



# BOULEVARD

SOUTHSIDE | BIRMINGHAM | B5 7AY



Open the door to a new chapter of luxury living and scale the heights, all from the comfort of your own home. **Welcome to Birmingham's premier new neighbourhood.**

Centrally located in the heart of Birmingham's Southside, Boulevard provides 145 beautifully designed apartments woven into the city's Cultural Quarter. A great place to enjoy a fusion of city living, dining and the arts.

INVESTIN PLC

## Bringing the highest standards of purpose-built residential living to the UK's second city.

With over 30 years' experience in the UK and international real estate markets, Investin are specialists in high end residential and commercial property development and investment opportunities.

Boulevard is Investin's latest urban regeneration project, boasting our typical range of premium amenities and facilities. It will deliver for occupiers in Birmingham a living experience unmatched anywhere else in the city.

A beautifully landscaped private courtyard will be the focal point of a flourishing community.

For us – and for you – this is an opportunity that is simply too exciting to ignore.



# Why Birmingham?

**"Birmingham has a world-class talent pool thanks to its internationally-renowned universities and research facilities. Continued investment in infrastructure such as HS2 and the metro, investment at Birmingham international airport, and improvements in connectivity realised through the 5G test-bed, ensures the Midlands growth story will be attractive to future generations of talent!"**

*Matthew Hammond, PWC*

Originally the 'workshop of the world' during the industrial revolution, it's always been at the forefront of innovation and the birthplace of iconic brands such as Cadbury's, Lloyd's Bank and HP Sauce. In more recent years, the city has gained recognition for its financial, tech and business hubs, with major companies such as Goldman Sachs moving in to Colmore Row, HMRC creating a regional hub at 3 Arena Central and HSBC Bank setting up headquarters in the city instead of London – a growing trend among blue-chip employers.

PWC's move to One Chamberlain was its largest single office investment ever made outside of London and BT announced in early 2020 it was to move 4,000 workers to Snow Hill, quintupling the amount of staff it already had in Birmingham and making it the city's biggest employer.

With the highest inward investment (apart from London) in the UK improving connectivity and infrastructure, with 37% of the population under the age of 25, and the highest percentage of graduate retention in the country, the city is being reborn as it continues to reposition itself nationally and internationally as a major regional centre at the heart of the UK.

With new residential, commercial and realm development the city has been re-energised as a popular place to live and work.

A CITY OF CHOICE FOR MAJOR GLOBAL CORPORATIONS



## £1bn

### Growth by end of 2023

Already established as a prosperous, high growth city, major projects including HS2, a regional housing boom and global investment are powering Birmingham's economic growth

## 24.5% growth

### 2022 – 2026

JLL 5 year growth forecast for Birmingham residential property values - the highest in the UK

## 14% increase

### Rental values

JLL forecast a 14% increase in rental values in Birmingham 2022 – 2026

## 41%

### Graduate retention

With a student population of 80,000, Birmingham retains 41% of graduates, providing an evergreen source of private rental tenants

## 32%

### Of Birmingham City population aged 15 – 34

With the youngest city population in Europe, there is high demand for private rental property

# A bright future!

## OUR FUTURE CITY PLAN

### A community-centric initiative

In 2021, Birmingham City Council unveiled its vision to create a blueprint for the city's vibrant future, addressing retail, offices, leisure, education, tourism, civic and community functions with a strategy to implement by 2040. Four guiding principles are at the heart of the plan – to create a green city where nature is integral; an equitable city where communities have equal opportunities; a liveable city that's people focused and a distinctive city that takes pride in the individual identities of its communities.

## COMMONWEALTH GAMES 2022

### Regeneration and tourism

In July 2022, Birmingham stepped onto the world stage as hosts of the Commonwealth Games. Bringing in £778m worth of investment it will not only provide improvements to local infrastructure and a legacy springboard for future investment but will add an extra 1 million visitors to the city's tourism economy (42.8 million visitors per year) with a subsequent spend of £7.1 billion.

## CONNECTED TO THE WORLD

### Global destination hub

Birmingham Airport is proposing investment of £500m (\$649.1m) for improvement, modernisation, and extension of the current facilities to increase its annual passenger handling capacity to 18 million by 2033.

## BIRMINGHAM HEALTH INNOVATION CAMPUS

### World-leading connected healthcare technologies centre

A University of Birmingham initiative opening in 2023 with a ten-year plan for 700,000 sq ft of state-of-the-art laboratories, office and incubation space. The campus will create 10,000 new jobs and contribute £400m GVA to the regional economy by 2030.

## HS2 - ECONOMIC BOOST AND JOB CREATION

### Faster links to London

Improved access to London will follow with HS2, which will reduce the direct train link to London from 1 hour 24 minutes, to just 52 minutes by 2029. HS2 is projected to boost the local economy by an estimated £1.5bn and bring 22,000 jobs to the region.

## REACH 90% OF THE UK IN 4 HOURS

### National connectivity

Birmingham is the most connected regional city in the UK. Home to the busiest interchange railway station outside of London, Birmingham New Street connects the country, with direct services to London, Manchester, Bristol, Cardiff, Glasgow and Edinburgh.

## ENTREPRENEURIAL TECHNOLOGY HUB

### A city of the future

Over 6,000 tech companies are registered, and along with the support of Innovation Birmingham, a dedicated 100,000 sq ft campus for the digital and tech community, the industry is beginning to rival the proliferation of financial and professional service providers in the city. In addition, a large scale 5G rollout is currently being advanced with a target to reach net carbon zero by 2030.



The UK's most connected regional city



Commonwealth Games 2022 - a lasting legacy



A centre of excellence for innovation in health and technology



Substantial investment in the city's airport



A future focused on the people of Birmingham



HS2 - Birmingham to the capital in just 52 minutes

# The educated choice.

**RANKED SECOND IN THE UK AS A HUB FOR TECH BUSINESSES, IT'S JUST ONE SECTOR THAT'S BEING FUELLED BY A POOL OF EMPLOYMENT HUNGRY GRADUATES.**

Recently voted as the most investable city in the UK and with a host of employers in the technology, innovation, medtech and life sciences sectors, Birmingham was also identified as the only 'established' fintech cluster outside London in the 2021 'Kalifa Review of UK Fin Tech', commissioned by the Government.

With eight major universities and research institutions in the region producing more than 58,000 graduates, supported by a further 22 universities within an hour's drive providing an additional 385,000 graduates, Birmingham has become a major draw for talent who wish to remain post-graduation and contribute to the dynamic progression of this exciting city.

Education has always played a part in the history of Birmingham and the city is home to the King Edward VII Foundation, a charitable institution that operates the independent King Edward's School, ranked as one of the top 10 International Baccalaureate schools in the UK and amongst the top 25 in the world.

From Boulevard

**South & City College**  
1.1 miles

**Aston University**  
1.3 miles

**Birmingham Business School**  
1.9 miles

**Newman University**  
5.2 miles

**University College Birmingham**  
1.1 miles

**Birmingham City University**  
1.4 miles

**University of Birmingham**  
1.6 miles

**Birmingham Metropolitan College**  
5.4 miles

# Regeneration for a new generation.

Many areas of the city are undergoing transformation to adapt to the ever-growing influx of world-class employers. Driving growth and regeneration, Snow Hill is the subject of a 20 year masterplan that will enhance the area's key assets, including a £50m overhaul of Snow Hill station. Included within the masterplan, the commercial district of Colmore Row, already home to Goldman Sachs, will significantly contribute to the city's economy with professional services, retail and the hospitality sectors employing over 35,000 people. HS2 has also established its construction headquarters here, with 1,500 employees.

With unprecedented global investment allied to forecasts of 4.9% pa growth in residential property values over 5 years, and growing rental values underpinned by a young, rapidly expanding population expected to grow by 400,000 by 2043, Birmingham is leading the way as the UK's no. 1 investment hotspot. Boulevard presents the opportunity to share in the success of the city's future, transformed from its manufacturing foundations to a safe, welcoming and vibrant destination for businesses, residents and visitors.

# Why Boulevard?

A BESPOKE COLLECTION OF 145 APARTMENTS IN A PRIME LOCATION IN THE CITY OF BIRMINGHAM.



