



SO

Stepney E1

So Stepney, a collection of modern
1, 2 and 3 bedroom apartments in
a commanding city location.
So funky, so cool, so located...

So you

Stratford City

IN 8 MINUTES

The City

IN 13 MINUTES



Canary Wharf

IN 20 MINUTES

Paris

IN 2 HOURS



So
Stepney E1

A unique quarter of East London.
A location just two miles from
Canary Wharf. Apartments
simply streets ahead in style.



Computer generated images.

So

Stepney Et

So contemporary



An archipelago of stylish urban apartment living – So Stepney is different from the crowd. Flowing space, uncompromising finish, with a choice of one and two bedroom apartments - and that rarely found home in the capital, the three bedroom apartment. Whether you opt for lateral living or the two-storey duplex apartment, you will find space that is beautifully easy to relax in, from living areas and bedrooms to clean-lined kitchens with

integrated appliances and refreshingly well-appointed bathrooms and master ensembles. A generous number of power and telephone points, quality of finish and the flexibility of layout choice define So Stepney. There is secure parking available for some apartments, many of which come with stunning views of the City skyline.

S

STEPNEY GREEN

connected

Superb transport links connect you to the City – and to international destinations. Stepney Green's District Line services run direct through Westminster, Sloane Square, South Kensington and London Victoria with the Gatwick Express. Stratford links to Ebbsfleet International – and Eurostar services

to Paris and Brussels – in just ten minutes. Stepney is also superbly placed for major road routes A13 and A11 heading into and out of the capital, with London City Airport under six miles, London Stansted 33 miles, (53 minutes) - Heathrow 25 miles, (1hr 2), and Gatwick 33 miles, (1hr 10.)

