005	0F	2 B / 4 P	78.7	847	106
2J	5.1.104	1	2 B / 4 P	78.7	847	106
2H	5.17.1704	17	2 B / 4 P	78.7	847	107
2H	5.18.1804	18	2 B / 4 P	78.7	847	107
2H	5.19.1904	19	2 B / 4 P	78.7	847	107
2H	5.20.2004	20	2 B / 4 P	78.7	847	107
2B(K)	5.2.204	2	2 B / 4 P	82.0	883	108

Key



# THREE BEDROOM

APARTMENT LOCATOR

3 Bedroom Apartments						
Type	Plot	Level	Bedrooms	Total Area sq m	Total Area sq ft	Page
3C	5.3.301	3	3 B / 6 P	99.3	1,069	110
3C	5.4.401	4	3 B / 6 P	99.3	1,069	110
3C	5.5.501	5	3 B / 6 P	99.3	1,069	110
3C	5.6.601	6	3 B / 6 P	99.3	1,069	110
3C	5.7.701	7	3 B / 6 P	99.3	1,069	110
3C	5.8.801	8	3 B / 6 P	99.3	1,069	110
3C	5.9.901	9	3 B / 6 P	99.3	1,069	110
3C	5.10.1001	10	3 B / 6 P	99.3	1,069	110
3C	5.11.1101	11	3 B / 6 P	99.3	1,069	110
3C	5.12.1201	12	3 B / 6 P	99.3	1,069	110
3C	5.13.1301	13	3 B / 6 P	99.3	1,069	110
3C	5.14.1401	14	3 B / 6 P	99.3	1,069	110
3C	5.15.1501	15	3 B / 6 P	99.3	1,069	110
3C	5.16.1601	16	3 B / 6 P	99.3	1,069	110
3C	5.17.1701	17	3 B / 6 P	99.3	1,069	110
3C	5.18.1801	18	3 B / 6 P	99.3	1,069	110
3C	5.19.1901	19	3 B / 6 P	99.3	1,069	110
3C	5.20.2001	20	3 B / 6 P	99.3	1,069	110

# ONE, TWO & THREE BEDROOM PREMIUM

APARTMENT LOCATOR

Premium Apartments						
Type	Plot	Level	Bedrooms	Total Area sq m	Total Area sq ft	Page
1F	5.21.2105	21	1 B / 2 P	60.3	649	114
2I	5.21.2102	21	2 B / 4 P	76.6	825	115
2G	5.21.2103	21	2 B / 4 P	76.7	826	116
2H	5.21.2104	21	2 B / 4 P	78.7	847	117
3C	5.21.2101	21	3 B / 6 P	99.3	1,069	118



— FLOORPLANS —

# One Bedroom Homes



Photography of Sailors Wharf showhome



**TYPE 1B**  
**ONE BEDROOM**

PLOT  
5.0.G04



Level OF



50.5 sq m / 544 sq ft  
Living / Dining / Kitchen  
6,075mm x 5,175mm / 19'11" x 17'0"  
4,565mm x 2,750mm / 15'0" x 9'0"  
12,965mm x 3,450mm / 42'7" x 11'4"

- |     |                           |
|-----|---------------------------|
| ◀▶  | Measurement points        |
| C   | Cupboard                  |
| W   | Wardrobe                  |
| WM  | Space for washing machine |
| HU  | Heat interface unit       |
| HO  | Home office space         |
| --- | Reduced ceiling height    |

These forecasts are in dollars in millions, unless otherwise specified. All forecasts are based on the most current information available and are subject to change. Forecasts are based on the assumption that the company will continue to operate in the United States and that the company will continue to operate in the United States and that the company will continue to operate in the United States.







Levels 01-02

Level 01 shown



30.5 sq m / 344 sq ft

6,075mm x 5,175mm / 19'11" x 17'0"

4,565mm x 2,750mm / 15'0" x 9'0"

3,590mm x 1,580mm / 11'9" x 5'2"

- |     |                           |
|-----|---------------------------|
| ◀▶  | Measurement points        |
| C   | Cupboard                  |
| W   | Wardrobe                  |
| WM  | Space for washing machine |
| HIU | Heat interface unit       |
| HO  | Home office space         |
| --- | Reduced ceiling height    |

[illegible]

West Quay Gardens ►



**TYPE 1A**  
**ONE BEDROOM**

PLOTS  
5.1.101 5.2.201



Levels 01-02

Level 01 shown



50.7 sq m / 546 sq ft

5,005mm x 4,945mm / 16'5" x 16'3"

3,450mm x 3,425mm / 11'4" x 11'3"

3.590mm x 1.580mm / 11'9" x 5'2"

- |     |                           |
|-----|---------------------------|
| ◀▶  | Measurement points        |
| C   | Cupboard                  |
| W   | Wardrobe                  |
| WM  | Space for washing machine |
| HU  | Heat interface unit       |
| HO  | Home office space         |
| --- | Reduced ceiling height    |

[illegible]



PLOTS						
5.3.303	5.4.403	5.5.503	5.6.603	5.7.703	5.8.803	5.9.903
5.10.1003	5.11.1103	5.12.1203	5.13.1303	5.14.1403	5.15.1503	



Levels 03-15  
Level 03 shown



3,590mm x 1,580mm / 11'9" x 5'2"

◀▶	Measurement points
C	Chest cupboard
CBD	Cupboard
W	Wardrobe
WM	Space for washing machine
HIU	Heat interface unit
HO	Home office space
---	Reduced ceiling height

