

LEGACY WHARF

STRATFORD

THE CLARET APARTMENTS
1, 2 AND 3 BEDROOM HOMES





LONDON CITY ISLAND BRIDGE

NEWHAM WAY A13

NORTH GREENWICH PIER

THE O2

BOW CREEK

THE MILL HOUSE

BOW LOCKS RAILWAY BRIDGE

RIVER LEA

LEGACY WHARF (COMPLETED PHASE ONE)

LEGACY WHARF
(PHASE TWO)

A12

PUDDING MILL LANE DLR STATION

ABBA ARENA

WELCOME TO LEGACY WHARF

APARTMENTS AND MAISONNETTES
CLOSE TO THE HEART OF STRATFORD

YOUR NEW HOME AWAITS



DEVELOPMENT PLAN



Legacy Wharf Phase 1

Key to plan

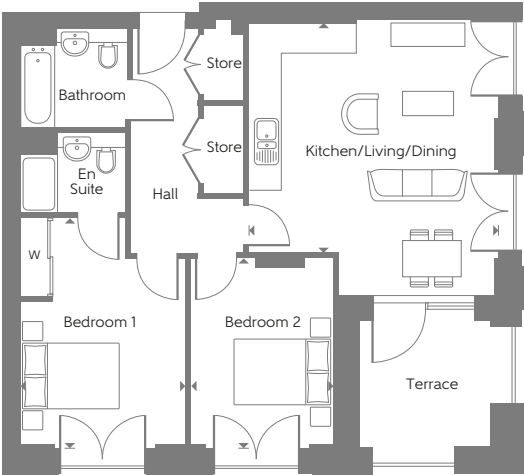
c/s Cycle store

The site plan is drawn to show the relative position of individual properties. NOT TO SCALE. This is a two dimensional drawing and will not show land contours and gradients, boundary treatments, landscaping or local authority street lighting. Footpaths subject to change. For details of individual properties and availability please refer to our Sales Advisor.



TYPE LW2_01

PLOT NUMBERS 254 & 256



Plot 254

Kitchen/Living/Dining	5.17m x 4.75m	16'9" x 15'6"
Bedroom 1	3.42m x 4.77m	11'3" x 15'8"
Bedroom 2	2.97m x 3.94m	9'9" x 12'11"

Plot 256

Kitchen/Living/Dining	5.17m x 4.75m	16'9" x 15'6"
Bedroom 1	3.42m x 4.73m	11'3" x 15'6"
Bedroom 2	2.95m x 3.91m	9'8" x 12'10"

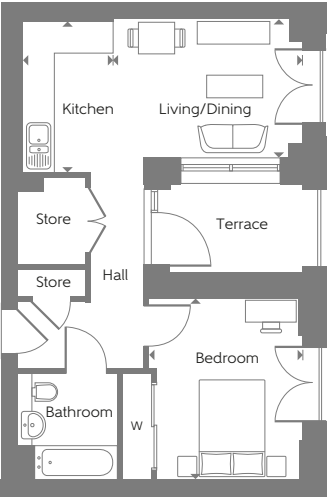
CLKs – Cloakroom W – Fitted Wardrobe

Furniture arrangements are for illustrative purposes only. Items are not included, nor to scale.

The items shown in this key may be subject to change, and positions could vary from those indicated on this floorplan. Please refer to Sales Advisor for details of your selected plot. Computer generated image shown overleaf. External finishes, landscaping and configuration may vary from plot to plot. Please refer to Sales Advisor for further details. All dimensions are approximate and should not be used for carpet sizes, appliance spaces or furniture. We operate a policy of continuous improvement and individual features such as kitchen and bathroom layouts, doors, windows, garages and elevational treatments may vary from time to time. Consequently these particulars should be treated as general guidance only and do not constitute a contract, part of a contract or a warranty.

