



HEATHFIELD
S Q U A R E

SW18

A collection of stylish apartments, duplexes
and houses available through shared ownership.



*Take a stroll
along the river*

*River Thames promenade
towards Battersea Bridge*



HEATHFIELD
S Q U A R E

Welcome to Wandsworth London SW18

Heathfield Square is a stylish collection of apartments, duplexes and houses available through shared ownership, that offer a fantastic opportunity to live in this sought after location.

With relaxing open spaces, riverside walks and being perfectly positioned for all that London has to offer, these homes provide a truly modern lifestyle with the added enjoyment of a vibrant riverside community.



Heathfield Square, Wandsworth, London, SW18 3HZ



HEATHFIELD
SQUARE

Live life the Wandsworth Way...

Heathfield Square is the ideal home for those who want to live in the best city but have the benefit of enjoying a tranquil lifestyle. With acres of parkland on your doorstep, historic and new architecture blending seamlessly around you this truly is a speculative area.

On your doorstep...

Explore galleries and independent boutiques and relax in the artisan cafes, taking life at a slower pace. Enjoy the short stroll to the Thames or local parks and green spaces.



Victorian architecture



Historical brewery



Independent boutiques



Fine dining

Treats and eats

Wandsworth offers a wealth of shops, pubs, places to eat, from pop ups to Michelin Star restaurants. There is something for everyone.

Ideally located



Well connected

TRAINS FROM WANDSWORTH TOWN STATION	AIRPORTS BY CAR	
Clapham Junction - 3 mins	Victoria - 18 mins	Heathrow - 30 mins
Vauxhall - 9 mins	Sloane Square - 24 mins	City Airport - 37 mins
Waterloo - 15 mins	Oxford Circus - 24 mins	Gatwick - 47 mins
Victoria - 18 mins	Bank - 28 mins	Stansted - 1 hr 20 mins
King's Cross - 30 mins	Bond Street - 30 mins	
	King's Cross 30 mins	
		<small>*Travel times taken from Google Maps and tfl.gov.uk</small>

Transport connections

Wandsworth is located approximately six miles south-west of central London with Fulham across the river to the north, Battersea to the east, Putney to the west, Earlsfield, and Tooting to the south.

Heathfield Square is conveniently located to key transport links whether you prefer to travel by train, tube, bus or river boat they are all accessible within easy reach.

Wandsworth Town Mainline station provides direct links to the City, the West End, and outer London.



Southfields Underground Station – District Line



Wandsworth Town Station



South West train from Wandsworth Town St.



Stylish living

QUALITY STYLISH FINISH & SPECIFICATION

Contemporary living/dining area



KITCHEN / LIVING / DINING

Contemporary kitchens from the Berkeley range fitted in grey to all units
Quartz polar white worktop and grey splashback
Stainless steel 1.5 bowl sink with drainer and chrome mixer tap
Integrated Bosch appliances including ceramic hob, fan oven and grill, fridge/freezer and dishwasher
Recessed LED chrome down lights
Large storage areas to duplexes and houses
Engineered Oak flooring to entrance hall, living/kitchen area and white skirting/architrave

BEDROOMS

Penthouse Solistice carpet
Fitted wardrobes to master bedroom
Pendant lighting to all bedrooms

BATHROOMS

Quality three piece white bathroom suite with chrome bath/shower mixer tap
Glass shower screen
Chrome heated towel rail
Grey half-height tiling in bathroom with full-height tiling around bath and floor

COMMUNAL

All properties benefit from an allocated parking space**
Wooden door to main entrance with glass panel
Balconies to all apartments and gardens to houses
High quality, durable carpeting and floor finishes throughout
Each House has its own secure bin/cycle store
Secure on-site bicycle storage facilities
Audio door entry system and handset
Multi-lock door and spy hole to apartment entrance
Hardwired doorbell
Predicated energy assessment - Level B

ELECTRICALS

TV points in living and master bedrooms
Satellite TV socket in lounge (subscription required)



Computer generated artist impression

Modern high specification interior design

Heathfield Square offers a selection of 18 contemporary homes available through Shared Ownership.