LARGE, CONTEMPORARY LIVING SPACES



TWO RESIDENTS' LOUNGES IN PHASE ONE



LIVE/WORK LOUNGE & PRIVATE WORKING BOOTHS



STATE-OF-THE-ART GYMNASIUM AND FITNESS STUDIO



RESIDENTS' CINEMA ROOM



RESIDENTS' KITCHEN AREA



COURTYARD GARDENS AND TERRACE AREA

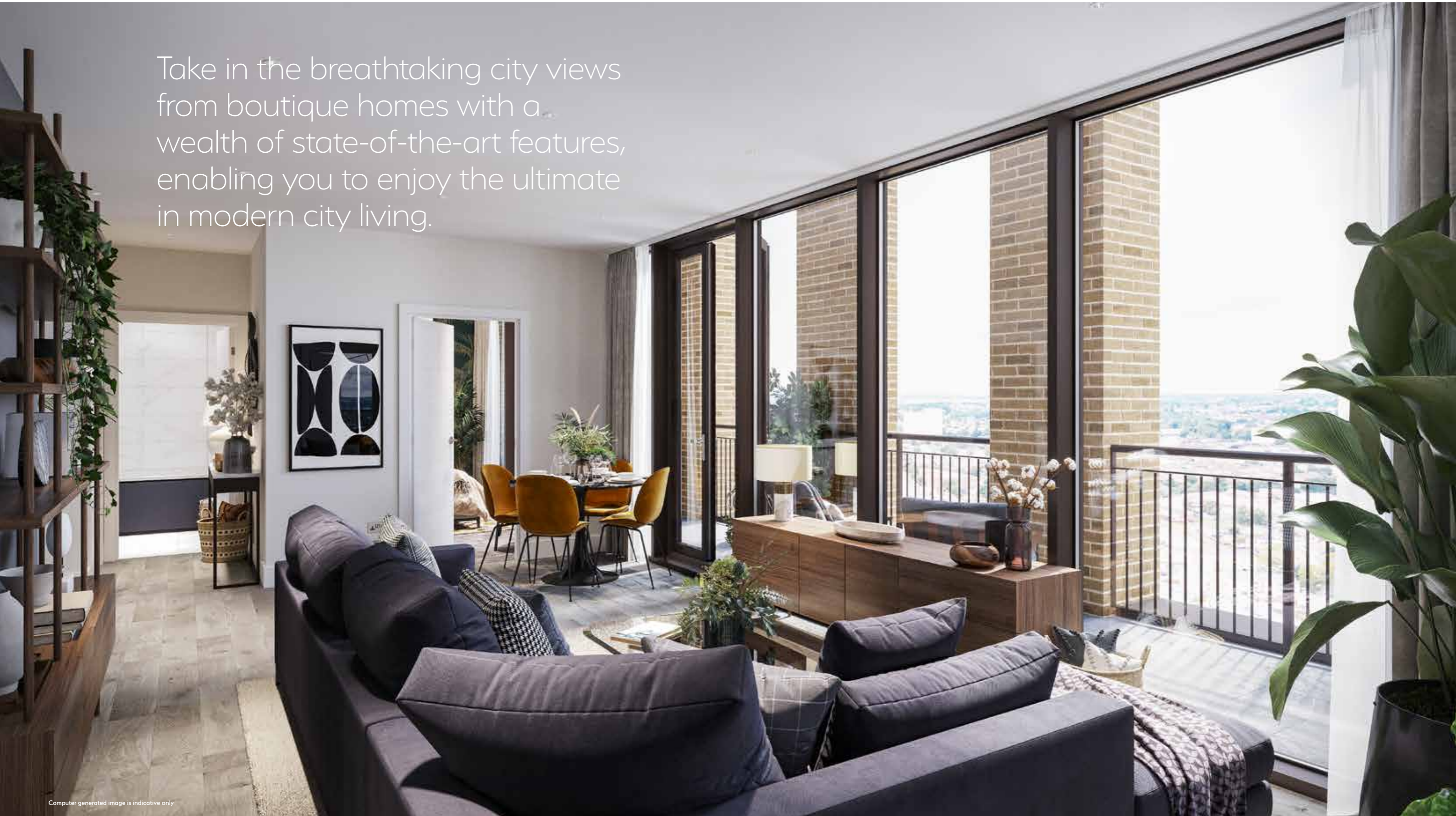


RESIDENTS' PARKING ALLOCATION AVAILABLE TO PURCHASE



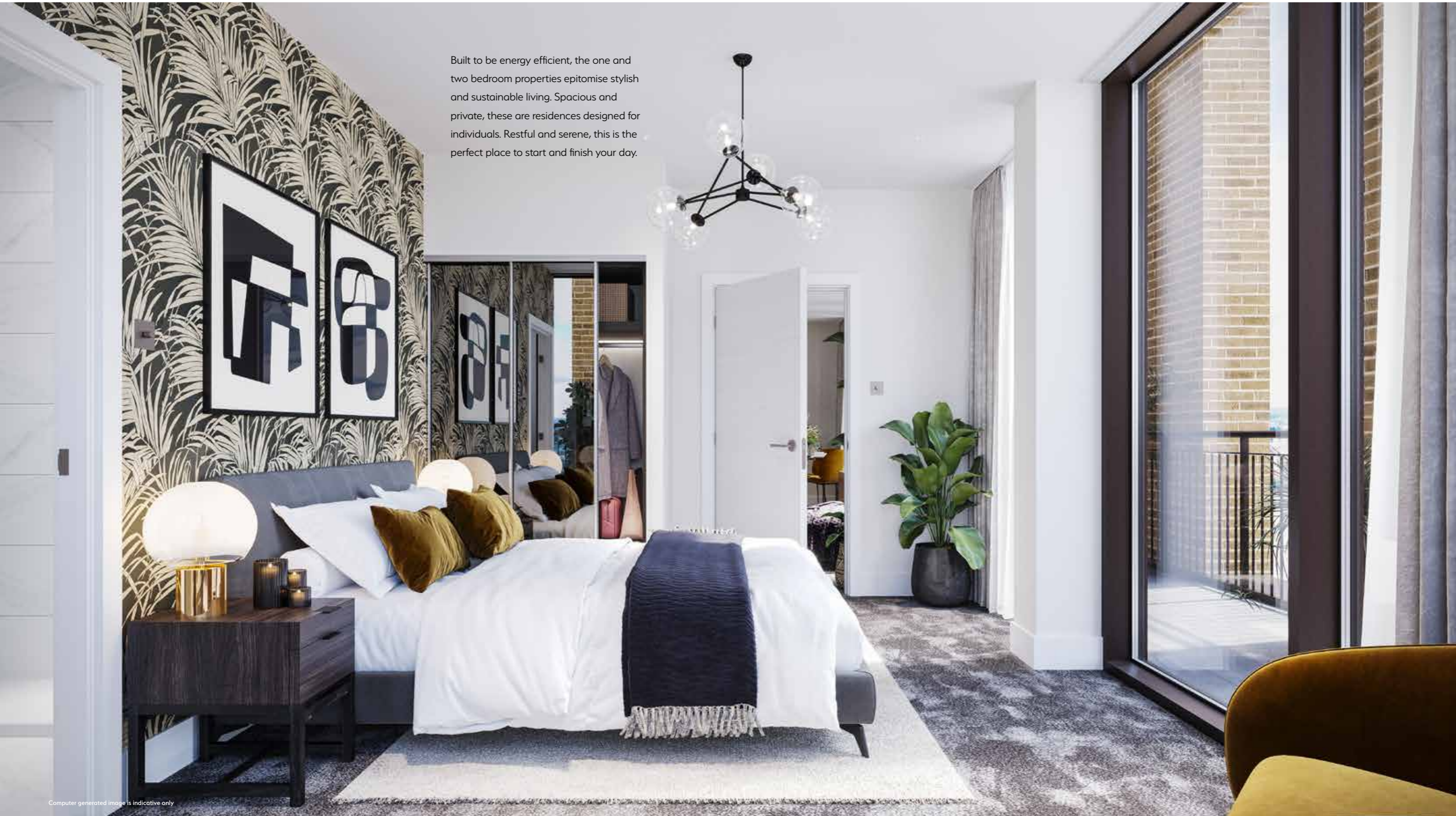


Take in the breathtaking city views from boutique homes with a wealth of state-of-the-art features, enabling you to enjoy the ultimate in modern city living.



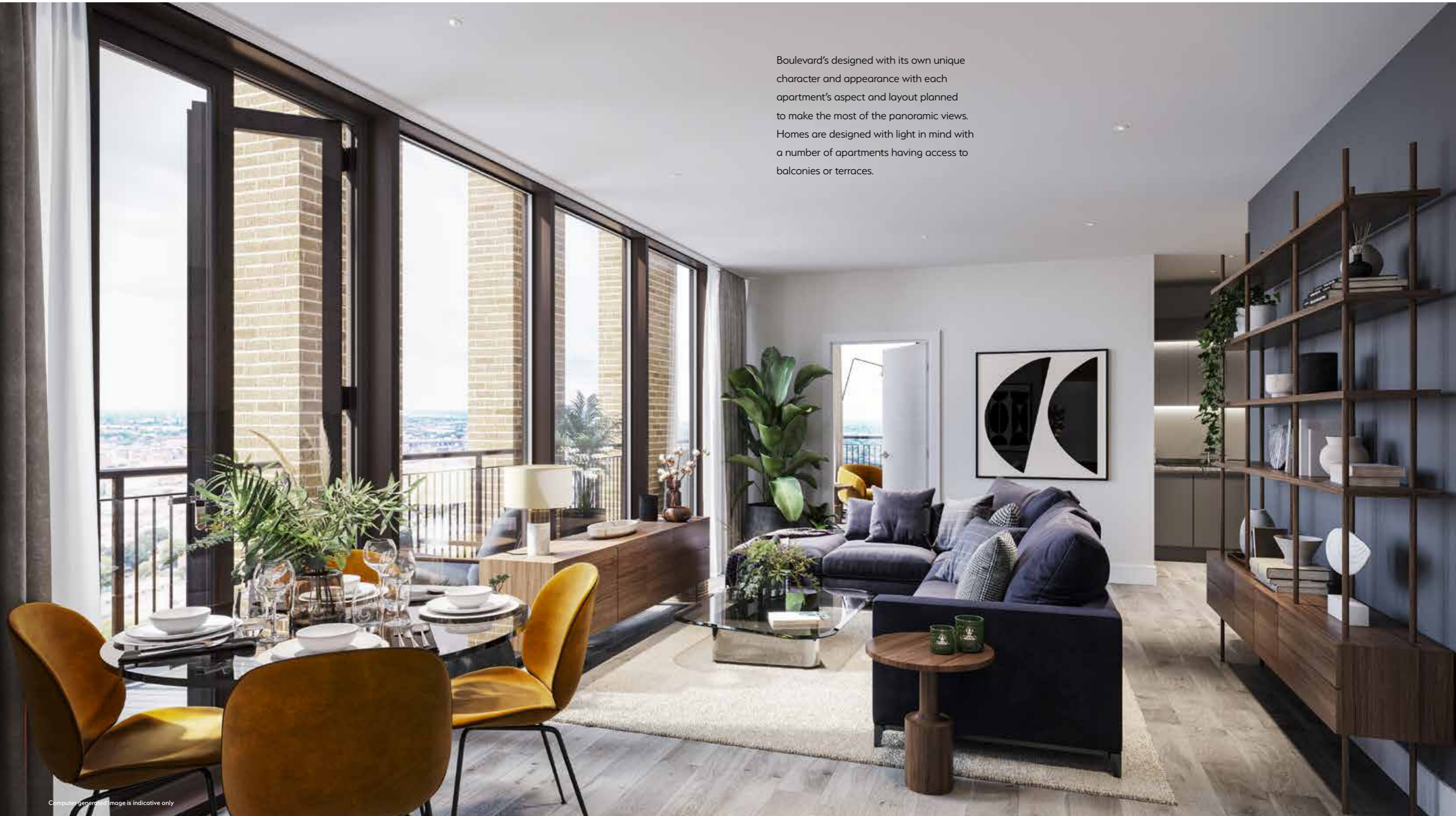
Computer generated image is indicative only

Built to be energy efficient, the one and two bedroom properties epitomise stylish and sustainable living. Spacious and private, these are residences designed for individuals. Restful and serene, this is the perfect place to start and finish your day.



Computer generated image is indicative only

Boulevard's designed with its own unique character and appearance with each apartment's aspect and layout planned to make the most of the panoramic views. Homes are designed with light in mind with a number of apartments having access to balconies or terraces.



