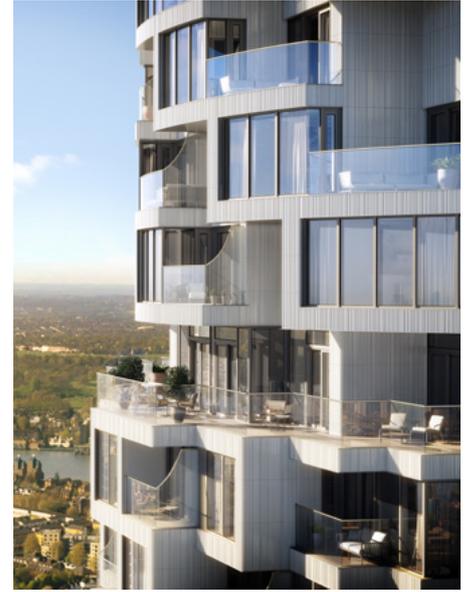


# One Park Drive Fact Sheet | Dec 2019

canarywharf.com/residential



One Park Drive, Canary Wharf – Herzog & de Meuron's first residential building in the UK\*



One Park Drive, Cluster and Bay apartments with Greenwich to the South\*

## Introduction

- **One Park Drive**, by Herzog & de Meuron, is Canary Wharf Group's second residential building to be developed on the Estate, and is estimated for completion during the final quarter of 2020.
- The building will have 58-storeys and 483 apartments and is located in the heart of Wood Wharf, Canary Wharf's new residential district. Since the apartments were launched on 4th May 2017, over 60% of the development has been sold (302 apartments sold as of July 2018).
- The building is Herzog & de Meuron's first residential project in the UK and will become one of the tallest residential towers in the capital, located on the edge of South Dock.
- The development will include state of the art amenities designed by GA Design. The reception, concierge, lounge, library and cinema are located on the ground floor. The first floor houses the exclusive health club including a 20-metre pool, gym, studio space and spa with stunning views of the surrounding parks, gardens and water.

## Developer Overview

- Canary Wharf Group made its mark on the London property market when it purchased 97 acres of derelict Docklands in 1987 and transformed it into globally sought-after office and commercial space.
- Over the last 10 years the Group has constructed more office space in London than any other developer.
- Outside of the Canary Wharf estate, the Group is also known for developing 20 Fenchurch Street (the Walkie Talkie building) and its involvement in the redevelopment of the Shell Centre and its surrounding residences at Southbank Place.
- The Group employs over 1,300 people and is headed up by Executive Chairman, Sir George Iacobescu CBE.

## Canary Wharf's new district, Wood Wharf

- Canary Wharf's new district, Wood Wharf, will provide up to 3,600 new homes, 2m sq ft of office space, 350,000 sq ft of retail space and over nine acres of public spaces, squares and parks. There will also be a GP surgery and a two-form primary school for 420 children.
- Visitors and residents already benefit from five shopping malls, over 200

diverse and culturally inspiring events per year, the UK's largest collection of public art with over 70 installations across the Estate and over 300 shops, cafes, bars and restaurants.

- The new district, Wood Wharf is well connected with the Jubilee Underground line, two Docklands Light Railway stations, buses and a Thames River Bus Pier.
- Once the Elizabeth Line opens in 2021, Paddington will be 17 minutes away and Liverpool Street only 6 minutes away. There will also be a 39 minute link to Heathrow airport.

## Architecture

- One Park Drive will become a real East London landmark and notable presence on the London skyline with its striking cylindrical design. Designed by globally-renowned architects, Herzog and de Meuron.
- One Park Drive has been designed to both integrate and stand out from its surroundings. The design takes advantage of the prominent waterfront location while at the same time, providing a circular contrast to its square neighbours.
- Meticulous attention has been paid to the design of this 58-storey building, ranging from cleverly concise studios to spacious four-bedroom penthouses.

\*Computer generated image is indicative only



Loft and Cluster sweeping terraces\*



Sky Loft terrace\*

### Apartments

- The building offers three typologies of apartments; 60 Loft apartments on levels 02-09, 264 Cluster apartments on levels 10-32 and 156 Bay apartments on levels 33-57, each with its own individual specification and unique style.
- Each apartment has a balcony and will offer generous views over the surrounding docklands and across London. The layout of the building has been planned with privacy in mind, ensuring that no apartment is overlooked by a neighbouring property.
- Interiors have been designed by Bowler James Brindley (Loft) and Goddard Littlefair (Cluster and Bay). The interiors focus on the use of natural materials and tactile finishes.
- The lower floors of the building comprise the Loft apartments which have wraparound terraces and strong connection to green spaces and the waterfront.
- The Cluster forms the main part of the building and offers apartments with great variation suitable for different buyers.
- The upper floors contain the Bay apartments which have double-height terraces set back into the building, maximizing light and vista opportunities across London.
- Just three Sky Loft apartments were also released for sale in April 2018, located on level 32 where the Cluster and Bay typologies meet, offering 1,300sq ft of wraparound terraces.

### Amenities

The extensive facilities available for purchasers will include:

- Entrance lobby with concierge and reception
- Lounge
- Library
- Cinema and anteroom
- Post room
- Health and fitness facility within the building to include:
  - 20-metre swimming pool
  - Experience pool
  - Steam room
  - Sauna
  - Fully equipped gym
  - Studio space and weights room
  - Male and Female changing and showering facilities

### One Park Drive Timeline

#### 4th May 2017

Apartments launched for sale to the market

#### June 2017

Construction work on the site began

#### 9th April 2018

Sky Lofts released for sale, only three available

#### June 2019

Topping out expected for the building

#### Q4 2020

Completion of the construction expected and first residents to move in



Sky Loft apartment, living and dining area\*



Sky Loft apartment, master bedroom\*

\*Computer generated image is indicative only