TYPE LW0_01

PLOT NUMBER 255



Kitchen	1.88m x 3.10m	6'2" x 10'2"
Living/Dining	3.64m x 2.87m	11'9" x 9'4"
Bedroom	3.16m x 3.73m	10'4" x 12'2"

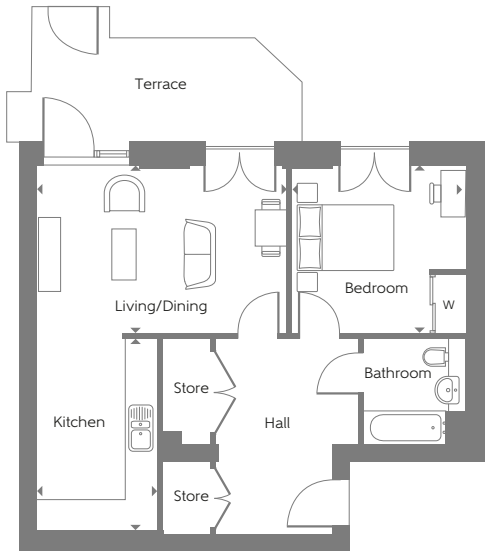
CLKs – Cloakroom W – Fitted Wardrobe

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TYPE LW1_21

PLOT NUMBER 258

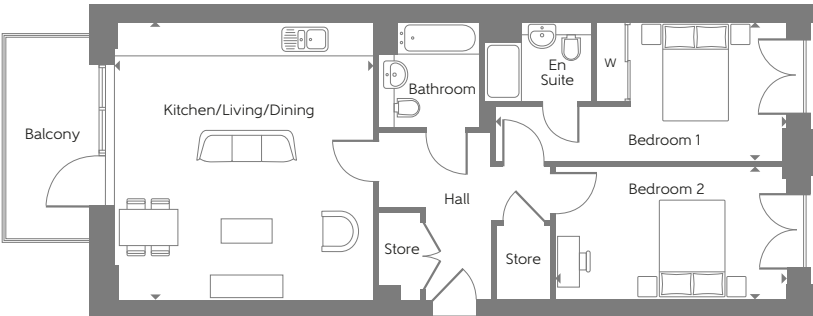


Kitchen	2.57m x 4.07m	8'4" x 13'3"
Living/Dining	5.22m x 3.45m	17'1" x 11'3"
Bedroom	3.55m x 3.45m	11'6" x 11'3"



TYPE LW2_05

PLOT NUMBERS 259, 265, 271, 277 & 280



Kitchen/Living/Dining	5.32m x 5.56m	17'4" x 18'6"
Bedroom 1	5.69m x 2.88m	18'8" x 9'5"
Bedroom 2	4.74m x 2.75m	15'6" x 9'0"



CLks – Cloakroom W – Fitted Wardrobe

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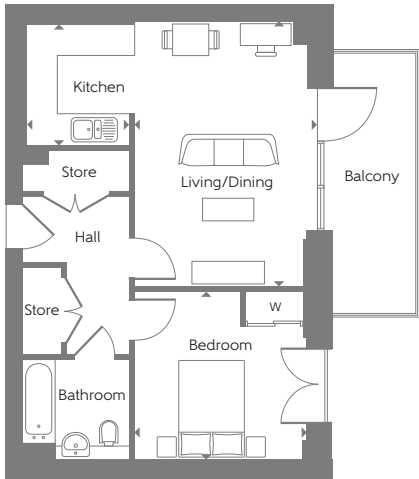
W – Fitted Wardrobe

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TYPE LW1_09

PLOT NUMBERS 260, 266, 272, 278 & 281



Kitchen	2.24m x 2.50m	7'3" x 8'2"
Living/Dining	3.55m x 5.46m	11'6" x 17'9"
Bedroom	3.55m x 3.45m	11'6" x 11'3"



