

ARC

AT WEMBLEY



HELLO ARC

The curved arc, reaching into the sky, is recognised all over the world, putting Wembley Park on the map as a global sporting destination. But there's so much more to Wembley. Shops, restaurants, a cinema and theatre are all located on the doorstep of these new homes, with Wembley High Road just a 2-minute walk away, all you need is close by.

Here a unique sense of community meets the buzz of the capital. Here contemporary apartments meet through Shared Ownership.

Hello Wembley. Hello Arc.

SNG Sovereign
Network
Group



ARC

HELLO BEAUTIFUL HOMES

AT WEMBLEY

Sovereign Network Group is excited to be offering a brand new development of Shared Ownership apartments in Wembley. There are a mix of one and two bedroom apartments.



**CONTEMPORARY LIVING
AT ARC**

Be part of a vibrant new neighbourhood at Wembley Park. Enjoy the best of 21st century urban living with a choice of shops at London Designer Outlet, restaurants, world-renowned sporting events and top-flight entertainments on your doorstep. You can work out at the nearby gyms, unwind in the landscaped green spaces, or relax at the cinema close by.



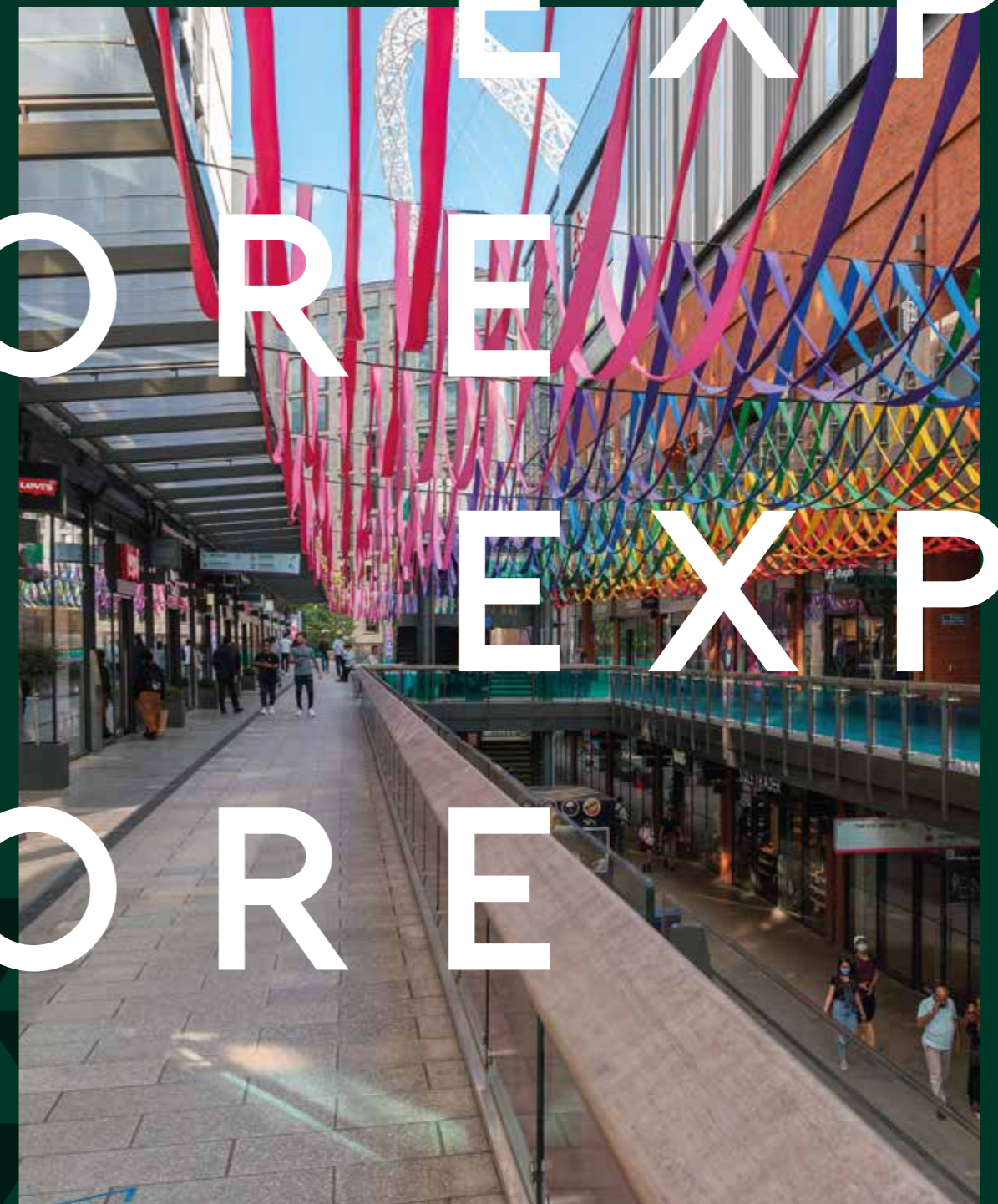
A VIBRANT AND ICONIC COMMUNITY



Beyond its iconic stadium, Wembley has so much that makes it a place you want to call home. Voted London Borough of Culture in 2020, Brent Council is supporting Wembley's emerging arts scene through a significant regeneration programme. Affordable artists' studios and workshops are nurturing up and coming creative talent and the Troubadour Wembley Park Theatre runs a National Theatre Programme. Wembley Park hosts a free public art trail and 'The Yellow', a contemporary village hall space, hosts a regular series of complimentary events, from yoga to art classes.

Boxpark Wembley is a location in its own right, with 24 of London's most exciting food and drink vendors offering everything from vegan to Vietnamese. The area's South East Asian heritage means it offers some of the best Indian cooking in London, with the Ealing Road renowned for its curry restaurants.

EXPLORE
EXPLORE
EXPLORE



London Designer Outlet is home to a vast array of high street and designer brands. For day to day shopping, a range of local supermarkets are all reachable within just a few minutes' walk.

While the last few years have seen huge regeneration and investment in Wembley, there is still more to come. The London Borough of Brent is just half-way through its 10-year vision plan for Wembley. Now is the time to join this exciting journey.

HELLO GREEN SPACES



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King Edward VII Park and Sherrins Farm Open Space both offer immediate outdoor space for picnics, games or exercise. Further afield but easily reachable – around a 15-minute bike ride – are Fryent Country Park, a designated nature reserve, and Brent Reservoir, which offers opportunities for sailing and canoeing.

The idyllic Chiltern Hills, an Area of Outstanding Natural Beauty, are within easy reach by rail – the perfect location for weekend adventures.

LINKS & TRANSPORT

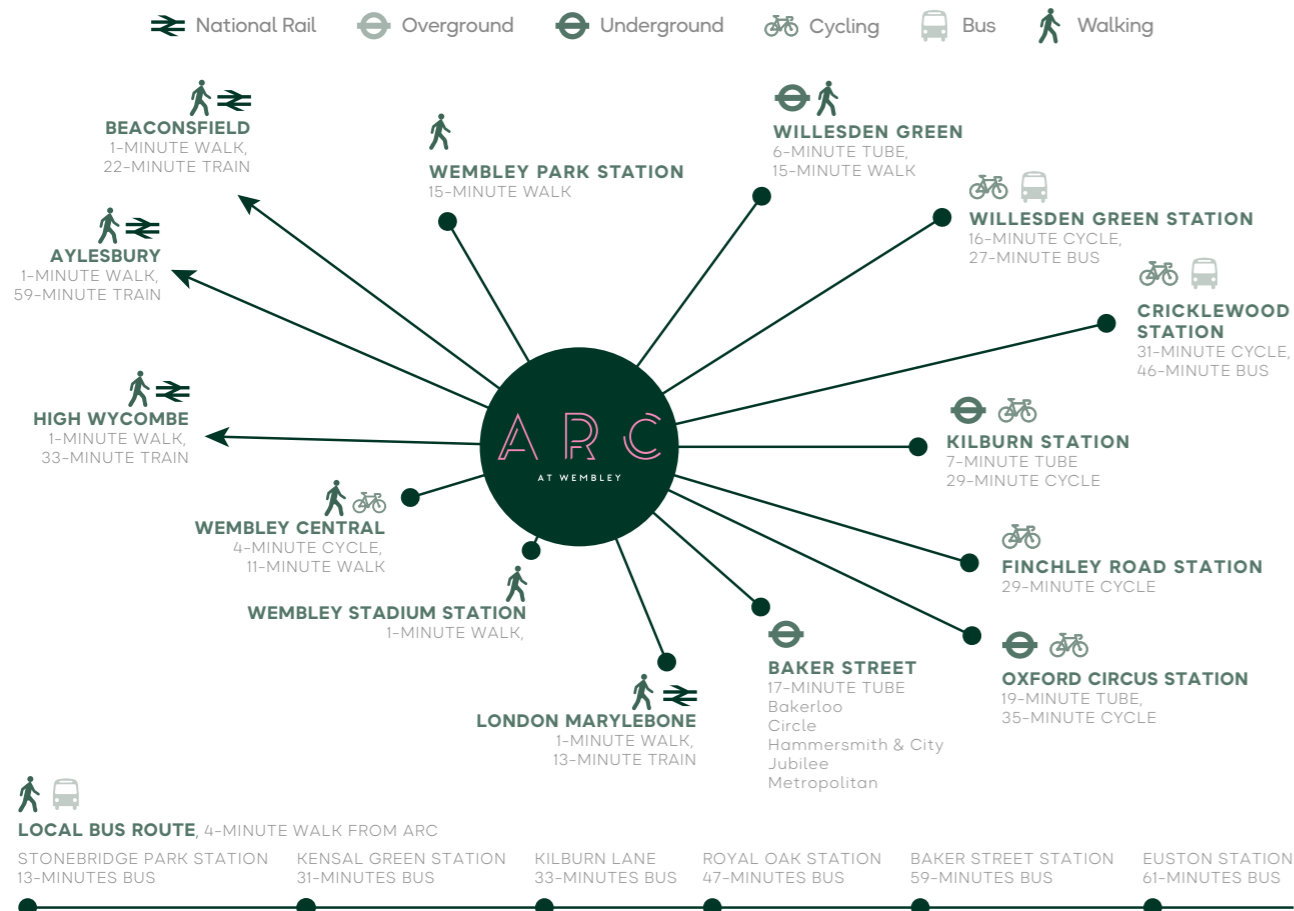
Pedestrian access links Arc directly to Wembley Stadium station, with trains running to London Marylebone in just 12-minutes, from where there's easy access to the West End via the Bakerloo Line. The Jubilee and Metropolitan lines - linking to Canary Wharf and the City - can easily be picked up from Baker Street, just a five-minute walk from London Marylebone, or closer to home from Wembley Park tube station.

