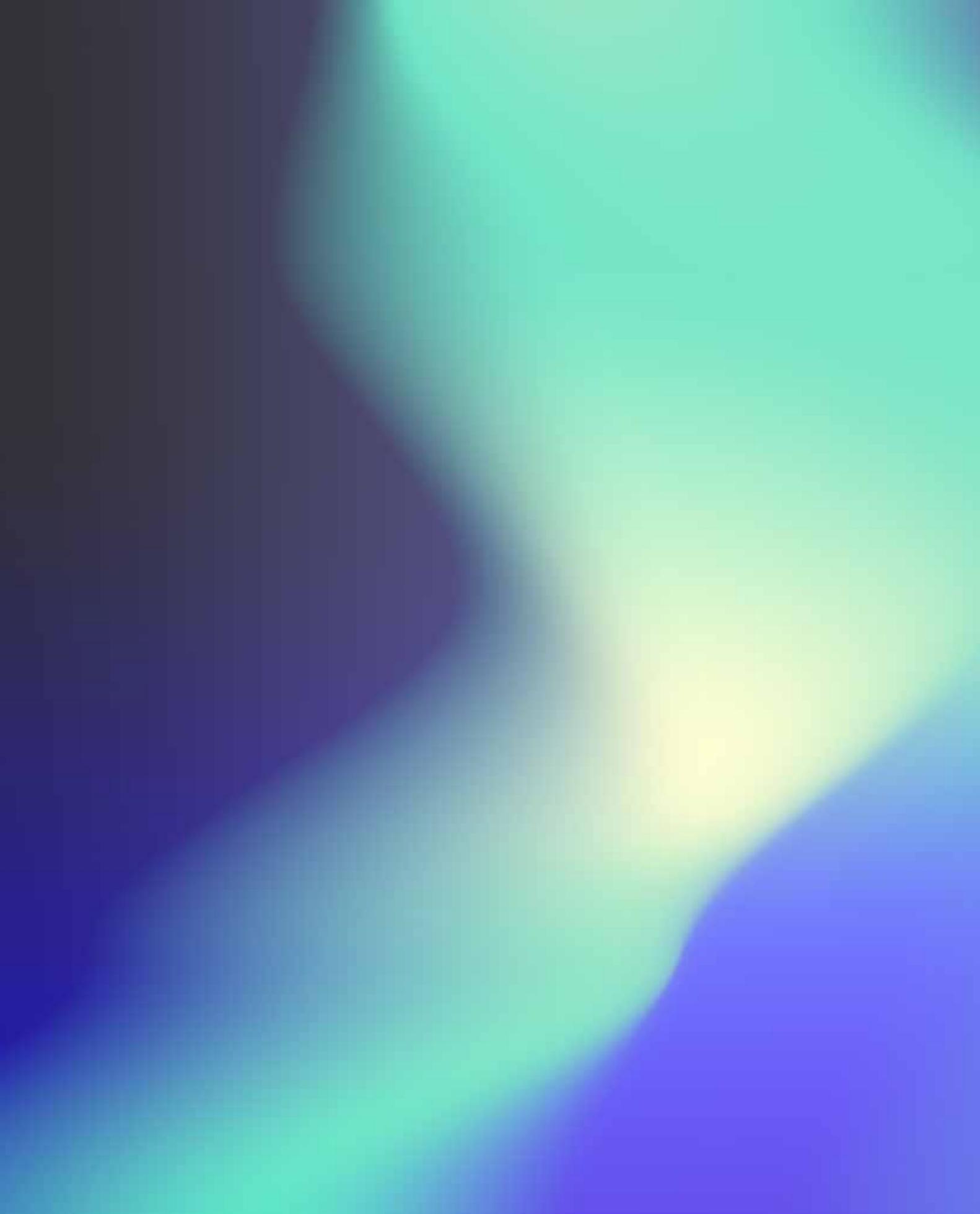


CANARY WHARF

luminesce.

LIFE ILLUMINATED.





CANARY WHARF

luminesce.

LIFE ILLUMINATED.





Exterior view of the building

Computer generated image is indicative only.

LIFE ILLUMINATED.

DISCOVER EXTRAORDINARY SHARED OWNERSHIP HOMES

Living with panoramic views of the River Thames and the City is attainable at Luminesce as Gateway Housing Association release a limited number of extraordinary Shared Ownership apartments in the centre of Canary Wharf.

The one and two bedroom apartments sit in the limited-edition Vetro building, a striking dark brick and glass tower, offering luxury living and hotel opportunities in the former area known as Westferry Quarter, famous for its history of trade and discovery. Live where the Docklands meets London's iconic hub of trade and finance, in a new neighbourhood with a thriving community.