[illegible]

West Quay Gardens ►



PLOTS



Levels 16-20  
Level 16 shown



60.3 sq m / 649 sq ft  
 2915mm x 4,575mm / 26'0" x 15'0"  
 4,570mm x 3,153mm / 15'0" x 10'4"  
 3,590mm x 1,580mm / 11'9" x 5'2"

◀▶	Measurement points
C	Cupboard
W	Wardrobe
WM	Space for washing machine
HIU	Heat interface unit
HO	Home office space
---	Reduced ceiling height

[illegible]



— FLOORPLANS —

# Two Bedroom Homes



Photography of Sailors Wharf showhome



**TYPE 2A(K)**  
**TWO BEDROOM**

PLOT  
5.1.102

Level 01



- |     |                           |
|-----|---------------------------|
| ◀▶  | Measurement points        |
| C   | Cupboard                  |
| W   | Wardrobe                  |
| WM  | Space for washing machine |
| HU  | Heat interface unit       |
| HO  | Home office space         |
| --- | Reduced ceiling height    |

[illegible]



TYPE 2A  
TWO BEDROOM

PLOT  
5.2.202

SITE LOCATOR



PLOT LOCATOR

Level 02



APARTMENT AREA  
72.1 sq m / 776 sq ft  
Living / Dining / Kitchen  
7,800mm x 3,350mm / 25'7" x 11'0"  
Bedroom 1  
4,695mm x 3,045mm / 15'5" x 10'0"  
Bedroom 2  
3,965mm x 2,820mm / 13'1" x 9'3"  
Hallway 1  
4,325mm x 1,580mm / 14'2" x 5'2"  
Hallway 2  
4,325mm x 1,580mm / 14'2" x 5'2"

KEY

- Measurement points
- C Cupboard
- W Wardrobe
- WM Space for washing machine
- HIU Heat interface unit
- HO Home office space
- Redwood ceiling height

Heat interface unit location is indicative only. Heating equipment is supplied. Apartment layout is indicative only. Dimensions are for guidance only and are not intended to be used for legal purposes. All measurements are provided as gross internal areas under the RICS measuring practice. All measurements and areas may vary within a tolerance of 10%. All dimensions are indicative only and are subject to change. All dimensions and areas are approximate and may vary within a tolerance of 10% subject to detailed design. These points are indicative only. The plan has been created individually to fit the page.

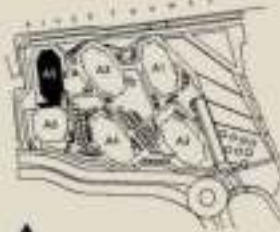
West Quay Gardens



TYPE 2K  
TWO BEDROOM

PLOT  
5.0.Q01

SITE LOCATOR



PLOT LOCATOR

Level 0F



APARTMENT AREA  
73.3 sq m / 789 sq ft  
Living / Dining / Kitchen  
7,540mm x 4,135mm / 24'9" x 13'7"  
Bedroom 1  
4,560mm x 2,770mm / 15'0" x 9'1"  
Bedroom 2  
3,985mm x 2,850mm / 13'1" x 9'4"  
Terrace  
11,630mm x 2,100mm / 38'2" x 6'11"

KEY

- Measurement points
- C Cupboard
- W Wardrobe
- WM Space for washing machine
- HIU Heat interface unit
- HO Home office space
- Redwood ceiling height

Heat interface unit location is indicative only. Heating equipment is supplied. Apartment layout is indicative only. Dimensions are for guidance only and are not intended to be used for legal purposes. All measurements are provided as gross internal areas under the RICS measuring practice. All measurements and areas may vary within a tolerance of 10%. All dimensions are indicative only and are subject to change. All dimensions and areas are approximate and may vary within a tolerance of 10% subject to detailed design. These points are indicative only. The plan has been created individually to fit the page.





PLOT  
5.1.105



Level 01



7,540mm x 4,135mm / 24'9" x 13'7"  
4,570mm x 2,850mm / 15'0" x 9'4"  
3,965mm x 2,850mm / 13'1" x 9'4"  
4,810mm x 1,580mm / 15'9" x 5'2"

◀▶	Measurement points
C	Cupboard
W	Wardrobe
WM	Space for washing machine
HIU	Heat interface unit
RO	Home office space
---	Reduced ceiling height

[illegible]

5.3.305	5.4.405	5.5.505	5.6.605	5.7.705	5.8.805	5.9.905
5.10.1005	5.11.1105	5.12.1205	5.13.1305	5.14.1405	5.15.1505	



Levels 03-15  
Level 03 shown



7.755mm x 3.260mm / 25°8' x 10°8'  
4.325mm x 3.325mm / 14°2' x 10°11'  
4.575mm x 2.850mm / 15°0' x 9°4'  
4.910mm x 1.580mm / 15°9' x 5°2'

◀▶	Measurement points
C	Cupboard
W	Wardrobe
WM	Space for washing machine
HIU	Heat interface unit
HO	Home office space
---	Reduced ceiling height

[illegible]



TYPE 2C  
TWO BEDROOM

PLOT  
5.2.205

SITE LOCATOR



PLOT LOCATOR

Level 02



APARTMENT AREA

74.2 sq m / 799 sq ft  
Living / Dining / Kitchen  
7,900mm x 4,135mm / 25'11" x 13'7"  
Bedroom 1  
4,570mm x 2,850mm / 15'0" x 9'4"  
Bedroom 2  
3,965mm x 2,850mm / 13'1" x 9'4"  
Bathroom  
4,810mm x 1,580mm / 15'9" x 5'2"

KEY

- Measurement points
- C Cupboard
- W Wardrobe
- WM Space for washing machine
- HIU Heat interface unit
- HO Home office space
- Redwood ceiling height

Heat interface unit location is indicative only. Heating equipment is supplied. Apartment layout is indicative only. Dimensions are for guidance only and are not intended to be used for legal purposes. All measurements are provided as gross internal areas under the RICS measuring practice. All measurements and areas may vary within a tolerance of 10%. All dimensions are indicative only and are subject to change. All measurements are taken from the indicated points of measurement. All dimensions are approximate and may vary within a tolerance of 10% subject to detailed design. These points are indicative only. The plan has been created individually to fit the page.

