

The Waterline

Alperton,
North West London



LATIMER
by Clarion Housing Group

WELCOME TO THE WATERLINE

INTRODUCING A BRAND NEW DEVELOPMENT THAT BOASTS EXCEPTIONAL VIEWS OVER THE CITY AND OF THE CANAL. DISCOVER A NEW OPPORTUNITY FOR SHARED OWNERSHIP LIVING IN UP-AND-COMING ALPERTON, NORTH WEST LONDON.

THE NAME IS INSPIRED BY THE VERY CLOSE PRESENCE OF THE GRAND UNION CANAL, WHICH THE WATERLINE STANDS ALONGSIDE. IT MEANS WE HAVE BEEN ABLE TO DESIGN MANY APARTMENTS WITH DIRECT CANAL VIEWS, BRINGING A WELCOME TOUCH OF TRANQUILLITY TO HECTIC LONDON LIFESTYLES.

IF YOU'D LIKE TO MAKE YOUR HOME AT THE WATERLINE, YOU'LL HAVE A CHOICE OF 1, 2 AND 3 BEDROOM APARTMENTS IN THIS STRIKING, 24-STOREY BUILDING. ALL HAVE A BALCONY, AND THERE'S A COMMUNAL ROOF GARDEN AND TERRACE FOR EVEN MORE OUTDOOR SPACE. THE INTERIORS ARE ALSO OF THE HIGHEST QUALITY. FROM THE SMART FITTED KITCHENS TO THE HOTEL-STYLE BATHROOMS; EVERY ITEM IS CHOSEN WITH LATIMER'S UNCOMPROMISING EYE FOR STYLE AND DETAIL.



LATIMER DELIVERS MORE



LATIMER

by Clarion Housing Group

Latimer is part of Clarion Housing Group, and is a new kind of housing developer and that means exceeding expectations to 'deliver more'. Latimer is working with communities and councils across the country. Providing tailored solutions to their needs.

Latimer is a placemaker, committed to creating spaces and homes that are amazing to live in and visit, places that appeal to a broad range of people and preferences but always with a strong focus on community and quality.

Bricks and mortar are at the foundation of everything we do. But it's a foundation on which to build more than just homes. The Latimer impact on the land we develop is positive and enhances environments.

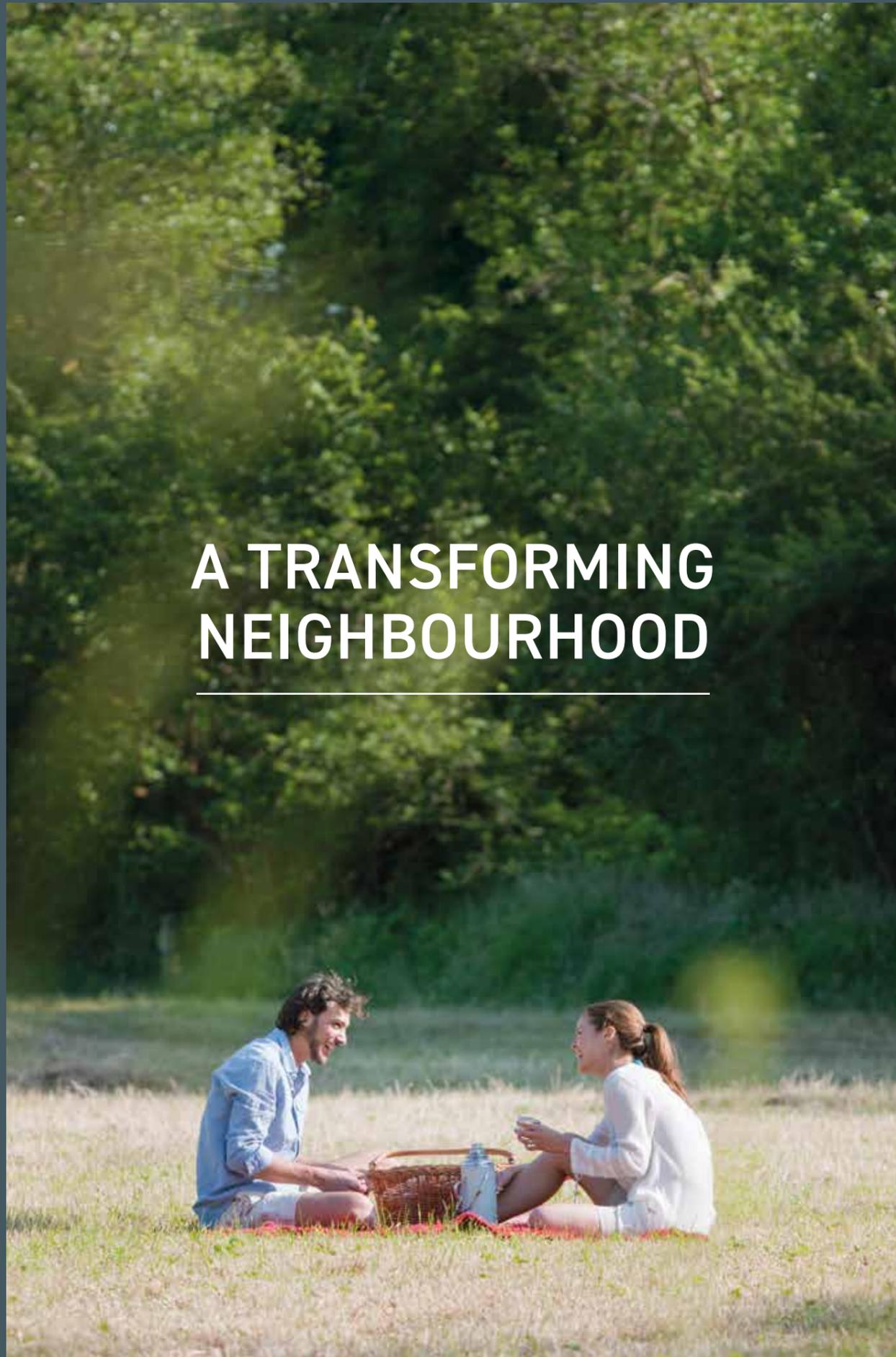
Our surplus is poured back into communities helping the Group deliver more. Latimer is pushing the boundaries of expectation. Because affordable shouldn't mean poor-quality. Because aspirational shouldn't mean out of reach. Because accessible shouldn't mean generic. Latimer is delivering more for residents, for communities, for the future.

Latimer doesn't just deliver homes, Latimer delivers social impact.

Latimer delivers more.

RICHARD COOK
GROUP DIRECTOR OF DEVELOPMENT

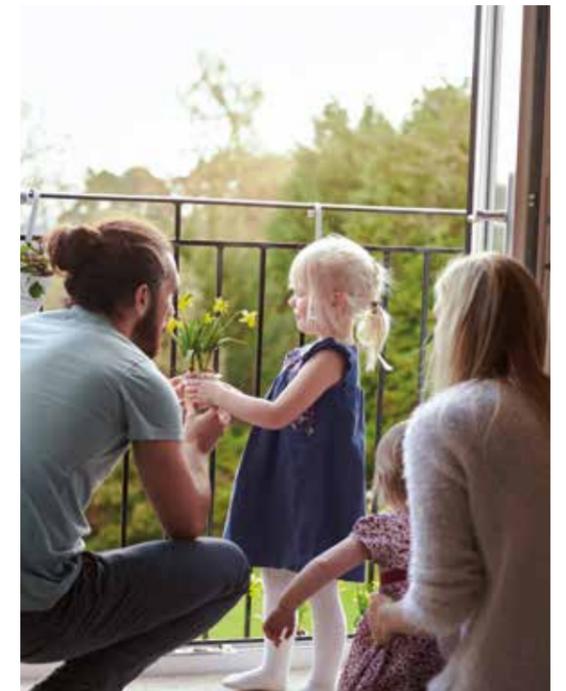
A TRANSFORMING NEIGHBOURHOOD



Alperton is feeling the effects of large-scale regeneration, and emerging as a very enjoyable place to live in.

The Greater London Authority and London Borough of Brent have given it special status and there's a wide-ranging Masterplan in place for making change happen. Key to it all is the Grand Union Canal, a once hidden gem which has been cleaned up and opened up to make it a vital and vibrant asset for the whole neighbourhood.

At Latimer, this is the kind of community-focused placemaking we value highly, when homes, nature, leisure, connections and amenities come seamlessly together, making attractive places that people are delighted to be part of.





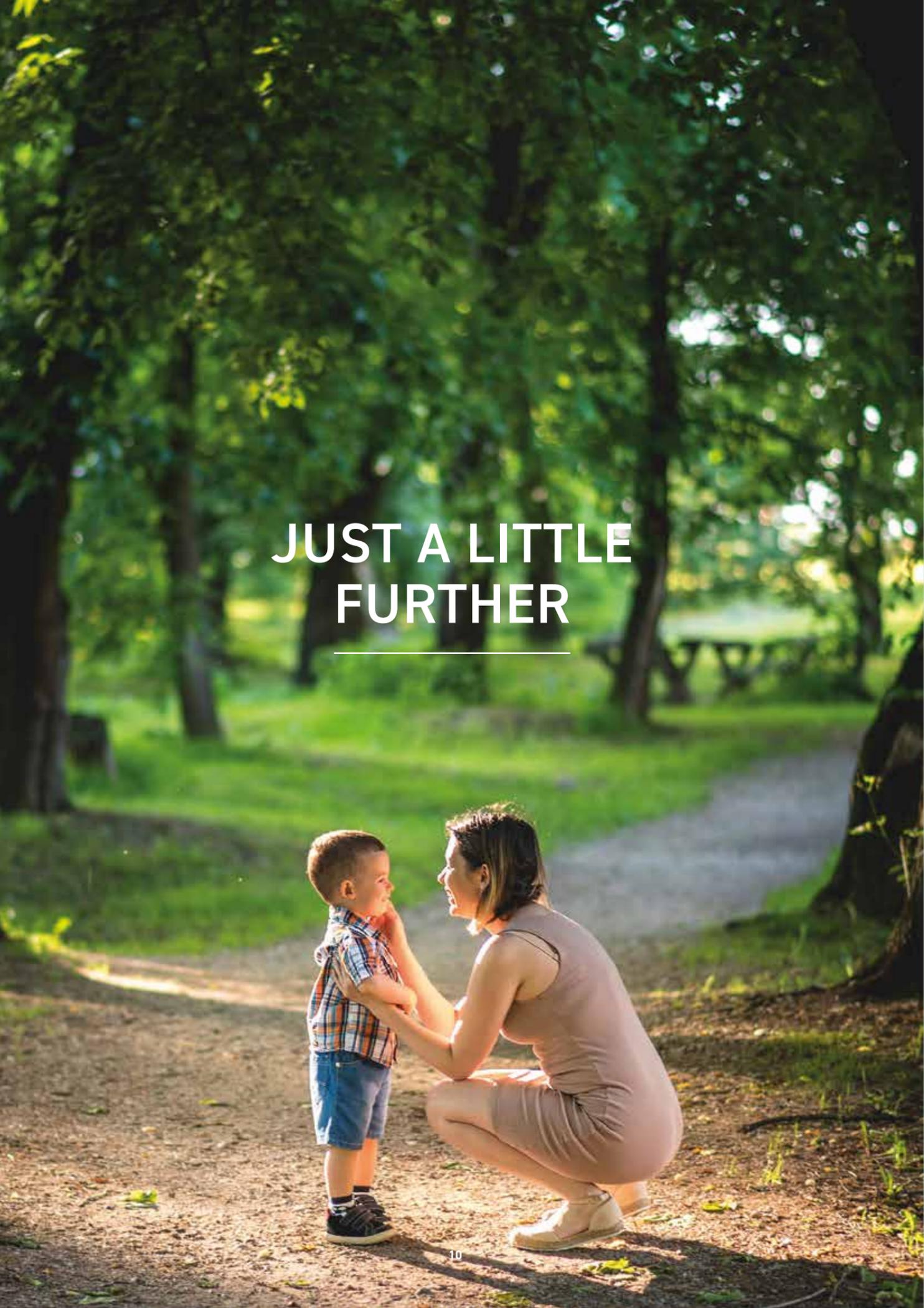
FIND YOUR ALPERTON

The Waterline can be found where Ealing Road crosses the Grand Union Canal, putting many of Alpertons amenities and travel connections within five minutes' walk.