PANORAMIC VIEWS OF THE RIVER THAMES, THE CITY AND BEYOND.

NEW HEIGHTS OF LIVING

The collection of nine Shared Ownership apartments make up part of the exciting Vetro building, a landmark reviving the area. Luminesce offers a selection of one and two bedroom apartments, each with their own private outdoor space offering panoramic views across the city and across the River Thames. A landscaped, podium garden on level 7 provides residents with a place to take in the views in a tranquil environment away from the bustle below, while more active residents will enjoy the private residents' gym and relaxation area, saving them from costly gym memberships.

Up to the contemporary apartments, residents will benefit from open plan living, with lots of natural light from the expansive double glazed windows, perfect for watching the world go by, complemented by a contemporary specification including wooden flooring and sleek fitted kitchens.



Luminesce is delivered by Gateway Housing Association, which has served the East End for nearly 100 years and is proud of the local knowledge it has, the thriving communities it serves and the quality of build each home offers to those looking to own their first home.

Computer generated images are indicative only.



Photography is indicative only.



Photography is indicative only.





Computer generated image is indicative only.

A TALE OF TWO HALVES

The traditional brickwork mixed with shimmering glass is a design nod by architects SimpsonHaugh, to the area in which Luminesce sits, on one hand the edge of the modern business district of Canary Wharf and the other, close to Narrow Street, the oldest part of Limehouse. Residents will be able to mix the old with the new, a heady mix of modern bustle with old maritime charm.

The lively hub minutes away from your home offers extensive shopping, cafes and restaurants creating truly balanced urban-living. Jubilee Place is one of Canary Wharf's four shopping centres with plenty of choice for High Street fashion and beauty. Talking of beauty, why not try Ted's Grooming Room in Cabot Place for a post-lockdown tidy up or Toni&Guy in Canada Place. Celebrity hairdresser, Jon Hala also offers technical cutting and extensions at his new Jubilee Place salon, if you're looking for star-spangled locks.

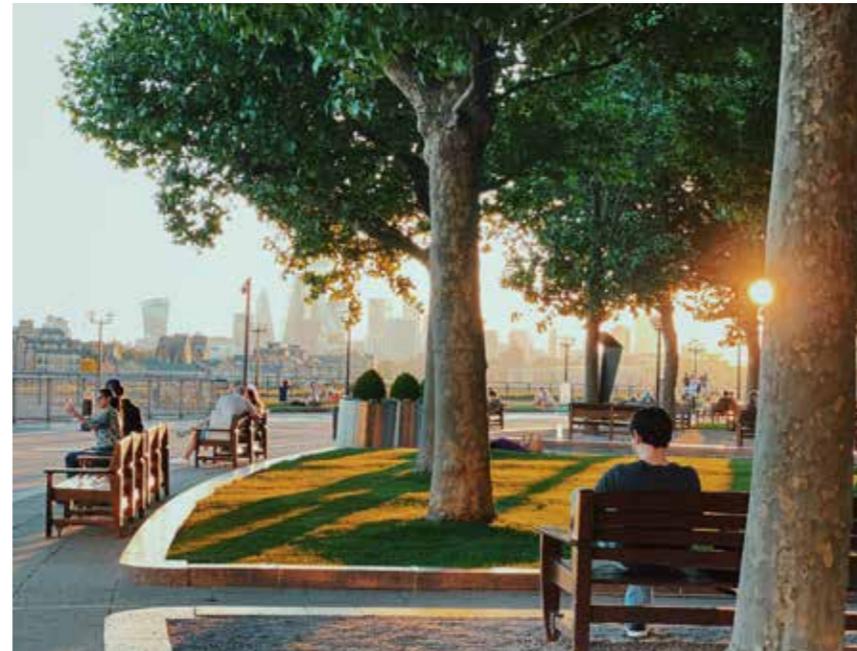
THE LIVELY HUB MINUTES AWAY FROM YOUR HOME

When it comes to eating out, there's an extensive mix of flavours close to Luminesce. For a taste of America why not try the Big Easy barbecue with views on the terrace, some on-the-go Greek gyros at Smashing Plates, crispy Korean-style chicken at Seoul Bird or try a field tray from breakfast through to dinner at Farmer J.

Night owls can sink Havana-inspired cocktails at 1950s-decorated Bar Bolivar, enjoy a game of shuffleboard at Electric Shuffle, a new venture from the team behind Flight Club or grab an after work pint at 640East, a unique bar constructed from two shipping containers in the centre of Montgomery Square.

