



LONDON SQUARE  
NINE ELMS

T H E  
LUMINARIES

AN ICONIC REFLECTION





# A RADIANCE

'Luminaries'

*A person who inspires or influences others.  
A natural light-giving body.*

Emanating lustre across the sky, and flooded with daylight through floor to ceiling windows, London Square introduces **The Luminaries** — a set of penthouses for those who inspire the people around them.

Overlooking British architectural icons, each penthouse reflects the world around them — inspired by, and inspiring excellence.

A prestigious address, nestled in the sky.

# OF LIGHT



# REFLECTING INFINITE VISTAS





T H E  
LUMINARIES







## AZURE

Overlooking the River Thames and infinite city skyline, Azure makes the most of the calm that water brings. Simultaneously reflecting the dramatic lights of the sky with poise and grace.



# A REFLECTION OF ARCHITECTURAL ICONS

The Luminaries are aptly located between modernity and tradition, showcasing London's most quintessential British monuments from their spacious balconies.





# A RICH HISTORY

Imagine an idyllic landscape of fragrant lavender fields, flourishing asparagus farms, and historic gardens that once nourished the heart of London. This was the essence of Nine Elms, where proud windmills dotted the horizon and history thrived in every corner.

The name Nine Elms dates back to 1645, a tribute to the nine stately elm trees that lined its scenic lane, marking the beginning of a legacy that endures to this day.