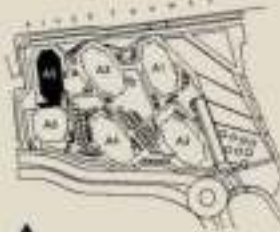
River Thames



TYPE 2E  
TWO BEDROOM

PLOTS					
5.3.304	5.4.404	5.5.504	5.6.604	5.7.704	5.8.804
5.10.1004	5.11.1104	5.12.1204	5.13.1304	5.14.1404	5.15.1504

SITE LOCATOR



PLOT LOCATOR

Levels 03-15  
Level 03 shown



APARTMENT AREA

76.2 sq m / 820 sq ft  
Living / Dining / Kitchen  
4,950mm x 4,935mm / 16'3" x 16'2"  
Bedroom 1  
5,245mm x 2,750mm / 17'2" x 9'0"  
Bedroom 2  
4,345mm x 2,805mm / 13'7" x 9'2"  
Bathroom  
4,810mm x 1,580mm / 15'9" x 5'2"

KEY

- Measurement points
- C Cupboard
- W Wardrobe
- WM Space for washing machine
- HIU Heat interface unit
- HO Home office space
- Redwood ceiling height

Heat interface unit location is indicative only. Heating equipment is supplied. Apartment layout is indicative only. Dimensions are for guidance only and are not intended to be used for legal purposes. All measurements are provided as gross internal areas under the RICS measuring practice. All measurements and areas may vary within a tolerance of 10%. All dimensions are indicative only and are subject to change. All measurements are taken from the indicated points of measurement. All dimensions are approximate and may vary within a tolerance of 10% subject to detailed design. These points are indicative only. The plan has been created individually to fit the page.

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**TYPE 2I**  
**TWO BEDROOM**

5.3.302	5.4.402	5.5.502	5.6.602	5.7.702	5.8.802	5.9.902	5.10.1002	5.11.1102
5.12.1202	5.13.1302	5.14.1402	5.15.1502	5.16.1602	5.17.1702	5.18.1802	5.19.1902	5.20.2002



Levels 03-20

Level 03 shows:



7,065mm x 5,535mm / 23'2" x 18'2"  
4,565mm x 2,750mm / 15'0" x 9'0"  
4,300mm x 2,815mm / 14'1" x 9'3"  
4,325mm x 1,580mm / 14'2" x 5'2"  
3,500mm x 1,580mm / 11'9" x 5'2"

- |     |                           |
|-----|---------------------------|
| ◀▶  | Measurement points        |
| C   | Cupboard                  |
| W   | Wardrobe                  |
| WM  | Space for washing machine |
| HIU | Heat interface unit       |
| HO  | Home office space         |
| --- | Reduced ceiling height    |



West Quay Gardens ►



Heat flux from soil to vegetation is radiation only. Wetting maximum not capped. Aboveground biomass is on the ground surface in the same model and dry and radiation only. Dimensions, which are taken from the indicated points of measurement are for grassland only and not for cropland. In the model the vegetation, especially grass, is a 2D surface. Therefore, the aboveground biomass is given only as a value of 0.0025 kg dry mass per m<sup>2</sup> of ground surface. The aboveground biomass is not a function of soil depth. The aboveground biomass is radiation only and is subject to change. Internal and external biomass is not radiation only and is subject to change. Soil water is a function of soil depth. All biomass/biomass dimensions and mass are approximate and only very roughly show the order of 10% subject to detailed design. These points are radiation only. Therefore have been subject individually to this page.

**TYPE 2G**  
**TWO BEDROOM**

5.16.1603    5.17.1703    5.18.1803    5.19.1903    5.20.2003



Levels 16-20

Level 16 shown



76.7 sq m / 826 sq ft

Options: 22' x 28' x 16'

6,290mm x 5,000mm / 20'8" x 16'5"

4,995mm x 4,340mm / 16'5" x 14'3"

4,350mm x 3,420mm / 14'3" x 11'3"

3,590mm x 1,580mm / 11'9" x 5'2"

3,590mm x 1,580mm / 11'9" x 5'2"

- |     |                           |
|-----|---------------------------|
| ◀▶  | Measurement points        |
| C   | Cupboard                  |
| W   | Wardrobe                  |
| WM  | Space for washing machine |
| HU  | Heat interface unit       |
| HO  | Home office space         |
| --- | Reduced ceiling height    |



West Quay Gardens ►

[illegible]



TYPE 2L  
TWO BEDROOM

PLOT  
5.16.1604

SITE LOCATOR



PLOT LOCATOR

Level 16



APARTMENT AREA  
78.4 sq m / 844 sq ft  
Living / Dining / Kitchen  
6,250mm x 5,960mm / 20'6" x 19'7"  
Bedroom 1  
5,780mm x 2,750mm / 19'0" x 9'0"  
Bedroom 2  
3,985mm x 2,960mm / 13'1" x 9'8"  
Terrace  
11,380mm x 5,110mm / 37'4" x 16'9"

