



25



Clarity
Imagination
Drive
Home
Renewal
Taste
Potential
Momentum
Resilience
Balance
Stillness
Perspective
Ambition
Vision
Family
Strategy
Innovation
Progress
Confidence
Focus
Determination
Adaptability
Curiosity
Resourcefulness
Courage
Passion
Decisiveness
Wellness
Optimism
Connection
Boldness
Commitment
Style
Challenge
Independence
Proactivity

Makes Us.













25 CUBA

ballymore.

PENTA
REAL ESTATE

Foreword

Over the past 30 years, I have watched Canary Wharf transform from an emerging commercial district into one of the world's leading business centres — and into a confident, vibrant part of London in its own right. What was once defined primarily by finance is now a connected, secure and thriving neighbourhood, shaped by exceptional transport, homes, retail, restaurants, culture, wellbeing and innovation. Its sense of safety and careful stewardship — embedded in its design and management — is one of the qualities that makes it such a reassuring and enjoyable place to live and spend time.

It is also a significant part of Ballymore's story. We have been creating homes and communities in this blossoming part of London for almost three decades, and each development says something about its time. Every project is an opportunity for us to apply new learnings: new materials, more energy-efficient builds and smarter ways of operating. With each one, we also discover more about how people want to spend their time.

25 Cuba has been designed to help people shape a life that is rewarding and purposeful. Distinctive in its design and architecture, it focuses squarely on the living experience and has been carefully considered so that every resident can live well and make the most of every day. Green spaces, social hubs, space for working and wellbeing, and content studios are all elements that will support a purposeful life for the building's new and diverse community.

I am extremely proud of what 25 Cuba will offer everyone who chooses to make it their home, at whatever stage of life they come here. And I am delighted that we can continue to play our part in shaping the social and cultural fabric of this part of London.



Sean Mulryan
Executive Chairman, Ballymore



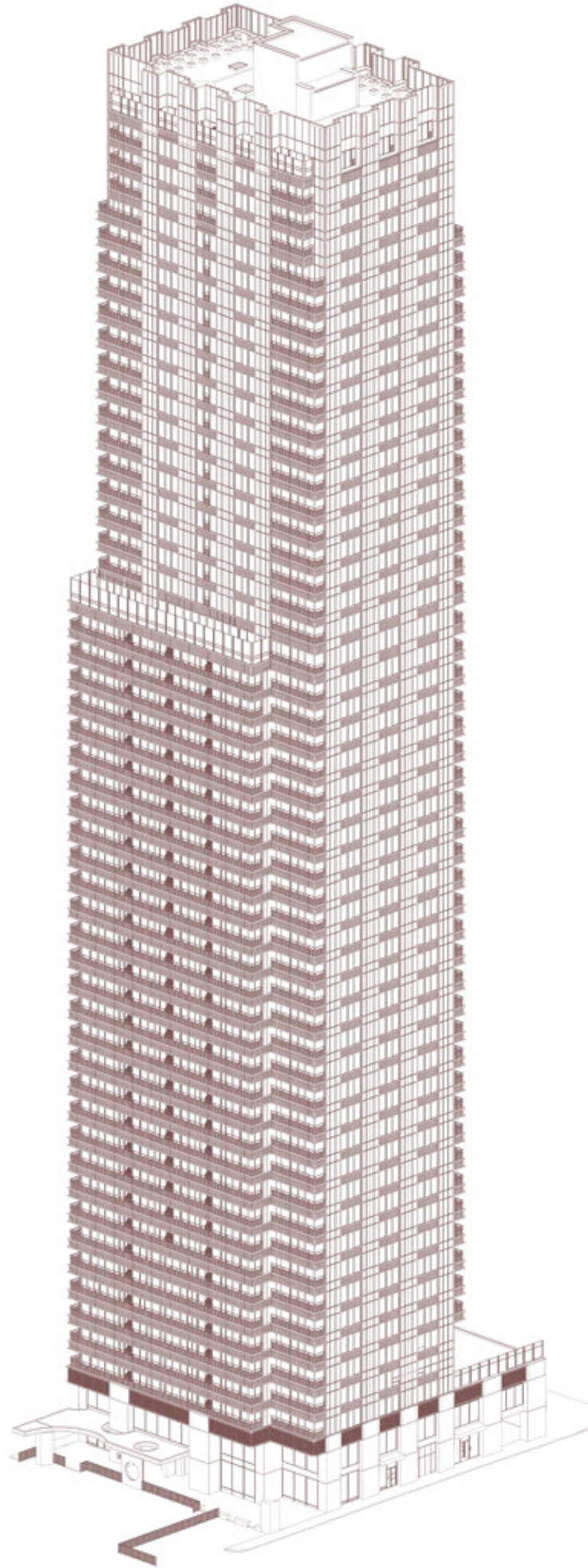
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An aerial night photograph of Lower Manhattan, New York City. The image is filled with numerous skyscrapers, many of which are brightly lit with warm yellow and orange lights from their windows. The Hudson River is visible on the right side, reflecting the city lights. In the foreground, a specific building is highlighted with a white line and a dot, and the text "25 CUBA" is placed next to it. The overall scene is a vibrant, high-angle view of a major urban center at night.

25 CUBA

Located in a globally recognised centre of business and innovation, connected to the city and the world, 25 Cuba has been shaped by a bold vision. Designed to play an active part in the lives of its residents, with every element realised to support optimised lives and carry people of ambition forward.

This is a place that makes us.



LEVEL 32

Strength. Power. Purpose.



LEVEL ONE

Work. Study. Connect.



RECEPTION GALLERY

Artful. Intuitive. Elevated.



GARDEN BAR

Meet. Socialise. Unwind.



CUBA STREET GARDENS

Walk. Play. Breathe.





CUBA STREET GARDENS

Walk. Play. Breathe.

As the largest new green space of its kind to open in this part of London for nearly three decades, Cuba Street Gardens will connect residents with nature as a true extension of home. A thoughtfully designed urban green space with shaded paths and areas for play, Cuba Street Gardens is the perfect backdrop to sunny afternoons with the family, a quiet stroll with friends or events that draw the community together. It's a space that every resident can make their own, to gain perspective and clear the mind.



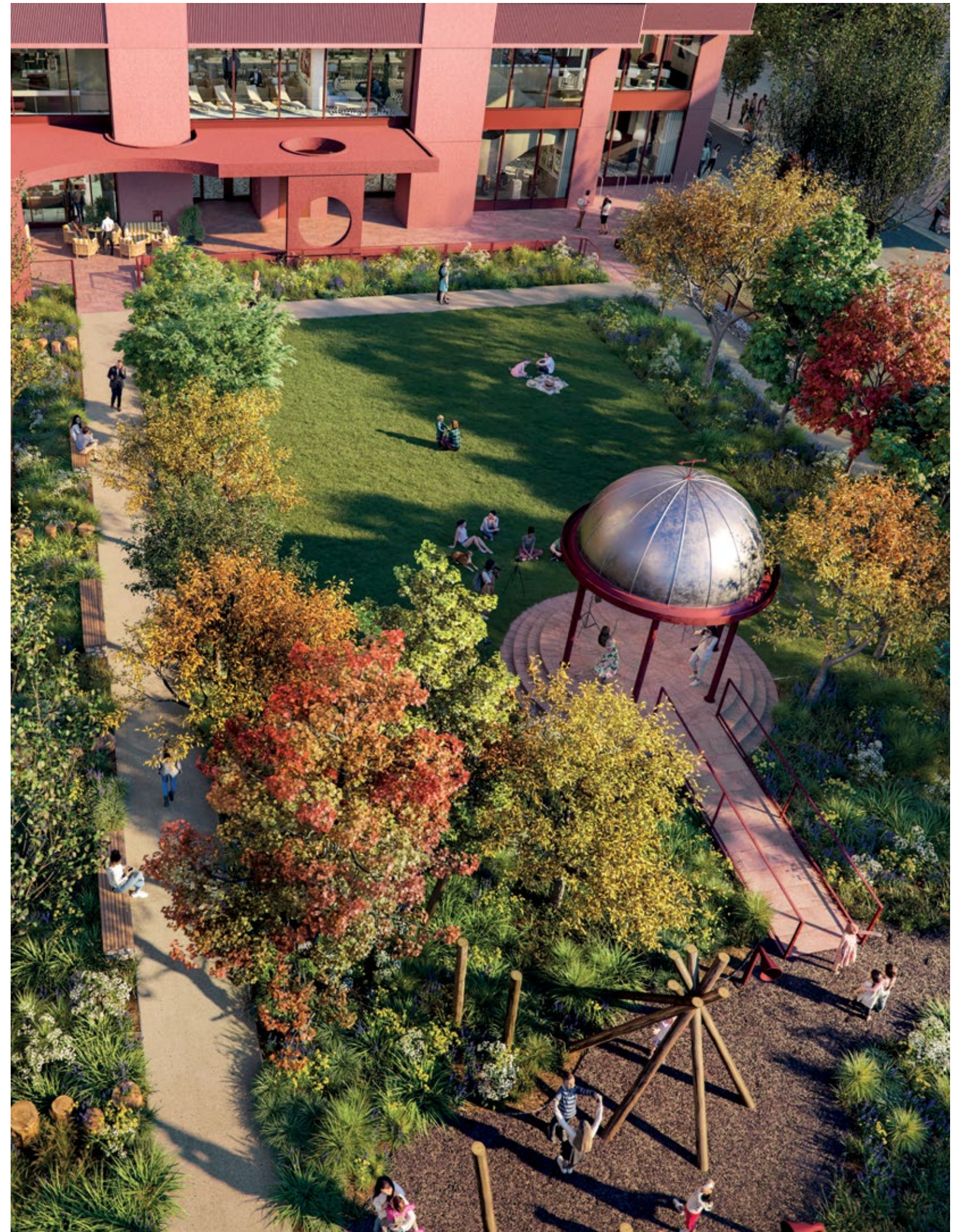
A natural setting for social connection



A park to make your own



25 Cuba's one-acre garden square has been informed by London's long history of urban green design. Pollard willows create shade and privacy; a contemporary bandstand is a focal point for social connection, and with spaces to take a quiet moment and winding paths to stroll, this is a functional extension of every residence that brings balance throughout the day.



Meet me in the garden





This generous green space brings 25 Cuba and the urban setting of Canary Wharf to a human and intimate scale and provides a natural setting for residents to connect, play, take a walk or find a moment to decompress.

A contemporary park
built on London's
green heritage



Renewal makes us



RECEPTION GALLERY

Artful. Intuitive. Elevated.

The Reception Gallery is a space of arrival, connection and transition. Flooded in natural light, lined with curated artwork, it is a considered change from the energy of Canary Wharf to the comfort of the familiar. A place to pause in or move through, 25 Cuba's character is distinct from the moment you step inside.



Reception gallery



In a space made for memorable arrivals, a careful selection of local artists and a rigorous commissioning process has given the Reception Gallery a unique creative signature, where every piece has its own story.



A unique artistic signature







25 Cuba's concierge team are on hand to offer a reassuring presence and a familiar face, to take in and secure packages and deliveries, hold keys and welcome guests. They're also a first port of call for any day-to-day assistance and as a liaison with Estate Management.



The art of arrival





LEVEL ONE

Work. Study. Connect.

Level One is a dedicated workspace designed for modern living. Fully connected and thoughtfully arranged, it offers a range of environments to suit the day — from quiet focus in the Reading Room, to informal meetings in the Garden Lounge overlooking the square, to content creation in The Studios. An entire floor designed to support work, study and collaboration.



Spaces for focused minds

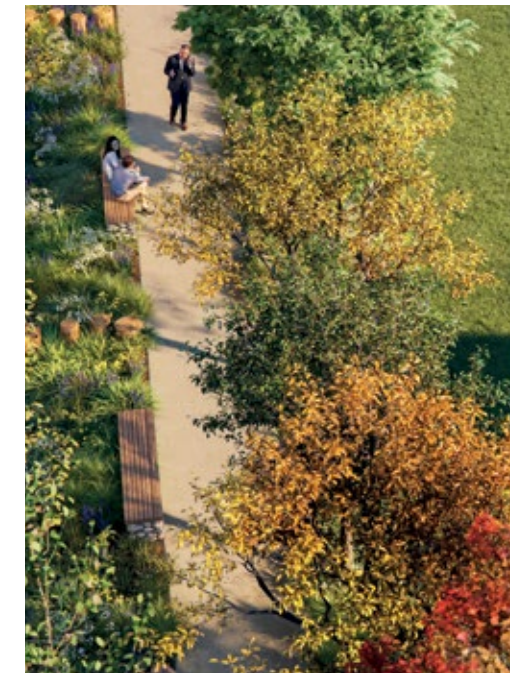
Silence is a luxury



In Level One's most secluded corner, the Reading Room has been designed for quiet, application and study. This is where students and academics, writers and creators, can find their focus in a space with greater privacy, free of interruption and distraction.



A change of perspective



A more informal area of Level One, The Library is designed for quick connections, a coffee and a catch-up on the day ahead, or quiet moments between meetings. Its comfortable layout opens onto expansive views across Cuba Street Gardens. Looking out onto a planting of alders, wild flowers, and sculpted shrubs that bring colour through the seasons, it offers a setting that feels both restorative and inspiring — a place to work that few can match.



Formal or informal



Social or professional



Pulling an espresso or the perfect excuse to close the laptop, the counter at the heart of Level One is made for social and professional connections, where chance conversations can spark new ideas and new opportunities for collaboration. As a focal point of activity across the floor, this is where the new, enterprising community of 25 Cuba will take shape.



Adaptable to the varied needs of content creators, Level One's twin production studios come kitted out with pro-grade equipment, including mics, mixing desks and digital cameras, so that when inspiration strikes the creative minds of 25 Cuba can shape their ideas, commit them to their chosen platform, and share them with the world.

Purpose makes us



LEVEL ONE



READING ROOM

MEETING POD

THE LIBRARY

GARDEN BAR

CUBA STREET GARDENS

PRIVATE MEETING PODS

CO-WORKING

REFRESHMENT BAR

THE STUDIOS

MEETING ROOMS

GARDEN LOUNGE

RECEPTION GALLERY



GARDEN BAR

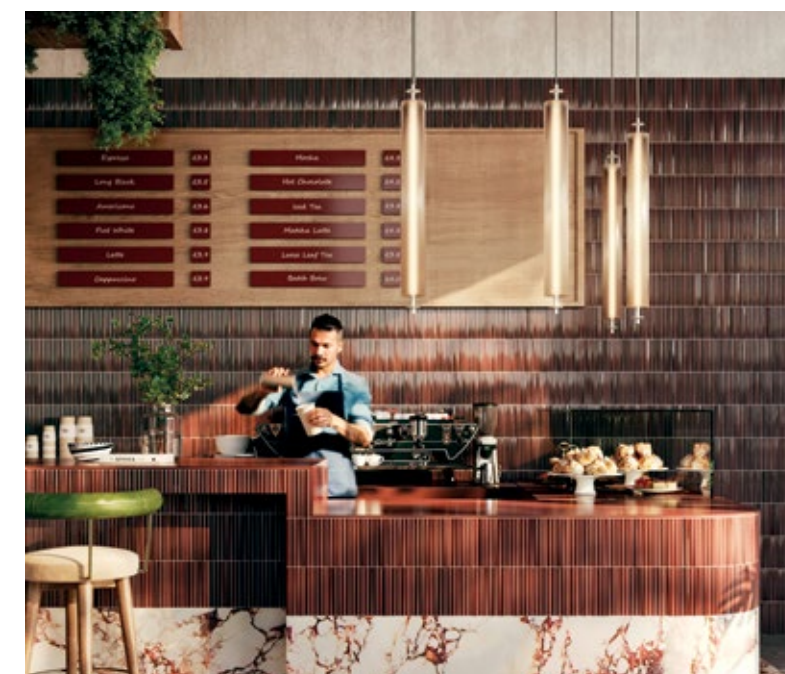
Meet. Socialise. Unwind.

For conversation, reflection, or the chance to re-focus, the Garden Bar is 25 Cuba's natural gathering space. Open morning till late, a relaxed atmosphere and direct connection through to Cuba Street Gardens makes it the perfect place to cultivate new connections within moments of home.





Days shift to evening,
impromptu gatherings
become unforgettable
nights



Savour a freshly mixed cocktail at the bar,
take a spin on the decks, or sink back after
supper — the Garden Bar's rich design
and late-evening ambience is made for
a deeper immersion into conversations
with old friends and new neighbours.