'THE NINE ELM TREES' BY J D WINGFIELD

NINE ELMS

ROYAL MAIL STAMP CARVING

NEW COVENT GARDEN MARKET

○ —————  
1645

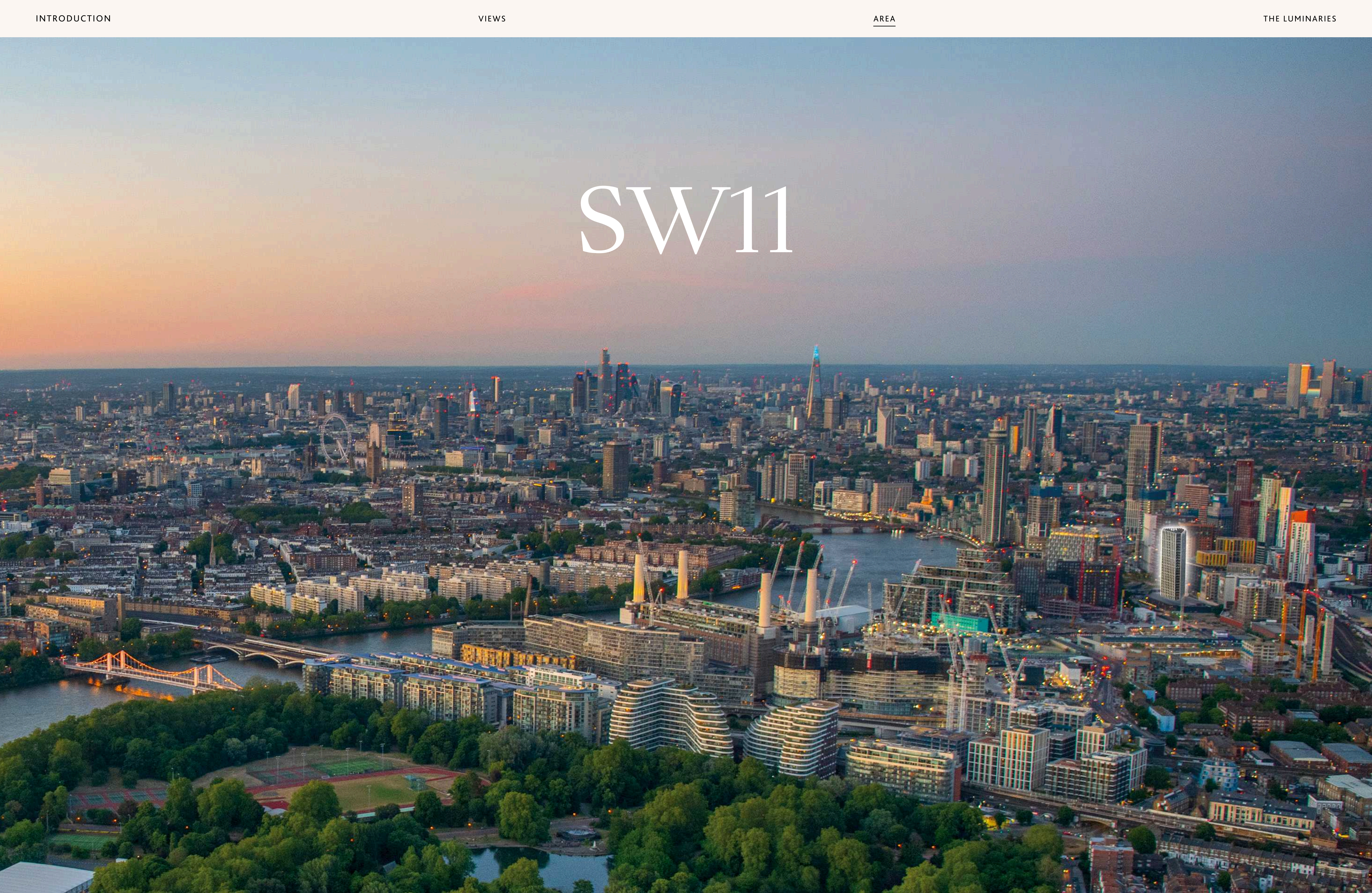
○ —————  
1808

○ —————  
1973

○ —————  
2023



# SW11







# NINE ELMS, TODAY

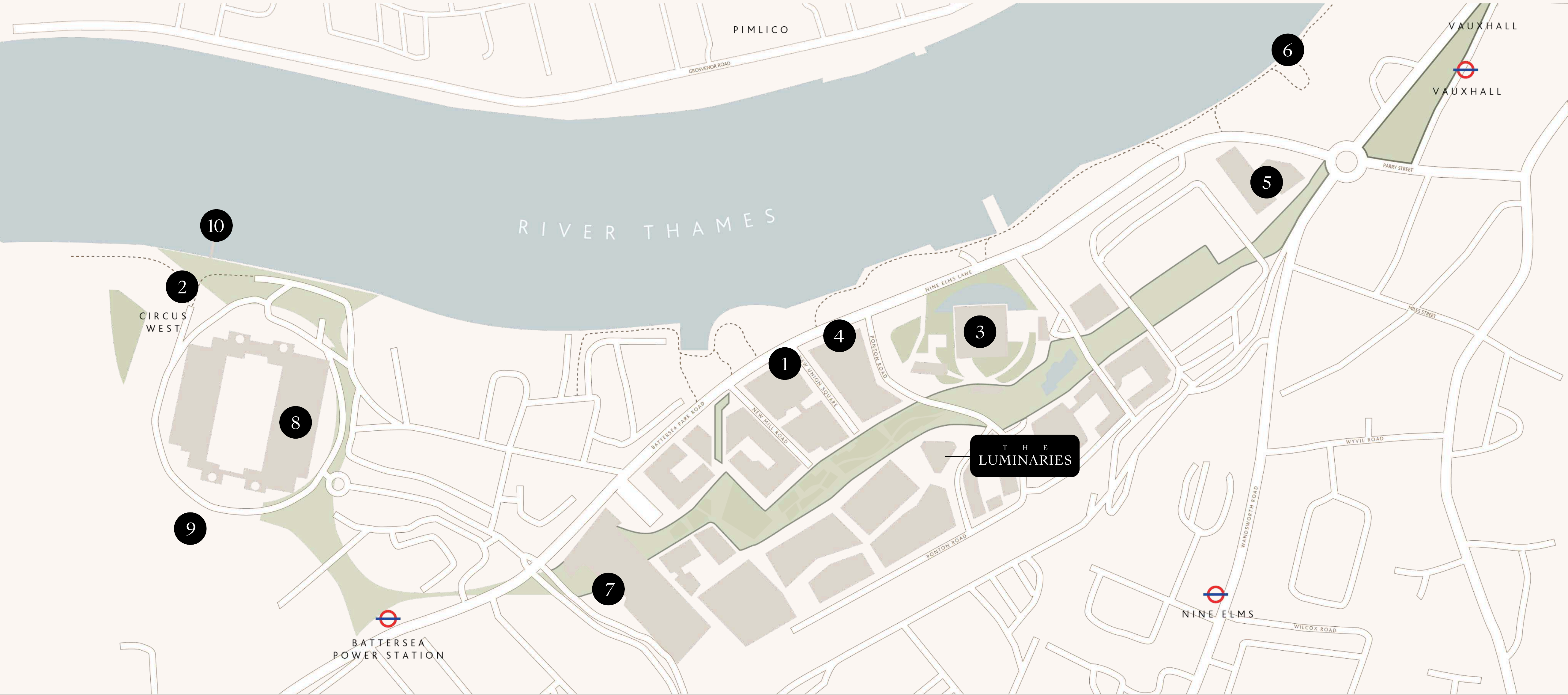


## A BESPOKE COLLABORATION

World-leading architects, developers, planners, and businesses came together to deliver a successful and innovative mixed-use district at Nine Elms. With its cutting-edge design and forward-thinking architecture, it's a magnet for growth with opportunities to invest.

The creation of 50 acres of attractive, interesting, and popular outdoor space is central to the new area including the new park which connects all neighbourhoods. The overall vision is to reinvent the riverside area to promote healthy living and biodiversity.





# FLOW EFFORTLESSLY AMONGST LIFE

LIFESTYLE

- 1 LINNAEAN  
4 MIN WALK
- 2 BOOM CYCLE  
18 MIN WALK

AMENITIES & LANDMARKS

- 3 U. S. EMBASSY  
1 MIN WALK
- 4 WAITROSE  
3 MIN WALK
- 5 5\* PARK HYATT  
8 MIN WALK
- 6 ST GEORGE WHARF PIER  
11 MIN WALK

- 7 NEW COVENT GARDEN  
FLOWER MARKET  
11 MIN WALK