Your local area includes shops, schools, places of worship, a sports centre and healthcare services. There's a big Sainsbury's nearby, with a new Lidl planned for The Waterline itself. Alpertons tube station, on the Piccadilly Line, is closer still, as are many bus routes serving north west London.

The location is certainly convenient, but there's plenty to refresh your spare time too. As the canal shakes off its industrial character, and nature returns, it has become a wonderful place for walks, bike rides, or watching the world go by as you sit at a waterside café – one of which is planned for The Waterline.



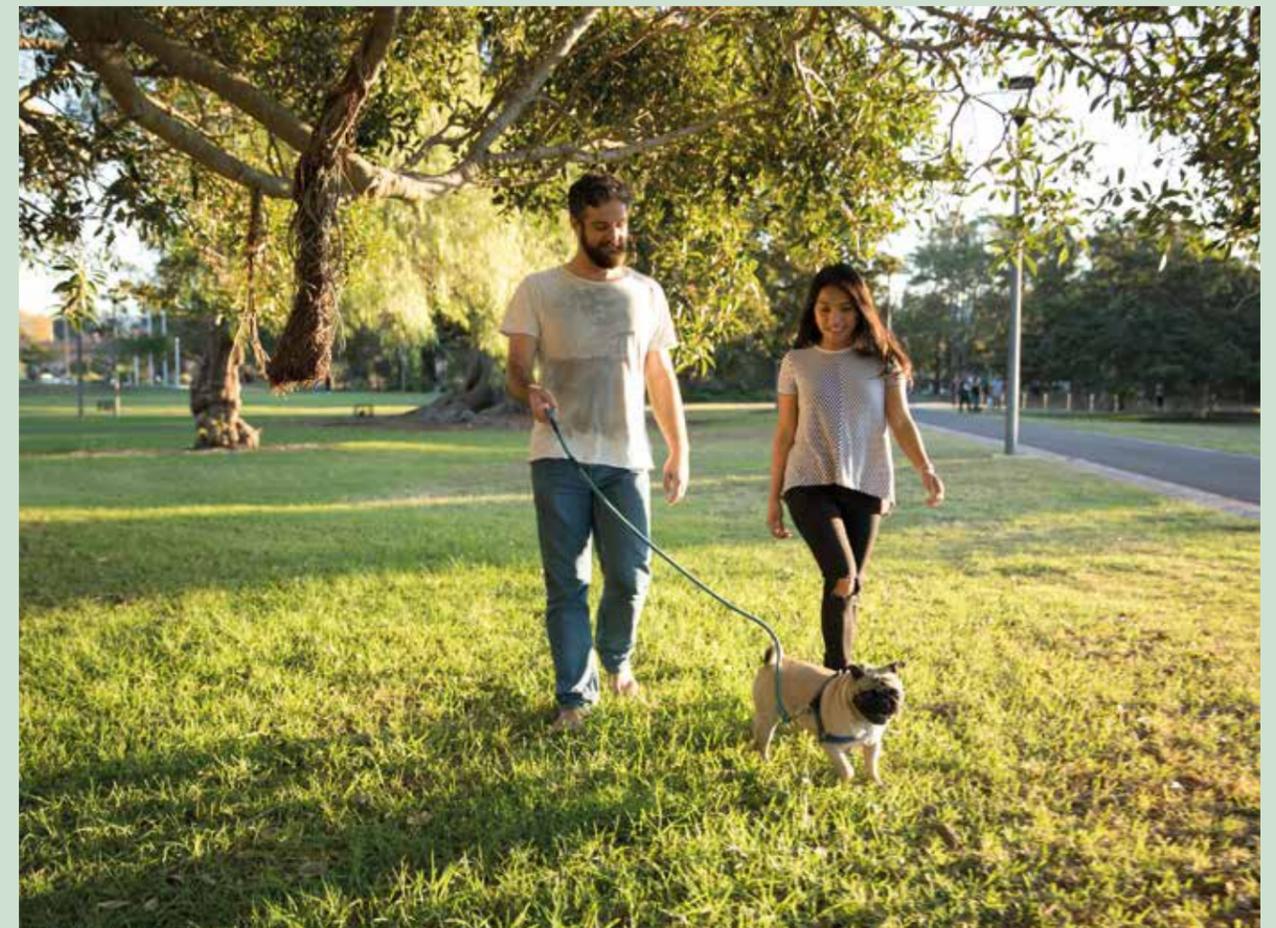


**JUST A LITTLE
FURTHER**

This part of London has two main shopping hubs, both within a few miles of The Waterline. Brent Cross is already one of London's biggest retail destinations, with large branches of John Lewis, Fenwick, Waitrose, and leading fashion, sports and tech brands, with much more to come as expansion plans get underway.

Wembley is also changing fast. As well as football, it now offers discount shopping at London Designer Outlet, independent artisan businesses in the new Wembley Park Market, with music and street food at the exciting BOXPARK.

Every London neighbourhood has its green spaces, and Alperton's include Horsenden Hill, where you can see as far as The Chilterns on a clear day. Sudbury Golf Club is next to it, and Horsenden Hill Activity Centre offers all kinds of outdoor sports. One Tree Hill is another local spot for fresh air and views, and has a wildlife area and walking trails.



ALL BY YOUR SIDE

Retail & Essentials

- 1 Brent Cross
- 2 Westfield London
- 3 Westway Cross Retail Park
- 4 Portobello Road Market
- 5 Sainsbury's
- 6 Wembley Pharmacy

Entertainment

- 1 Troubadour
Wembley Park Theatre
- 2 AFC Wembley
- 3 Wembley Stadium
- 4 The SSE Arena, Wembley
- 5 The Drum Wembley

Food & Drink

- 1 BOXPARK Wembley
- 2 Biblos
- 3 Sakonis
- 4 Ecco'la Pizzeria
- 5 GAIL's
- 6 The Best Broasted
- 7 Centro Galego de Londres
- 8 Touro
- 9 The Eagle
- 10 Medusa Lounge London

Sights & Gardens

- 1 Horsenden Hill
- 2 Wormwood Scrubs
- 3 Welsh Harp Open Space
- 4 Fryent Country Park
- 5 Pitshanger Park
- 6 Anglican Chapel

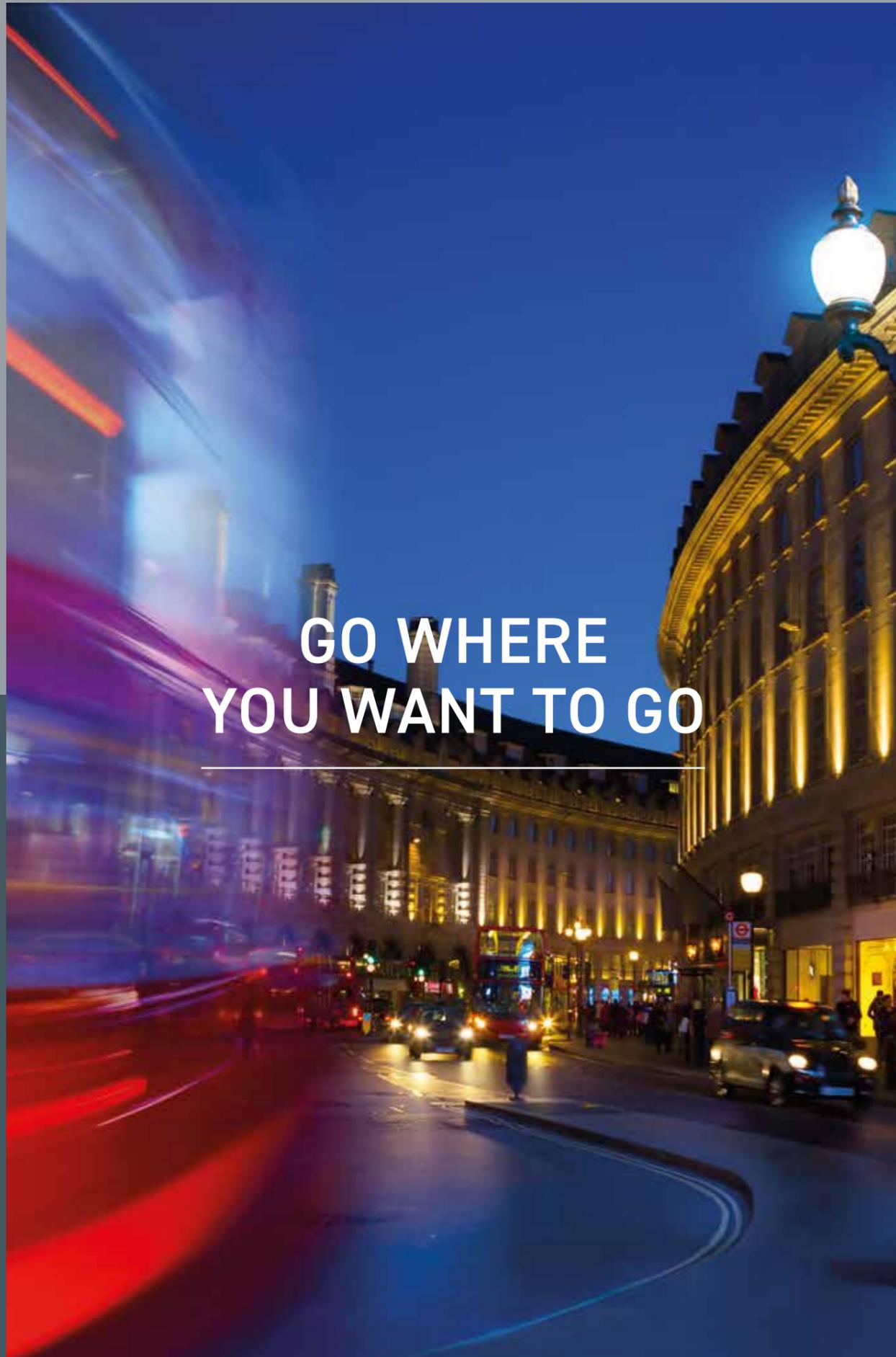
Fitness & Leisure

- 1 iGym London
- 2 Genesis Gym
- 3 énergie Fitness Wembley
- 4 PureGym

Education

- 1 Alperton Community School
- 2 Barham Primary School
- 3 Lyon Park Primary School
- 4 West Twyford Primary School
- 5 Perivale Primary School
- 6 Middlesex University London





GO WHERE
YOU WANT TO GO

Good connections are essential for making the most of life in London, so you'll be pleased to know that Alperton scores highly in this respect.

The Piccadilly Line runs from Alperton station, a direct route to the West End and to Heathrow Airport. It's also on the Night Tube network, with a 24-hour service at weekends. Numerous bus routes give you further options for getting about.

Road users have very easy access to the A40 for central London and the M25, and the A406 North Circular for Brent Cross and the M1.