Connection makes us

From its sculpted marble bar to walls dressed in unique artistic commissions from 25 Cuba's own collection, the Garden Bar is a gathering place that marries a contemporary elegance with a welcoming informality.



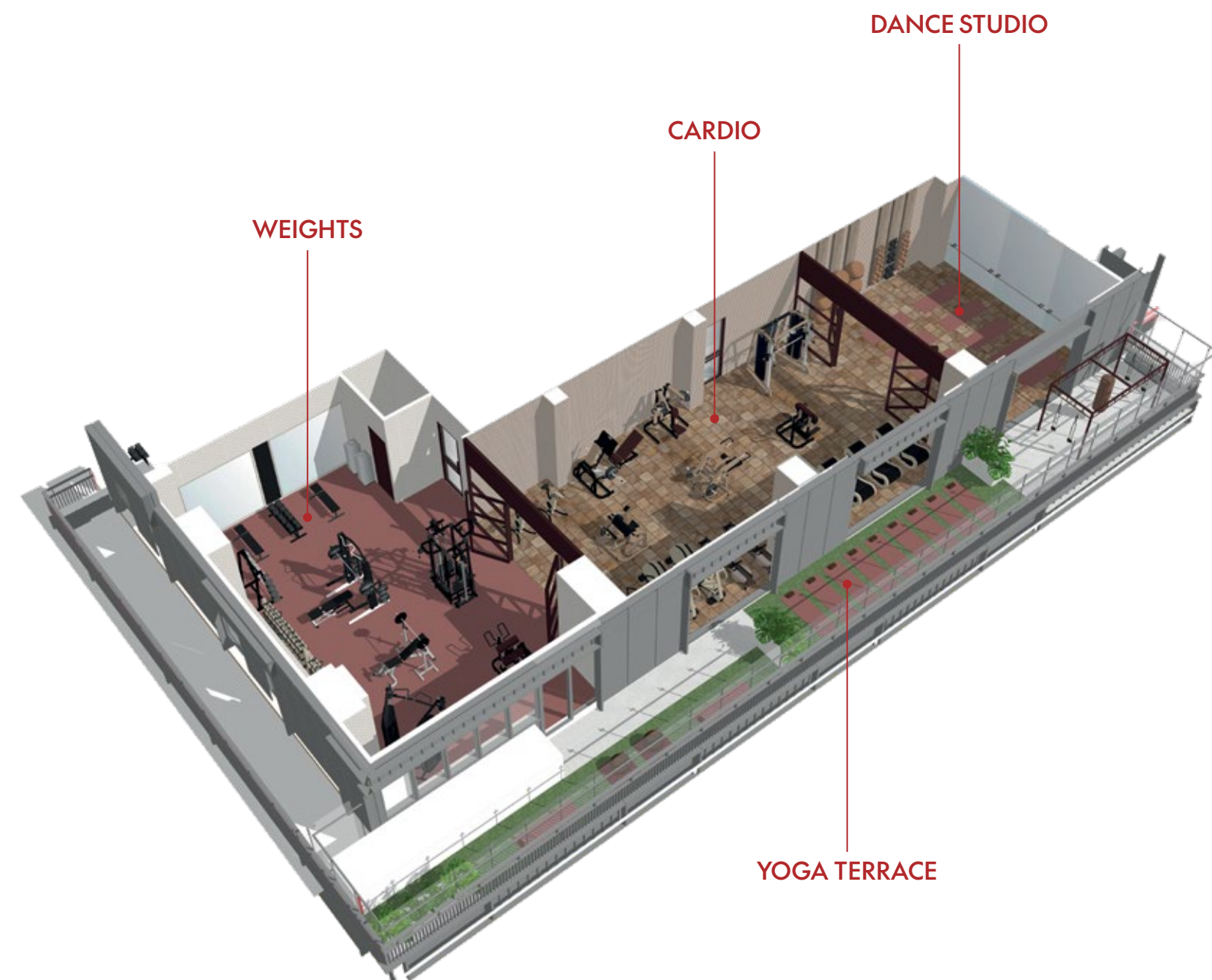
LEVEL 32

Strength. Power. Purpose.

With its panoramic aspect, the dynamic facilities of Level 32 have been designed and equipped to make finding balance and wellness effortless. Exclusively for residents and their guests, this is a state-of-the-art fitness space on your doorstep, with a breathtaking backdrop that puts everything into perspective.

Find your rhythm





The connected zones of Level 32 are designed to make workouts easy to track. With a complete suite of cardio kit, free weights and resistance training equipment you can train your way from stretches to cool down. Whatever your choice of exercise, you'll be working to views over the yoga terrace to an unbroken panorama of the River Thames as it winds westward into the centre of London and beyond.





Momentum makes us



DESIGN PROFILE

Distinct. Efficient. Purposeful.

25 Cuba is a new silhouette on London's skyline, with a design approach that offers residents immediate efficiencies. The sweeping lines and apertures of the sculptural plinth at the building's main entrance evoke the mid-century forms and material thinking of Carlo Scarpa. Rising above it, iconic castellations take bold verticals into the sky, emphasising scale and boldness. The application of myriad circular perforations to the building's exterior materiality, inspired by the work of Jean Prouvé, gives the building a shimmering quality. In combination, 25 Cuba is a dynamic and textural introduction to the cityscape.



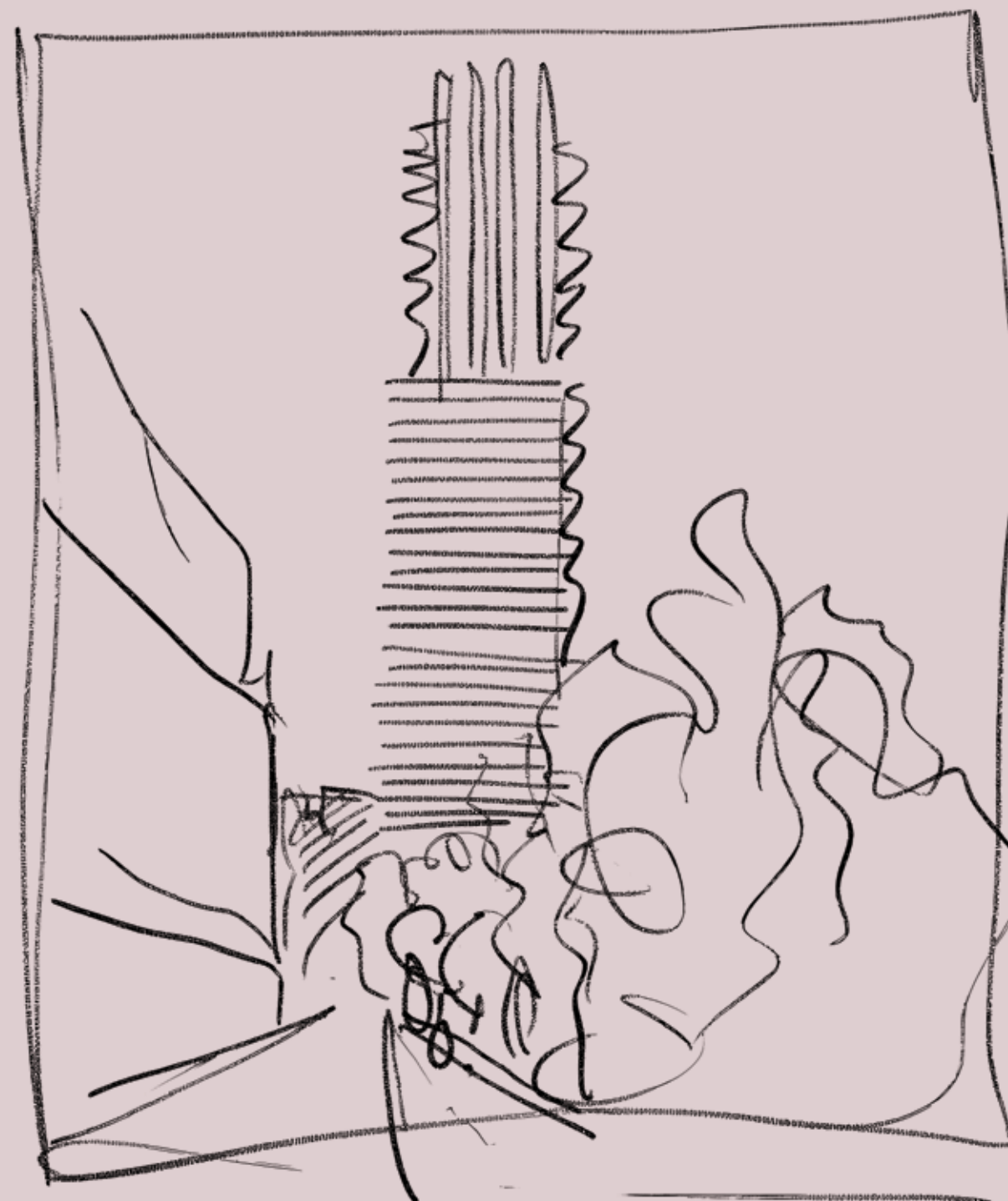
A DISTINCTIVE

Rising from Cuba Street Gardens, 25 Cuba's iconic tower rejects conventional high-rises by presenting a dynamic, textural structure inspired by the material sensibility of Jean Prouvé.

The sculptural concrete plinth, whose sweeping forms create such a dramatic arrival home, pays homage to Carlo Scarpa and his celebrated use of concrete as an expressive medium in mid-century design.

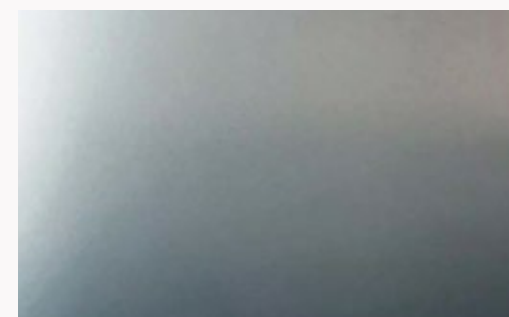
As the building ascends to a castellated pinnacle, the shift from horizontal to vertical details informs the exterior expression and interior character of residences and amenities.

SILHOUETTE

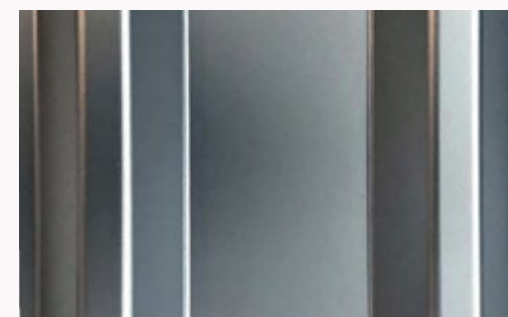




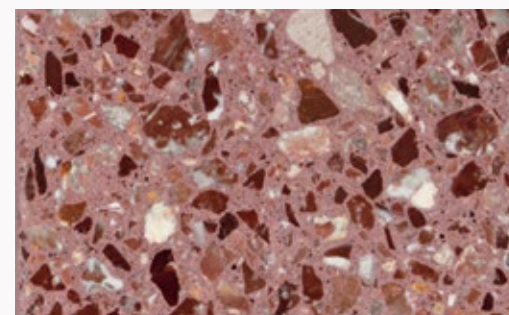
Perforated Aluminium



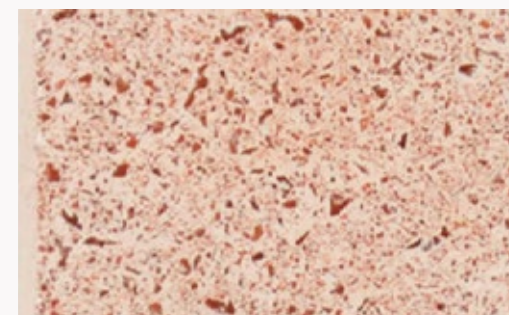
Flat Aluminium



Ribbed Aluminium



Rich Pink Cast Concrete



Light Pink Cast Concrete



Red Ochre Cast Concrete

Evoking the ideas of the progressive architecture of the mid-20th century, where new techniques were consciously married with tradition, and drama with elegance, 25 Cuba sets a precedent for what tower living should be in its social connectivity and its material responsibility.

The tower and the exterior spaces emphasise the importance of materiality, light and geometric details. Its unique presence starts with a sculptural gateway, with striking lines and circular apertures shaped in cast concrete that open to light and create shade. This striking entrance is singular in its statement and yet connects Cuba Street Gardens and the tower so that the elements are unified.

Beyond the human scale of the entrance, the material choices of 25 Cuba's tower give it a textural presence unlike anything in its vicinity. The exterior pattern absorbs and radiates light throughout the day, and circular perforations in naturally anodised aluminium, presented in three variations, give the tower an almost shimmering quality.





APARTMENTS

Space. Light. Calm.

The residences at 25 Cuba are thoughtfully designed with a focus on quality, craftsmanship and proportion. Generous windows draw in an abundance of natural light, while carefully selected materials and finishes create a calm, enduring backdrop to daily life. Spacious balconies extend the living areas and frame sweeping views of the River Thames, Canary Wharf and the City. From well-considered pied-à-terre apartments to larger homes for longer-term living, each residence is designed to suit different stages of life.



One Bedroom Suites



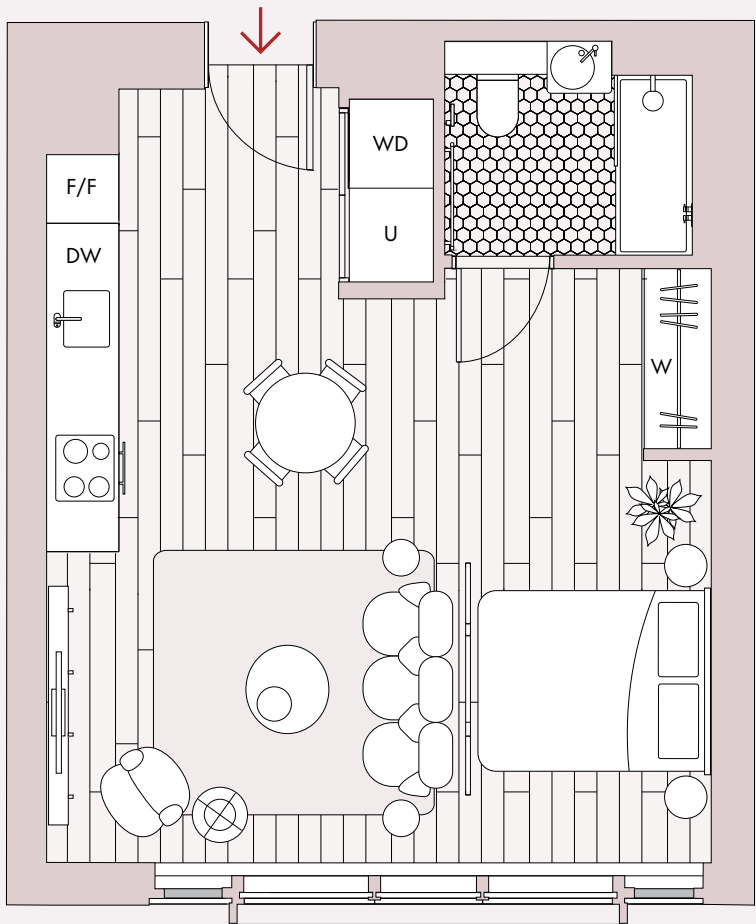
A starting point for city life, or the perfect London pied-à-terre, every detail of the one bedroom suites has been considered to provide optimal functionality. Open plan spaces are transformed by a contemporary full-height divider; expansive windows frame views across London.