- 8 BATTERSEA POWER STATION  
13 MIN WALK

- 9 ART'OTEL BATTERSEA  
14 MIN WALK
- 10 BATTERSEA POWER  
STATION PIER  
20 MIN WALK





# THE PINNACLE OF CULINARY EXCELLENCE

EVERNIGHT  
JAPANESE, 3 MIN WALK

ARCHWAY  
ITALIAN, 7 MIN BY CAR

❀  
A. WONG  
MODERN CUISINE, 8 MIN BY CAR

LORNE  
MODERN CUISINE, 11 MIN BY CAR

❀  
TRINITY  
MODERN CUISINE, 12 MIN BY CAR

WILDFLOWERS  
MEDITERRANEAN, 12 MIN BY CAR

CORNUS  
MODERN BRITISH, 12 MIN BY CAR

❀❀❀  
RESTAURANT GORDON RAMSEY  
FRENCH, 12 MIN BY CAR

KAHANI  
INDIAN, 14 MIN BY CAR

SINABRO RESTAURANT  
MODERN CUISINE, 15 MIN BY CAR













# ANY PLACE. ANY TIME.

Nine Elms is not only centrally located within walking distance of Westminster, but it also enjoys brand new stops on the Northern Line, the Thames Clipper, and easy access to London’s main airports. This means the rest of London and the world are never far away.



## NINE ELMS STATION

- NORTHERN LINE  
5 MIN WALK
- BATTERSEA POWER STATION  
2 MIN
- LONDON WATERLOO  
5 MIN
- LONDON CHARING CROSS  
8 MIN
- TOTTENHAM COURT ROAD  
10 MIN
- LONDON EUSTON  
14 MIN
- BANK  
18 MIN
- LONDON BRIDGE  
22 MIN
- HAMPSTEAD  
22 MIN