KEY

- Measurement points
- C Cupboard
- W Wardrobe
- WM Space for washing machine
- HIU Heat interface unit
- HO Home office space
- Redwood ceiling height

Heat interface unit location is indicative only. Heating system not supplied. Apartment layout is indicative only. Dimensions are for guidance only and are not intended to be used for legal purposes. All measurements are provided as gross internal areas under the FSC measuring practice. All measurements and areas may vary within a tolerance of 10%. All floor levels are indicative only and are subject to change. All window and door levels are indicative only and are subject to change. All window and door levels may vary. All furniture and fixtures are approximate and may vary within a tolerance of 10% subject to detailed design. View points are indicative only. The photos have been created individually to fit the page.

West Quay Gardens



TYPE 2J (GROUND FLOOR)  
TWO BEDROOM

PLOTS  
5.0.Q05

SITE LOCATOR



PLOT LOCATOR

Level GF



APARTMENT AREA  
78.7 sq m / 847 sq ft  
Living / Dining / Kitchen  
6,285mm x 5,000mm / 20'7" x 16'5"  
Bedroom 1  
4,995mm x 4,360mm / 16'5" x 14'4"  
Bedroom 2  
4,360mm x 3,420mm / 14'4" x 11'3"  
Terrace  
15,330mm x 2,030mm / 50'4" x 6'8"

KEY

- Measurement points
- C Cupboard
- W Wardrobe
- WM Space for washing machine
- HIU Heat interface unit
- HO Home office space
- Redwood ceiling height

Heat interface unit location is indicative only. Heating system not supplied. Apartment layout is indicative only. Dimensions are for guidance only and are not intended to be used for legal purposes. All measurements are provided as gross internal areas under the FSC measuring practice. All measurements and areas may vary within a tolerance of 10%. All floor levels are indicative only and are subject to change. All window and door levels are indicative only and are subject to change. All window and door levels may vary. All furniture and fixtures are approximate and may vary within a tolerance of 10% subject to detailed design. View points are indicative only. The photos have been created individually to fit the page.

West Quay Gardens

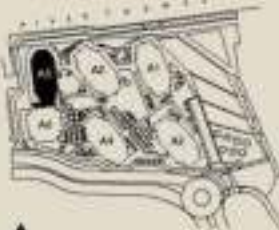




TYPE 2J (FIRST FLOOR)  
TWO BEDROOM

PLOTS  
5.1.104

SITE LOCATOR



PLOT LOCATOR

Level 01



APARTMENT AREA

78.7 sq m / 847 sq ft  
Living / Dining / Kitchen  
6,285mm x 5,000mm / 20'7" x 16'5"  
Bedroom 1  
4,995mm x 4,360mm / 16'5" x 14'4"  
Bedroom 2  
4,360mm x 3,420mm / 14'4" x 11'3"  
Bathroom 1  
3,590mm x 1,580mm / 11'9" x 5'2"  
Bathroom 2  
3,590mm x 1,580mm / 11'9" x 5'2"

KEY

- Measurement points
- C Cupboard
- W Wardrobe
- WM Space for washing machine
- HIU Heat interface unit
- HO Home office space
- Redwood ceiling height

Heat interface unit location is indicative only. Heating system not supplied. Apartment layout is indicative only. Dimensions are for guidance only and are not intended to be used for legal purposes. All measurements are provided as gross internal areas under the FSC measuring protocol. All measurements and areas may vary within a tolerance of 10%. All dimensions are indicative only and are subject to change. Internal window heights are not indicated and are subject to change. Services layout and location may vary. All dimensions, areas, dimensions and areas are approximate and may vary within a tolerance of 10% subject to detailed design. These points are indicative only. The plan has been created individually to fit the page.

