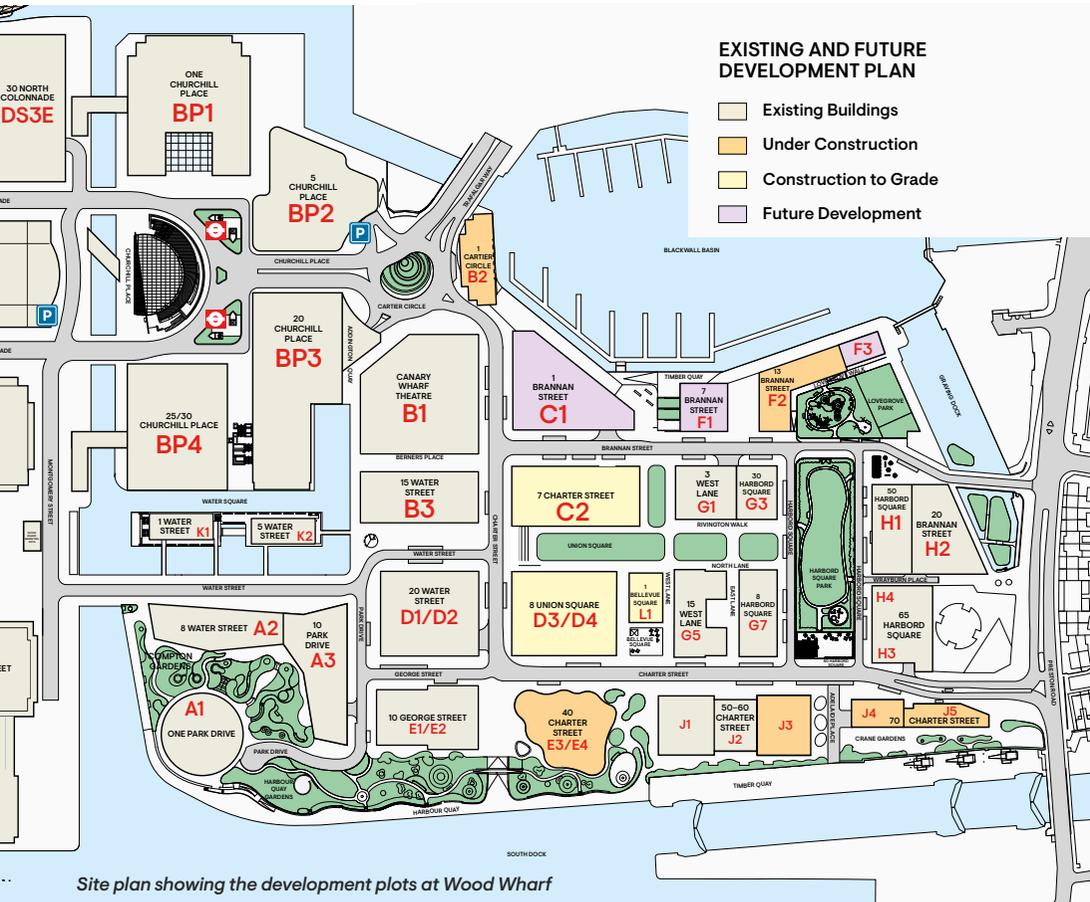


FEB 2026

CANARY WHARF DEVELOPMENT UPDATE



WOOD WHARF CONSTRUCTION UPDATE



70 CHARTER STREET

J4/J5 – AFFORDABLE RESIDENTIAL

Façade works completed in October with hoist removal due to commence later this month. Fit out works to the 222 units is progressing on programme and target for the Q4 2026 building handover.

13 BRANNAN STREET

F2 – AFFORDABLE RESIDENTIAL

The external balconies and façade will complete shortly releasing the landscaping works over the coming months. The 72 apartments are largely complete with final decoration and snagging well under way. The ground floor community centre is also being fitted out and is on programme for opening Q3 2026.

40 CHARTER STREET

E3/E4 – RESIDENTIAL

The hoist has now been removed and the internal fit out is progressing on programme, with kitchens and floor finishes now installed to the top floor. When completed this will deliver 552 rental units run by Vertus with amenity spaces and terrace. Completion in early 2027.