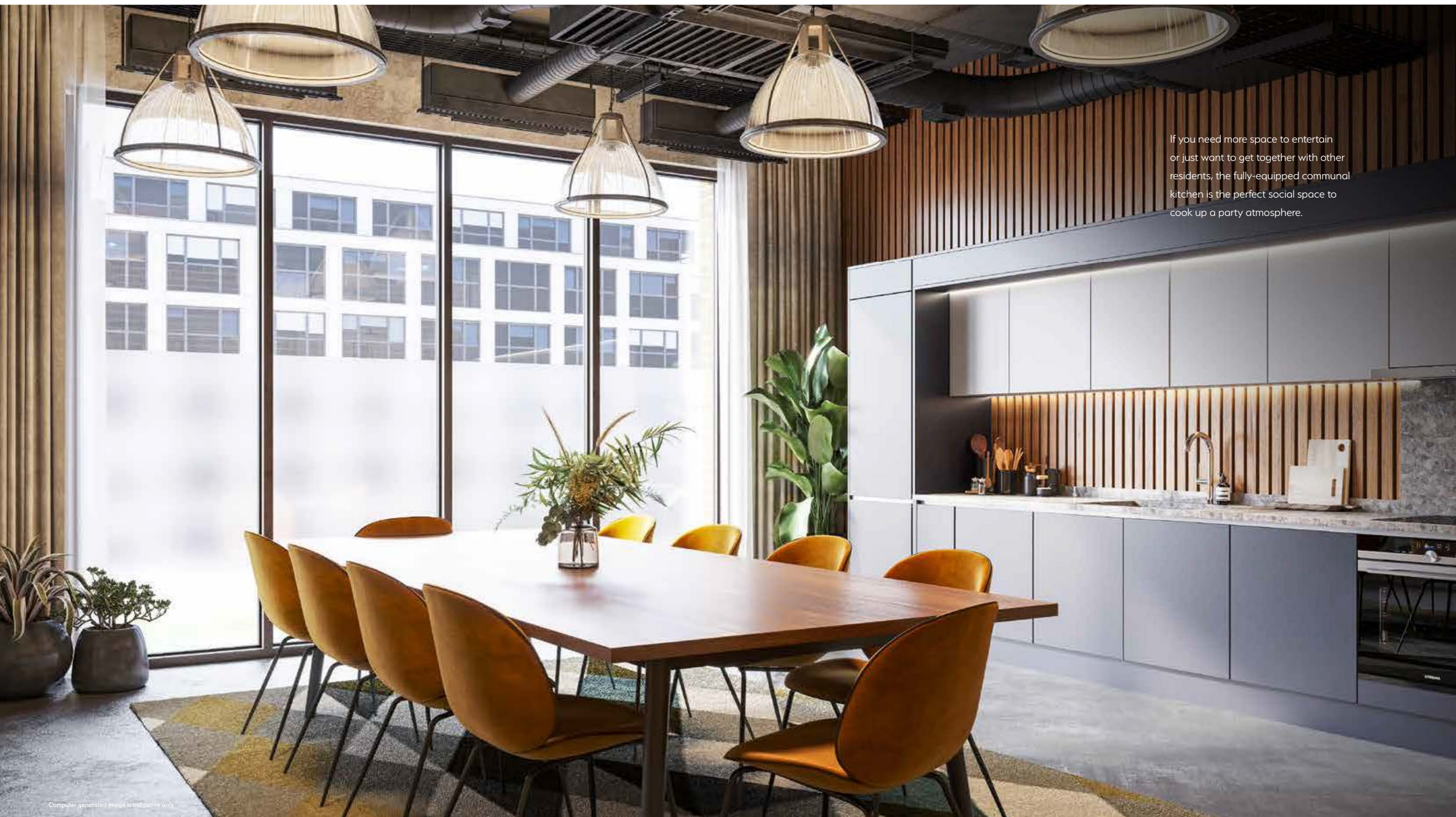
Computer generated image is indicative only



Computer generated image is indicative only

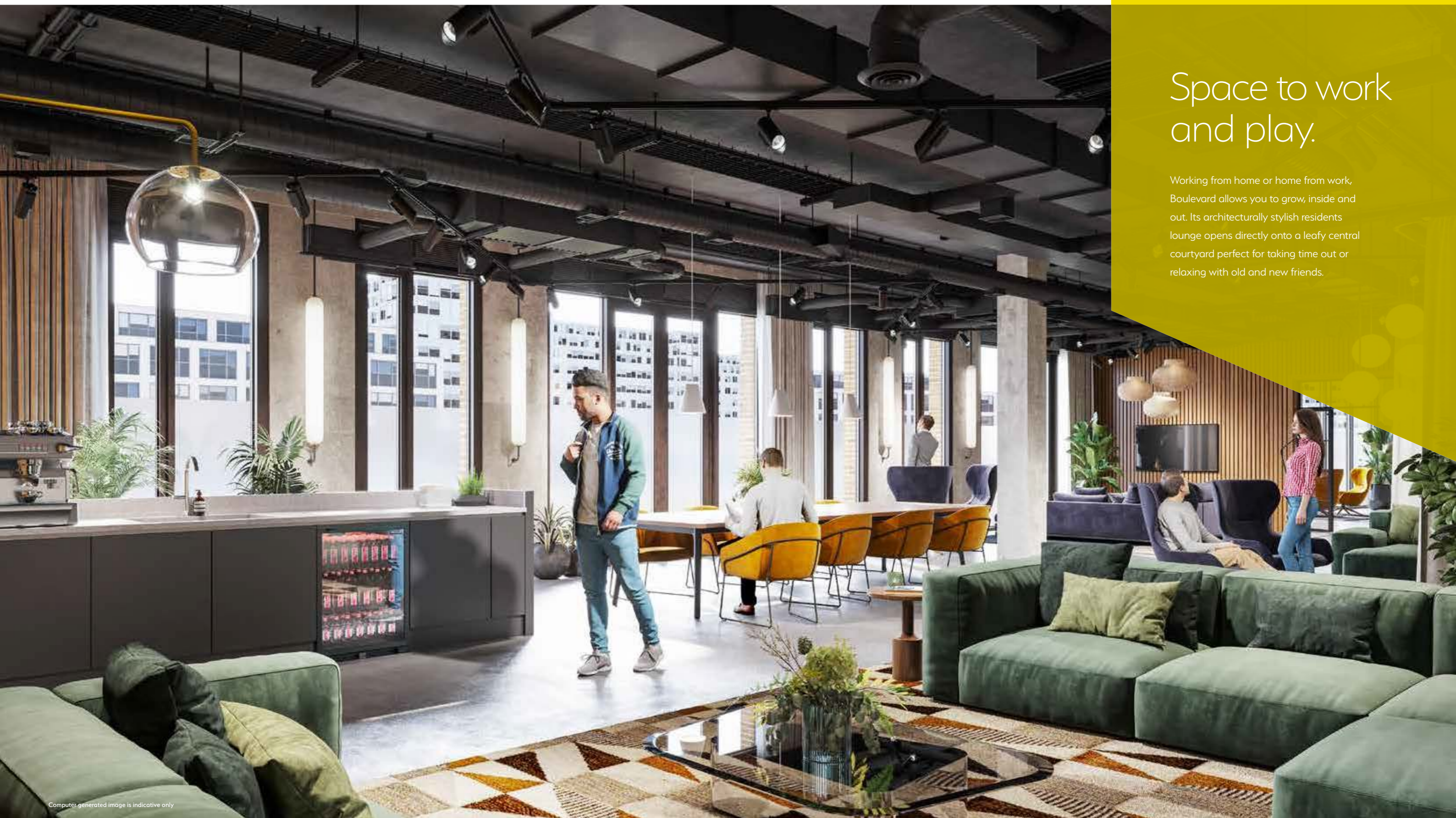
## A sense of arrival.

With a concierge service, you and your guests will receive a warm welcome at Boulevard, the stylish reception area setting the elevated tone for the rest of this impressive landmark building.



If you need more space to entertain or just want to get together with other residents, the fully-equipped communal kitchen is the perfect social space to cook up a party atmosphere.

Computer generated image is indicative only



## Space to work and play.

Working from home or home from work, Boulevard allows you to grow, inside and out. Its architecturally stylish residents lounge opens directly onto a leafy central courtyard perfect for taking time out or relaxing with old and new friends.

Computer generated image is indicative only







## Your own private gym.

No more trekking across town to get your fitness fix. With Boulevard's own residents' gym you can workout whenever you want.

# A stunning specification.

## GENERAL

- Exclusive Boulevard residents' gym & lounge area
- Sprinklers installed throughout
- ICW or similar build warranty
- EWS1 A1 compliant
- EPC rating: B
- Lift access to all levels
- Electric vehicle charging points
- Heating via electric panels
- White fire resistant internal doors with brushed steel furniture
- Double glazing throughout with doors giving access to terraces / balconies (subject to apartment type)
- Entry phone security system
- Satin chrome LED downlighting
- White matt finished walls and ceiling
- MVHR extractors to bathroom and kitchen
- Smoke alarm and heat alarm detectors

## KITCHEN

- Wood laminate flooring
- High quality kitchens with soft close drawers and doors
- Laminated worktops with matching upstands
- Zanussi built in single oven
- Zanussi ceramic hob with stainless steel splashback
- Zanussi cooker hood
- Zanussi integrated 70/30 fridge freezer
- Zanussi integrated dishwasher
- Zanussi washer dryer
- 1 ½ sink and drainer with swan neck mixer tap
- Under cupboard LED lighting
- Brushed stainless steel electrical switches and sockets

## LIVING AND DINING

- Wood laminate flooring, including hall
- TV, high speed internet, BT and Virgin outlets in living area and bedrooms
- Telephone sockets

## BATHROOM AND ENSUITES

- Vitra sanitaryware to all bathrooms
- Fixed overhead rain shower head and handset
- Thermostatic shower over baths with glass screen
- Vitra shower system and enclosure in ensuite with stone shower tray
- Ceramic wall tiling
- Heated chrome towel rail
- Wall mounted mirror
- Polished chrome toilet roll holder

## BEDROOMS

- Fitted carpet
- Fully fitted Vesta space storage wardrobes with grey mirrored sliding doors, graphite woodwork, shelving and chrome rails to bedroom 1

## COMMUNAL AREAS

- Communal letterboxes
- Secure cycle store
- Landscaped communal courtyard area
- External lighting
- Parking spaces available
- Porcelain floor tiles to lobby area
- Carpet tiles to communal corridors
- Solar panels proposed (to be confirmed)

Boulevard is at the heart of an exclusive new neighbourhood in the thriving Southside district.

HOME TO A RICH MIX OF WORLD CLASS ARTS AND CULTURE, A-LIST GLOBAL BRANDS, AND ONE OF THE LARGEST CHINESE POPULATIONS IN THE UK. JOIN THE SOUTHSIDE COMMUNITY AND CREATE MEMORIES YOU'LL NEVER FORGET.



Food to satisfy every craving, cultural masterpieces, big nights out, proper belly laughs, independents like no other. Every corner you turn, there's something new waiting for you.

[southsidedistrict.co.uk](https://southsidedistrict.co.uk)

In the midst of the city's cultural quarter, Boulevard apartments take centre stage in a creative area showcasing the best that the UK's second city has to offer.

Southside is one of Birmingham's liveliest quarters, encompassing The Gay Village, The Arcadian Centre and Chinatown, offering a diverse and tempting range of attractions and amenities, whatever hour of the day.

With one of the largest collections of Chinese businesses in the UK, Chinatown plays host to a wide choice of Asian cuisine, not just from China but from Japan, Malaysia, Korea and Vietnam. Discover pubs, clubs, bars, cinemas, an eclectic range of independent retailers and the Hippodrome Theatre, home to the Birmingham Royal Ballet, with over 520,000 visitors a year making it the busiest theatre in the UK.

### A TASTE OF WHAT'S ON OFFER

#### RESTAURANTS

**Asia Asia**, Pershore Street

*Asian fusion*

**Cafe Soya**, Arcadian

*Chinese*

**China Court**, Ladywell Walk

*Chinese*

**Chung Ying**, Wrottesley Street

*Chinese*

**Ken Ho**, Hurst Street

*Chinese*

**Topokki**, Hurst Street

*Korean*

**Gaijin Sushi**, Bristol Street

*Japanese*

#### CLUBS AND BARS

**Sidewalk**, Hurst Street

**The Glee Club**, Hurst Street

**Sobar**, Hurst Street

**Chic**, Horse Fair

**Bambu**, Wrottesley Street

**The Sunflower Lounge**,

Smallbrook Queensway

**Eden**, Sherlock Street





In touch  
with it all.

With bus services to the city centre,  
cycleways and pedestrian routes,  
Boulevard puts everything Birmingham  
has to offer within easy reach.

