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ONE TOWER BRIDGE
L O N D O N

Berkeley is proud to present a once-in-a-lifetime opportunity. It is rare that a scheme on such a grand scale is created at the heart of the capital. Rarer still for it to be adjacent to one of London's most recognisable landmarks. One Tower Bridge consists of several distinct buildings, each contributing to an elegant whole. Cambridge House is among the most desirable, with all apartments offering stunning views of the river, Tower Bridge and the Tower of London. This is an opportunity to come home to the ultimate address in the most exciting city in the world.



ONE TOWER BRIDGE
LONDON

A RICH HISTORY



The Thames is the one constant in London's ever-changing story. It will be the view from your apartment every day.

Map of London, from 'Civitates Orbis Terrarum', c.1572

Look out from any apartment in Cambridge House and take in one of the greatest views imaginable. One Tower Bridge stands on the south side of Tower Bridge, opposite the Tower of London, surrounded by the rich maritime history that plays such a central role in the story of London.

The Thames is a symbol of continual change and continuity. It is the great river that brought world trade into London and exported English language and culture out into the world. A river that has inspired poets and painters for centuries.

The river is responsible for transforming this part of London into a great commercial centre. One Tower Bridge stands along the river from the famous Shad Thames docks, once home to great warehouses and shipyards, more recently transformed into one of the most desirable residential and cultural districts in London.

Directly across the river lies the Square Mile – still the financial engine room of the UK and one of the most important trading centres in the world.

From One Tower Bridge, you have the past, present and future of London all on your doorstep. This is a London address like no other.

The river is the trade route that transformed London into one of the great world cities.

The River Thames with St. Paul's Cathedral on Lord Mayor's Day, by Canaletto, 1746-47





The Tower of London from 'A Book of the Prospects of the Remarkable Places in and about the City of London', c.1700.

One Tower Bridge stands across the river from one of London's most ancient and evocative landmarks. The Tower of London dates back to 1066 and the Norman Conquest of England. The famous White Tower, which gives the entire castle its name, was built by William the Conqueror in 1078.

The castle has a colourful history, acting as a royal residence and a fortress. Today it is home to the Crown Jewels, including the crowns of monarchs past and present, as well as the legendary Koh-i-Nur diamond, presented to Queen Victoria in 1850.



Tower Bridge under construction c.1889



Tower Bridge under construction in 1892

Immediately to the west and north is the City of London, while across the river is the famous South Bank, with One Tower Bridge occupying a prime position. Designed and finished with unusual sensitivity to its historic surroundings, this is a fitting new chapter in the story of a remarkable part of London.

Cambridge House looks directly out towards Tower Bridge, arguably the most instantly recognisable London landmark for millions of people around the world.

The bridge was opened on 30th June 1894 after a complex construction process

lasting eight years. Known as a 'bascule bridge', its central span is split into two halves, which rise to allow tall ships through. The upper level accommodates spectacular walkways and exhibition spaces.

For many visitors, Tower Bridge represents one of the essential sights of London. It will be the constant backdrop to your residence at Cambridge House.



One Tower Bridge stands on the South Bank between Tower Bridge and City Hall, the political centre of London.

Road Distances

Tower Hill	0.9 km (9 mins)
Tower Gateway	1.1 km (11 mins)
London Bridge	0.9 km (9 mins)
Butlers Wharf	0.2 km (2 mins)
Borough Market	1.1 km (11 mins)

Source: Google maps (walking time)

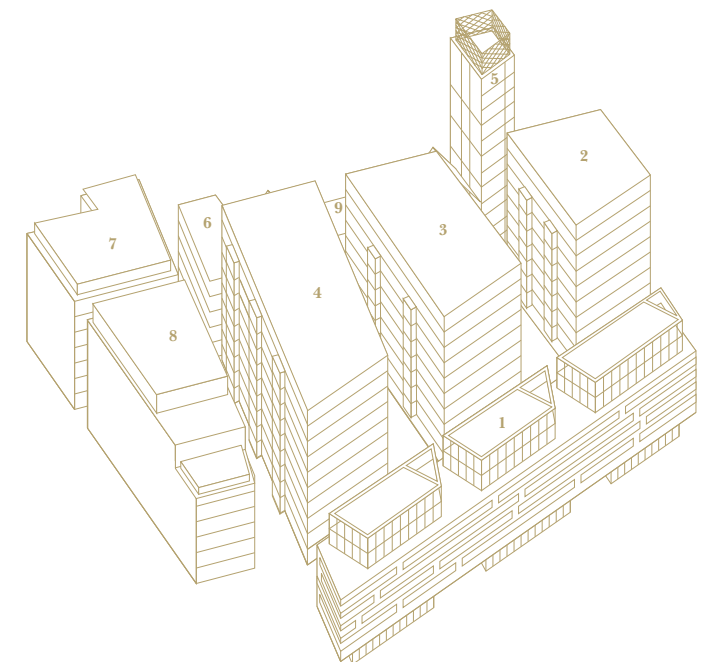
Journey Times

Bank	2 mins
Canary Wharf	7 mins
Bond Street	9 mins
Green Park	7 mins
St Pancras International	11 mins
City Airport	21 mins
Heathrow Airport	41 mins

Source: TfL from London Bridge Station

One Tower Bridge

- 1 Cambridge House
- 2 Stuart House
- 3 Wessex House
- 4 Tudor House
- 5 Hanover House
- 6 York House
- 7 Windsor House
- 8 Lancaster House
- 9 St Olave's Boutique Hotel





AN INSPIRED
DEVELOPMENT



One Tower Bridge has been designed with great respect for its surroundings and the famous monuments that make this location so outstanding.

Cambridge House takes the historic landmarks as its reference and makes special emphasis of the views from each apartment, all of which feature the river, Tower Bridge and nearby Potters Fields Park.

Each apartment is luxuriously proportioned to maximise the spectacular river views. A spirit of traditional craftsmanship is evident in every detail.

Cambridge House adds a new dimension to the architectural story of this area. It is a fitting place from which to look out and admire the skyline of this great world city.

CGI of One Tower Bridge

SQUIRE & PARTNERS

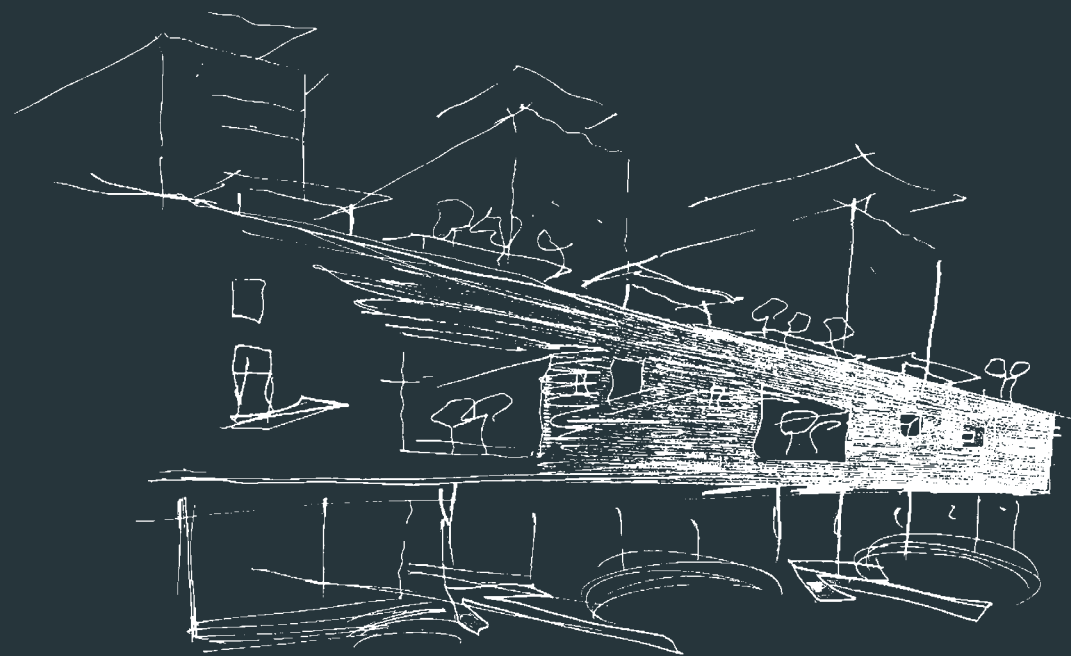
Architects

Cambridge House reflects the creative vision of award-winning architectural practice Squire & Partners. The result is a design that takes inspiration in the past while looking confidently to the future.

The practice's design approach assumes that every site has its own history, character and needs. Cambridge House represents an important and high-profile opportunity to put that philosophy into practice.

For founder Michael Squire, the touchstone throughout the project was the location and the view. "It is a long building that gives you very wide-fronted views of the river, Tower bridge, the Tower of London and the City. It is the ultimate view in London."

Established 35 years ago, Squire & Partners made its name with a number of high-profile commissions around central London, including The Knightsbridge luxury apartments and Brook House on Park Lane.



"The development is very deliberately rooted in the history of craftsmanship and materials in the area"

Michael Squire



At street level, One Tower Bridge creates a vibrant new cultural and retail hub on the South Bank, looking out onto Potters Fields Park and the river beyond.



RESTAURANTS AND BARS



For a particularly striking eating environment, the nearby Hays Galleria provides a number of options for cafés, bars and restaurants, including the long-standing Balls Brothers.

Or, if you happen to be passing the Royal Festival Hall, you might prefer to visit its upper floors to stop by Skylon for a drink, to be followed by a course at the scenic OXO Tower restaurant or the modern Gaucho Tower Bridge on the way home. If you're feeling adventurous, the Shard houses a number of superb restaurants – TĪNG, GŌNG, or LÁNG, all in the fantastic Shangri-La hotel. The Shard is



also home to Oblix, for sophisticated casual urban dining, Hutong, for a Northern Chinese speciality, and the Aqua Shard for traditional British cuisine. All have breath-taking views of London.

If you would prefer a meal in the most up-and-coming street for food, Bermondsey Street hosts a variety of different styles, including Zucca, for its distinctly satisfying Italian options, or a two-venue experience – stopping first at José for drinks and Spanish tapas, followed by mains at its sister restaurant, Pizarro. Casse-Croute caters for those looking for an authentic French experience – offering a new menu everyday.



“From Pont de la Tour you get a beautiful view of Tower Bridge and we can't wait for One Tower Bridge to be finished.”

Hadi Aknin
Manager, Le Pont de la Tour

For a traditional London experience, there is the long-standing Borough Market with its store of fine wine shops – such as Vinopolis, not simply a shop but a venue and an experience – and long-standing fruit, vegetable, and cheese stalls, such as Neal's Yard, which cater for those with a discerning taste. Not simply for stocking up on supplies, the Market also offers several excellent eating establishments, including Roast, for original English recipes, Black and Blue, for a superb and unique burger, Brindisa, if you're craving tapas, or Fish! for its eponymous and unbeatable speciality dishes.

For a chance to really see the wide variety of different cultural fares available, a stroll through Butler's Wharf takes you past anything from the mouth-watering Chop House to the classic Pont de la Tour, and a number of fashionable Italian restaurants, while the nearby prestigious Story restaurant offers up the area's top market dining experience, having been awarded a Michelin Star within six months of opening. Equally, the nearby Magdalen on Tooley Street offers an excellent blend of modern English and French bistro fare.

And for a definitive night to remember, travel across the river to find the West End, which boasts a number of other world famous establishments, including The Ivy and the Two Michelin-Starred Le Gavroche.

A short stroll along the river takes you to the Pont de la Tour restaurant in one direction, or the equally renowned Gaucho, Tower Bridge in the other.



SHOPPING



London's shopping experience has been crafted not simply from its own tradition, but also from contact with every culture. Classic British brands and modern, cosmopolitan tastes are available to sample at your pleasure.

Luxury shopping in London is no longer the preserve of the West End. Every desirable label can now be found in the City too, particularly within the elegant setting of the Royal Exchange. Founded in 1566 and favoured by Queen Elizabeth I, The Royal Exchange was the City's first purpose built shopping centre and is now its foremost luxury retail and restaurant destination. It is home to some of the most exclusive retailers of clothing, perfumery, jewellery and accessories. Bulgari, Church's, Gucci, Hermes, Dolce & Gabbana, Lulu Guinness, Smythson, Theo Fennell, Louis Vuitton, and Tiffany & Co are just some of the illustrious names vying for your attention. As well as the boutiques, the Grand Café at the Royal Exchange is a spectacular setting for a glass of champagne or a cocktail, or for enjoying first class dining in the upper galleries.

One of the highlights of central London is its dedication to providing a broad selection of luxury shopping opportunities, including the world-famous Jermyn Street and Savile Row which contains the numerous tailors dedicated to their craft. Close by, Bond Street offers a plethora of luxury brands and fine jewellery including Cartier, Hermes, Chanel and Christian Dior among many more.

Accessories and jewellery can be purchased from the renowned Alex Monroe and the illustrious Bermondsey 167, opened in 2007 by talented former Burberry designer Michael McGrath.



CULTURE

Residing in the central part of the London environment, One Tower Bridge provides access to a full range of cultural landmarks. Whatever your tastes, a rich new experience is never far away.

Situated on the South Bank, there are many options for visiting major London sites. Cambridge House provides an immediate view not only of Tower Bridge and the River Thames, but also the iconic London skyline, including City Hall, the Gherkin, and the Tower of London, with the Shard a few steps away. Along the river, both the London Eye and the Houses of Parliament stand out as striking features of the London landscape.



One Tower Bridge also offers an opportunity to explore a wide variety of artistic tastes. With Shakespeare's Globe, Royal Festival Hall and the Old Vic within walking distance, going to see a play or performance is always an option. Or, if you would prefer an art gallery, the spectacular Tate Modern and Tracey Emin's at the White Cube are only a short walk away, whilst the Southbank Centre offers a variety of different exhibitions throughout the year. Meanwhile, the nearby Museum of London provides a history of this great city.

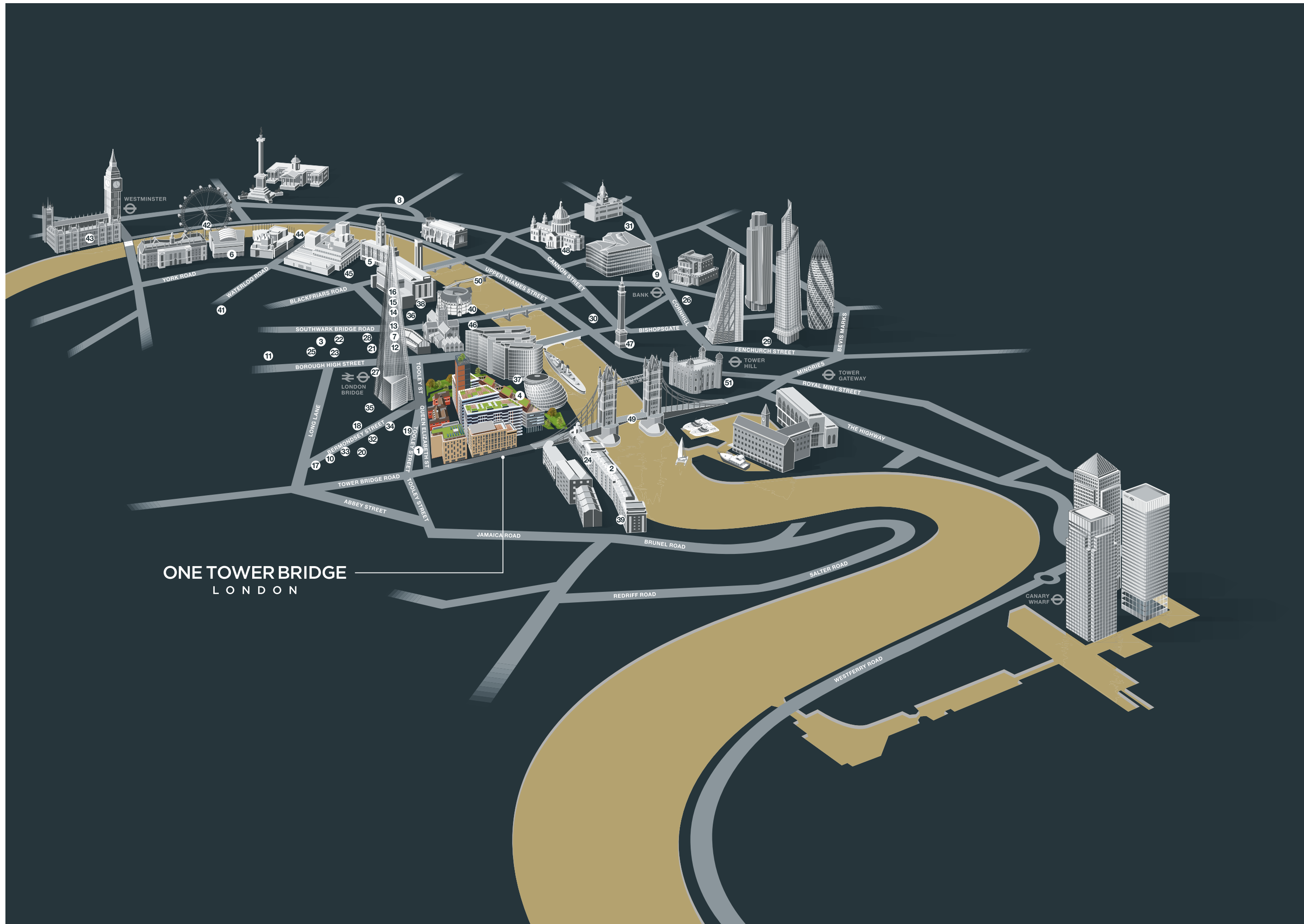


EDUCATION

To live at One Tower Bridge is to enjoy access to the best amenities in one of the most advanced cities in the world. That includes educational services, where the options are wide-ranging and of the highest quality. There can be no better place to live, learn, and grow.

London is home to some of the finest universities not only in the country, but also the world, and provides a unique city-life student experience. King's College London, Imperial College London and University College London are all ranked incredibly highly in all courses – frequently reaching the Times Top Ten League Table. The city also provides a number of high-class specialist learning opportunities, including the Royal Veterinary College, London Business School, and London School of Economics and Political Science.





One Tower Bridge stands on the South Bank between Tower Bridge and City Hall, the political centre of London.

Restaurants

- 1 Story
- 2 Pont De La Tour
- 3 Roast
- 4 Gaucho
- 5 Oxo Tower
- 6 Skylon
- 7 Oblix
- 8 The Delaunay
- 9 Coq D'Argent
- 10 Zucca
- 11 Brindisa
- 12 Aqua Shard
- 13 Hutong
- 14 Lang
- 15 Gong
- 16 Ting
- 17 Pizarro
- 18 Jose
- 19 Magdalen
- 20 Casse-Croute
- 21 Vinopolis
- 22 Black & Blue
- 23 Fish!
- 24 Chop House

Shopping

- 25 Borough Market
- 26 The Royal Exchange
- 27 Hotel Chocolat
- 28 The Whiskey Exchange
- 29 Space NK
- 30 House of Fraser
- 31 One New Change
- 32 Holly and Lil
- 33 Bermondsey 167
- 34 Susie Stone
- 35 Alex Monroe
- 36 Neals Yard

Culture

- 37 Hays Galleria
- 38 Tate Modern
- 39 Butlers Wharf
- 40 The Globe
- 41 The Old Vic
- 42 London Eye
- 43 Houses of Parliament
- 44 Southbank Centre
- 45 Gabriel's Wharf
- 46 Golden Hinde
- 47 Monument
- 48 St Pauls
- 49 Tower Bridge
- 50 Millenium Bridge
- 51 Tower of London

One Tower Bridge is an oasis of calm in the heart of London, opening out onto green lawns and tree-lined avenues.



MURDOCH WICKHAM

Landscape architects

The external landscaping of One Tower Bridge is the work of Murdoch Wickham, an independent landscape architect practice with an award-winning track record.

Murdoch Wickham is managed by co-founders John Murdoch and John Wickham, who continue to play a hands-on role in each project. One Tower Bridge represents a unique opportunity to put their skills into practice in one of the most desirable addresses in London.

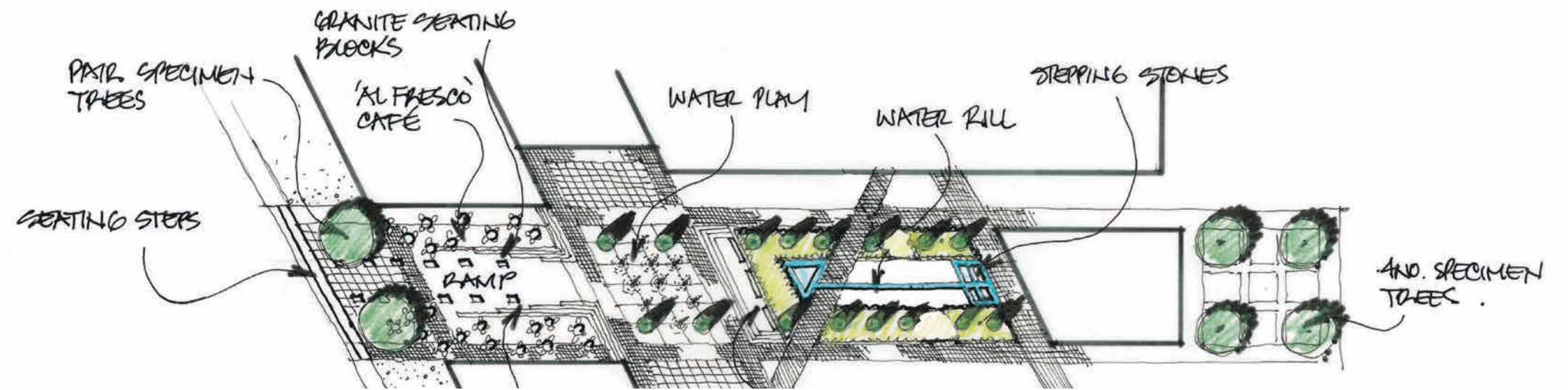
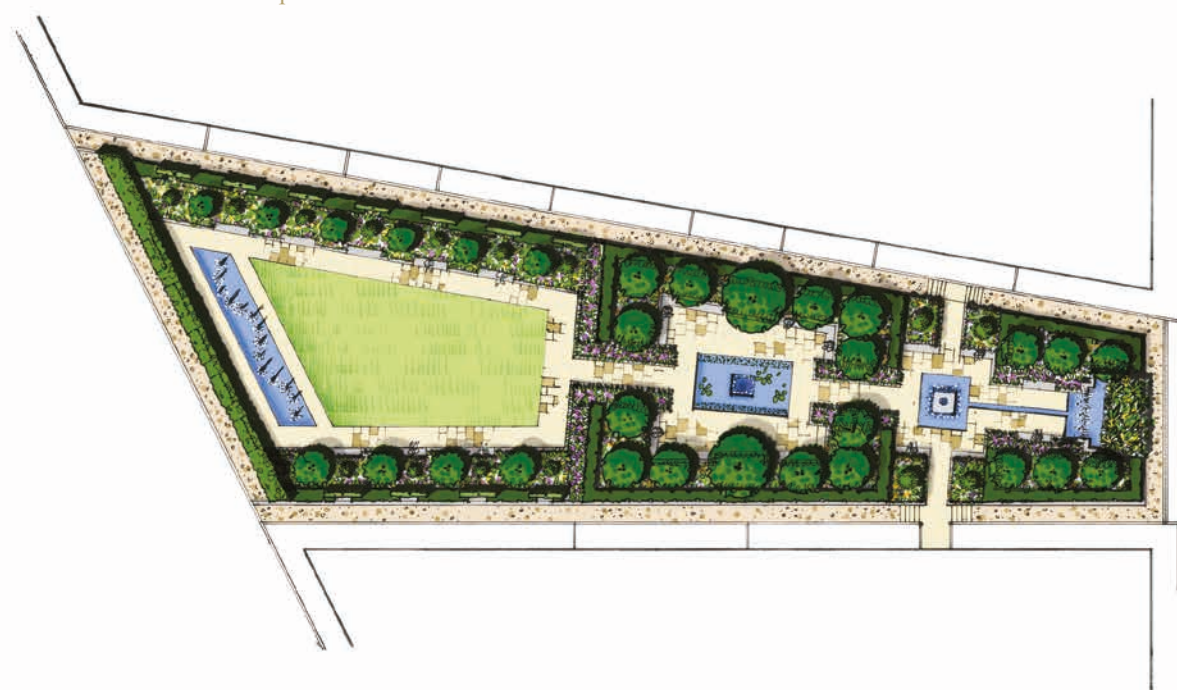
The result will be a beautifully understated space that makes

the most of this special location. Residents will enjoy exclusive access to an appealing private courtyard garden, consisting of three individually designed areas, each characterised by its own unique water feature, including a dancing fountain, lily pond and stone bubbler fountain. The garden will be planted with a variety of shrubs and trees including hornbeam, magnolia and multi-stem pine. Granite seating will look onto a formal lawn and lavender will be planted to enhance the tranquil atmosphere.