Spacious double bedroom



****Please refer to the price list for further details. Wandsworth Council will not issue new parking permits for surrounding streets or transfer any existing parking permits across to this development. Optivo has no authority on parking restrictions that already exist or might be introduced in the future.**

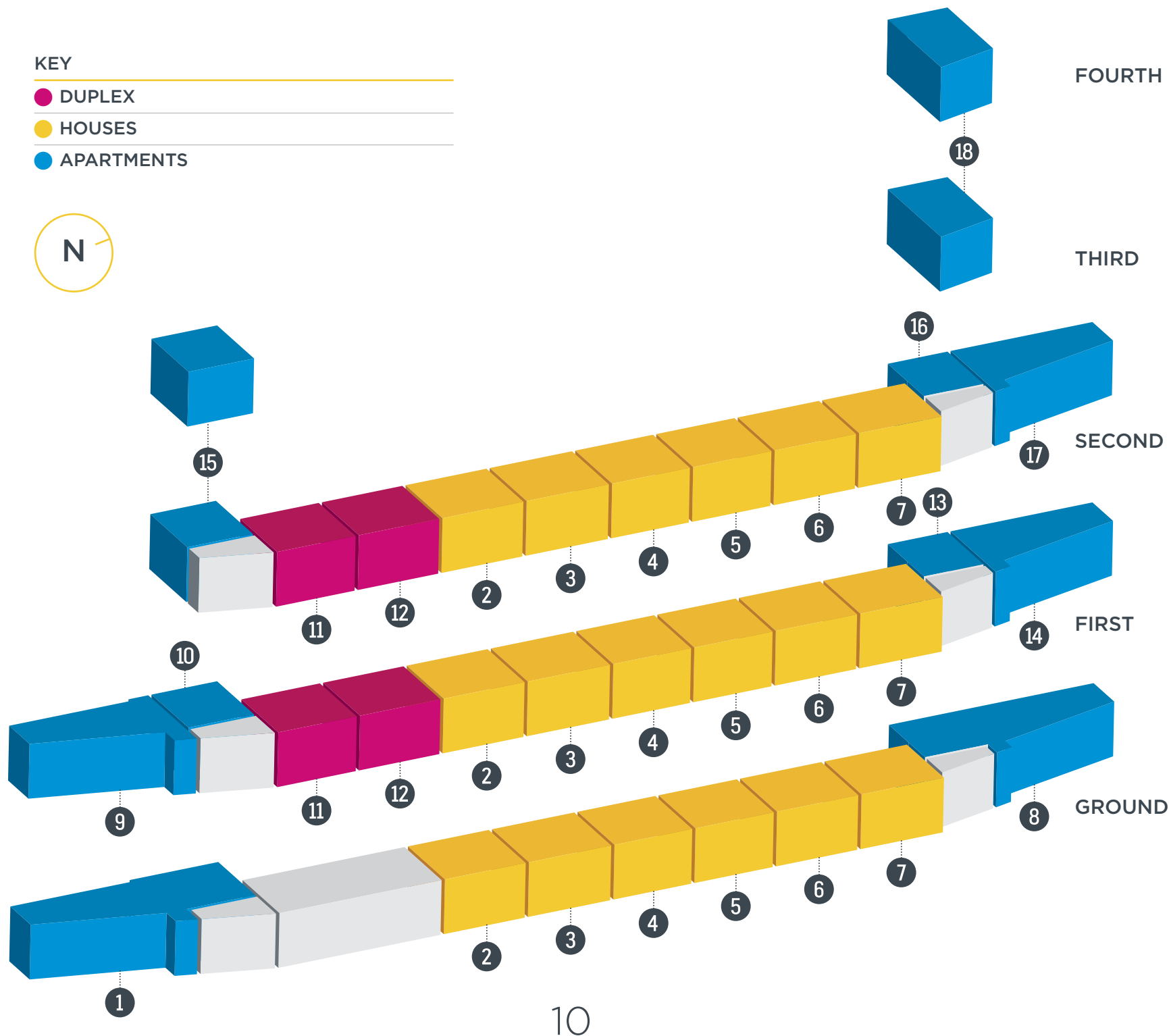
Whilst every effort has been taken to ensure the accuracy of the information provided, the specifications has been supplied as a guide.

Images from previous Optivo developments for illustrative purposes only and purchasers should not rely on these images.