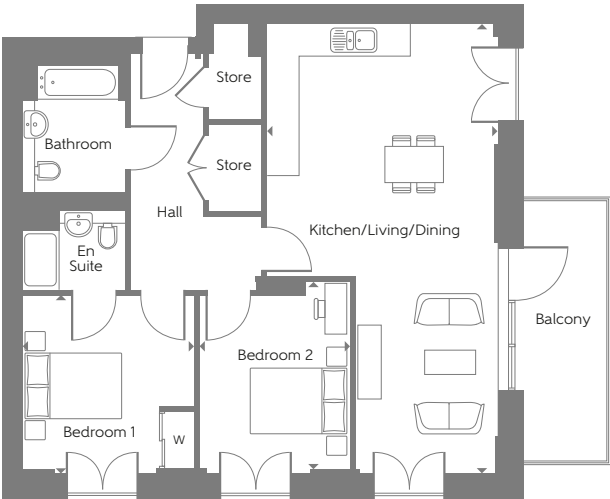
W - Fitted Wardrobe

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TYPE LW2_21

PLOT NUMBERS 261, 267 & 273



Kitchen/Living/Dining	4.74m x 9.21m	15'6" x 30'2"
Bedroom 1	3.56m x 3.65m	11'7" x 12'0"
Bedroom 2	3.10m x 3.65m	10'2" x 12'0"



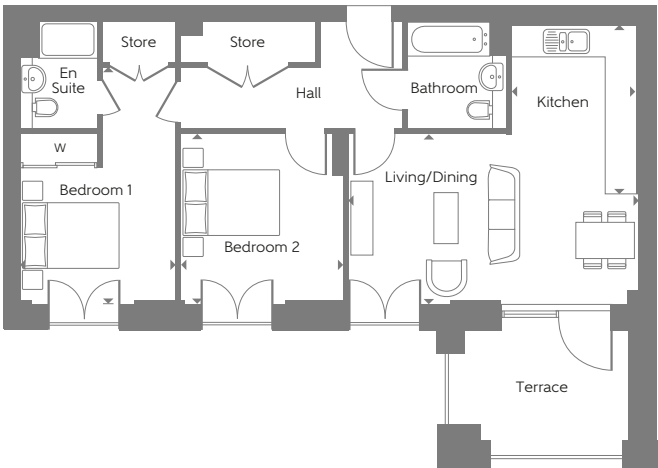
W - Fitted Wardrobe

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TYPE LW2_03

PLOT NUMBERS 257, 262, 268 & 274

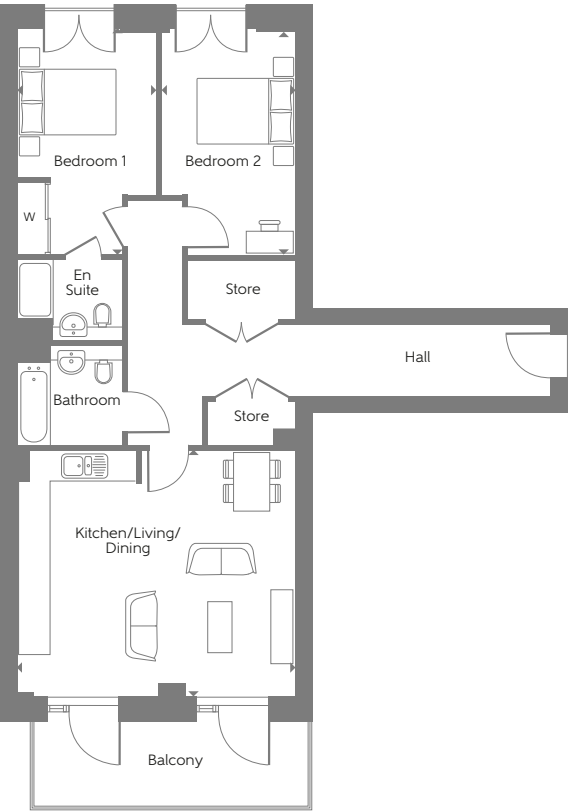


Kitchen	2.56m x 3.45m	8'4" x 11'3"
Living/Dining	5.99m x 3.51m	19'6" x 11'5"
Bedroom 1	4.88m x 3.27m	16'0" x 10'7"
Bedroom 2	3.35m x 3.51m	11'0" x 11'5"