John Murdoch (left) and John Wickham (right)

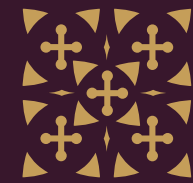
“The design of the public realm is meticulous in its detail. We have embraced the quality of the views, not only of the Tower of London, but also of the city skyline and Shard on the South Bank.”





The internal courtyards and water features provide a signature touch and attractive social space in the heart of the development.





FIVE STAR LUXURY

Step into Cambridge House and you are immediately enveloped by a sense of privacy and calm, as if entering a five-star hotel. Every element of the experience has been carefully considered and crafted to exceed the highest expectations.

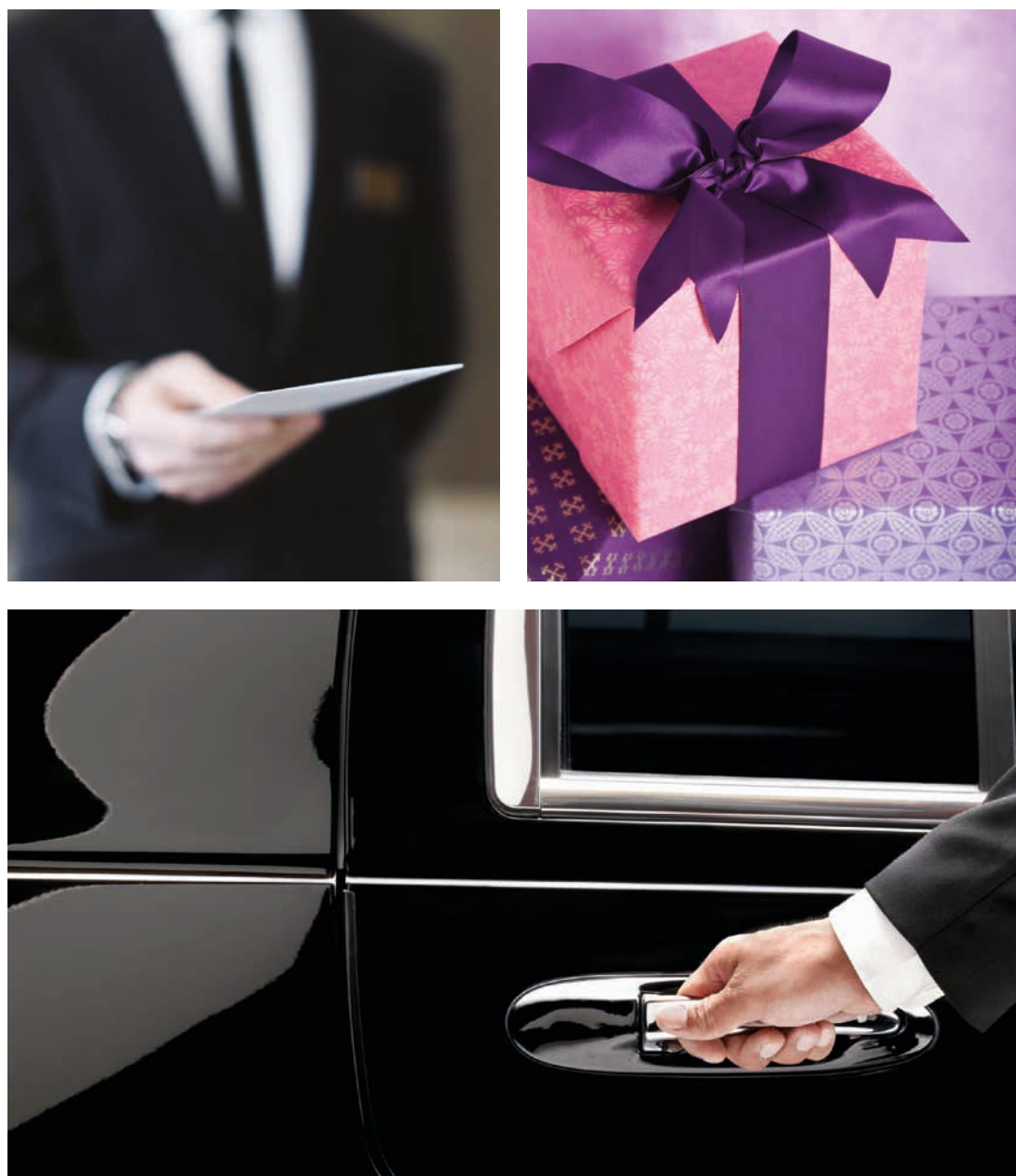
From the moment you are greeted by the concierge, you know you have arrived at somewhere special.

No matter what the time of day or night, residents of Cambridge House are assured of a personal and friendly welcome.



Cambridge House lobby

One Tower Bridge will offer all its residents the added comfort and peace of mind of a dedicated 24-hour concierge and security. This exemplary level of service will be managed by Harrods Estates and Jones Lang LaSalle.



Every detail of the service has been considered. Whether you wish to arrange gourmet food deliveries, charter a private jet, reserve a place at the opera, or take advice on personal shopping, everything will be managed for you. The aim is to anticipate every requirement before you need to ask.

There is an on-site residents' business lounge fully equipped with fast access broadband and impressive meeting facilities. Secretarial services are also available on request.



CGI of car parking spaces



A limited number of car parking spaces are available to purchase separately. The secure, electronic-entry gated underground facilities reflect the high-quality design featured throughout the scheme. These include specially commissioned decorative tiling and signature lighting. Residents can also dispense with the complications of owning a car altogether by joining the Car Club, a 24-hour 'pay as you drive' service.



CGI's of spa and pool



One Tower Bridge includes a stunning private health club with a sauna, steam room and jacuzzi. There is also a beautifully designed pool where residents can relax and restore body and soul. A fully equipped gymnasium and fitness room provide an excellent environment in which to enjoy yoga or a session with a private trainer.



LUXURY LIVING

The keynote throughout the interior of Cambridge House is ‘future heritage’, combining a forward-thinking design aesthetic with respect for traditional craftsmanship. The palette includes luxurious dark golds, pearl greys, ebony and polished champagne bronze. Each generous living space combines rich, natural tones with luxurious textures and opulent finishes. Intelligent planning opens out the views and lets the daylight flood in.

UNITED DESIGNERS

Interior designers

The interiors have been carefully planned by United Designers, an award-winning multi-disciplinary design consultancy based in London. CEO Keith Hobbs explains their approach:

“We design from the point of view of the resident. Can I wake up in bed, electronically open the curtains and look at the river? Can I sit with my friends and dine on the balcony? Can I prepare a meal in the kitchen and still take in the view? In each case, the answer is yes. After that, it’s about getting the details right and creating the greatest apartments we can.”

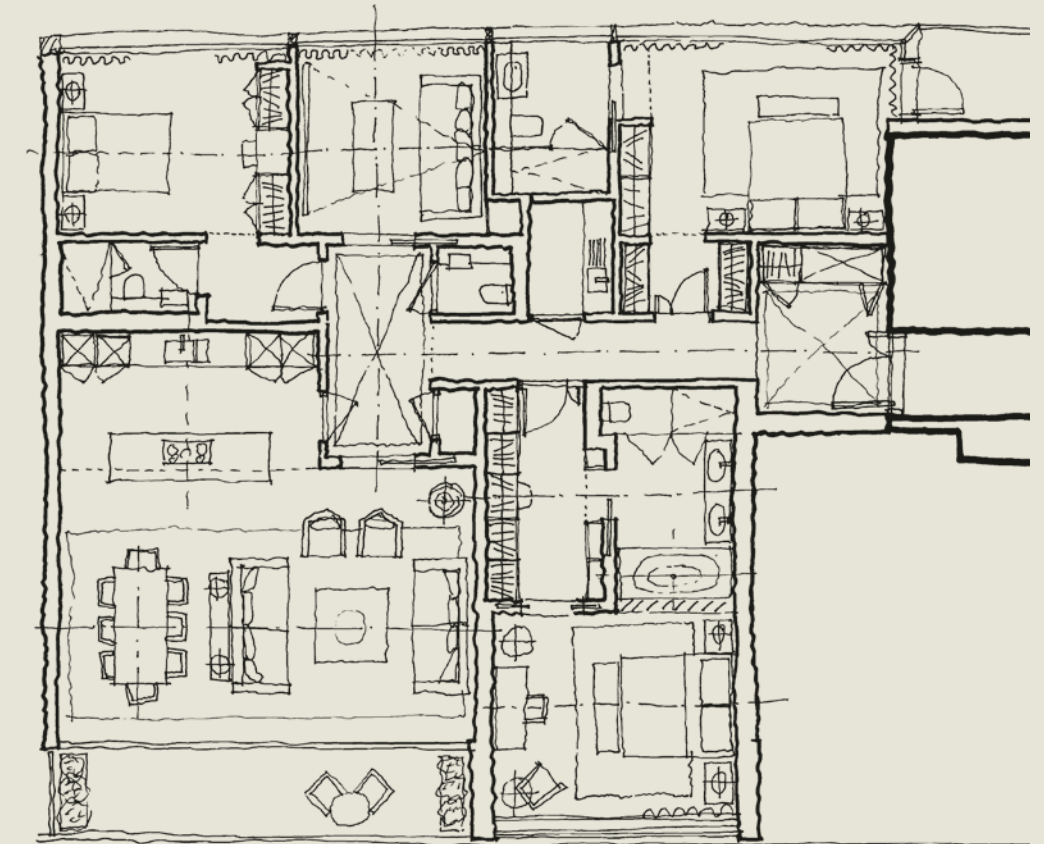


“Design doesn’t start with colours or patterns, but with an idea. Our inspiration came from the location right next to a world heritage site: the Tower of London.”

Keith Hobbs, CEO, United Designers

Cambridge House represents an opportunity for United Designers to put their commitment to high-quality craftsmanship and exquisite finishes into practice. No company is better placed to deliver the best in contemporary and luxurious urban living.

United Designers have been involved with numerous high profile projects including; The Heron Tower in the City of London, the Dolder Grand Hotel in Zurich, the ME Hotel in Madrid, and the Maze Grill in London.





The inspiration for the interiors comes from the view outside: a classically British skyline combining heritage and modernity.

Image Showing Lustre palette

Show home interiors are indicative only.

The kitchen and dining areas continue the rich, indulgent palette, with dark oak parquet flooring, dark brown veined marble worktops and bronze island fascias. The effect is enhanced by integral mood and task lighting, while Miele appliances are seamlessly included throughout.



Image showing Ebony palette

Show home interiors are indicative only.

These are spaces in which to live and luxuriate. Classic timber veneer doors and joinery complement the bespoke diamond parquet flooring and platinum silk wallpaper. Each apartment discreetly incorporates the very latest technology, with subtle lighting to create distinctive mood sets.



Image Showing Ebony palette

Show home interiors are indicative only.





The unique views available provide a snapshot into the heart of London society and English tradition.



Image showing Lustre palette

Show home interiors are indicative only.

Master bedrooms feature a retractable wall between the bedroom and en-suite. This enables residents to appreciate the stunning river view from yet another aspect of their home.





Image showing Lustre palette

Show home interiors are indicative only.



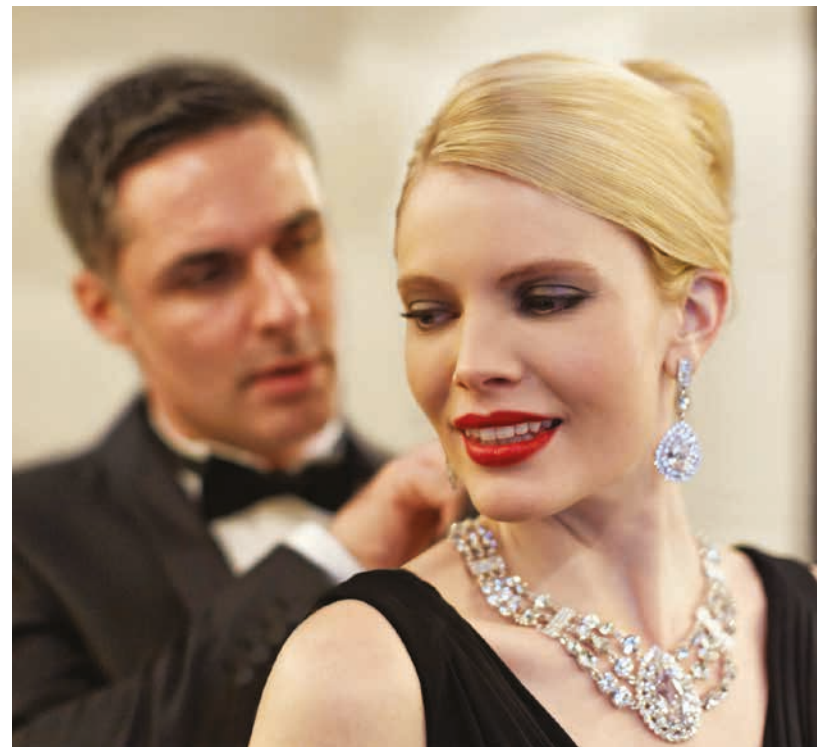
Image showing the terrace

Show home interiors are indicative only.



Image showing Ebony palette

Show home interiors are indicative only.



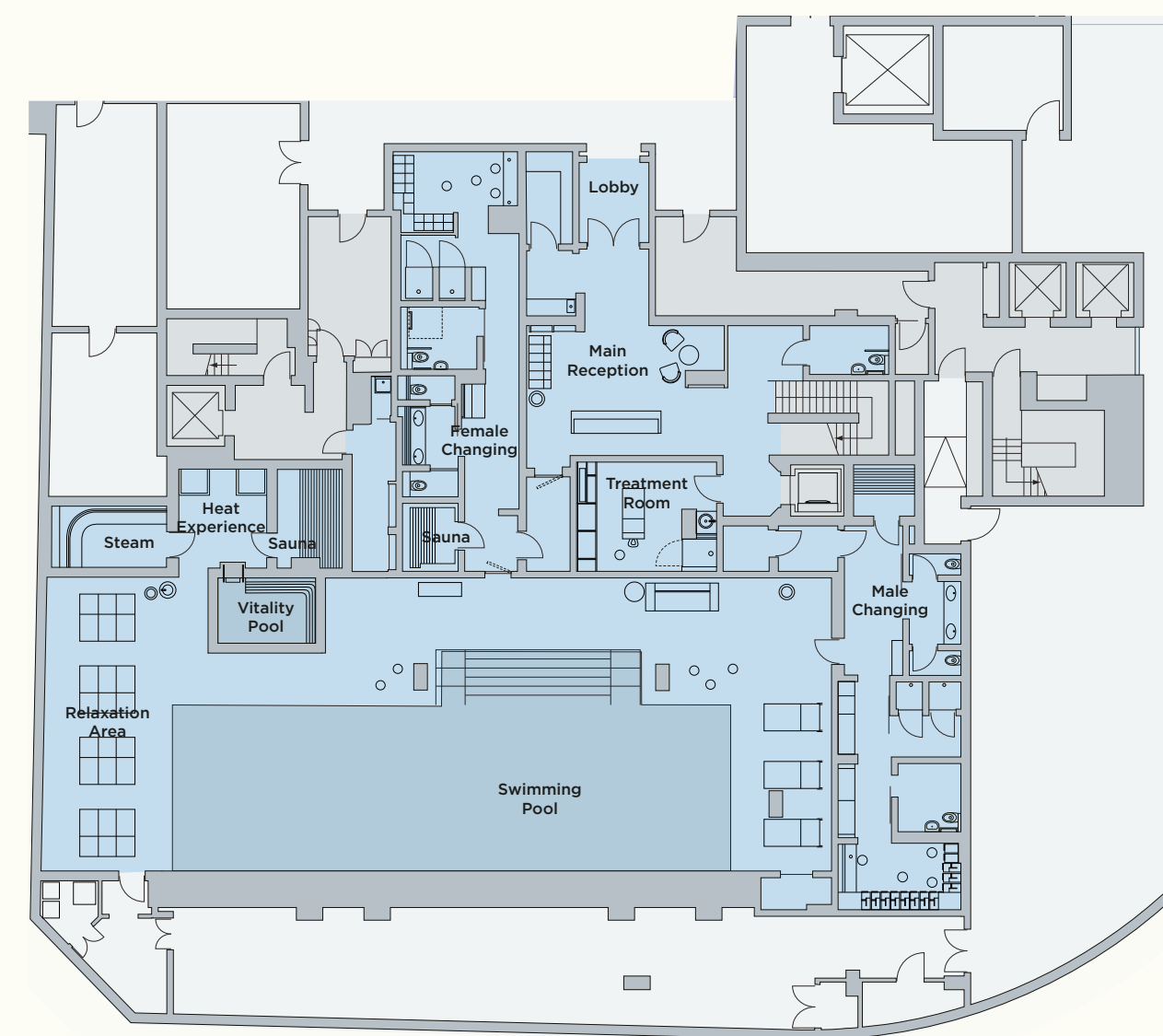
The bathroom is a place to retreat, relax and rejuvenate. Black granite stone lines the warmed floors, with feature walls in light brown veined marble and shower screens in bronze glass. Polished champagne brassware, bronze mirrors and vanity stands in satin gold complete the effect.



FLOORPLANS

ONE TOWER BRIDGE

Spa and Wellbeing facility



Disclaimer:
Exact layout and sizes may vary.



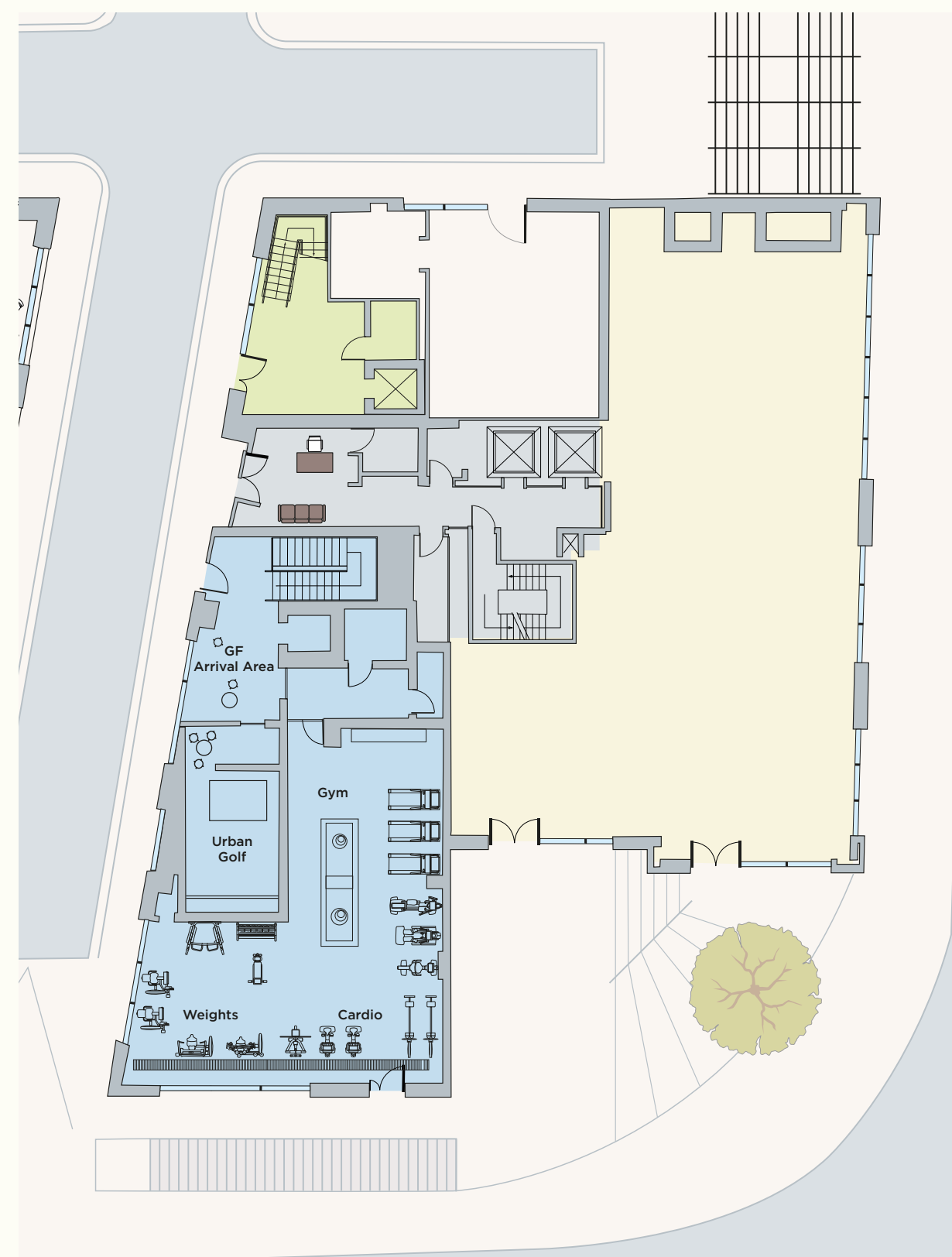


The spa is the perfect place to book a personal trainer or arrange a massage and beauty treatment. Facilities include a treatment room, sauna and steam rooms, and a vitality pool that you will never want to leave. Accessible from your home at any time, this is the perfect place to relax and restore body and soul.



ONE TOWER BRIDGE

Gymnasium and Urban Golf



CGIs of Urban Golf



If you are feeling more energetic, try Urban Golf: an innovative and highly acclaimed virtual golfing experience. This sophisticated golf simulator is the most accurate, fun and visually stunning indoor golfing experience available – with some of the world's best golf courses recreated in painstaking detail. Perfect practice for the keen golfer, or fun for the beginner.