Optimised for modern life



Typical
One Bedroom Suite



One Bedroom Suite

Internal Area
42.3 sq m / 455 sq ft

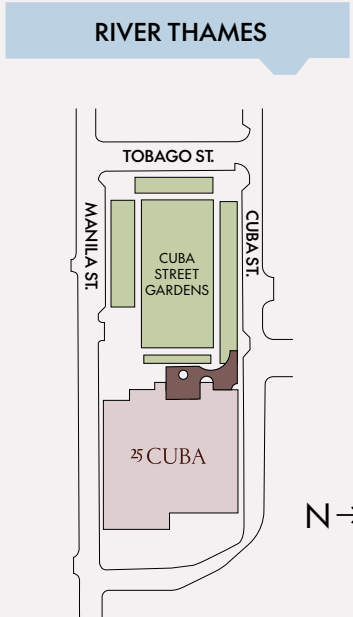
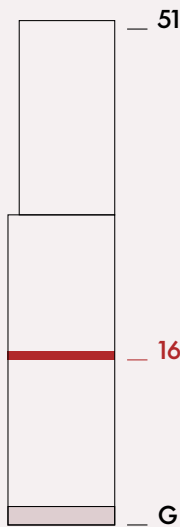
**Living / Dining /
Kitchen Area**
6865 × 3775 mm

Bedroom
5260 × 2100 mm

LEGEND

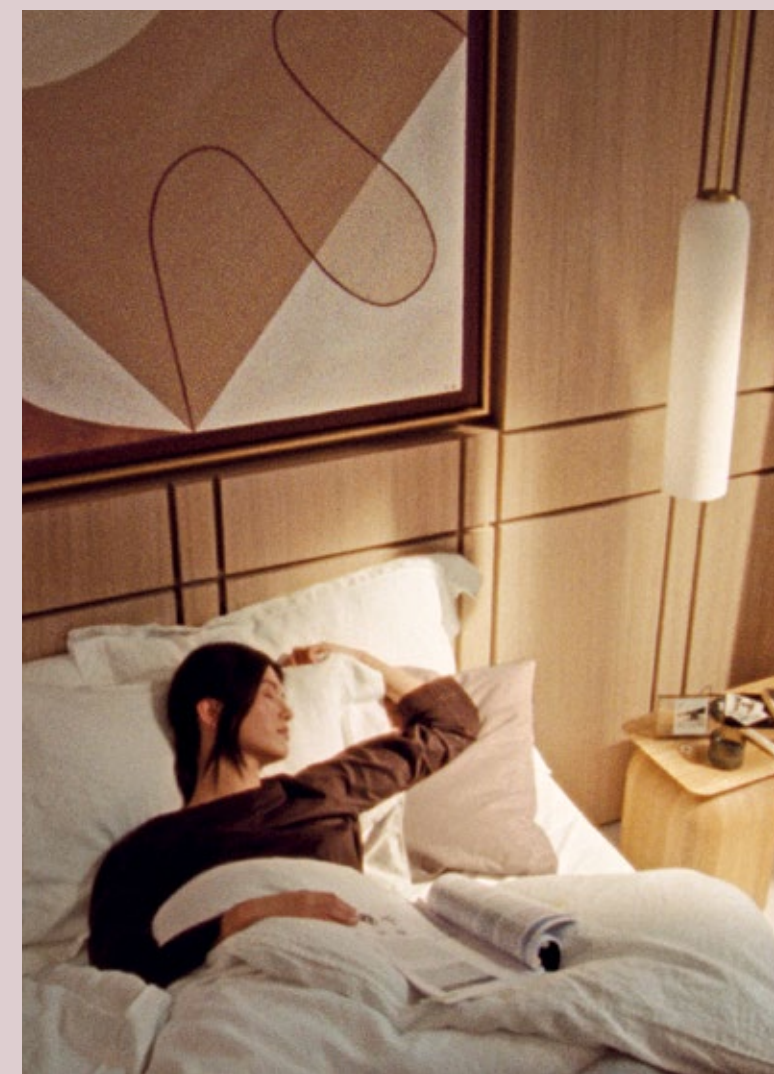
- DW Dishwasher
- F/F Fridge Freezer
- U Utility Cupboard
- W Wardrobe
- WD Washer Dryer

POSITION & LOCATION





One Bedroom Apartments



The one bedroom apartments offer open-plan living where bold interior choices and mindful details balance functionality and style, efficiency and comfort. Full-height glass doors open onto generously scaled balconies, intelligently configured as a true extension of the home.



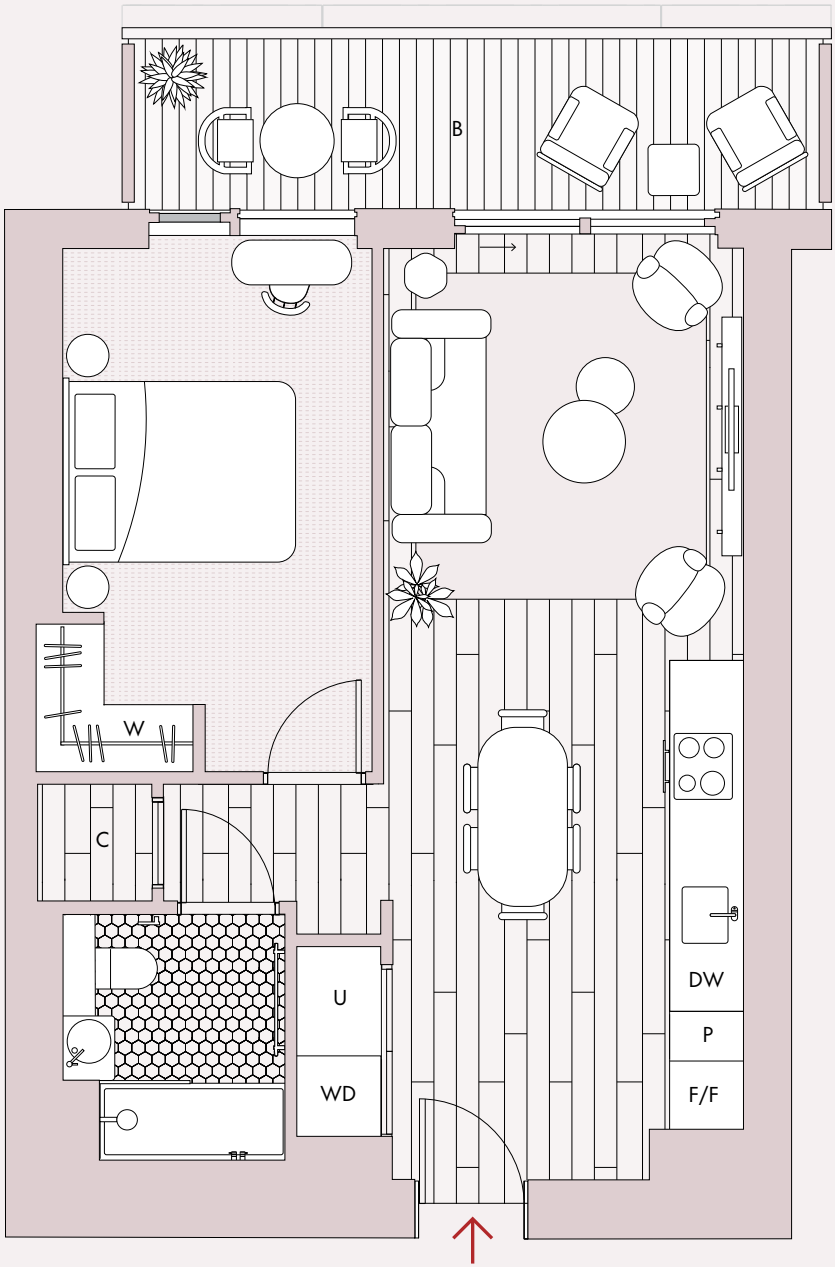
A personal expression



Stillness makes us



Typical One Bedroom Apartment



One Bedroom

Internal Area
52.1 sq m / 561 sq ft

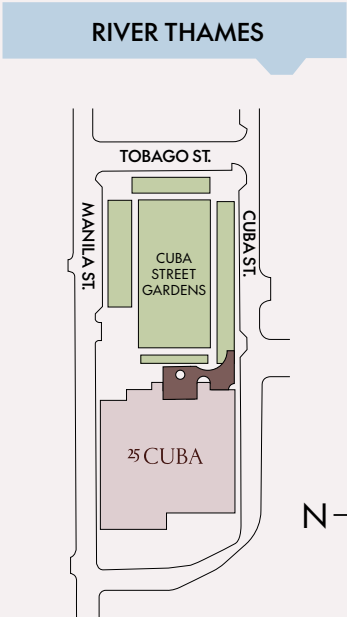
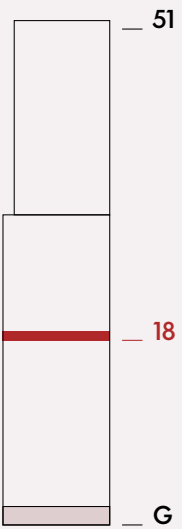
**Living / Dining /
Kitchen Area**
8255 × 3168 mm

Bedroom
4642 × 2769 mm

Balcony
8.6 sq m / 93 sq ft

LEGEND	
B	Balcony
C	Cupboard
DW	Dishwasher
F/F	Fridge Freezer
P	Pantry
U	Utility Cupboard
W	Wardrobe
WD	Washer Dryer

POSITION & LOCATION



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Two Bedroom Apartments



Full of purpose and intelligent practical touches, 25 Cuba's two bedroom apartments have an innately contemporary feel, but with the freedom for residents to introduce their own details. Opening out to the London skyline, expansive balconies maximise views along the River Thames to the east and west.



Versatile contemporary living

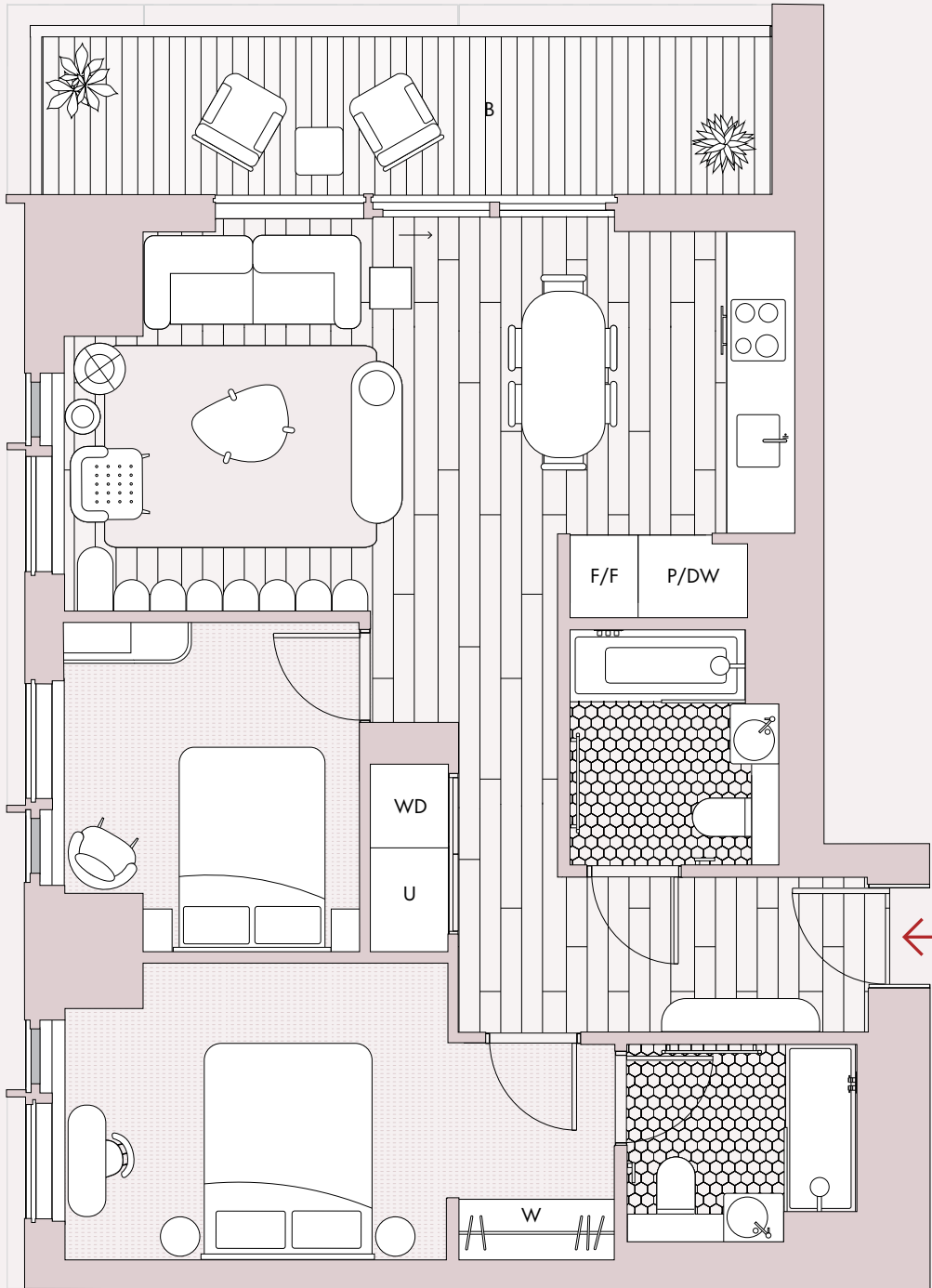


Spacious balconies open to sweeping views





Typical
Two Bedroom Apartment



Two Bedroom

Internal Area
70.5 sq m / 759 sq ft

Living / Dining / Kitchen Area
6997 × 3635 mm

Bedroom 1
5255 × 2845 mm

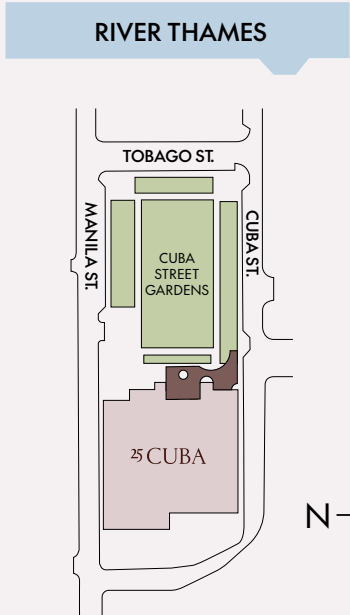
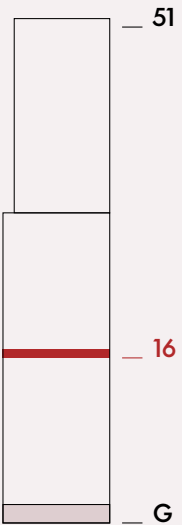
Bedroom 2
3145 × 2824 mm

Balcony
10.4 sq m / 112 sq ft

LEGEND

- B** Balcony
- DW** Dishwasher
- F/F** Fridge Freezer
- P** Pantry
- U** Utility Cupboard
- W** Wardrobe
- WD** Washer Dryer

POSITION & LOCATION



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Three Bedroom Apartments

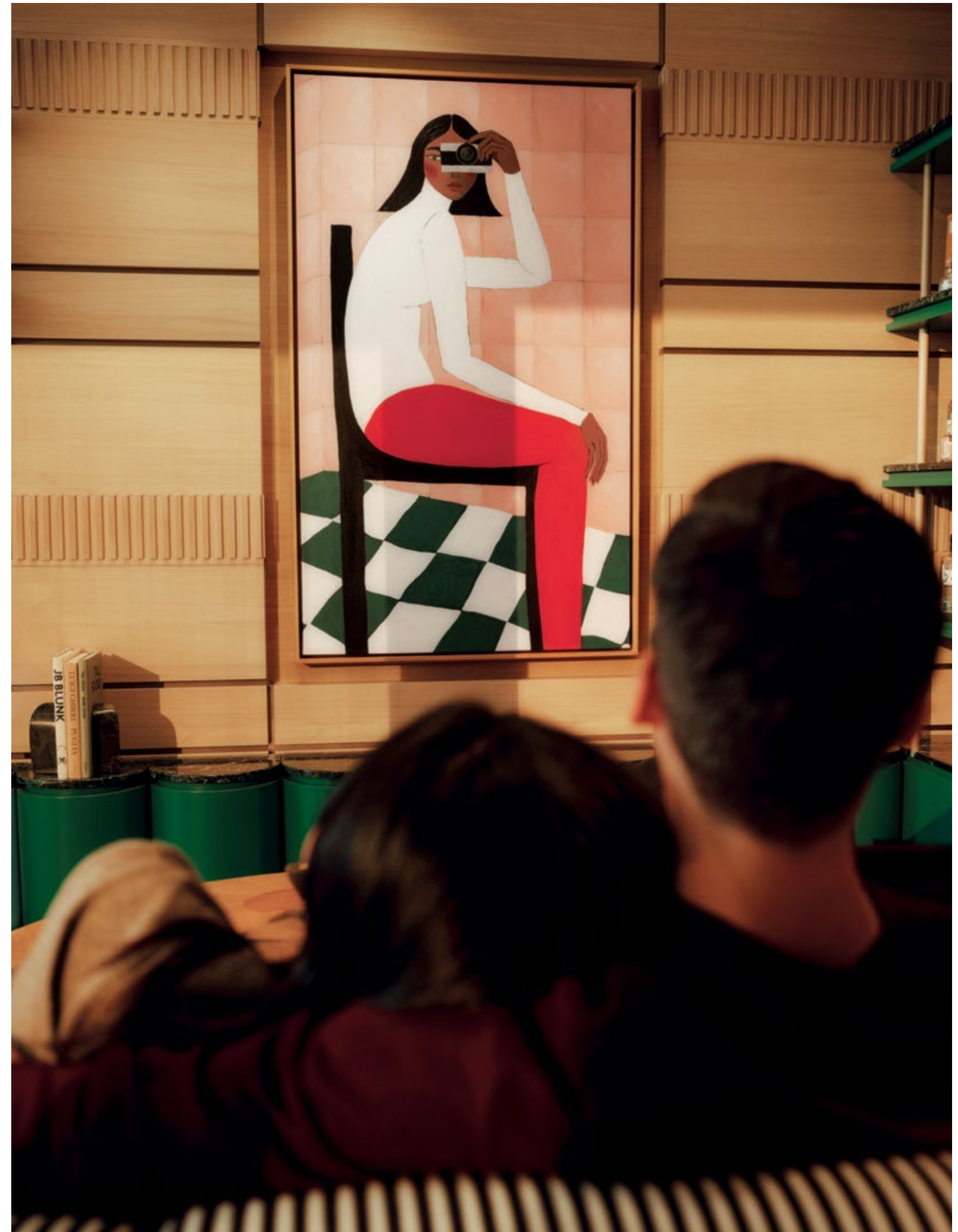


Designed to adapt as life dictates, 25 Cuba's three bedroom apartments take contemporary interiors to a new level of expression. There is no compromise in materiality or design, and all the features can be transformed to create a home that reflects your personality and your passions.