50-60 CHARTER STREET

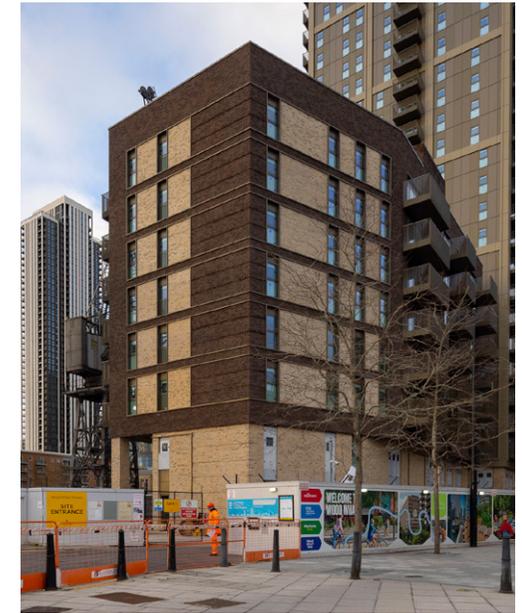
J1/J3 – RESIDENTIAL

J1 successfully handed over some three months ahead of programme at the end of August and the first residents were welcomed in September. J3 is on target to handover in July 2026. This building brings a total of 756 build to rent apartments and state-of-the-art amenities. It includes spaces built with co-living in mind including elegant private dining spaces, lounge spaces, state-of-the-art gym and studio space, large terraces and even a karaoke room.

ONE CHARTER STREET

B2 – APARTHOTEL

The façade is nearing completion with only the hoist infill works left to install. The fit out is now close to completion and opening is targeted for May 2026.



J4/J5 70 Charter Street



J1/J3 50-60 Charter Street

WOOD WHARF

RETAIL AND LEISURE

Wood Wharf is quickly becoming one of London's most exciting destinations. Newly opened, Crate Brewery brings craft beer and fresh-made pizza with their signature laid-back vibe, while Nora transports you to Istanbul with charcoal-grilled meats, mezze, and raki-based cocktails. The Island Studio offers premium boutique reformer Pilates for those seeking wellness.



Crate Brewery



The Island Studio



Nora



Nora Interiors

COMING SOON

Cherub will introduce Japanese-inspired scalp spa treatments, Kitchen Jam will create a music-led community space for all ages, and Mama Li will bring authentic Cantonese roast meats inspired by generations of Hong Kong family recipes.

FROM PUMPS TO PUMPKINS!

GLAMIS ADVENTURE PLAYGROUND RECEIVED PUMPKINS GALORE READY FOR THE SPOOKY SEASON!



Following on from the Wood Wharf Projects wonderful support for this local community play space in Shadwell; when the Adventure Playgrounds Manager reached out for donations of pumpkins ahead of a Half Term activity for local children, the team responded by physically leaving site and hand delivering 40 pumpkins, so that the young people had something to carve ready for the spooky season!

The team received this lovely photo and words of thanks:

"Thank you so much for the pumpkins the children had a great time carving them out!! And we have saved all seeds to see how many we can grow next year."

Emma Mulhern
Glamis Adventure Playground Manager
Shadwell Community Project



Construction Youth Trust

Wood Wharf and North Quay project volunteers have been busy over the last few months supporting work experience placements and career focused activities such as, speed Interviews, insight days, site visits and site orientation days.

Numerous young people from Construction Youth Trust, Divert, Thinkforward, New City College and ELBA benefitted, gaining skills and a greater understanding of the Construction Industry.

NORTH QUAY

CONSTRUCTION UPDATE

We ended 2025 with some great progress site wide at One North Quay. The concrete structure continues to climb, with the north slab currently at level 11 and the south slab following at level 7.

The façade works have commenced, with the first louvre panels being installed on the north elevation. The impressive terracotta cladding panels will begin installation shortly, marking a great milestone for the project. Due to the DLR constraints on the west elevation, a portion of the cladding panels will be installed during the night. An in-depth noise assessment has been undertaken to ensure these works cause minimum disruption. *Please refer to the out of hours night works section below.*

The work to the mechanical, electrical, and plumbing systems are well underway throughout the basement and risers, along with the blockwork and painting. Due to One North Quay being a life science building, the laboratories require more extensive plant and services than a typical residential or commercial building.