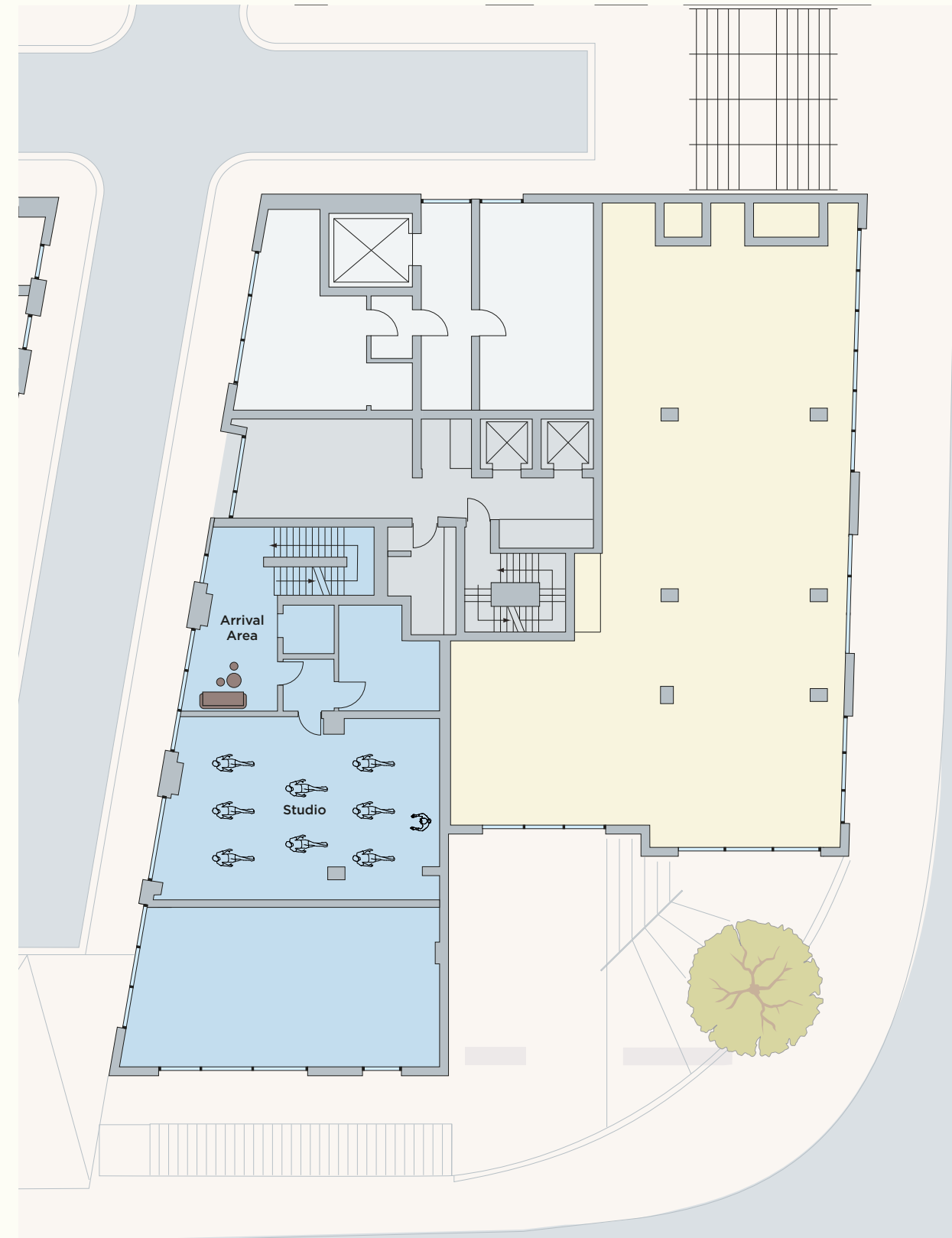
There is also an impressive, fully equipped gymnasium and fitness room for the exclusive use of apartment owners and their guests. Follow your own routine, try yoga or a session with a private trainer.

CGI of Gym and Studio

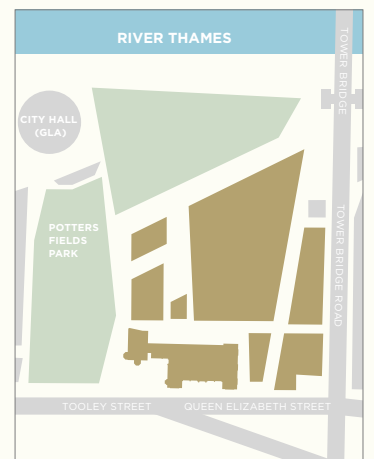


ONE TOWER BRIDGE

Studio



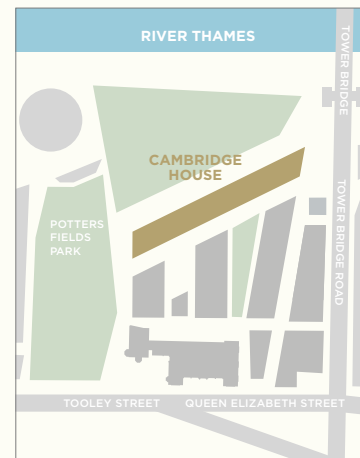
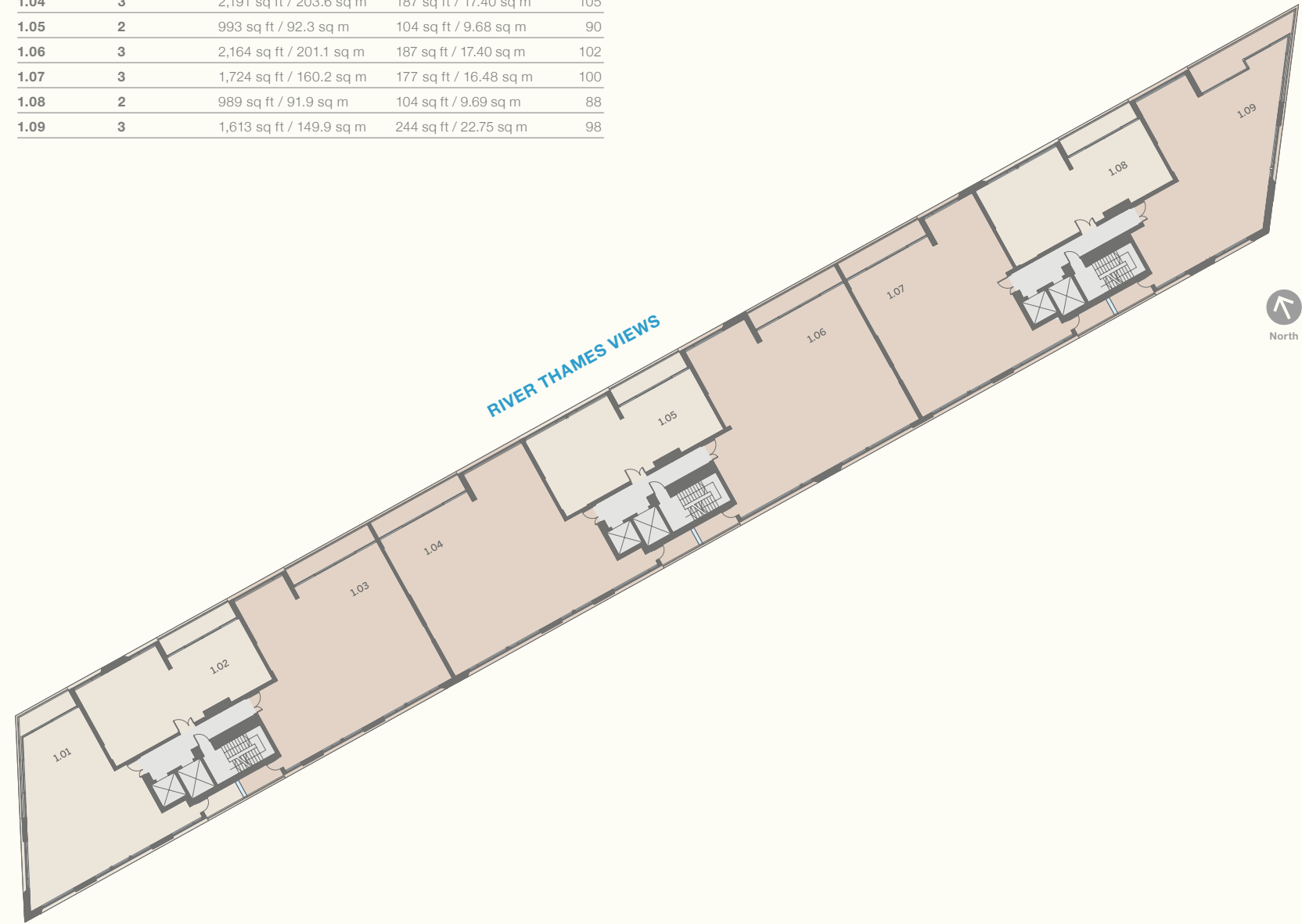
Disclaimer:
Exact layout and sizes may vary.



FLOOR 1

Apartment	Bedrooms	Total internal area (apartment)	Total external area (balcony)	Page
1.01	2	1,323 sq ft / 123.0 sq m	137 sq ft / 12.78 sq m	95
1.02	2	993 sq ft / 92.3 sq m	105 sq ft / 9.76 sq m	92
1.03	3	1,976 sq ft / 183.6 sq m	179 sq ft / 16.65 sq m	108
1.04	3	2,191 sq ft / 203.6 sq m	187 sq ft / 17.40 sq m	105
1.05	2	993 sq ft / 92.3 sq m	104 sq ft / 9.68 sq m	90
1.06	3	2,164 sq ft / 201.1 sq m	187 sq ft / 17.40 sq m	102
1.07	3	1,724 sq ft / 160.2 sq m	177 sq ft / 16.48 sq m	100
1.08	2	989 sq ft / 91.9 sq m	104 sq ft / 9.69 sq m	88
1.09	3	1,613 sq ft / 149.9 sq m	244 sq ft / 22.75 sq m	98

- 2 Bedroom Apartment
- 3 Bedroom Apartment

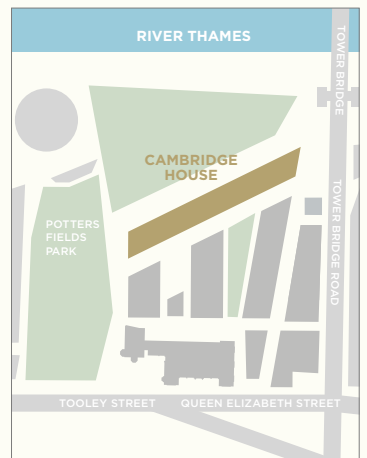
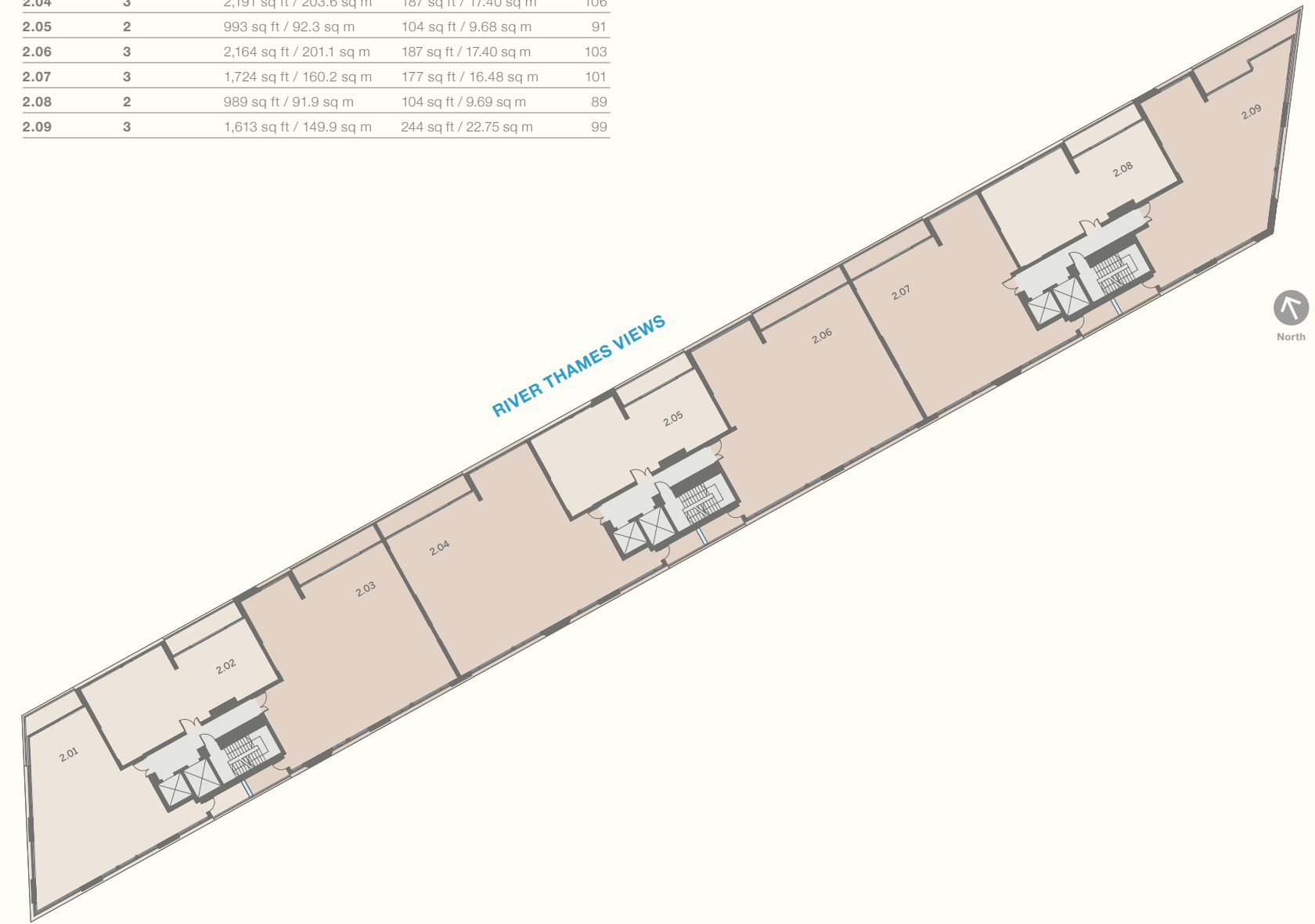


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FLOOR 2

Apartment	Bedrooms	Total internal area (apartment)	Total external area (balcony)	Page
2.01	2	1,323 sq ft / 123.0 sq m	137 sq ft / 12.78 sq m	96
2.02	2	989 sq ft / 91.9 sq m	105 sq ft / 9.76 sq m	93
2.03	3	1,976 sq ft / 183.6 sq m	179 sq ft / 16.65 sq m	110
2.04	3	2,191 sq ft / 203.6 sq m	187 sq ft / 17.40 sq m	106
2.05	2	993 sq ft / 92.3 sq m	104 sq ft / 9.68 sq m	91
2.06	3	2,164 sq ft / 201.1 sq m	187 sq ft / 17.40 sq m	103
2.07	3	1,724 sq ft / 160.2 sq m	177 sq ft / 16.48 sq m	101
2.08	2	989 sq ft / 91.9 sq m	104 sq ft / 9.69 sq m	89
2.09	3	1,613 sq ft / 149.9 sq m	244 sq ft / 22.75 sq m	99

- 2 Bedroom Apartment
- 3 Bedroom Apartment

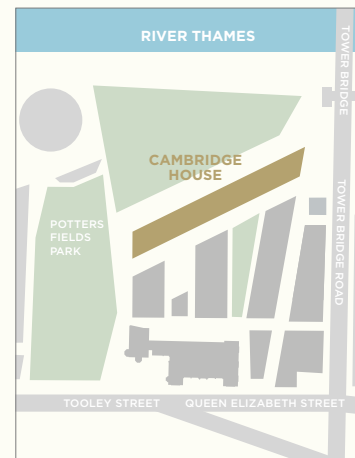
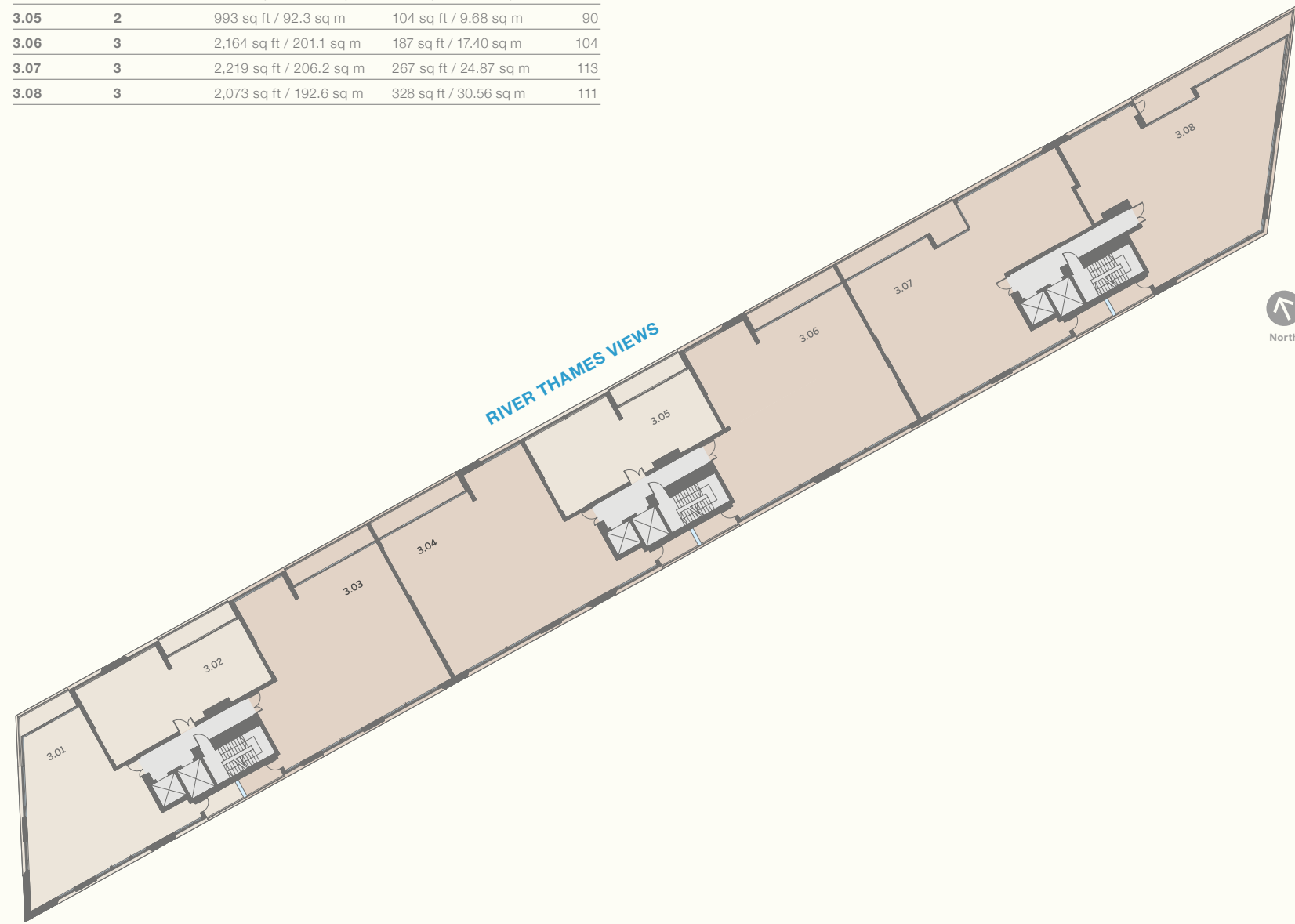


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FLOOR 3

Apartment	Bedrooms	Total internal area (apartment)	Total external area (balcony)	Page
3.01	2	1,323 sq ft / 123.0 sq m	137 sq ft / 12.78 sq m	97
3.02	2	989 sq ft / 91.9 sq m	105 sq ft / 9.76 sq m	99
3.03	3	1,976 sq ft / 183.6 sq m	179 sq ft / 16.65 sq m	109
3.04	3	2,191 sq ft / 203.6 sq m	187 sq ft / 17.40 sq m	107
3.05	2	993 sq ft / 92.3 sq m	104 sq ft / 9.68 sq m	90
3.06	3	2,164 sq ft / 201.1 sq m	187 sq ft / 17.40 sq m	104
3.07	3	2,219 sq ft / 206.2 sq m	267 sq ft / 24.87 sq m	113
3.08	3	2,073 sq ft / 192.6 sq m	328 sq ft / 30.56 sq m	111

- 2 Bedroom Apartment
- 3 Bedroom Apartment

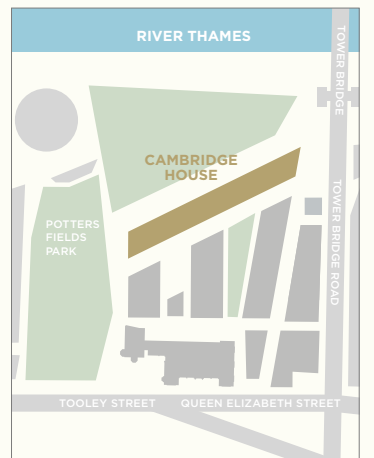
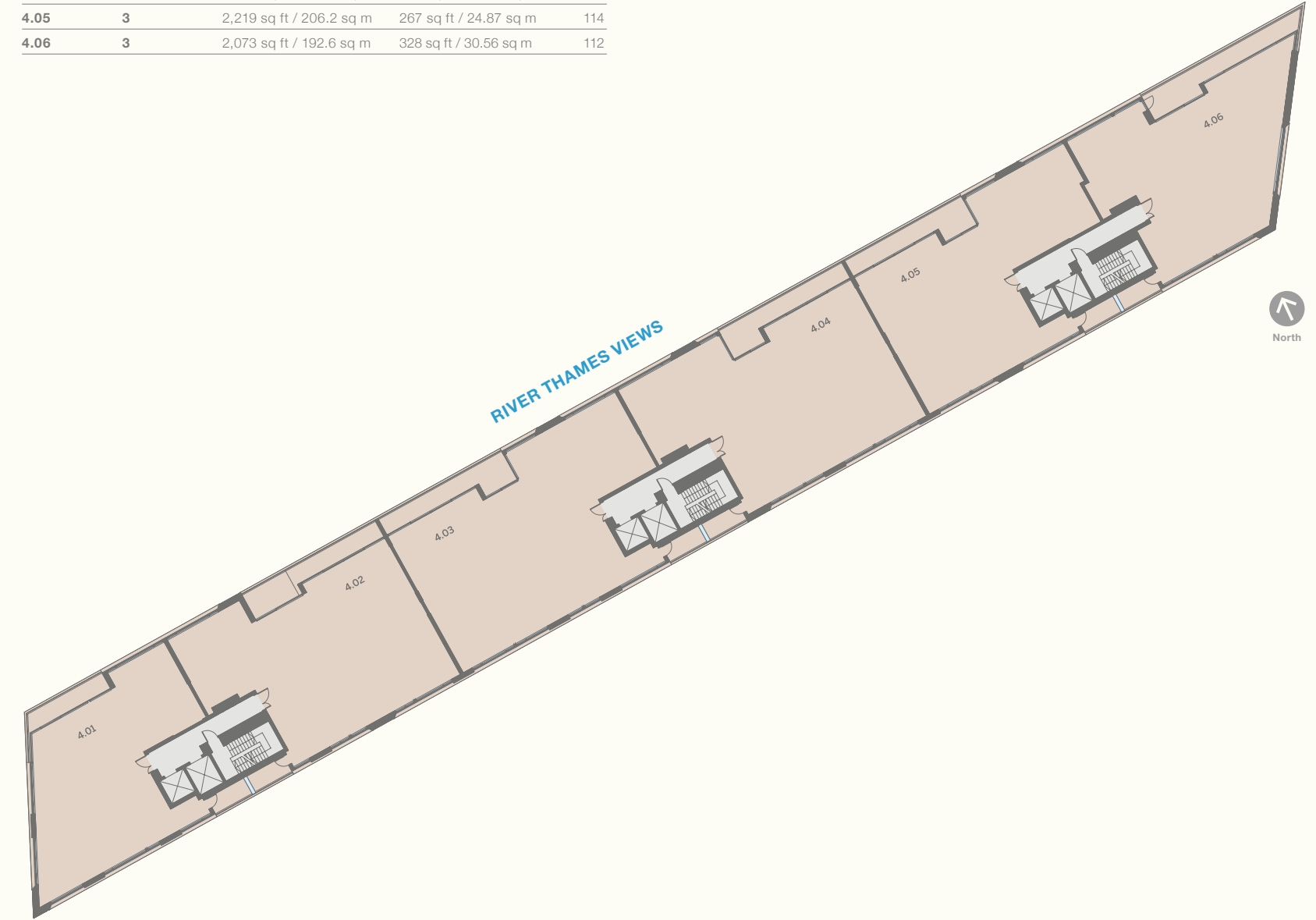