TYPE LW2_18

PLOT NUMBERS 263, 269 & 275



Kitchen/Living/Dining	5.75m x 5.05m	18'10" x 16'6"
Bedroom 1	2.90m x 4.67m	9'5" x 15'3"
Bedroom 2	2.75m x 4.67m	9'0" x 15'3"



W - Fitted Wardrobe

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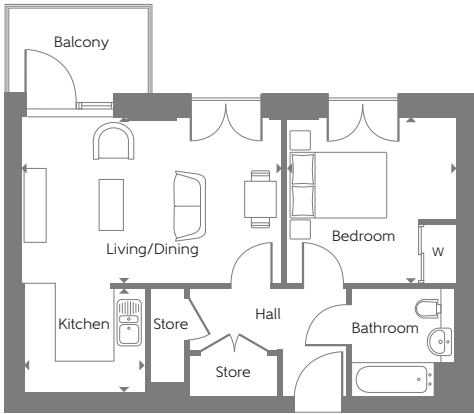
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TYPE LW1_02

PLOT NUMBERS 264, 270 & 276



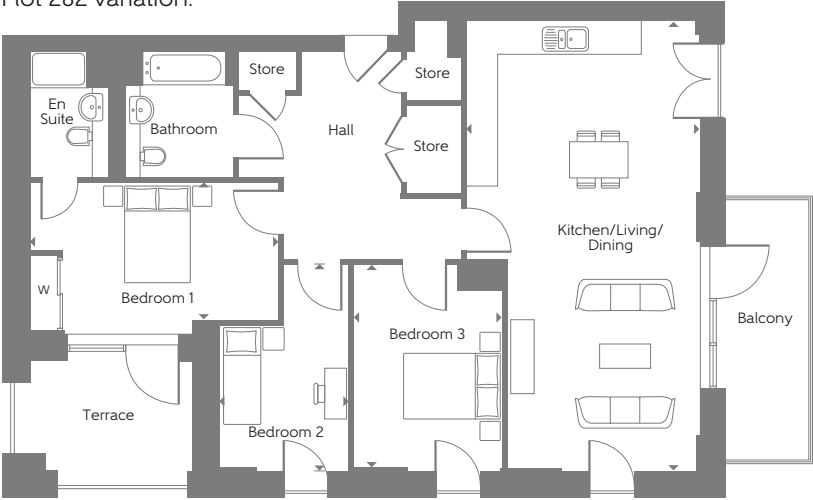
Kitchen	2.50m x 2.24m	8'2" x 7'3"
Living/Dining	5.32m x 3.45m	17'4" x 11'3"
Bedroom	3.45m x 3.45m	11'3" x 11'3"



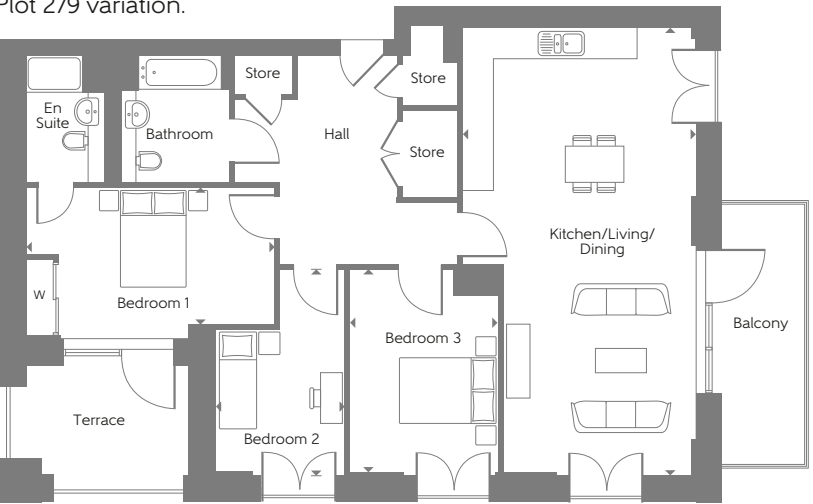
TYPE LW3_07

PLOT NUMBERS 279 & 282

Plot 282 variation.