## VAUXHALL STATION

- VICTORIA LINE & OVERGROUND  
12 MIN WALK
- LONDON VICTORIA  
3 MIN
- GATWICK AIRPORT  
33 MIN
- CLAPHAM JUNCTION  
5 MIN
- BRIXTON  
5 MIN
- OXFORD CIRCUS  
7 MIN
- LONDON EUSTON  
10 MIN
- KING’S CROSS ST. PANCRAS  
12 MIN
- PARIS  
2 HRS 26 MIN
- HIGHBURY & ISLINGTON  
14 MIN



## ST GEORGE WHARF

- THAMES CLIPPER  
5 MIN WALK
- BATTERSEA POWER STATION  
2 MIN
- LONDON EYE  
8 MIN
- WESTMINSTER  
11 MIN
- EMBANKMENT  
15 MIN
- BLACKFRIARS  
20 MIN
- LONDON BRIDGE CITY  
24 MIN
- CANARY WHARF  
28 MIN
- GREENWICH  
32 MIN
- NORTH GREENWICH  
36 MIN



## TOTTENHAM COURT ROAD STATION

- ELIZABETH LINE  
10 MIN VIA NORTHERN LINE
- LIVERPOOL STREET  
5 MIN
- PADDINGTON  
5 MIN
- STRATFORD  
12 MIN
- HEATHROW TERMINAL 5  
37 MIN









# IMAGINE, HOME

Sitting opulently above the sky, each penthouse absorbs and reflects light with immense poise. Each one features its own unique take on the capital with a richness of specifications.

Adorned with British design classics and set within bold, modern elevations, each features contemporary interiors that are the pinnacle of opulence.