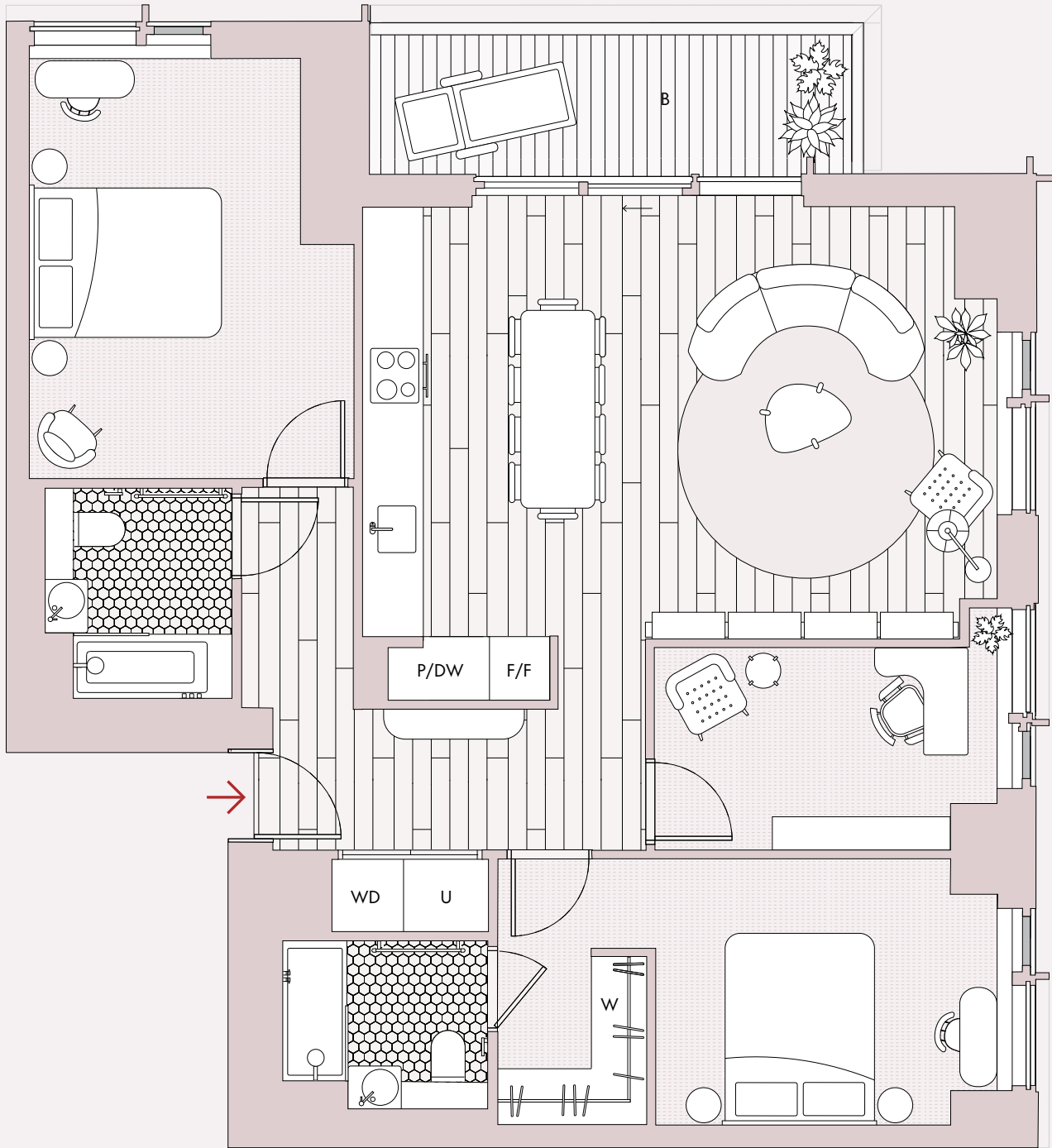
Adapt and transform





Uninterrupted views

Typical
Three Bedroom Apartment



Three Bedroom

Internal Area
94.3 sq m / 1,015 sq ft

**Living / Dining /
Kitchen Area**
6775 × 4625 mm

Bedroom 1
5355 × 2850 mm

Bedroom 2
4500 × 3505 mm

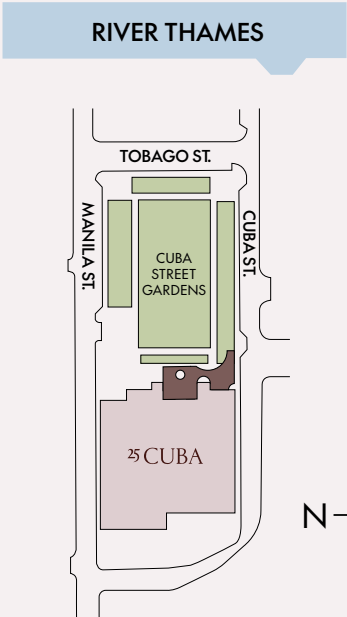
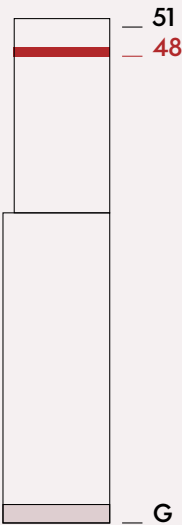
Bedroom 3
3680 × 2150 mm

Balcony
7.8 sq m / 84 sq ft

LEGEND

- B** Balcony
- C** Cupboard
- DW** Dishwasher
- F/F** Fridge Freezer
- P** Pantry
- U** Utility Cupboard
- W** Wardrobe
- WD** Washer Dryer

POSITION & LOCATION



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Specifications

Main Structure

Reinforced concrete frame on reinforced concrete piled foundations.

Building Envelope

Unitized curtain walling cladding fabricated from aluminum. Powder coated, where visible, to a quality finish.

Upper Facade: Silver finish flat aluminium fascia panel. Ribbed architectural feature panels formed from extruded profiles acting as spandrel panels. Silver finish perforated aluminium panel with capped profile. Glazing with perforated panels on upper floors providing a semi translucent appearance to façade. Perforated feature panels for solar shading.

Lower Facade: Pink and red pigmented precast concrete in varying textures. Red ochre railings, glazing frame, and perforated louvered panels at ground level.

Private Balconies

In-situ or pre-cast concrete balconies constructed with metal balustrades and timber effect composite decking boards. Fixed glazing with sliding door to balconies, where applicable. Juliet balconies with inward opening doors to select apartments.

Floors

Reinforced concrete slab with appropriate floor finishes (see flooring).

Roof

High-performance membrane roofing overlaid with pre-cast paving.

Windows

Side-hung double-glazed aluminium windows with lever handle and durable powder-coat finish. Large opening windows in façade provided for ventilation. Perforated panels in front of windows allow opening size to be maximised.



Stairs

In-situ or pre-cast concrete stairs with steel balustrades in common areas.

Decoration

Hallways, Bedrooms, Living Room and Kitchen walls and ceilings painted white with matt emulsion. Kitchen area painted with washable tough matt emulsion. Bathroom walls and ceiling painted with white diamond matt emulsion. Skirtings and architraves painted with diamond eggshell paint finish. Internal apartment doors painted in white eggshell.

Ironmongery

Matt bronze reeded lever handles, door hinges, and skirting mounted door stops throughout. Matt bronze escutcheon, security door chain, door viewer with cover cap and concealed overhead door closer with track arm to apartment front door. Dark bronze cylinder and turn to apartment front door. Matt bronze latch to internal single doors and double utility door. Matt bronze flush bolt to double utility door. Matt bronze sashlock with black dust box and matt bronze thumb turn and release to bathroom door. Metallic brown peak handles to wardrobes, where applicable.

Ceilings

Suspended painted plasterboard ceiling.



Walls

Party walls constructed from metal studwork finished on both sides with plasterboard and acoustic insulation between, or structural concrete faced with plasterboard on both sides. Internal walls constructed from metal studwork with plasterboard on each side and acoustic insulation where detailed.

Flooring

High quality engineered oak slim plank floor boarding to hallway, living areas and kitchen. Mosaic floor tile to bathroom floor. Fitted carpet in light grey to bedrooms.

Kitchen

Custom-designed modular kitchen units with cabinetry frame and cabinet fronts. Bespoke brass pull handles to kitchen units. Frameless feature hanger shelf with antique brass coloured rail. Complementary feature cylindrical extractor hood. Terrazzo upstand and countertop. Under-mounted single stainless-steel sink and brushed brass single lever deck mounted mixer tap. Integrated appliances; Siemens multi-function electric oven, Siemens induction hob, Bosch integrated fridge freezer, and Bosch dishwasher.



Bathrooms

Premium acrylic white bath with brushed brass filler, brushed brass thermostatic shower valve with fluted handle, bespoke clear toughened glass panel with brushed brass frame, round brushed brass overhead shower and brushed brass hand shower set. White porcelain WC with concealed cistern. Brushed brass dual flush push button. Polished Bianco Carrara cistern top. Wall mounted white ceramic wash basin. Brushed brass single lever basin mixer with fluted handle. Brushed brass basin waste. Enclosed feature box below sink in engineered oak veneer. Three door mirror cabinet finished in engineered oak veneer, with brushed brass handles and concealed internal shaver socket. Feature datum line in Polished Bianco Carrara. Brushed brass robe hook, toilet roll holder and wall mounted heated towel rail. Bathroom walls finished in Precorte Bianco gloss tile with white grout. Warm neutral hexagonal mosaic floor tile with white grout to bathroom floor.

Ensuite / Shower Room

Ensuite / shower room to selected two — and three — bedroom apartments. Brushed brass thermostatic shower valve with fluted handle, matt white shower tray, bespoke clear toughened glass wet room panel with brushed brass frame, round brushed brass overhead shower and brushed brass hand shower set. White porcelain WC with concealed cistern. Brushed brass dual flush push button. Polished Bianco Carrara cistern top. Wall mounted white ceramic wash basin. Brushed brass single lever basin mixer with fluted handle. Brushed brass basin waste. Enclosed feature box below sink in engineered oak veneer. Three door mirror cabinet finished in engineered oak veneer with brushed brass handles and concealed internal shaver socket. Feature datum line in Polished Bianco Carrara. Brushed brass robe hook, toilet roll holder and wall mounted heated towel rail in stainless steel finish. Ensuite / shower room walls finished in Precorte Bianco gloss tile with white grout. Warm neutral hexagonal mosaic floor tile with white grout to ensuite / shower room floors.



Wardrobe / Cupboards

Integrated wardrobes fitted in master bedroom with stainless steel hanging rail. Matt bronze pull handles to wardrobes and cupboards. Combined washing machine/tumble dryer located in utility cupboard. Hallway cupboards in select apartments.

One Bedroom Suite Screen

Matt black feature screen with clear glass panels to One Bedroom Suites.

Heating, Cooling and Hot Water

Fan coil thermostatically controlled comfort cooling and heating to all bedrooms and living spaces throughout apartment.

Electrics

Energy efficient lighting fitted in all rooms, where appropriate. Recessed downlighting to hallways, bedroom/s, living room and kitchen. IP44 rated recessed downlighting to bathroom and ensuites. Switch plates and sockets in accordance with IEE regulations. TV/FM, telephone points and data points to provide high speed broadband internet access in living room. Communal satellite dish with connection points in living room. (Residents are responsible for their own connections and related charges for cost of services). Smoke/heat detectors fitted as standard.

Management and Security

Management located in the central estate management office. Video and/or audio intercom and door access control at main entrances. Integrated front door smart lock compatible with smartphone app. CCTV system and 24-hour security services provided.

Elevators

Elevators serve all apartments.

Storage

Additional storage located on the first floor, available via separate negotiation.

Smart Home Technology

Smart home technology consultation available, offering the latest smart home technology solutions, designed exclusively for your apartment. (Additional charges apply outside of the consultation).

Note

Natural materials may develop natural patinas over time.



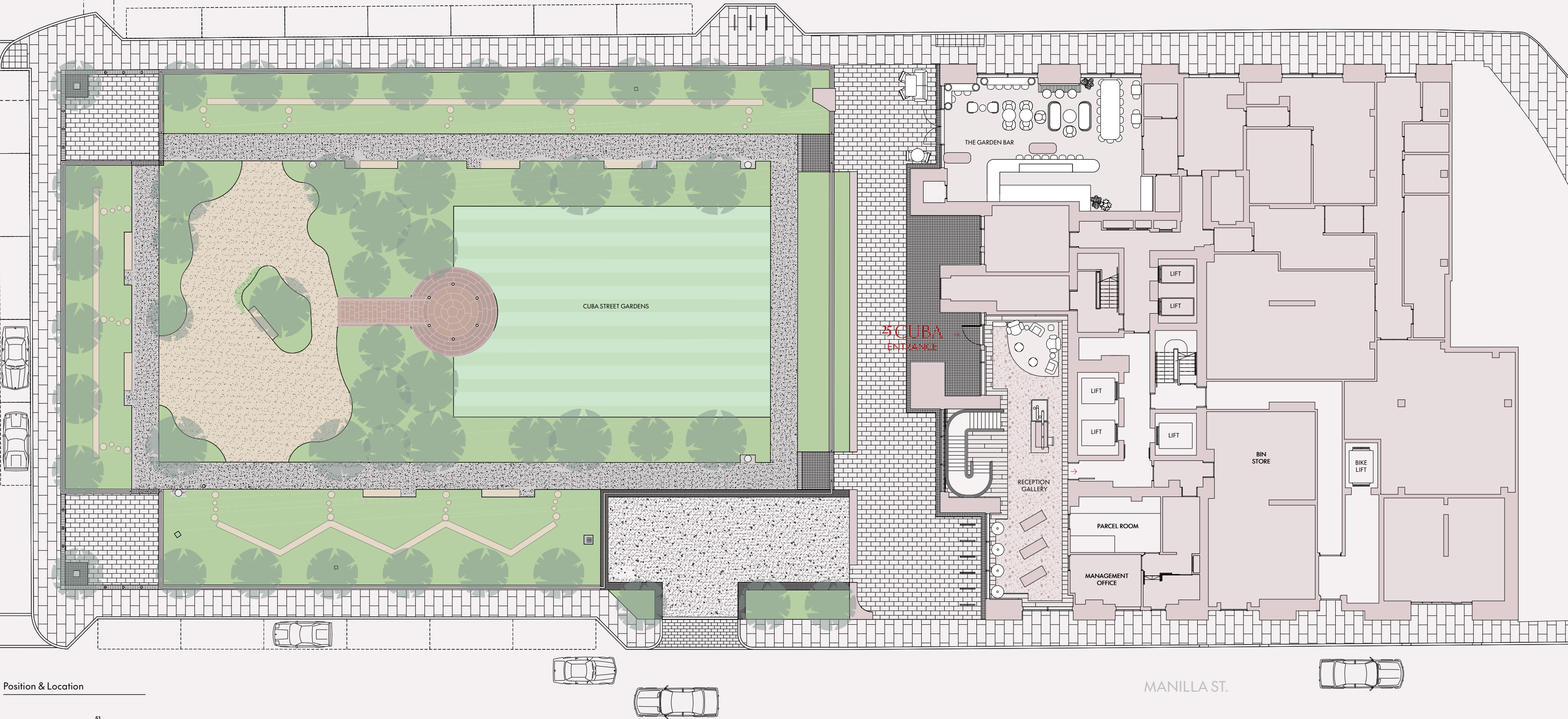


FLOOR PLANS

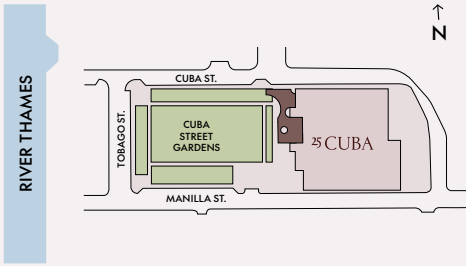
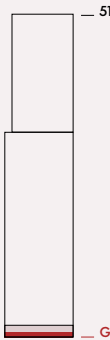
Planned. Considered. Efficient.