Superb transport links connect you to the City



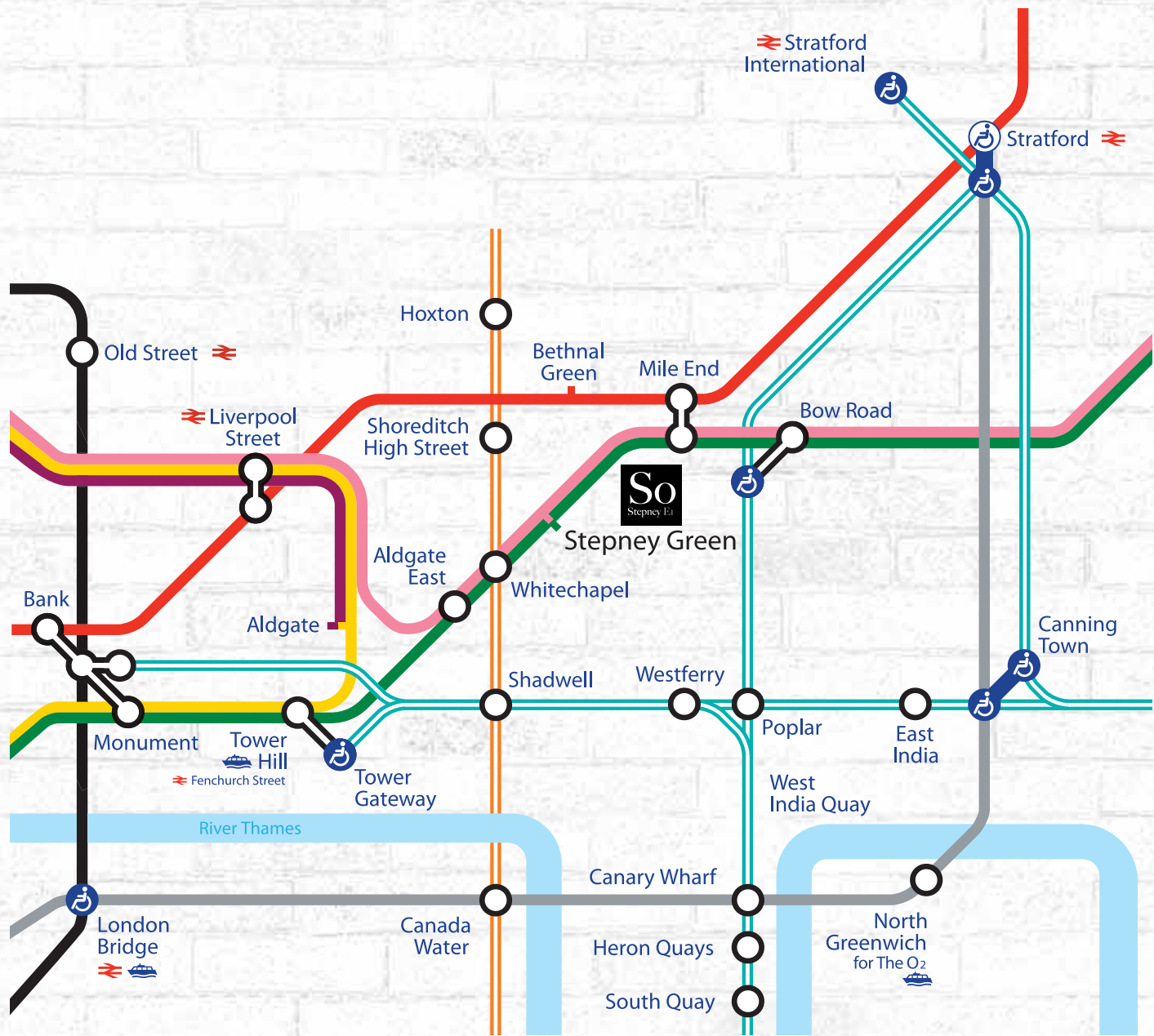
Underground

London Underground carries more than one million passengers a year, with around 3.5 million journeys made each day across 11 lines serving 270 stations.



DLR

The Docklands Light Railway carries more than 80 million passengers a year. It is one of the first light rail systems in Britain with one of the Worlds' most advanced automatic train control systems.



– and to international destinations.



National Rail

With Liverpool Street Station just 8 minutes away providing train services to East Anglia and Kings Cross in 34 minutes providing services to the North East, So Stepney has easy access to the National Rail Network.



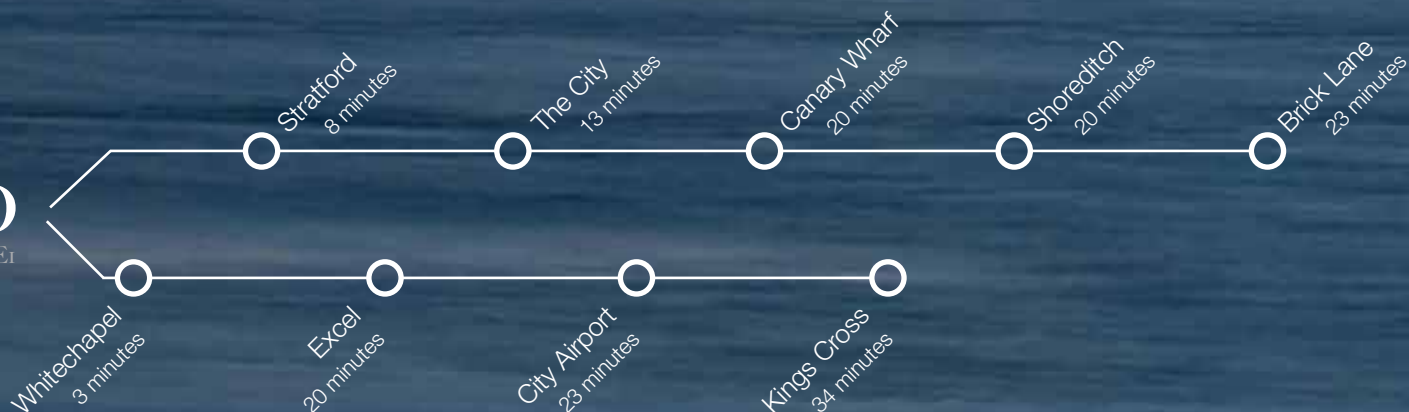
Airports

London City Airport is ideally located in East London just 23 minutes from Stepney Green and other flights to over 40 European destinations, as well as JFK Airport in New York.

So accessible

On the doorstep of London's financial district.

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Business & Finance

- Canary Wharf **1.8 miles**
- The Gherkin **2.2 miles**
- Bank of England **2.4 miles**
- London Stock Exchange **3 miles**
- The Shard **3.2 miles**



Schools & Universities

- University of London Queen Mary Mile End campus **0.1 miles**
- London Metropolitan University **1.5 miles**
- University of East London, Stratford Campus **3 miles**
- City University **3.5 miles**
- University of Greenwich **4.5 miles**



With the City and Square Mile on the horizon and the business and financial epicentre of Canary Wharf a mere two miles away, So Stepney makes commuting so easy. Liverpool Street and Bank are just minutes away on the Central Line from Mile End station, with Moorgate on the Hammersmith and City Line from

Stepney Green. But So Stepney is not just superbly placed for working life. Its direct links put the capital's wealth of renowned universities, colleges and educational institutions within very accessible reach – and the capital's unrivalled options for out-of-hours relaxation.