		
Alperton Station 1 min	Green Park 31 mins	A406 Hanger Lane 0.6 miles
The Gym Group 2 mins	Piccadilly Circus 32 mins	Wembley 1.8 miles
Wembley Pharmacy 3 mins	Heathrow Airport Terminal 1, 2 & 3 34 mins	M4 Chiswick Roundabout 3.7 miles
Sainsburys 7 mins	Covent Garden 35 mins	Brent Cross 5.9 miles
One Tree Hill Recreation Ground 10 mins	Holborn 37 mins	M40/M25 Denham 11.5 miles
Post Office 13 mins	King's Cross & St Pancras International 41 mins	Heathrow Airport 11.6 miles

IT'S YOUR CHOICE

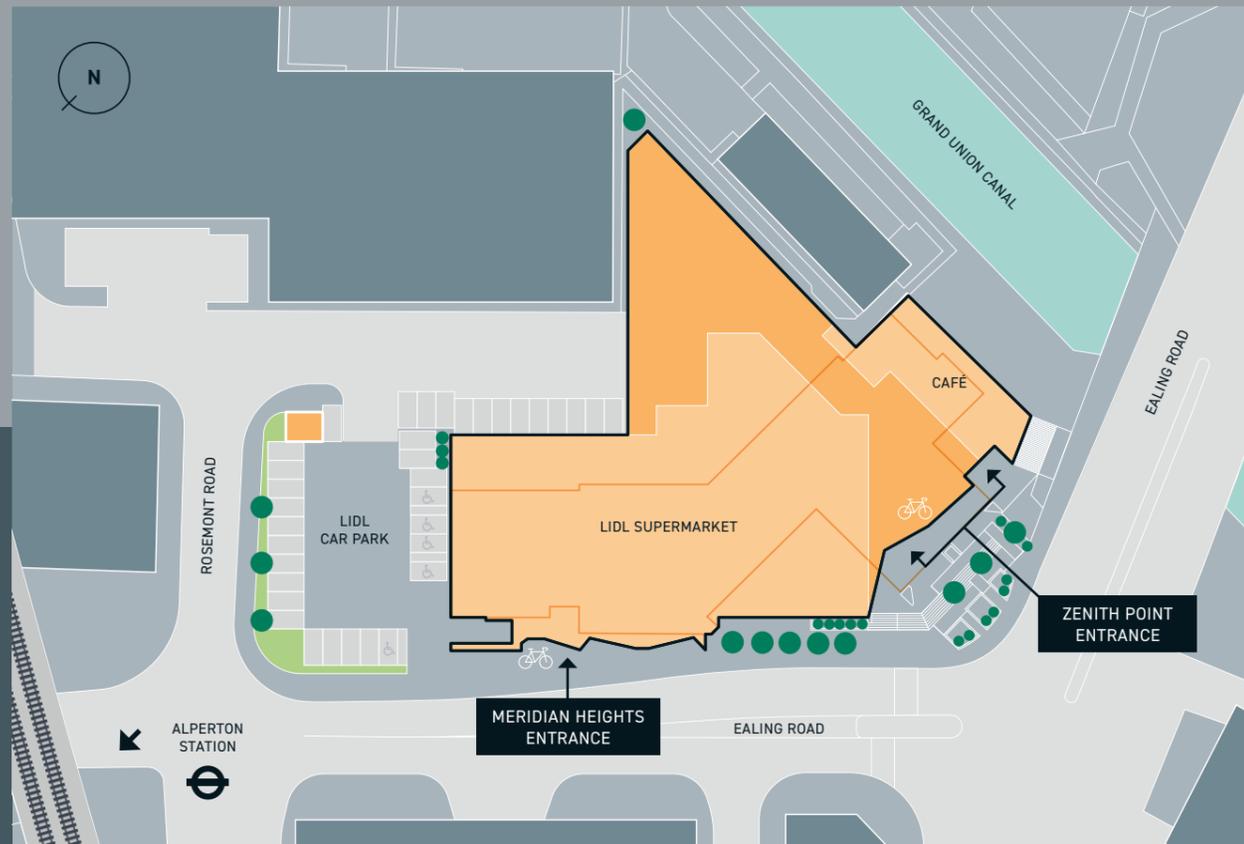


Latimer offers shared ownership buyers a collection of apartments at The Waterline, in a range of designs with 1, 2 and 3 bedrooms.

All have a balcony or outside space, and residents also have use of the spectacular roof garden and terrace. The 24-storey building will create a 'gateway' to the canal footpath, which runs directly past. There will be a Lidl supermarket, and café at ground floor level, all adding greatly to your convenience and choice.



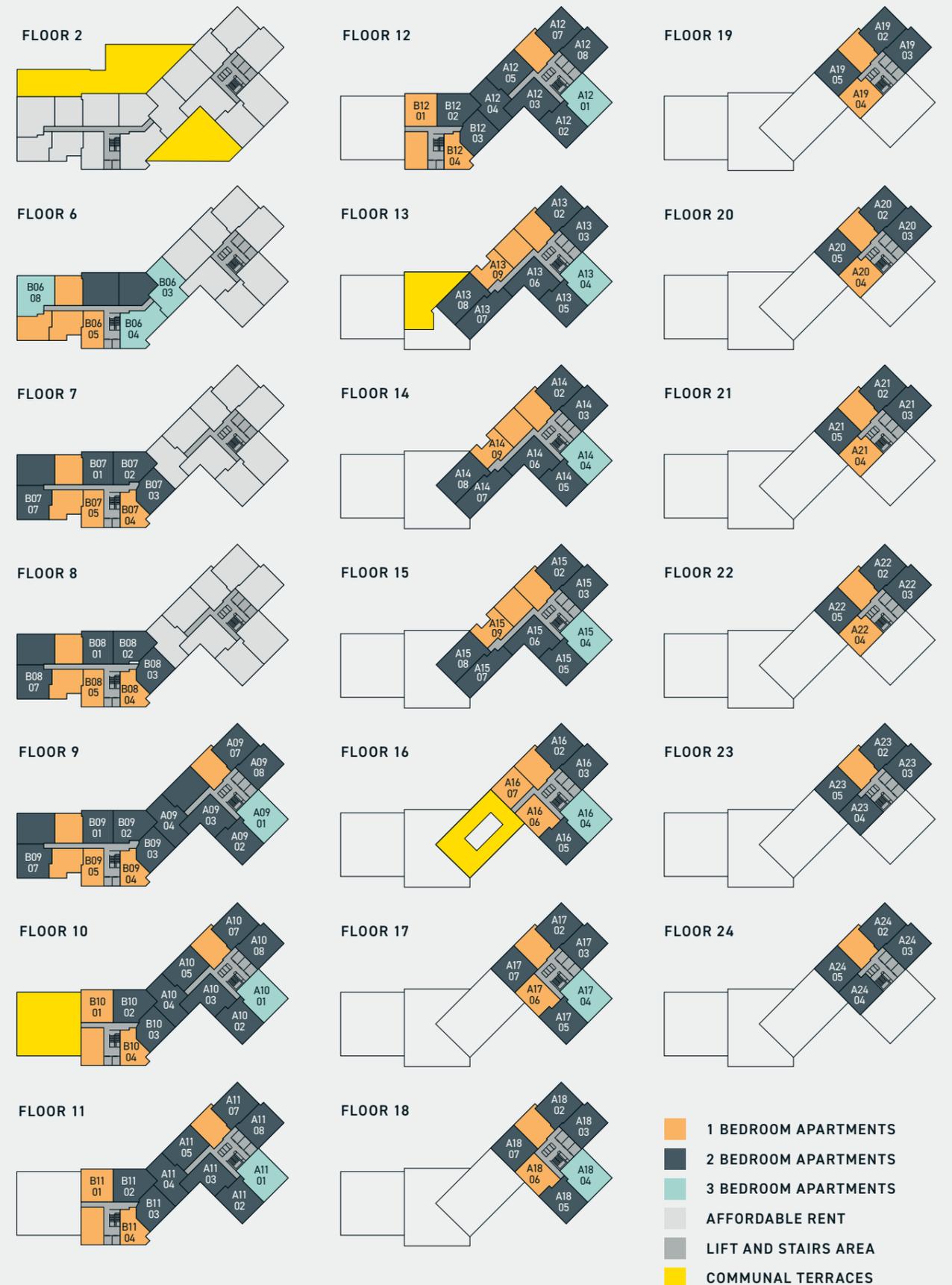
SITE PLAN



Site plan is showing the ground floor.

The site plan is indicative only and may be subject to change (and subject to planning). In line with our policy of continuous improvement we reserve the right to alter the layout, building style, landscaping and specification at any time without notice.

THE WATERLINE, ALPERTON



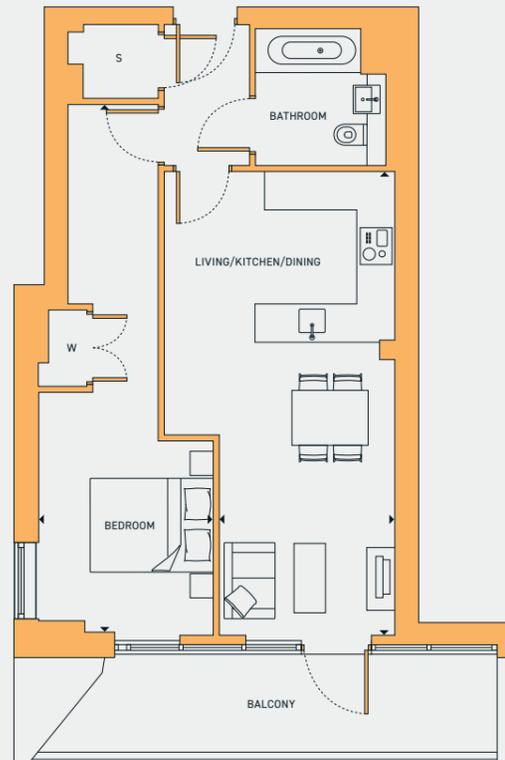
Floors 1-8 have Affordable Rent. Communal terraces are located on floors 2, 10, 13 and 16.



THE WATERLINE APARTMENTS / TYPE 07

ONE BEDROOM APARTMENT

PLOTS: B0605, B0705, B0805, B0905



LIVING/KITCHEN/DINING	2.8 M X 7.3 M	9'2" X 23'11"
BEDROOM	2.8 M X 8.3 M	9'2" X 27'2"
AREA	51.2 SQ M	551 SQ FT

FLOORS 6 - 9



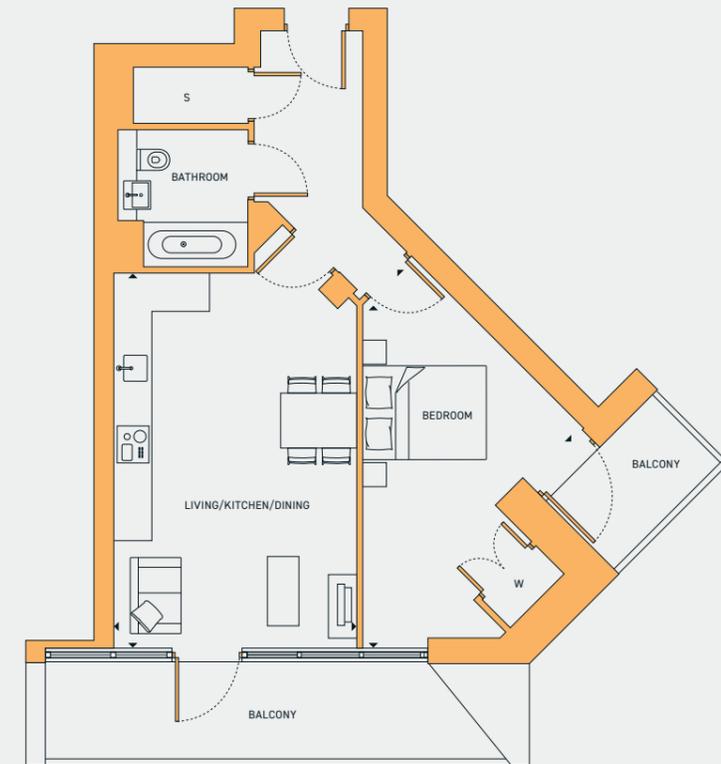
W WARDROBE
S STORAGE

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THE WATERLINE APARTMENTS / TYPE 26

ONE BEDROOM APARTMENT

PLOTS: B0704, B0804, B0904, B1004, B1104, B1204



LIVING/KITCHEN/DINING	3.8 M X 5.9 M	12'5" X 19'4"
BEDROOM	3.8 M X 5.4 M	12'5" X 17'8"
AREA	52 SQ M	560 SQ FT

FLOORS 7 - 12



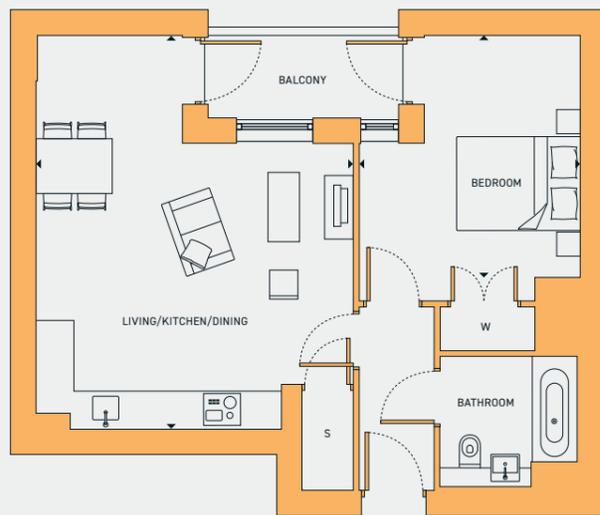
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THE WATERLINE APARTMENTS / TYPE 33