25 Cuba presents residences that have been designed with an efficient, intelligent floorplate, allowing for flexible interior configuration — including stunning modular kitchens — and the optimisation of exterior views at every stage as the building rises to its pinnacle.

Level
G



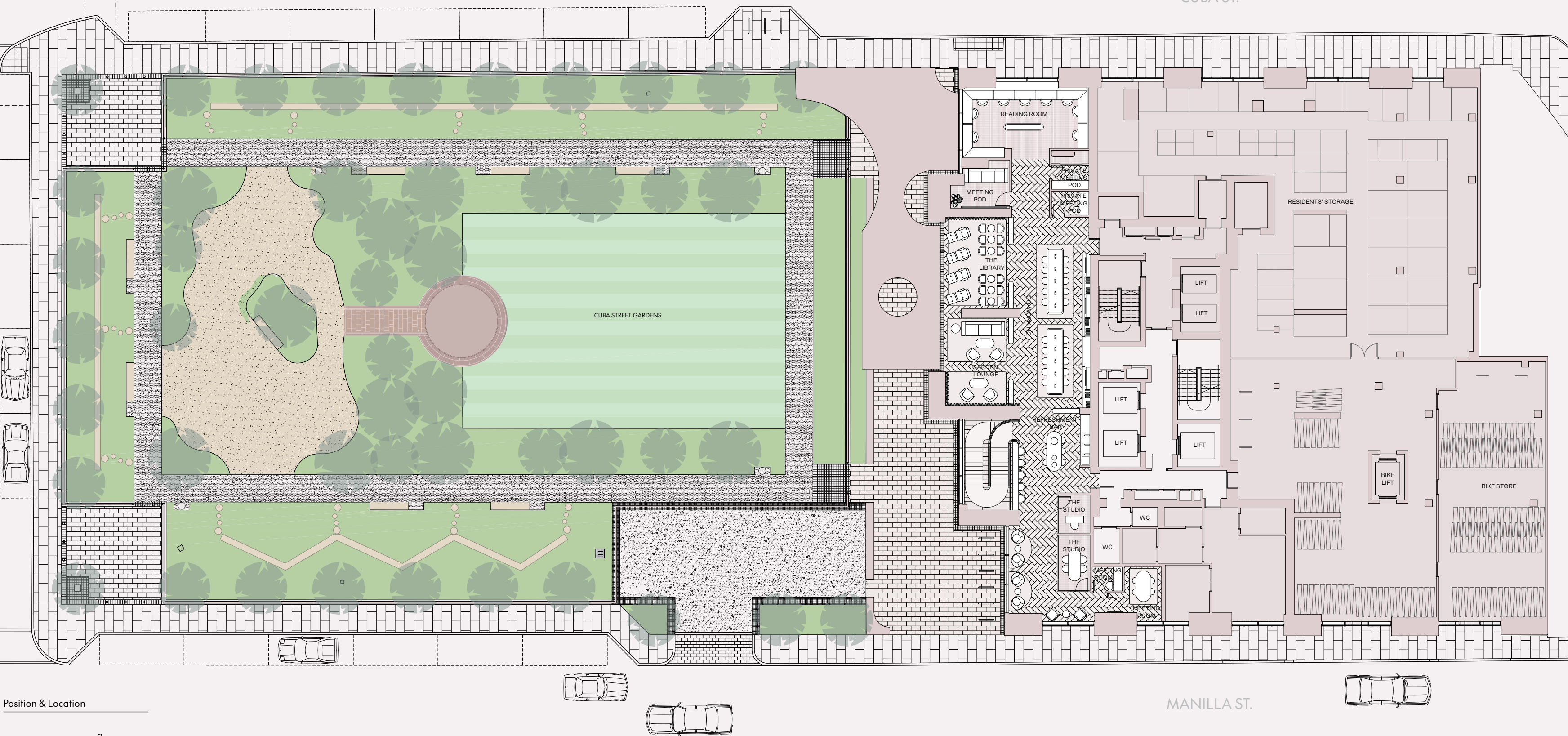
Position & Location



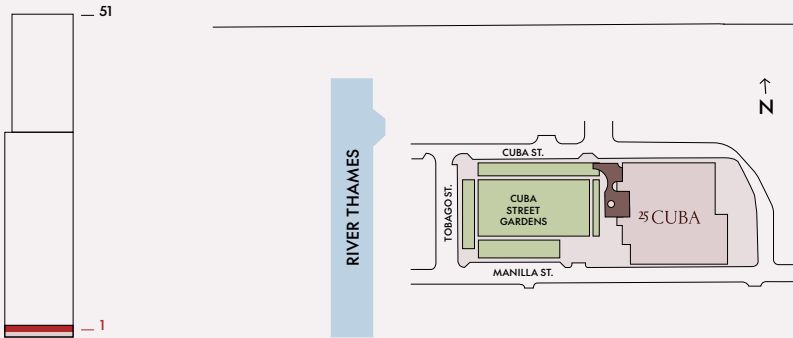
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Level
1



Position & Location



Disclaimer

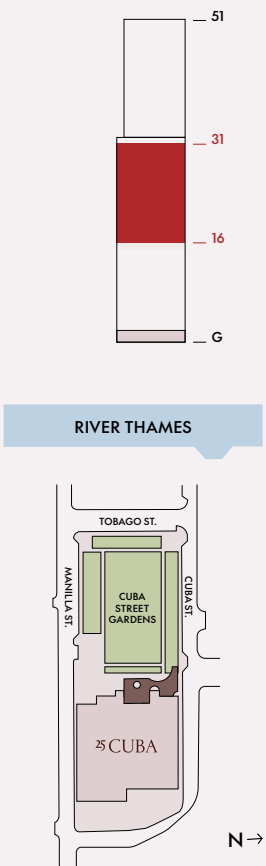
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Level
16-31

Legend

C	Cupboard
B	Balcony
DW	Dishwasher
FF	Fridge Freezer
P	Pantry
U	Utility Cupboard
W	Wardrobe
WD	Washer Dryer

Position & Location



Disclaimer

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Two Bedroom

1603	2403	Internal Area
1703	2503	70.5 sq m / 759 sq ft
1803	2603	Living / Dining / Kitchen Area
1903	2703	6997 × 3635 mm
2003	2803	Bedroom 1
2103	2903	5255 × 2845 mm
2203	3003	Bedroom 2
2303	3103	3145 × 2824 mm
		Balcony
		10.4 sq m / 112 sq ft

Two Bedroom

1602	2402	Internal Area
1702	2502	71.6 sq m / 771 sq ft
1802	2602	Living / Dining / Kitchen Area
1902	2702	6998 × 3635 mm
2002	2802	Bedroom 1
2102	2902	5255 × 2845 mm
2202	3002	Bedroom 2
2302	3102	3145 × 2824 mm
		Balcony
		10.4 sq m / 112 sq ft

One Bedroom

1604	2404	Internal Area
1704	2504	51.5 sq m / 554 sq ft
1804	2604	Living / Dining / Kitchen Area
1904	2704	8195 × 3348 mm
2004	2804	Bedroom
2104	2904	4642 × 2745 mm
2204	3004	Balcony
2304	3104	11.1 sq m / 119 sq ft

One Bedroom

1605	2405	Internal Area
1705	2505	52.1 sq m / 561 sq ft
1805	2605	Living / Dining / Kitchen Area
1905	2705	8255 × 3168 mm
2005	2805*	Bedroom
2105	2905*	4642 × 2769 mm
2205	3005*	Balcony
2305	3105*	8.6 sq m / 93 sq ft

One Bedroom

1606*	2406	Internal Area
1706	2506	51.8 sq m / 558 sq ft
1806	2606	Living / Dining / Kitchen Area
1906	2706	8255 × 3168 mm
2006	2806	Bedroom
2106	2906	4642 × 2777 mm
2206	3006	Balcony
2306	3106	8.6 sq m / 93 sq ft

Three Bedroom

1607	2407	Internal Area
1707	2507	93.7 sq m / 1,009 sq ft
1807	2607	Living / Dining / Kitchen Area
1907	2707	5805 × 4715 mm
2007	2807	Bedroom 1
2107	2907	5340 × 3760 mm
2207	3007	Bedroom 2
2307	3107	4110 × 2695 mm
		Bedroom 3
		4540 × 2195 mm
		Balcony
		12.4 sq m / 133 sq ft

Three Bedroom

1608	2408	Internal Area
1708	2508	93.7 sq m / 1009 sq ft
1808	2608	Living / Dining / Kitchen Area
1908	2708	6998 × 3748 mm
2008	2808	Bedroom 1
2108	2908	6806 × 2848 mm
2208	3008	Bedroom 2
2308	3108	3845 × 2745 mm
		Bedroom 3
		3845 × 2145 mm
		Balcony
		10.4 sq m / 112 sq ft

One Bedroom Suite

1601	2401	Internal Area
1701	2501	42.3 sq m / 455 sq ft
1801	2601	Living / Dining / Kitchen Area
1901	2701	6865 × 3775 mm
2001	2801	Bedroom
2101	2901	5260 × 2100 mm
2201	3001	
2301	3101	

One Bedroom

1610	2410	Internal Area
1710	2510	60.7 sq m / 653 sq ft
1810	2610	Living / Dining / Kitchen Area
1910	2710	7375 × 3360 mm
2010	2810	Bedroom
2110	2910	4725 × 2750 mm
2210	3010	
2310	3110	

One Bedroom Suite

1609	2409	Internal Area
1709	2509	42.1 sq m / 453 sq ft
1809	2609	Living / Dining / Kitchen Area
1909	2709	6865 × 3825 mm
2009	2809	Bedroom
2109	2909	5085 × 2100 mm
2209	3009	
2309	3109	

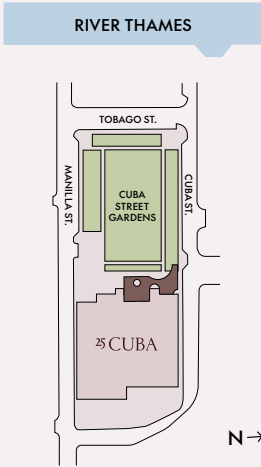
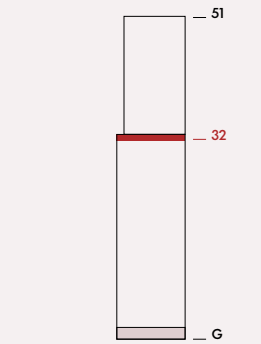
* Apartments have a different overall internal area to that stated on this page, as well as a different wardrobe layout. Please speak to your sales consultant and review the available individual floorplan to confirm the size and layout of your chosen apartment.

Level
32

Legend

C	Cupboard
B	Balcony
DW	Dishwasher
FF	Fridge Freezer
P	Pantry
U	Utility Cupboard
W	Wardrobe
WD	Washer Dryer

Position & Location



Disclaimer

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Two Bedroom

3203 Internal Area
71.3 sq m / 767 sq ft
Living / Dining /
Kitchen Area
6993 × 3635 mm
Bedroom 1
5228 × 2845 mm
Bedroom 2
3145 × 2823 mm
Balcony
10.6 sq m / 114 sq ft

Two Bedroom

3202 Internal Area
72 sq m / 775 sq ft
Living / Dining /
Kitchen Area
6998 × 3635 mm
Bedroom 1
5250 × 2845 mm
Bedroom 2
3145 × 2824 mm
Balcony
10.6 sq m / 114 sq ft

Two Bedroom

3204 Internal Area
72 sq m / 775 sq ft
Living / Dining /
Kitchen Area
6998 × 3635 mm
Bedroom 1
5350 × 2850 mm
Bedroom 2
3145 × 2824 mm
Balcony
10.5 sq m / 113 sq ft

One Bedroom Suite

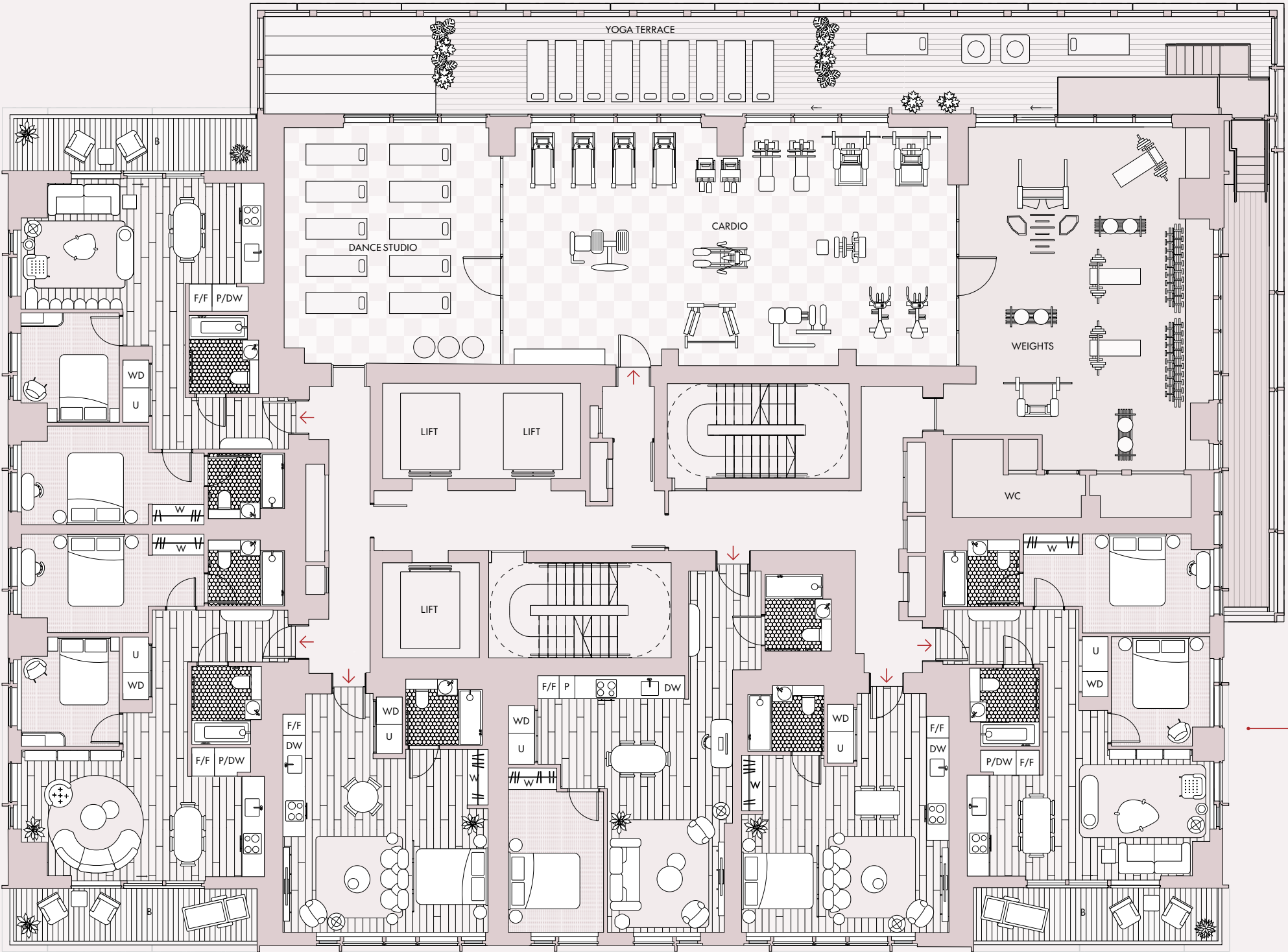
3201 Internal Area
42.9 sq m / 462 sq ft
Living / Dining /
Kitchen Area
6965 × 3780 mm
Bedroom
5255 × 2100 mm