  
BOULEVARD

**Retail**

- 1 The Cube
- 2 Mailbox
- 3 Harvey Nichols
- 4 Piccadilly Arcade
- 5 Grand Central
- 6 Great Western Arcade
- 7 The Square
- 8 Selfridges
- 9 Bullring

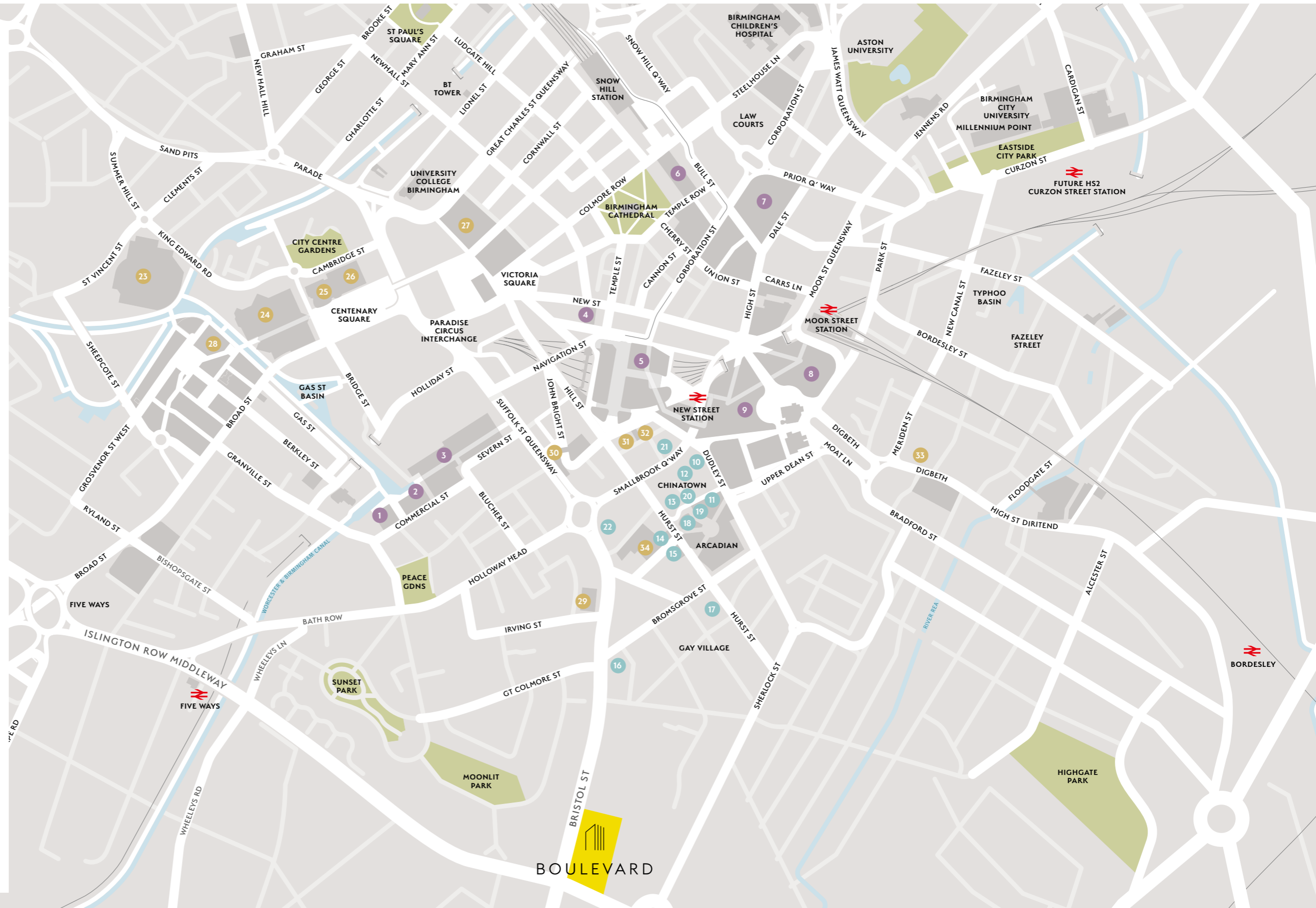
**Chinatown and Southside**

**Bars & Restaurants**

- 10 Asia Asia
- 11 Cafe Soya
- 12 China Court
- 13 Chung Ying
- 14 Ken Ho
- 15 Topokki
- 16 Gaijin Sushi
- 17 Sidewalk
- 18 The Glee Club
- 19 Sobar
- 20 Bambu
- 21 The Sunflower Lounge
- 22 Eden

**Culture**

- 23 Utilita Arena
- 24 ICC & Symphony Hall
- 25 Birmingham Repertory Theatre
- 26 The Library of Birmingham
- 27 Birmingham Museum & Art Gallery
- 28 National Sealife Centre
- 29 O2 Academy
- 30 The Alexandra Theatre
- 31 The Electric Cinema
- 32 The Old Rep Theatre
- 33 O2 Institute
- 34 Birmingham Hippodrome



# Birmingham.

A city rich in history, cultural diversity, youthful dynamism and ambitious spirit embodying everything a modern city should.

Boulevard puts you in a prime position to take advantage of the Midlands' most important regional hub.

Demand for purpose-built residential property is currently at an all-time high in Birmingham, fuelled by a growing trend in companies relocating parts of their operations from London to Birmingham, making the city the top destination for relocation outside of the UK capital and for property investment both domestically and from international buyers.



ARTS, CULTURE AND LUXURY BRANDS

HARVEY  
NICHOLS

BIRMINGHAM  
ROYAL BALLET

H  
BIRMINGHAM  
HIPPODROME

o<sub>2</sub>academy  
BIRMINGHAM

BULLRING  
& GRAND CENTRAL

SELFRIDGES & CO



# A retail mecca.

## **BIRMINGHAM CHALLENGES THE CAPITAL FOR ITS OUTSTANDING RETAIL OPTIONS.**

From high fashion to high street brands, Birmingham's retail offering is second to none. At the heart of the city, Bullring & Grand Central is home to a fabulous array of retailers, restaurants and the iconic Selfridges store. Mailbox adds further choice, in addition to three-screen Everyman cinema and Harvey Nichols. For an eclectic shopping experience in Victorian splendour head to Grade II Listed Great Western Arcade, home to award-winning independent retailers.





# On the town.

**CLUBS, BARS, WORLD-CLASS CUISINE AND MUSIC AND ENTERTAINMENT VENUES AWAIT YOU. WITH NO LESS THAN FIVE MICHELIN STARRED RESTAURANTS YOU CAN ENJOY FINE DINING IN A CITY THAT'S MADE ITS INDELIBLE MARK ON THE CULINARY MAP.**



The Ivy, Gusto, chain favourites and a whole host of independents have also established themselves here, providing an almost endless list of possibilities for every occasion.

If live music's your thing, from smaller venues for intimate gigs to the Symphony Hall there's something for everyone. Take in the ballet at Birmingham Hippodrome, a comedy night at The Glee Club, or live theatre at The Alexandra Theatre.



## **Mailbox**

With a canalside setting and luxurious reputation, the restaurants in Mailbox are a favourite destination for diners. With a fantastic mix of eateries, there's a choice of cuisine from around the globe. When the sun sets, stay for drinks at one of the many alfresco bars.



## **O2 Academy Birmingham**

The premier venue at the heart of the city's nightlife, the O2 Academy is renowned for the biggest gigs and club nights.

## **The Jam House**

Big-name jazz, blues and rock acts in intimate 3-storey Georgian building with top-floor restaurant.

## **The Arcadian**

Home of nonchalant glamour, delicious flavours and endless fun. The Arcadian is the city centre's original social hotspot and its most cherished. An array of atmospheric bars and dynamic restaurants nestle harmoniously to create an utterly unique vibe.

## **The Custard Factory**

Set in 15 acres of beautifully restored Victorian factories, The Custard Factory is the heart of Birmingham's buzzing creative, social and digital district.

# Connected living.

**THE UK'S MOST CONNECTED REGIONAL CITY – ROAD, RAIL AND AIR – ALL EASILY ACCESSED FROM BOULEVARD.**

A connected lifestyle awaits at Boulevard. As well as being within walking distance of the city, residents will enjoy easy access to road and rail networks, including the forthcoming HS2 from the new Birmingham Curzon Street station, putting London within 52 minutes' travel time.



**From Boulevard**

Moonlit Park	4mins
O2 Academy	7mins
Chinatown	10mins
The Arcadian	10mins
Birmingham New Street	15mins
Mailbox	15mins
Edgbaston Stadium	20mins
Bullring & Grand Central	20mins



**From Birmingham New Street**

Leicester	48mins
Bristol Temple Meads	1hr 20mins
London Euston	1hr 24mins
Manchester Piccadilly	1hr 25mins
Liverpool Lime Street	1hr 39mins
Cardiff Central	1hr 57mins
Glasgow Central	4hr 2mins



**From Boulevard**

Bullring & Grand Central	1.3 miles
Botanical Gardens	1.5 miles
University of Birmingham	1.6 miles
Birmingham City Hospital	2 miles
Queen Elizabeth Hospital	2.2 miles
Villa Park	3.7 miles
M6 Junction 6	4 miles
Birmingham Airport	8 miles
M42 Junction 4	9 miles
National Exhibition Centre	9 miles



Photograph depicts Grand Central Station

## HS2 - bringing the capital closer.



The arrival of HS2 in Birmingham is set to revolutionise travel times to London, cutting the current journey time from 84 minutes to just 52. Destinations including Manchester, Preston and Wigan will also be commutable in under 60 minutes. As the first brand new intercity terminus station to be built in Britain since the 19th century, Birmingham Curzon Street station is destined to be one of the world's most environmentally friendly stations.



Images courtesy of HS2 Limited

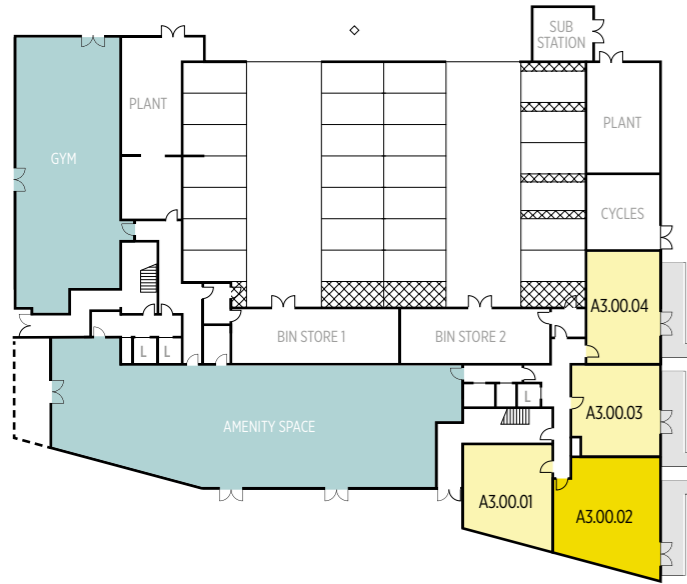


**BOULEVARD IS  
DESTINED TO MAKE  
AN IMPRESSIVE IMPACT  
ON THE BIRMINGHAM  
SKYLINE.**

Set around a central landscaped courtyard the bold architecture perfectly expresses Birmingham's dynamic - that of a fast-moving city with an assured future as one of the UK's most progressive.