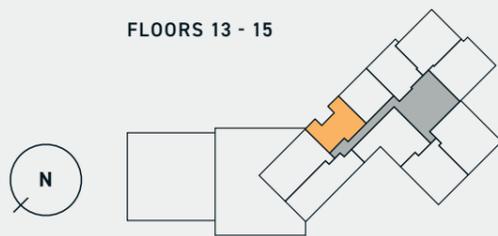
ONE BEDROOM APARTMENT

PLOT: A1309, A1409, A1509



LIVING/KITCHEN/DINING	5.0 M X 6.2 M	16'4" X 20'4"
BEDROOM	3.5 M X 3.8 M	11'5" X 12'5"
AREA	50.9 SQ M	548 SQ FT

FLOORS 13 - 15



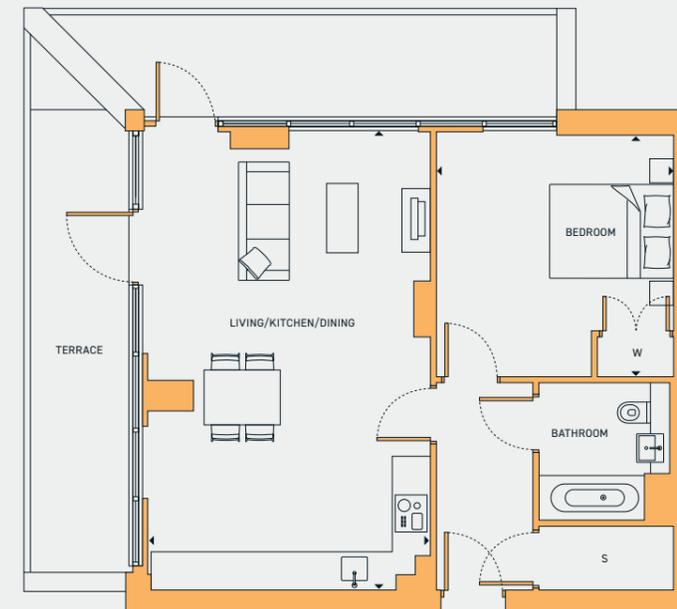
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THE WATERLINE APARTMENTS / TYPE 37B

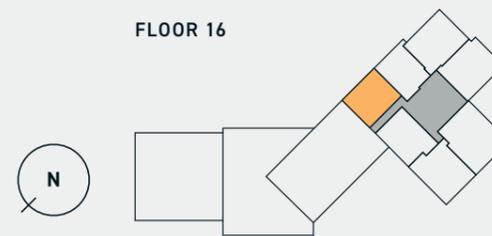
ONE BEDROOM APARTMENT

PLOT: A1607



LIVING/KITCHEN/DINING	4.4 M X 7.2 M	14'5" X 23'7"
BEDROOM	3.7 M X 3.8 M	12'1" X 12'5"
AREA	58.7 SQ M	606 SQ FT

FLOOR 16



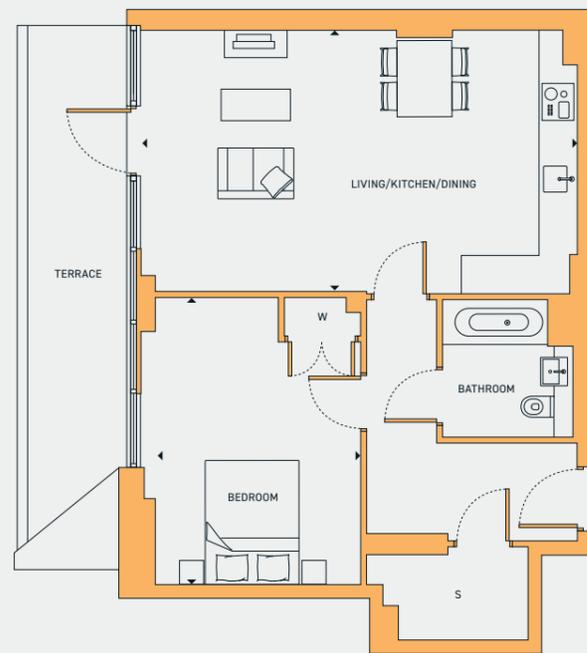
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THE WATERLINE APARTMENTS / TYPE 38

ONE BEDROOM APARTMENT

PLOT: A1606, A1706, A1806



LIVING/KITCHEN/DINING	6.8 M X 4.1 M	22'3" X 13'5"
BEDROOM	3.4 M X 4.5 M	11'1" X 14'8"
AREA	60.8 SQ M	654 SQ FT

FLOORS 16 - 18



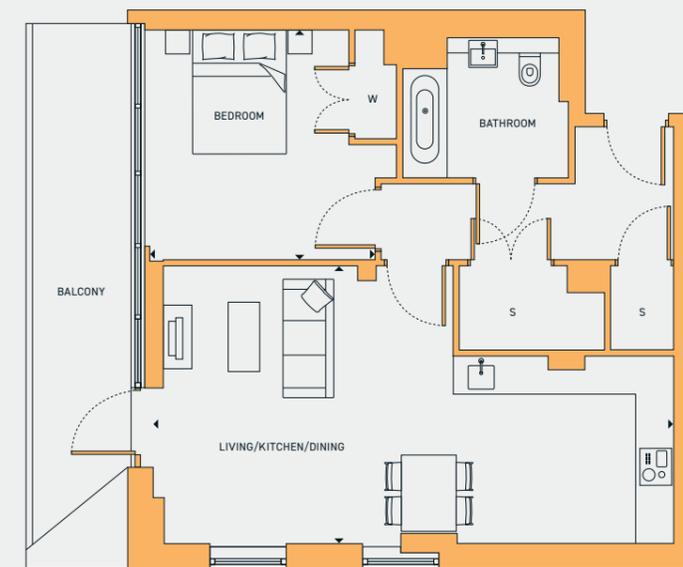
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THE WATERLINE APARTMENTS / TYPE 40

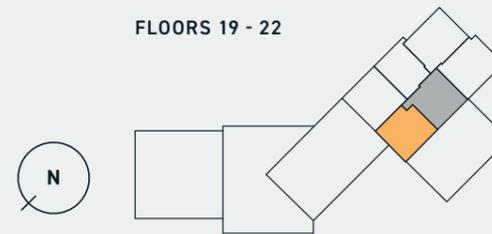
ONE BEDROOM APARTMENT

PLOTS: A1904, A2004, A2104, A2204



LIVING/KITCHEN/DINING	8.2 M X 4.4 M	26'10" X 14'5"
BEDROOM	3.5 M X 3.6 M	11'5" X 11'8"
AREA	63.6 SQ M	685 SQ FT

FLOORS 19 - 22



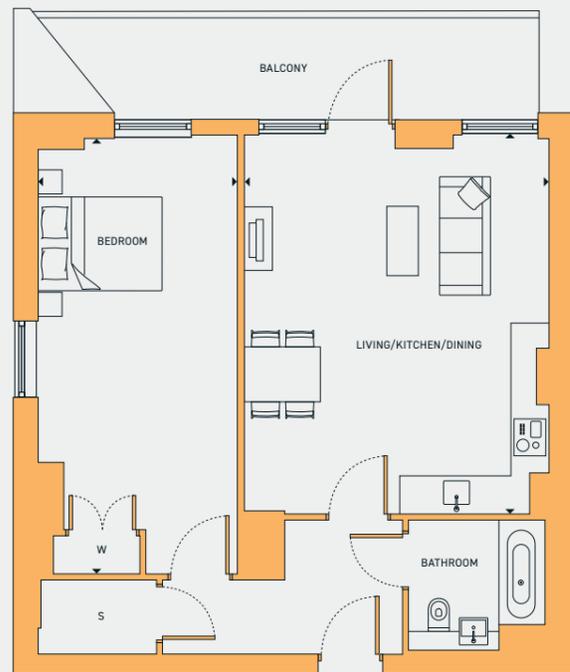
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THE WATERLINE APARTMENTS / TYPE 42

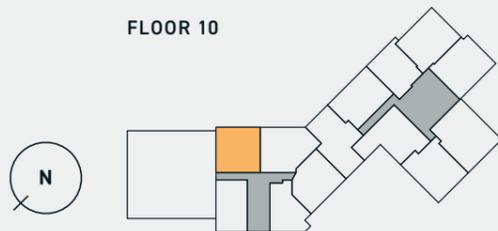
ONE BEDROOM APARTMENT

PLOT: B1001



LIVING/KITCHEN/DINING	4.8 M X 5.9 M	15'9" X 19'4"
BEDROOM	3.1 M X 6.8 M	10'2" X 22'3"
AREA	65.1 SQ M	701 SQ FT

FLOOR 10



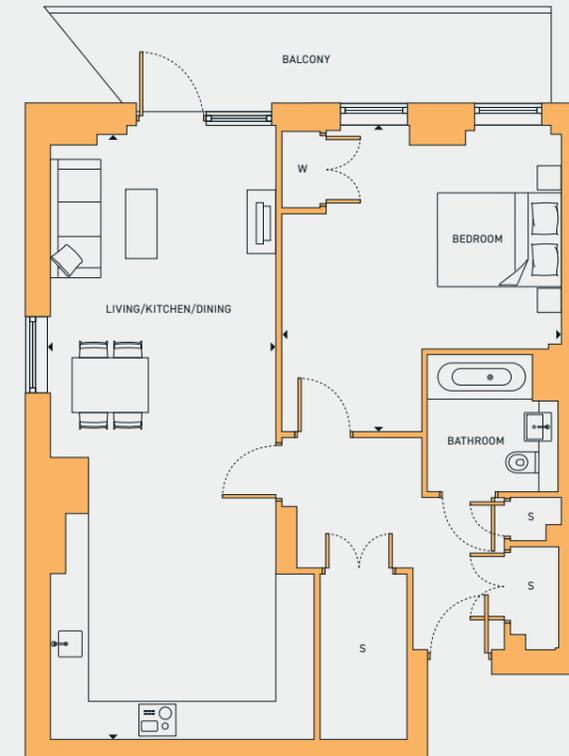
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THE WATERLINE APARTMENTS / TYPE 43

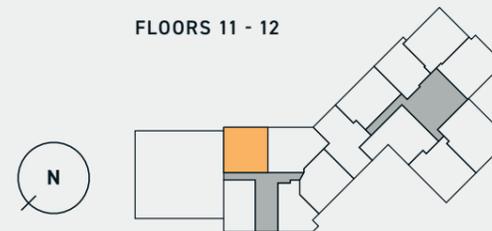
ONE BEDROOM APARTMENT

PLOT: B1101, B1201



LIVING/KITCHEN/DINING	3.5 M X 9.5 M	11'5" X 31'2"
BEDROOM	4.4 M X 4.7 M	14'5" X 15'5"
AREA	73 SQ M	786 SQ FT

FLOORS 11 - 12



W WARDROBE
S STORAGE

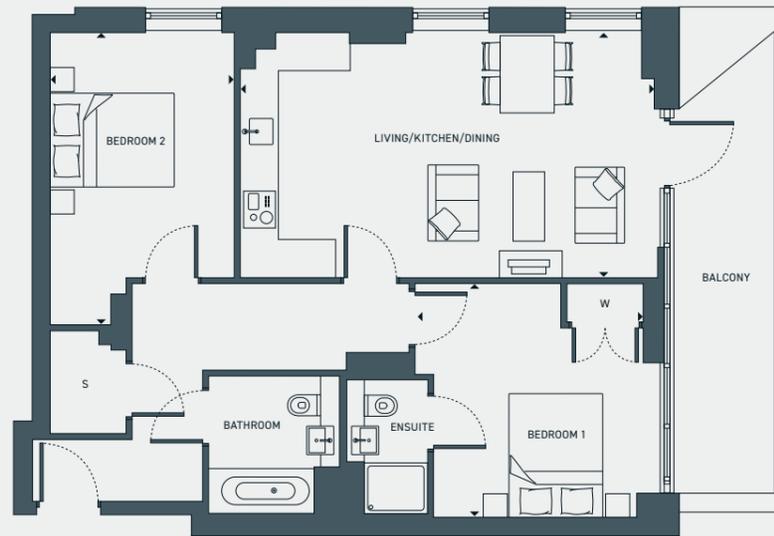
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THE WATERLINE APARTMENTS / TYPE 12