For those who want something a little different, why not check out Crossrail Place Roof Garden, one of London's largest, for its exotic plants, hidden pathways or a show in the amphitheatre. The gardens are open until 9pm in summer so a great place to watch the sunset and all for free.





CANARY WHARF



ARTISTICALLY ON TREND

Canary Wharf may be best known as London's business district, but a short stroll away from Luminesce is also a place of traditional charm. The cobbled area of Narrow Street is a true attraction for the authentic London experience right along the River Thames, once forming part of the original Chinatown of London. Dotted among the 18-century brick terraces are old warehouses, The Grapes, a 1720 pub famously frequented by Charles Dickens and Samuel Pepys and Gordon Ramsay's restaurant, The Narrow.

The area is also big on culture including one of the biggest public art collections in the UK. Among its parks and courtyards, more than 70 standalone art pieces can be seen from Henry Moore's Draped Seated Women to Giles Penny's Man with Arms Open along an impressive art trail.

AUTHENTIC LONDON EXPERIENCE RIGHT ALONG THE RIVER THAMES



There are plenty of social activities, with a packed calendar of events close to Luminesce from annual ice skating and the London Mural Festival in winter, to Summer Lights, a colourful exhibition celebrating natural light in the midsummer, and the Summer Stage in Canada Square Park for live music while you picnic.

For foodies, try The Lunch Market in Montgomery Square where a mix of street food stalls serve up new dishes from around the world, or for a different type of sport try testing your putting skills at mini golf in Columbus Courtyard, shooting skills at the 3x3 basketball court in Bank Street Park or bat skills with a game of pink pong in Cabot Square where the tables have been designed by artist Kelly Anna, famed for her bold and colourful prints



● Retail

- 1 Jubilee Place
- 2 Canary Wharf Shopping Centre
- 3 Crisp Street Market
- 4 Canada Place - Canary Wharf
- 5 Hackett London Canary Wharf (clothing store)
- 6 Reiss Canary Wharf (clothing store)
- 7 Billingsgate Market
- 8 Oudh Shop (perfume shop)
- 9 Majestic Wine Docklands
- 10 Icon Outlet at The O2

● Cafes & Restaurants

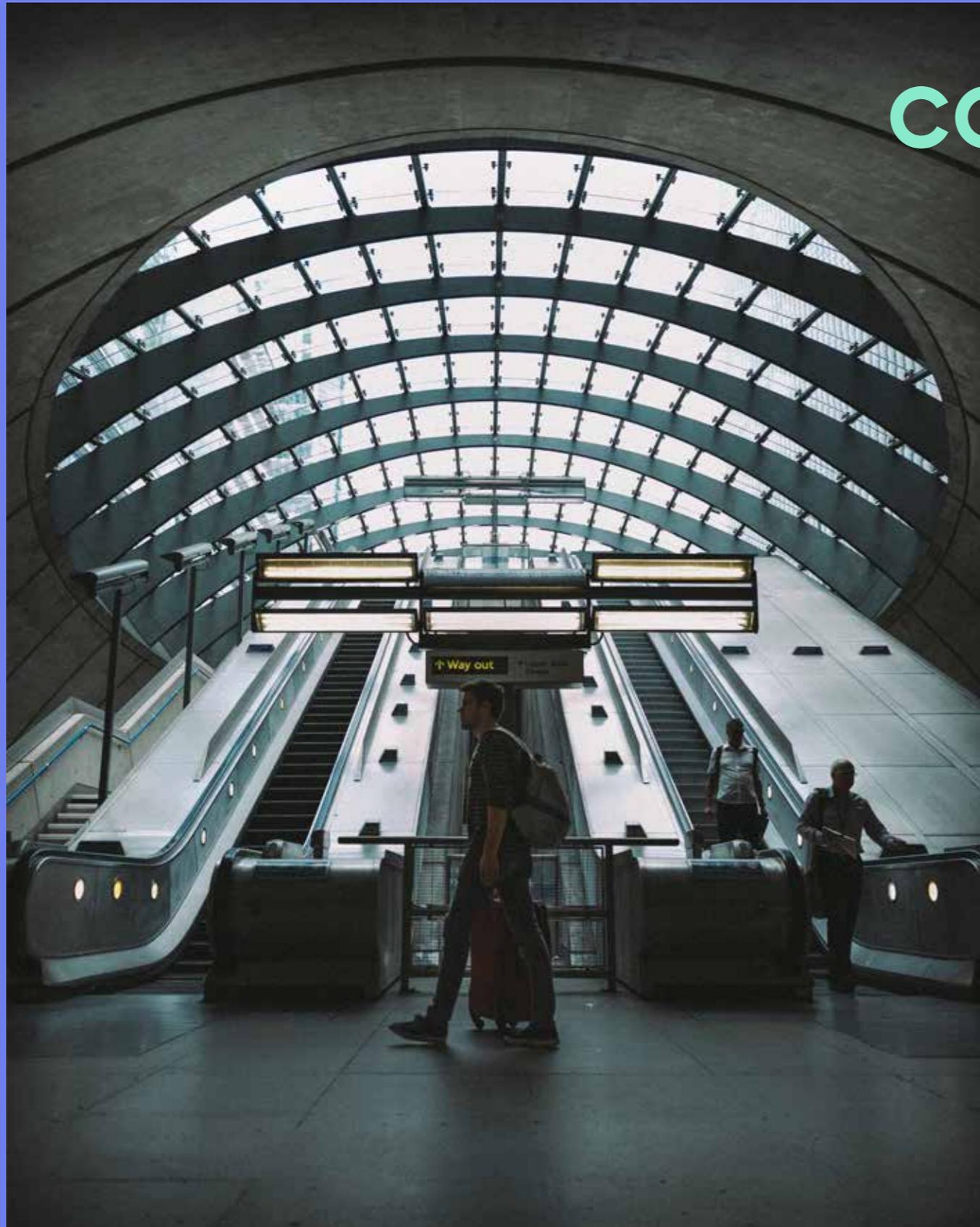
- 1 Big Easy
- 2 The Narrow - Gordon Ramsay
- 3 The Grapes
- 4 The Gun, Docklands
- 5 Capeesh
- 6 Haidilao Hotpot
- 7 Cafe Brera
- 8 The Breakfast Club Canary Wharf
- 9 Notes Coffee Roasters & Bar
- 10 Vesuvio Cafe