Plot 279 variation.



Kitchen/Living/Dining	4.80m x 9.14m	15'7" x 30'0"
Bedroom 1	5.14m x 2.82m	16'9" x 9'2"
Bedroom 2	3.05m x 4.25m	10'0" x 14'0"
Bedroom 3	2.65m x 4.25m	8'7" x 14'0"



W - Fitted Wardrobe

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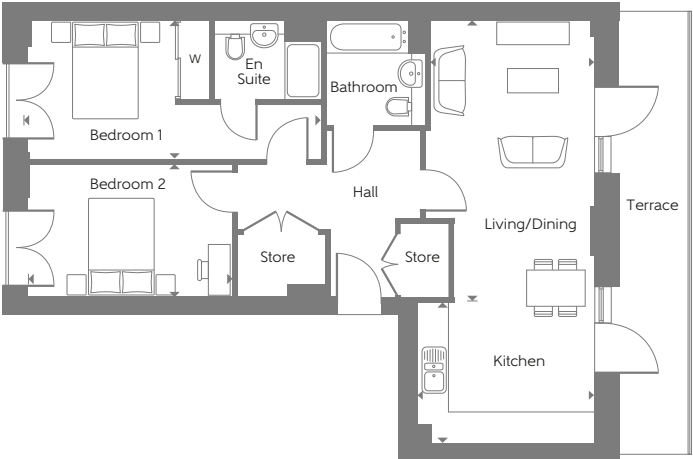
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TYPE LW2_16

PLOT NUMBER 283



Kitchen	3.65m x 2.89m	12'0" x 9'5"
Living/Dining	3.37m x 5.83m	11'1" x 19'1"
Bedroom 1	6.03m x 2.88m	19'8" x 9'4"
Bedroom 2	4.20m x 2.75m	13'8" x 9'0"



Seventh Floor

Sixth Floor

Fifth Floor

Fourth Floor

Third Floor

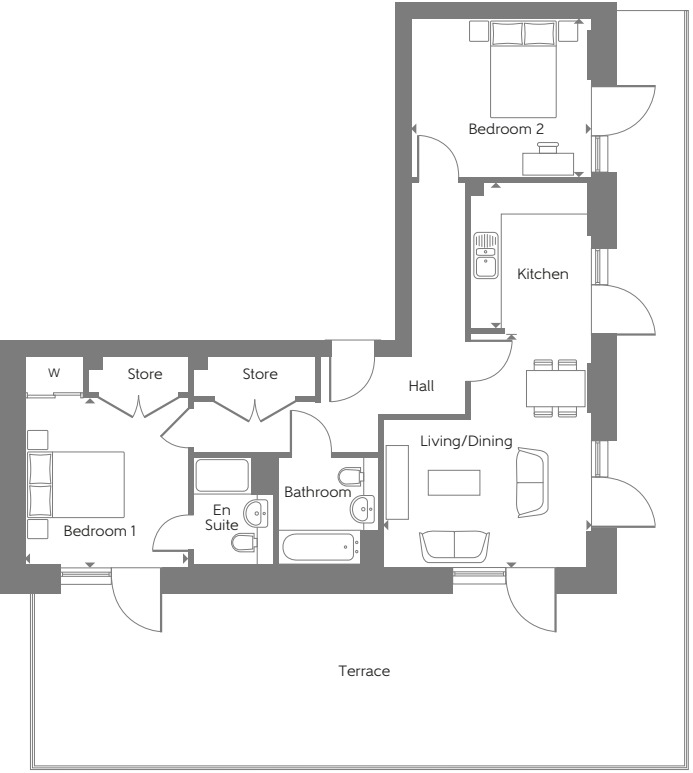
Second Floor

First Floor

Ground Floor

TYPE LW2_15

PLOT NUMBER 284



Kitchen	2.49m x 3.10m	8'2" x 10'2"
Living/Dining	4.28m x 4.83m	14'0" x 15'8"
Bedroom 1	3.37m x 3.49m	11'0" x 11'5"
Bedroom 2	3.71m x 3.27m	12'2" x 10'7"