TWO BEDROOM APARTMENT

PLOTS: A0907, A1007, A1107, A1207, A1302, A1402, A1502, A1602, A1702, A1802, A1902, A2002, A2102, A2202, A2302, A2402



PLOT: A0907
BATHROOM VARIATION



LIVING/KITCHEN/DINING	6.5 M X 3.9 M	21'3" X 12'8"
BEDROOM 1	3.6 M X 3.7 M	11'8" X 12'1"
BEDROOM 2	2.9 M X 4.6 M	9'6" X 15'1"
AREA	72.2 SQ M	777 SQ FT

FLOORS 9 - 24



W WARDROBE
S STORAGE

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THE WATERLINE APARTMENTS / TYPE 13

TWO BEDROOM APARTMENT

PLOTS: A0908, A1008, A1108, A1208, A1303, A1403, A1503, A1603, A1703, A1803, A1903, A2003, A2103, A2203, A2303, A2403



LIVING/KITCHEN/DINING	6.4 M X 4.2 M	21'0" X 13'8"
BEDROOM 1	3.6 M X 3.4 M	11'8" X 11'1"
BEDROOM 2	2.8 M X 4.5 M	9'2" X 14'8"
AREA	73.6 SQ M	792 SQ FT

FLOORS 9 - 24



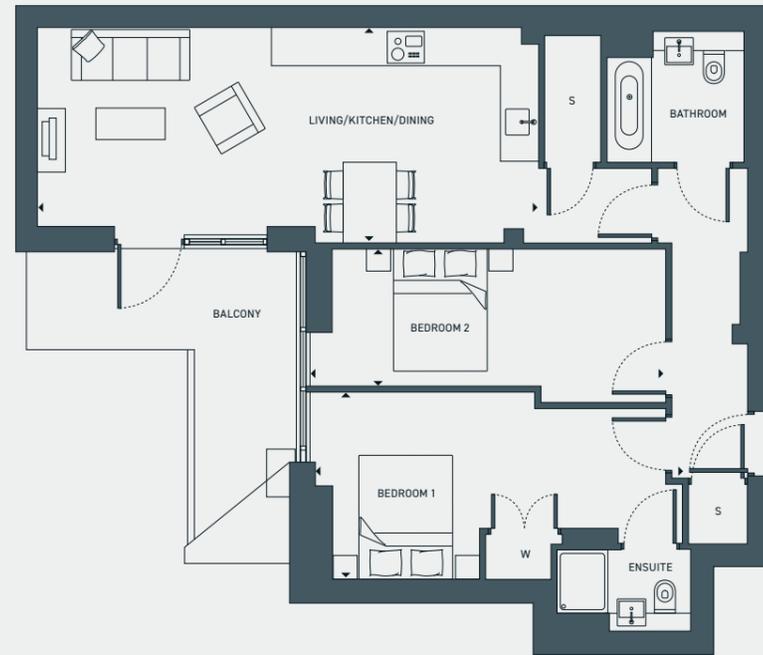
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THE WATERLINE APARTMENTS / TYPE 16A

TWO BEDROOM APARTMENT

PLOTS: A0903, A1003, A1103, A1203



LIVING/KITCHEN/DINING	7.9 M X 3.1 M	25'10" X 10'2"
BEDROOM 1	5.8 M X 2.9 M	19'0" X 9'6"
BEDROOM 2	5.7 M X 2.1 M	18'7" X 6'9"
AREA	75.3 SQ M	811 SQ FT

FLOORS 9 - 12



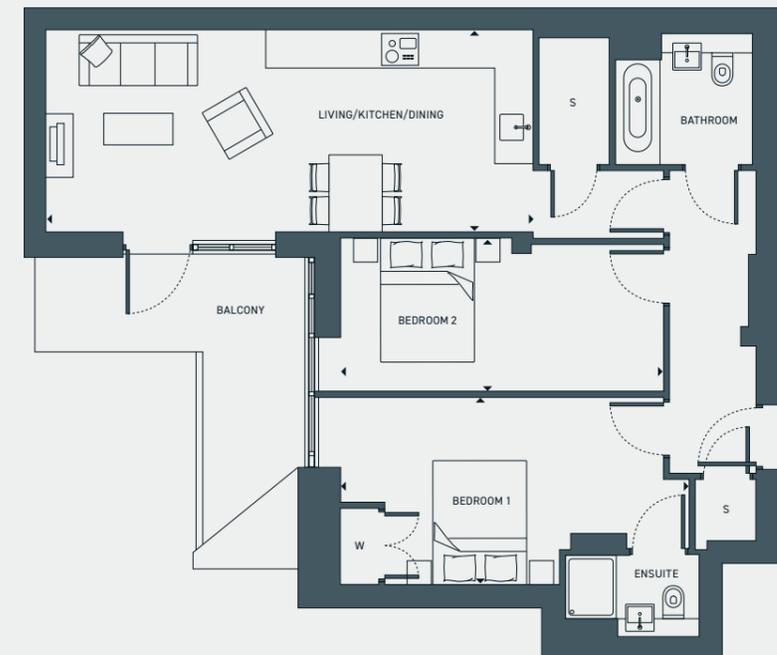
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THE WATERLINE APARTMENTS / TYPE 16B

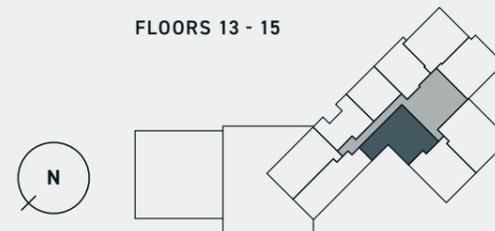
TWO BEDROOM APARTMENT

PLOTS: A1306, A1406, A1506



LIVING/KITCHEN/DINING	7.7 M X 3.2 M	25'3" X 10'5"
BEDROOM 1	5.5 M X 2.9 M	18'0" X 9'6"
BEDROOM 2	5.1 M X 2.4 M	16'7" X 7'9"
AREA	74.6 SQ M	803 SQ FT

FLOORS 13 - 15



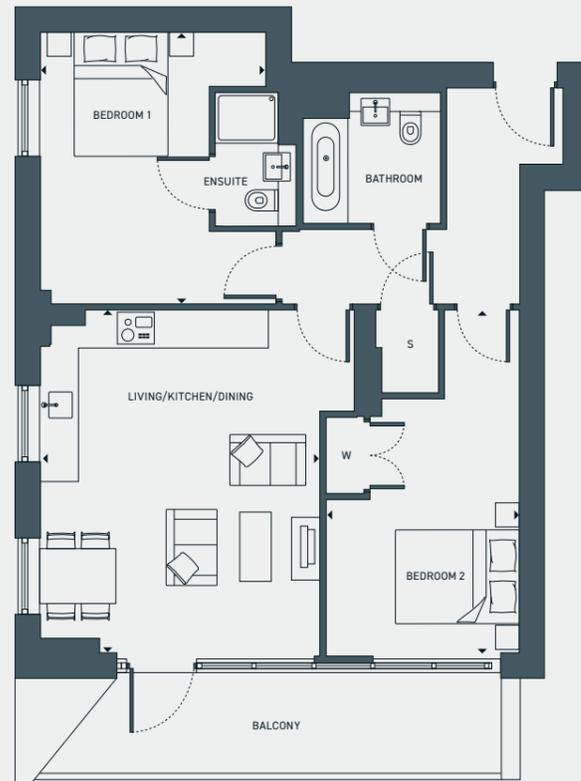
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THE WATERLINE APARTMENTS / TYPE 20

TWO BEDROOM APARTMENT

PLOTS: A0902, A1002, A1102, A1202, A1305,
A1405, A1505, A1605, A1705, A1805



LIVING/KITCHEN/DINING	4.4 M X 5.4 M	14'5" X 17'8"
BEDROOM 1	3.5 M X 4.3 M	11'5" X 14'1"
BEDROOM 2	3.1 M X 5.4 M	10'2" X 17'8"
AREA	70.8 SQ M	762 SQ FT

FLOORS 9 - 18



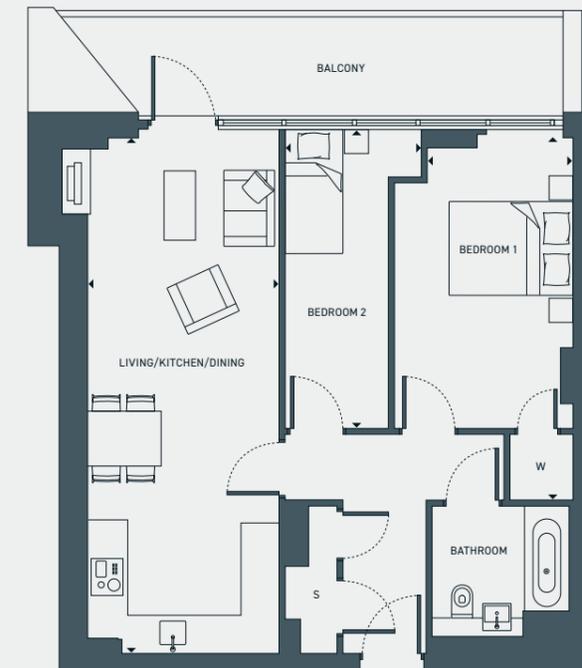
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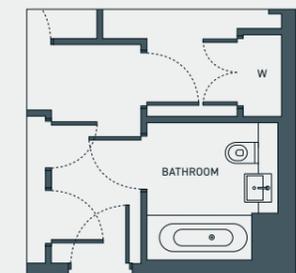
THE WATERLINE APARTMENTS / TYPE 22

TWO BEDROOM APARTMENT

PLOTS: B0701, B0801, B0901



PLOT: B0901
BATHROOM VARIATION



LIVING/KITCHEN/DINING	3.0 M X 8.1 M	9'8" X 26'6"
BEDROOM 1	2.3 M X 5.7 M	7'6" X 18'7"
BEDROOM 2	2.1 M X 4.7 M	6'9" X 15'5"
AREA	62.3 SQ M	671 SQ FT

FLOORS 7 - 9



W WARDROBE
S STORAGE

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THE WATERLINE APARTMENTS / TYPE 23

TWO BEDROOM APARTMENT

PLOTS: B0702, B0802, B0902, B1002, B1102, B1202



LIVING/KITCHEN/DINING	6.0 M X 7.4 M	19'7" X 24'3"
BEDROOM 1	3.4 M X 4.4 M	11'1" X 14'5"
BEDROOM 2	2.3 M X 5.1 M	7'6" X 16'7"
AREA	70.9 SQ M	763 SQ FT

FLOORS 7 - 12



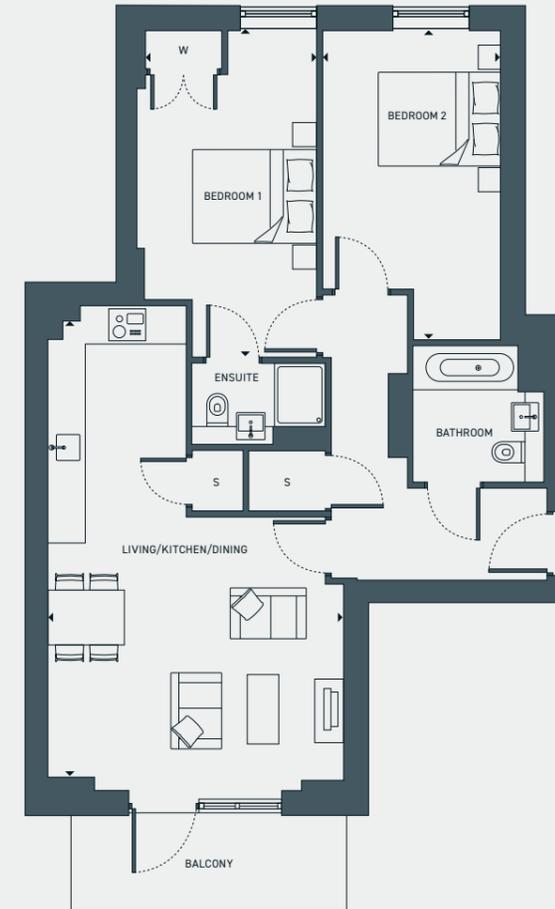
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THE WATERLINE APARTMENTS / TYPE 24