So surprising

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Imagine a place where the church bells pealing recall the old English rhyme Oranges and Lemons, and where history has crafted a unique neighbourhood. Handsome Georgian architecture, a Conservation Area - Stepney Green - with its blue granite cobbled lane, the only one in south-east England, and grand Queen Anne houses, former synagogues and Grade I Listed almshouses, Victorian terraces, and quintessential London squares. 21st Century Stepney weaves its landscape out of the distant past, post-1945 years, and the here and now. An urban farm brings a slice of rural life with its cows, sheep, ducks and chickens, a gallery highlights new works and projects from cutting-edge artists. From some of its vantage points you can look towards 30 St Mary's Axe - the Gherkin - in a quarter of East London looking towards the future.



*"Oranges and lemons" say the bells of St. Clement's
 "You owe me five farthings" say the bells of St. Martin's
 "When will you pay me?" say the bells of Old Bailey
 "When I grow rich" say the bells of Shoreditch
 "When will that be?" say the bells of Stepney
 "I do not know" say the great bells of Bow
 "Here comes a candle to light you to bed
 Here comes a chopper to chop off your head
 Chip chop chip chop - the last man's dead."*

So world-class



It is no surprise that London is one of the world's most highly-rated global capitals with a lifestyle whose sheer energy, vibrancy and scale few can match. Oxford Street and Regent Street, the King's Road, Knightsbridge and Kensington High Street are diverse and inviting. Entertainment in the West End across Shaftsbury Avenue, Piccadilly and Leicester Square, and over at the cultural hub of the South Bank – home to iconic National Theatre, National Film Theatre and Royal Festival Hall - is world-class. Step back in time at the Globe to watch performances just as London residents did in Shakespeare's time or catch the most cutting-edge contemporary dance. Classical concerts, chamber music in candlelit churches, world-class opera and rock musicals, art galleries from the National to Tate Britain and Modern - this is one of the world's most exciting cities.





So delectable



East London has long been where diverse cooking traditions meet – so expect to find Lebanese and Middle-Eastern to Thai and Fusion Asian all close to home. A short stroll to Brick Lane will provide an array of dining experiences from The Brickhouse 1930's style supperclubs to Cinnamon, reputed to serve the best Indian food in Brick Lane. Shoreditch High Street offers relaxed lunchtime dining from Apostrophe's 'Coffee Boutique' to Cargo's 'Street Food Cafe'. Spitalfields Market is considered as one of East London's top spots for eating out, with a great choice of restaurants from fine dining to family friendly eateries and cafés. Over at Canary Wharf you will find restaurants that offer dining from informal to sophisticated – but always highly stylish, where the Canary Wharf branch may be one of very few globally. From coffee spots and New York style breakfast-on-the-go through dinner and late-night

relaxing venues, good food is sometimes accompanied by live music with the best in jazz, blues and soul or a Cuban legend – in restaurants and bars short-listed for London Lifestyle and Bar Awards. Wood Wharf's Lunch Market is the place to find over thirty stalls offering delicious authentic global cuisine, or dine on roof-top terrace bars serving tequila cocktails along with views of the city. And with a Waitrose, M&S Food, Tesco Metro, Nicolas wines, chocolatiers, and French patisseries local residents really are spoilt for choice.



So
Stepney E1

SO cosmopolitan



300 shops
70 places to eat
17 screen cinema
2 stops from Stepney

East London has seen the arrival of one of Europe's newest and most exciting shopping destinations, Stratford Westfield City. With over 300 shops that range from flagship stores like John Lewis to the chicest, newest fashion chains – all in a destination designed to make the most of your shopping experience. Canary Wharf has developed into a unique shopping hub, with around 240 stores and a wealth of names that are inspirational and aspirational, fashion-forward and those with centuries of brand heritage – from Aspinall of London, Bang and Olufsen and Church's to Hobbs and Jo Malone, Links and LK Bennett, TM Lewin and Reiss.



Westfield



A scenic view of a canal in London. In the foreground, a small bridge with white railings spans across the water. Several ducks are swimming in the canal. The background features lush green trees and a prominent modern skyscraper with a glass facade and a pyramid-shaped top. The sky is blue with some clouds. A dark grey rectangular box is overlaid on the right side of the image, containing the text 'So Stepney Et' in white serif font.

So
Stepney Et

energising



In the capital green space is at a premium, and at So Stepney you will find greenery on the doorstep such as Shandy Park, with Stepney Green Park minutes' walk away. Mile End Park with its terraced Garden, a calm oasis, its Garden of the Senses the place to sit and reflect or simply sit with a coffee. The Mile End Park glass-fronted Art Pavilion overlooking pools of water is the place for art exhibitions, poetry readings and workshops. The park is also home to a Leisure Centre with a swimming pool, studios, sports from tennis to badminton, and spa, based in a building of award-winning design.