● Wellness

- 1 Ted's Grooming Room
- 2 PureGym London Limehouse
- 3 Greenwich Peninsula Golf Range
- 4 London Wellness Centre
- 5 Get a Drip
- 6 Luminis Beauty
- 7 PURE Spa & Beauty
- 8. East River Spa
- 9. Hybrid Fitness
- 10. East London Yoga Collective



Map not to scale.



CONNECTED.

luminesce.



GETTING AROUND

Getting around London is easy from Luminesce with multiple train lines, bus and cycle routes, and access to the riverboat service all on your doorstep. Take the dedicated DLR service moments from your front door into Canary Wharf in as little as two minutes, or a three minute cycle journey.

While there, you can hop on the Jubilee Line for the centre of London or the Elizabeth Line with rapid connections to further afield including Heathrow Airport in 40 minutes.

Liverpool Street Station is only a 6 minutes train ride away towards the north of London or the Isle of Dogs to the south. For a slower pace, why not take the Thames Clipper with links to the Tower of London, Westminster and beyond.

Distances and travel times are approximate only and correct at time of print. Journey times taken from Google Maps and TfL.gov.uk.

ONE BEDROOM APARTMENT

APARTMENTS
2.01, 3.01



ONE BEDROOM APARTMENT

APARTMENT
4.01



Reception Room & Kitchen	8.53 x 3.18 m	28' x 10'5"
Bedroom 1	5.96 x 2.81 m	19'7" x 9'3"
TOTAL AREA	61.46 sq m	662 sq ft

W - Wardrobe | C - Cupboard



2ND -3RD FLOOR (2ND FLOOR ILLUSTRATED)

Floorplans are not to scale and are indicative only. Location of windows, doors, bathroom fittings, kitchen units and appliances may differ. Dimensions given are approximate and should not be used to order carpets or furniture. Balcony and locations may differ from those illustrated. Please refer to floor level plans for details of each plot.

Reception Room & Kitchen	8.5 x 5.31 m	27'10" x 17'5"
Bedroom 1	5.03 x 2.81 m	16'6" x 9'3"
TOTAL AREA	61.46 sq m	662 sq ft

W - Wardrobe | C - Cupboard



4TH FLOOR

Floorplans are not to scale and are indicative only. Location of windows, doors, bathroom fittings, kitchen units and appliances may differ. Dimensions given are approximate and should not be used to order carpets or furniture. Balcony and locations may differ from those illustrated. Please refer to floor level plans for details of each plot.