TWO BEDROOM APARTMENT

PLOTS: A0904, A1004, A1104, A1204



LIVING/KITCHEN/DINING	4.6 M X 7.6 M	15'1" X 24'11"
BEDROOM 1	2.8 M X 5.1 M	9'2" X 16'7"
BEDROOM 2	2.8 M X 4.9 M	9'2" X 16'1"
AREA	73.2 SQ M	788 SQ FT

FLOORS 9 - 12



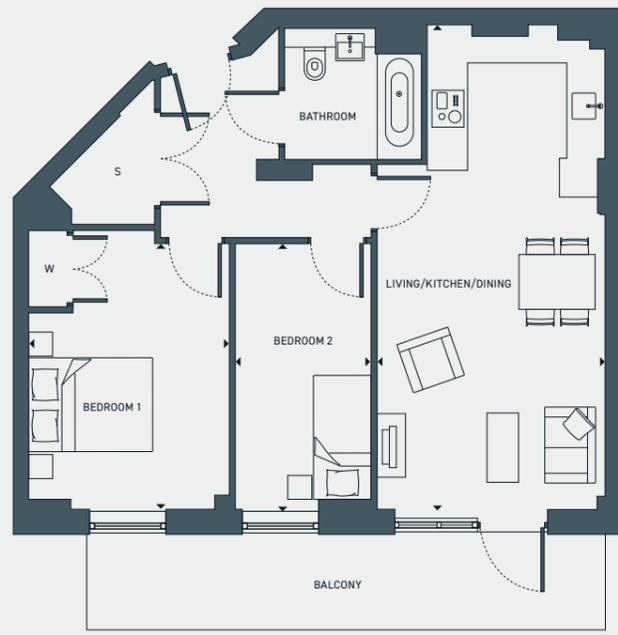
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THE WATERLINE APARTMENTS / TYPE 25

TWO BEDROOM APARTMENT

PLOT: B0703, B0803, B0903, B1003, B1103, B1203



LIVING/KITCHEN/DINING	3.6 M X 7.6 M	11'8" X 24'10"
BEDROOM 1	3.2 M X 4.4 M	10'5" X 14'5"
BEDROOM 2	2.1 M X 4.2 M	6'9" X 13'8"
AREA	64.3 SQ M	692 SQ FT

FLOORS 7 - 12



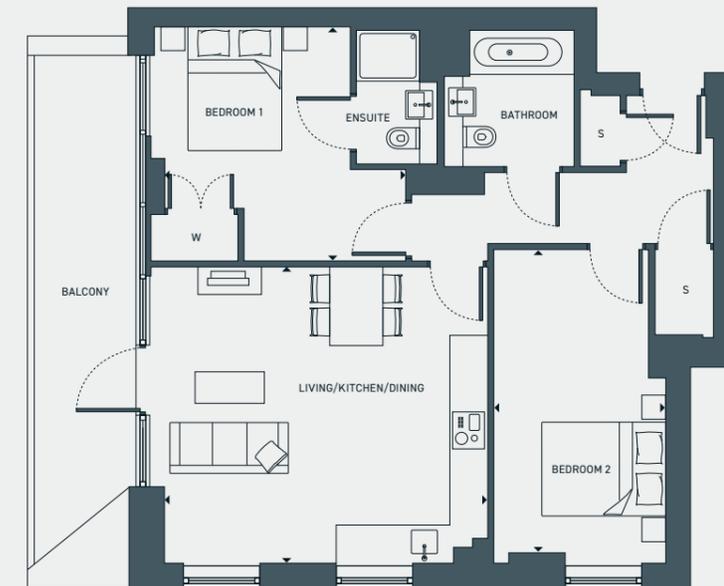
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S STORAGE

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THE WATERLINE APARTMENTS / TYPE 28

TWO BEDROOM APARTMENT

PLOTS: B0707, B0807, B0907



LIVING/KITCHEN/DINING	5.2 M X 4.7 M	17'0" X 15'5"
BEDROOM 1	4.0 M X 3.7 M	13'1" X 12'1"
BEDROOM 2	2.7 M X 4.9 M	8'9" X 16'0"
AREA	69.1 SQ M	744 SQ FT

FLOORS 7 - 9



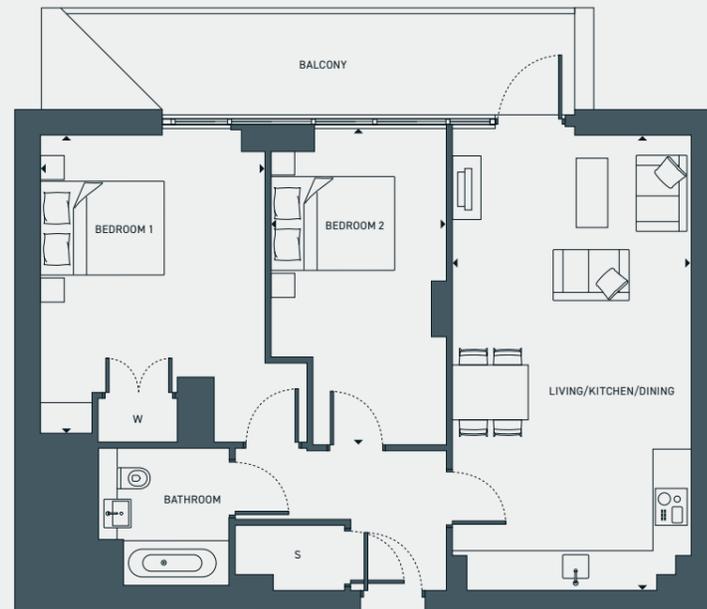
W WARDROBE
S STORAGE

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THE WATERLINE APARTMENTS / TYPE 31

TWO BEDROOM APARTMENT

PLOTS: A1005, A1105, A1205



LIVING/KITCHEN/DINING	3.8 M X 7.1 M	12'5" X 23'3"
BEDROOM 1	3.5 M X 4.7 M	11'5" X 15'5"
BEDROOM 2	2.8 M X 5.0 M	9'2" X 16'4"
AREA	70.8 SQ M	762 SQ FT

FLOORS 10 - 12



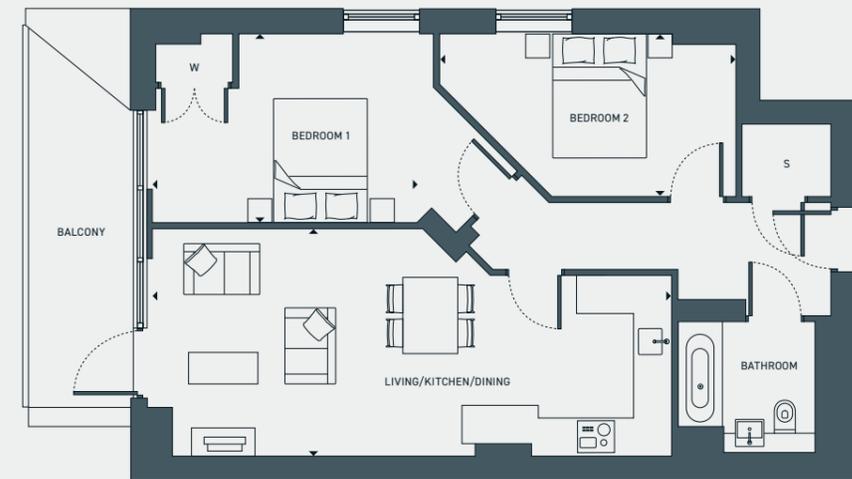
W WARDROBE
S STORAGE

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THE WATERLINE APARTMENTS / TYPE 34

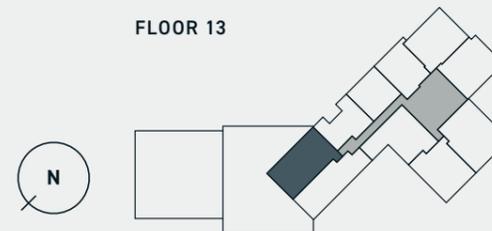
TWO BEDROOM APARTMENT

PLOT: A1308



LIVING/KITCHEN/DINING	8.2 M X 3.6 M	26'9" X 11'8"
BEDROOM 1	4.4 M X 3.0 M	14'4" X 9'8"
BEDROOM 2	4.7 M X 2.6 M	15'4" X 8'5"
AREA	68.3 SQ M	765 SQ FT

FLOOR 13



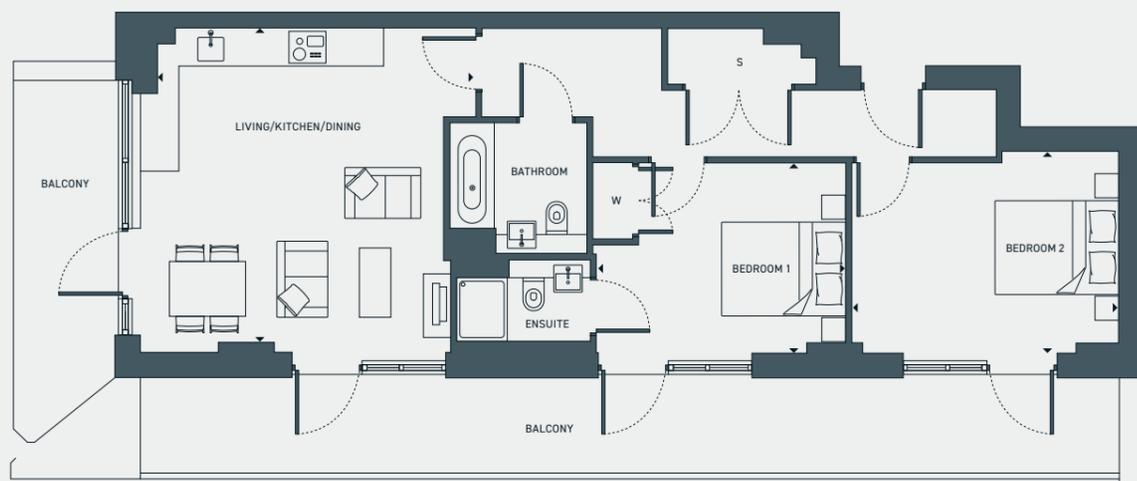
W WARDROBE
S STORAGE

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THE WATERLINE APARTMENTS / TYPE 35

TWO BEDROOM APARTMENT

PLOT: A1307, A1407, A1507



LIVING/KITCHEN/DINING	5.3 M X 5.1 M	17'4" X 16'7"
BEDROOM 1	3.9 M X 2.9 M	12'8" X 9'6"
BEDROOM 2	4.2 M X 3.2 M	13'8" X 10'5"
AREA	71.8 SQ M	773 SQ FT

FLOORS 13 - 15



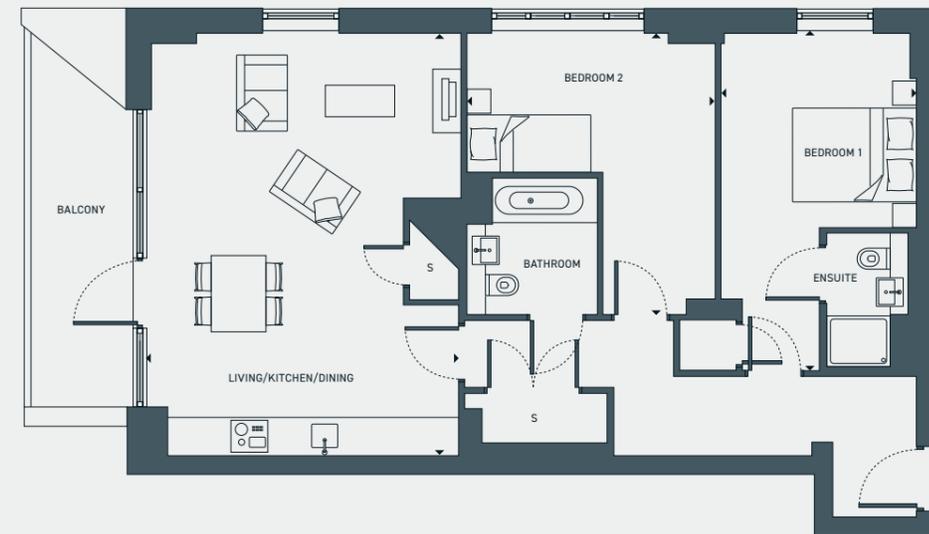
W WARDROBE
S STORAGE

Floorplans shown are for approximate measurements only. Exact layouts and sizes may vary. All measurements may vary within a tolerance of 5%. The dimensions are not intended to be used for carpet sizes, appliance sizes or items of furniture.