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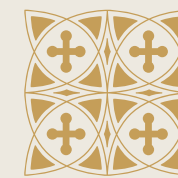
FLOOR 4

Apartment	Bedrooms	Total internal area (apartment)	Total external area (balcony)	Page
4.01	3	1,887 sq ft / 175.4 sq m	167 sq ft / 15.55 sq m	118
4.02	3	2,378 sq ft / 221.0 sq m	296 sq ft / 27.53 sq m	117
4.03	3	2,715 sq ft / 252.3 sq m	278 sq ft / 25.89 sq m	116
4.04	3	2,593 sq ft / 240.9 sq m	278 sq ft / 25.89 sq m	115
4.05	3	2,219 sq ft / 206.2 sq m	267 sq ft / 24.87 sq m	114
4.06	3	2,073 sq ft / 192.6 sq m	328 sq ft / 30.56 sq m	112

- 3 Bedroom Apartment



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APARTMENT LAYOUTS

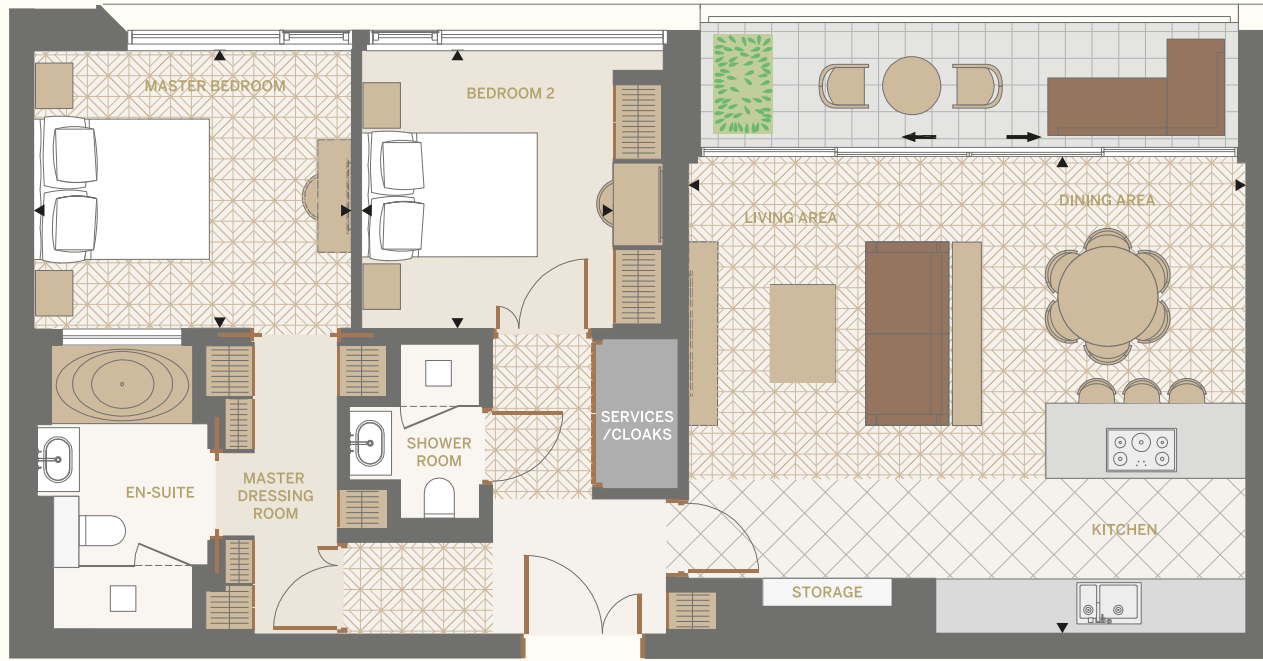
1.08

TWO BEDROOM RESIDENCE



North

RIVER VIEW



Total internal area (apartment) 989 sq ft / 91.9 sq m	Total external area (balcony) 104 sq ft / 9.69 sq m
Living/dining/kitchen 21' 11" x 18' 7" / 6.68 m x 5.67 m	Balcony dimensions (living) 21' 2" x 4' 11" / 6.46 m x 1.50 m
Master bedroom 12' 6" x 10' 11" / 3.81 m x 3.33 m	Ceiling height (minimum) 8' 2" / 2.50 m
Bedroom 2 10' 11" x 9' 9" / 3.33 m x 2.97 m	Ceiling height (maximum) 8' 10" / 2.70 m

▲ Measuring points

Floor 1



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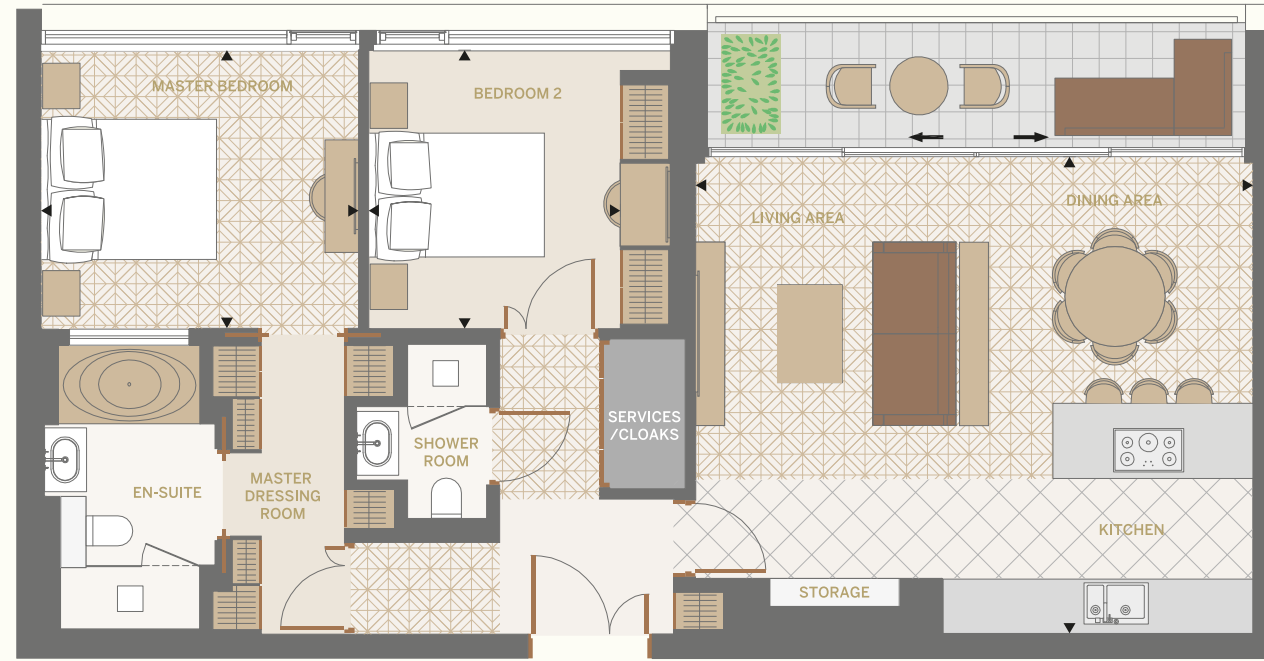
2.08

TWO BEDROOM RESIDENCE



North

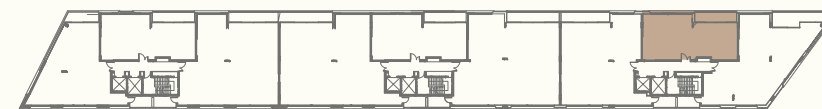
RIVER VIEW



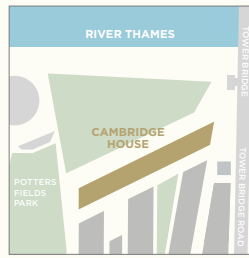
Total internal area (apartment) 989 sq ft / 91.9 sq m	Total external area (balcony) 104 sq ft / 9.69 sq m
Living/dining/kitchen 21' 11" x 18' 7" / 6.68 m x 5.67 m	Balcony dimensions (living) 21' 2" x 4' 11" / 6.46 m x 1.50 m
Master bedroom 12' 6" x 10' 11" / 3.81 m x 3.33 m	Ceiling height (minimum) 8' 2" / 2.50 m
Bedroom 2 10' 11" x 9' 9" / 3.33 m x 2.97 m	Ceiling height (maximum) 8' 10" / 2.70 m

▲ Measuring points

Floor 2

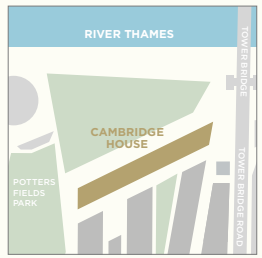


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Apartment locations

Floor 1



Apartment locations

Floor 2

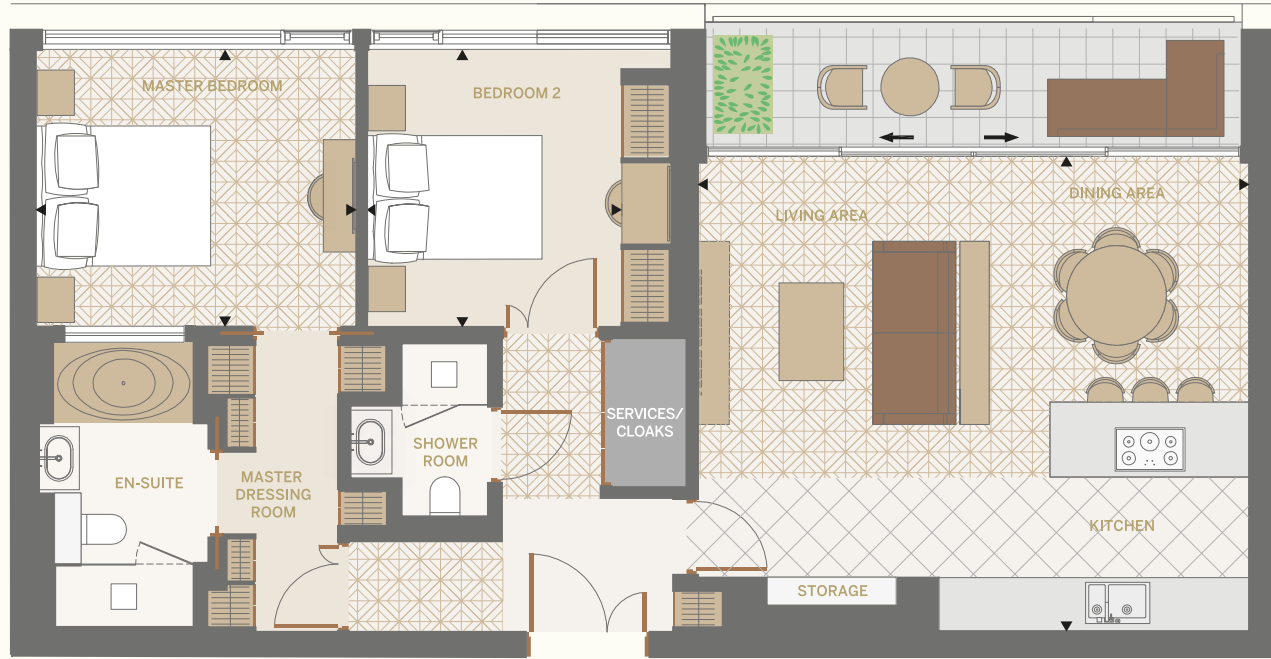
1.05, and 3.05

TWO BEDROOM RESIDENCE



North

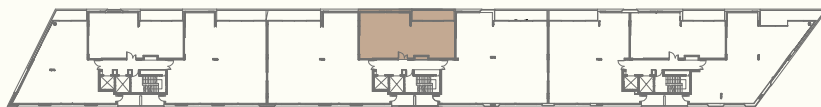
RIVER VIEW



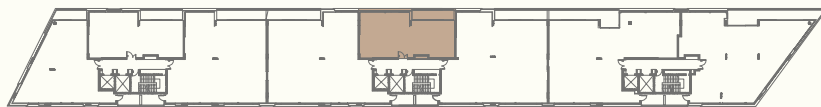
Total internal area (apartment) 993 sq ft / 92.3 sq m	Total external area (balcony) 104 sq ft / 9.68 sq m
Living/dining/kitchen 21' 9" x 18' 7" / 6.63 m x 5.67 m	Balcony dimensions 21' 2" x 4' 11" / 6.46 m x 1.50 m
Master bedroom 12' 8" x 10' 11" / 3.86 m x 3.33 m	Ceiling height (minimum) 8' 2" / 2.50 m
Bedroom 2 10' 11" x 10' 1" / 3.33 m x 3.07 m	Ceiling height (maximum) 8' 10" / 2.70 m

▲ Measuring points

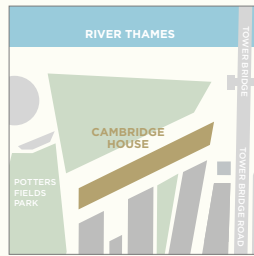
Floor 1



Floor 3



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Apartment locations

- Floor 3
- Floor 1

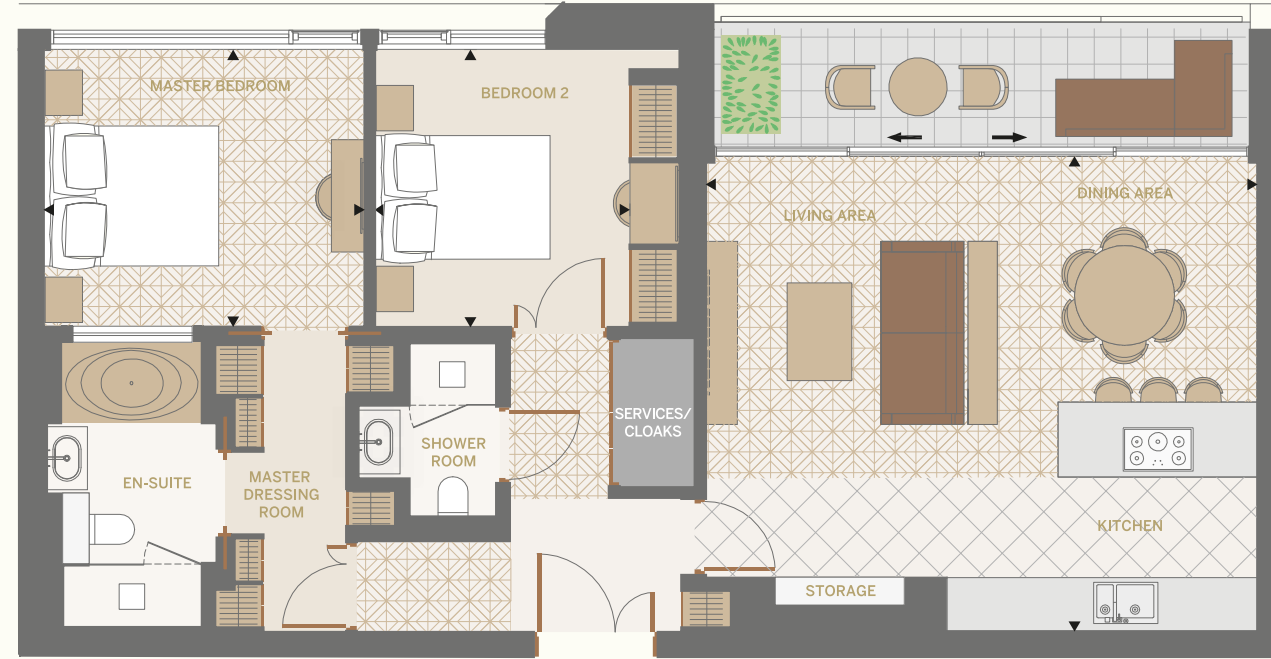
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TWO BEDROOM RESIDENCE



North

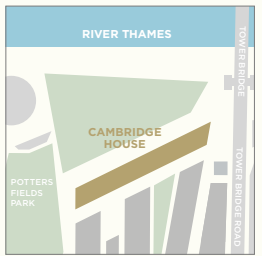
RIVER VIEW



Total internal area (apartment) 993 sq ft / 92.3 sq m	Total external area (balcony) 104 sq ft / 9.68 sq m
Living/dining/kitchen 21' 9" x 18' 7" / 6.63 m x 5.67 m	Balcony dimensions 21' 2" x 4' 11" / 6.46 m x 1.50 m
Master bedroom 12' 8" x 10' 11" / 3.86 m x 3.33 m	Ceiling height (minimum) 8' 2" / 2.50 m
Bedroom 2 10' 11" x 10' 1" / 3.33 m x 3.07 m	Ceiling height (maximum) 8' 10" / 2.70 m

▲ Measuring points

Floor 2



Apartment locations

- Floor 2

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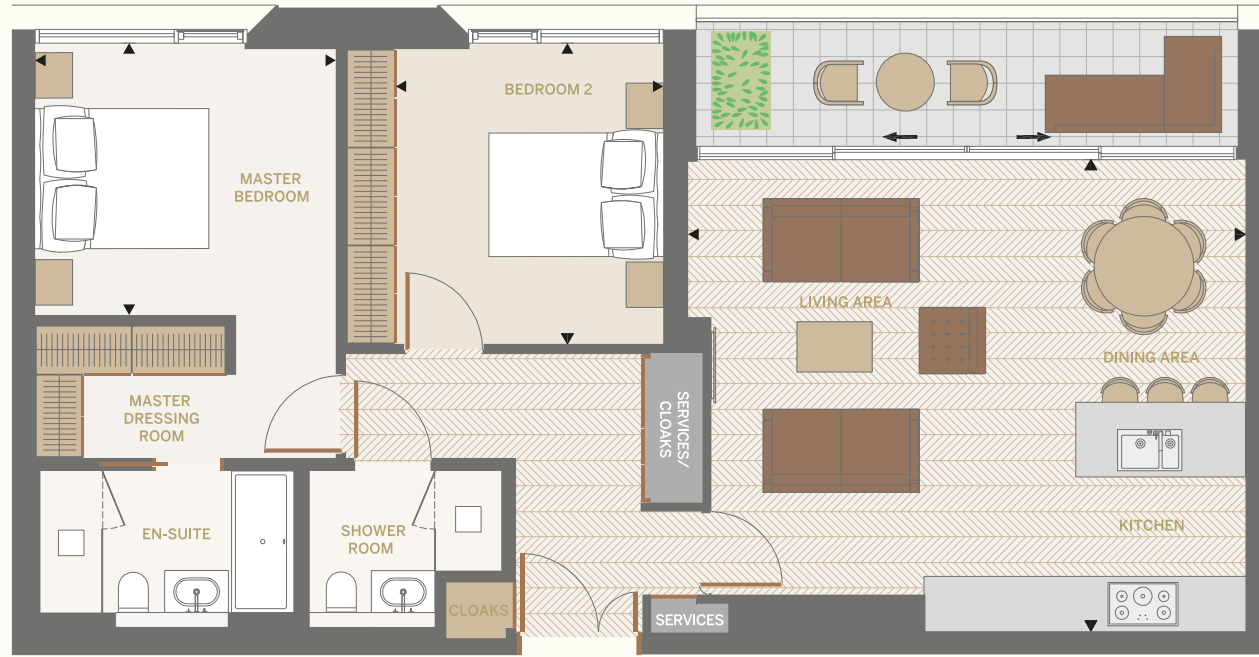
1.02

TWO BEDROOM RESIDENCE



North

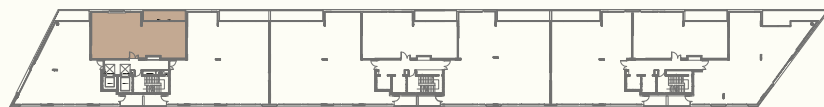
RIVER VIEW



Total internal area (apartment) 993 sq ft / 92.3 sq m	Total external area (balcony) 105 sq ft / 9.76 sq m
Living/dining/kitchen 22' 0" x 18' 7" / 6.70 m x 5.66 m	Balcony dimensions 21' 4" x 4' 11" / 6.51 m x 1.50 m
Master bedroom 11' 10" x 10' 6" / 3.61 m x 3.19 m	Ceiling height (minimum) 8' 1" / 2.45 m
Bedroom 2 11' 10" x 10' 7" / 3.61 m x 3.21 m	Ceiling height (maximum) 8' 9" / 2.65 m