# AN ILLUMINATING SCENE





# BASK IN BEAUTY





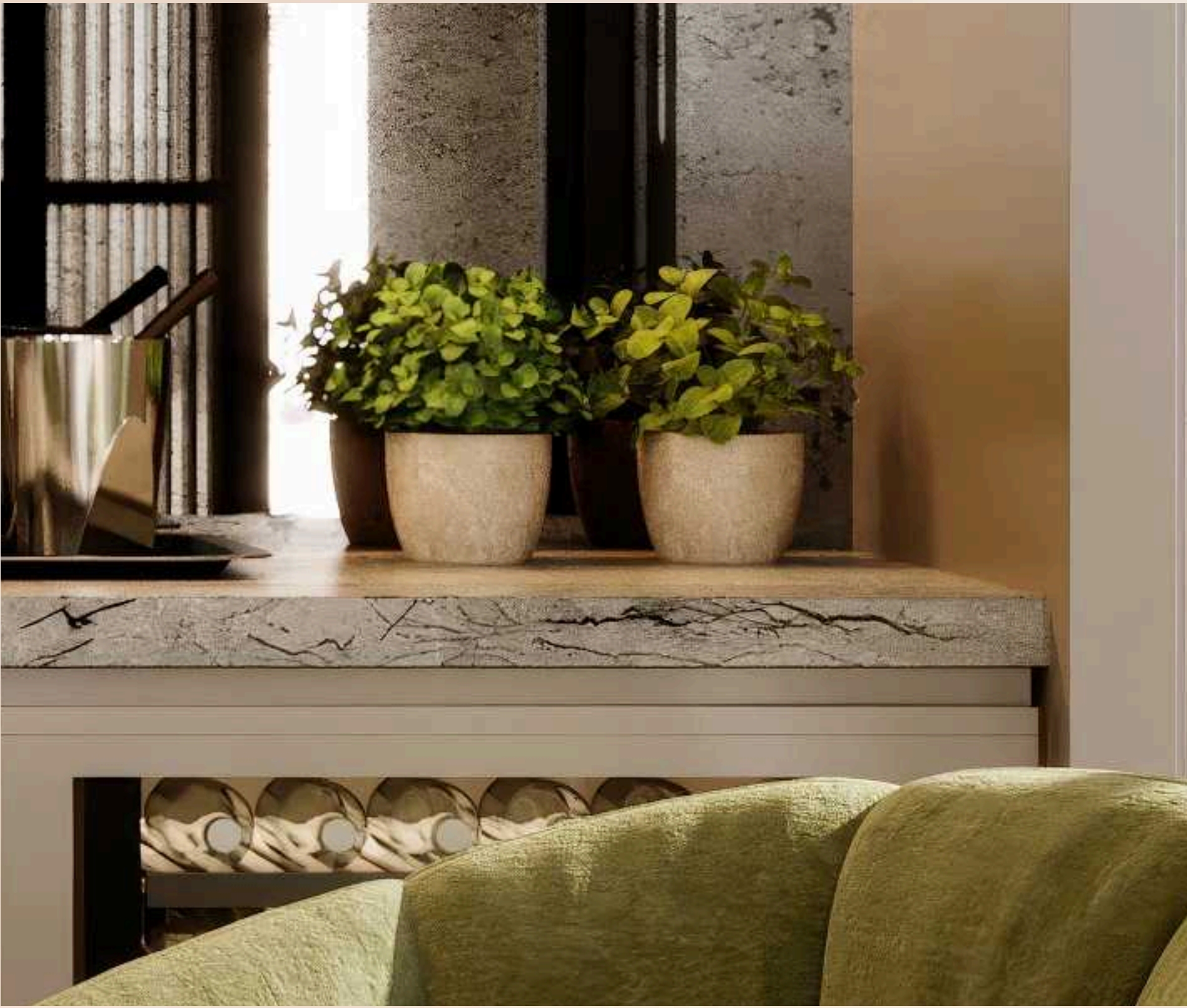
# A SCENE OF SERENITY



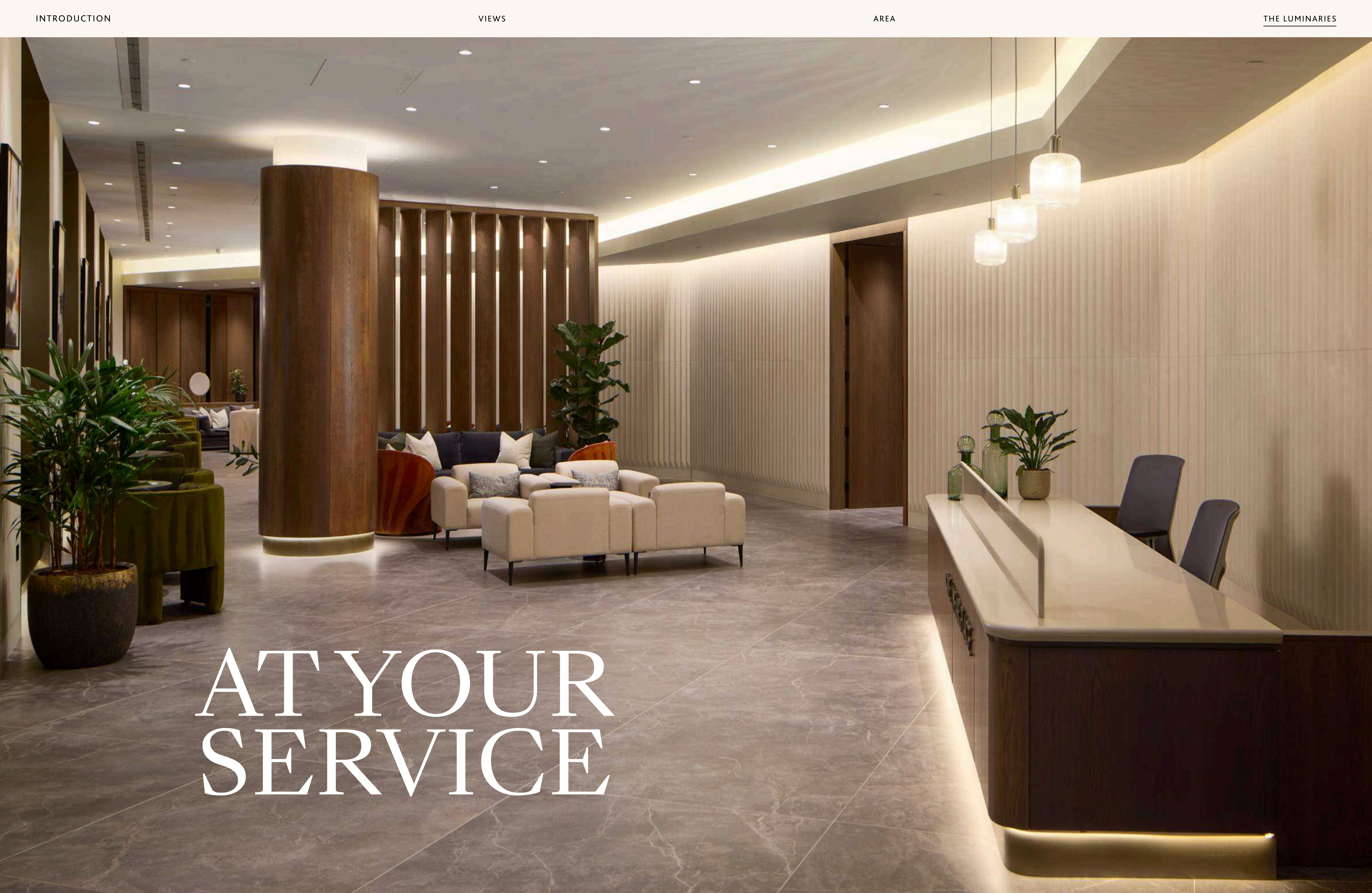




# PEACE AND FOCUS







AT YOUR  
SERVICE



**OUR 24-HOUR CONCIERGE  
SERVICE IS ON HAND FOR  
YOUR CONVENIENCE.**

For your ease, deliveries can be taken at  
our concierge desk, as well as help to  
organise transport, laundry services and  
bookings, and much more to keep you  
comfortable and relaxed.





# THE DETAIL

KITCHEN / PANTRY

- Bespoke painted oak kitchen cabinetry with soft close drawers
- Caesarstone worktop and splashback
- Miele 2 x single oven, microwave oven, combi oven, steam oven and warming drawer in black
- Bora induction hob with extractor in black
- Full height fridge and full height freezer with plumbed-in ice maker
- Black steel underslung sink with matt black boiling water tap
- Fisher & Paykel integrated double dishwasher drawers

PARLOUR

- Bespoke painted oak cabinetry with soft close drawers
- Caesarstone worktop
- Smoked mirror back panel with open shelving and LED lighting
- Fully integrated Caple wine fridge/s

GENERAL SPECIFICATION

- Matt black doorknobs, hinges, latches, and doorstops
- Matt black lighting
- Matt black switches, sockets, and media plate
- Dulux Pebble Shore to walls and ceilings
- Dulux Narrow Lane to shower room and bathroom ceilings only
- Havwoods Columba chevron flooring with colour matched doors, skirting and architraves in oak stain finish