Heathrow Airport is just a 35-minute journey by the road and the M40 provides easy access by car to the west of London and beyond.

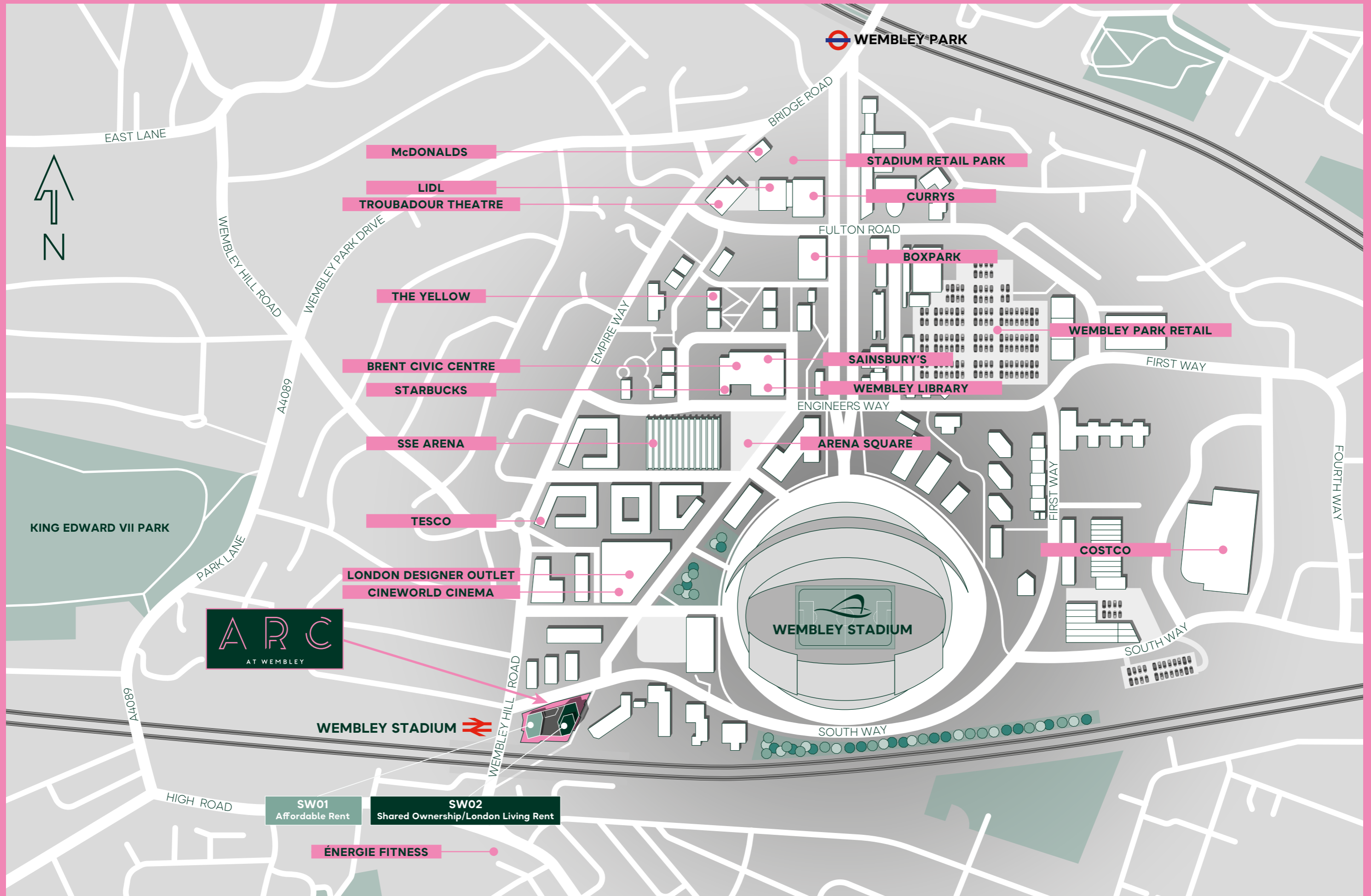
Cycle storage at Arc means that travelling around on two wheels is easy too. Plus TFL is working on plans for a new Cycleway between Wembley and Willesden.

Zip Car is in operation at Brent Civic Centre, just a 10-minute walk away. Residents at Arc will receive a free two-year car club membership when they buy, making travel by car even more accessible.

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W E L C O M E H O M E



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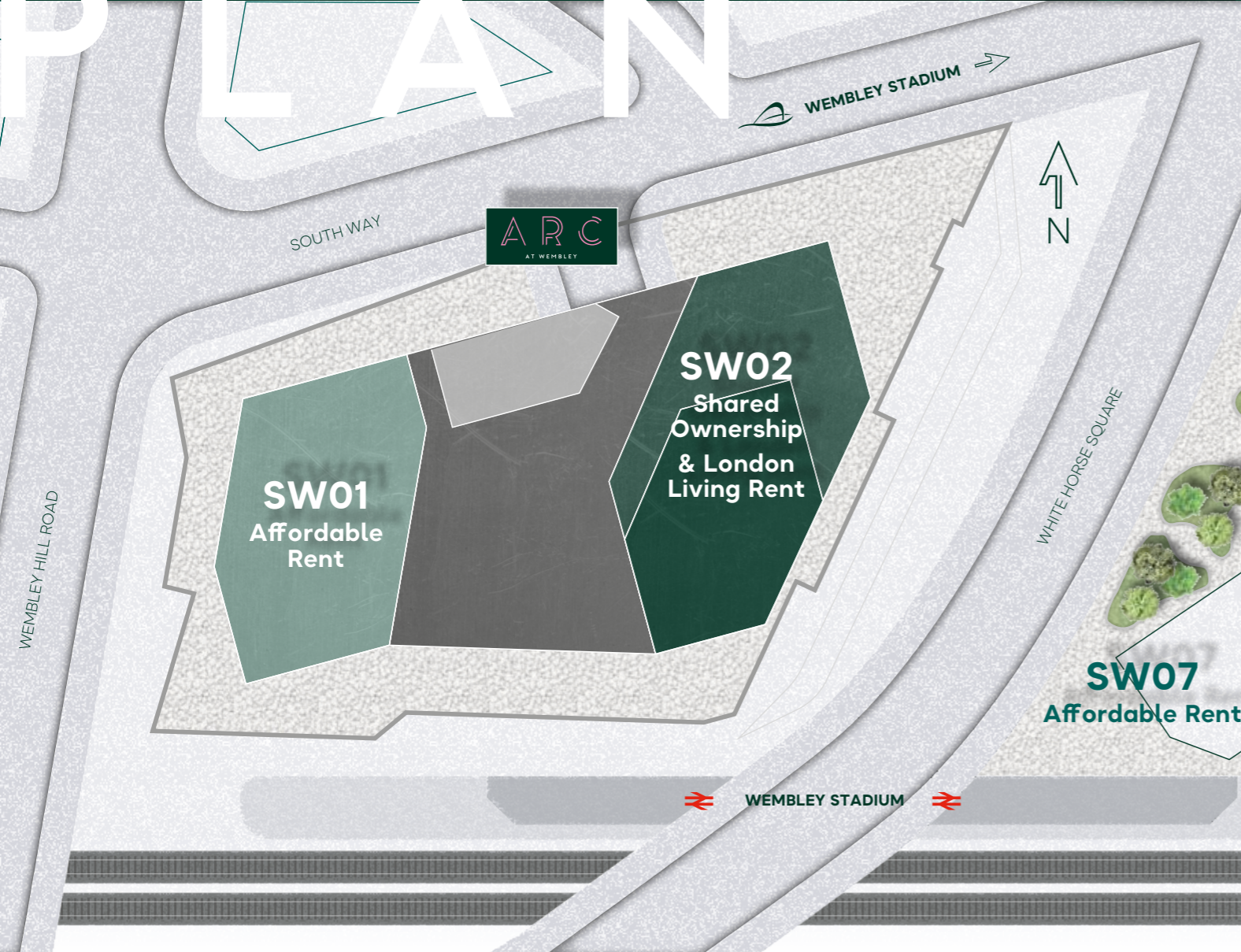
The apartments are open-plan, spacious and light, with high ceilings in all living spaces. Designed with life and style in mind, there is a choice of four kitchen colour palettes and flooring which varies from level to level. Residents will also enjoy ample storage, with large cupboards to all apartments.

Larger two-bedroom apartments include an en-suite shower room, in addition to a main bathroom, which makes these homes ideal for sharers or for hosting guests.