▲ Measuring points

Floor 1



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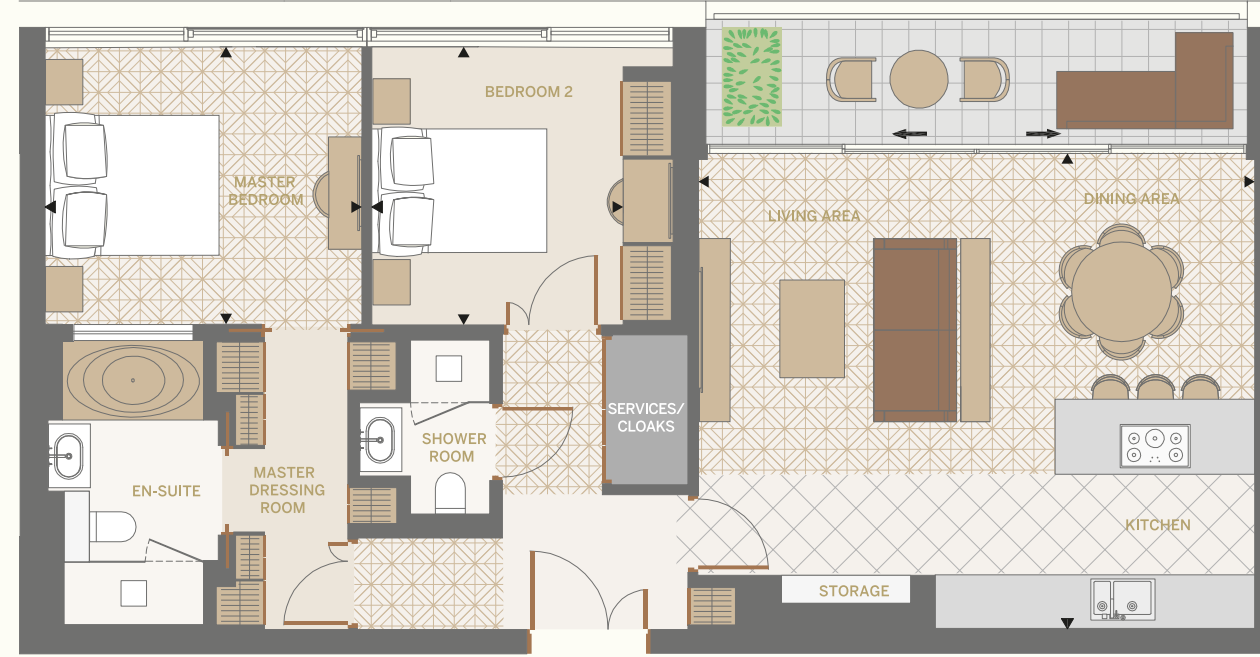
2.02

TWO BEDROOM RESIDENCE



North

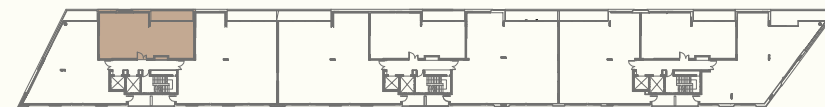
RIVER VIEW



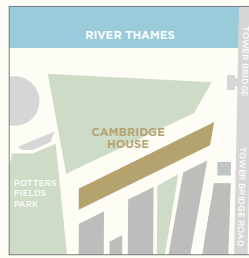
Total internal area (apartment) 989 sq ft / 91.9 sq m	Total external area (balcony) 105 sq ft / 9.76 sq m
Living/dining/kitchen 21' 11" x 18' 7" / 6.68 m x 5.67 m	Balcony dimensions (living) 21' 4" x 4' 11" / 6.51 m x 1.50 m
Master bedroom 12' 6" x 10' 11" / 3.81 m x 3.33 m	Ceiling height (minimum) 8' 2" / 2.50 m
Bedroom 2 10' 11" x 9' 11" / 3.33 m x 3.02 m	Ceiling height (maximum) 8' 10" / 2.70 m

▲ Measuring points

Floor 2

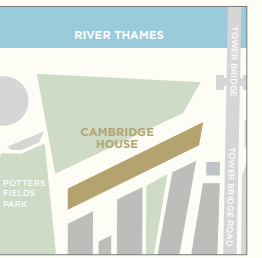


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Apartment locations

Floor 1

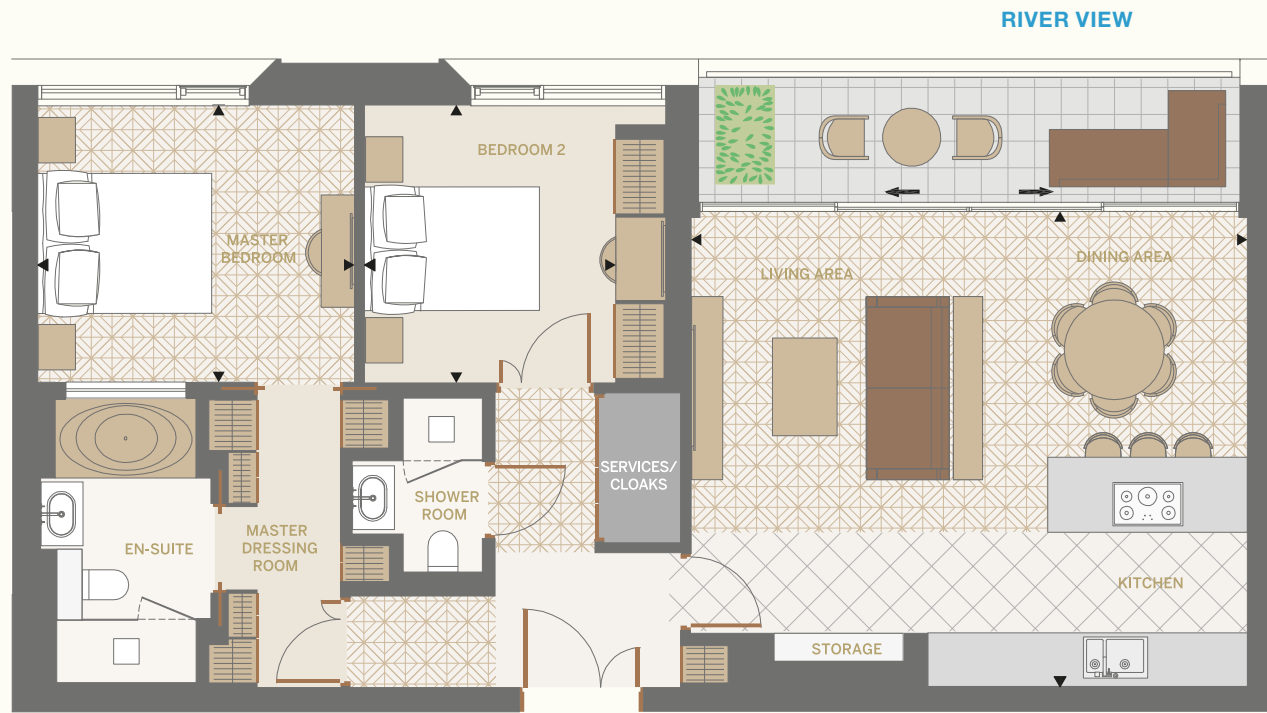


Apartment locations

Floor 2

3.02

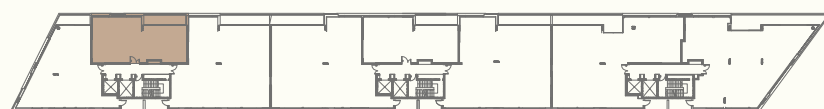
TWO BEDROOM RESIDENCE



Total internal area (apartment) 989 sq ft / 91.9 sq m	Total external area (balcony) 105 sq ft / 9.76 sq m
Living/dining/kitchen 21' 11" x 18' 7" / 6.68 m x 5.67 m	Balcony dimensions (living) 21' 4" x 4' 11" / 6.51 m x 1.50 m
Master bedroom 12' 6" x 10' 11" / 3.81 m x 3.33 m	Ceiling height (minimum) 8' 2" / 2.50 m
Bedroom 2 10' 11" x 9' 11" / 3.33 m x 3.02 m	Ceiling height (maximum) 8' 10" / 2.70 m

▲ Measuring points

Floor 3



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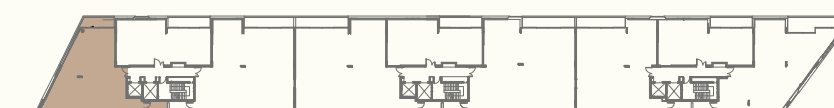
1.01

TWO BEDROOM RESIDENCE

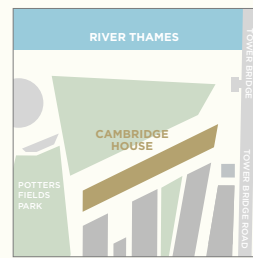


Total internal area (apartment) 1,323 sq ft / 123.0 sq m	Bedroom 2 21' 9" x 11' 1" / 6.61 m x 3.38 m	Total external area (balcony) 137 sq ft / 12.78 sq m
Living/dining 23' 0" x 14' 11" / 7.01 m x 4.55 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (living) 17' 8" x 4' 11" / 5.40 m x 1.50 m
Kitchen 13' 11" x 9' 1" / 4.25 m x 2.76 m	Ceiling height (maximum) 8' 10" / 2.70 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.42 m x 1.53 m
Master bedroom 17' 1" x 10' 6" / 5.20 m x 3.20 m		▲ Measuring points

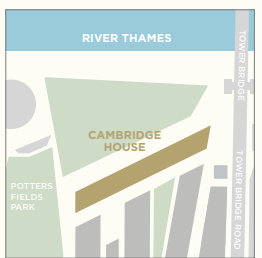
Floor 1



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Apartment locations
Floor 3



Apartment locations
Floor 1

2.01

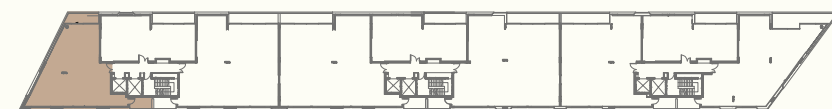
TWO BEDROOM RESIDENCE

RIVER VIEW



Total internal area (apartment) 1,323 sq ft / 123.0 sq m	Bedroom 2 21' 9" x 11' 1" / 6.61 m x 3.38 m	Total external area (balcony) 137 sq ft / 12.78 sq m
Living/dining 23' 0" x 14' 11" / 7.01 m x 4.55 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (living) 17' 8" x 4' 11" / 5.40 m x 1.50 m
Kitchen 13' 11" x 9' 1" / 4.25 m x 2.76 m	Ceiling height (maximum) 8' 10" / 2.70 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.42 m x 1.53 m
Master bedroom 17' 1" x 10' 6" / 5.20 m x 3.20 m		▲ Measuring points

Floor 2



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3.01

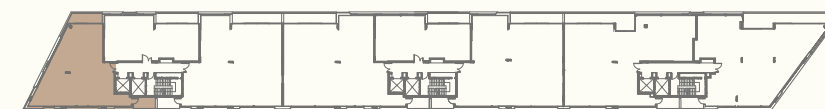
TWO BEDROOM RESIDENCE

RIVER VIEW

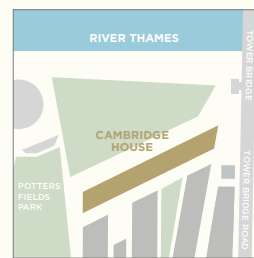


Total internal area (apartment) 1,323 sq ft / 123.0 sq m	Bedroom 2 21' 9" x 11' 1" / 6.61 m x 3.38 m	Total external area (balcony) 137 sq ft / 12.78 sq m
Living/dining 23' 0" x 14' 11" / 7.01 m x 4.55 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (living) 17' 8" x 4' 11" / 5.40 m x 1.50 m
Kitchen 13' 11" x 9' 1" / 4.25 m x 2.76 m	Ceiling height (maximum) 8' 10" / 2.70 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.42 m x 1.53 m
Master bedroom 17' 1" x 10' 6" / 5.20 m x 3.20 m		▲ Measuring points

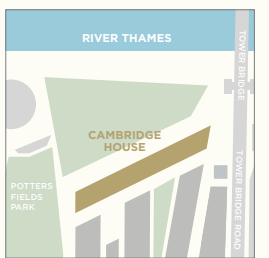
Floor 3



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Apartment locations
Floor 2



Apartment locations
Floor 3

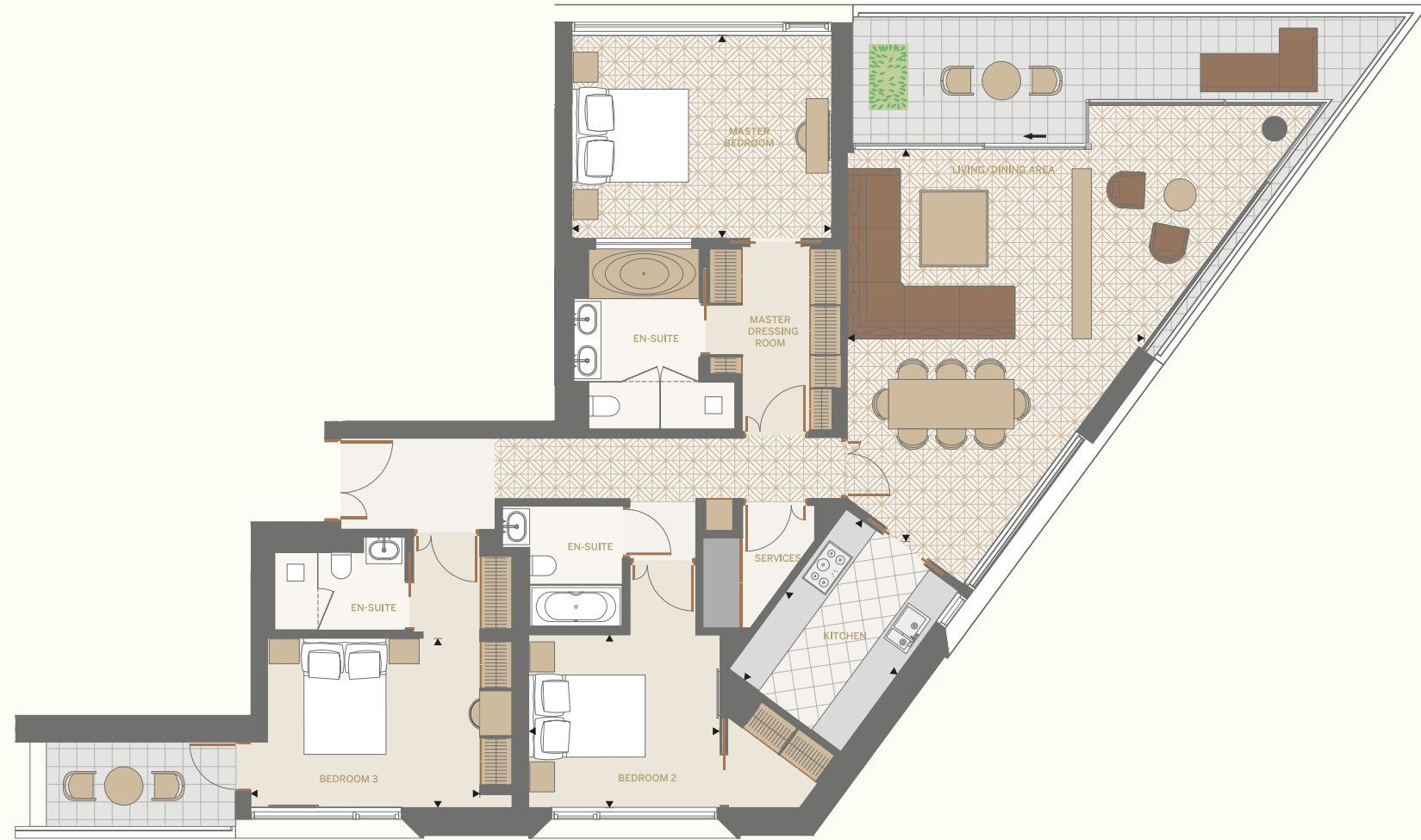
1.09

THREE BEDROOM RESIDENCE



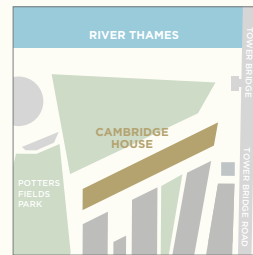
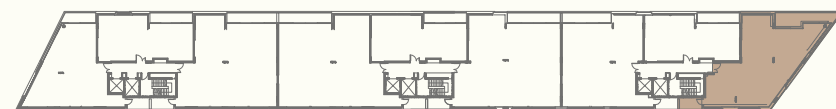
North

RIVER VIEW



Total internal area (apartment) 1,613 sq ft / 149.9 sq m	Bedroom 2 11' 4" x 10' 3" / 3.46 m x 3.13 m	Total external area (balcony) 244 sq ft / 22.75 sq m
Living/dining area 23' 4" x 17' 8" / 7.10 m x 5.37 m	Bedroom 3 13' 7" x 10' 1" / 4.15 m x 3.07 m	Balcony dimensions (living) 32' 10" x 7' 6" / 10.00 m x 2.29 m*
Kitchen 11' 10" x 8' 3" / 3.61 m x 2.52 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.43 m x 1.53 m
Master bedroom 15' 5" x 12' 0" / 4.70 m x 3.67 m	Ceiling height (maximum) 8' 10" / 2.70 m	▲ Measuring points

Floor 1



Apartment locations

Floor 1

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2.09

THREE BEDROOM RESIDENCE



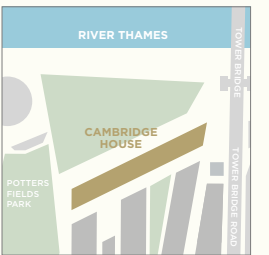
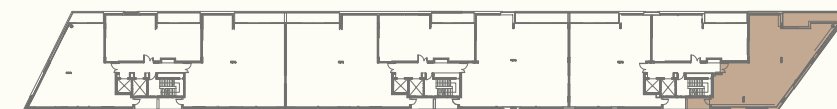
North

RIVER VIEW



Total internal area (apartment) 1,613 sq ft / 149.9 sq m	Bedroom 2 11' 4" x 10' 3" / 3.46 m x 3.13 m	Total external area (balcony) 244 sq ft / 22.75 sq m
Living/dining area 23' 4" x 17' 8" / 7.10 m x 5.37 m	Bedroom 3 13' 7" x 10' 1" / 4.15 m x 3.07 m	Balcony dimensions (living) 32' 10" x 7' 6" / 10.00 m x 2.29 m*
Kitchen 11' 10" x 8' 3" / 3.61 m x 2.52 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.43 m x 1.53 m
Master bedroom 15' 5" x 12' 0" / 4.70 m x 3.67 m	Ceiling height (maximum) 8' 10" / 2.70 m	▲ Measuring points

Floor 2



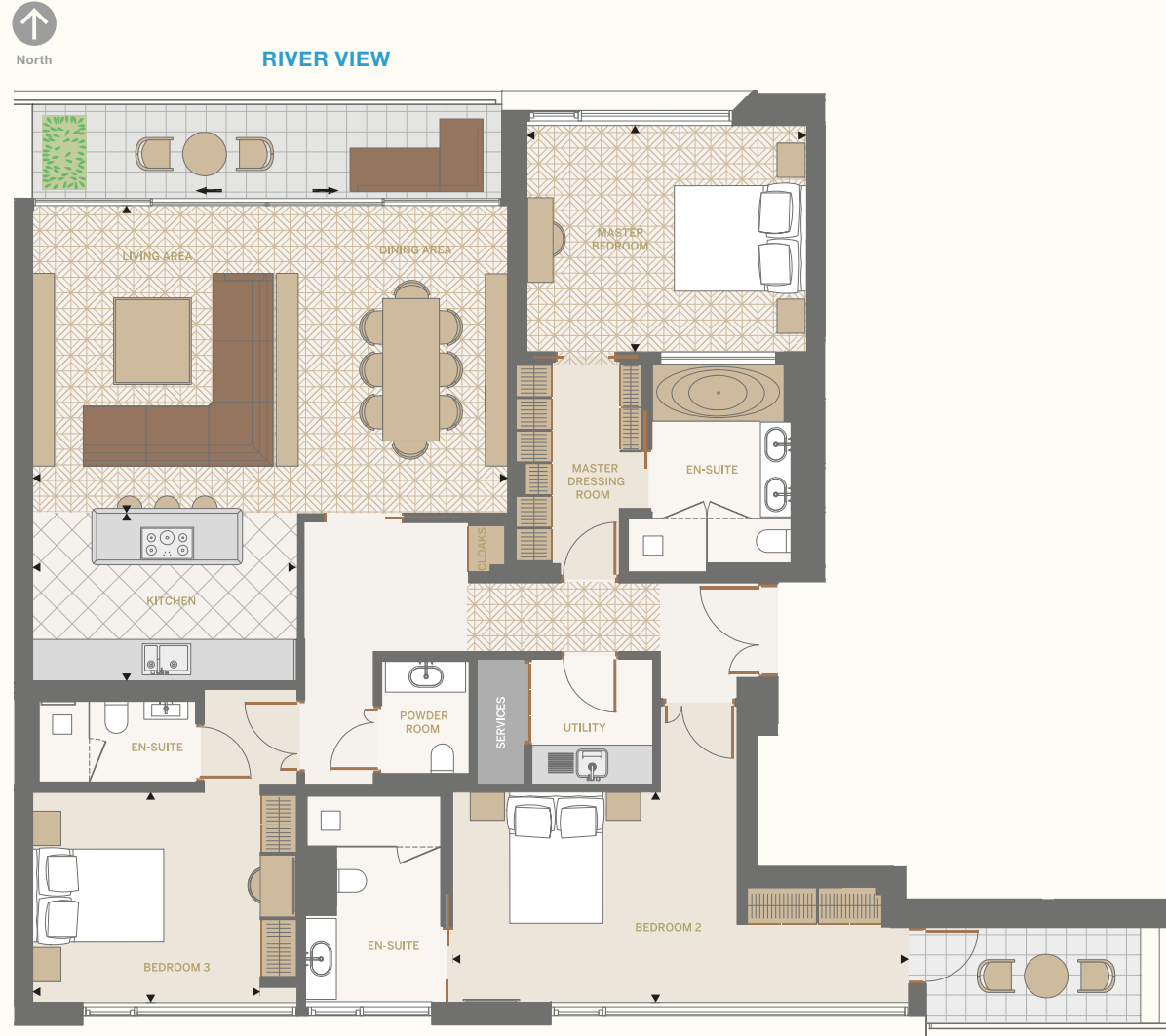
Apartment locations

Floor 2

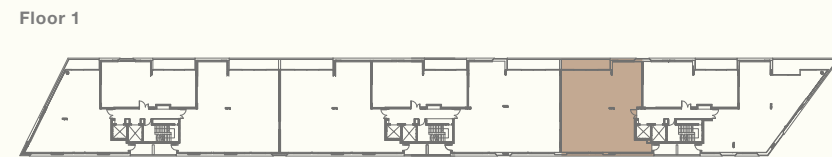
Disclaimer:
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The property areas are provided as gross internal areas under the RICS measuring practice 6th edition recommendation.*Maximum dimension

1.07

THREE BEDROOM RESIDENCE



Total internal area (apartment) 1,724 sq ft / 160.2 sq m	Bedroom 2 23' 10" x 11' 0" / 7.28 m x 3.36 m	Total external area (balcony) 177 sq ft / 16.48 sq m
Living/dining 24' 11" x 15' 8" / 7.59 m x 4.79 m	Bedroom 3 11' 11" x 11' 0" / 3.63 m x 3.36 m	Balcony dimensions (living) 24' 7" x 4' 11" / 7.49 m x 1.50 m
Kitchen 13' 10" x 9' 1" / 4.22 m x 2.76 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.42 m x 1.53 m
Master bedroom 14' 8" x 11' 11" / 4.46 m x 3.62 m	Ceiling height (maximum) 8' 10" / 2.70 m	▲ Measuring points



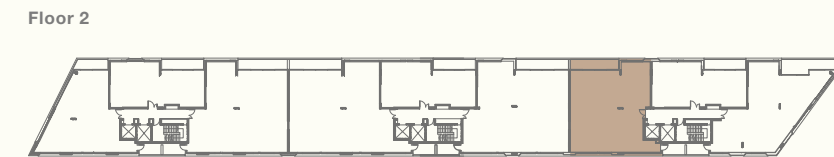
Disclaimer:
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2.07

