



QUEENSLAND  
TERRACE

ISLINGTON



**A great London location.** Close to the Emirates Stadium in Islington, Queensland Terrace occupies a prime position in zone 2, with many of London's most famous sights and attractions close by. It's within easy reach of the City, Canary Wharf, east London and the West End, and just minutes from the shops and restaurants of Upper Street.





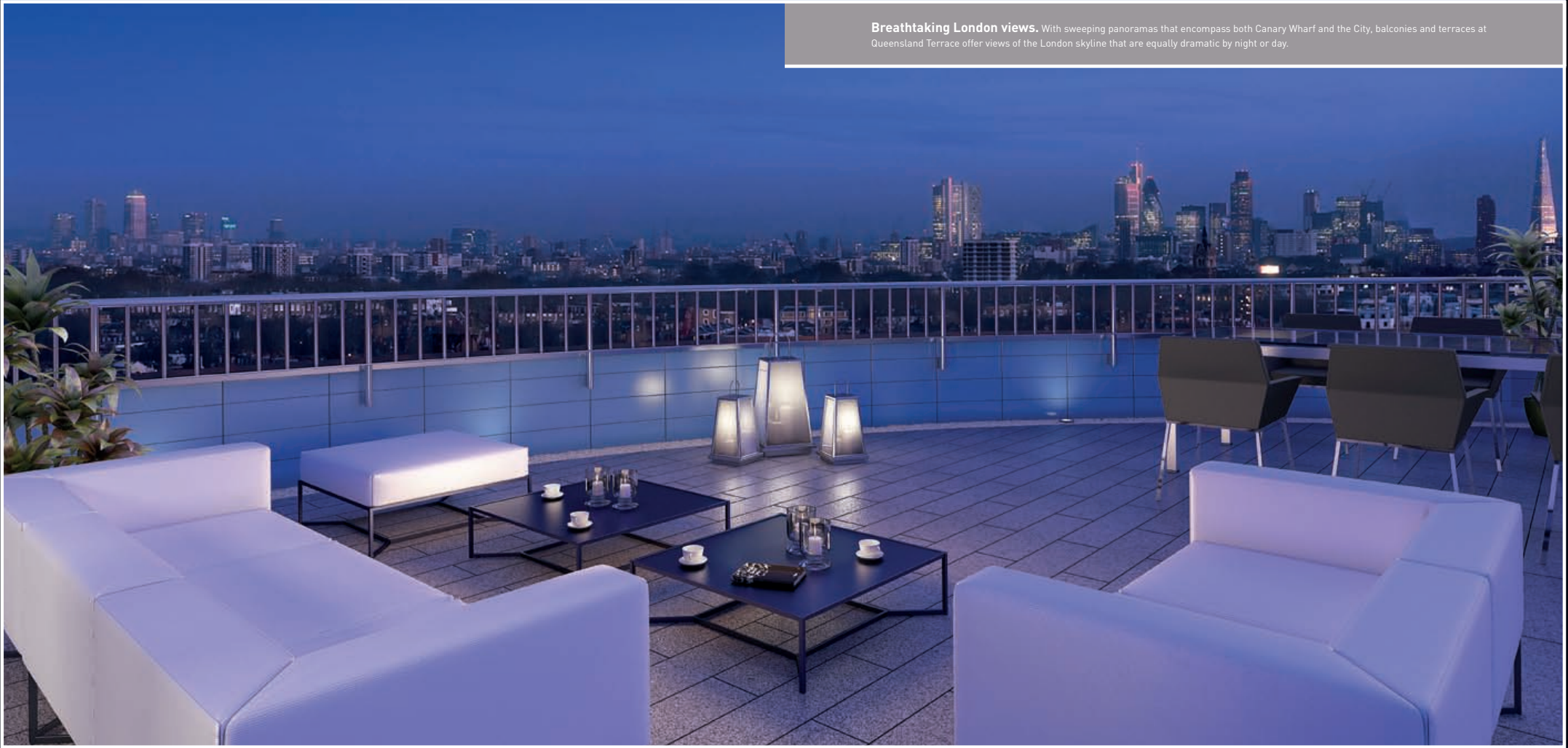
**Striking modern architecture.** Queensland Terrace's three individual, contemporary towers sit on top of a podium with space for shops and cafés. A distinctive building featuring both curves and tiers, the apartment floors step back into the core of the building, giving most apartments a south facing balcony or terrace with fabulous views of the London skyline.