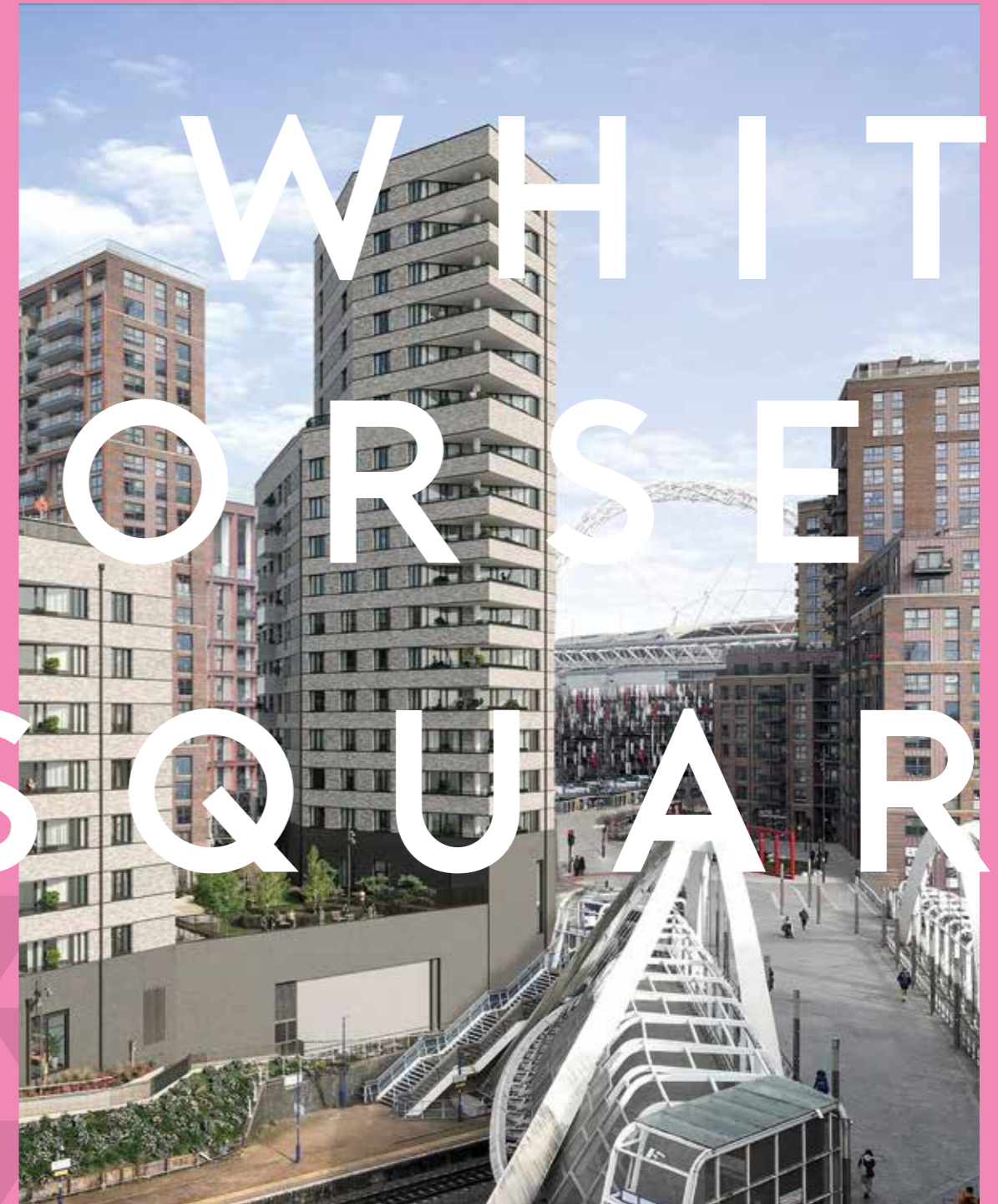
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SITE PLAN



Podium gardens and balconies extend living space: for growing herbs and flowers, alfresco drinks and dining, or just relaxing in the summer months.

WHITE HORSE SQUARE



A nod to the Art Deco heritage of the area, the 1930s inspired exterior façade is finished with attractive brickwork.



GENERAL SPECIFICATIONS

- Matte vinyl emulsion to internal walls and ceilings
- Satin white finish windows, architraves and skirting
- Brushed stainless steel door furniture including lever door handles
- Blinds to all windows and balcony doors
- Fob activated entrance with video security entry phone system to apartments
- LED lighting throughout
- Balconies to all apartments

KITCHEN AREA

- Amtico Spacia flooring
- Designer Symphony kitchen units with soft close doors and drawers and a built in cutlery tray
- Laminate worktops and splashback
- Zanussi stainless steel integrated electric appliances to include:
 - Single fan oven and grill
 - Ceramic hob
 - Cooker extractor with lights
 - Dishwasher*
 - Fridge / freezer
 - Washer / dryer (freestanding in utility cupboard)
- Stainless steel sink with chrome monobloc mixer tap
- LED downlights located under wall units
- Integrated recycling bin

LIVING / DINING AREA

- Amtico Spacia flooring
- Recessed LED downlights
- TV socket to living room has freeview and interactive
- Telephone and datapoints for wireless broadband

BATHROOM AND EN-SUITE

- Large format slip resistant ceramic tiled floor
- Ceramic tiles to walls, full height around bath and shower enclosures and half height behind WC and basin
- Glass mirrored wall cabinet with double doors and external light
- Roca bath, shower base, sink and WC
- Toughened glass shower screen
- Chrome Hansgrohe bath and basin brassware, including shower mixer, shower head and fixed slider rail over the bath
- Heated chrome towel rail
- Hansgrohe polished chrome toilet roll holder and towel ring

BEDROOM

- Carpet with underlay
- Recessed LED downlights
- Floor to ceiling fitted wardrobe with sliding doors, hanging rail & shelves to main bedroom
- Freeview and interactive satellite socket to main bedroom, along with telephone point wired to main telephone socket. Subject to subscription

APARTMENT HALLWAY & LANDING

- Amtico Spacia flooring
- Recessed LED downlights
- Audio / visual entry-phone system connected to communal entrance door for apartments

COMMUNAL AREAS

- Communal, podium level residents garden
- Cycle stores
- Refuse stores

*Dishwashers are integrated and 450mm wide for 1 beds and 600mm wide for all other apartments



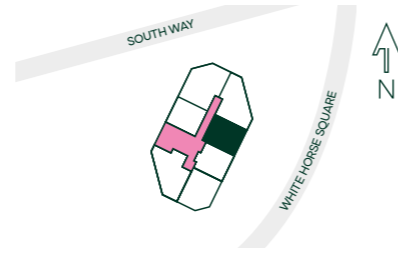


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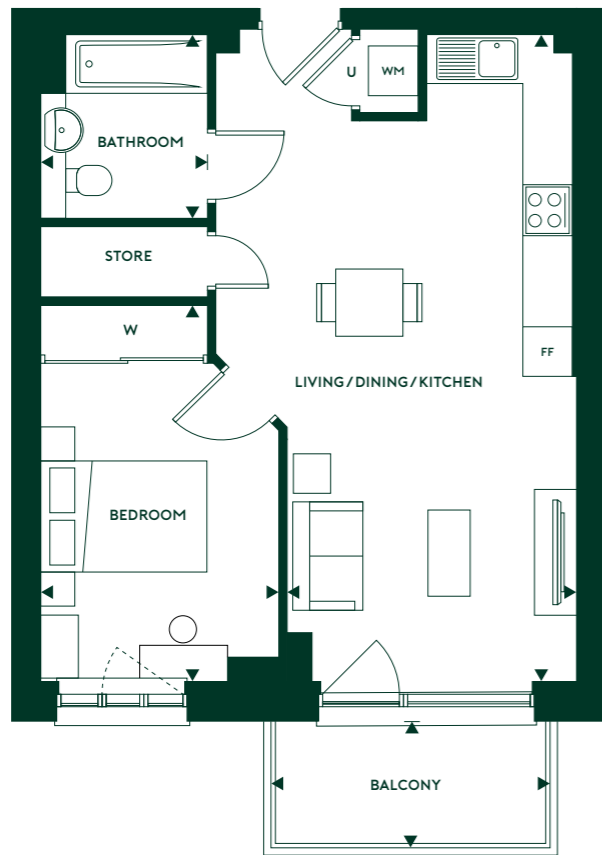
BED APARTMENTS

Floorplan Type 12A

Apartment Numbers
19, 33, 47, 61



Floors: 4, 6, 8, 10

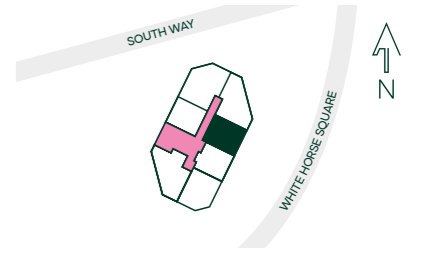


LIVING / DINING / KITCHEN	3.49m X 7.80m	11' 6" X 25' 7"
BEDROOM	2.85m X 4.54m	9' 4" X 14' 11"
BATHROOM	2.0m X 2.20m	6' 7" X 7' 3"
BALCONY	1.50m X 3.34m	4' 11" X 10' 11"
TOTAL GROSS AREA	51 sq m	544 sq ft

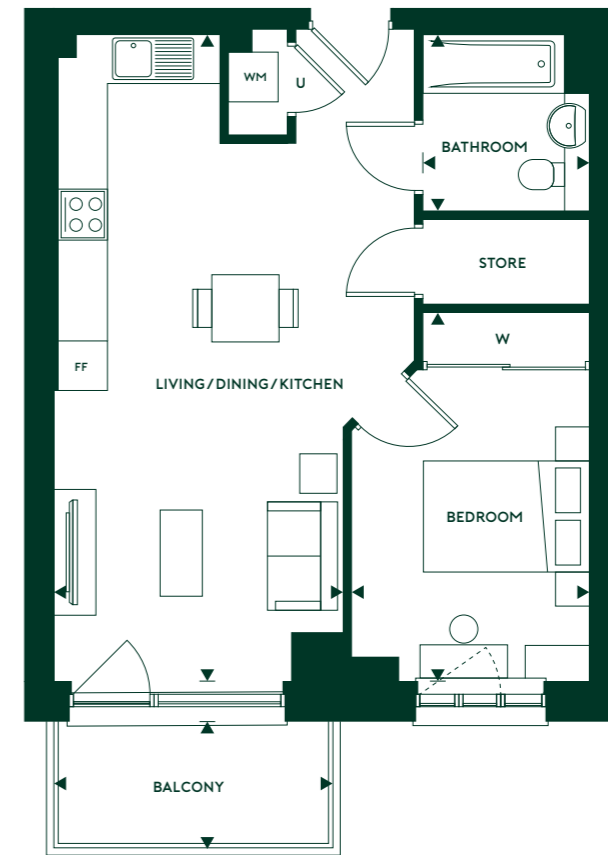
U Utility Room | W Wardrobe | FF Fridge Freezer | WM Washing Machine