- Motorised blinds to all windows
- Govette glazed doors to parlour, pantry, walk in wardrobe and bar area







PRINCIPAL BATHROOM

- Govette glazed cubicle doors for WC, shower and storage cupboard
- Tadelakt polished plaster finish to walls and ceiling in WC and shower cubicle, including shower seat
- Wall mounted shower WC
- Vola brassware in matt black including floor standing taps, toilet roll holder and brush, heated towel rail and robe hooks
- Double freestanding basins with suspended mirrors
- Double ended freestanding bath
- Large format Caesar Ceramiche wall tiles and floor tiles in Ecu
- Crosswater tranquil recessed shower head
- Niche in shower

SHOWER ROOM

- Large format Caesar Ceramiche floor tiles in Clay with vertical brick stacked wall tile
- Bespoke Caesarstone Striata vanity drawer
- Black framed mirror with integrated demister pad above basin with halo lighting
- Wall hung WC with soft close lid
- Walk in shower with glass shower screen
- Matt black Crosswater brassware including taps, thermostats, shower head, hand rinse shower, flushplate and toilet roll holder
- Glass shelves within niche to shower
- Heated towel rail

POWDER ROOM

- Tadelakt polished plaster to wall and ceilings
- Freestanding cylindrical basin
- Wall-mounted matt back tap, flush plate, toilet roll holder and heat towel rail
- Wall hung WC with soft close lid
- Fitted mirror with wall feature and wall-mounted lighting and integrated demister pad
- Niche above WC