Seventh Floor

Sixth Floor

Fifth Floor

Fourth Floor

Third Floor

Second Floor

First Floor

Ground Floor

W - Fitted Wardrobe

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SPECIFICATION

Kitchen

- Contemporary handle-less kitchen units with soft close doors and drawers
- Composite worktops with matching upstand
- Glass splashback behind hob
- Stainless steel 1.5 bowl sink with chrome mixer tap
- Single oven with ceramic four-zone hob
- Integrated stainless steel cooker hood
- Integrated A+ rated fridge freezer
- Under counter LED lighting
- Space and plumbing for a washer dryer in utility cupboard

Bathroom and En Suite

- Roca white sanitaryware with chrome fittings
- Bristan chrome taps and bathroom furniture
- Bath with dual Mira thermostatic shower and glass screen to main bathroom
- Mira 'Elevate' thermostatic shower to en suites
- Amarii slot-in shelves below basin
- Mirrored bathroom cabinet with LED lighting
- Chrome towel warmers
- Walls fully tiled around the bath/shower and half tiled to remaining walls

General

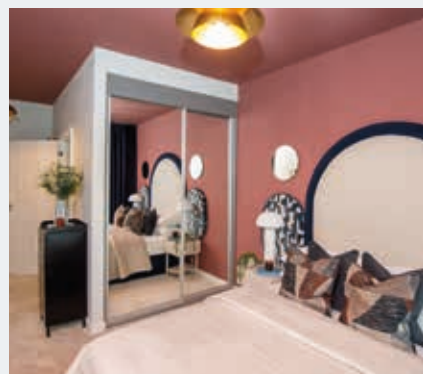
- Walls and ceiling finished in white matt emulsion
- Skirting and architraves in white gloss
- White vertical panel internal doors with chrome door furniture
- Fitted wardrobes to bedroom 1

Flooring

- Laminate flooring to living areas
- Sensations carpets to bedrooms
- Floor tiles to bathrooms and en suites

Electrical

- BT or Hyperoptic internet
- TV outlets with digital/freeview channels and Sky Q to living room and bedroom 1 (subject to future connection by purchaser)
- Telephone point to living room
- Downlights to hallway, kitchen, living and dining areas
- Energy efficient pendant lights to all bedrooms
- Heating and hot water provided by central boiler/energy centre
- Mains powered smoke detector
- Fused spur installed for future connection of security alarm by purchaser
- Video door entry system