One Bedroom

3206 Internal Area
61.1 sq m / 658 sq ft
Living / Dining /
Kitchen Area
7475 × 3600 mm
Bedroom
4725 × 2750 mm

One Bedroom Suite

3205 Internal Area
42.4 sq m / 456 sq ft
Living / Dining /
Kitchen Area
6965 × 3935 mm
Bedroom
5080 × 2100 mm

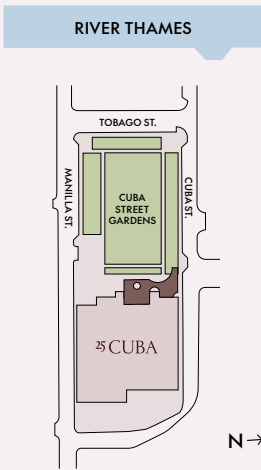
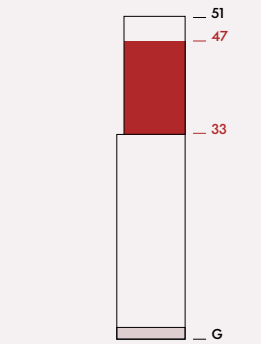


Level
33-47

Legend

C	Cupboard
B	Balcony
DW	Dishwasher
FF	Fridge Freezer
P	Pantry
U	Utility Cupboard
W	Wardrobe
WD	Washer Dryer

Position & Location



Disclaimer

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Two Bedroom

3303	4103	Internal Area
3403	4203	72 sq m / 775 sq ft
3503	4303	Living / Dining / Kitchen Area
3603	4403	6997 × 3635 mm
3703	4503	Bedroom 1
3803	4603	5255 × 2845 mm
3903	4703	Bedroom 2
4003		3145 × 2824 mm
		Balcony
		10.6 sq m / 114 sq ft

Two Bedroom

3302	4102	Internal Area
3402	4202	72 sq m / 775 sq ft
3502	4302	Living / Dining / Kitchen Area
3602	4402	6998 × 3635 mm
3702	4502	Bedroom 1
3802	4602	5255 × 2845 mm
3902	4702	Bedroom 2
4002		3145 × 2824 mm
		Balcony
		10.6 sq m / 114 sq ft

Two Bedroom

3304	4104	Internal Area
3404	4204	88.8 sq m / 956 sq ft
3504	4304	Living / Dining / Kitchen Area
3604	4404	6905 × 6085 mm
3704	4504	Bedroom 1
3804	4604	4750 × 3100 mm
3904	4704	Bedroom 2
4004		3450 × 3338 mm

One Bedroom Suite

3305	4105	Internal Area
3405	4205	43.1 sq m / 464 sq ft
3505	4305	Living / Dining / Kitchen Area
3605	4405	6965 × 4055 mm
3705	4505	Bedroom
3805	4605	4850 × 2100 mm
3905	4705	
4005		

Two Bedroom

3306	4106	Internal Area
3406	4206	72.6 sq m / 781 sq ft
3506	4306	Living / Dining / Kitchen Area
3606	4406	7223 × 3630 mm
3706	4506	Bedroom 1
3806	4606	5355 × 2850 mm
3906	4706	Bedroom 2
4006		3150 × 2819 mm
		Balcony
		10.6 sq m / 114 sq ft

Two Bedroom

3307	4107	Internal Area
3407	4207	72 sq m / 775 sq ft
3507	4307	Living / Dining / Kitchen Area
3607	4407	6998 × 3635 mm
3707	4507	Bedroom 1
3807	4607	5355 × 2845 mm
3907	4707	Bedroom 2
4007		3145 × 2824 mm
		Balcony
		10.6 sq m / 114 sq ft

One Bedroom Suite

3301	4101	Internal Area
3401	4201	42.9 sq m / 462 sq ft
3501	4301	Living / Dining / Kitchen Area
3601	4401	6965 × 3775 mm
3701	4501	Bedroom
3801	4601	5260 × 2100 mm
3901	4701	
4001		

One Bedroom

3309*	4109	Internal Area
3409*	4209	62.4 sq m / 672 sq ft
3509	4309	Living / Dining / Kitchen Area
3609	4409	7475 × 3600 mm
3709	4509	Bedroom
3809	4609	4725 × 2750 mm
3909	4709	
4009		

One Bedroom Suite

3308	4108	Internal Area
3408	4208	42.4 sq m / 456 sq ft
3508	4308	Living / Dining / Kitchen Area
3608	4408	6965 × 3825 mm
3708	4508	Bedroom
3808	4608	5085 × 2100 mm
3908	4708	
4008		

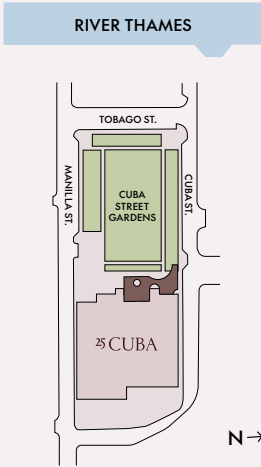
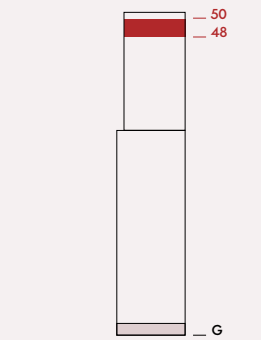
* Apartments have a different overall internal area to that stated on this page, as well as a different wardrobe layout. Please speak to your sales consultant and review the available individual floorplan to confirm the size and layout of your chosen apartment.

Level
48-50

Legend

C	Cupboard
B	Balcony
DW	Dishwasher
FF	Fridge Freezer
P	Pantry
U	Utility Cupboard
W	Wardrobe
WD	Washer Dryer

Position & Location



Disclaimer

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Two Bedroom

- 4803** Internal Area
77.7 sq m / 836 sq ft
4903 Living / Dining /
Kitchen Area
6147 × 5295 mm
5003 Bedroom 1
4852 × 3449 mm
Bedroom 2
3550 × 3065 mm
Balcony
8.6 sq m / 93 sq ft

Three Bedroom

- 4802** Internal Area
94.4 sq m / 1,016 sq ft
4902 Living / Dining /
Kitchen Area
6803 × 4630 mm
5002 Bedroom 1
5358 × 2850 mm
Bedroom 2
4500 × 3477 mm
Bedroom 3
3680 × 2145 mm
Balcony
7.8 sq m / 84 sq ft

Three Bedroom

- 4801** Internal Area
94.6 sq m / 1,018 sq ft
4901 Living / Dining /
Kitchen Area
6775 × 4630 mm
5001 Bedroom 1
5355 × 2850 mm
Bedroom 2
4500 × 3505 mm
Bedroom 3
3680 × 2145 mm
Balcony
7.8 sq m / 84 sq ft

Two Bedroom

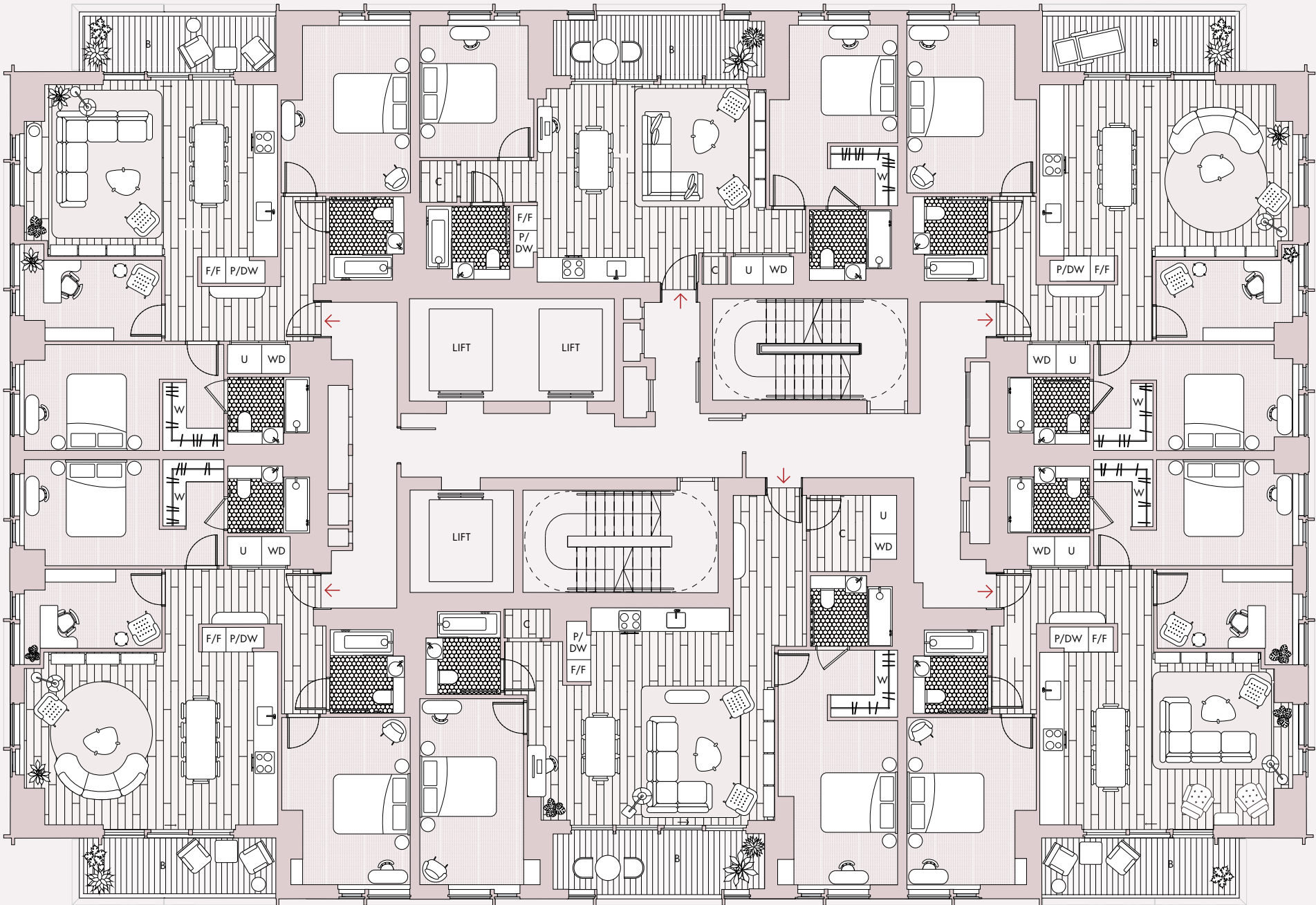
- 4806** Internal Area
96.9 sq m / 1,043 sq ft
4906 Living / Dining /
Kitchen Area
6652 × 5865 mm
5006 Bedroom 1
6308 × 3218 mm
Bedroom 2
5010 × 2790 mm
Balcony
8.6 sq m / 93 sq ft

Three Bedroom

- 4804** Internal Area
94.3 sq m / 1,015 sq ft
4904 Living / Dining /
Kitchen Area
6775 × 4625 mm
5004 Bedroom 1
5355 × 2850 mm
Bedroom 2
4500 × 3505 mm
Bedroom 3
3680 × 2150 mm
Balcony
7.8 sq m / 84 sq ft

Three Bedroom

- 4805** Internal Area
94.6 sq m / 1,018 sq ft
4905 Living / Dining /
Kitchen Area
6775 × 4630 mm
5005 Bedroom 1
5355 × 2845 mm
Bedroom 2
4500 × 3505 mm
Bedroom 3
3680 × 2150 mm
Balcony
7.8 sq m / 84 sq ft