BATHROOM

- Large format Caesar Ceramiche floor and wall tiles in Clay with Caesarstone Striata vanity top, below basin and to wall above basin
- Black framed mirror above basin with integrated demister pad and LED lights
- Wall hung WC with soft close lid
- Bath with shower above and dec mounted handheld shower head
- Matt black Crosswater brassware including taps, thermostats, shower head and flushplate
- Shelved storage unit above WC
- Glass shelves in niche
- Heated towel rail



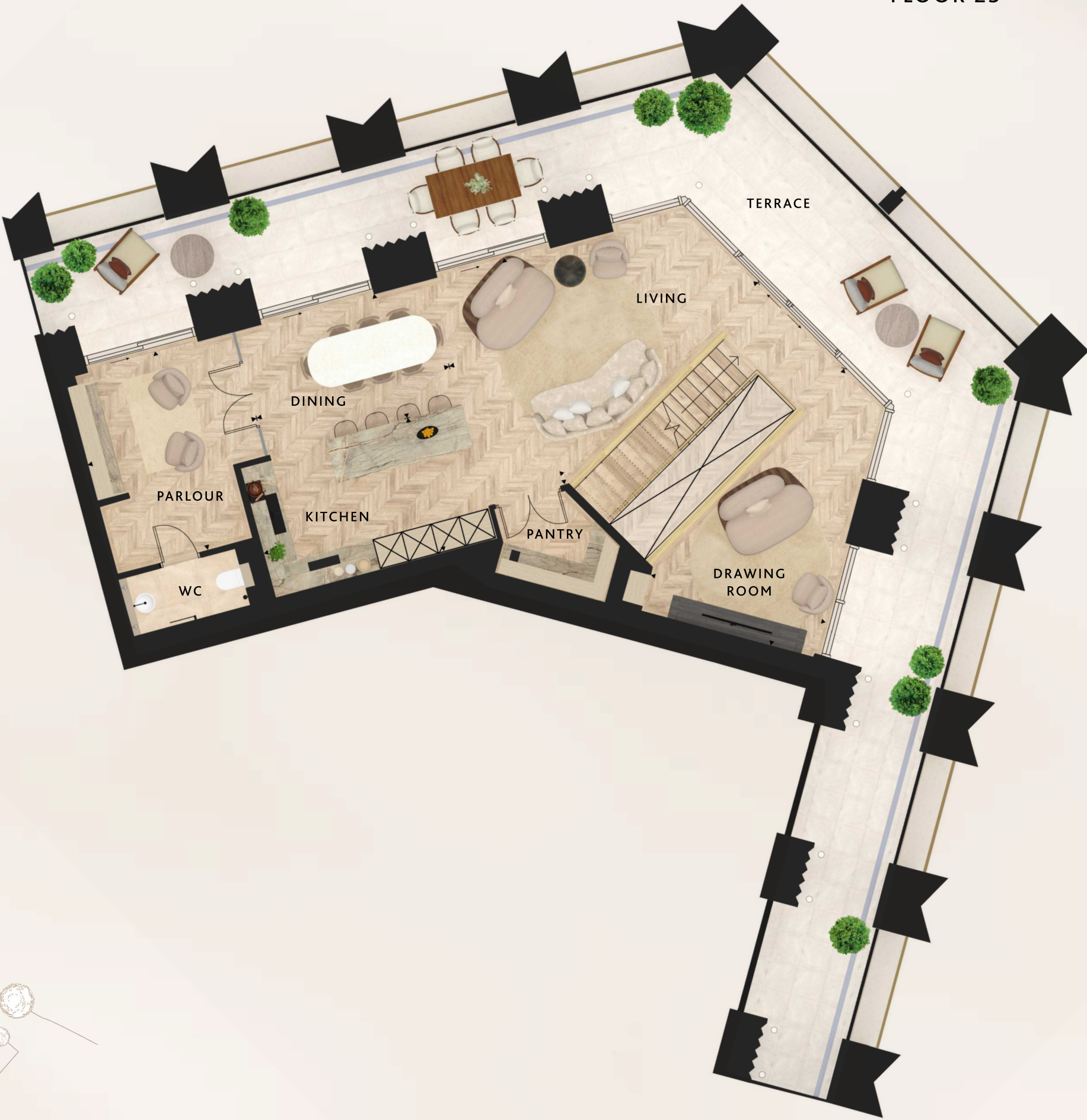
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FLOOR 22