River Thames



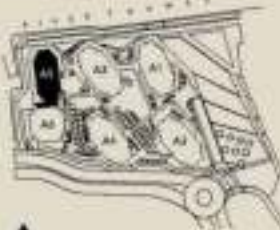
West Quay Gardens



TYPE 2H  
TWO BEDROOM

PLOTS  
5.17.1704 5.18.1804 5.19.1904 5.20.2004

SITE LOCATOR



PLOT LOCATOR

Levels 17-20  
Level 17 shown



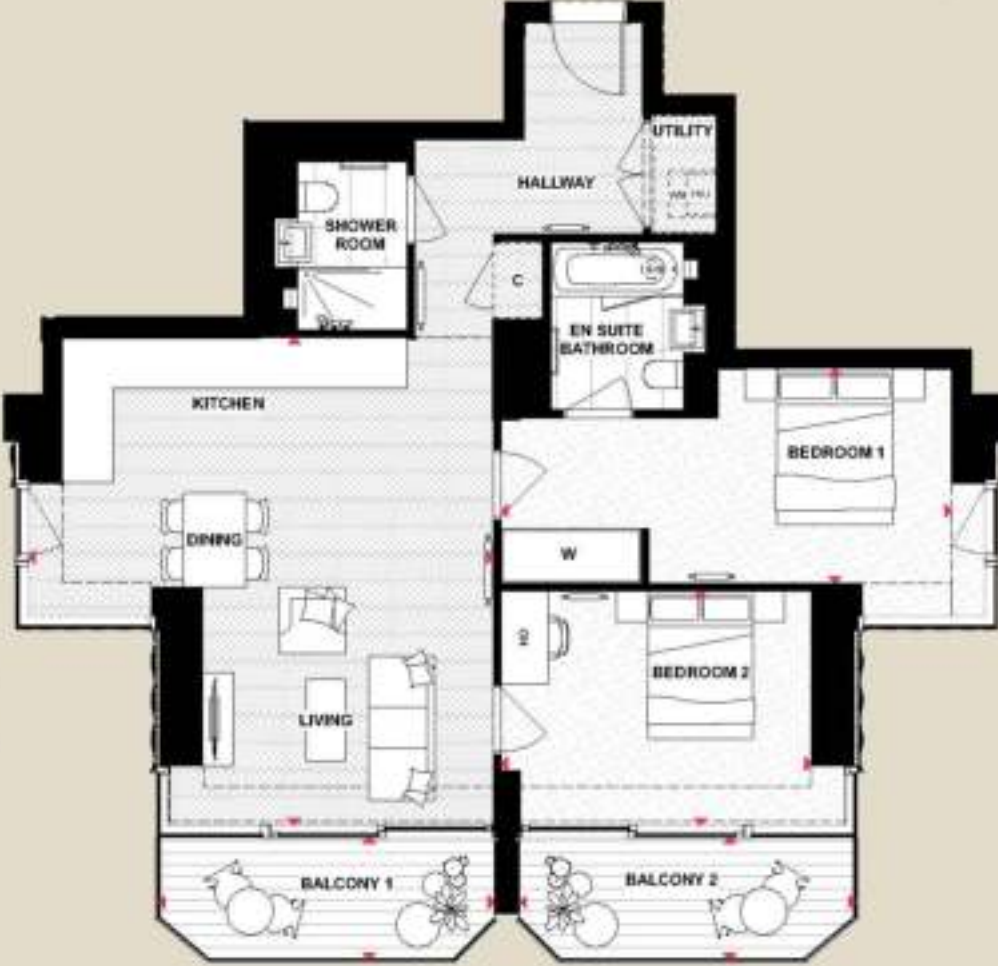
APARTMENT AREA

78.7 sq m / 847 sq ft  
Living / Dining / Kitchen  
6,250mm x 5,960mm / 20'6" x 19'7"  
Bedroom 1  
5,780mm x 2,750mm / 19'0" x 9'0"  
Bedroom 2  
3,985mm x 3,010mm / 13'1" x 9'10"  
Bathroom 1  
4,310mm x 1,580mm / 14'2" x 5'2"  
Bathroom 2  
4,310mm x 1,580mm / 14'2" x 5'2"

KEY

- Measurement points
- C Cupboard
- W Wardrobe
- WM Space for washing machine
- HIU Heat interface unit
- HO Home office space
- Redwood ceiling height

Heat interface unit location is indicative only. Heating system not supplied. Apartment layout is indicative only. Dimensions are for guidance only and are not intended to be used for legal purposes. All measurements are provided as gross internal areas under the FSC measuring protocol. All measurements and areas may vary within a tolerance of 10%. All dimensions are indicative only and are subject to change. Internal window heights are not indicated and are subject to change. Services layout and location may vary. All dimensions, areas, dimensions and areas are approximate and may vary within a tolerance of 10% subject to detailed design. These points are indicative only. The plan has been created individually to fit the page.



West Quay Gardens





TYPE 2B(K)  
TWO BEDROOM

PLOT  
5.2.204

SITE LOCATION



FLAT LOCATION

Level 02



APARTMENT AREA

82.0 sq.m / 883 sq.ft  
Length / Depth / Width  
6,285mm x 5,925mm / 20'7" x 19'5"  
Bedroom 1  
4,995mm x 4,360mm / 16'5" x 14'4"  
Bedroom 2  
4,360mm x 3,420mm / 14'4" x 11'3"  
Bathroom 1  
3,590mm x 1,880mm / 11'9" x 5'2"  
Bathroom 2  
3,590mm x 1,580mm / 11'9" x 5'2"

KEY

- Measurement points
- C Cupboard
- W Wardrobe
- WM Space for washing machine
- HIU Heat interface unit
- HO Home office space
- Redwood ceiling height

Heat interface unit location is indicative only. Working conditions not specified. Apartment layout is indicative only. Dimensions are for guidance only and are not intended to be used for construction purposes. All measurements and areas may vary within a tolerance of 10%. All dimensions are indicative only and are subject to change. All dimensions and areas are approximate and may vary within a tolerance of 10% subject to detailed design. These points are indicative only. The plan has been created to fit the page.



West Quay Gardens



FLOORPLANS

# Three Bedroom Homes



PLOTS								
5.3.301	5.4.401	5.5.501	5.6.601	5.7.701	5.8.801	5.9.901	5.10.1001	5.11.1101
5.12.1201	5.13.1301	5.14.1401	5.15.1501	5.16.1601	5.17.1701	5.18.1801	5.19.1901	5.20.2001



Level 03.20  
Level 03 shown



## 92.3 mg m / 1.065 mg ft

6.415mm x 5.840mm / 21°0' x 18°2'

4.575mm x 3.205mm / 15'0" x 10'6"

3.425mm × 2.850mm / 11°3' × 9°4'

 $3.450\text{ mm} \pm 3.425\text{ mm} / 11^{\circ}4' \times 11^{\circ}3'$ 

4 100mm x 1580mm / 147" x 52"