Floorplan Type 12B

Apartment Numbers
26, 40, 54, 68



Floors: 5, 7, 9, 11

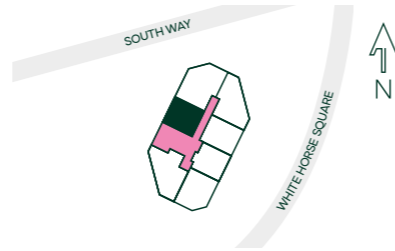


LIVING / DINING / KITCHEN	3.49m X 7.80m	11' 6" X 25' 7"
BEDROOM	2.85m X 4.54m	9' 4" X 14' 11"
BATHROOM	2.0m X 2.20m	6' 7" X 7' 3"
BALCONY	1.50m X 3.34m	4' 11" X 10' 11"
TOTAL GROSS AREA	51 sq m	544 sq ft

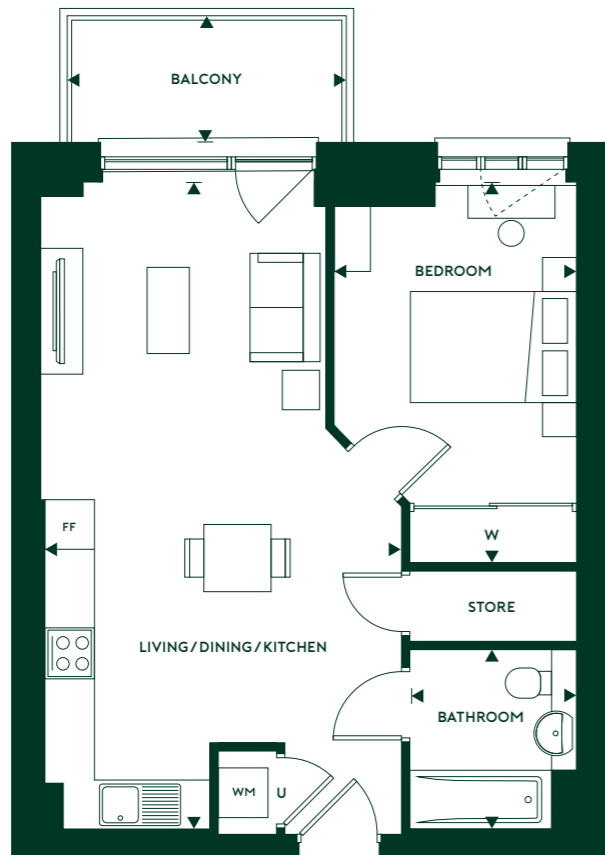
U Utility Room | W Wardrobe | FF Fridge Freezer | WM Washing Machine

Floorplan Type 12C

Apartment Numbers
16, 30, 44, 58



Floors: 4, 6, 8, 10

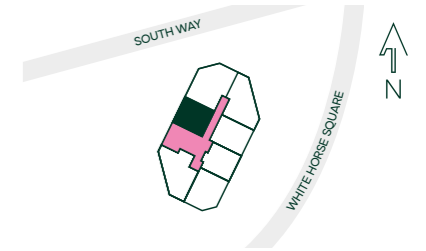


LIVING / DINING / KITCHEN	3.49m X 7.80m	11' 6" X 25' 7"
BEDROOM	2.85m X 4.54m	9' 4" X 14' 11"
BATHROOM	2.0m X 2.20m	6' 7" X 7' 3"
BALCONY	1.50m X 3.34m	4' 11" X 10' 11"
TOTAL GROSS AREA	51 sq m	544 sq ft

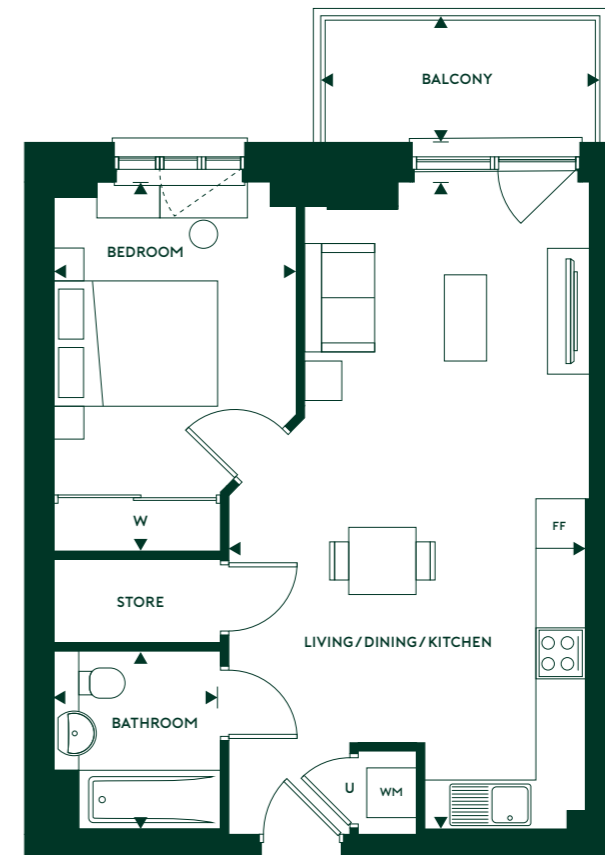
U Utility Room | W Wardrobe | FF Fridge Freezer | WM Washing Machine

Floorplan Type 12D

Apartment Numbers
23, 37, 51, 65



Floors: 5, 7, 9, 11

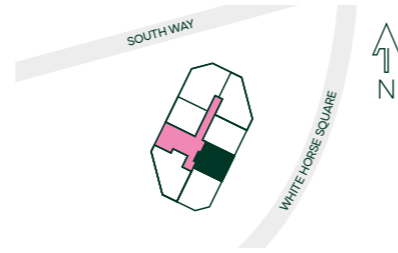


LIVING / DINING / KITCHEN	3.49m X 7.80m	11' 6" X 25' 7"
BEDROOM	2.85m X 4.54m	9' 4" X 14' 11"
BATHROOM	2.0m X 2.20m	6' 7" X 7' 3"
BALCONY	1.50m X 3.34m	4' 11" X 10' 11"
TOTAL GROSS AREA	51 sq m	544 sq ft

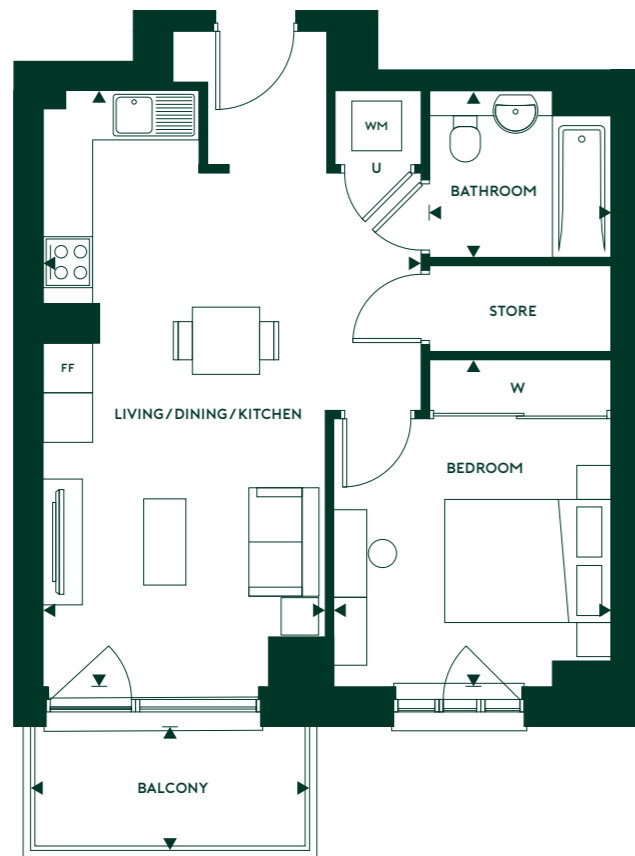
U Utility Room | W Wardrobe | FF Fridge Freezer | WM Washing Machine

Floorplan Type 15A

Apartment Numbers
27, 41, 55, 69



Floors; 5, 7, 9, 11

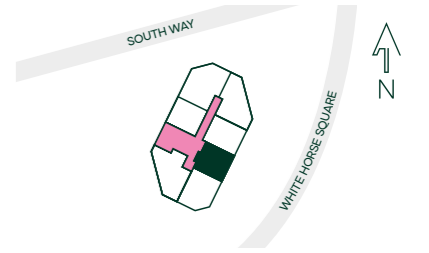


LIVING / DINING / KITCHEN	4.50m X 7.18m	14' 9" X 23' 7"
BEDROOM	3.35m X 3.93m	11' 0" X 12' 11"
BATHROOM	2.0m X 2.20m	6' 7" X 7' 3"
BALCONY	1.50m X 3.34m	4' 11" X 10' 11"
TOTAL GROSS AREA	51 sq m	546 sq ft

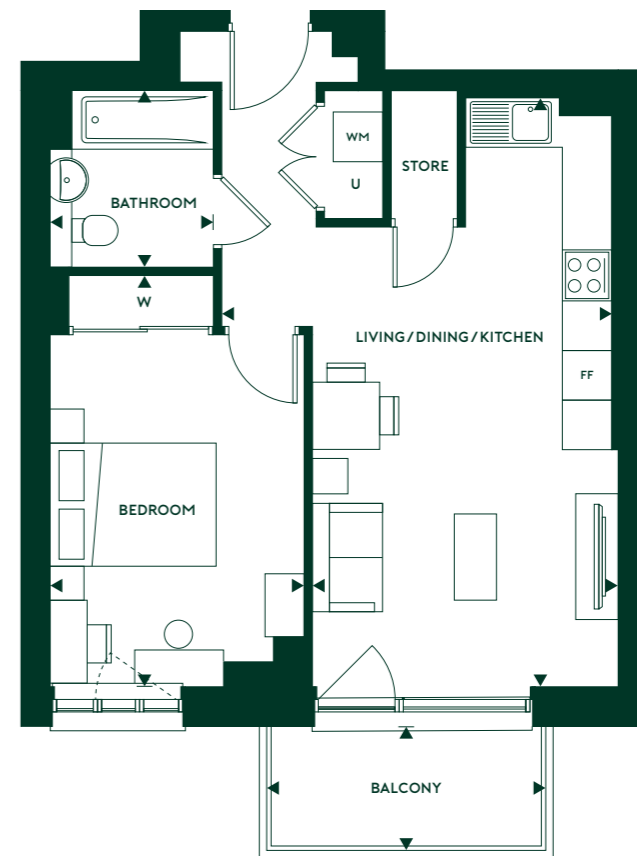
U Utility Room | W Wardrobe | FF Fridge Freezer | WM Washing Machine