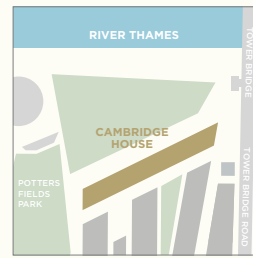
THREE BEDROOM RESIDENCE



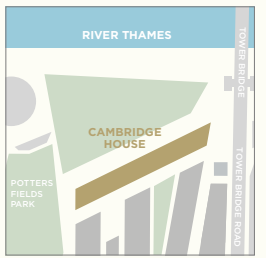
Total internal area (apartment) 1,724 sq ft / 160.2 sq m	Bedroom 2 23' 10" x 11' 0" / 7.28 m x 3.36 m	Total external area (balcony) 177 sq ft / 16.48 sq m
Living/dining 24' 11" x 15' 8" / 7.59 m x 4.79 m	Bedroom 3 11' 11" x 11' 0" / 3.63 m x 3.36 m	Balcony dimensions (living) 24' 7" x 4' 11" / 7.49 m x 1.50 m
Kitchen 13' 10" x 9' 1" / 4.22 m x 2.76 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.42 m x 1.53 m
Master bedroom 14' 8" x 11' 11" / 4.46 m x 3.62 m	Ceiling height (maximum) 8' 10" / 2.70 m	▲ Measuring points



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Apartment locations
Floor 1



Apartment locations
Floor 2

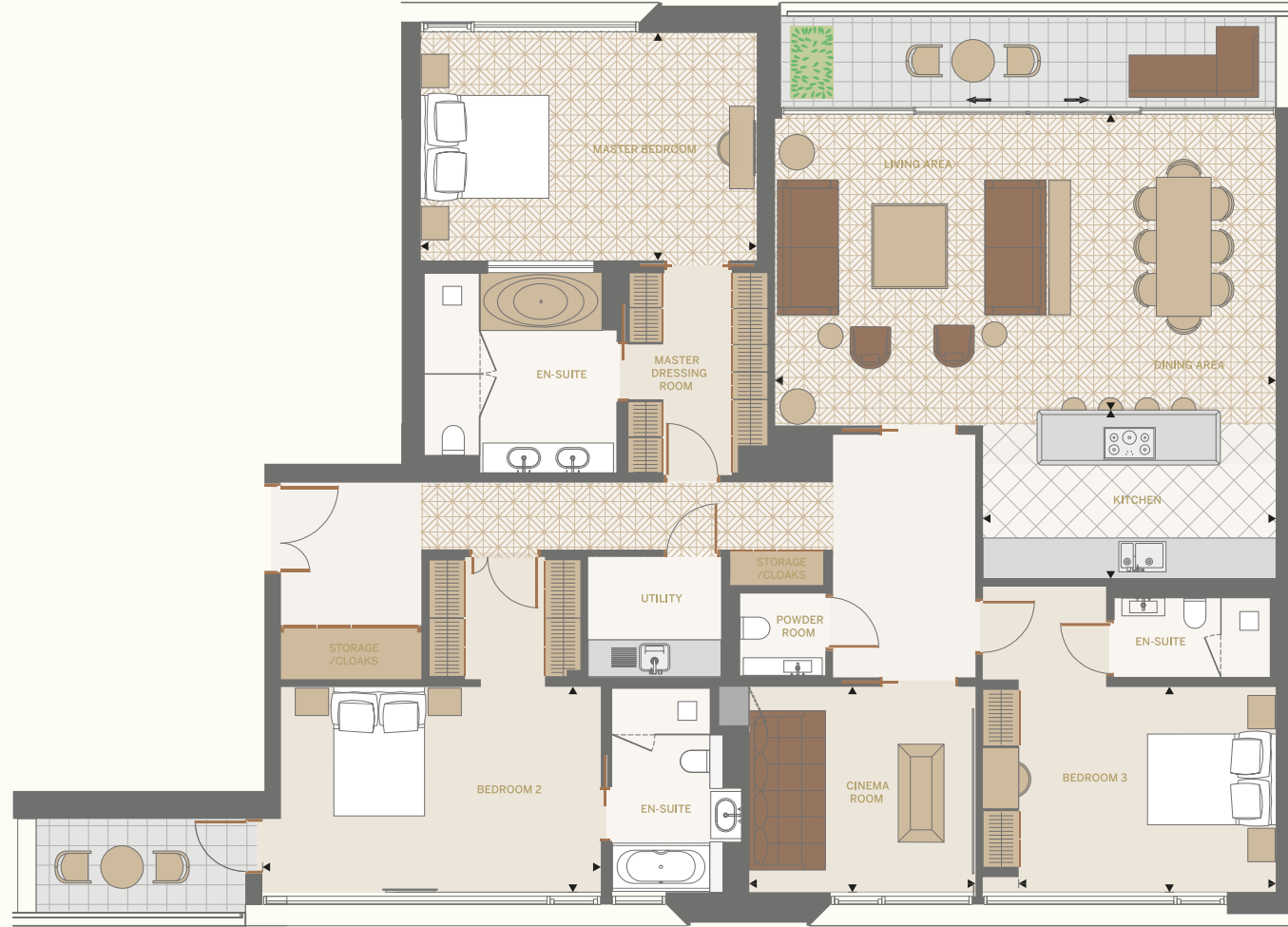
1.06

THREE BEDROOM RESIDENCE



North

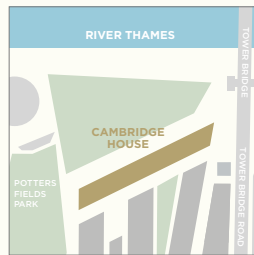
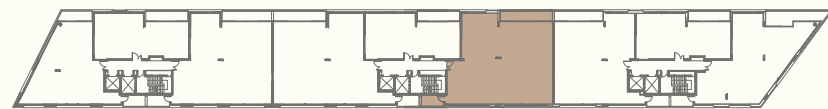
RIVER VIEW



Total internal area (apartment) 2,164 sq ft / 201.1 sq m	Bedroom 2 18' 2" x 11' 0" / 5.53 m x 3.35 m	Ceiling height (maximum) 8' 10" / 2.70 m
Living/dining 26' 11" x 15' 8" / 8.20 m x 4.79 m	Bedroom 3 13' 9" x 11' 0" / 4.21 m x 3.35 m	Total external area (balcony) 187 sq ft / 17.40 sq m
Kitchen 15' 9" x 9' 1" / 4.80 m x 2.76 m	Cinema room 12' 2" x 11' 0" / 3.70 m x 3.35 m	Balcony dimensions (living) 26' 7" x 4' 11" / 8.10 m x 1.50 m
Master bedroom 18' 1" x 12' 0" / 5.50 m x 3.66 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.42 m x 1.53 m

▲ Measuring points

Floor 1



Apartment locations

Floor 1

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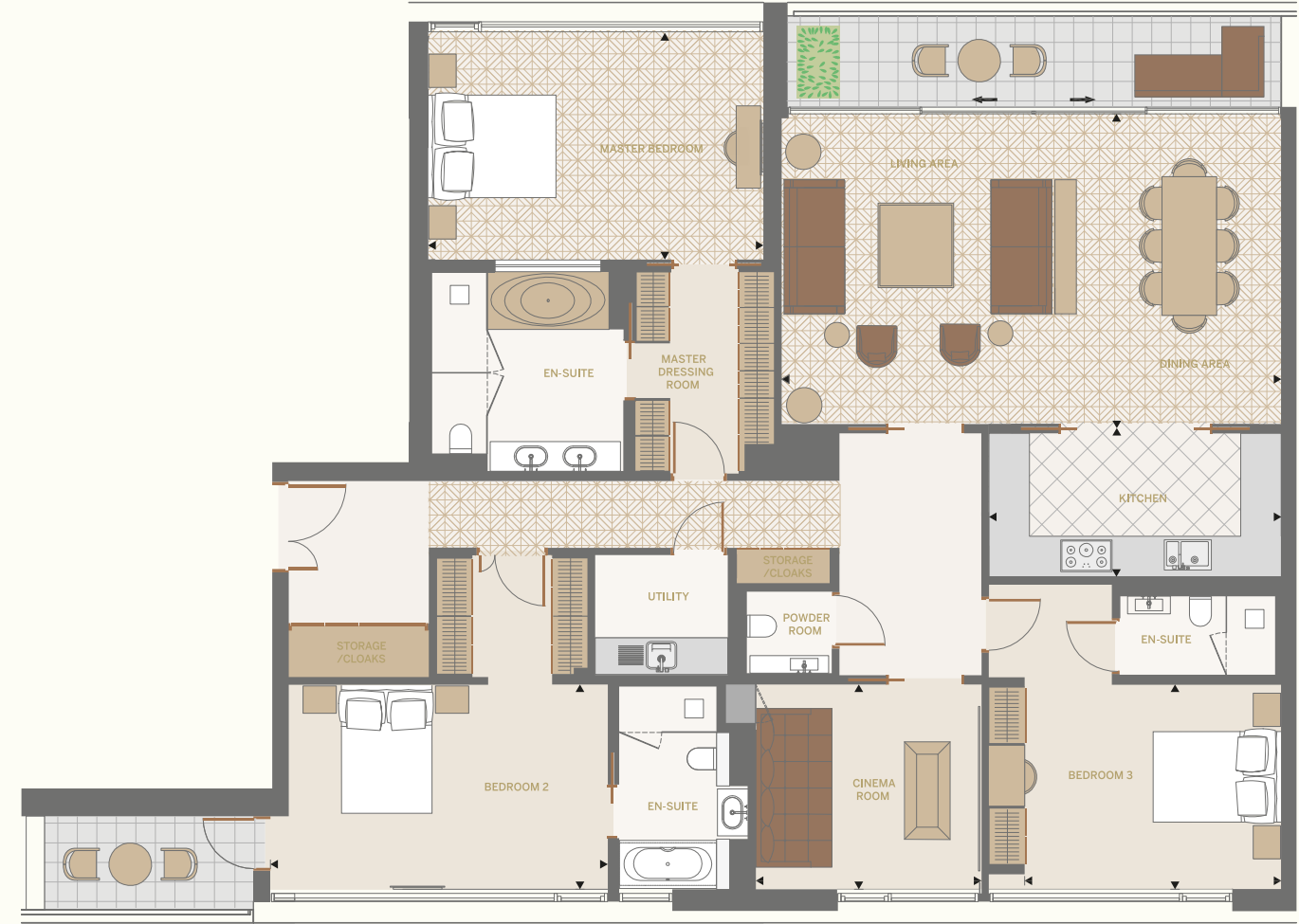
2.06

THREE BEDROOM RESIDENCE



North

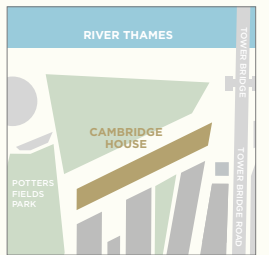
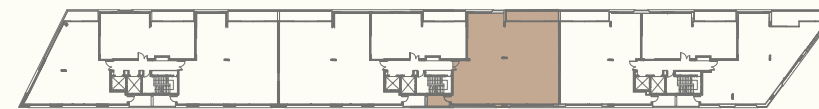
RIVER VIEW



Total internal area (apartment) 2,164 sq ft / 201.1 sq m	Bedroom 2 18' 2" x 11' 0" / 5.53 m x 3.35 m	Ceiling height (maximum) 8' 10" / 2.70 m
Living/dining 26' 11" x 16' 7" / 8.20 m x 5.06 m	Bedroom 3 13' 9" x 11' 0" / 4.21 m x 3.35 m	Total external area (balcony) 187 sq ft / 17.40 sq m
Kitchen 15' 9" x 7' 7" / 4.80 m x 2.30 m	Cinema room 12' 2" x 11' 0" / 3.70 m x 3.35 m	Balcony dimensions (living) 26' 7" x 4' 11" / 8.10 m x 1.50 m
Master bedroom 18' 1" x 12' 0" / 5.50 m x 3.66 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.42 m x 1.53 m

▲ Measuring points

Floor 2



Apartment locations

Floor 2

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3.06

THREE BEDROOM RESIDENCE



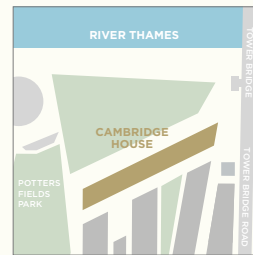
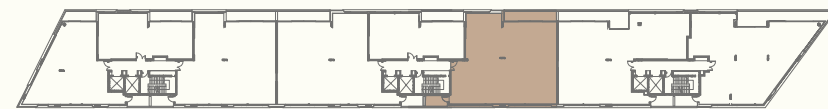
North



Total internal area (apartment) 2,164 sq ft / 201.1 sq m	Bedroom 2 18' 2" x 11' 0" / 5.53 m x 3.35 m	Ceiling height (maximum) 8' 10" / 2.70 m
Living/dining 26' 11" x 16' 7" / 8.20 m x 5.06 m	Bedroom 3 13' 9" x 11' 0" / 4.21 m x 3.35 m	Total external area (balcony) 187 sq ft / 17.40 sq m
Kitchen 15' 9" x 7' 7" / 4.80 m x 2.30 m	Cinema room 12' 2" x 11' 0" / 3.70 m x 3.35 m	Balcony dimensions (living) 26' 7" x 4' 11" / 8.10 m x 1.50 m
Master bedroom 18' 1" x 12' 0" / 5.50 m x 3.66 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.42 m x 1.53 m

▲ Measuring points

Floor 3



Apartment locations

Floor 3

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1.04

THREE BEDROOM RESIDENCE



North

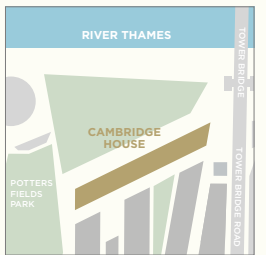
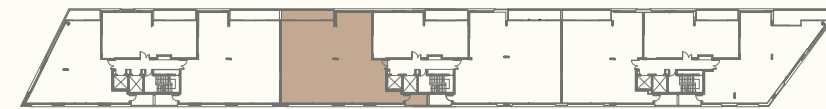
RIVER VIEW



Total internal area (apartment) 2,191 sq ft / 203.6 sq m	Bedroom 2 25' 6" x 11' 0" / 7.77 m x 3.36 m	Ceiling height (maximum) 8' 10" / 2.70 m
Living/dining 26' 11" x 15' 8" / 8.20 m x 4.79 m	Bedroom 3 13' 8" x 11' 0" / 4.17 m x 3.36 m	Total external area (balcony) 187 sq ft / 17.40 sq m
Kitchen 15' 9" x 9' 1" / 4.80 m x 2.76 m	Cinema room 12' 2" x 10' 11" / 3.70 m x 3.33 m	Balcony dimensions (living) 26' 7" x 4' 11" / 8.10 m x 1.50 m
Master bedroom 17' 8" x 12' 3" / 5.39 m x 3.72 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.42 m x 1.53 m

▲ Measuring points

Floor 1



Apartment locations

Floor 1

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2.04

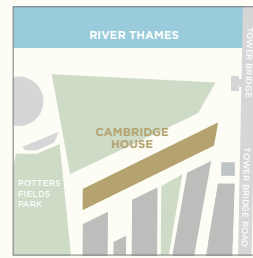
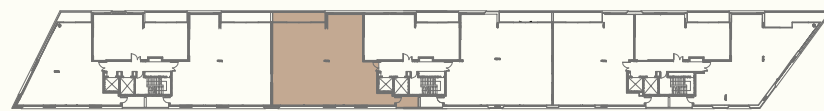
THREE BEDROOM RESIDENCE



Total internal area (apartment) 2,191 sq ft / 203.6 sq m	Bedroom 2 25' 6" x 11' 0" / 7.77 m x 3.36 m	Ceiling height (maximum) 8' 10" / 2.70 m
Living/dining 26' 11" x 16' 7" / 8.20 m x 5.06 m	Bedroom 3 13' 8" x 11' 0" / 4.17 m x 3.36 m	Total external area (balcony) 187 sq ft / 17.40 sq m
Kitchen 15' 9" x 7' 7" / 4.80 m x 2.3 m	Cinema room 12' 2" x 10' 11" / 3.70 m x 3.33 m	Balcony dimensions (living) 26' 7" x 4' 11" / 8.10 m x 1.50 m
Master bedroom 17' 8" x 12' 3" / 5.39 m x 3.72 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.42 m x 1.53 m

▲ Measuring points

Floor 2



Apartment locations

Floor 2

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3.04

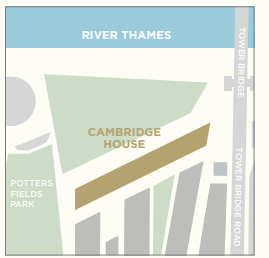
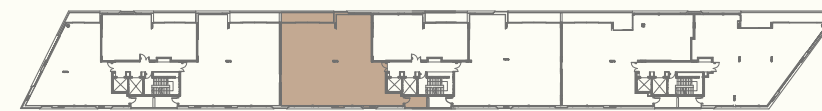
THREE BEDROOM RESIDENCE



Total internal area (apartment) 2,191 sq ft / 203.6 sq m	Bedroom 2 25' 6" x 11' 0" / 7.77 m x 3.36 m	Ceiling height (maximum) 8' 10" / 2.70 m
Living/dining 26' 11" x 15' 8" / 8.20 m x 4.79 m	Bedroom 3 13' 8" x 11' 0" / 4.17 m x 3.36 m	Total external area (balcony) 187 sq ft / 17.40 sq m
Kitchen 15' 9" x 9' 1" / 4.80 m x 2.76 m	Cinema room 12' 2" x 10' 11" / 3.70 m x 3.33 m	Balcony dimensions (living) 26' 7" x 4' 11" / 8.10 m x 1.50 m
Master bedroom 17' 8" x 12' 3" / 5.39 m x 3.72 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.42 m x 1.53 m

▲ Measuring points

Floor 3



Apartment locations

Floor 3

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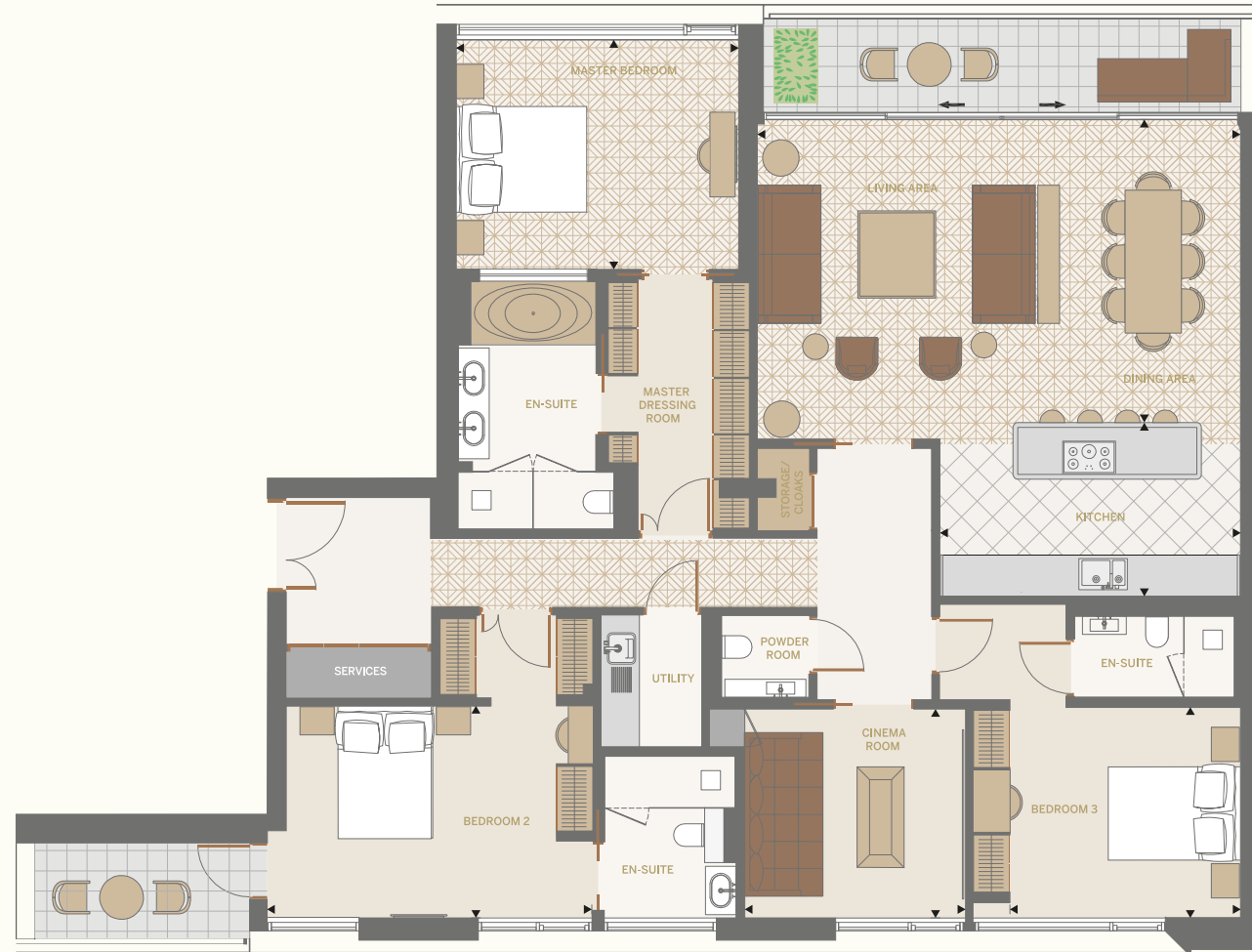
1.03

THREE BEDROOM RESIDENCE



North

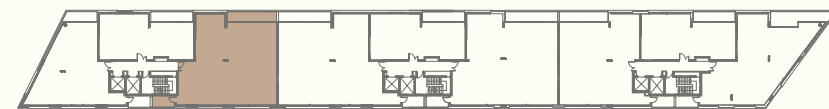
RIVER VIEW



Total internal area (apartment) 1,976 sq ft / 183.6 sq m	Bedroom 2 17' 1" x 11' 1" / 5.19 m x 3.38 m	Ceiling height (maximum) 8' 10" / 2.70 m
Living/dining 25' 3" x 15' 8" / 7.70 m x 4.79 m	Bedroom 3 12' 1" x 11' 0" / 3.67 m x 3.35 m	Total external area (balcony) 179 sq ft / 16.65 sq m
Kitchen 15' 9" x 9' 1" / 4.80 m x 2.76 m	Cinema room 11' 7" x 10' 11" / 3.51 m x 3.32 m	Balcony dimensions (living) 24' 11" x 4' 11" / 7.60 m x 1.50 m
Master bedroom 14' 9" x 12' 0" / 4.50 m x 3.65 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.42 m x 1.53 m