 $1.520\text{mm} \pm 1.580\text{mm} / 11^{\circ}2' \pm 5.2'$ 

## Measurement points

☐ Coat cupboard

CED Cupboard

W Wandrobe

WTA. Space for

HBI Heat interface and

HO Home office use

Reduced public trust

Reduced Ceiling Height

[illegible]



— FLOORPLANS —

# One, Two and Three Bedroom Premium Homes





TYPE 1F (PH)  
ONE BEDROOM

PLOT  
5.21.2105

SITE LOCATOR



PLOT LOCATOR

Level 21



APARTMENT AREA  
60.3 sq m / 649 sq ft  
Living / Dining / Kitchen  
7,915mm x 4,575mm / 26'0" x 15'0"  
Bedroom  
4,570mm x 3,155mm / 15'0" x 10'4"  
Bathroom  
3,590mm x 1,580mm / 11'9" x 5'2"

KEY

- Measurement points
- C Cupboard
- W Wardrobe
- WM Space for washing machine
- HIU Heat interface unit
- HO Home office space
- Redwood ceiling height

Heat interface unit location is indicative only. Working practices not applied. Apartment layout is indicative only. Dimensions are for guidance only and are not intended to be used for legal purposes. All measurements are provided as gross internal area under the RICS measuring practice. All measurements and areas may vary within a tolerance of 10%. All dimensions are indicative only and are subject to change. All measurements are not to be used for legal purposes and are not intended to be used for legal purposes. All measurements and areas may vary within a tolerance of 10% subject to detailed design. These points are indicative only. The plan has been created individually to fit the page.

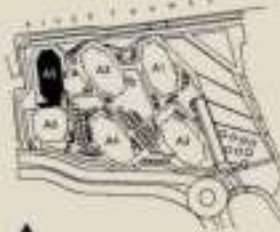
River Thames



TYPE 2I (PH)  
TWO BEDROOM

PLOT  
5.21.2102

SITE LOCATOR



PLOT LOCATOR

Level 21



APARTMENT AREA  
76.6 sq m / 825 sq ft  
Living / Dining / Kitchen  
7,065mm x 5,535mm / 23'2" x 18'2"  
Bedroom 1  
4,565mm x 2,750mm / 15'0" x 9'0"  
Bedroom 2  
4,300mm x 2,815mm / 14'1" x 9'3"  
Bathroom 1  
4,325mm x 1,580mm / 14'2" x 5'2"  
Bathroom 2  
3,590mm x 1,580mm / 11'9" x 5'2"

KEY

- Measurement points
- C Cupboard
- W Wardrobe
- WM Space for washing machine
- HIU Heat interface unit
- HO Home office space
- Redwood ceiling height

Heat interface unit location is indicative only. Working practices not applied. Apartment layout is indicative only. Dimensions are for guidance only and are not intended to be used for legal purposes. All measurements are provided as gross internal area under the RICS measuring practice. All measurements and areas may vary within a tolerance of 10%. All dimensions are indicative only and are subject to change. All measurements are not to be used for legal purposes and are not intended to be used for legal purposes. All measurements and areas may vary within a tolerance of 10% subject to detailed design. These points are indicative only. The plan has been created individually to fit the page.

River Thames



West Quay Gardens





TYPE 2G (PH)  
TWO BEDROOM

PLOT  
5.21.2103

SITE LOCATOR



PLOT LOCATOR

Level 21



APARTMENT AREA

76.7 sq m / 826 sq ft  
Living / Dining / Kitchen  
6,290mm x 5,000mm / 20'8" x 16'5"  
Bedroom 1  
4,995mm x 4,340mm / 16'5" x 14'3"  
Bedroom 2  
4,350mm x 3,420mm / 14'3" x 11'3"  
Bathroom 1  
3,590mm x 1,560mm / 11'9" x 5'2"  
Bathroom 2  
3,590mm x 1,560mm / 11'9" x 5'2"

KEY

- Measurement points
- C Cupboard
- W Wardrobe
- WM Space for washing machine
- HU Heat interface unit
- HO Home office space
- Redwood ceiling height

Heat interface unit location is indicative only. Heating equipment is supplied. Apartment layout is indicative only. Dimensions are approximate and are not intended to be used for construction purposes. All measurements are provided as gross internal areas under the FSC measuring protocol. All measurements and areas may vary within a tolerance of 10%. All dimensions are indicative only and are subject to change. Internal wardrobe dimensions are not to be used for storage purposes. All dimensions are approximate and may vary within a tolerance of 10% subject to detailed design. These points are indicative only. The plan has been created individually to fit the page.

River Thames



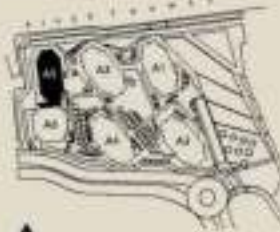
West Quay Gardens



TYPE 2H (PH)  
TWO BEDROOM

PLOT  
5.21.2104

SITE LOCATOR



PLOT LOCATOR

Level 21



APARTMENT AREA

78.7 sq m / 847 sq ft  
Living / Dining / Kitchen  
6,250mm x 5,960mm / 20'6" x 19'7"  
Bedroom 1  
5,780mm x 2,750mm / 19'0" x 9'0"  
Bedroom 2  
3,985mm x 3,010mm / 13'1" x 9'10"  
Bathroom 1  
4,310mm x 1,560mm / 14'2" x 5'2"  
Bathroom 2  
4,310mm x 1,560mm / 14'2" x 5'2"

KEY

- Measurement points
- C Cupboard
- W Wardrobe
- WM Space for washing machine
- HU Heat interface unit
- HO Home office space
- Redwood ceiling height

Heat interface unit location is indicative only. Heating equipment is supplied. Apartment layout is indicative only. Dimensions are approximate and are not intended to be used for construction purposes. All measurements are provided as gross internal areas under the FSC measuring protocol. All measurements and areas may vary within a tolerance of 10%. All dimensions are indicative only and are subject to change. Internal wardrobe dimensions are not to be used for storage purposes. All dimensions are approximate and may vary within a tolerance of 10% subject to detailed design. These points are indicative only. The plan has been created individually to fit the page.