FIVE STAR FACILITIES

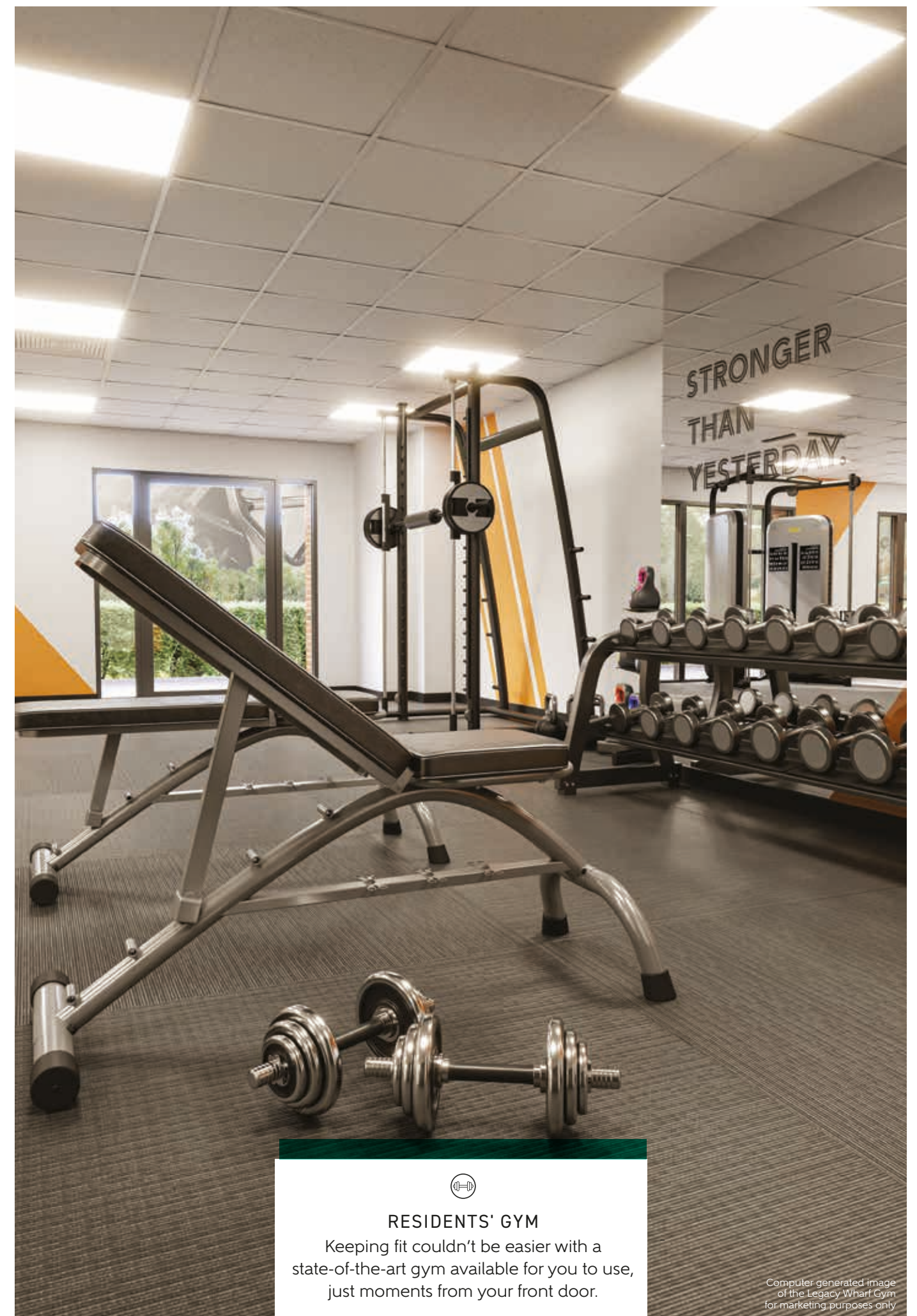
DISCOVER LUXURY LIVING AT LEGACY WHARF WITH
A PLETHORA OF FACILITIES AT YOUR FINGERTIPS



WORK HUB

Work Hub allows residents exclusive access to a dedicated work space with WiFi, conferencing facilities, meeting space and private booths.

Computer generated image of the Legacy Wharf Work Hub for marketing purposes only



RESIDENTS' GYM

Keeping fit couldn't be easier with a state-of-the-art gym available for you to use, just moments from your front door.

Computer generated image of the Legacy Wharf Gym for marketing purposes only



CONCIERGE

On hand to take in your parcels, book your taxi, help with your bags and anything else to lend a hand.