Floorplan Type 15B

Apartment Numbers
20, 34, 48, 62



Floors; 4, 6, 8, 10

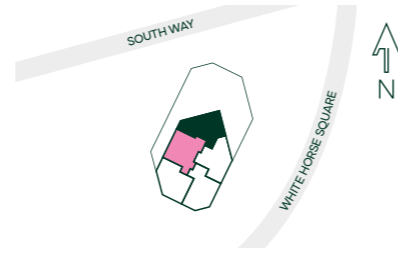


LIVING / DINING / KITCHEN	4.07m X 7.08m	12' 0" X 23' 3"
BEDROOM	3.09m X 4.93m	10' 1" X 16' 2"
BATHROOM	2.0m X 2.20m	6' 7" X 7' 3"
BALCONY	1.50m X 3.34m	4' 11" X 10' 11"
TOTAL GROSS AREA	51 sq m	546 sq ft

U Utility Room | W Wardrobe | FF Fridge Freezer | WM Washing Machine

Floorplan Type 19

Apartment Number 72



Floor; 12

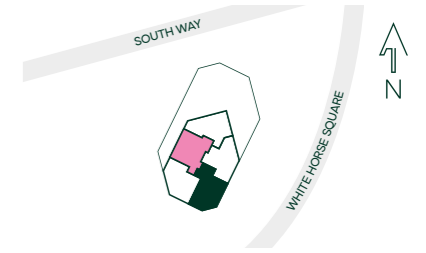


LIVING / DINING / KITCHEN	5.20m X 5.34m	17' 1" X 17' 6"
BEDROOM	3.98m X 4.14m	13' 1" X 13' 7"
BATHROOM	2.13m X 2.61m	7' 0" X 8' 7"
TERRACE	3.56m X 6.66m	11' 8" X 21' 10"
TOTAL GROSS AREA	50 sq m	538 sq ft

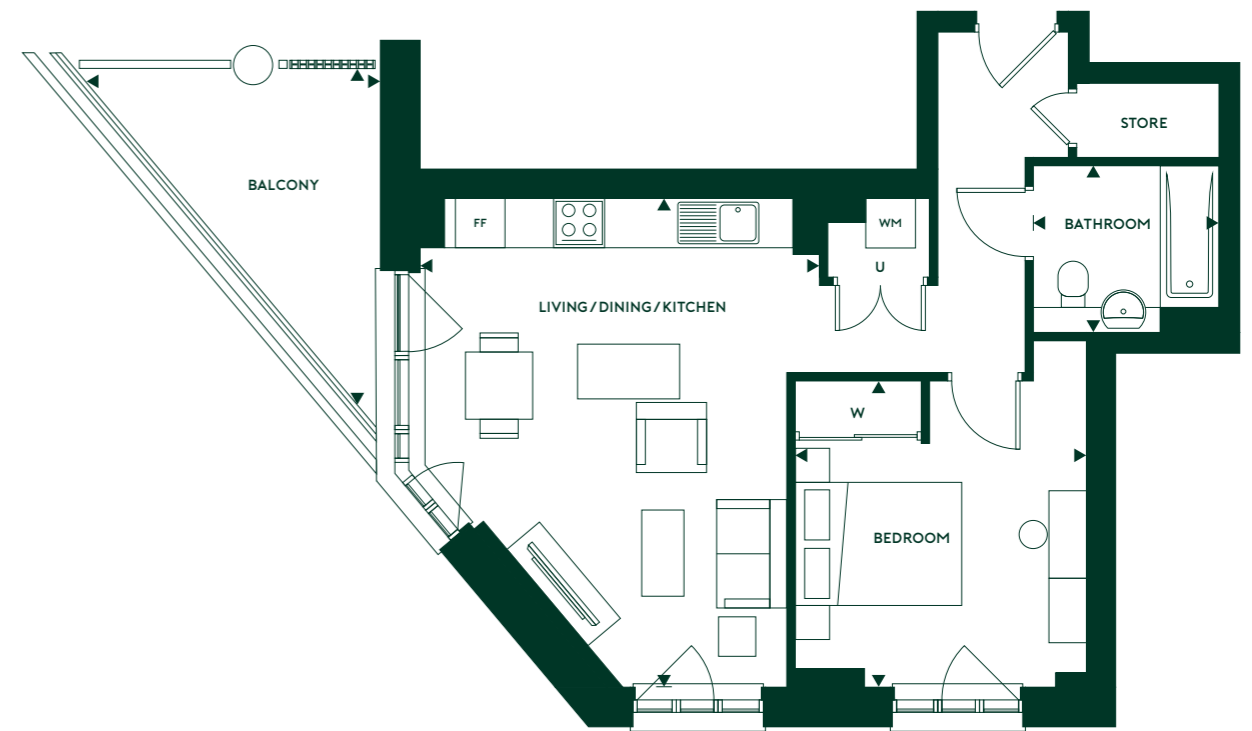
U Utility Room | W Wardrobe | FF Fridge Freezer | WM Washing Machine

Floorplan Type 21

Apartment Number 74



Floor; 12



LIVING / DINING / KITCHEN	4.81m X 5.85m	15' 9" X 19' 2"
BEDROOM	3.49m X 4.13m	11' 5" X 13' 7"
BATHROOM	2.0m X 2.20m	6' 7" X 7' 3"
BALCONY	3.81m X 4.53m	12' 6" X 14' 10"
TOTAL GROSS AREA	52 sq m	564 sq ft

U Utility Room | W Wardrobe | FF Fridge Freezer | WM Washing Machine



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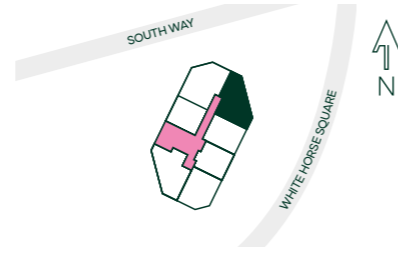


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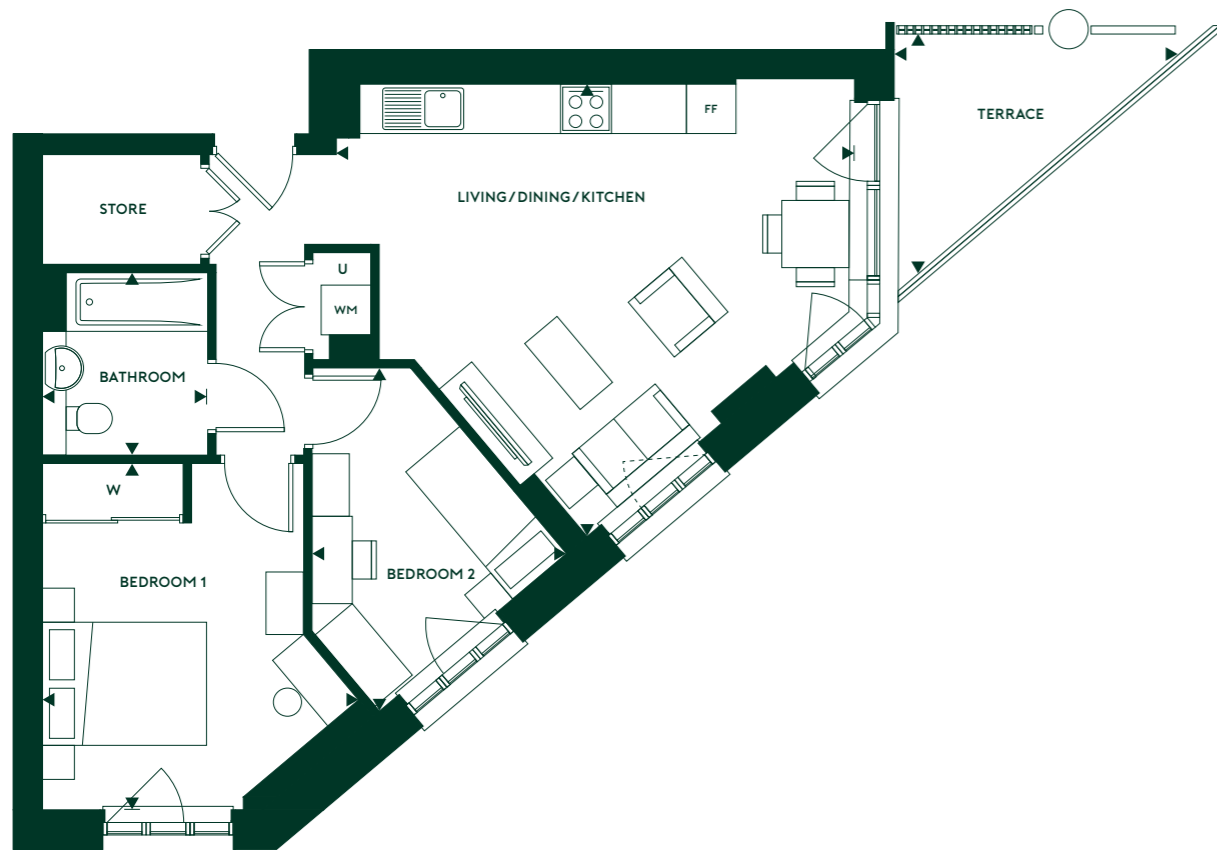
BED APARTMENTS