West Quay Gardens

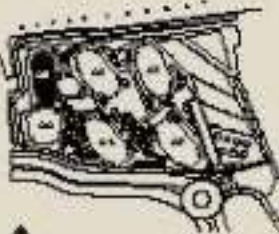




TYPE 3C (PH)

PLOT  
5.21.2101

SITE LOCATOR



SCOT LOCATOR

Level 21



APARTMENT AREA

923 sq.m / 1,069 sq.ft

6,415mm x 5,540mm / 21'0" x 18'2"

4,575mm x 3,205mm / 15'0" x 10'6"

3,425mm x 2,850mm / 11'3" x 9'4"

3,450mm x 3,425mm / 11'4" x 11'3"

4,300mm x 1,580mm / 14'1" x 5'2"

3,590mm x 1,580mm / 11'9" x 5'2"

KEY

- Measurement points
- C Coat cupboard
- CB Cupboard
- W Wardrobe
- WM Space for washing machine
- HU Heat interface unit
- HO Home office space
- Reduced ceiling height

See the information on the 'About the project' page for more details. The project is a new development of 100 apartments, located in the heart of the city. The project is a new development of 100 apartments, located in the heart of the city. The project is a new development of 100 apartments, located in the heart of the city.



Photography of Sailors Wharf the whole



— BERKELEY —

With you  
every step of  
the way





# MYHOME PLUS

MYHOME PLUS IS A NEW ONLINE SERVICE THAT IS DESIGNED TO HELP YOU MANAGE KEY ASPECTS OF YOUR NEW HOME AT ANY TIME FROM ANYWHERE AROUND THE WORLD.

THIS SECTION PROVIDES YOU WITH A STEP-BY-STEP GUIDE TO THE BUYING PROCESS FROM RESERVATION THROUGH TO COMPLETION, MOVING IN AND WARRANTY.

At each milestone, the buying process section advises on the next steps so that you can be absolutely clear on your current position and what to expect next.

### 1. FILING CABINET

In the filing cabinet section you can access documentation relating to your new home immediately at your own convenience.



### 2. MEET THE TEAM

This section provides an introduction to the team that will be working with you throughout your journey and details their individual roles. You can email any member of the team directly via this section.



### 3. OPTIONS & CHOICES SELECTION

We are able to offer some choices on certain internal finishes of your new home. Whether this option is available to you will depend on what stage of construction the property has reached at the time of you making your reservation. See the next steps section for further detail on this.

### 4. CONSTRUCTION PROGRESS

Under this section, regular updates on the construction of your new property will be provided, keeping you up to date on the progress on site and the local area. Your Customer Service Manager will issue regular newsletters and photographs to this section throughout your journey.

Sign in by visiting [berkeleygroup.co.uk/my-home/sign-in](http://berkeleygroup.co.uk/my-home/sign-in)

### NEXT STEPS

- (i) Your Sales Consultant will send you a link that you will need to activate to access MyHome Plus. The link will require you to set a password for access.
- (ii) Customer Service will then be in touch to invite you in to our Show Apartment to view the interior selections available for the internal finishes that you have an option to select. If you cannot make it to the appointment, the options can be discussed over the telephone and selected via MyHome Plus. Customer Service will need to receive your choices selection by the deadline date, which will be given in advance.



# THE BERKELEY DIFFERENCE

**DESIGNED FOR LIFE**

At Berkeley, we are committed to creating great places where people love to live, work and relax. Where the homes are light-filled, adaptable and finished to very high standards. Where carefully planned public areas enhance wellbeing and quality of life for residents and visitors. Where people feel a sense of community.

**CUSTOMERS DRIVE ALL OUR DECISIONS**

We achieve that by putting our customers at the heart of everything we do. First, we strive to understand what our customers want and need - well-built homes, in a pleasant and safe neighbourhood, with plenty of amenities and good transport connections. Then we apply that understanding to all our planning and design decisions. And for every new development, we challenge ourselves to go further, to improve and innovate, ensuring we satisfy the real needs of our customers in inspiring and sustainable ways.

**CHOICE AND DIVERSITY**

No two Berkeley customers are the same, so we aim to offer a wide choice of property location, size and type. From central London to major towns and cities; from market towns to rural villages, countryside to the coast - we build in locations our customers love. And whatever home you are looking for, whether that's a city penthouse, a modern studio apartment or traditional family home, you will find the perfect fit for your lifestyle.

**QUALITY FIRST TO LAST**

Quality is the defining characteristic of Berkeley developments, right down to the very last detail. We choose our locations, style of homes, construction practices, materials and specifications with great care. When you buy a new home from Berkeley you can be safe in the knowledge that it is built to high standards of design and quality, has low environmental impact and that you will receive a professional, efficient and helpful service from us. For extra peace of mind, all new properties come with a 10-year build warranty.