Computer generated image of the Legacy Wharf Concierge for marketing purposes only

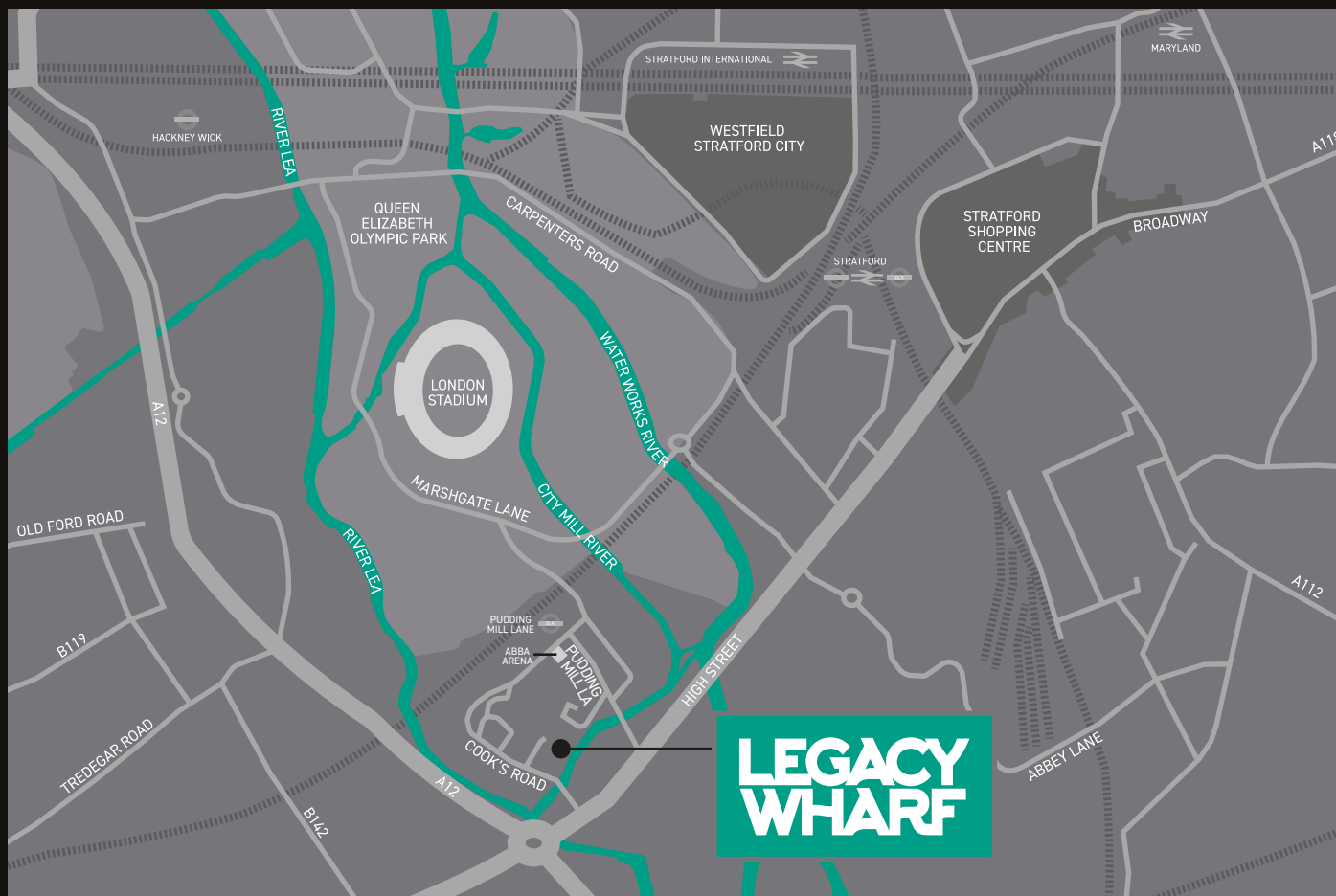


COMMUNAL GARDENS

Everyone can come together in Legacy Wharf's own communal courtyard. There's a play area for children and several meeting places to catch up with friends.

Photograph of communal gardens from Legacy Wharf.

COOKS ROAD, STRATFORD E15 2PN



LEGACY WHARF

STRATFORD

Bellway | London

Bellway Homes Limited (Thames Gateway Division), Bellway House,
Anchor Boulevard, Crossways Business Park, Dartford, Kent DA2 6QH

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Bellway | London