# Keyplans Floors G – 7

1 BEDROOM APARTMENT 2 BEDROOM APARTMENT



## GROUND FLOOR

- A3.00.01 1 bedroom apartment – Page 58
- A3.00.02 2 bedroom apartment – Page 59
- A3.00.03 1 bedroom apartment – Page 60
- A3.00.04 1 bedroom apartment – Page 61



## FIRST FLOOR

- |  |  |
|--|--|
| A1.01.01 2 bedroom apartment – Page 68 | A3.01.01 1 bedroom apartment – Page 58 |
| A1.01.02 2 bedroom apartment – Page 70 | A3.01.02 2 bedroom apartment – Page 62 |
| A1.01.03 2 bedroom apartment – Page 71 | A3.01.03 1 bedroom apartment – Page 63 |
| A1.01.04 2 bedroom apartment – Page 71 | A3.01.04 2 bedroom apartment – Page 64 |
| A1.01.05 2 bedroom apartment – Page 72 | A3.01.05 2 bedroom apartment – Page 65 |
|  | A3.01.06 1 bedroom apartment – Page 63 |
|  | A3.01.07 2 bedroom apartment – Page 62 |
|  | A3.01.08 1 bedroom apartment – Page 60 |
|  | A3.01.09 2 bedroom apartment – Page 59 |



## SECOND FLOOR

- |  |  |
|--|--|
| A1.02.01 2 bedroom apartment – Page 69 | A3.02.01 1 bedroom apartment – Page 58 |
| A1.02.02 2 bedroom apartment – Page 73 | A3.02.02 2 bedroom apartment – Page 62 |
| A1.02.03 2 bedroom apartment – Page 70 | A3.02.03 1 bedroom apartment – Page 63 |
| A1.02.04 2 bedroom apartment – Page 71 | A3.02.04 2 bedroom apartment – Page 64 |
| A1.02.05 2 bedroom apartment – Page 71 | A3.02.05 2 bedroom apartment – Page 65 |
| A1.02.06 2 bedroom apartment – Page 72 | A3.02.06 1 bedroom apartment – Page 63 |
| A2.02.01 1 bedroom apartment – Page 66 | A3.02.07 2 bedroom apartment – Page 62 |
| A2.02.02 2 bedroom apartment – Page 67 | A3.02.08 1 bedroom apartment – Page 60 |
| A2.02.03 1 bedroom apartment – Page 66 | A3.02.09 2 bedroom apartment – Page 59 |



## THIRD FLOOR

- |  |  |
|--|--|
| A1.03.01 2 bedroom apartment – Page 69 | A3.03.01 1 bedroom apartment – Page 58 |
| A1.03.02 2 bedroom apartment – Page 73 | A3.03.02 2 bedroom apartment – Page 62 |
| A1.03.03 2 bedroom apartment – Page 70 | A3.03.03 1 bedroom apartment – Page 63 |
| A1.03.04 2 bedroom apartment – Page 71 | A3.03.04 2 bedroom apartment – Page 64 |
| A1.03.05 2 bedroom apartment – Page 71 | A3.03.05 2 bedroom apartment – Page 65 |
| A1.03.06 2 bedroom apartment – Page 72 | A3.03.06 1 bedroom apartment – Page 63 |
| A2.03.01 1 bedroom apartment – Page 66 | A3.03.07 2 bedroom apartment – Page 62 |
| A2.03.02 1 bedroom apartment – Page 67 | A3.03.08 1 bedroom apartment – Page 60 |
| A2.03.03 1 bedroom apartment – Page 66 | A3.03.09 2 bedroom apartment – Page 59 |



## FOURTH FLOOR

- |  |  |
|--|--|
| A1.04.01 1 bedroom apartment – Page 74 | A3.04.01 1 bedroom apartment – Page 58 |
| A1.04.02 1 bedroom apartment – Page 75 | A3.04.02 2 bedroom apartment – Page 62 |
| A1.04.03 2 bedroom apartment – Page 73 | A3.04.03 1 bedroom apartment – Page 63 |
| A1.04.04 2 bedroom apartment – Page 70 | A3.04.04 2 bedroom apartment – Page 64 |
| A1.04.05 2 bedroom apartment – Page 71 | A3.04.05 2 bedroom apartment – Page 65 |
| A1.04.06 2 bedroom apartment – Page 71 | A3.04.06 1 bedroom apartment – Page 63 |
| A1.04.07 2 bedroom apartment – Page 72 | A3.04.07 2 bedroom apartment – Page 62 |
|  | A3.04.08 1 bedroom apartment – Page 60 |
|  | A3.04.09 2 bedroom apartment – Page 59 |



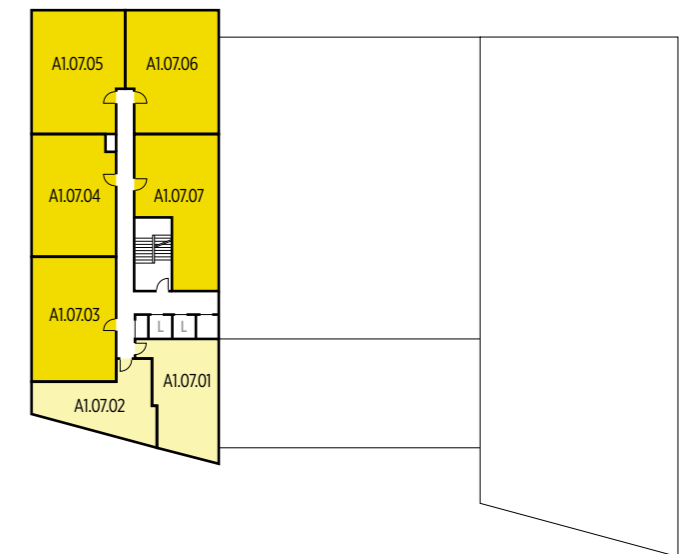
## FIFTH FLOOR

- |  |  |
|--|--|
| A1.05.01 1 bedroom apartment – Page 74 | A3.05.01 1 bedroom apartment – Page 58 |
| A1.05.02 1 bedroom apartment – Page 75 | A3.05.02 2 bedroom apartment – Page 62 |
| A1.05.03 2 bedroom apartment – Page 73 | A3.05.03 1 bedroom apartment – Page 63 |
| A1.05.04 2 bedroom apartment – Page 70 | A3.05.04 2 bedroom apartment – Page 64 |
| A1.05.05 2 bedroom apartment – Page 71 | A3.05.05 2 bedroom apartment – Page 65 |
| A1.05.06 2 bedroom apartment – Page 71 | A3.05.06 1 bedroom apartment – Page 63 |
| A1.05.07 2 bedroom apartment – Page 72 | A3.05.07 2 bedroom apartment – Page 62 |
|  | A3.05.08 1 bedroom apartment – Page 60 |
|  | A3.05.09 2 bedroom apartment – Page 59 |



## SIXTH FLOOR

- A1.06.01 1 bedroom apartment – Page 74
- A1.06.02 1 bedroom apartment – Page 75
- A1.06.03 2 bedroom apartment – Page 73
- A1.06.04 2 bedroom apartment – Page 70
- A1.06.05 2 bedroom apartment – Page 71
- A1.06.06 2 bedroom apartment – Page 71
- A1.06.07 2 bedroom apartment – Page 72



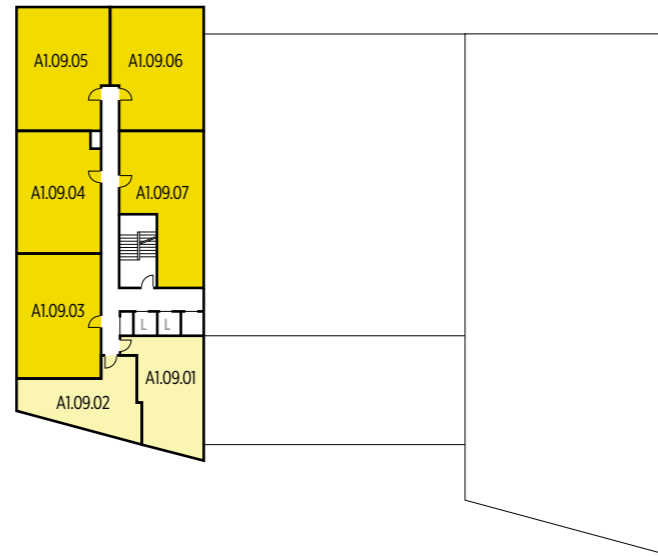
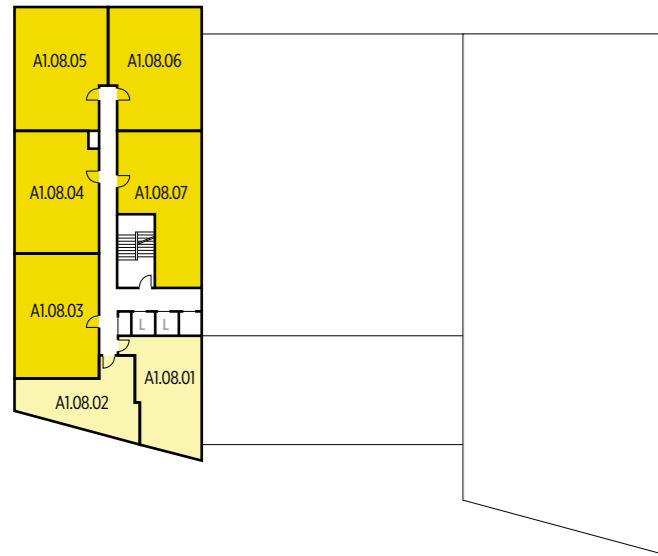
## SEVENTH FLOOR

- A1.07.01 1 bedroom apartment – Page 74
- A1.07.02 1 bedroom apartment – Page 75
- A1.07.03 2 bedroom apartment – Page 73
- A1.07.04 2 bedroom apartment – Page 70
- A1.07.05 2 bedroom apartment – Page 71
- A1.07.06 2 bedroom apartment – Page 71
- A1.07.07 2 bedroom apartment – Page 72



# Keyplans Floors 8 – 14

1 BEDROOM APARTMENT 2 BEDROOM APARTMENT



## EIGHTH FLOOR

- A1.08.01** 1 bedroom apartment – Page 74
- A1.08.02** 1 bedroom apartment – Page 75
- A1.08.03** 2 bedroom apartment – Page 73
- A1.08.04** 2 bedroom apartment – Page 70
- A1.08.05** 2 bedroom apartment – Page 71
- A1.08.06** 2 bedroom apartment – Page 71
- A1.08.07** 2 bedroom apartment – Page 72