The civil engineering and utilities works are progressing to the north elevation of the building, with the next phase of works including the deep drainage installation.

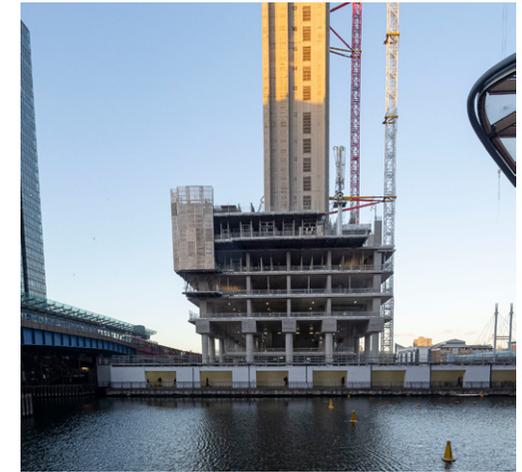
We continue to welcome local stakeholders, schools and universities on to site and are pleased to be participating in Build UK's Open Doors event in March, where we will present an overview of the project and host site tours.



Reinforcement installation



Progress from the east elevation



Progress from the south elevation



MEP installation

OUT OF HOURS NIGHT WORKS

The majority of the cladding panels will be installed during standard site hours, however, due to DLR constraints, a portion of the panels will require installation during night hours. These works started in January and will be carried out Monday to Thursday, weekly, over the next 12 months.

Tower Hamlets Council have granted a dispensation for these works with restrictions in place for noise. We have put in place additional measures to ensure that we are compliant or better than these requirements including, the use of electric spider cranes in lieu of diesel, only using hand tools rather than percussive tools and continual monitoring of noise.

If you have any questions, please do not hesitate to contact the team via consultation@canarywharf.com, who will be happy to help.

NORTH QUAY

COMMUNITY

CLOTHES AND SHOES DONATED TO TWO CHARITIES TRANSFORMING LIVES

The North Quay team facilitated collections for Suited and Booted and Smart Works in the site offices. Suited and Booted is a charity based in London that helps vulnerable, unemployed and low-income men into employment by providing interview clothing and interview advice.

Any clothes donated go directly to one of their clients, helping them look good, feel confident and increase their chances of a successful outcome.



Likewise, Smart Works collects women's clothing to donate and coach unemployed women for interview and job success.

The impact of the service is best demonstrated in the words of the clients themselves, such as Joanne:

"Thank you for the package I received today and I can't wait to try everything on and I'm really looking forward to adding these to my Wardrobe capsule."

"The support from Smart Works, delivered with such short notice, has been invaluable. I'm now stepping forward with renewed purpose and optimism, eager for my upcoming meeting with my work coach and the opportunities that lie ahead."



SUSTAINABILITY

PROJECT'S DRIVE TO IMPLEMENT A CIRCULAR ECONOMY APPROACH

Site emissions from fuel and electricity are being tracked monthly and are currently 52% below our target, based on the whole life carbon assessment (WLCA) for the built environment (guidance from the Royal Institution of Chartered Surveyors). This has been achieved through a range of initiatives such as using Hydrotreated Vegetable Oil (HVO) in place of diesel and electricity to power pumps.

The project has used a graphene-enhanced concrete mix for the temporary road through the site. The embodied carbon saving is in excess of 40% by reducing the amount of traditional cement, which has much higher embodied carbon.

As part of the project's drive to implement a circular economy approach, 5 tonnes of reclaimed steel for the canopy has been sourced and installed on level 2 of the building. This will help to stimulate the reclaimed steel market and will save the project approximately 11 tonnes of CO2 emissions versus traditional blast furnace steel.



Electric Concrete Pump

UPCOMING DEVELOPMENTS



Sketch of Sea Lanes Canary Wharf

SEA LANES CANARY WHARF

Planning permission was granted in December for Sea Lanes Canary Wharf, a floating, natural water swimming pool in Eden Dock.

Sea Lanes Canary Wharf will be an exciting new leisure destination for Canary Wharf - including a 50m, six-lane, natural water floating pool within the dock, and a variety of health and wellness initiatives including two saunas, wetsuit concierge service, a community clubhouse and an exciting food and beverage offering.