The views of Canary Wharf's soaring towers from the bridge over the park's trees is stunning. Be inspired by the panoramic waterside views over at Canary Riverside's Virgin Active health club for toning up and winding down in luxurious spas, swimming pools and studios. The Olympic venues are world-class – take in the vibrant new East London skyline from a lesser known perspective, by bike on the Regent's Canal cycle route.



Invest in the Future

- Capital growth
- Rental yields up to 7.5%
- Strong tenant demand
- Excellent transport link
- High build quality and superb specification
- Bellway 2 year customer care
- 10 year **NHBC** warranty

About Express Mover



To make the whole process of selling and buying easier, Bellway has put together a range of services. Express Mover is the solution if you want to buy a Bellway home but haven't sold your own house.

The Advantages:

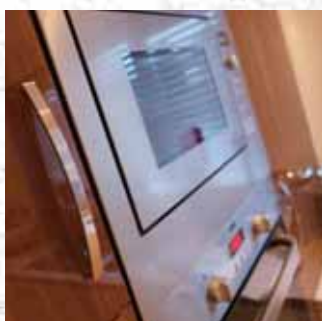
- A recommended local agent will be used to market your present home
- You agree the selling price on your present home
- The Estate Agent works harder making your present home a higher priority to sell
- Details of your present home will also be marketed in our sales offices
- Bellway will do all the chasing with the Estate Agent to secure a sale for you
- You get a market price for your present home
- You can trade 'up', 'down' or 'sideways'
- Properties outside our region can be registered on the scheme
- Most importantly - it's free of charge! Bellway pay your Estate Agent fees
- Prospective buyers are properly qualified before being given an appointment to view your present home

Personalise your home with Bespoke additions

A unique package offering you the freedom to create your perfect dream home before you move in.

Our range of options help you to decide whether you want to upgrade the quality fittings we offer as standard or even choose to include additional items so that you can make your new home as individual as you are.

And, most importantly of all, because we recognise that you want to move in to the perfect home from day one, we will ensure that all your chosen features are expertly fitted and finished by the time you move in.



Choose from our range of Bespoke Additions options covering the following areas:

Our range of options help you to decide whether you want to upgrade the quality fittings we offer as standard or even choose to include additional items so that you can make your new home as individual as you are.

And, most importantly of all, because we recognise that you want to move in to the perfect home from day one, we will ensure that all your chosen features are expertly fitted and finished by the time you move in.

Kitchens:

- Granite worktops
- Integrated or freestanding washer/dryer
- Ceramic hob
- Fridge/freezer
- Washing machine
- Dishwasher

Flooring:

- Choose from carpets, vinyl or ceramic

Tiling:

- Full and half height tiling
- Comprehensive upgrade options

Electrical:

- Additional sockets
- Additional switches
- Chrome sockets
- Chrome switches
- Shaver socket and light
- Dimmer switches
- Light fittings
- BT and TV points

Plumbing:

- Water filter tap

Security:

- Intruder alarms
- Security lights

Miscellaneous:

- Wardrobes
- Furniture package
- Curtain package
- Bathroom and en suite accessories
- Full height mirror over bath



A reputation you can rely on

When it comes to buying your new home it is reassuring to know that you are dealing with one of the most successful companies in the country, with a reputation built on designing and creating fine houses and apartments nationwide backed up with one of the industry's best after-care services.

In 1946 John and Russell Bell, newly demobbed, joined their father John T. Bell in a small family owned housebuilding business in Newcastle upon Tyne. From the very beginning John T. Bell & Sons, as the new company was called, were determined to break the mould. In the early 1950s Kenneth Bell joined his brothers in the company and new approaches to design layout and finishes were developed. In 1963 John T. Bell & Sons became part of the public corporate scene and the name Bellway evolved.

Today Bellway is one of Britain's largest house building companies and is continuing to grow throughout the country. Since its formation, Bellway has built and sold over 100,000 homes catering for first time buyers to more seasoned home buyers and their families. The Group's rapid growth has turned Bellway into a multi-million pound company, employing over 2,000 people directly and many more sub-contractors. From its original base in Newcastle upon Tyne the Group has expanded in to all regions of the country and is now poised for further growth.

Our homes are designed, built and marketed by local teams operating from regional offices managed and staffed by local people. This allows the company to stay close to its customers and take key decisions about design, build, materials, planning and marketing in response to local and not national demands. A simple point, but one which we believe distinguishes Bellway.

**Over 60 years of great homes
and great service**



How to find us



So
Stepney Estate

Ben Johnson Road, Stepney Estate 4QH

So

Stepney E1

Ben Johnson Road, Stepney E1 4QH

Bellway Homes Ltd, (Thames Gateway Division)
Osprey House, Crayfields Business Park, New Mill Road, Orpington, Kent BR5 3QJ
Telephone 01689 886 400 Fax 01689 886 410

www.bellway.co.uk

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Bellway