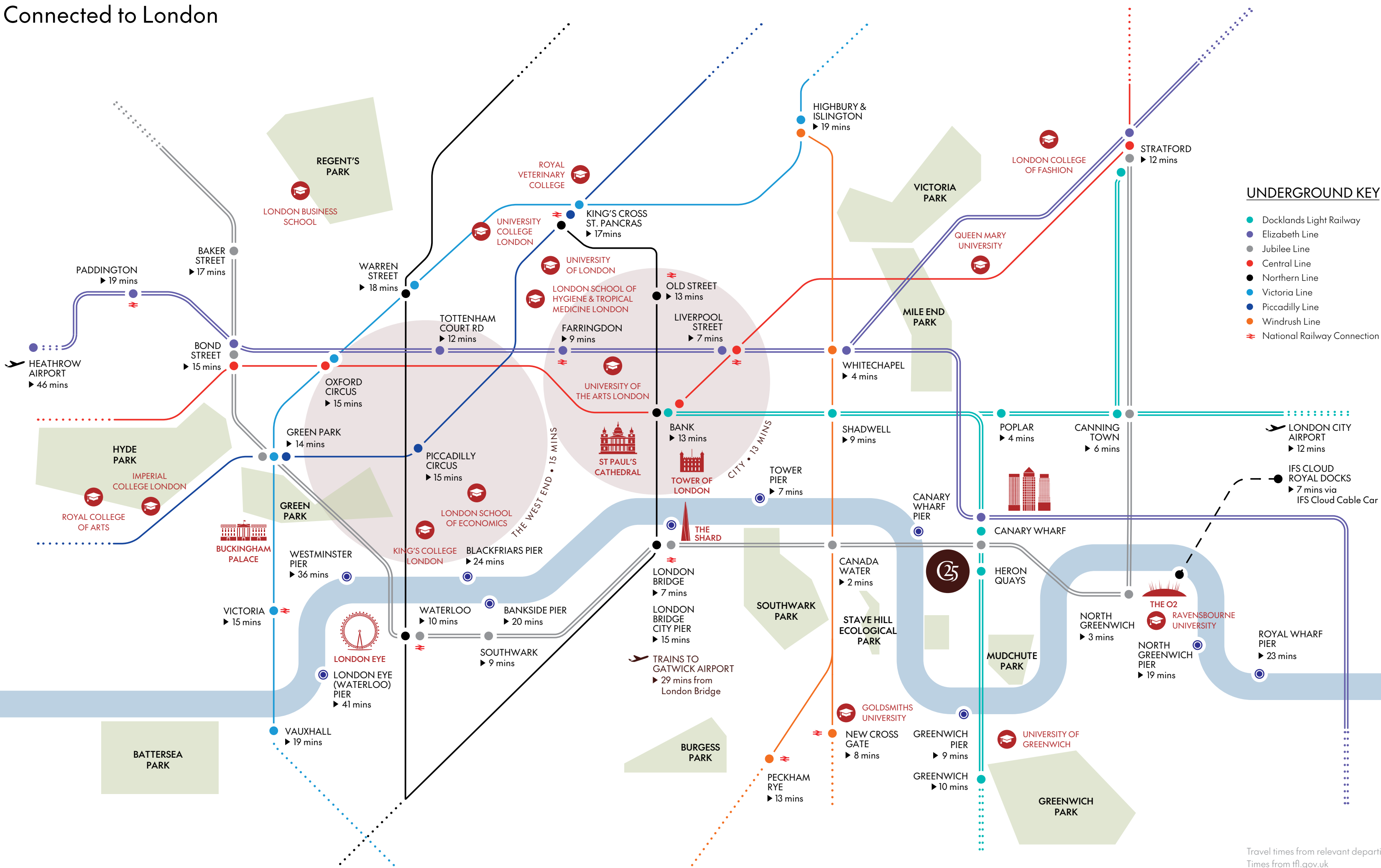


CONNECTIONS

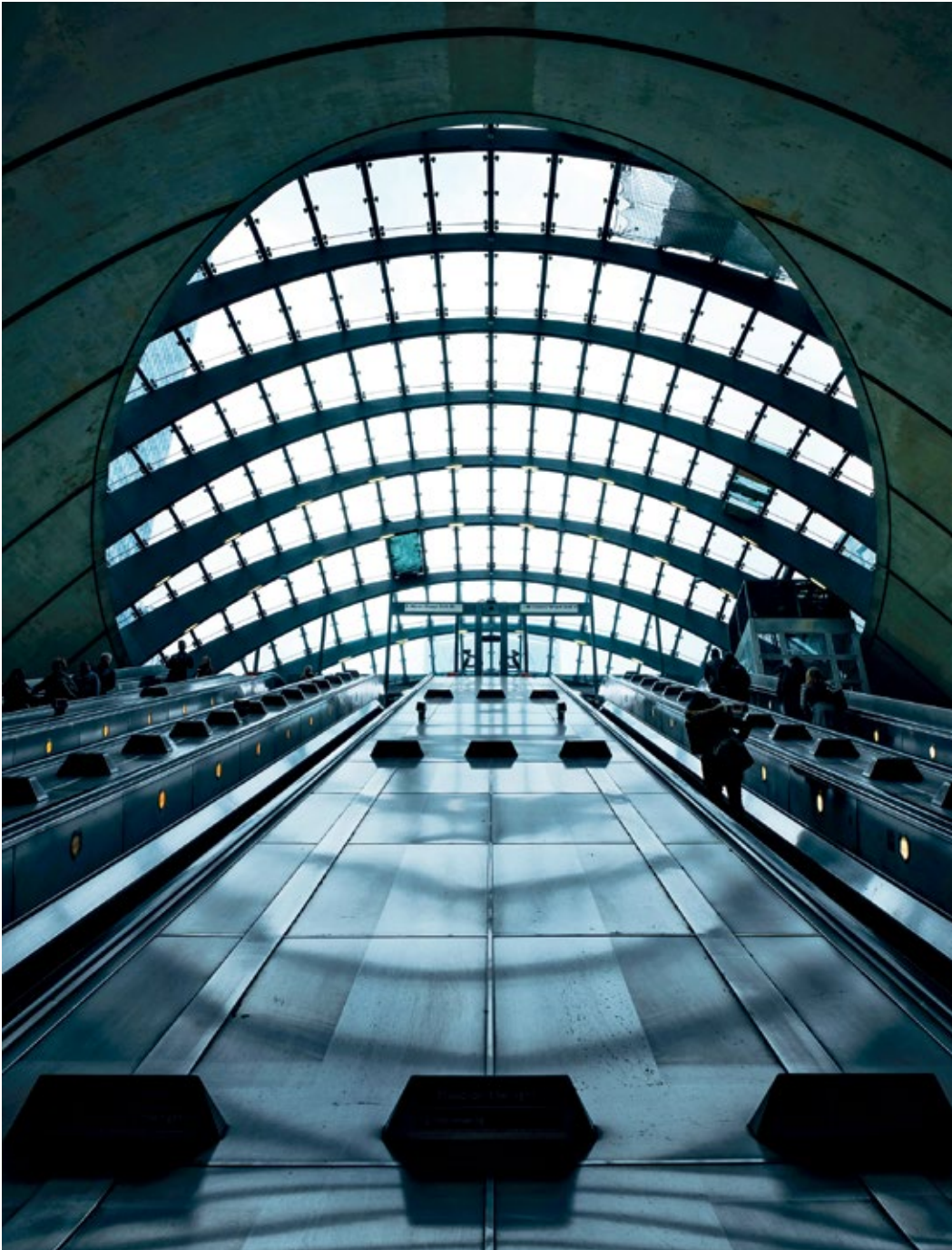
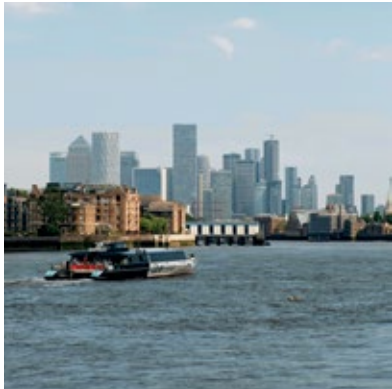
Fast. Direct. Connected.

Canary Wharf's travel connections to central London and the major travel hubs of the south east are unparalleled, and the Elizabeth Line puts residents within reach of the West End in just 15 minutes. By road, rail or air, few places offer the chance to access the very best of the city, or an escape further afield.

Connected to London



Travel Links



25 Cuba offers unprecedented access to London’s most innovative business, education and cultural districts. The Elizabeth Line runs direct to Heathrow Airport in just 46 minutes. Central London can be reached via the Jubilee Line, the Uber Boat by Thames Clippers, and the Docklands Light Railway.

 DOCKLANDS LIGHT RAILWAY
Heron Quays Station (3 mins walk)

GREENWICH	10 mins
LONDON CITY AIRPORT 	12 mins
BANK	13 mins
STRATFORD	14 mins

 UBER BOAT BY THAMES CLIPPER
Canary Wharf Pier (3 mins walk)

LONDON BRIDGE PIER	15 mins
TATE MODERN (BANKSIDE)	20 mins
BLACKFRIARS PIER	24 mins
SOUTH BANK (LONDON EYE)	38 mins

 JUBILEE LINE
Canary Wharf Underground Station (7 mins walk)

LONDON BRIDGE	7 mins
WATERLOO	10 mins
STRATFORD	12 mins
GREEN PARK	14 mins
BOND STREET	15 mins
BAKER STREET	17 mins

 ELIZABETH LINE
Canary Wharf Train Station (9 mins walk)

LIVERPOOL STREET	7 mins
TOTTENHAM COURT ROAD	12 mins
PADDINGTON	19 mins
HEATHROW AIRPORT	46 mins



EDUCATION

Learn. Think. Grow.

London is home to some of the world's top educational institutions, combining centuries of tradition with cutting-edge research and thriving cultures of innovation. With the Elizabeth Line, these mighty universities are a matter of minutes from 25 Cuba.



University of Greenwich

Based across three campuses in Greenwich and Kent, the University is a unique blend of town and country. As one of London's famous village communities, alongside the likes of Dulwich and Hampstead, the area is known for its historic buildings, green spaces, expansive riverfront and lively weekend markets. With a thriving international community from 140 countries, the University's 25,000-strong student body is one of the most diverse in London and gets the best of both worlds — city convenience with a rural quality of life.

gre.ac.uk



Royal College of Art

Generally recognised as the world's most influential postgraduate institution for art and design, the RCA has tutored alumni from Henry Moore to Tracey Emin, David Hockney to James Dyson. With campuses in South Kensington, Battersea and White City, it continues to shape our visual culture today.

rca.ac.uk



King's College London

King's was given the Royal Charter by George IV in 1829, and since then has educated the great and good of arts and science, from Rosalind Franklin to John Keats. With a campus on the banks of the Thames in the East Wing of Somerset House and others dotted around the city, it's truly enmeshed in London life.

kcl.ac.uk



University College London

Founded in 1826, UCL mixes a wide range of arts and science subjects, making it the leading multidisciplinary university in the capital. With 51,000 students from over 150 countries, it's a truly diverse hotbed of original thinking and learning.

ucl.ac.uk



Queen Mary University

One of London's great 'reformer' institutions of the Victorian age, Queen Mary's was originally founded to ensure students from all walks of life had educational opportunities. It's now one of the capital's leading universities, and its East London location puts it on 25 Cuba's doorstep.

qmul.ac.uk



Goldsmiths University of London

Taking its name from the London guild the Worshipful Company of Goldsmiths, who founded the school in 1891, Goldsmiths built a reputation for fiercely original thought and an open-minded arts education throughout the 20th century. The college played a formative role in the birth of the so-called YBA movement of the 1990s, with notable alumni including the filmmaker Steve McQueen, artist Damien Hirst and image-maker Sam Taylor-Johnson.

gold.ac.uk





London School of Economics

The deceptively named LSE is about far more than business — it's one of the leading social sciences universities in the world. With a lively graduate programme (postgrads outnumber undergrads at LSE), it also has a wide range of overseas students, at around 70% of the student body.

lse.ac.uk



London Business School

With a main campus in a John Nash building overlooking Regent's Park (the same architect who designed Buckingham Palace), London Business School is one of the great centres of learning in applied finance with impeccable international connections.

london.edu



Royal Veterinary College

Founded in 1791, the RVC is the oldest and largest veterinary college in the UK and was ranked first in the world in 2019. Its highly specialist education system attracts students from around the world at both undergrad and postgrad level, and innovative offshoots include the London Bio Science Innovation Centre.

rvc.ac.uk



London School of Hygiene & Tropical Medicine

Celebrating its 125th anniversary in 2024, the LSHTM is one of the city's most highly esteemed specialist research institutions. With over 3,000 staff working across 100 countries, it operates a global network that brings in £180 million in research grants a year to tackle the world's deadliest diseases (especially those impacting at risk communities).

lshtm.ac.uk



University of The Arts London

Combining six major arts colleges dotted around London — Camberwell College of Arts, Central Saint Martins, Chelsea School of Arts, London College of Communication, London College of Fashion and Wimbledon College of Arts — UAL offers unparalleled education in fashion, design, art and architecture.

arts.ac.uk



Imperial College London

As the Fourth Industrial Revolution in artificial intelligence and robotics takes hold, expertise in science, technology, engineering and maths (STEM) is increasingly in demand. Imperial leads the way in London in these areas (as well as medicine), and has the greatest research impact of any UK university.

imperial.ac.uk



Ravensbourne University London

Blending top-notch media and technology teaching with hands-on industry experience, Ravensbourne is the top UK specialist university for creative graduate salaries. Also acting as an incubator for over 100 creative technology businesses, the state-of-the-art campus just outside the O2 Arena combines arts, academia and commerce. With the UK's creative industries booming (growing 30% between 2012 and 2016 alone), Ravensbourne is helping train a hybrid generation of creative professionals.

ravensbourne.ac.uk





CANARY WHARF

Established. Unrivalled. Thriving.

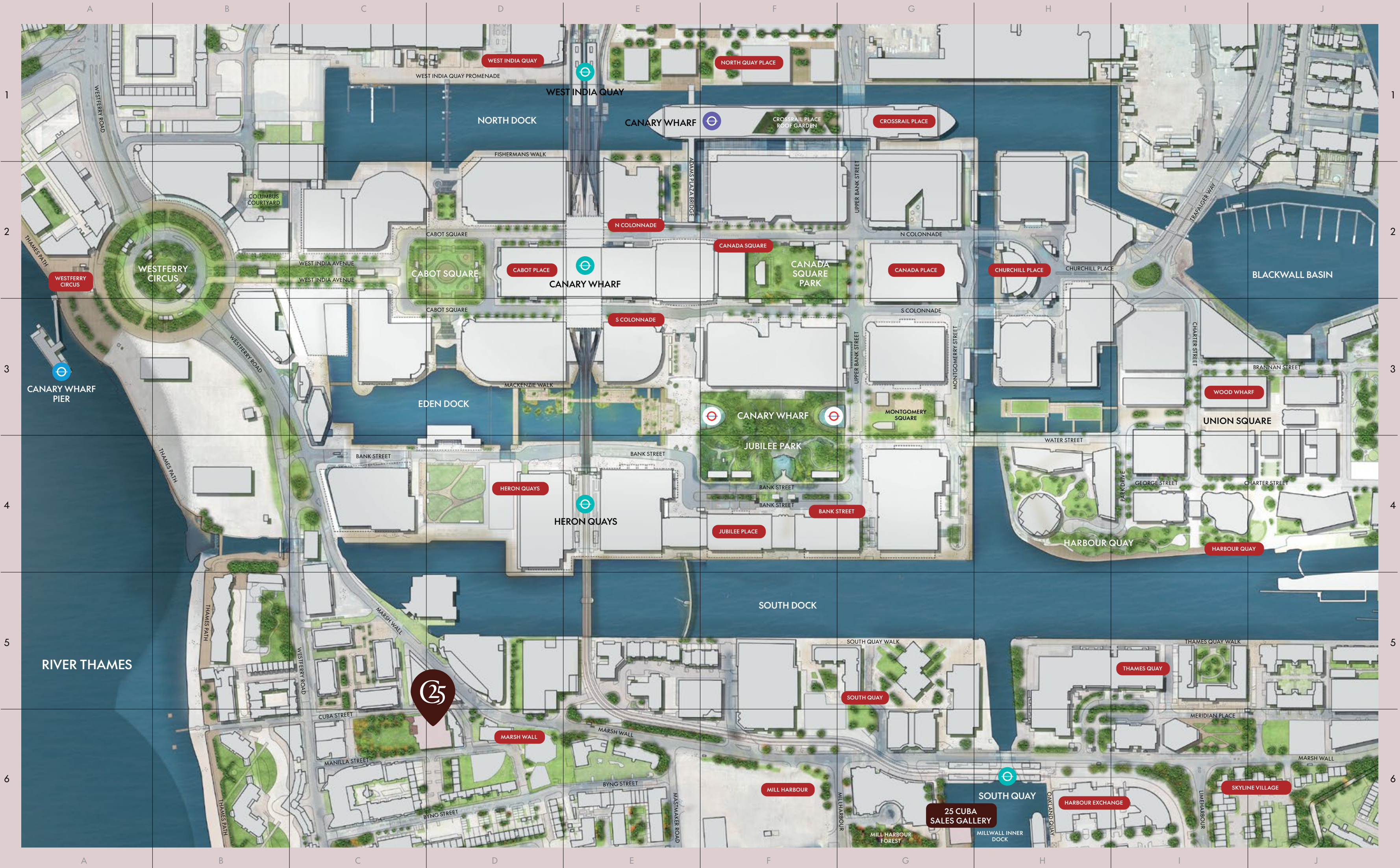
Right on 25 Cuba's doorstep, decades of investment into the economy of Canary Wharf have shaped a place of extraordinary diversity and of unrivalled connectivity by road, rail and air to London and the wider world. Firmly established as a location for global businesses, a life-sciences hub is also now growing at pace here. There's also a thriving neighbourhood of bars and restaurants, cinemas and music venues and some of the capital's most diverse retail, leisure and wellness offerings, powering the area's growth and supporting Canary Wharf's position as a place where young families can thrive.



EXPLORE YOUR
NEW NEIGHBOURHOOD



DIRECTORY



Directory

Cafés, Bars, Restaurants

@Home Pizza / Heron Quays	C4
640 East / Montgomery Square	G3
Acai Berry / Canada Place	G2
Amazing Grace / Heron Quays	D3
Amerigo Vespucci / Cabot Square	C3
Assenheims 56 / Westferry Circus	B2
Atis / Canada Place	G2
B. Bakery / Harbour Exchange	I6
Badiani Gelato / Canada Place	G2
Bar Lina / Crossrail Place	F1
Barbarella / Canary Wharf	E3
Bella Cosa / Thames Quay	J5
Bentore / Harbour Exchange	H6
Biang / Jubilee Place	F4
Big Easy / Crossrail Place	E1
Birleys / Canada Place	F3
Black Sheep Coffee / Jubilee Place	F4
Blacklock / Cabot Place	D2
Blank Street Coffee / Canada Square	F2
Boisdale / Cabot Place	D2
Bread&truffle / Canada Place	G2
BrewDog / Churchill Place	H2
Brick Lane Bagel Co / Canary Wharf	E3
Brother Marcus / Canary Wharf	E3
Brera Lounge / West India Quay	C2
Browns Brasserie & Bar / West India Quay	D1
Burger & Lobster / West India Quay	D1
Burger King / Cabot Place	E2
Buns From Home / Cabot Place	E2
Caffè Nero / Jubilee Place	F4
Café Brera / Jubilee Place	F4
Café Seek / Wood Wharf	J4
Canary Coffee / Marsh Wall	D6
Capeesh / South Quay	G6
Caravan / Canary Wharf	E3
Chicken Shop / Jubilee Place	F4
Chinese Gourmet / Skylines Village	H6
Chipotle / Jubilee Place	F4
Coco / West India Quay	C1
Coco Di Mama / Canary Wharf	E2
Crate Bar and Pizzeria / Wood Wharf	I4
Dez Amor / Wood Wharf	I4
Dez Amore / Cabot Square	E2
Ding Tai Fung / Crossrail Place	F1
Director Box / Crossrail Place	F1
Dishoom / Wood Wharf	I3
Eggslut / Crossrail Place	E2
Electric Shuffle / Cabot Square	D2
Emilia's Crafted Pasta / Wood Wharf	I4
Fairgame Bar / Cabot Square	D2
Feels Like June / Wood Wharf	I3
Fika Xchange / Harbour Exchange	H6
Five Guys / Jubilee Place	F4
Franco Manca / Jubilee Place	F4
Fushima / Skylines Village	I6
Gallio / Cabot Place	F4
Garbanzos / Canary Wharf	E3
Gaucho / Westferry Circus	A3
German Doner Kebab / Cabot Place	E2
Gopal's Corner / Cabot Place	E2
Grateful Kitchen / Canary Wharf	E3
Grind / Cabot Place	E2
Hawksmoor / Wood Wharf	H3
Hazev / South Quay	F5
Henry Addington / Canary Wharf	D3