▲ Measuring points

Floor 1



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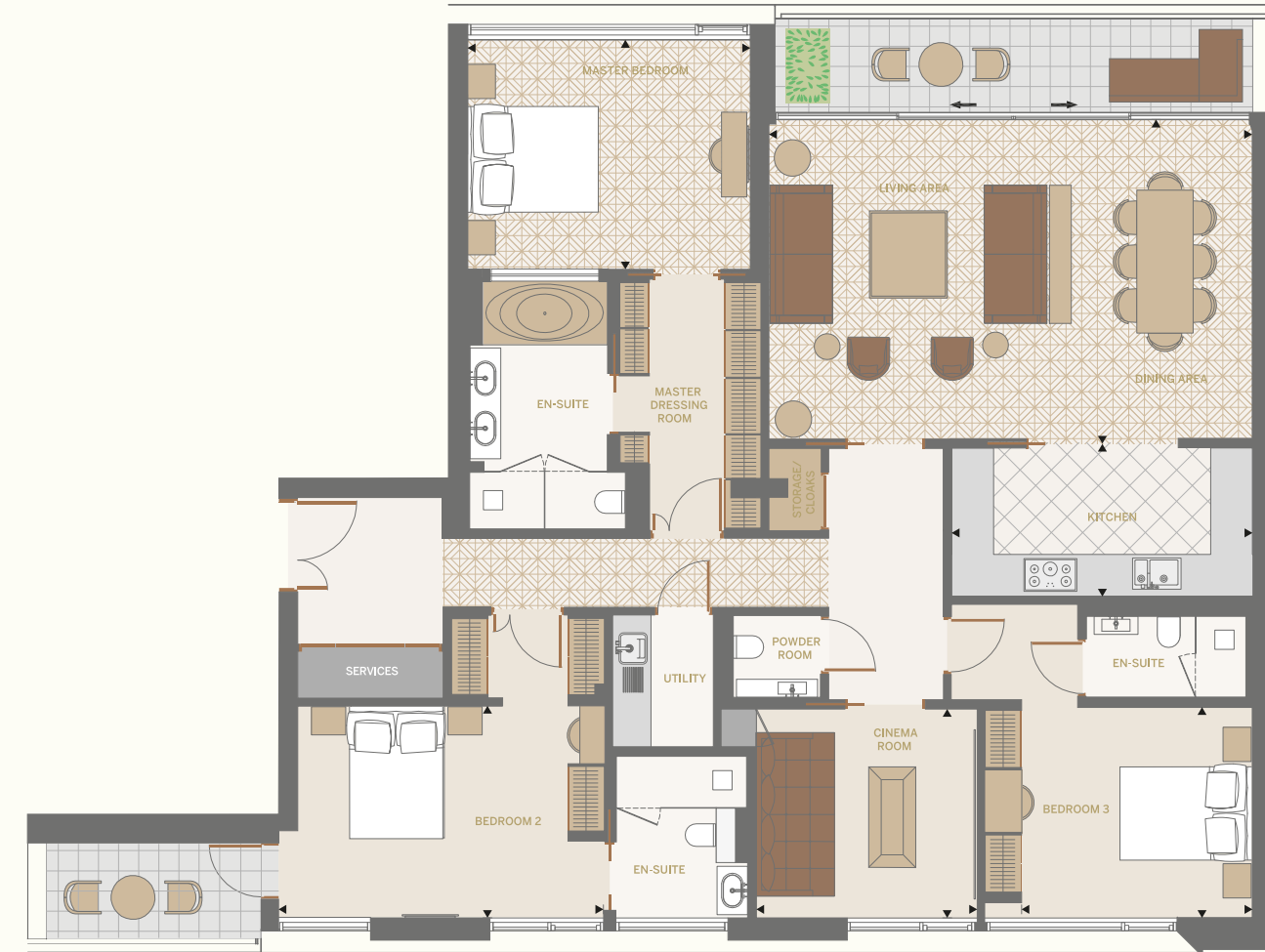
3.03

THREE BEDROOM RESIDENCE



North

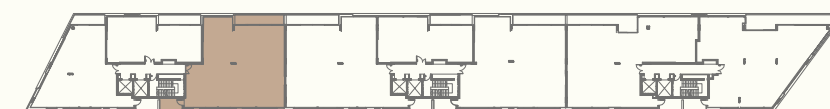
RIVER VIEW



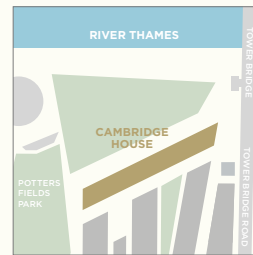
Total internal area (apartment) 1,976 sq ft / 183.6 sq m	Bedroom 2 17' 1" x 11' 1" / 5.19 m x 3.38 m	Ceiling height (maximum) 8' 10" / 2.70 m
Living/dining 25' 3" x 16' 7" / 7.70 m x 5.06 m	Bedroom 3 12' 1" x 11' 0" / 3.67 m x 3.35 m	Total external area (balcony) 179 sq ft / 16.65 sq m
Kitchen 15' 9" x 7' 7" / 4.80 m x 2.30 m	Cinema room 11' 7" x 10' 11" / 3.51 m x 3.32 m	Balcony dimensions (living) 24' 11" x 4' 11" / 7.60 m x 1.50 m
Master bedroom 14' 9" x 12' 0" / 4.50 m x 3.65 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.42 m x 1.53 m

▲ Measuring points

Floor 3

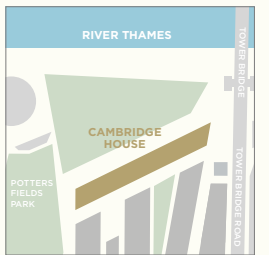


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Apartment locations

Floor 1



Apartment locations

Floor 3

2.03

THREE BEDROOM RESIDENCE



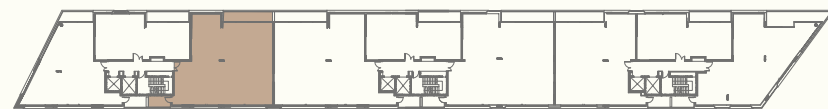
RIVER VIEW



Total internal area (apartment) 1,976 sq ft / 183.6 sq m	Bedroom 2 17' 1" x 11' 1" / 5.19 m x 3.38 m	Ceiling height (maximum) 8' 10" / 2.70 m
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Kitchen 15' 9" x 9' 1" / 4.80 m x 2.76 m	Cinema room 11' 7" x 10' 11" / 3.51 m x 3.32 m	Balcony dimensions (living) 24' 11" x 4' 11" / 7.60 m x 1.50 m
Master bedroom 14' 9" x 12' 0" / 4.50 m x 3.65 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.42 m x 1.53 m

▲ Measuring points

Floor 2



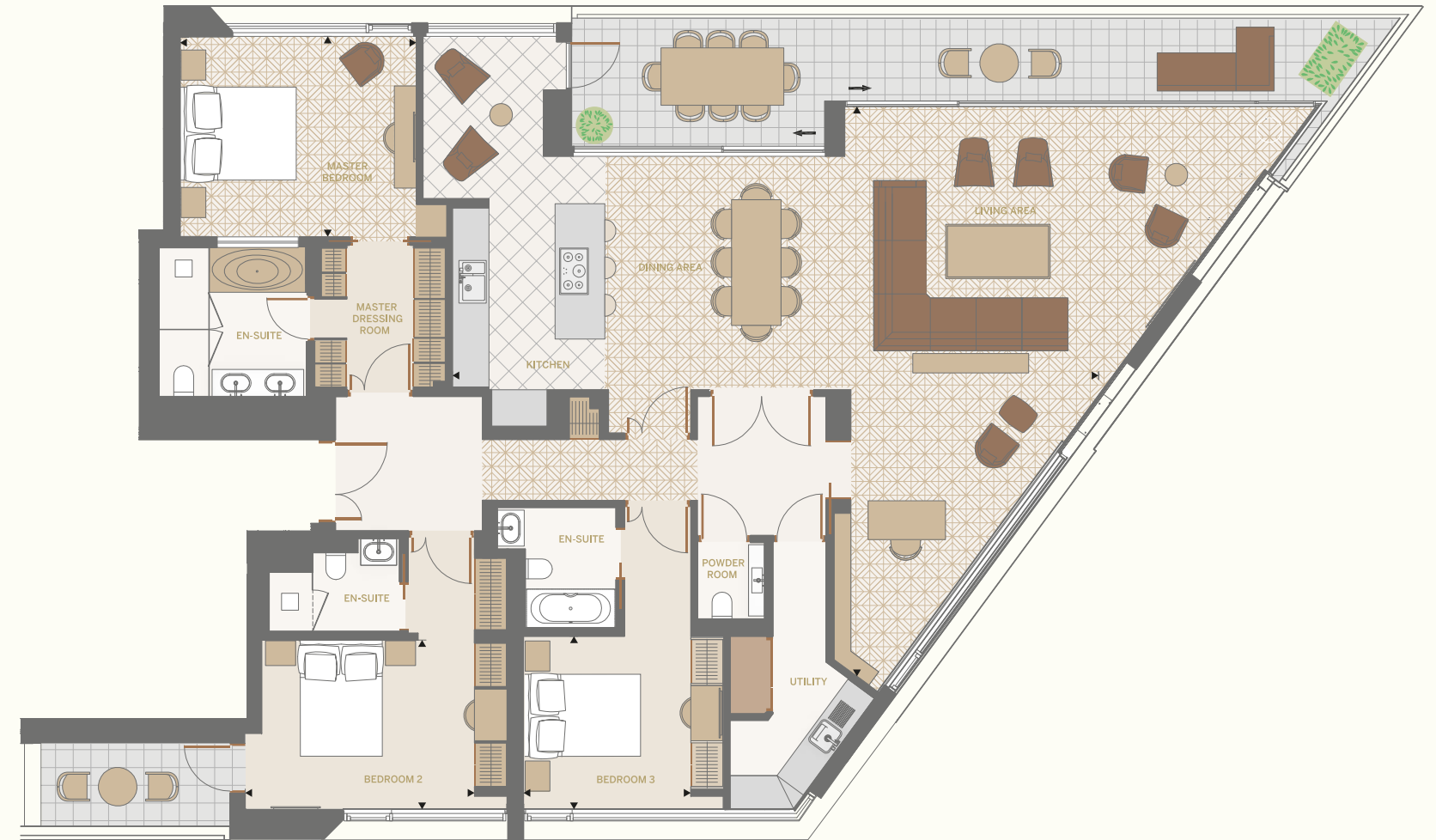
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3.08

THREE BEDROOM RESIDENCE

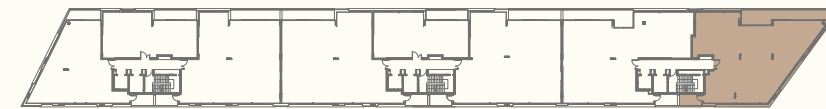


RIVER VIEW

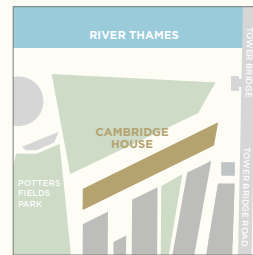


Total internal area (apartment) 2,073 sq ft / 192.6 sq m	Bedroom 3 10' 3" x 9' 10" / 3.13 m x 3.0 m	Total external area (balcony) 328 sq ft / 30.56 sq m
Living/dining/kitchen 38' 5" x 32' 11" / 11.70 m x 10.03 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (living) 49' 3" x 7' 7" / 15.00 m x 2.32 m*
Master bedroom 14' 0" x 11' 10" / 4.28 m x 3.62 m	Ceiling height (maximum) 8' 10" / 2.70 m	Balcony dimensions (bedroom) 11' 3" x 4' 11" / 3.42 m x 1.50 m
Bedroom 2 13' 7" x 10' 0" / 4.15 m x 3.06 m		▲ Measuring points

Floor 3

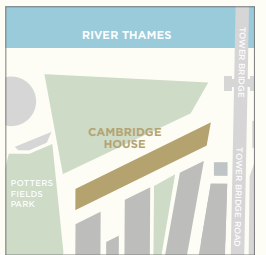


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Apartment locations

Floor 2



Apartment locations

Floor 3

4.06

THREE BEDROOM RESIDENCE



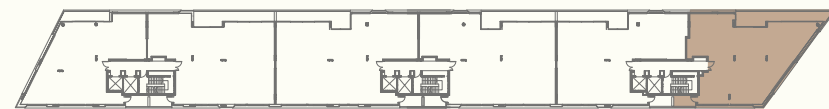
North

RIVER VIEW



Total internal area (apartment) 2,073 sq ft / 192.6 sq m	Bedroom 3 10' 3" x 9' 10" / 3.13 m x 3.0 m	Total external area (balcony) 328 sq ft / 30.56 sq m
Living/dining/kitchen 38' 5" x 32' 11" / 11.70 m x 10.03 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (living) 49' 3" x 7' 7" / 15.00 m x 2.32 m*
Master bedroom 14' 0" x 11' 10" / 4.28 m x 3.62 m	Ceiling height (maximum) 8' 10" / 2.70 m	Balcony dimensions (bedroom) 11' 3" x 4' 11" / 3.42 m x 1.50 m
Bedroom 2 13' 7" x 10' 0" / 4.15 m x 3.06 m		▲ Measuring points

Floor 4



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3.07

THREE BEDROOM RESIDENCE



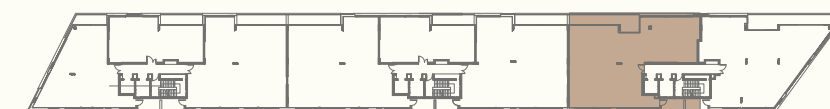
North

RIVER VIEW

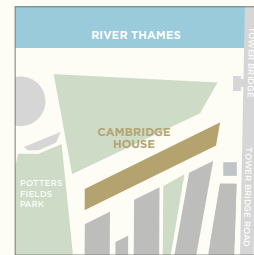


Total internal area (apartment) 2,219 sq ft / 206.2 sq m	Bedroom 2 12' 4" x 11' 7" / 3.77 m x 3.54 m	Ceiling height (maximum) 8' 10" / 2.70 m
Living/dining 24' 10" x 16' 6" / 7.58 m x 5.03 m	Bedroom 3 20' 7" x 10' 3" / 6.28 m x 3.12 m	Total external area (balcony) 267 sq ft / 24.87 sq m
Kitchen 23' 2" x 18' 6" / 7.07 m x 5.63 m	Cinema room 13' 5" x 12' 0" / 4.10 m x 3.66 m	Balcony dimensions (living) 35' 6" x 8' 10" / 10.83 m x 2.69 m*
Master bedroom 17' 3" x 11' 11" / 5.26 m x 3.62 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (bedroom) 11' 3" x 4' 11" / 3.42 m x 1.50 m
		▲ Measuring points

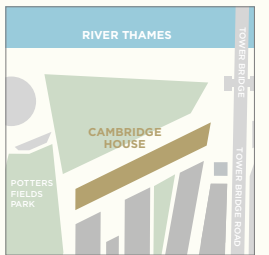
Floor 3



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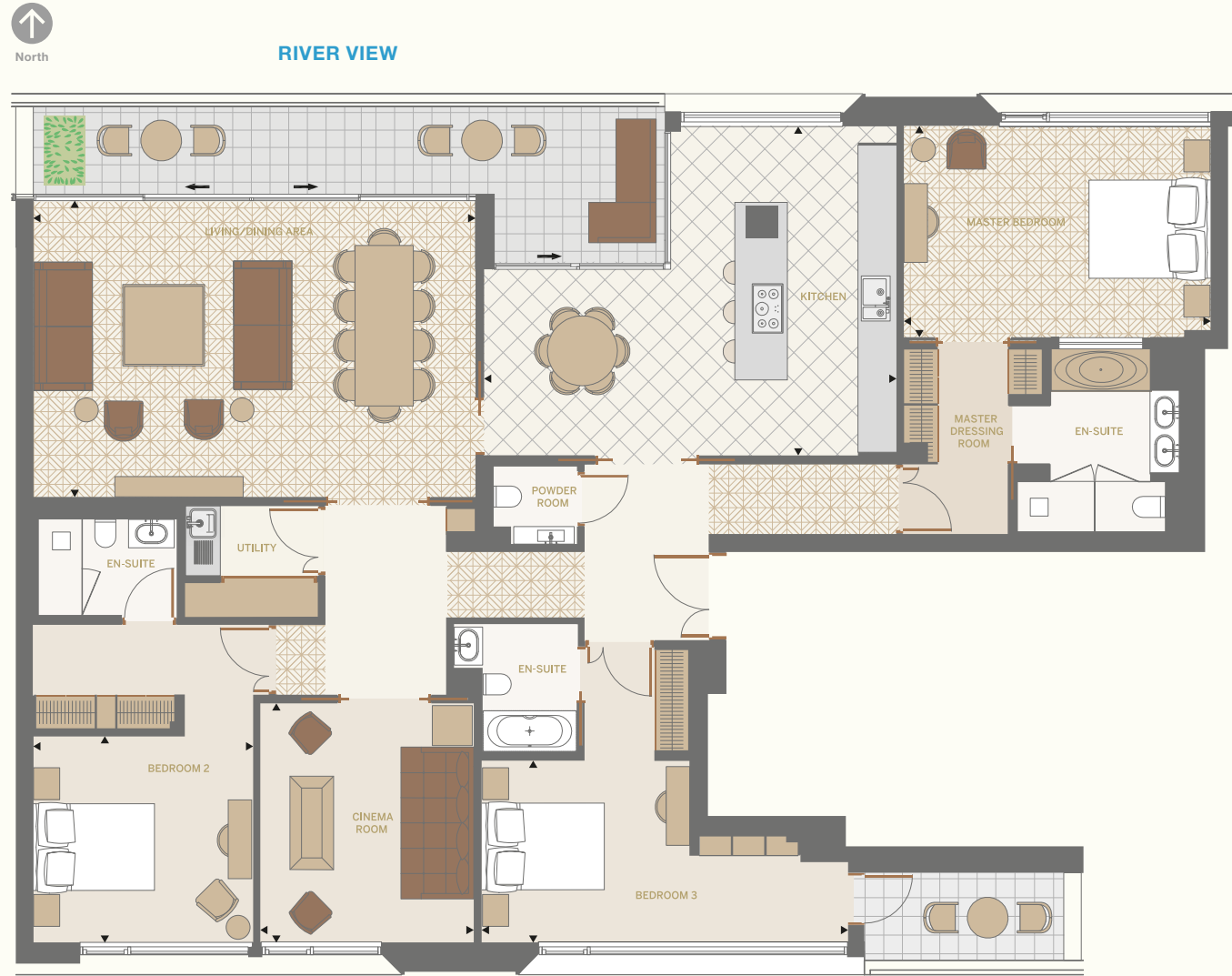
Apartment locations
Floor 4



Apartment locations
Floor 3

4.05

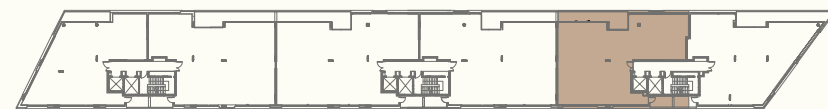
THREE BEDROOM RESIDENCE



Total internal area (apartment) 2,219 sq ft / 206.2 sq m	Bedroom 2 12' 4" x 11' 7" / 3.77 m x 3.54 m	Ceiling height (maximum) 8' 10" / 2.70 m
Living/dining 24' 10" x 16' 6" / 7.58 m x 5.03 m	Bedroom 3 20' 7" x 10' 3" / 6.28 m x 3.12 m	Total external area (balcony) 267 sq ft / 24.87 sq m
Kitchen 23' 2" x 16' 6" / 7.07 m x 5.03 m	Cinema room 13' 5" x 12' 0" / 4.10 m x 3.66 m	Balcony dimensions (living) 35' 6" x 8' 10" / 10.83 m x 2.69 m*
Master bedroom 17' 3" x 11' 11" / 5.26 m x 3.62 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (bedroom) 11' 3" x 4' 11" / 3.42 m x 1.50 m

▲ Measuring points

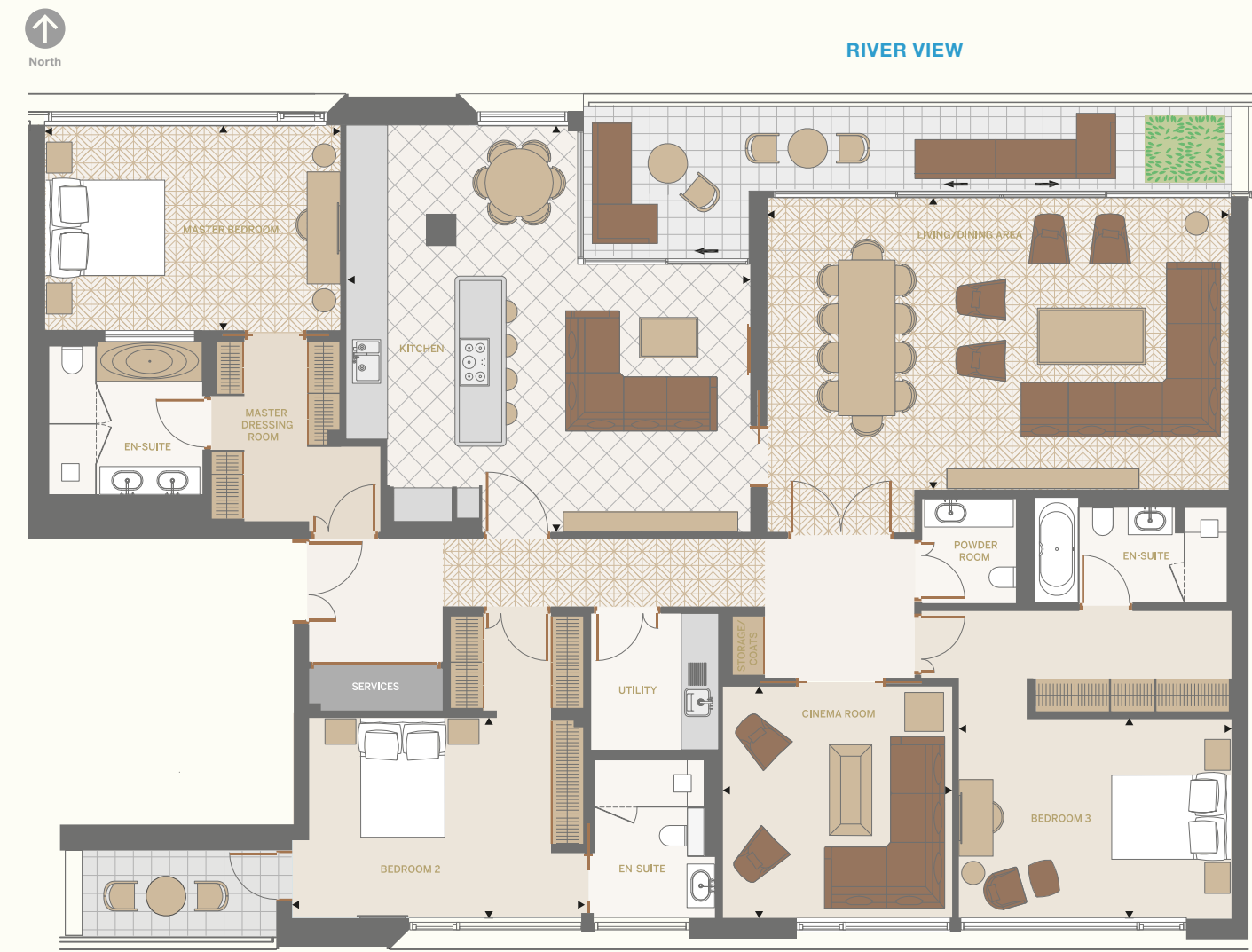
Floor 4



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4.04

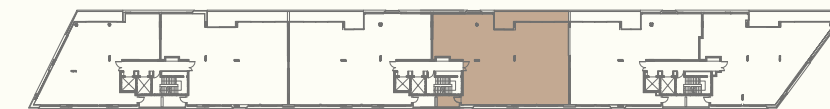
THREE BEDROOM RESIDENCE



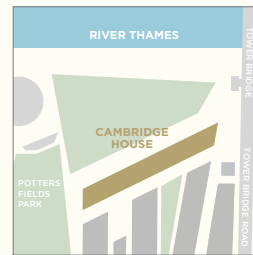
Total internal area (apartment) 2,593 sq ft / 240.9 sq m	Bedroom 2 17' 0" x 11' 7" / 5.17 m x 3.54 m	Ceiling height (maximum) 8' 10" / 2.70 m
Living/dining 26' 9" x 16' 9" / 8.14 m x 5.10 m	Bedroom 3 15' 10" x 11' 7" / 4.81 m x 3.53 m	Total external area (balcony) 278 sq ft / 25.89 sq m
Kitchen 23' 6" x 23' 4" / 7.16 m x 7.10 m	Cinema room 13' 6" x 13' 6" / 4.12 m x 4.12 m	Balcony dimensions (living) 37' 7" x 8' 10" / 11.44 m x 2.69 m*
Master bedroom 17' 1" x 11' 10" / 5.21 m x 3.61 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.42 m x 1.53 m