**Contrasting and complementing materials.** Fashioned in a mixture of steel, glass and a variety of different renders, exteriors at Queensland Terrace are designed to react with the changing levels of daylight to present a distinctly different appearance throughout the day and night.



**Breathtaking London views.** With sweeping panoramas that encompass both Canary Wharf and the City, balconies and terraces at Queensland Terrace offer views of the London skyline that are equally dramatic by night or day.







Grohe brassware



Siemens appliances



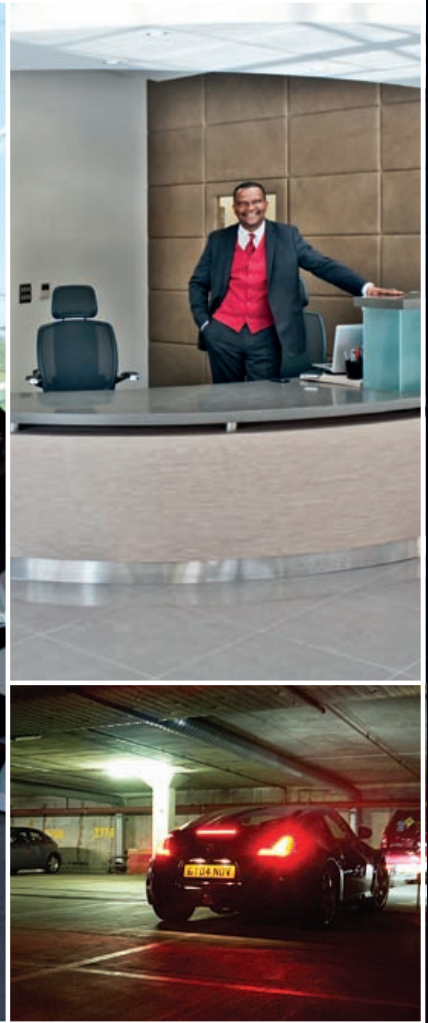
Roca sanitaryware



**Stylish, contemporary interiors.** Step into a whole new world of elegance; interiors feature expansive floor to ceiling glazing, maximising the natural light. Kitchens and bathrooms are filled with contemporary fittings and appliances from premier suppliers. Long, curving walls add a soft, modern feel to rooms.



**Services and amenities.** Designed to make life as simple as possible, you'll enjoy a full range of services at Queensland Terrace. A residents' only fitness suite means you can work out when it suits you, a concierge service assists with parcels and day-to-day needs and undercroft parking\* adds convenience and security.



\*Available at additional cost.





**Discover the local area.** Right on the doorstep, The Emirates Stadium is home to Arsenal Football Club and hosts world-class sporting and music events, but there's much more to discover locally. Highbury Fields is a delightful open space surrounded by Georgian and Victorian town houses and Blackstock Road contains a diverse array of independent shops, cafés and restaurants. On nearby Holloway Road there is a tube station and major high street shops.





**Exploring Highbury Village.** Just a few minutes walk away, pretty Highbury Village is home to some fine independent shops and several good pubs. La Fromagerie is one of the best cheese shops in England\* featuring a walk-in cheese room and a tasting café, while Godfreys, the award-winning\*\* butcher founded in 1905, offers a butchery school alongside their fantastic produce.





**Upper Street and Camden Passage.** Lined with quirky boutiques, award-winning eateries and buzzing bars and pubs, Islington's Upper Street is a popular destination for a Saturday night or a Sunday lunch. Just moments from Angel tube station, picturesque Camden Passage is one of London's favourite antique centres, with shops selling everything from vintage clothes to collectables and furniture.





**Colourful Camden.** Just over 20 minutes\* away, Camden Town, on the banks of the Regent's Canal, is famous for its markets, quirky shops and live music venues. Visit the Stables Market for vintage and modern clothes, furniture, art and collectables. The Stables Market is also home to restaurants including Gilgamesh, noted as much for its ornate décor as its pan-Asian cuisine.



\*Times are approximate only. Sources: TfL.gov.uk





**Parks and open spaces.** Highbury Fields, 10 minutes\* walk away, is 29 acres of beautiful open space surrounded by elegant Georgian and Victorian town houses. It's also home to Highbury Pool & Fitness Centre. Clissold Park's 22 acres include lakes, sports facilities and the trendy Clissold House Café, housed in the magnificent Grade II\* listed mansion house. Hampstead Heath, Waterlow Park and Highgate Woods are all under three miles away.