## NINTH FLOOR

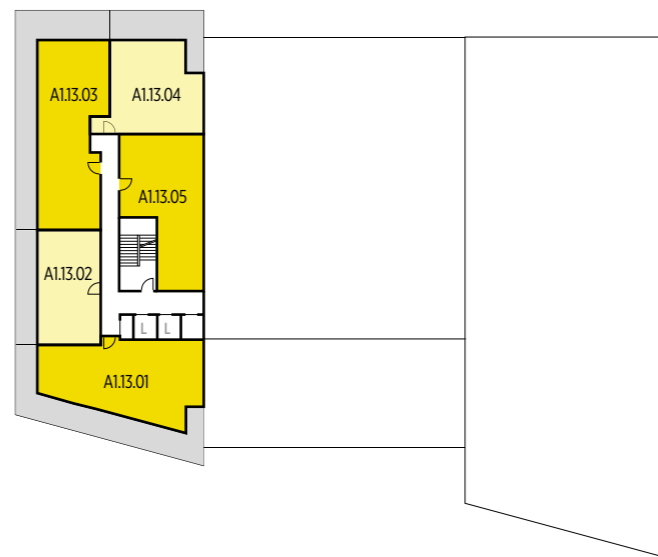
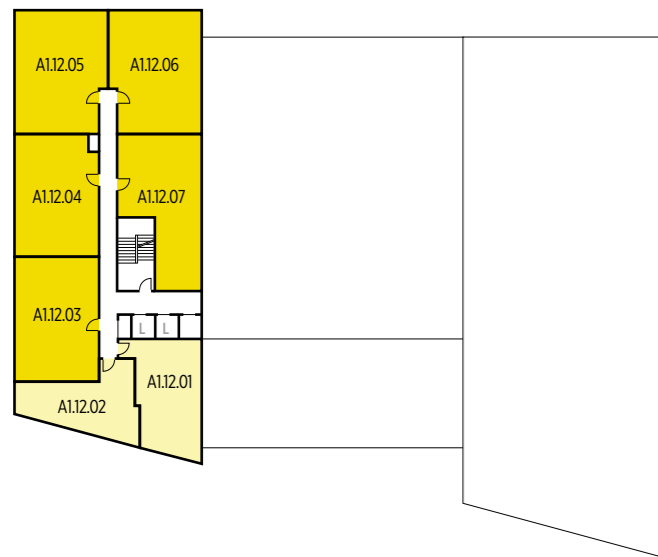
- A1.09.01** 1 bedroom apartment – Page 74
- A1.09.02** 1 bedroom apartment – Page 75
- A1.09.03** 2 bedroom apartment – Page 73
- A1.09.04** 2 bedroom apartment – Page 70
- A1.09.05** 2 bedroom apartment – Page 71
- A1.09.06** 2 bedroom apartment – Page 71
- A1.09.07** 2 bedroom apartment – Page 72

## TENTH FLOOR

- A1.10.01** 1 bedroom apartment – Page 74
- A1.10.02** 1 bedroom apartment – Page 75
- A1.10.03** 2 bedroom apartment – Page 73
- A1.10.04** 2 bedroom apartment – Page 70
- A1.10.05** 2 bedroom apartment – Page 71
- A1.10.06** 2 bedroom apartment – Page 71
- A1.10.07** 2 bedroom apartment – Page 72

## ELEVENTH FLOOR

- A1.11.01** 1 bedroom apartment – Page 74
- A1.11.02** 1 bedroom apartment – Page 75
- A1.11.03** 2 bedroom apartment – Page 73
- A1.11.04** 2 bedroom apartment – Page 70
- A1.11.05** 2 bedroom apartment – Page 71
- A1.11.06** 2 bedroom apartment – Page 71
- A1.11.07** 2 bedroom apartment – Page 72



## TWELFTH FLOOR

- A1.12.01** 1 bedroom apartment – Page 74
- A1.12.02** 1 bedroom apartment – Page 75
- A1.12.03** 2 bedroom apartment – Page 73
- A1.12.04** 2 bedroom apartment – Page 70
- A1.12.05** 2 bedroom apartment – Page 71
- A1.12.06** 2 bedroom apartment – Page 71
- A1.12.07** 2 bedroom apartment – Page 72

## THIRTEENTH FLOOR - PENTHOUSE APARTMENTS WITH TERRACES

- A1.13.01** 2 bedroom apartment – Page 76
- A1.13.02** 1 bedroom apartment – Page 77
- A1.13.03** 2 bedroom apartment – Page 78
- A1.13.04** 1 bedroom apartment – Page 79
- A1.13.05** 2 bedroom apartment – Page 72

## FOURTEENTH FLOOR - PENTHOUSE APARTMENTS

- A1.14.01** 2 bedroom apartment – Page 76
- A1.14.02** 1 bedroom apartment – Page 77
- A1.14.03** 2 bedroom apartment – Page 78
- A1.14.04** 1 bedroom apartment – Page 79
- A1.14.05** 2 bedroom apartment – Page 72



# Type 01 1 bedroom apartment

**Plots**

- A3.00.01** Ground floor
- A3.01.01** 1st floor
- A3.02.01** 2nd floor
- A3.03.01** 3rd floor
- A3.04.01** 4th floor
- A3.05.01** 5th floor



\* Window to plots A3.04.01 & A3.05.01

\*\* Window to plots A3.01.01 to A3.05.01

Internal Area (approx)    50.6 sq m                      545 sq ft

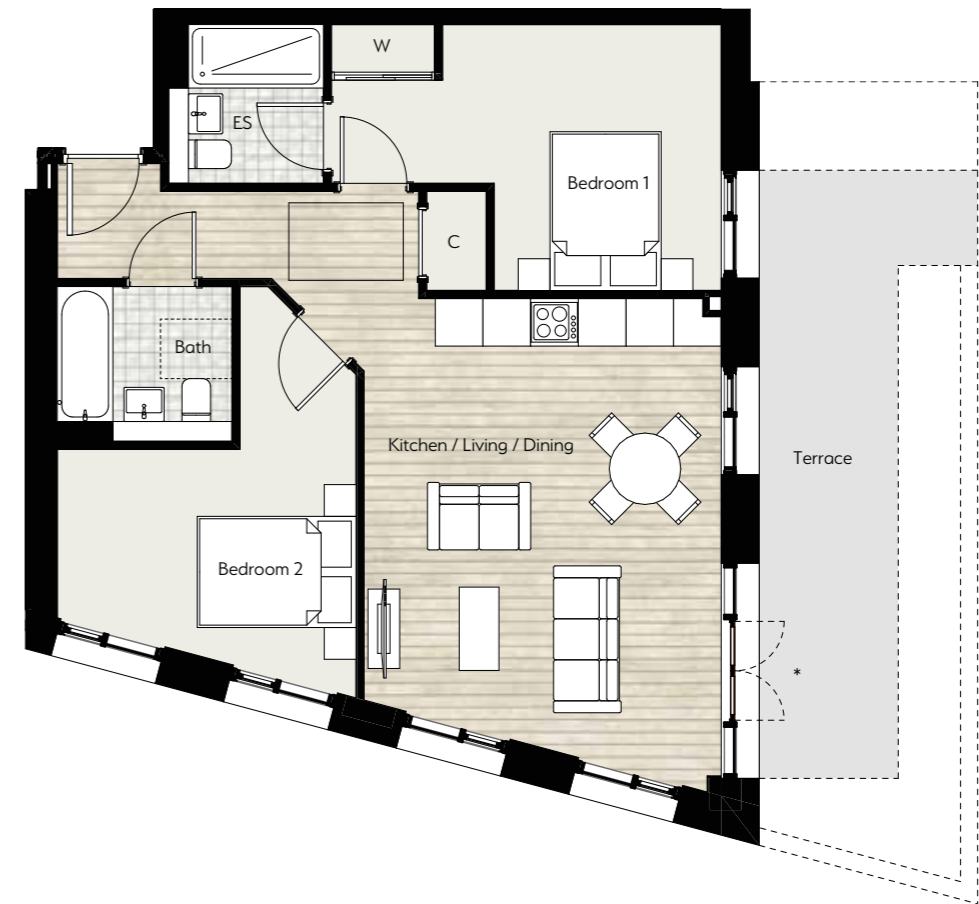
C – Cupboard    W – Wardrobe

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

# Type 02 2 bedroom apartment

**Plots**

- A3.00.02** Ground floor
- A3.01.09** 1st floor
- A3.02.09** 2nd floor
- A3.03.09** 3rd floor
- A3.04.09** 4th floor
- A3.05.09** 5th floor



\* French doors and terrace to A3.00.02 only

Internal Area (approx)    69.3 sq m                      746 sq ft

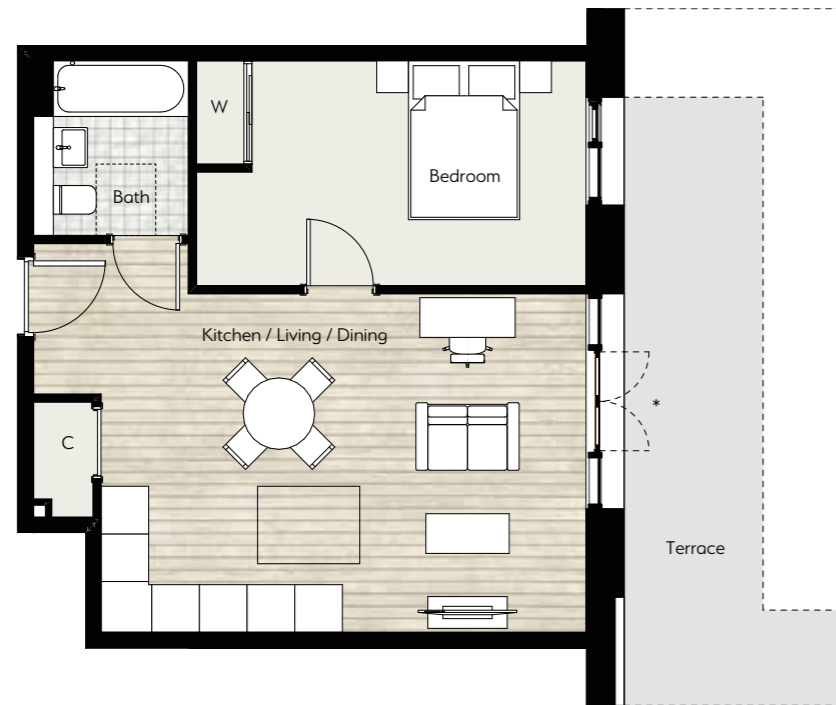
C – Cupboard    ES – En-suite    W – Wardrobe

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

# Type 03 1 bedroom apartment

**Plots**

- A3.00.03 Ground floor
- A3.01.08 1st floor
- A3.02.08 2nd floor
- A3.03.08 3rd floor
- A3.04.08 4th floor
- A3.05.08 5th floor



\* French doors and terrace to A3.00.03 only

Internal Area (approx) 48.5 sq m 522 sq ft

C – Cupboard W – Wardrobe

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

# Type 04 1 bedroom apartment

**Plot**

- A3.00.04 Ground floor



Internal Area (approx) 52.2 sq m 562 sq ft

C – Cupboard W – Wardrobe

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.