Floorplan Type 14

Apartment Numbers
18, 25, 32, 39, 46, 53, 60, 67



Floors: 4, 5, 6, 7, 8, 9, 10, 11

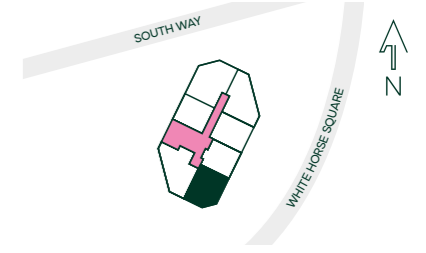


LIVING / DINING / KITCHEN	5.47m X 6.22m	17' 11" X 20' 5"
BEDROOM 1	3.80m X 4.16m	12' 6" X 13' 8"
BEDROOM 2	3.06m X 4.15m	10' 0" X 13' 7"
BATHROOM	2.0m X 2.20m	6' 7" X 7' 3"
TERRACE	3.27m X 3.77m	10' 9" X 12' 5"
TOTAL GROSS AREA	61 sq m	660 sq ft

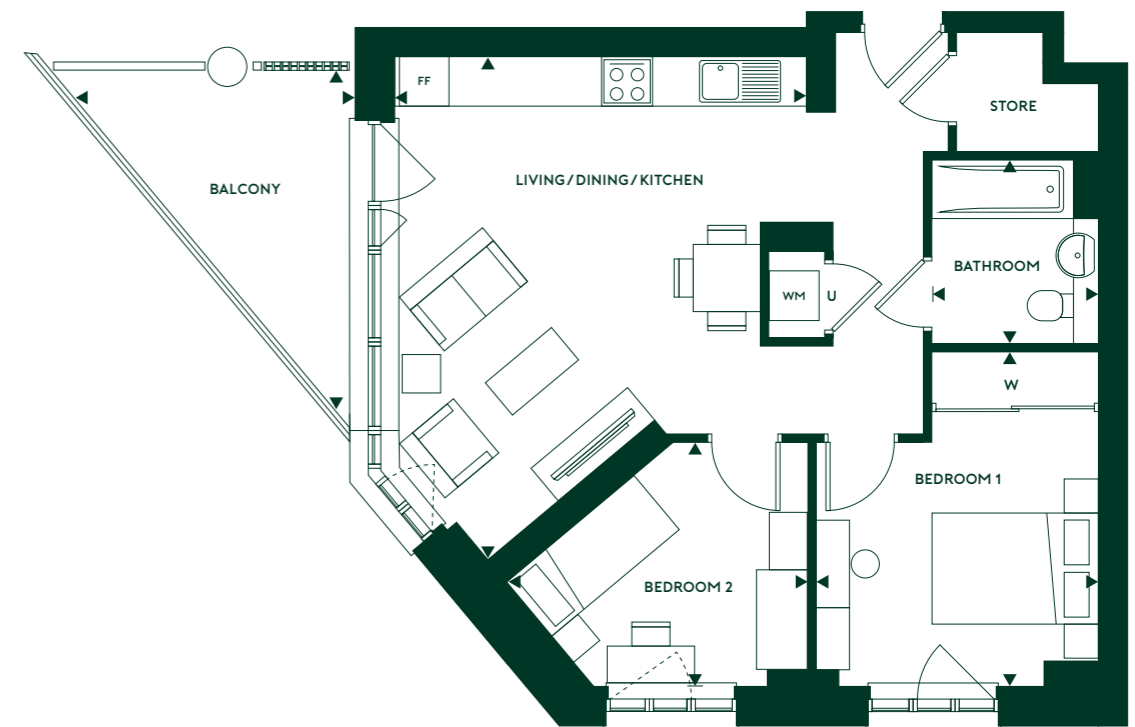
U Utility Room | W Wardrobe | FF Fridge Freezer | WM Washing Machine

Floorplan Type 16

Apartment Numbers
21, 28, 35, 42, 49, 56, 63, 70



Floors: 4, 5, 6, 7, 8, 9, 10, 11

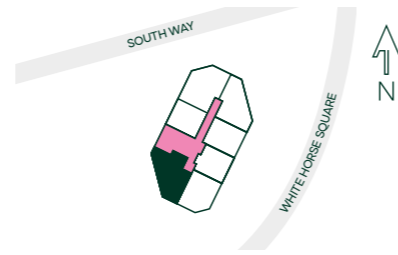


LIVING / DINING / KITCHEN	4.93m X 6.03m	16' 2" X 19' 9"
BEDROOM 1	3.40m X 4.01m	11' 2" X 13' 2"
BEDROOM 2	2.94m X 3.61m	9' 8" X 11' 10"
BATHROOM	2.0m X 2.20m	6' 7" X 7' 3"
BALCONY	3.81m X 4.53m	12' 6" X 14' 10"
TOTAL GROSS AREA	62 sq m	664 sq ft

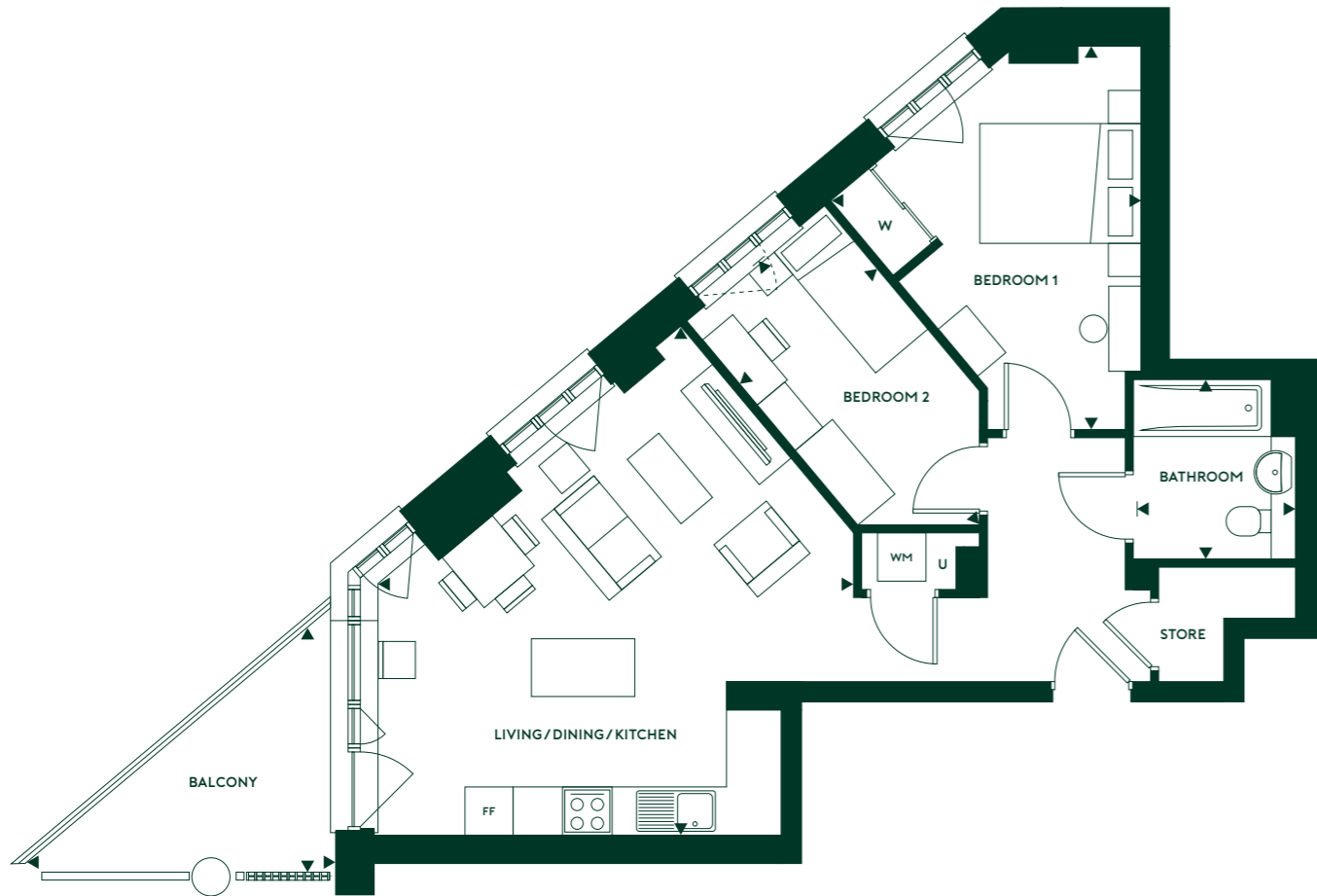
U Utility Room | W Wardrobe | FF Fridge Freezer | WM Washing Machine

Floorplan Type 17

Apartment Numbers
22, 29, 36, 43, 50, 57, 64



Floors: 4, 5, 6, 7, 8, 9, 10

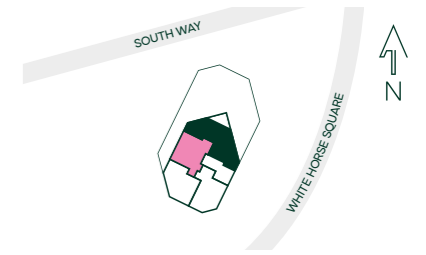


LIVING / DINING / KITCHEN	5.94m X 6.29m	19' 6" X 20' 8"
BEDROOM 1	3.82m X 4.72m	12' 7" X 15' 6"
BEDROOM 2	2.21m X 4.25m	7' 3" X 13' 11"
BATHROOM	2.0m X 2.20m	6' 7" X 7' 3"
BALCONY	3.43m X 3.97m	11' 3" X 13' 0"
TOTAL GROSS AREA	62 sq m	670 sq ft

