



WELLINGTON QUARTER

A new lease of life for you in the heart of Leicester
22 WELLINGTON STREET • LEICESTER • LE1 6BJ



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elcome to

Wellington Quarter – a collection of 105 studio, one and two bedroom apartments for rent, offering contemporary urban living in the heart of the vibrant and bustling centre of Leicester.

EVERYTHING ON YOUR DOORSTEP...

Leicester has frequently been named one of the best cities in the UK to live and work. It has two highly rated universities, the University of Leicester and De Montford University, both easily accessible from Wellington Quarter. The Leicester Outdoor Pursuits Centre offers all manner of experiences such as canoeing and climbing, while Leicester itself has top class professional rugby and football clubs – both the King Power and Welford Road stadia are within easy reach.

The local indoor and outdoor markets are within easy walking or cycling distance offering a huge array of fresh produce while the Highcross shopping complex offers around 80 high street shops and restaurants plus other amenities such as cinema and a 24 hour gym. The Lanes offer yet another retail experience with fantastic independent stores, coffee shops, cafes, bars and restaurants waiting to be discovered along the winding cobbled streets.



IN AND AROUND LEICESTER

A CITY OF CULTURE

To the east of the city centre is the vibrant Cultural Quarter which is home to a lively community of artists with an array of bars and cafés among the small galleries and exhibition spaces. The centrepiece of the area is Curve, Leicester's spectacular, state-of-the-art home for theatre and the performing arts.

For those looking for more tranquil escapes, Leicester is home to a variety of parks and outdoor spaces including Victoria Park, within a mile of Wellington Quarter, a place for a stroll or jog, or to simply relax.

THE IDEAL LOCATION

- Leicester lies just off the M1
- Birmingham just 40 miles away
- Nottingham 28 miles to the north via the A46
- London just over an hour away by train
- University of Leicester and De Montfort Universities both within a mile
- Leicester railway station just a few minutes walk
- Bus services from the two main bus stations
- Secure bike park in the city centre
- Birmingham International Airport 45 minutes drive away
- East Midlands airport is just 30 minutes by road or rail

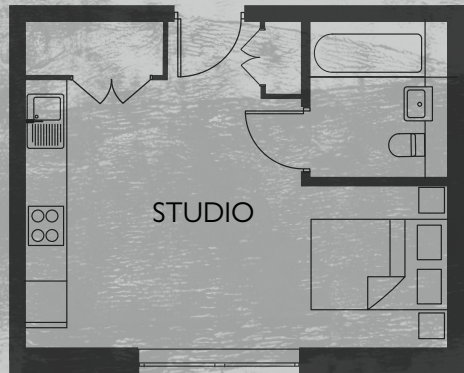


CONNECTIVITY
BENEFICIAL IMPACT
SUSTAINABILITY

...are high ranking factors
in the build and upkeep
of all our buildings.



APARTMENT TYPES



ABOUT THE BUILDING

Wellington Quarter was previously an office block, but has had a mixed use past as a newspaper printworks and, more recently, a hosiery factory. The unusual floor layout creates a space that offers a unique living experience within an historic and central neighbourhood.





INNOVATION
INVOLVEMENT
INTEGRITY

...are at the core of our
construction design and
block management.

TYPICAL FLOOR LAYOUT



TRUST
RESPECT
CONSCIENTIOUSNESS
...are values we welcome
and encourage in
our residents.



SPECIFICATION

GENERAL

Elka v-groove laminate flooring throughout the apartments

High speed internet

Pendant light in bedrooms and downlighter lighting in living areas

White skirting

Ample electric sockets

Fitted wardrobes

Orona lifts

KITCHEN

Integrated Howdens kitchens

Durable worktop

Stainless steel sink

Mixer taps

Four ring hob

Fan oven

Stainless steel cooker hood

Splashback

Integrated dishwasher

Washer/dryer

Integrated fridge freezer

BATHROOMS AND EN SUITE

Bath with thermostatic mixer shower

Showers in two bedroom apartments

Tiled bathroom floors

Chrome heated electric towel rail

Integrated sink vanity unit with separate mirror

Full height tiling around the shower and bath

DECORATION

Painted walls

White ceilings

Painted front doors and internal doors

SECURITY AND ACCESS

Solid core secure front doors with NSP Security

Hotel style door locking system for continued security accessible from fob and mobile phone

CCTV around the building and in the foyers

Door entry system

Quadient parcel drop boxes for tenants' parcels

SUSTAINABILITY

All apartments have an appropriate EPC rating

Electricity green energy supplier

CONSIDERATION
COMMUNITY
COMFORT

...are the values at the heart
of our buildings and service.



THE CORDING RESIDENTIAL ETHOS

At Cording Residential our tenants' wellbeing is of great importance, therefore a responsive and comprehensive service management team is key to residents' comfort and peace of mind. Attention to detail and a high standard of residential management service affirms wraparound commitment to our tenants. Smooth transitions into and out of apartments, and even moving on to another home in the Cording Residential family of buildings, are managed with efficiency and consideration. Our new and refurbished buildings are built to high standards whilst maintaining affordable rental rates, often with capped energy costs. Locations also enjoy excellent transport connectivity and amenities that help to promote healthy lifestyles for all.

INCLUDED IN OUR BUILDINGS



WIFI INCLUDED



ZERO DEPOSIT



FLEXIBLE LEASE



NO FEES



BICYCLE STORAGE



PET FRIENDLY



MOBILE PHONE
ENTRY



RESIDENTS'
PORTAL

22-32 WELLINGTON STREET • LEICESTER • LE1 6GD



WELLINGTON QUARTER



A DEVELOPMENT BY