**GREEN LIVING**

For Berkeley, sustainability isn't simply the latest buzzword. We are committed to creating a better environment within our developments and in the areas that surround them. That's why we build on brownfield sites whenever we can, bringing new life to disused and unloved spaces. We take care to protect the natural environment and enhance biodiversity. All our homes are designed to reduce water and energy consumption, and to enable residents to recycle waste.

**COMMITMENT TO THE FUTURE**

When we plan a development, we take a long-term view of how the community we create can thrive in years to come. Our aim is to permanently enhance the neighbourhoods in which they are located, through intelligent design, quality landscaping, sympathetic architecture or restoration, and high standards of sustainability. We don't just build for today; we build for the future too.



Photography of Royal Arsenal Riverside is indicative only





At Berkeley Group our passion and purpose is to build quality homes, strengthen communities and improve people’s lives. We are innovating, pushing boundaries and taking action to ensure we have a long-term, positive impact that is good for our customers, the communities we touch, our business and the world around us. We transform underused sites into exceptional places and we’re also transforming the way we work; embracing technology and raising standards, as we continue to deliver an outstanding customer experience and create high-quality homes that delight our customers. Our Vision 2030 is our ten-year plan which sets out how we will achieve this.

Photography of Royal Arsenal Riverside is indicative only

# TRANSFORMING TOMORROW



**TRANSFORMING PLACES**  
Working with local people and partners we create welcoming and connected neighbourhoods where you can be proud to live.



**TRANSFORMING LIFESTYLES**  
Taking action on climate change and giving you ways to live more sustainably. We’re building efficient homes that use less energy over their lifetime, with sustainable travel choices on the doorstep.



**TRANSFORMING NATURE**  
Creating beautiful places with habitats that help nature to thrive, meaning that every site is left with more nature than when we began.



**TRANSFORMING FUTURES**  
Helping people to reach their potential through apprenticeships and training, and programmes supported by the Berkeley Foundation.



Please scan this QR code for more information on how we are TRANSFORMING TOMORROW





# SUSTAINABILITY

**PEOPLE, PLANET, PROSPERITY**

Sustainability is fundamental to Berkeley’s ethos. In simple terms, we want to ensure the long-term health, wellbeing and prosperity of people and the planet. There are a range of ways we are managing and minimising the environmental impact of our operations and delivery of homes and communities. These are the initiatives we have implemented at Royal Arsenal Riverside.

**NATURE AND BIODIVERSITY**

Parkland, trees, flowers, green roofs, ponds, hedges, gardens – these are the fundamentals of a thriving natural environment that can be enjoyed by everyone. They are all part of our commitment to creating a net biodiversity gain on our developments. Within and around Royal Arsenal Riverside, we have created natural habitats that encourage wildlife to flourish. We are working with London Wildlife Trust & HTA Design Ltd to engage residents in the natural landscapes that we have created.

**WASTE AND RECYCLING**

We actively encourage all residents to reduce their waste wherever possible. In addition to external recycling bins, we provide integrated recycling bins in kitchens to make it easier to separate and recycle waste.

**WATER EFFICIENCY**

Our homes are designed to high water efficiency standards and are fitted with dual flush WCs, low-flow taps and showerheads which use less water without compromising convenience and comfort. We also suggest simple steps to reduce water consumption, such as not leaving taps running unnecessarily.

**ENERGY EFFICIENCY**

Efficient use of electricity and gas helps lower fuel bills and reduces carbon emissions. Our homes have been designed to use less energy than a standard home. They have enhanced levels of thermal insulation and air-tightness, and have been fitted with mechanical ventilation units with heat recovery (MVHR). All lighting is low energy.

**NOISE REDUCTION**

We can’t eliminate noise, but we consider the impact of noise in the design of our homes. We consider external noise, such as from nearby roads, and internal noise including the transfer between rooms and floors. We incorporate measures to reduce the different types of noise wherever possible to create a quieter environment.

**CLEAN AIR**

It is hard to avoid polluted air, particularly in our cities. Throughout Royal Arsenal Riverside we have planted trees, shrubs and flower beds to help create a cleaner air environment. Within our homes we provide mechanical ventilation to filter the internal air.

**SUSTAINABLE TRANSPORT**

We provide cycle paths, secure cycle parking and car charging points to encourage the use of sustainable methods of transport, to help reduce air pollution around the development and the wider area. These active methods of transport also help encourage healthier lifestyles.

**STEWARDSHIP**

Maintaining our communal open spaces and facilities in perpetuity is an important benefit to the whole community. We work with the managing agent and residents to ensure the development remains in pristine condition.

**FUTURE-PROOF DESIGN**

From the early stages of design, we assess how our homes will stand up to the future effects of climate change, such as how they will be affected by higher summer temperatures, periods of drought, or more extreme rainfall. We are constantly researching how we can ensure our homes and developments are more resilient to these extremes to understand what new innovative technologies we should use in our future design.



Landscaping at Royal Arsenal Riverside





Sunrise at Sailors Wharf



# CONTACT

FIND OUT MORE ABOUT SAILORS WHARF  
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Map is not to scale and is indicative only

The information in this document is indicative and is intended to act as a guide only as to the finished product. Accordingly, due to Berkeley's 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. Royal Arsenal Riverside, West Quay and Sailors Wharf are marketing names and will not necessarily form part of the approved postal address. Applicants are advised to contact Berkeley to ascertain the availability of any particular property. Sold subject to planning permission. Sailors Wharf Z503/05CA/0623.



RoyalArsenalRiverside.co.uk