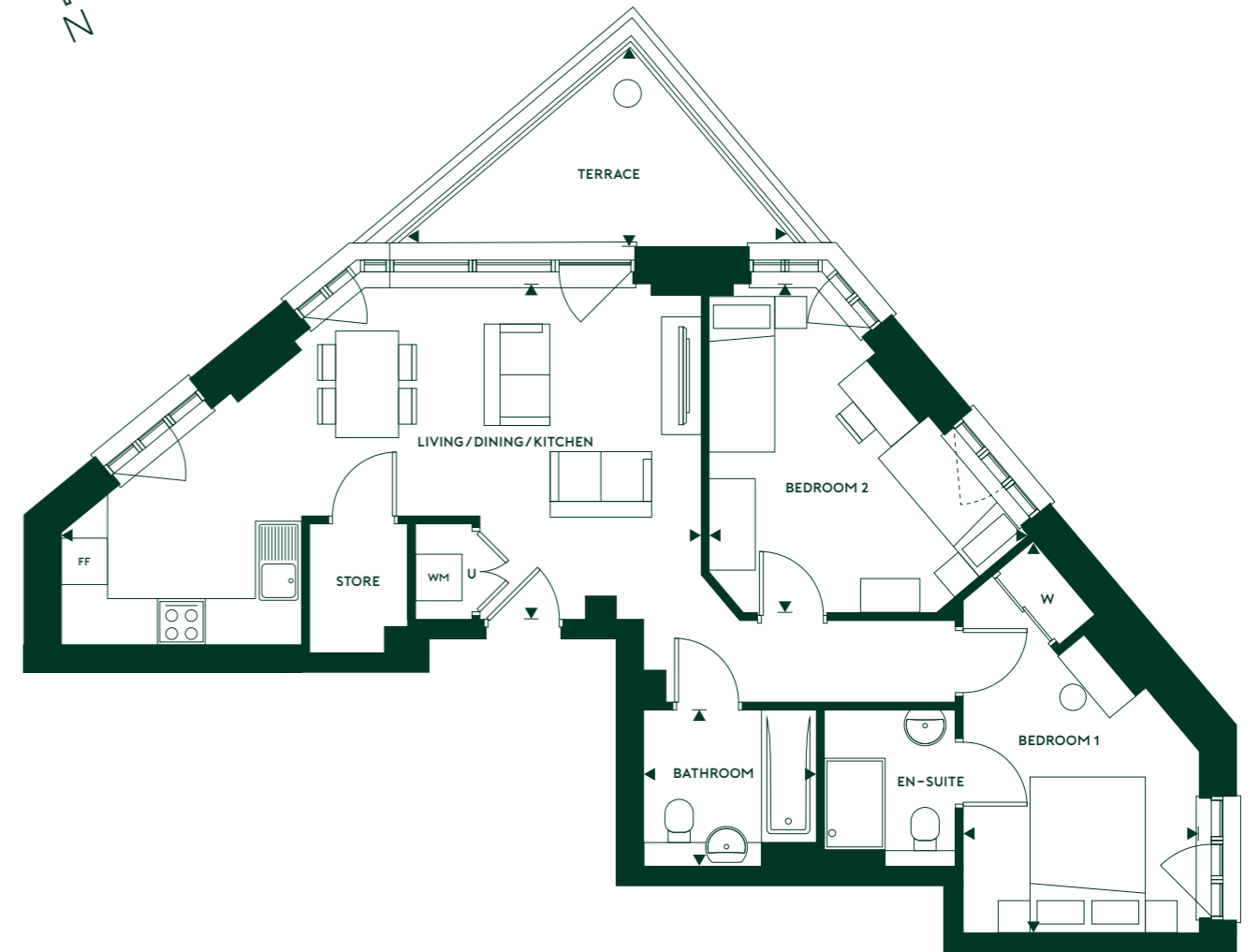
U Utility Room | W Wardrobe | FF Fridge Freezer | WM Washing Machine

Floorplan Type 23

Apartment Numbers
76, 79, 82, 85, 88



Floors: 13, 14, 15, 16, 17

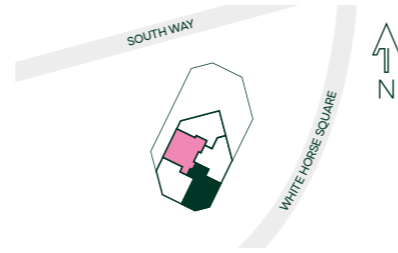


LIVING / DINING / KITCHEN	4.30m X 8.22m	14' 1" X 27' 0"
BEDROOM 1	3.03m X 5.03m	9' 11" X 16' 6"
BEDROOM 2	4.10m X 4.23m	13' 5" X 13' 11"
BATHROOM	2.0m X 2.20m	6' 7" X 7' 3"
TERRACE	2.71m X 5.41m	8' 11" X 17' 9"
TOTAL GROSS AREA	69 sq m	746 sq ft

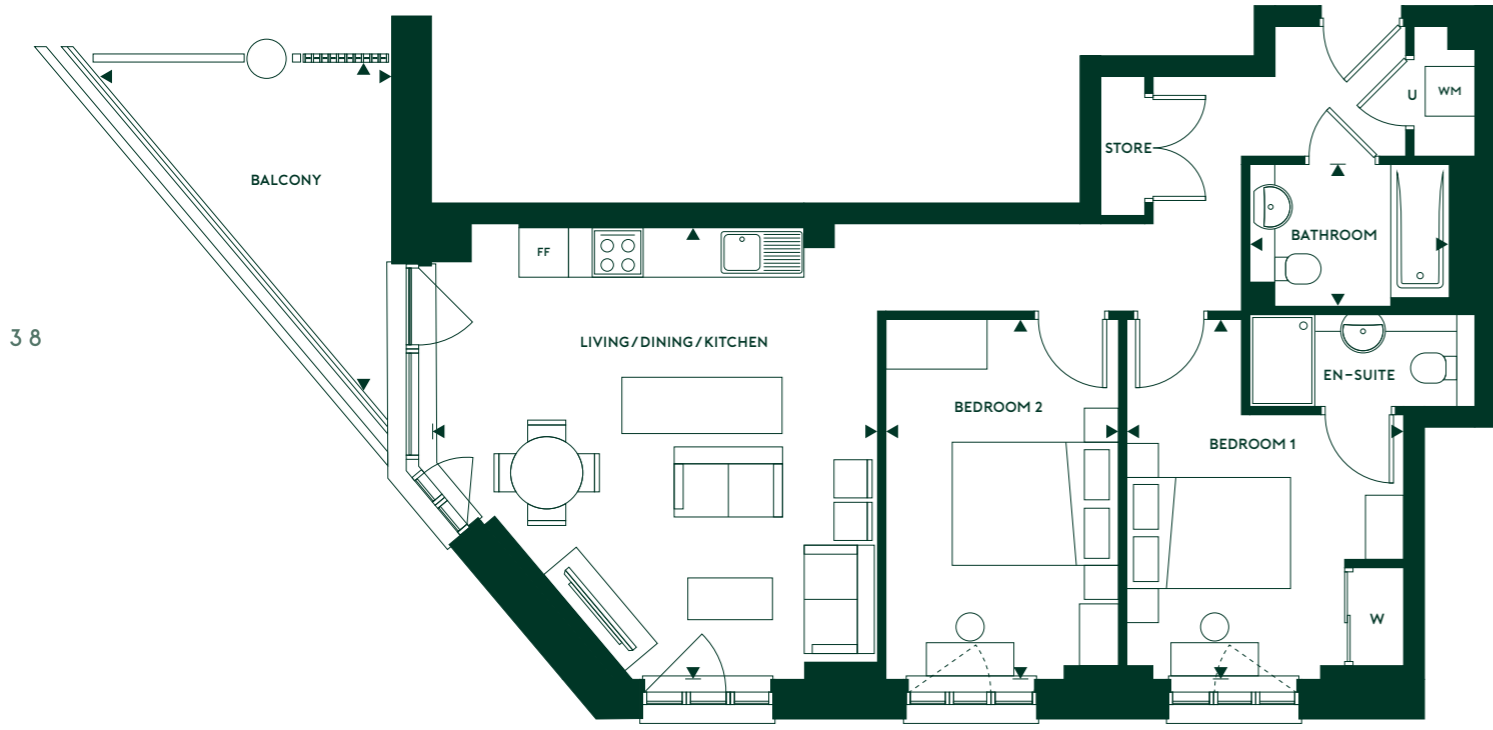
U Utility Room | W Wardrobe | FF Fridge Freezer | WM Washing Machine

Floorplan Type 24

Apartment Numbers
77, 80, 83, 86, 89



Floors: 13, 14, 15, 16, 17

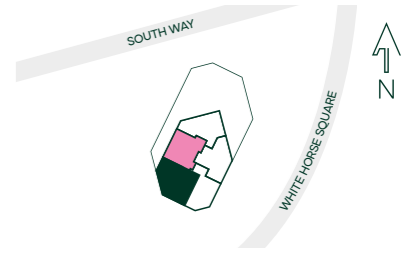


LIVING / DINING / KITCHEN	5.38m X 5.42m	17' 8" X 17' 9"
BEDROOM 1	3.34m X 4.32m	10' 11" X 14' 2"
BEDROOM 2	2.77m X 4.32m	9' 1" X 14' 2"
BATHROOM	1.70m X 2.42m	5' 7" X 7' 11"
BALCONY	3.81m X 4.53m	12' 6" X 14' 10"
TOTAL GROSS AREA	72.3 sq m	778 sq ft