# Type 05 2 bedroom apartment

**Plots as shown**

- A3.01.02** 1st floor
- A3.02.02** 2nd floor
- A3.03.02** 3rd floor
- A3.04.02** 4th floor
- A3.05.02** 5th floor

**Mirrored**

- A3.01.07** 1st floor
- A3.02.07** 2nd floor
- A3.03.07** 3rd floor
- A3.04.07** 4th floor
- A3.05.07** 5th floor



\* French doors and balcony to A3.01.02 only

Internal Area (approx) 62.8 sq m 676 sq ft

C – Cupboard ES – En-suite W – Wardrobe

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

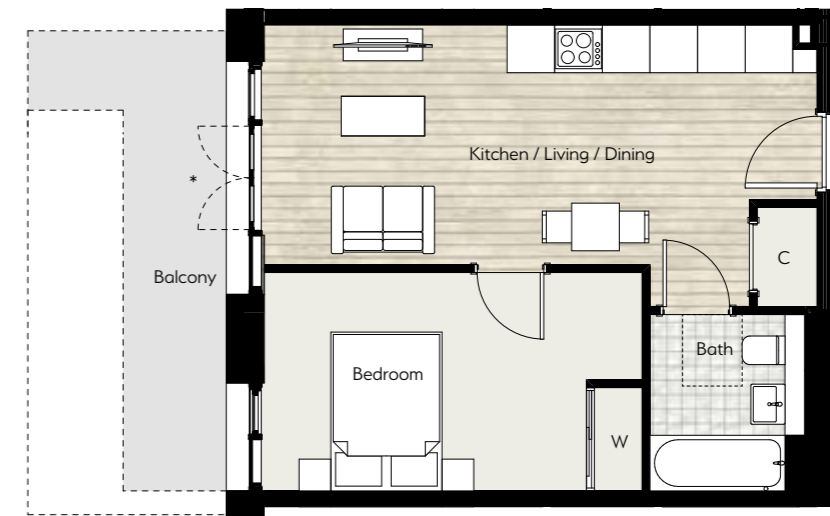
# Type 06 1 bedroom apartment

**Plots as shown**

- A3.01.03** 1st floor
- A3.02.03** 2nd floor
- A3.03.03** 3rd floor
- A3.04.03** 4th floor
- A3.05.03** 5th floor

**Mirrored**

- A3.01.06** 1st floor
- A3.02.06** 2nd floor
- A3.03.06** 3rd floor
- A3.04.06** 4th floor
- A3.05.06** 5th floor



\* French doors and balcony to A3.01.03 only

Internal Area (approx) 40.5sq m 436 sq ft

C – Cupboard W – Wardrobe

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

# Type 07 2 bedroom apartment

**Plots**

- A3.01.04 1st floor
- A3.02.04 2nd floor
- A3.03.04 3rd floor
- A3.04.04 4th floor
- A3.05.04 5th floor



\* French doors and balcony to A3.01.04 only

Internal Area (approx) 64.2 sq m 691 sq ft

C - Cupboard ES - En-suite W - Wardrobe

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

# Type 08 2 bedroom apartment

**Plots**

- A3.01.05 1st floor
- A3.02.05 2nd floor
- A3.03.05 3rd floor
- A3.04.05 4th floor
- A3.05.05 5th floor



Internal Area (approx) 61.5 sq m 662 sq ft

C - Cupboard ES - En-suite W - Wardrobe

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

# Type 09 1 bedroom apartment

Plot as shown

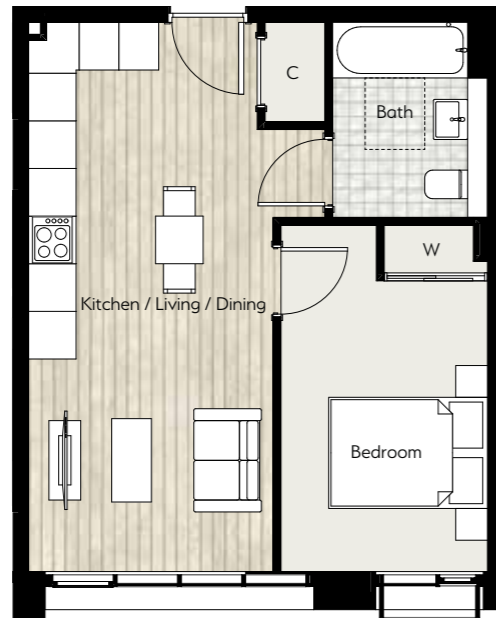
A2.02.01 2nd floor

A2.03.01 3rd floor

Mirrored

A2.02.03 2nd floor

A2.03.03 3rd floor



Internal Area (approx) 39.6 sq m 426 sq ft

C - Cupboard W - Wardrobe

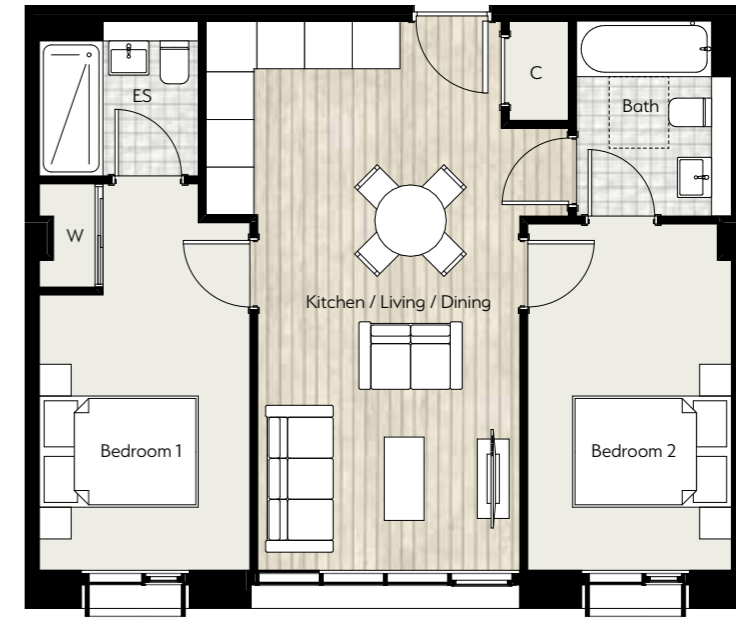
All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

# Type 10 2 bedroom apartment

Plot

A2.02.02 2nd floor

A2.03.02 3rd floor



Internal Area (approx) 59.9 sq m 645 sq ft

C - Cupboard ES - En-suite W - Wardrobe

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

# Type 11 2 bedroom apartment

**Plot**

**A1.01.01** 1st floor



Internal Area (approx) 78.8 sq m 848 sq ft

C - Cupboard ES - En-suite W - Wardrobe

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

# Type 12 2 bedroom apartment

**Plots**

**A1.02.01** 2nd floor

**A1.03.01** 3rd floor



Internal Area (approx) 78.8 sq m 848 sq ft

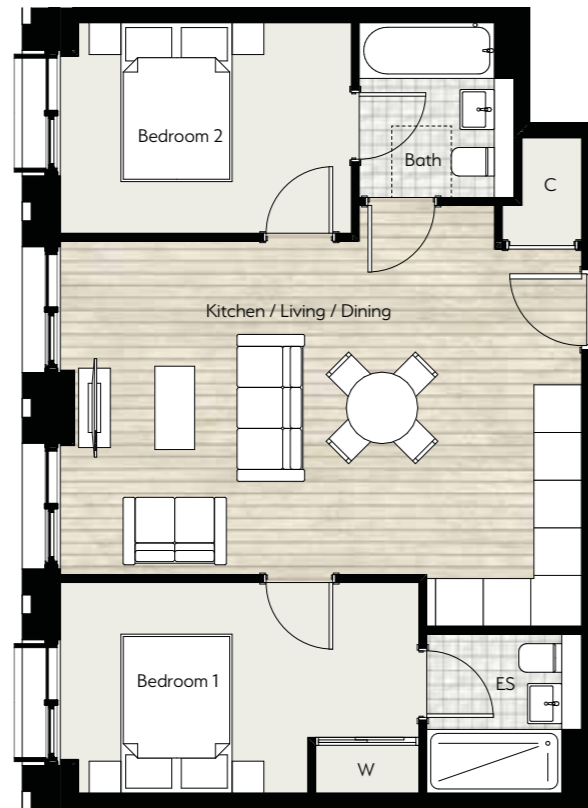
C - Cupboard ES - En-suite W - Wardrobe

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

# Type 13 2 bedroom apartment

**Plots**

- A1.01.02 1st floor
- A1.02.03 2nd floor
- A1.03.03 3rd floor
- A1.04.04 4th floor
- A1.05.04 5th floor
- A1.06.04 6th floor
- A1.07.04 7th floor
- A1.08.04 8th floor
- A1.09.04 9th floor
- A1.10.04 10th floor
- A1.11.04 11th floor
- A1.12.04 12th floor



Internal Area (approx) 62.1 sq m 668 sq ft

C – Cupboard ES – En-suite W – Wardrobe

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

# Type 14 2 bedroom apartment

**Plots**

- A1.01.03 1st floor
- A1.02.04 2nd floor
- A1.03.04 3rd floor
- A1.04.05 4th floor
- A1.05.05 5th floor
- A1.06.05 6th floor
- A1.07.05 7th floor
- A1.08.05 8th floor
- A1.09.05 9th floor
- A1.10.05 10th floor
- A1.11.05 11th floor
- A1.12.05 12th floor

Internal Area (approx) 67.1 sq m 722 sq ft



**Plots**

- A1.01.04 1st floor
- A1.02.05 2nd floor
- A1.03.05 3rd floor
- A1.04.06 4th floor
- A1.05.06 5th floor
- A1.06.06 6th floor
- A1.07.06 7th floor
- A1.08.06 8th floor
- A1.09.06 9th floor
- A1.10.06 10th floor
- A1.11.06 11th floor
- A1.12.06 12th floor

Internal Area (approx) 66.3 sq m 714 sq ft

\* French doors and balcony to A1.01.04 only



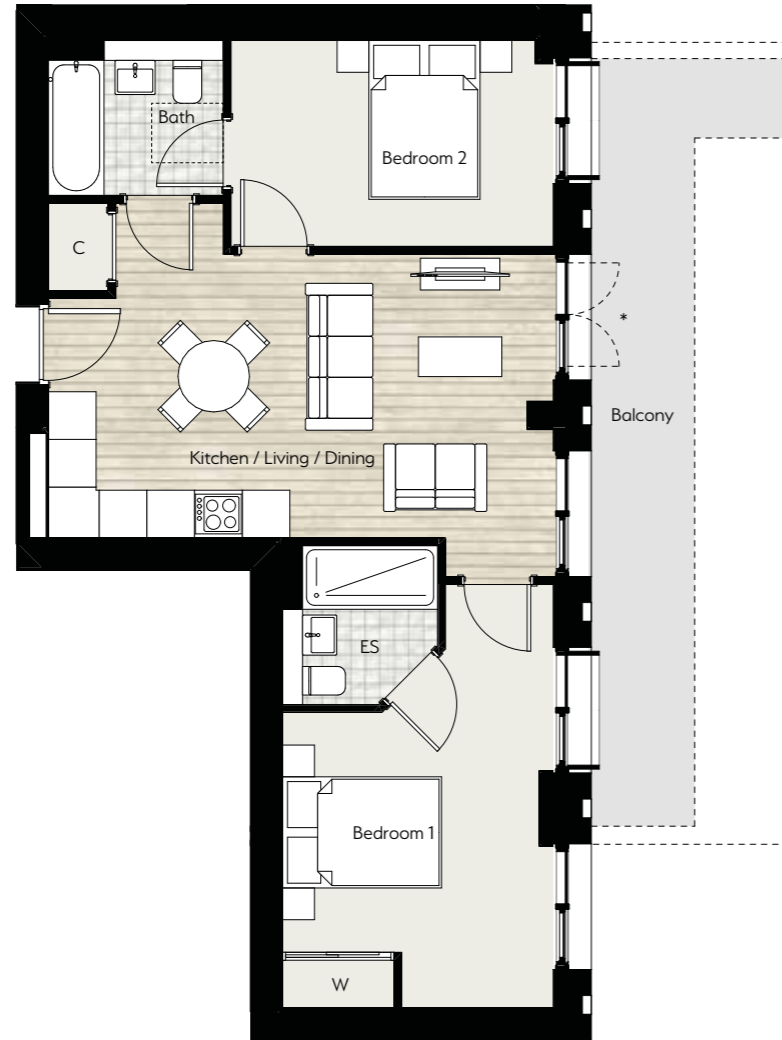
C – Cupboard ES – En-suite W – Wardrobe

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

# Type 15 2 bedroom apartment

**Plots**

- A1.01.05** 1st floor
- A1.02.06** 2nd floor
- A1.03.06** 3rd floor
- A1.04.07** 4th floor
- A1.05.07** 5th floor
- A1.06.07** 6th floor
- A1.07.07** 7th floor
- A1.08.07** 8th floor
- A1.09.07** 9th floor
- A1.10.07** 10th floor
- A1.11.07** 11th floor
- A1.12.07** 12th floor
- A1.13.05** 13th floor
- A1.14.05** 14th floor