ONE BEDROOM APARTMENT

APARTMENTS
2.05, 3.05, 4.05



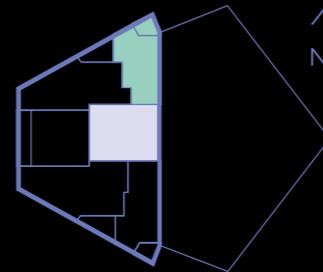
TWO BEDROOM APARTMENT

APARTMENT
4.03



Reception Room & Kitchen	8.75 x 3.21 m	28'8" x 10'6"
Bedroom 1	5.09 x 2.78 m	16'8" x 9'1"
TOTAL AREA	52.4 sq m	564 sq ft

W - Wardrobe | C - Cupboard

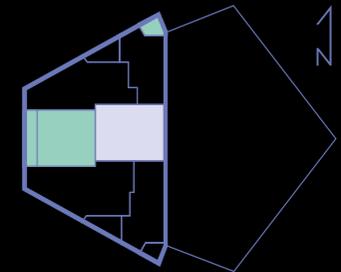


2ND - 4TH FLOOR (2ND FLOOR ILLUSTRATED)

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Reception Room & Kitchen	8.07 x 3.78 m	26'6" x 12'5"
Bedroom 1	4.5 x 2.94 m	14'9" x 9'8"
Bedroom 2	4.5 x 2.15 m	14'9" x 7'1"
TOTAL AREA	63.85 sq m	687 sq ft

W - Wardrobe | C - Cupboard



4TH FLOOR

Floorplans are not to scale and are indicative only. Location of windows, doors, bathroom fittings, kitchen units and appliances may differ. Dimensions given are approximate and should not be used to order carpets or furniture. Balcony and locations may differ from those illustrated. Please refer to floor level plans for details of each plot.

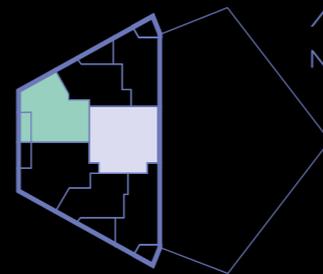
TWO BEDROOM APARTMENT

APARTMENT
5.04



Reception Room & Kitchen	8.11 x 3.52 m	26'7" x 11'6"
Bedroom 1	4.66 x 3.79 m	15'4" x 12'5"
Bedroom 2	3.97 x 2.83 m	13' x 9'3"
TOTAL AREA	65.21 sq m	702 sq ft

C - Cupboard



5TH FLOOR

Floorplans are not to scale and are indicative only. Location of windows, doors, bathroom fittings, kitchen units and appliances may differ. Dimensions given are approximate and should not be used to order carpets or furniture. Balcony and locations may differ from those illustrated. Please refer to floor level plans for details of each plot.

ABOUT SHARED OWNERSHIP



Shared ownership is a government-backed scheme for people who are unable to afford to buy a home at full market value and has helped many first time buyers get onto the property ladder.

It's a part buy/part rent scheme where you buy a share in the property and pay rent on the share you don't own. The home can either be a new build or an existing shared ownership home that you're looking to purchase through the resale programme from Gateway or any other housing association. You initially purchase between 25% and 75% of the property's value and pay a subsidised rent on the remaining share that you don't own. You can purchase more shares at a later date, through a process called Staircasing which will reduce the amount of rent you pay.

When you buy a shared ownership home you become a leaseholder and Gateway Housing is your landlord.

Your lease is a legal document that proves you own part of your home and you have the same rights and responsibilities as a full owner-occupier. You take out a mortgage for a share of the home's purchase price and then pay a subsidised rent on the share you don't buy. Typically there will also be a monthly service charge payable.

If you decide to buy the remaining shares of your home, you will then own outright. If your property is a house, you may be able to purchase your freehold. If so, your solicitor will arrange for the freehold to be transferred to you like any other house owner. If you own an apartment,

you'll remain a leaseholder like any other apartment owner. This is because your home is in a block of apartments and your lease sets out responsibilities for use and maintenance of all shared areas.

If you become a full owner of an apartment you will still be responsible for the ground rent and service charge, which includes the buildings insurance.

If you become a full owner of a house you may still be required to pay an estate charge if you are living in a development with shared maintenance areas. You will also need to arrange your own buildings insurance, as this will not be covered by the service charge.



ABOUT GATEWAY

GATEWAY HOUSING HAS BEEN SUPPORTING COMMUNITIES TO THRIVE SINCE 1926.

Gateway Housing Association is an ambitious housing association with 3,000 homes in the heart of London's East End.

We operate mostly in the London Borough of Tower Hamlets but we have some properties in Hackney and Newham.

These are made up of social rented homes, shared ownership homes and sheltered housing.

Our focus is on 'supporting communities to thrive'. That's why we invest so much in community projects for our resident groups and young people each year, making us so much more than a landlord.