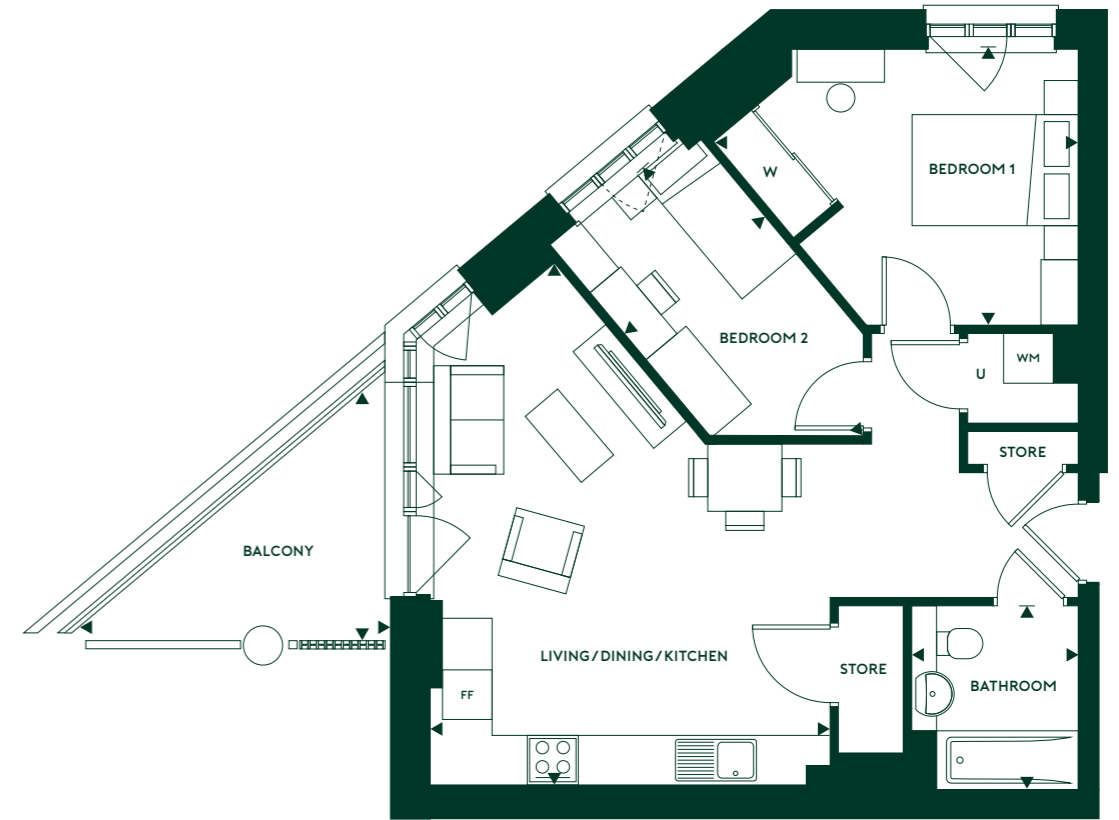
U Utility Room | W Wardrobe | FF Fridge Freezer | WM Washing Machine

Floorplan Type 25

Apartment Numbers
78, 81, 84, 87, 90



Floors: 13, 14, 15, 16, 19



LIVING / DINING / KITCHEN	4.81m X 6.29m	15' 9" X 20' 7"
BEDROOM 1	3.32m X 4.36m	10' 11" X 14' 4"
BEDROOM 2	2.20m X 4.18m	7' 3" X 13' 9"
BATHROOM	2.0m X 2.20m	6' 7" X 7' 3"
BALCONY	3.43m X 3.97m	11' 3" X 13' 0"
TOTAL GROSS AREA	62 sq m	665 sq ft

U Utility Room | W Wardrobe | FF Fridge Freezer | WM Washing Machine

10 REASONS TO LOVE ARC



1

Convenient commuting

Arc is well located beside Wembley Stadium overground station with trains running to London Marylebone in just 9 minutes. Or you can take the tube from Wembley Park station (Zone 4). For cyclists there is bike storage at Arc.

2

Sustainable future

To ensure energy efficiency within the building we have upgraded insulation standards. To maximise energy savings we have installed 100% low energy lighting across the development. To promote biodiversity we have installed green roofs, with native species of plants and brown roofs to allow space for colonisation from windblown seeds.

3

Shared Ownership

Sovereign Network Group has a wealth of experience delivering homes to enable people to start on the property ladder.



4

Staircasing

Did you know that once you have bought the initial share of your Shared Ownership home you can buy further shares? The greater the share you own in your home the less rent you will pay. If you Staircase to 100% ownership you become an outright owner and will no longer have to pay rent to Sovereign Network Group

5

Ready to move in to

Everything is brand new, with neutral colour tones, fitted appliances and flooring, moving has never been so easy.



6

On trend

The development has been designed by Haworth Tompkins Ltd. The connection between natural light and wellbeing has been taken into consideration and the apartments have been thoughtfully constructed to be light and welcoming.



7

Community

The Yellow is Wembley Park's community centre with a vibrant twist. It has a jam-packed calendar with workshops, clubs and classes covering a wide range of topics from yoga to cooking classes, film nights to coffee catch ups, there is something for everyone!

8

Saving with SNG

Shared Ownership means you can make the leap into home ownership. With a share from as little as 25% you can start putting your mark on a brand-new home. You also pay rent, which is initially capped at a maximum of 2.75% on the part owned by SNG. A service charge is payable per month. The service charge details will be provided during the sales process, but primarily this is the cost the Landlord incurs for maintenance and repairs of the communal services communal areas and building insurance.

9

Car Club Membership

Residents will receive a two-year car club membership for free when they buy at Arc. Zip Car is in operation at the Brent Civic Centre which is just a 10-minute walk away.

10

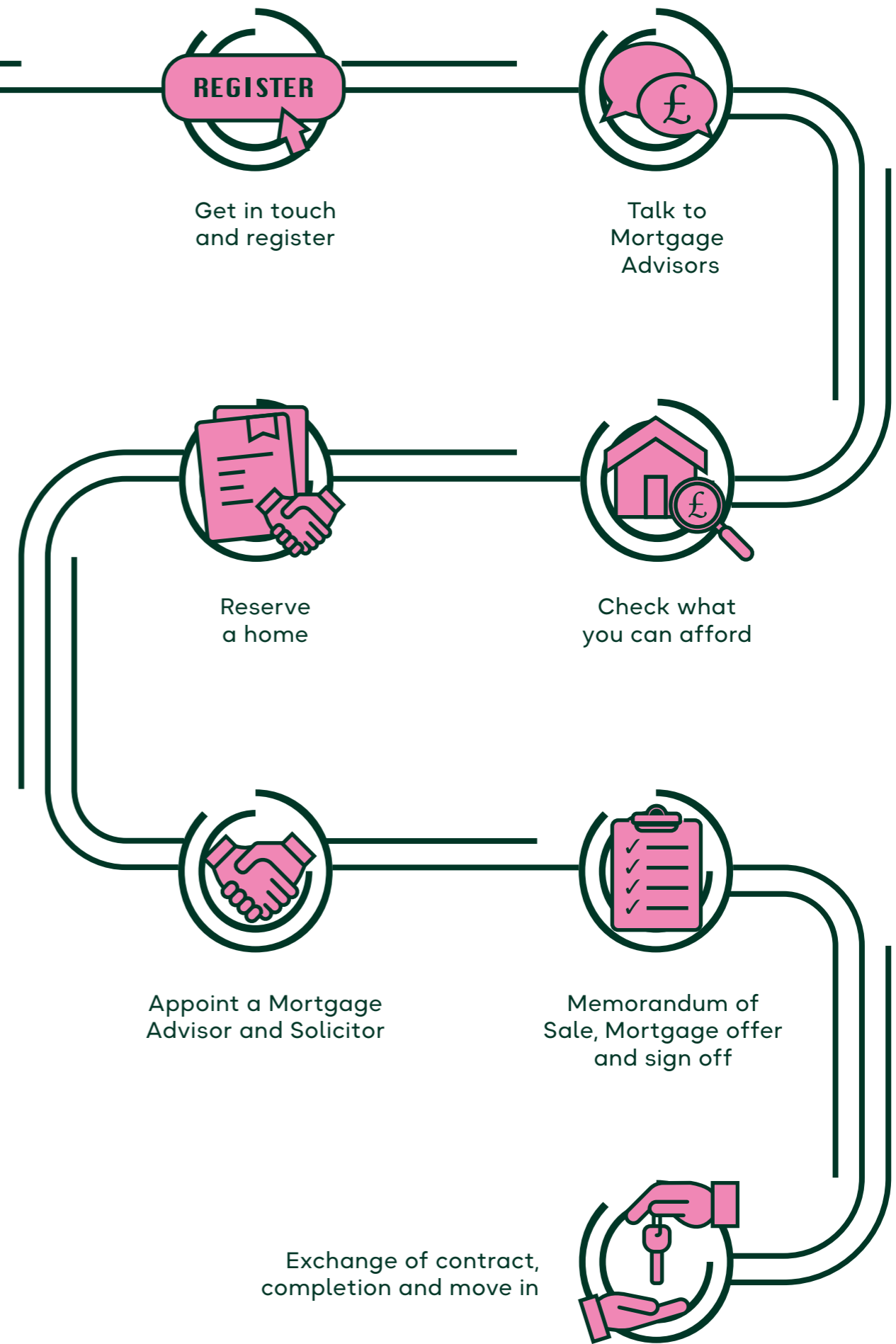
Parks and green space

Nearby King Edward VII Park and Sherrins Farm Open Space offer excellent sports facilities, as well as green space for walks and picnics.

HOW SHARED OWNERSHIP WORKS

Shared Ownership at Arc gives you the opportunity to buy a share of your new home, starting at 25%, or more depending on what you can afford. The rest is owned by Sovereign Network Group and you pay a subsidised rent on this portion in addition to your own mortgage. There will be a service charge payable to cover the cost of communal maintenance and this includes the buildings insurance. Priority will be given to people who live or work in the London Borough of Brent.

You will need to have savings to cover any deposit required by your mortgage lender and the costs involved in moving. When you can afford to, you can take your next steps and increase the share you own; this is known as 'staircasing'. The cost of the additional share that you buy will be based on the current market value of your home.



SOVEREIGN NETWORK GROUP

We're one of England's leading providers of quality homes. We love to build, and we take great pride in the homes we deliver and manage. We build homes for London Living Rent and Shared Ownership across London and Hertfordshire.

We operate commercially but our profits are reinvested back into building more affordable homes and providing a first-class service to our customers. We provide homes with an impressive specification which, coupled with sustainable design features, means our homes are ideal for modern living. **Because good homes make everything possible.**

Sovereign Network Homes is a charitable organisation and a subsidiary of Sovereign Network Group.



Evolution Southall



The Kilburn Quarter

HILL: AWARD-WINNING HOUSEBUILDER

Hill is an award-winning, 5-star **housebuilder** that specialises in developing modern, beautiful new **homes** across London and the South East. For over twenty years, our values have been rooted in delivering quality, distinctive places to live and to being a trusted partner to those who work with us.

From build quality to customer service, it's our care, expertise and industry-leading standards that set us apart.

As a family-owned and family-run company, we truly care about that we do and it shows. We know how important your home is to you, and we reflect that in the care we take to create new homes of exceptional quality.

We are delighted to hold the coveted 5-star rating from the Home Builders Federation.

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