\*Times are approximate only. Source: maps.google.co.uk





**Local bars and restaurants.** Just off Upper Street, The Albion is a Georgian favourite with a wisteria covered façade and log fires, and one of The Independent's "Top 50 Sunday Lunch Venues" and The Guardian's "Best Pubs in the UK". Nearby on Almeida Street the Almeida Restaurant and Bar is one of Islington's hidden gems, a charming neighbourhood restaurant serving classic French cooking with a modern touch. Head to Garufa at Highbury Park for authentic Argentinian steaks in a stylish venue adorned with large monochrome photographs of old Buenos Aires. Or try Frederick's in the heart of Camden Passage for modern European cuisine, a great wine list and a delightful 'secret garden' at the back.





**A cultural quarter.** Islington is fortunate to include several of London's most distinguished arts venues within its boundaries. The Almeida Theatre is one of London's most respected, with a reputation as a local theatre with a worldwide profile. Sadler's Wells is the UK's leading dance venue, bringing the very best international and UK dance to London while the O2 Academy Islington hosts a wide variety of new and established bands. The King's Head is London's first pub-theatre, with walls lined with photos of the stars who have played there over the years.





**Creative east London.** Just eight and 11 minutes\* respectively from Highbury & Islington rail station, Hoxton and Shoreditch are centres of creativity filled with galleries, restaurants and bars. On Hoxton Square you'll find the famous White Cube gallery and plenty of bars and restaurants, while Shoreditch is home to areas like Brick Lane, Spitalfields Market and Petticoat Lane Market. The Boundary on fashionable Redchurch Street offers three different places to eat in one ultra-stylish Conran-designed building, including a rooftop bar with fabulous London views.

\*Times are approximate only. Source: tfl.gov.uk





**The best of the capital all around you.** From world-class shopping to famous museums, galleries and theatres, London has it all. The West End's Theatreland is home to celebrated theatres as well as plenty of cinemas. Shopping includes everything from the famous names of Knightsbridge, Bond Street and Savile Row to a world of independent boutiques and quirky boho markets. Head to the South Bank for riverside restaurants along with galleries like the Tate Modern.





**London education.** Six minutes\* walk away, London Metropolitan University offers the largest choice of courses in London, while Central St Martins, famous for its arts and fashion courses, has recently relocated to a purpose built site at King's Cross, under two miles away. Other London universities include King's College London, London School of Economics, University College London and the University of Westminster.

\*Times and distances are approximate only. Source: maps.google.co.uk





Holloway Road tube station - 6 minutes walk



Almeida Theatre - 6 minutes by car



Shoreditch - 9 minutes by car



Covent Garden - 17 minutes by tube & foot



Hyde Park - 27 minutes by tube & foot



The West End - 20 minutes by tube & foot



Highbury Village - 10 minutes walk

WITHIN  
**10**  
MINS



Hoxton Square - 10 minutes by car



Camden Town - 22 minutes by bus & tube

WITHIN  
**30**  
MINS



Sadler's Wells - 25 minutes by bus & foot



Highbury Fields - 10 minutes walk



King's Cross St. Pancras - 10 minutes by tube & foot



Upper Street - 5 minutes by car



The City - 25 minutes by tube & foot



Westfield Stratford City - 30 minutes by tube & foot



The South Bank - 30 minutes by tube & foot





Map not to scale. \*Times are approximate only. Source: TfL.gov.uk



# Barratt London

## The capital's leading developer

With over 30 years' experience in the capital, Barratt London brings an unrivalled level of knowledge and commitment to creating new homes in London.

Our team's substantial knowledge and industry experience make us one of the very few London developers able to deliver everything from niche, boutique developments to ground-breaking urban regeneration schemes. And our end-to-end approach means we manage every stage of our projects, from land acquisition and planning to design, construction, marketing and after sales care.

In the last three decades, we've created 25,000 new homes and contributed over £200 million to the life of London. More than just homes, we create communities; complete with amenities like medical facilities, community centres, shops, restaurants and much more. Our unrelenting commitment to the highest quality design, construction and service means our developments have won many major industry awards.

Barratt London is part of Barratt Developments PLC which has been building homes across Britain for more than 50 years. We're also the proud recipient of four consecutive 5 Star Housebuilder Awards. Our Customer Care Charter and industry-leading 5 year warranty mean that every Barratt London home comes with peace of mind built-in. When you buy a home from Barratt, you buy a home with confidence.





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