SITE PLAN

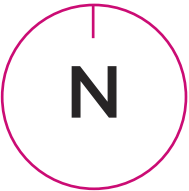


PLOT BREAKDOWN



3 BEDROOM DUPLEX FLOOR PLANS

Plots 11 & 12



Plot 11 133.8m²/1,440ft² | Plot 12 132m²/1,420ft²

FIRST FLOOR

Master Bedroom

4.5m x 2.7m 14ft 9in x 8ft 10in

Bedroom 2

2.613m x 3.1m 8ft 7in x 10ft 2in

Bedroom 3

3.23m x 3.1m 10ft 7in x 10ft 2in

Main Bathroom

2.1m x 2.35m 6ft 11in x 7ft 9in

SECOND FLOOR

Kitchen / Dining / Lounge

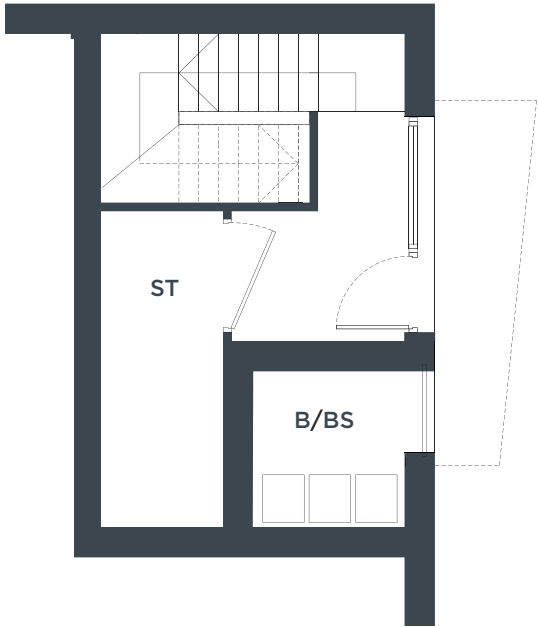
6.3m x 4.85m 20ft 8in x 15ft 11in

ES = Ensuite CLK = Cloakroom

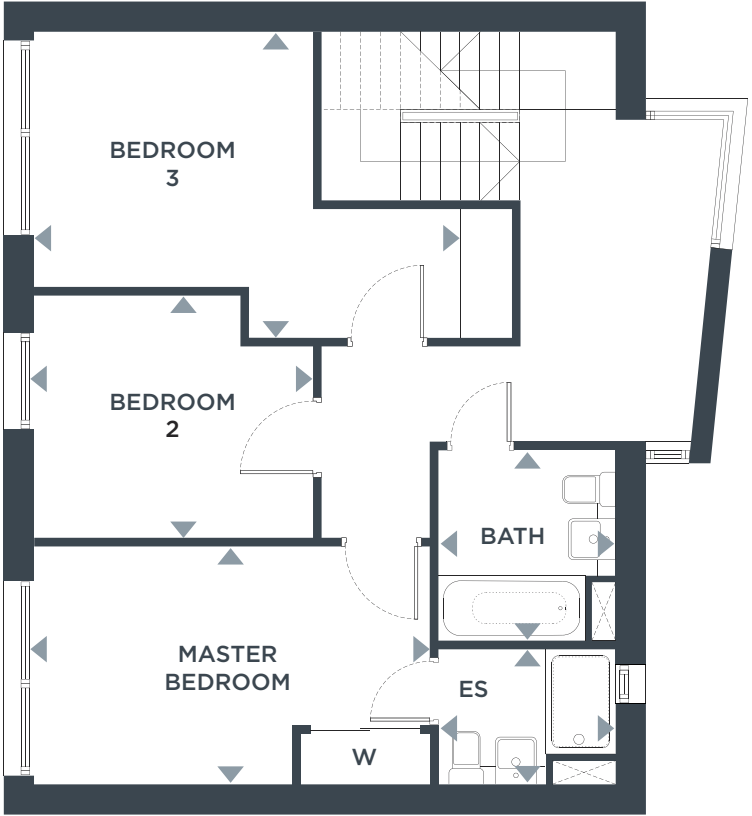
ST = Storage W = Wardrobe