Hotel Chocolat Café / Jubilee Place	F4
Hovarda / Wood Wharf	H3
Humble Grape / Cabot Place	D3
In A Pikel / Skylines Village	J6
Island Poké / Crossrail Place	G1
Ippudo Canary Wharf / Crossrail Place	G1
Jamaican Patty / Canary Wharf	E3
Jenki Matcha Bar / Jubilee Place	F4
Joe & The Juice / Cabot Place	D2
Jude's Thai / Crossrail Place	E2
JWD Hand-Pulled Noodle Bar / Jubilee Place	F4
Krispy Kreme / Canada Square	F3
Kricket / Cabot Place	E2
Kung Fu Mama / Jubilee Place	F4
La Nina Caffè & Mercato / Skylines Village	I6
Lebanese Food / Skylines Village	I6
Lina Stores / Crossrail Place	F1
Little Green Vietnamese / Mill Harbour	F6
Lobby Lounge Bar / West India Quay	D1
Lockdown / Wood Wharf	J3
Mama Li / Wood Wharf	J3
Manhattan Grill / West India Quay	D1
Manjal / Thames Quay	J5
Marceline / Wood Wharf	H3
Market Halls Cargo / Cabot Place	E2
Mildreds / Wood Wharf	H4
Moirá Restaurant / Marsh Wall	E6
Mr Pretzels / Canada Place	J2
Munich Cricket Club / West India Quay	C1
Neama / Marsh Wall	D6
No.35 Mackenzie Walk / Canary Wharf	D3
Noma London / Thames Quay	I5
Nora / Wood Wharf	J3
Notes Coffee / Canada Square	F1
Obica Mozzarella Bar / Jubilee Place	E4
Ole & Steen / Jubilee Place	F4
Ong Lai Kopitiam / Wood Wharf	J3
Oasis Bar and Terrace / Canada Square	F2
Oysteria / Jubilee Place	F4
Patty & Bun / Wood Wharf	I4
Paul / Jubilee Place	F4
Pergola on the Wharf / Crossrail Place	J1
Pho / Jubilee Place	F4
Pilpel / Canary Wharf	F3
Pizza Pilgrims / West India Quay	C1
Poké The Bear / Cabot Place	E2
Pret A Manger / Jubilee Place	F4
Pure / Cabot Place	E2
Rice Guys / Canary Wharf	E3
Rocket / Churchill Place	H2
Roe / Wood Wharf	H4
Roka / Cabot Place	F2
Royal China / Westferry Circus	A3
Sacred Garden / Canary Wharf	D3
Scarpetta / Canada Place	D3
Shake Shack / Canada Square	F2
Shahs Halal Food / Skylines Village	I6
Signorelli / Wood Wharf	J3
Six by Nico / Canary Wharf	E3
Soma / Cabot Place	E2
Songbird Restaurant & Bar / Wood Wharf	I3
Starbucks Coffee Co. / Jubilee Place	F4
Sticks'n'Sushi / Crossrail Place	F1
Subway / South Quay	G6
Supershakes / Wood Wharf	J3
T4 Bubble Tea / Crossrail Place	F2

The Alchemist / Canary Wharf	E3
The Bagel Guys / Crossrail Place	E2
The Boathouse / Wood Wharf	H4
The Cocktail Club / Cabot Square	D2
The Eleventh Hour / Marsh Wall	D5
The Henry Addington / Canary Wharf	D3
The Ivy in the Park / Canada Square	F2
The Ledger Building / West India Quay	C1
The Parlour / Canada Square	F2
The Salad Project / Jubilee Place	F4
The Sipping Room / West India Quay	D1
The Vow Studio / Wood Wharf	H4
The Winter Club / Wood Wharf	I3
Thunderbird Fried Chicken / Jubilee Place	F4
Uoichi Japanese / Thames Quay	I5
Urban Greens / Jubilee Place	F4
Wagamama / Jubilee Place	F4
Wahaca / Canada Square	F2
Wasabi / Cabot Place	E2
WatchHouse / Cabot Place	E2
Yolé / Canary Wharf	F3
Yolk / Cabot Place	E2
Yuhoki Japanese / Thames Quay	I5
Yummzy / Cabot Place	D2
Za'ta / Canada Square	F2
Zizzi / Cabot Place	E2

Parks, Gardens, Waterside

Cabot Square / Cabot Square	D2
Canada Square Park / Canada Square	F2
Columbus Courtyard / Westferry Circus	B2
Crossrail Place Roof Garden / Crossrail Place	F1
Eden Dock / Eden Dock	D3
Jubilee Park / Canary Wharf	F4
Millwall Inner Dock / Harbour Exchange	H6
Montgomery Square / Canary Wharf	G3
North Dock Waterside / North Dock	D1
South Dock Waterside / South Dock	D5
Union Square / Wood Wharf	I3
Westferry Circus Gardens / Westferry Circus	B2
Wood Wharf Promenade / Wood Wharf	H4

Arts & Entertainment

Canary Wharf Theatre / Wood Wharf	I3
Everyman Cinema / Crossrail Place	F1
Fairgame / Cabot Place	D2
London Docklands Museum / West India Quay	C1
Pitch Wharf / Churchill Place	H3

Shopping

Aesop / Cabot Place	D2
ASICS / Jubilee Place	F4
Barker Shoes / Cabot Place	D2
bloobloom / Canada Square	F2
Boggi Milano / Canada Square	F2
BOSS / Cabot Square	F2
Breitling / Canada Place	F2
BYD / Cabot Place	E2
Cards Galore / Cabot Place / Cabot Place	E2
Castore / Jubilee Place	F4
Charbonnel et Walker / Cabot Place	E2
Charles Tyrwhitt / Canada Place	F2
Circle Collective / Jubilee Place	F4
Coach / Cabot Place	E2
COS / Jubilee Place	F4
Co-op Food / Harbour Exchange	E6
Crockett & Jones / Cabot Place	D2
Currys / Canada Square	F4
David Clulow / Jubilee Place	F4
David M Robinson / Jubilee Place	F4
Dune London / Cabot Place	E2
Diptyque / Cabot Place	E2
Flowers & Plants Co. / Jubilee Place	F4
Flying Tiger Copenhagen / Crossrail Place	G1
Fortnum & Mason / Canada Square	F2
Hackett / Cabot Place	E2
Hawes & Curtis / Canary Wharf	E3
HOBBS / Canada Place	F2
Holland & Barrett / Jubilee Place	F4
Hotel Chocolat / Canada Place	F3
JD Sports / Canada Square	F2
John Lewis & Partners / Canada Place	G2
Kiehl's / Jubilee Place	F4
Kiko Milano / Canada Square	E2
L'Occitane / Jubilee Place	F4
Läderach / Canada Place	F2
Lakrids By Bülow / Cabot Square	E2
LK Bennett / Jubilee Place	F4
lululemon / Canada Place	F3
M&S Simply Food / Jubilee Place	F4
Monica Vinader / Jubilee Place	F4
Moleskine / Cabot Place	D2
Moss / Canada Square	F2
Newbie / Cabot Place	D2
News on the Wharf / Canada Square	E2
Office / Cabot Place	E2
Pandora / Canada Square	F2
Penhaligon's / Cabot Place	E2
Polo Ralph Lauren / Cabot Place	E2
Pop Mart / Canada Square	F2
PureSeoul / Canada Place	G2
Reiss / Jubilee Place	F4
Rituals / Jubilee Place	F4
Robert Dyas / Canada Place	G2
Russell & Bromley / Canada Place	F2
Ryman / Cabot Square	E2
Samsung / Canada Place	F2
Scribbler / Canada Place	E2
Space NK / Cabot Square	D2
Sestrene Grene / Jubilee Place	F4
Swarovski / Jubilee Place	F4
Tesco Express / Marsh Wall	C6
The Fragrance Shop / Canada Place	G2
The White Company / Jubilee Place	F4
TM Lewin / Cabot Square	E2

Waitrose & Partners / Churchill Place	H2
Waterstones / Cabot Square	E2
Wax London / Cabot Square	E2
Zara / Cabot Square	D2

Major Employers

ABSA Group Ltd / Bank Street	F4
Adamson Associates / Canada Square	E2
ANZ / North Colonnade	E2
Article 25 / Canada Square	E2
AFME / Churchill Place	H3
Balfour Beatty / Churchill Place	F4
Barclays / Churchill Place	H2
Begbies Traynor Group plc / Bank Street	F4
BGC Brokers LP / Churchill Place	H2
Boston Consulting Group / North Colonnade	E2
BP / North Colonnade	E2
Canary Wharf Group plc / Canada Square	E2
Citi Bank / Canada Square	F3
Clifford Chance / Bank Street	G4
Datatonic / Canada Square	E2
Euler Hermes / Canada Square	E2
EquiLend Europe / Canada Square	F2
Fisher Investments / Canada Square	E2
Fora / Canada Square	E2
General Optical Council / Canada Square	E2
Genomics England / Canada Square	E2
Hexaware Technologies / Canada Square	E2
HSBC / Canada Square	F2
IHA / Canada Square	E2
JPMorganChase / Bank Street	E4
KPMG / North Colonnade	G2
Morgan Stanley / Bank Street	D4
Capital Markets Europe / Canada Square	E2
Revolut / South Colonnade	E3

Health & Wellbeing

ARC Community / Crossrail Place	F1
Barry's / Crossrail Place	F1
Bikram Yoga / Marsh Wall	E5
Bupa Health Centre / Crossrail Place	F1
Freedom Clinics / Churchill Place	G2
Get A Drip / Cabot Place	E2
Le Chalet Cryo / Crossrail Place	G1
London Wellness / West India Quay	C1
Padium / Heron Quays	D4
Pure Sports Medicine / Cabot Place	D2
Randox Health / Cabot Place	D2
Somchit Massage & Spa / Skylines Village	I6
The Nail Atelier / Skylines Village	J6
Third Space Canary Wharf / Canada Place	G2
Third Space Wood Wharf / Wood Wharf	I3
Virgin Active / Westferry Circus	A2

Services

Malmin Dental / South Colonnade	D3
Ace-FX / Canada Place	G2
Adam Atelier / Jubilee Place	F4
Barclays Bank / Churchill Place	H2
Blinks Brow Bar / North Colonnade	H2
Boots Pharmacy / Jubilee Place	F4
Bright Horizons Nursery / Canada Square	G3
Bright Horizons Nursery / Columbus Courtyard	B2
Bright Horizons Nursery / Heron Quays	C5
Bright Horizons Nursery / Bank Street	F4
Brown's Tanning / Bank Street	E4
Bupa Dental Centre / Westferry Circus	B2
Canary Wharf Clinic / Canada Square	E2
Canary Wharf Post Office / Canary Wharf	E3
City of London Dry Cleaners / Canada Place	F3
Dastan Unisex Hair Salon / South Quay	G6
Han Hair / Harbour Exchange	H6
HCA Healthcare UK / Jubilee Place	F4
Hilton Hotel / South Quay	G6
House of Gods / Canary Wharf	D3
HSBC / Jubilee Place	F3
Idea Store / Churchill Place	H2
InPost / Jubilee Place	G4
iSmash / Canada Place	F3
James Shoeshine Chair / Cabot Place	E2
Jon Hala / Jubilee Place	F4
Kidslab Day Nursery / Skylines Village	J6
Lloyds Bank / Canada Square	E2
Marriott Exec Apartments / West India Quay	D1
Mouth Dental / South Quay	F5
NatWest / Crossrail Place	G1
Novotel / Marsh Wall	D6
Nuffield Health / South Quay	G5
OmniFix / Wood Wharf	I4
One Day Test / Mill Harbour	F6
Pawsome & Pet Grooming Spa / Wood Wharf	I4
Print Shop / Skylines Village	J6
Qube East / Wood Wharf	H4
Rise n Shine Nursery / Skylines Village	J6
Rockar Jaguar Land Rover / Canada Square	E2
Ross Watch Repairs / Cabot Place	D2
Santander / Canary Wharf Core	E2
Skyline Nursery / Skylines Village	J6
Smilepod / Jubilee Place	F4
Snappy Snaps / Canada Square	E2
Ted's Grooming Room / Cabot Place	D2
Thérapie Clinic / Jubilee Place	F4
Toni & Guy / Canada Square	E2
Townhouse Nail Salon / Jubilee Place	F4
Trailfinders / Cabot Place	E2
Ultra Sound Direct / Marsh Wall	D5
Vision Express Optical Lab / Canada Square	E2
Wharfside Car Valet / Cabot Place	G2
House of Gods Hotel / Canary Wharf	D3
Mulberry Primary School / Wood Wharf	J3
Vision Express / Canada Place	F2
Wonder Haven Nursery / Skylines Village	J6
Wood Wharf Health Centre / Wood Wharf	J4
Wood Wharf Vets / Wood Wharf	J4
Wood Wharf Kindergarten / Wood Wharf	J4

Cafés, Bars & Restaurants



Places to eat and drink — from light bites and food trucks to formal fine dining — continue to spring up across Canary Wharf alongside established names like The Ivy and Hawksmoor. Whether it's a date night, a family brunch, or a get-together with friends, there are more options to choose from right at your door, and more to come.



Shopping & Street Level

When it comes to shopping across the Canary Wharf estate, the numbers speak for themselves. There are five shopping malls (Canada Place, Cabot Place, Jubilee Place, Crossrail Place and Churchill Place), and more than 320 shops, with luxury brands, high street favourites and the largest Waitrose in the country.





Parks, Gardens & Waterside



A home at 25 Cuba puts you within reach of 16.5 acres of parks, green space, and 5km of waterside walkways. Add the Green Flag award-winning Jubilee Park, and the extraordinary Crossrail Roof Garden, and there's a wealth of places to take a moment for yourself or a restorative walk in nature.

Health & Wellbeing



The accessibility of places dedicated to health and wellbeing is one of the key benefits of a home in Canary Wharf. There's miniature golf for the kids, indoor and open-air sports facilities, a 5-mile running loop along the water's edge, Europe's largest luxury health club, and even wild swimming clubs for harder souls.



Arts & Events



The cultural scene across Canary Wharf is remarkable for its diversity and scope, with more than 100 music, art and cultural events taking place each year in venues and open-air spaces within easy reach of 25 Cuba. From the Winter Lights festival to London’s largest collection of outdoor art, there’s much to be inspired by.



Work on the Wharf



Banking remains the bedrock of the area’s economic expansion, but the last decade has seen significant growth in sectors outside of finance, including fintech, healthcare, professional services and life sciences and the area’s total employment figure is expected to double by the late 2020’s from its current level of 120,000*.

* Source: Knight Frank Estate Agents





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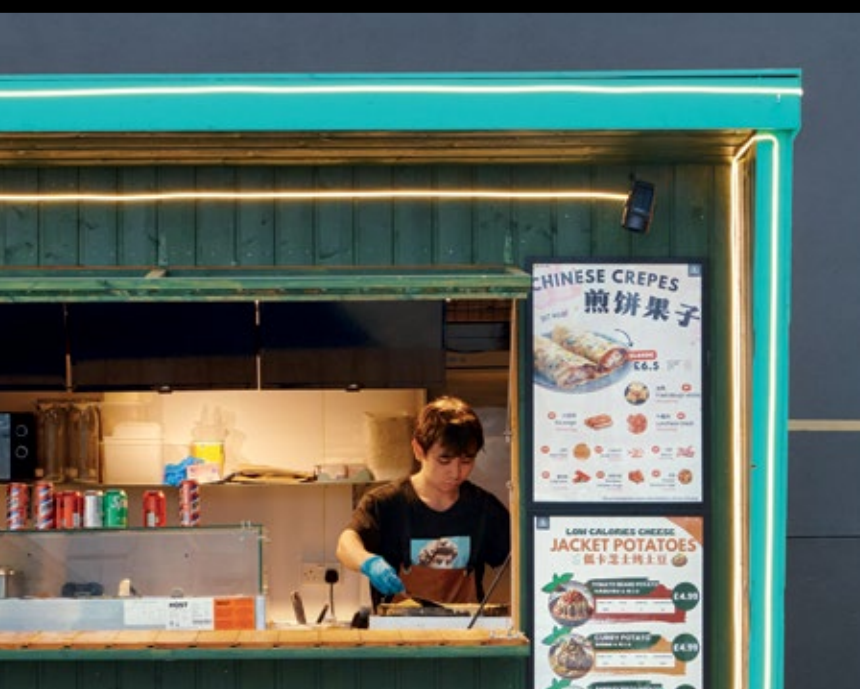
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