THE WATERLINE APARTMENTS / TYPE 36

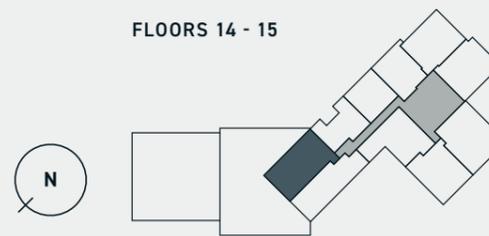
TWO BEDROOM APARTMENT

PLOTS: A1408, A1508



LIVING/KITCHEN/DINING	5.0 M X 6.6 M	16'4" X 21'7"
BEDROOM 1	3.1 M X 5.3 M	10'2" X 17'4"
BEDROOM 2	3.9 M X 4.4 M	12'8" X 14'4"
AREA	81.1 SQ M	873 SQ FT

FLOORS 14 - 15



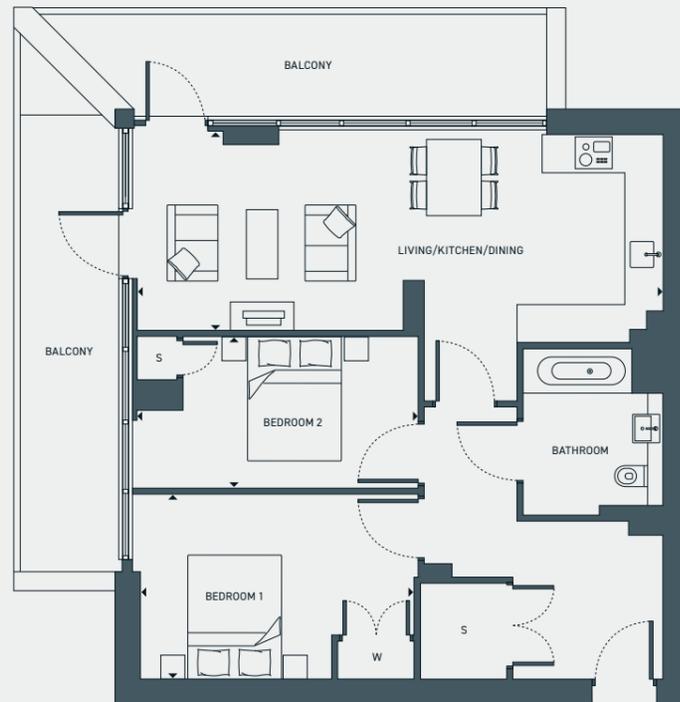
W WARDROBE
S STORAGE

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THE WATERLINE APARTMENTS / TYPE 39

TWO BEDROOM APARTMENT

PLOT: A1707, A1807, A1905, A2005, A2105,
A2205, A2305, A2405



LIVING/KITCHEN/DINING	8.3 M X 3.1 M	27'2" X 10'2"
BEDROOM 1	4.3 M X 2.9 M	14'1" X 9'5"
BEDROOM 2	4.4 M X 2.4 M	14'5" X 7'9"
AREA	70.3 SQ M	757 SQ FT

FLOORS 17 - 24



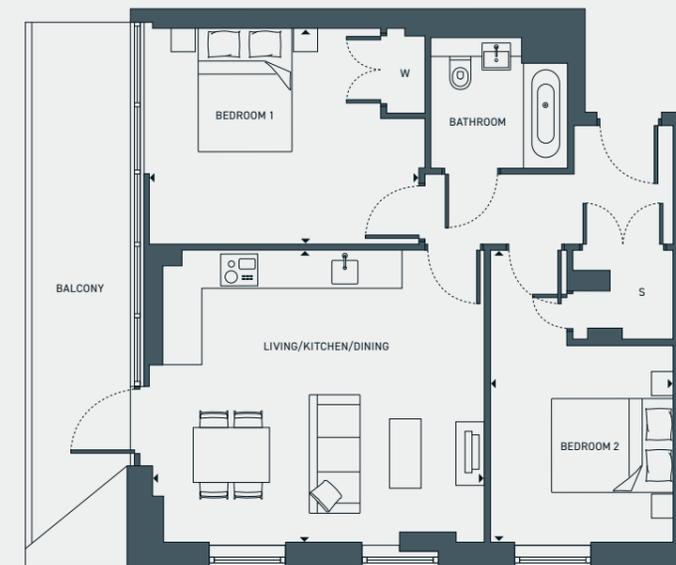
W WARDROBE
S STORAGE

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THE WATERLINE APARTMENTS / TYPE 41

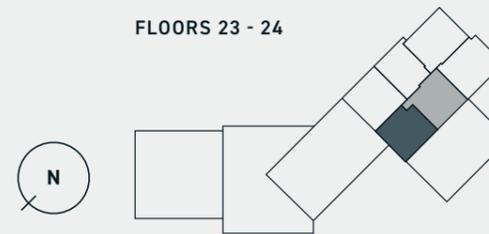
TWO BEDROOM APARTMENT

PLOT: A2304, A2404



LIVING/KITCHEN/DINING	5.2 M X 4.6 M	17'1" X 15'1"
BEDROOM 1	4.3 M X 3.4 M	14'1" X 11'1"
BEDROOM 2	2.9 M X 4.6 M	9'5" X 15'1"
AREA	63.6 SQ M	685 SQ FT

FLOORS 23 - 24



W WARDROBE
S STORAGE

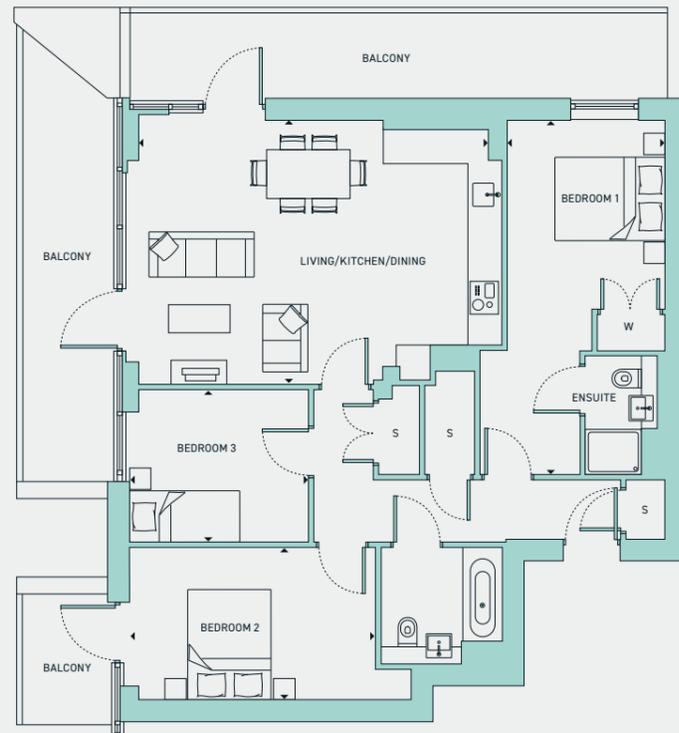
Floorplans shown are for approximate measurements only. Exact layouts and sizes may vary. All measurements may vary within a tolerance of 5%. The dimensions are not intended to be used for carpet sizes, appliance sizes or items of furniture.



THE WATERLINE APARTMENTS / TYPE 01

THREE BEDROOM APARTMENT

PLOT: B0608



LIVING/KITCHEN/DINING	6.4 M X 4.7 M	21'1" X 15'4"
BEDROOM 1	2.8 M X 6.3 M	9'2" X 20'7"
BEDROOM 2	4.3 M X 2.7 M	14'1" X 8'9"
BEDROOM 3	3.2 M X 2.7 M	10'5" X 8'9"
AREA	88 SQ M	947 SQ FT

FLOOR 6



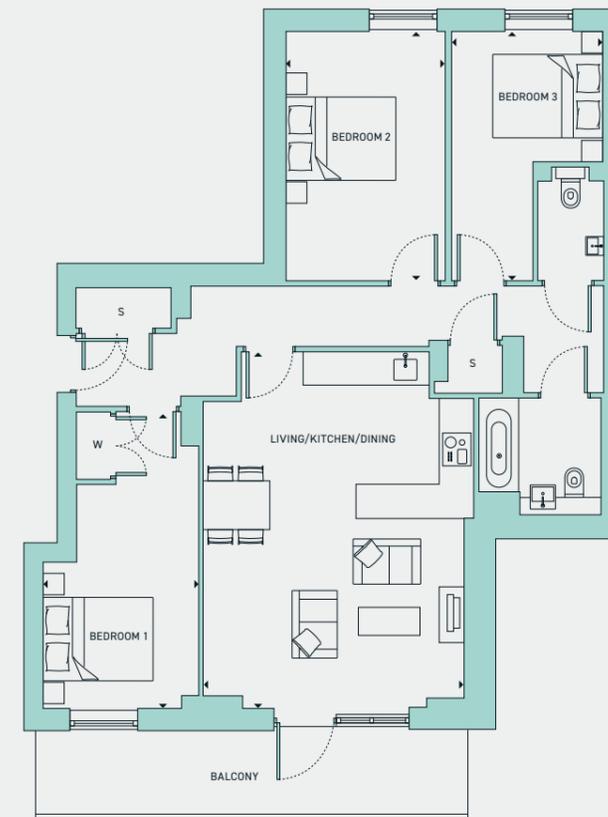
W WARDROBE
S STORAGE

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THE WATERLINE APARTMENTS / TYPE 05

THREE BEDROOM APARTMENT

PLOT: B0603



LIVING/KITCHEN/DINING	4.6 M X 6.3 M	15'0" X 20'7"
BEDROOM 1	2.7 M X 5.2 M	8'9" X 17'1"
BEDROOM 2	2.8 M X 4.4 M	9'2" X 14'4"
BEDROOM 3	2.7 M X 4.4 M	8'9" X 14'4"
AREA	88 SQ M	947 SQ FT

FLOOR 6



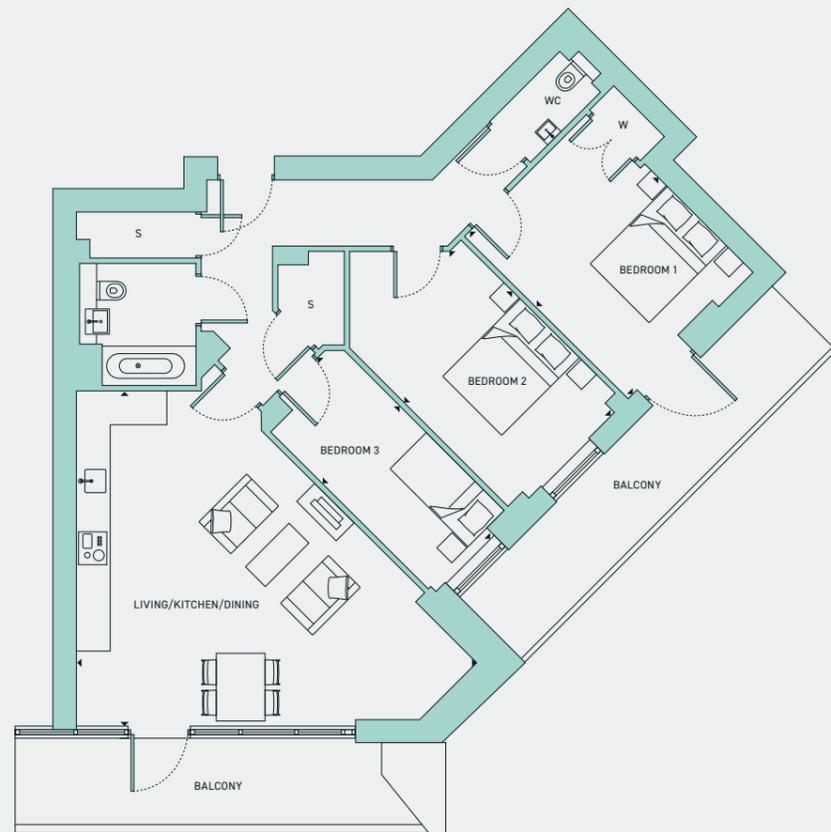
W WARDROBE
S STORAGE

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THE WATERLINE APARTMENTS / TYPE 06