The pool will be run by the operator behind Sea Lanes Brighton, which was the UK's first National Open Water Swimming Centre, and will be open 364 days a year to all ages and all swimming abilities.

Construction has begun, with an opening date in Summer 2026.



CGI of Riverside Development

RIVERSIDE SOUTH

JPMorganChase has announced plans to deliver a landmark three-million-square-foot tower at Canary Wharf Group's Riverside development, creating its new EMEA headquarters and largest presence across Europe, the Middle East and Africa. Set to accommodate up to 12,000 people, the building will be one of the largest and most advanced office developments in Europe, representing a defining moment in Canary Wharf's continued evolution as a global business destination.

The announcement underscores a period of exceptional momentum for Canary Wharf, marking its strongest leasing year in over a decade. The estate is now home to five of the world's leading investment banks, alongside a growing and diverse mix of occupiers across government, technology, life sciences, professional services and more.

Designed by Foster + Partners, the scheme is expected to generate up to £9.9 billion for the UK economy and support more than 7,800 jobs. As co-developer, CWG will help deliver new public parkland, enhanced dockside environments and improved access to the riverside area.

COMMUNITY

CWG'S COMMUNITY GRANT PROGRAMME 2026 REOPENS FOR ANOTHER YEAR OF FUNDING OF LOCAL PROJECTS

We believe in creating positive change that extends beyond the buildings and places we develop.

Our Community Grant Programme, delivered in partnership with the East End Community Foundation is designed to support local initiatives that make a real difference to the lives of Tower Hamlets residents and is officially back for another year of fun and funding.

We're looking for Tower Hamlets based not-for-profits who are looking for funding for a 12 month or less project, that serves one of our three key themes:

Education – Aiding children and young people to reach their full potential

Skills & Employment – Creating opportunities for those who need them most

Wellbeing – Building healthier communities through physical activity, mental health support, and access to green spaces

Ready to apply? [Visit our website](#) for more details and submit before midday on Monday 2 March to be considered.

If you require any help or assistance, please contact the EECF grants team by emailing: grants@eastendcf.org or calling 0207 345 4444



A grant supported Mudchute Association in 2025's fund to run their Forest School and Young Farmers sessions, providing young people with unique opportunities to engage in environmental activities, food growing and animal care.

COMMUNITY GRANT PROGRAMME HIGHLIGHTS 2025

COMMUNITY
GRANT
PROGRAMME



59 GRANTS AWARDED IN TOWER HAMLETS

Across 3 key themes:



17 AWARDS

Education projects



10 AWARDS

Skills and Employment projects



32 AWARDS

Wellbeing projects

£300,000 TOTAL DONATED

To good causes & community projects
supporting our three themes



COMMUNITY

TOWER HAMLETS IN BLOOM 2025

Winners of the keenly contested Tower Hamlets in Bloom competition were honoured at a prestigious awards ceremony which took place in December.

Community groups, schools, and individuals were recognised for their horticultural excellence, environmental care, sustainable practices, and community engagement. Judges, who visited gardens, growing spaces, viewed balconies and window boxes in summer when they were in full bloom, were impressed by the commitment and passion demonstrated for looking after the borough's green spaces.

CWG won Gold in the Britain in Bloom 2024 awards in the Town Centres & City Centres category. We are proud to see a number of our Community Grant Recipients and projects where our teams have volunteered across the Borough be recognised at this wonderful competition run by London Borough of Tower Hamlets.

Michael Smythe of Bethnal Green Nature Reserve, who collected the accolade for Gardener of the Year, and Outstanding Community Contribution with the reserve coming joint 1st for the Wildlife category.

Britain in Bloom Judges were greatly enthused when they visited the reserve in summer.

“Michael’s knowledge, drive and community engagement speak volumes for just what can be achieved when a group come together to enhance the lives of others,” judges said.

Glamis Adventure Playground in Shadwell, who our Wood Wharf Project Team have supported, came 1st in the Children’s Garden category

Emmott Close Senior Citizens Club in Stepney, was recognised for Best Innovation, Communal Residential Garden and Brenda Daly the centres Chair recognised for Outstanding Community Contribution.



Emmott Close Senior Citizens Club Garden, Stepney

If you have any questions about any
of our projects please contact us on:

consultation@canarywharf.com



CANARY WHARF
GROUP