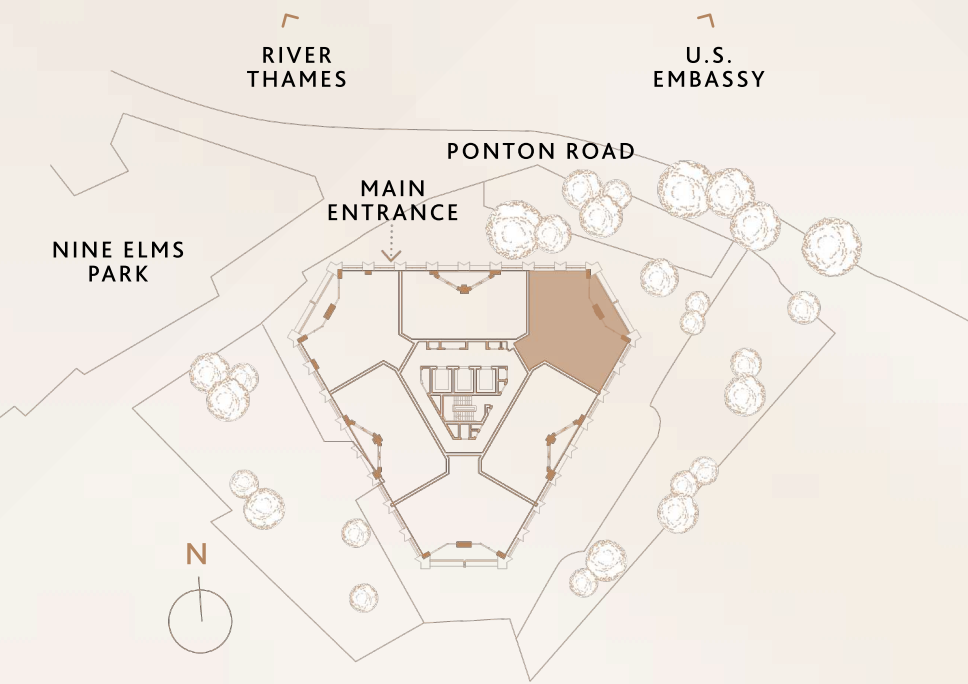


PRINCIPAL BEDROOM	BEDROOM 2
3.82m x 3.51m	2.94m x 3.10m
BEDROOM 3	BALCONY
2.91m x 4.44m	1.50m x 7.90m

FLOOR 23



KITCHEN	DRAWING ROOM	LIVING
6.34m x 2.72m	5.96m x 3.88m	6.73m x 4.96m
DINING	TERRACE	PARLOUR
4.05m x 2.91m	34.70m X 2.30m	3.57m x 4.36m



HIU - Heat interface unit    C - Cupboard    W - Wardrobe  
UC - Utility cupboard    Tall cabinet    W/D - Washer & dryer

Total floor area may vary slightly to the figure that is listed. The dimensions shown are accurate to within +/- 50mm, they are not intended to be used for carpet sizes, appliances, spaces or items of furniture. Furniture is indicative and not supplied. Map is not to scale. Subject to change.





# COMMITTED TO EXCELLENCE

London has always been the home of beauty and tradition. Therefore I am proud that The Luminaries exist in this city, each a reflection of its iconic surroundings.

The embodiment of what excellence looks like. The Luminaries represent an opportune moment for those seeking spatial modernity, a chance to live in a postcode that's evolved.

London Square is an Aldar company, committed to making living in the capital a truly unique experience.

We look forward to seeing you here.

ADAM LAWRENCE  
CHIEF EXECUTIVE





# LONDON SQUARE NINE ELMS

ENQUIRE FOR MORE INFORMATION:  
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