THREE BEDROOM APARTMENT

PLOT: B0604



LIVING/KITCHEN/DINING	7.1 M X 5.8 M	23'3" X 19'0"
BEDROOM 1	3.2 M X 4.1 M	10'5" X 13'5"
BEDROOM 2	2.8 M X 4.1 M	9'2" X 13'4"
BEDROOM 3	1.9 M X 4.4 M	6'2" X 14'5"
AREA	90.3 SQ M	972 SQ FT

FLOOR 6



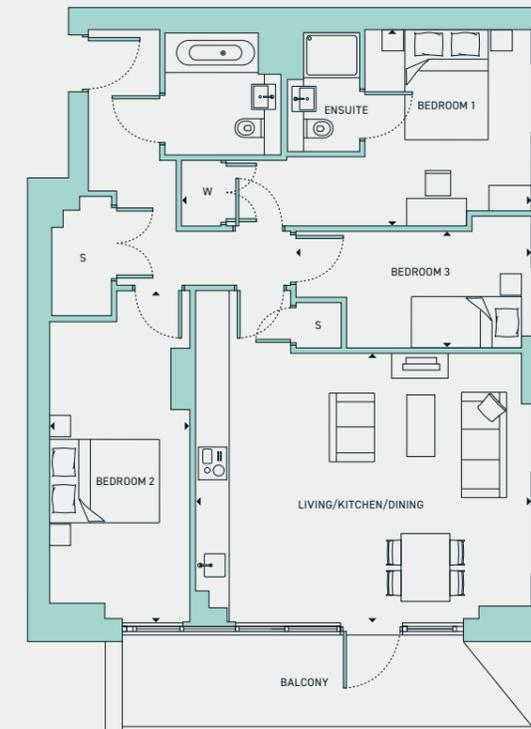
W WARDROBE
S STORAGE

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THE WATERLINE APARTMENTS / TYPE 14

THREE BEDROOM APARTMENT

PLOTS: A0901, A1001, A1101, A1201, A1304, A1404, A1504, A1604, A1704, A1804



LIVING/KITCHEN/DINING	5.9 M X 4.7 M	19'4" X 15'5"
BEDROOM 1	6.2 M X 3.5 M	20'3" X 11'5"
BEDROOM 2	2.5 M X 5.8 M	8'2" X 19'0"
BEDROOM 3	4.2 M X 2.1 M	13'8" X 6'9"
AREA	86.8 SQ M	934 SQ FT

FLOORS 9 - 18



W WARDROBE
S STORAGE

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SPECIFICATION

Kitchen

- Kitchen units in Gloss Dust Grey with glass splashback in Warm Grey Gloss to two bedroom apartments only
- Kitchen units in Gloss Stone Grey with glass splashback in Latte to one and three bedroom apartments only
- Laminated worktop with upstands
- Brushed nickel handles
- 1 ½ Bowl stainless steel sink
- Chrome Monobloc Tap
- Recessed triangular under pelmut lighting
- Built-in Zanussi stainless steel electric single oven, fan assisted, with Zanussi integrated extractor hood
- Built-in electric ceramic Zanussi Hob
- Zanussi Washer Dryer free standing to utility cupboard
- Integrated Zanussi Fridge/Freezer
- Communal Heating (Heat Interface Unit (HIU) in utility cupboard

Living Room

- Amtico Frosted Oak Flooring

Bathroom & Ensuite

- Bath with Chrome Monobloc thermostatic mixer tap to bathroom
- Twyfords moda rimfree back to wall pan, concealed cistern with dual flush
- Single glass shower screen over bath
- Nexus Glacier floor and wall tiling
- Chrome heated towel rail
- Bespoke mirror above basin
- Thermostatic shower set with adjustable rail and bifolding door to ensuite

Bedrooms

- Fitted wardrobes to master bedroom only
- Data/BT and Sky points to living room and bedrooms
- Cool grey twist carpet to all bedrooms

All product photography is from previous Latimer showhomes. Some imagery may include digital enhancement to assist with visualisation throughout the build process or to account for seasonal adjustments. All imagery is indicative only.







SHARED OWNERSHIP

Shared ownership is an excellent way for you to take your first step onto the property ladder and become a homeowner.

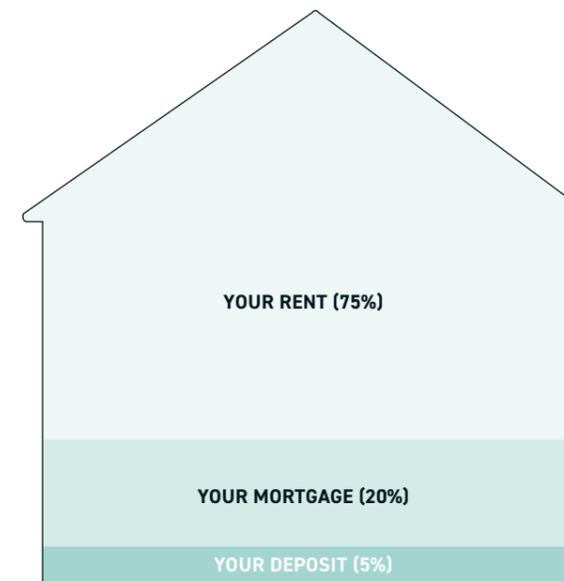
With shared ownership, you buy a share of your home – as much as you can afford – starting from as little as 25%, and rising up to 75% of the property's value. You then pay subsidised rent to Latimer on the remaining share of your home. The scheme is sometimes called part buy, part rent.

The deposit required for a shared ownership mortgage is lower than if you were purchasing a property outright. It is usually 5 – 10% the initial share you are purchasing, rather than on the full value of the property.

You only need a mortgage to cover the price of your share. Once you've moved in, you can if you wish begin to buy more shares in your home until you own it outright. This process is known as staircasing. It is a good idea to start thinking about staircasing even before you buy, so you have a plan for owning more of your property.

There's more information on shared ownership in the step by step guide that you can find on www.latimerhomes.com.

EXAMPLE: PURCHASING 25% OF A PROPERTY VALUED AT £200,000



1 YOUR DEPOSIT

Your 25% share of this property would be worth £50,000, meaning you would need a 5% mortgage deposit of £2,500.

2 YOUR MORTGAGE

A mortgage lender could loan you the remaining £47,500 to make up the full value of your 25% share.

3 YOUR RENT

You will then pay subsidised rent to Latimer on the remaining 75% of the property you don't own.

Am I eligible for shared ownership?

To be eligible for shared ownership you will need to meet certain requirements set by Homes England and the Greater London Authority (GLA). You could be eligible if:

- You are at least 18 years old.
- You cannot afford to buy a home that suits your household's needs on the open market.
- You have savings to cover a mortgage deposit and can obtain a mortgage.
- Your household earns £80,000 or less (£90,000 or less inside London).
- You are a first-time buyer.

If you already own a home and need to move but cannot afford to – or you have equity from a recent sale – please contact us, as there are some circumstances under which you may still be eligible.

In some cases, due to criteria set by local authorities, you may be asked to show a connection to the local area where you're looking to buy. For instance, you might currently live and/or work there.

Maximum incomes and further eligibility requirements may vary for each scheme.

Interested in buying with shared ownership?

Your first step is to visit www.latimerhomes.com to browse all the shared ownership properties in the areas you are interested in.

If you see something you like, register your interest on the website by entering your contact details and a few basic facts to help us assess your eligibility for shared ownership.

We will then put you in touch with an independent mortgage advisor who will assess whether the purchase is affordable for you and take you through all your options.



MAKING A POSITIVE IMPACT

The homes we create at Latimer are homes for life, meaning we deliver more to the communities our homes are part of, and do more to protect the environment they're located in.



Environmental impact

Our projects are future facing, with homes designed and built to keep our residents and the world they live in healthy. From city centres to rural retreats, Latimer developments will always maximise fresh air and green spaces, and protect local wildlife and natural assets.

As an intrinsic part of our efforts to minimise environmental impact, we are targeting net zero carbon compatible by 2025 at all developments.



Economic impact

All developers have a legal obligation to the local community, and the planning process considers every development's potential for bringing prosperity and opportunity as well as the nuts and bolts of the build.

At Latimer however, we deliver more than what is required by law. Latimer developments also benefit communities through job generation, green places, fresh faces and vibrant social spaces. Our economic impact starts when we buy the land, and continues far into the future through our customers and the relationships we build.



Social impact

We create spaces that generate social energy. By this we mean that we design high-quality homes and spaces that help foster a sense of community, building a sense of inclusion, safety and happiness.

Communities are created in the shared spaces, the green spaces, the open doors and the passing places. When you say hello to your neighbour in the gardens or you share a lift to your floor, these are the moments that generate relationships. At Latimer we spend the same time and energy on creating those spaces as we do on the design, layout and production of our homes.



OUR DEVELOPMENTS

Latimer builds homes for both outright sale and shared ownership throughout the nation, from contemporary apartments to family homes, in locations ranging from rural landscapes to thriving towns and iconic city centres.

The Latimer brand is synonymous with high quality design and a commitment to excellence. This encompasses the locations we choose as well as the beautiful craftsmanship and the materials we use. We partner with architects, designers and contractors who share our values.

Once the homes are built and occupied, our customer service and after care continue to uphold our core values of providing happiness and delivering more.

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The Boulevard Blackfriars/London

A boutique collection of new apartments located in the heart of Blackfriars Road, one of London's only true boulevards. An exclusive Zone 1 development, in close proximity to key transport links, and the best of the creative, cultural and social experiences London has to offer, The Boulevard has been designed to reflect and enhance the unique character and iconic heritage of the area.



Noma North Maida Vale/ City of Westminster

This development of 2, 3 and 4 bedroom homes, now sold out, proved to be highly sought after by those seeking sophisticated London living with great connections. Situated between leafy Maida Vale and buzzing Kilburn, Noma delivers high street shopping, artisan eateries and Zone 2 tube connections which speed you to Oxford Circus in just 12 minutes.



Liberty Wharf Alpertion/London

Canalside living is one of the key attractions at this collection of 1, 2 and 3 bedroom apartments in north west London. The location is Alpertion, currently undergoing a major programme of regeneration that capitalises on its excellent road and rail links. At Liberty Wharf, the apartments are set in beautifully landscaped grounds which give direct access to the footpath along the Grand Union Canal.

Computer generated images are indicative only.

A WORD FROM OUR CUSTOMERS



Friendship Turns into Home Ownership at Liberty Wharf

Having met in the staff room at work just one year before they decided to buy a first home together, good friends Emma (25) and Rebecca (30) have recently moved into a spacious two bedroom apartment at Liberty Wharf in Alperton.

Emma explains: "It was just before the start of the first lockdown, we got on instantly and quickly realised that it could be a fantastic opportunity to get onto the property ladder."

Taking matters into their own hands, the two friends, who both work as croupiers in a London casino and were living at home with their families in Kent and Essex, began their search in August 2020.

Rebecca adds: "We had both been saving but didn't have enough for a deposit on our own and did not want to waste money on rent. Here at Liberty Wharf, we pay less than we would if we were renting in London, even with the bills and service charge. Shared ownership was a great option for us as it was proving impossible to do it alone."



GET IN TOUCH



LATIMER
by Clarion Housing Group

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0300 100 0309

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SHARED.OWNERSHIP@MYCLARIONHOUSING.COM

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PLEASE NOTE: viewings are by appointment only,
please speak to our sales team for further information.

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