

## **ST PAUL'S WAY FOUNDATION SCHOOL OPENS AT BOW GARDEN SQUARE PROVIDING 390 NEW SCHOOL PLACES FOR LOCAL FAMILIES**

- School offers 390 new places for primary school children in St Paul's Way, London Borough of Tower Hamlets and 30 nursery places
- Facilities include multi-use sports hall / community centre that's shared with the local community and large outdoor playground with extensive play equipment and MUGA
- The new school has been built by leading housebuilder Telford Homes at their Bow Garden Square development which also includes new homes and mosque for use by local people
- The opening of the school marks the beginning of a new chapter for the growing community at the development

With education an essential element of a thriving community, leading developer Telford Homes, in partnership with Poplar HARCA, has built the new £8.5m St Paul's Way Foundation School at its impressive East London development Bow Garden Square. The non-selective school, was officially opened on 31<sup>st</sup> October 2018 by Grahame Price, CEO of the University Schools Trust and it will provide 390 new places for local children, as well as 30 nursery places.

The St Paul's Way Foundation School is part of our all-through school and children go on to become members of St Paul's Way Trust School (a secondary school and sixth form), judged 'Outstanding' by Ofsted.

The school has been expertly designed to provide teachers and pupils the space and facilities they need to provide first class teaching to the borough's children. Renowned architects Pollard Thomas Edwards designed the impressive school which maximises the use of a tight site and offers a wide variety of uses. The main part of the school is located on the ground floor of an 8 storey residential building with single storey buildings to the rear of it, including a sports hall / community centre, all of which surrounds the extensive external space. The playground and Multi Use Games Area cover a generous 33,938 sq ft (3,153 sq m).

The playground has been designed around a large, mature Wingnut tree that allows for a quiet space, encouraging outdoor reading and shade during the warmer months. A canopy connects all the school buildings creating a safe enclosure and cover from rain or sun.

The school will provide a key local community resource for both the existing community and those moving into the development. The design of the school includes a multi-use sports hall which also serves as a community centre alongside a new mosque as part of the wider site. There are also 109 new mixed-tenure homes.

**Grahame Price, CEO of the University Schools Trust, said:** "Five years ago we had a vision for this school and it is absolutely fantastic to see it realised. What a difference this school will make to the lives of local children for many years to come! The St Paul's Way Foundation school offers a unique educational experience for children in our community. Our talented staff are highly committed to providing a safe, stimulating and caring environment in which children can grow, learn and achieve their full potential."

**John Fitzgerald, Group Managing Director, Telford Homes, said:** "This is a key milestone for what is a flourishing community at St Paul's Way and it is inspiring to see the school open and receive such positive feedback from the pupils, parents and teachers. At Telford Homes, we strive to create thriving new communities where new homes enable important new facilities to be created for local

people and here at Bow Garden Square we have a superb new school, a sports hall and community centre, as well as a mosque. We believe it's a special place."

The new homes at Bow Garden Square have been highly popular with first time buyers and young families, particularly as all apartments qualify for Help to Buy. It comprises 83 homes for sale built above the new primary school and is crowned by a unique collection of just 12 two and three bedroom sky villas forming the top two floors, offering panoramic views across Canary Wharf and the City beyond.

Once complete, Bow Garden Square will offer unrivalled transport connections with nearby Mile End station, served by the Central underground line, offering journey times of just 7 minutes to Bank and 4 minutes to Stratford. Devon's Road, served by the DLR, is also just a short walk away from the development, making Canary Wharf accessible in 7 minutes and London Bridge in just 14 minutes. From autumn 2019, the Crossrail links at nearby Canary Wharf and Stratford will provide more efficient links to the West End with access to Bond Street in 15 minutes and Heathrow Airport in less than 45 minutes.

First completions are scheduled at the end of 2018 with prices at Bow Garden Square starting from £390,000 for a one bedroom suite. Help to Buy is available.

For more information potential buyers can visit [www.bowgardensquare.co.uk](http://www.bowgardensquare.co.uk) or contact Telford Homes on 020 3620 8005.