\* French doors and balcony to A1.01.05 only

Internal Area (approx) 60.9 sq m 655 sq ft

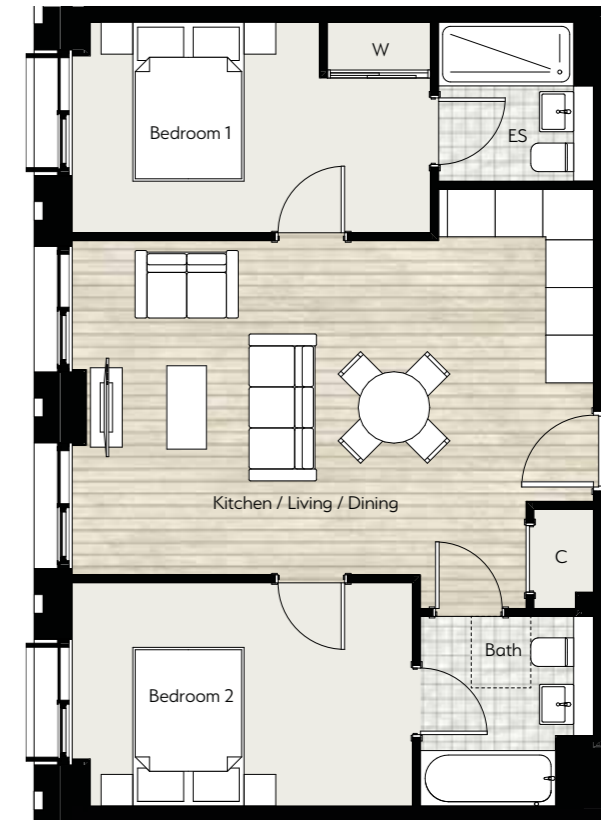
C – Cupboard ES – En-suite W – Wardrobe

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

# Type 16 2 bedroom apartment

**Plots**

- A1.02.02** 2nd floor
- A1.03.02** 3rd floor
- A1.04.03** 4th floor
- A1.05.03** 5th floor
- A1.06.03** 6th floor
- A1.07.03** 7th floor
- A1.08.03** 8th floor
- A1.09.03** 9th floor
- A1.10.03** 10th floor
- A1.11.03** 11th floor
- A1.12.03** 12th floor



Internal Area (approx) 64.3 sq m 692 sq ft

C – Cupboard ES – En-suite W – Wardrobe

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

# Type 17 1 bedroom apartment

**Plots**

- A1.04.01** 4th floor
- A1.05.01** 5th floor
- A1.06.01** 6th floor
- A1.07.01** 7th floor
- A1.08.01** 8th floor
- A1.09.01** 9th floor
- A1.10.01** 10th floor
- A1.11.01** 11th floor
- A1.12.01** 12th floor



Internal Area (approx) 46.0 sq m 495 sq ft

C – Cupboard W – Wardrobe

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

# Type 18 1 bedroom apartment

**Plots**

- A1.04.02** 4th floor
- A1.05.02** 5th floor
- A1.06.02** 6th floor
- A1.07.02** 7th floor
- A1.08.02** 8th floor
- A1.09.02** 9th floor
- A1.10.02** 10th floor
- A1.11.02** 11th floor
- A1.12.02** 12th floor



Internal Area (approx) 39.7 sq m 427 sq ft

C – Cupboard W – Wardrobe

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

# Type 19 2 bedroom apartment

**Plots**

**A1.13.01** 13th floor

**A1.14.01** 14th floor



\* French doors and terrace to A1.13.01 only

Internal Area (approx) 71.1 sq m 765 sq ft

C – Cupboard ES – En-suite W – Wardrobe

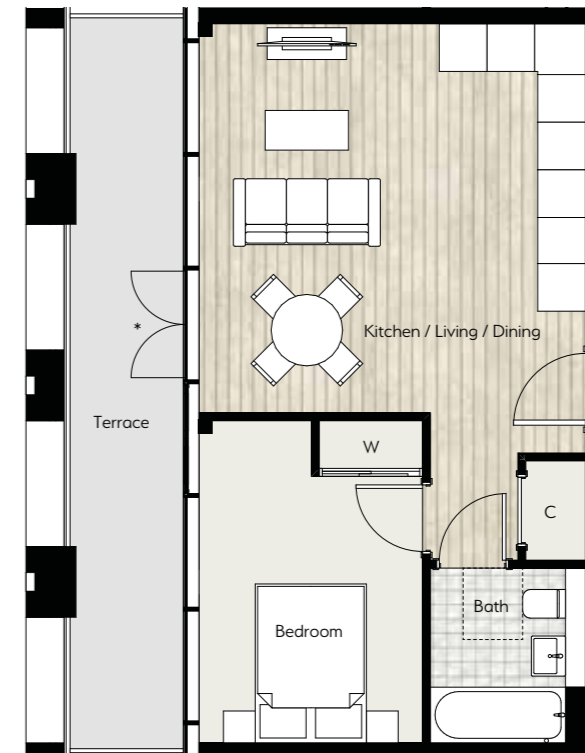
All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

# Type 20 1 bedroom apartment

**Plots**

**A1.13.02** 13th floor

**A1.14.02** 14th floor



\* French doors and terrace to A1.13.02 only

Internal Area (approx) 43.9 sq m 472 sq ft

C – Cupboard W – Wardrobe

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.



# Type 21 2 bedroom apartment

**Plots**

**A1.13.03** 13th floor

**A1.14.03** 14th floor



\* French doors and terrace to A1.13.03 only

Internal Area (approx) 74.4 sq m 801 sq ft

C – Cupboard ES – En-suite W – Wardrobe

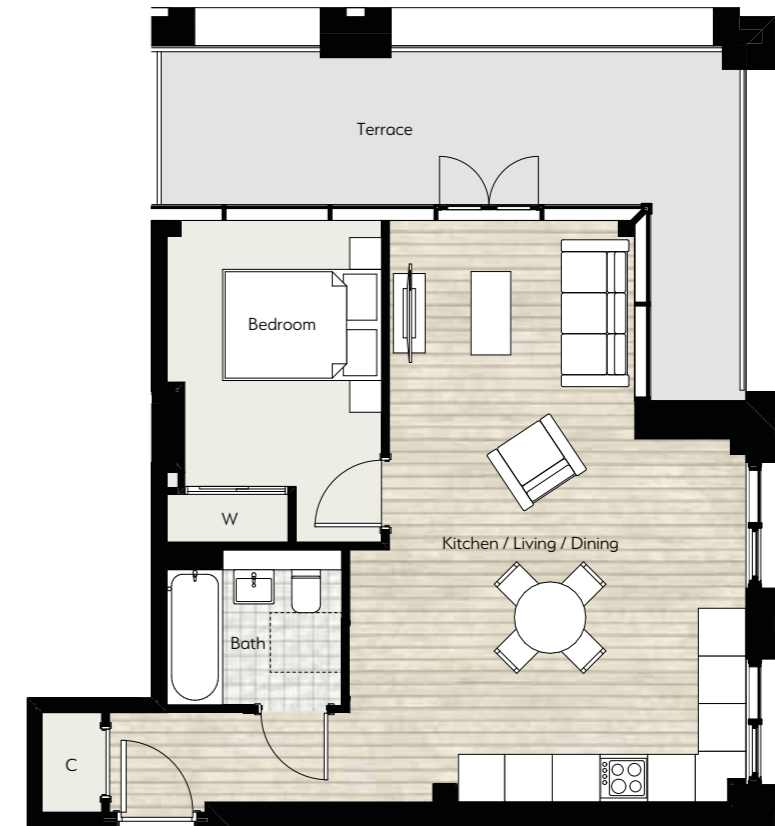
All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

# Type 22 1 bedroom apartment

**Plots**

**A1.13.04** 13th floor

**A1.14.04** 14th floor



\* French doors and terrace to A1.13.04 only

Internal Area (approx) 60.9 sq m 551 sq ft

C – Cupboard W – Wardrobe

All room dimensions are subject to a +/- 50mm (2") tolerance. Kitchen and bathroom layouts are indicative only and may be subject to change. Please consult the Sales Advisor for specific room dimensions and internal layouts. This information is for guidance only and does not form any part of any contract or constitute a warranty.

At Investin Plc, we work across residential, commercial, student accommodation and retail sectors, delivering high-end property solutions for developments around the world.

With over 30 years' experience in the UK and international real estate markets, at Investin Plc our experienced team handles everything from site acquisition and sales to project management and marketing, focusing on developments throughout the UK, Europe and the United States.

INVESTIN PLC





Heathside, Lewisham, London

As planning and regeneration specialists, we actively seek out and act on only the very best investment and development opportunities, from new build properties to existing buildings ripe for conversion.

Within the UK we are building on our extensive track record of London-based developments, delivering projects at prime sites across the country, from Falmouth to Newcastle.

We work to the very best standards on every development ensuring each site is of the highest order. If you're a private individual seeking a quality new home or a first-time buyer looking for a foot on the property ladder, Investin Plc offer a variety of opportunities and should be your first point of contact.

**INVESTIN PLC**



South Bank Tower, London



Kingland House, Poole, Dorset



Lancaster Street, Birmingham

## INVESTIN PLC

The Old School House, Forshaw Heath Lane, Solihull, West Midlands, B94 5LH

General enquiries: [sales@investinplc.com](mailto:sales@investinplc.com)

**investinplc.com**

Plans, marketing material and any information included in this brochure do not form part of any contract, and while reasonable effort has been made to ensure their accuracy, this cannot be guaranteed and no representation or warranty is made in that regard and all such representations and warranties (whether express, implied or otherwise) are excluded to the extent permitted by law. Designs, sizes and layouts are indicative only and may be subject to change. Due to our policy of continual improvement we reserve the right to make alterations to floor layouts, architectural features and specification as and when it may become necessary. The specification, plans and amenities shown in the brochure are the anticipated specification and plans as at the date such marketing material was prepared. Computer Generated Images, plans and diagrams used in this brochure are intended to provide a general guide to the appearance of the site and property types and cannot be guaranteed to represent the completed details of the development. Any reference to alterations to or use of any part of the development is not a statement, representation or warranty that any necessary planning, building regulations or other consent has been obtained. These matters must be independently verified by the prospective purchaser. Prospective purchasers must satisfy themselves by inspection or otherwise as to the accuracy of any information given. Boulevard is a marketing name only and may not form part of the postal address. August 2022.

CGI imagery by MG Design UK [mgdesignuk.com](http://mgdesignuk.com) | Designed and produced by [kbamarketing.co.uk](http://kbamarketing.co.uk)

