



WELCOME TO WEMBLEY

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FLAT 703 MEREVALE HOUSE
1A OLYMPIC WAY
WEMBLEY PARK
HA9 0PL

Useful information to help you settle in, along with a few local recommendations to make your stay more enjoyable.

We've kept everything clear and easy to follow and shared a few of our own favourite spots nearby so you can experience the area like a local.

GUEST BOOK



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Andwell & Co

○ MEET THE TEAM



This home is proudly managed by Andwell & Co, a hospitality-led short-stay company run by Shaun and Toby.

Between us, we've spent years on the ground running homes like this. It's hands-on work, and we take real pride in doing it properly.

This isn't just another listing to us. We look after the space, and we care about the people staying in it. Every home we manage means something, and this one is no different.

We've set it up to feel comfortable and easy from the moment you walk in. Comfy bedding, thoughtful touches, free WiFi and clear communication. The kind of details that actually matter when you're staying somewhere.

We love hosting, and we hope you feel at home here.



From Shaun Toby & the
Andwell & Co team

QUICK ESSENTIALS

○ REFERENCES

Property Address

Flat 703 Merevale House
1a Olympic Way
Wembley Park
HA9 0PL



WiFi Scan to connect



Network: MERCUSYS_DEAD
Password: c0252f5edead



Emergency Contact

+44 (0)7843956725



HOUSE RULES

ENJOY YOUR STAY AND TREAT THE
SPACE WITH THE SAME CARE AND
RESPECT AS YOUR FAMILY HOME.



- **No parties or gatherings**

This is a residential building, so gatherings, parties, or events are not permitted.

- **No smoking or vaping**

Smoking or vaping is not allowed anywhere inside the property or building to keep the space fresh for all guests.

- **No visitors without permission**

Only registered guests are allowed in the property.
Visitors must be agreed in advance.

- **Shoes off indoors**

Please remove shoes at the door to help keep the property clean and hygienic.

- **Pets**

Pets are only allowed if pre-authorized in advance. A pet cleaning fee must be paid to protect future guests, especially those with allergies.

- **Noise**

Please keep noise to a minimum, particularly in the evenings after 7pm to respect neighbours. We want to maintain a calm and comfortable environment for everyone.

- **Noise monitoring**

A noise monitor is in place inside the property. It does not record conversations, only sound levels.

- **CCTV**

CCTV operates in communal areas outside the building for security. This may be used as evidence if required.

Failure to follow house rules may result in additional charges or early termination of your stay.

HOW EVERYTHING WORKS



Heating & Hot Water

- Make sure the wall switch is ON.
- Use the + / - buttons on top of the heater to adjust the temperature.
- Allow a little time for the room to warm up.
- Please do not cover the heater.
- Before checking out, please ensure all radiators are switched OFF.



Please help us recycle.

- Exit the building through the back door and turn right.
- You'll see a metal door — use your fob to gain access.
- Follow the walkway all the way to the end.
- The bin area is on the right-hand side.



Parking

- There is no allocated parking at the property.
 - Paid parking is available nearby at Wembley Park.
 - Red and Pink Car Parks are within walking distance.
 - Parking charges may be higher on Wembley event days.
 - We recommend pre-booking parking when an event is taking place.
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HOW EVERYTHING WORKS



TV & Entertainment

- Turn on using the remote
- Smart TV apps available (Netflix, etc.)
- Log into your own accounts if needed and remember to log out before leaving

Bathroom

- Please avoid blocking drains and dispose of items in the bin provided
- Ventilation: Keep door open after showering

Washing Machine/Dryer

- We recommend a short cycle at 30°C for most clothes
- Turn the dial to select the programme, choose your settings, then press start
- Please do not dry clothes on radiators

Other

If you need help using anything in the home, send us a photo and our team will guide you through it.

LOCAL ESSENTIALS

○ IF YOU NEED DIRECTIONS OR ANYTHING MORE SPECIFIC, JUST MESSAGE US.



Local Supermarket Sainsbury's Local

Convenient local supermarket just a few minutes' walk away, ideal for groceries, drinks and everyday essentials.



Local Pharmacy Health First Pharmacy

Convenient local pharmacy for prescriptions, medicines and everyday healthcare essentials.



Local Station Wembley Park

Excellent connections into Central London, with Baker Street around 10 minutes away on the Metropolitan line



PLACES TO EAT

○ OUR FAVOURITE PLACES NEARBY



Favourite Café **Black Sheep** **Coffee**

A popular café on Olympic Way serving speciality coffee, hot and iced drinks, pastries, waffles and light bites. A convenient spot for breakfast, a quick coffee, or relaxing before heading out.



Favourite Bar **BOXPARK** **WEMBLEY**

A lively nearby venue on Olympic Way with bars, street food and plenty of choice for drinks. Great for a casual evening out or pre-event drinks.



Favourite Restaurant **Remoli Wembley Park**

Popular Italian restaurant nearby serving fresh pasta, pizza and classic Italian dishes. Great for a relaxed lunch or evening meal.



LOCAL PLACES

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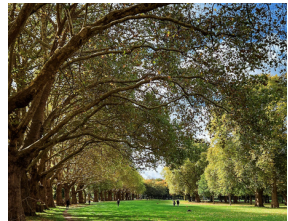
Wembley Stadium

Iconic home of English football, hosting major matches, concerts and stadium tours.



London Designer Outlet

Great for shopping, restaurants and entertainment, all within Wembley Park



Access to London

Direct trains from Wembley Park provide quick and easy access to Central London, with Baker Street around 10–15 minutes away.



EXTEND YOUR STAY OR LATE CHECK-OUT

○ EXTEND YOUR STAY



If you need to extend your stay or need a later check-out to catch a night flight, just message us a week before and we'll see what's possible.



We'll always try to help, but it depends on the next booking and our cleaning schedule.

If a late check-out is available, there will be a small fee. This helps cover the extra time and staff needed to get the property ready for the next guest without rushing the clean.

Let us know as early as you can and we'll do our best to make it work.

CHECKOUT INSTRUCTIONS



Check-out is **by or before 10am** unless agreed otherwise.

- ✓ Leave beds unmade and place **towels in the bath** or shower
- ✓ **Wash dishes**, load and start the dishwasher
- ✓ **Empty fridge**, cupboards, and bins
- ✓ Place **bins outside**, see instructions provided
- ✓ **Turn off lights**
- ✓ Close and **lock all windows and doors**
- ✓ **Return keys** to the lockbox

Send me a message to say you have checked out

WE APPRECIATE GUESTS WHO
TREAT THE SPACE WITH CARE
AND LEAVE IT CLEAN AND TIDY,
JUST AS THEY FOUND IT.

Andwell & Co



Book Your Next Stay

If you've enjoyed your stay, you can book your next stay by scanning the QR code.

It's the quickest way to check availability across our properties and access our best available rates.

andwell.bookeddirectly.com

andwell.co.uk

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