▲ Measuring points

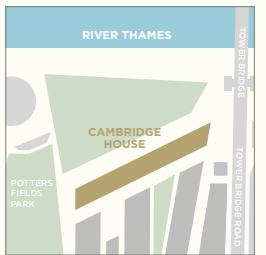
Floor 4



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Apartment locations
Floor 4



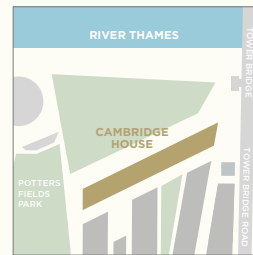
Apartment locations
Floor 4

4.03

THREE BEDROOM RESIDENCE

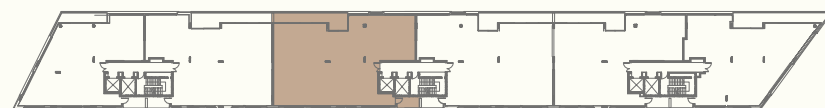


Total internal area (apartment) 2,715 sq ft / 252.3 sq m	Bedroom 2 24' 11" x 11' 7" / 7.60 m x 3.54 m	Total external area (balcony) 278 sq ft / 25.89 sq m
Living/dining 26' 10" x 19' 2" / 8.18 m x 5.85 m	Bedroom 3 15' 7" x 11' 7" / 4.75 m x 3.53 m	Balcony dimensions (living) 37' 7" x 8' 10" / 11.44 m* x 2.69 m*
Kitchen 25' 2" x 23' 7" / 7.68 m x 7.18 m	Cinema room 13' 5" x 12' 10" / 4.09 m x 3.90 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.42 m x 1.53 m
Master bedroom 18' 2" x 11' 11" / 5.54 m x 3.62 m	Ceiling height (maximum) 8' 10" / 2.70 m	▲ Measuring points



Apartment locations
Floor 4

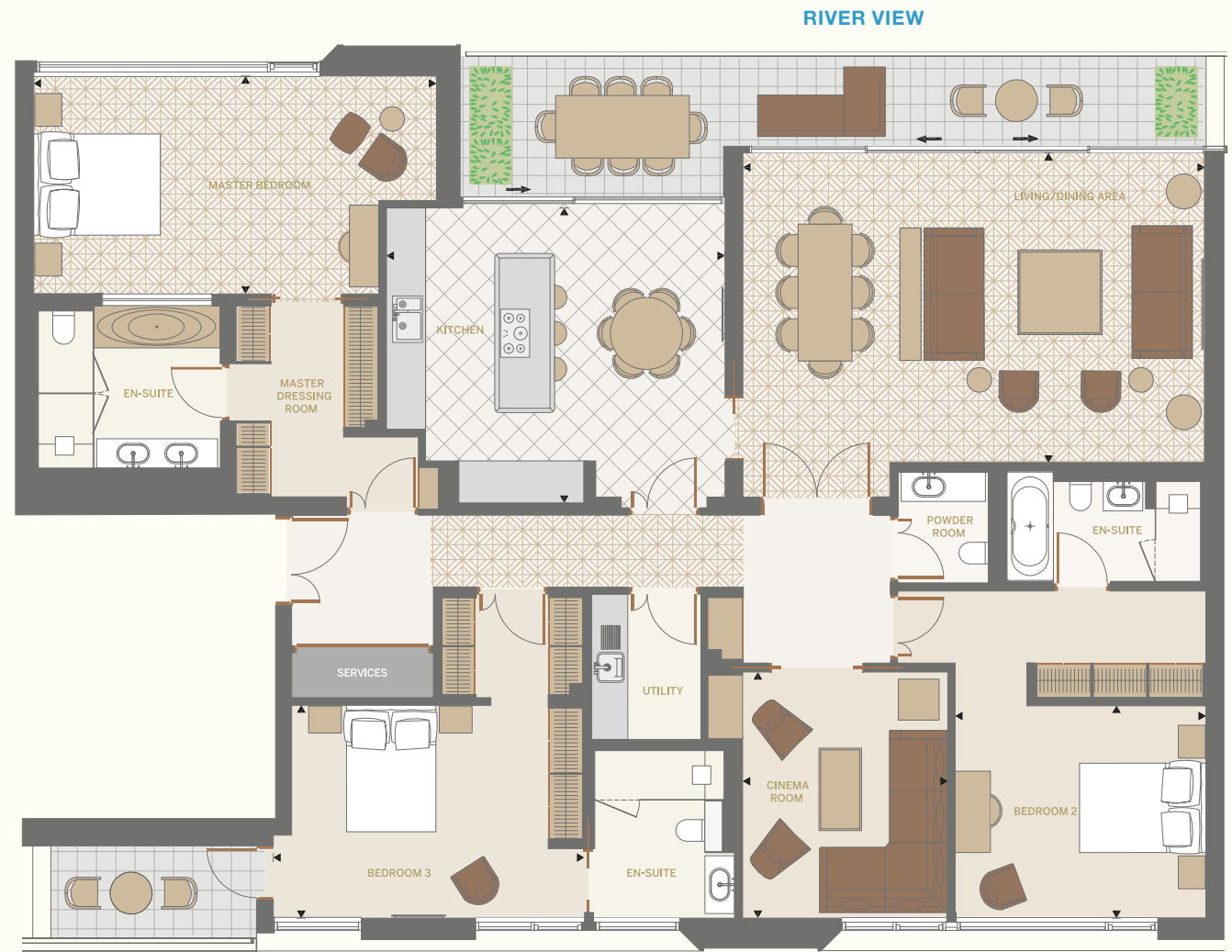
Floor 4



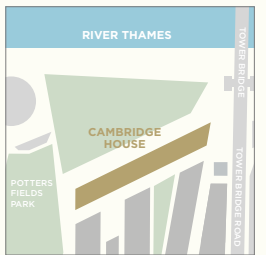
Disclaimer:
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The property areas are provided as gross internal areas under the RICS measuring practice 6th edition recommendation.*Maximum dimension

4.02

THREE BEDROOM RESIDENCE

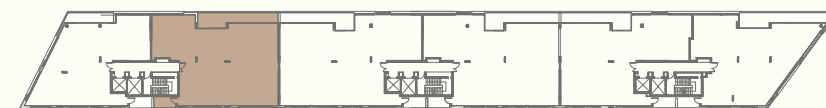


Total internal area (apartment) 2,378 sq ft / 221.0 sq m	Bedroom 2 13' 8" x 11' 7" / 4.17 m x 3.53 m	Ceiling height (maximum) 8' 10" / 2.70 m
Living/dining 25' 2" x 16' 9" / 7.68 m x 5.10 m	Bedroom 3 17' 0" x 11' 7" / 5.17 m x 3.54 m	Total external area (balcony) 296 sq ft / 27.53 sq m
Kitchen 18' 6" x 16' 1" / 5.63 m x 4.90 m	Cinema room 13' 5" x 11' 2" / 4.09 m x 3.41 m	Balcony dimensions (living) 40' 8" x 7' 8" / 12.40 m x 2.34 m*
Master bedroom 22' 0" x 11' 11" / 6.70 m x 3.62 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.42 m x 1.53 m



Apartment locations
Floor 4

Floor 4



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4.01

THREE BEDROOM RESIDENCE

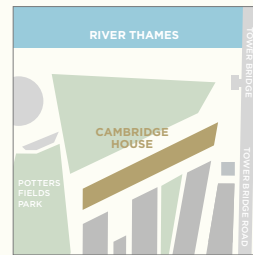


North

RIVER VIEW

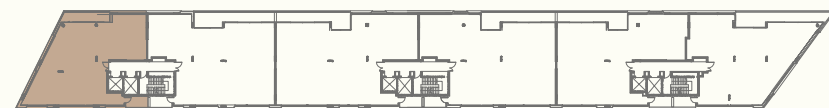


Total internal area (apartment) 1,887 sq ft / 175.4 sq m	Bedroom 2 12' 0" x 10' 9" / 3.65 m x 3.26 m	Total external area (balcony) 167 sq ft / 15.55 sq m
Living/dining 27' 8" x 13' 5" / 8.43 m x 4.09 m	Bedroom 3 18' 10" x 10' 9" / 5.75 m x 3.27 m	Balcony dimensions (living) 25' 0" x 4' 8" / 7.61 m x 1.42 m
Kitchen 17' 7" x 14' 2" / 5.36 m x 4.33 m	Ceiling height (minimum) 8' 2" / 2.50 m	Balcony dimensions (bedroom) 11' 3" x 5' 0" / 3.42 m x 1.53 m
Master bedroom 16' 9" x 12' 3" / 5.10 m x 3.72 m	Ceiling height (maximum) 8' 10" / 2.70 m	▲ Measuring points



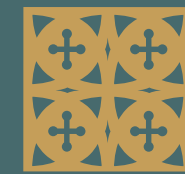
Apartment locations
Floor 4

Floor 4



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FINISHES AND
SPECIFICATIONS

APARTMENT SPECIFICATIONS



Apartment kitchens

- Designer kitchens featuring timber veneer unit doors in a choice of two finish combinations*
- Kitchen island facias in burnished bronze effect timber side panels
- Custom designed internal compartmentalised cupboards including concealed refuse and recycling
- Polished white marble with gold veining or dark brown veined marble* worktop with matching splashback
- Franke Stainless Steel bowl and a half sink featuring Dornbracht single lever mixer tap with rinsing spray set in chrome or champagne*
- Dornbracht hot and cold drinking water tap in chrome or champagne*
- Miele integrated stainless steel oven
- Miele integrated stainless steel steam oven
- Miele integrated combination microwave oven
- Miele warming draw
- Miele built-in coffee machine
- Miele touch control induction hob
- Brushed steel extractor hood
- Miele integrated multifunction dishwasher
- Miele integrated refrigerator and Miele integrated freezer, or Miele integrated fridge freezer to smaller units where appropriate
- Built in wine cooler in larger units
- Composite stone floor tile (where appropriate) in a choice of two colour palettes*

Utility room (where applicable)

- Built in cabinets in a white laquer finish
- Polished white marble with gold veining or dark brown veined marble* worktop with matching splashback
- Dornbracht under-mounted matt steel sink with Hansgrohe chrome mixer tap
- Miele integrated washing machine
- Miele integrated tumble dryer
- Composite stone floor tile

Utility cupboard (where applicable)

- Miele freestanding washer dryer or Miele freestanding washing machine and Miele tumble dryer where appropriate

Master suite bathroom

- White or black* deck mounted basin on polished white marble or black granite* vanity bench with Dornbracht wall mounted sink spout and rosettes*
- Vanity stand finished in polished stainless steel or antique bronze* / vanity storage unit in a timber finish*
- Silver mirror with bronze / silver* bevelled mirror frame
- Laguna timber bath in walnut or dark oak†* with Dornbracht wall mounted controls and deck mounted hand shower in selected units*
- Dornbracht recessed big rain shower head with separate hand shower and controls*
- Dornbracht body jets*
- Bronze glass shower screen
- Wall hung WC with flush button
- Dornbracht wall mounted tissue holder, toilet brush, robe hook and towel bar with heated wall behind*
- Mid-oak or dark oak* veneer lacquered walls
- White marble with grey/green veins or light grey veined marble walls
- Diamond feature mosaic wall in silver or gold*
- Polished white marble or black granite* flooring

**Colour options fall within two bespoke palettes; Lustre and Ebony. All Dornbracht brassware comes in a finish of chrome (Lustre palette) or champagne (Ebony palette). The palette selected will be installed throughout the apartment and selection is subject to timeframes. If a unit has not been reserved prior to fit out, default options will be chosen by Berkeley.*

† Apartment 1.02 does not have a timber bath.



Guest suites shower rooms

- White deck mounted basin on grey and white marble with veining. Vanity shelf including Dornbracht wall mounted sink spout and rosettes*
- Silver mirror with bronze / silver bevelled mirror frame
- Dornbracht fixed rain shower head with separate hand shower and controls*
- Dornbracht body jets*
- Bronze glass shower screen
- White china wall-hung WC with soft close lid and dual flush plate*
- Dornbracht wall mounted tissue holder, toilet brush, robe hook and towel bar with heated wall behind*
- Grey and white marble with veining to shower feature wall
- Back painted glass walls in white or black brown*
- Composite stone floor tile in a choice of two colour palettes*

Guest WC / bathroom (where applicable)

- White deck mounted basin on grey and white marble with veining. Vanity shelf including Dornbracht wall mounted sink spout and rosettes*
- Silver mirror with bronze bevelled mirror frame
- Dornbracht fixed rain shower head with separate hand shower and controls*
- White china wall-hung WC with soft close lid and dual flush plate*
- Dornbracht wall mounted tissue holder, toilet brush, robe hook and towel bar with heated wall behind*
- Back painted glass in white or black brown* as feature wall (behind vanity)
- Composite stone floor tile in a choice of two colour palettes*

Interior finishes

- Timber veneer doors and joinery corresponding with the chosen colour palette*
- Polished white marble with gold veining or dark grey veined marble* floor to entrance lobby
- Bespoke parquet timber flooring to living area and master bedroom in fired oak or thermo oak with ebony and lacquer finish. Combination of stone and timber flooring to hallway
- Solid timber skirting and door frames to match timber flooring
- Wool carpet in a choice of colours* to floor in master suite dressing rooms, guest suites and cinema room (where applicable)
- Remote controlled roller blinds fitted to all windows with the addition of an electrical curtain track
- Stainless steel or antique bronze finish lever door furniture throughout in a choice of two finishes*
- Walls, ceilings and coving to be finished in white satin paint (where other finishes are not applied)
- Timber veneer or lacquered ceiling to lobby/corridor in the chosen colour palette*
- Timber veneer dressing room joinery to master suites in two colour options*
- Timber veneer and wardrobe interiors to guest suites in two colour options*
- Double glazed internally opening window units

Electrical fittings

- Home automation system, the latest in Smart Home Technology to include, lighting, heating, blind control and curtain track as well as audio visual control and separate video entry system
- 22" Aquavision TV to master suite bathroom
- Dimmable lighting with scene setting to living room and all bedrooms
- Satin stainless steel socket outlets and isolator switch plates throughout in a choice of two finishes*
- A combination of LED strip lights and recessed downlighting throughout
- 5 amp socket outlets for freestanding lighting to living areas and bedrooms, connected to dimming systems
- Pre-constructed wire ways for wall-hung TV to living room and bedrooms with data network enabling interface with other home entertainment devices

Heating/cooling

- Underfloor heating throughout apartments
- Comfort cooling to principal rooms

Security and peace of mind

- 24-hour concierge
- CCTV to ground floor entrances only
- Access to apartments via video door entry system and electronic access to common areas
- All apartments pre-wired for future security alarm to be fitted by purchaser if required
- Mains supply heat/smoke detector with battery back up to apartments linked to concierge. Aspirated smoke detectors to common areas linked to estate management
- Multi-point locking oak veneer entrance door with spy hole viewer
- Warranty cover under NHBC Buildmark scheme

Telecommunication

- Wiring for satellite/cable and terrestrial television
- TV outlet to living area, all bedrooms and office/cinema (where applicable)
- Telephone outlet with broadband capability to living area, all bedrooms and office/cinema (where applicable)
- Fibre optic supply to all apartments

External finishes

- Inset balconies with glass balustrade
- Pavers to balconies and terraces

Common areas

- Concierge desk to entrance lobby
- Stone tiles to entrance lobby
- Carpeting to residential corridors with stone edge and timber skirting
- Full height panelling with LED light strip detail and downlighters to corridor walls and ceiling (only in entrance lobby, wallpaper finish to corridors)
- Feature leaf and half timber front door with bronze detailing and apartment number
- Timber and mirror clad lifts with lighting feature provide access to all units including basement car park

Car parking

- Access to gated underground car park via electronic entry system
- Limited car parking spaces available by separate negotiation
- Electric car charging points are available
- Bicycle storage available for residents
- A Car Club facility will be provided outside the development on Pottersfield Lane. Residents can join for an annual or monthly premium, subject to complying with the terms and conditions. Members will have access to a 24-hour 'pay as you drive' facility that provides a car without the normal ties of insurance, maintenance and other associated costs. Booking can be arranged via phone or online

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WHY CHOOSE BERKELEY?

“It is a privilege to develop on a site as special as One Tower Bridge. We are very proud and excited to have this opportunity and are committed to delivering an exemplary scheme.”

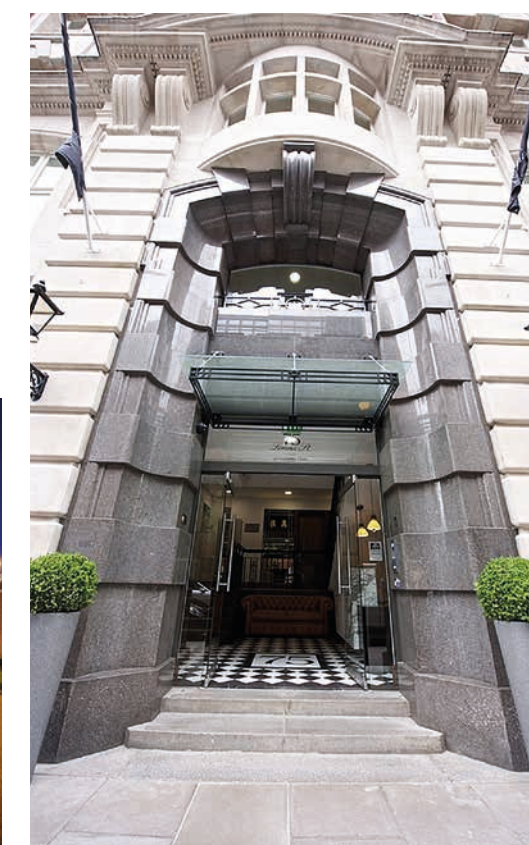
Harry Lewis
Berkeley Homes (South East London) Ltd

Berkeley was founded in 1976 and has established a reputation as one of the UK's finest developers of prestige new homes. Consistently ground-breaking in its approach, the company creates superbly designed properties ranging from luxurious executive homes to refurbished historic buildings and urban loft spaces.

One Tower Bridge represents a defining development in the story of Berkeley. From the beginning, the challenge has been to deliver a building that lives up to its spectacular location, directly next to Tower Bridge and the River Thames. Berkeley has assembled a world-class team of architects and designers and set the very

highest standards for each aspect of the development – from the exterior appearance to the finest details of the interior finishing and on-site services and facilities.

The result is a building as special as the surroundings that inspired it.



DESIGNED FOR LIFE

Buying a home is one of the most important decisions you will ever make. The qualities that make Berkeley different mean that you can choose a new home from us with complete confidence.

Award-winning and royally recognised

In addition to receiving numerous awards for quality, design and customer service, The Berkeley Group was granted the 2008 and 2014 Queen's Award for Enterprise in Sustainable Development. These prestigious awards recognise and reward outstanding achievements in business performance. The Berkeley Group was also honoured with the title of Britain's Most Admired Company 2011, a highly-regarded award celebrating the very best of British business.

Customer service is our priority

We place the highest priority on customer service and will manage the whole moving process for you. Our Customer Care Teams will contact you shortly after you complete, to ensure that everything in your new home is absolutely to your liking. Our homes also benefit from a ten year warranty, the first two years of which are covered by Berkeley.

Green living and sustainable development is top of our agenda

As a company, we are committed to reducing energy, water and waste on our construction sites, in our offices and in the homes that we build. Almost all of our developments are built on brownfield land and we always take care to protect and enhance biodiversity and natural habitats. Our homes include features to encourage sustainable living such as dual-flush WCs, recycling bins and energy efficient white goods.

Quality is at the heart of everything we do

At Berkeley, quality takes precedence, from choosing the right location and style of home, to the construction processes we practice, the materials we use and the specifications we put into our homes. For extra peace of mind, in addition to the 10 year warranty all new homes receive, Berkeley operates a 2 year policy with dedicated Customer Service teams on hand 24 hours a day to deal with enquiries quickly and effectively.

Unparalleled choice of homes in the most sought after locations

As one of the UK's leading house builders, we are able to offer our customers an unrivalled choice of property location, size and type. From city penthouses to country

retreats, modern studio apartments to traditional family homes, you will find the perfect home to match your requirements. Our homes are also built in some of Britain's most desirable locations from market towns and rural villages to major towns and cities, and countryside to the coast – we build in the locations you want to live.

A commitment to creating sustainable communities

Berkeley's homes and developments are not just built for today. They are designed to enhance the neighbourhoods in which they are located permanently. We achieve this through our commitment to excellence in design, sensitive landscaping, sympathetic restoration and impeccable standards of sustainability. We aim to address the needs not only of our customers but their neighbours and the broader community of which they are a part. It is a long-term view: we want to create exceptional places for people to live, work and relax in and build communities that will thrive both today and for years to come.

SUSTAINABILITY

Simply a more natural way to live

Berkeley already leads the field in sustainable development and we are now raising standards higher still with our vision 2020 initiative. When you buy a new home from Berkeley you will be sharing this commitment to a more eco-friendly way of life that has benefits for you and for the whole community.

An exceptional customer experience

- Dedicated sales teams provide exceptional service throughout the whole buying process
- Our Customer Service teams ensure your new home exceeds expectations on all levels

Greener, more economical homes

- Use 26% less water per person than the average house*
- Save around £380* per year on energy bills
- Reduce CO2 emissions by 76%*
- Recycling bins in every home
- Space for a home office
- A safe place to store bicycles

Creating sustainable communities

- Close to essential amenities including schools, parks and shops
- Good access to public transport

- Streets that are friendly for pedestrians and cyclists as well as cars
- Safe public spaces and pedestrian routes
- Homes designed to adapt to changing needs

A commitment to the future

- Berkeley sets targets to reduce the water use and CO2 emissions associated with our construction activities and business operations
- We also pledge to reuse or recycle over 80% of our construction, excavation and demolition waste





CONTACTS

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Viewing by appointment only