BATH = Bathroom B = Bins

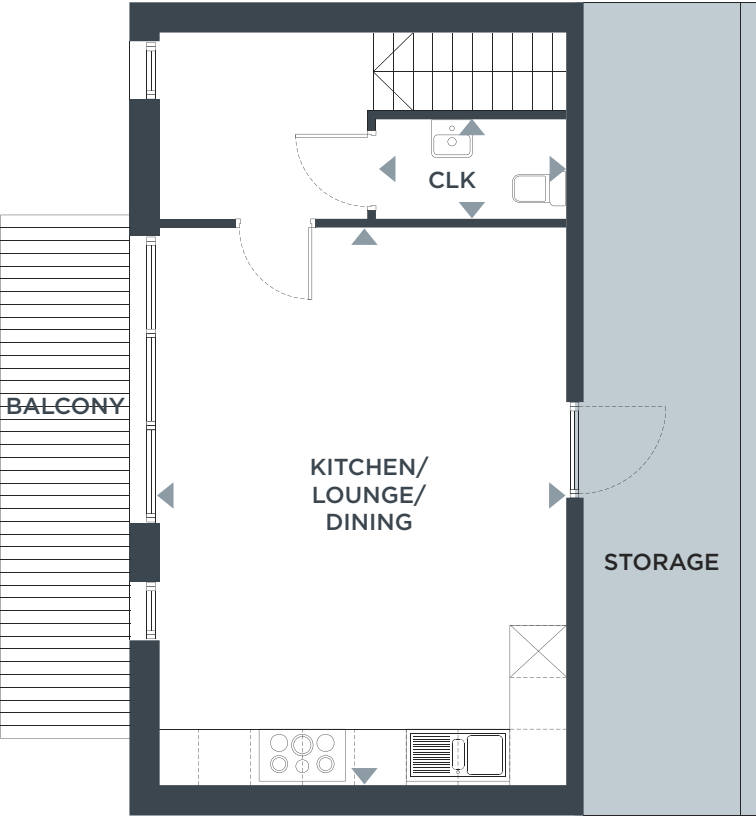
BS = Bike Store



GROUND FLOOR



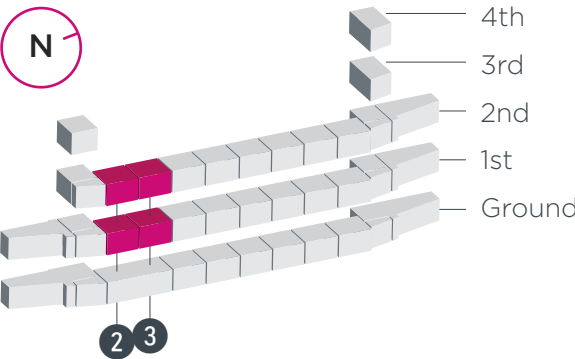
FIRST FLOOR



SECOND FLOOR

PLOT LOCATOR

LEVEL



4 BEDROOM HOUSE FLOOR PLANS

Plots 4 & 5

161m²/1,733ft²



GROUND FLOOR

Kitchen / Dining / Lounge
8.7m x 4.44m 28ft 7in x 14ft 7in

FIRST FLOOR

Master Bedroom
4.57m x 2.75m 14ft 12in x 9ft 0in

Bedroom 2
3.23m x 2.2m 10ft 7in x 7ft 3in

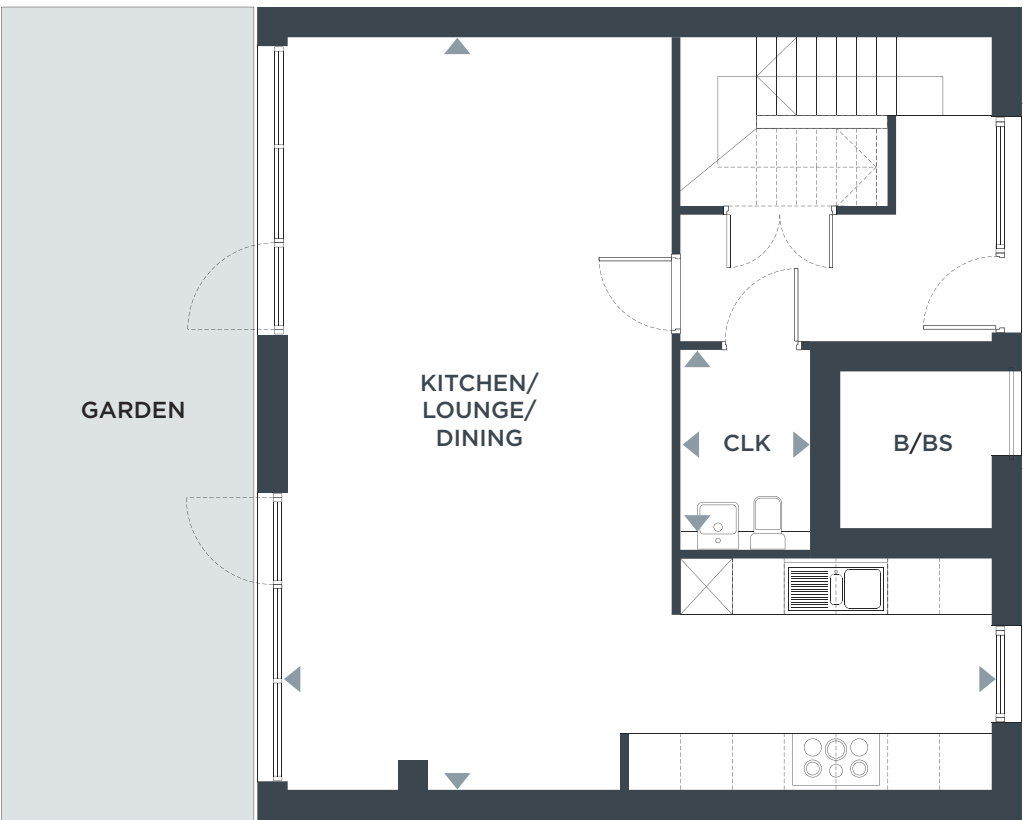
Bedroom 3
3.23m x 2.95m 10ft 7in x 9ft 8in

Main Bathroom
2.05m x 2.2m 6ft 9in x 7ft 3in

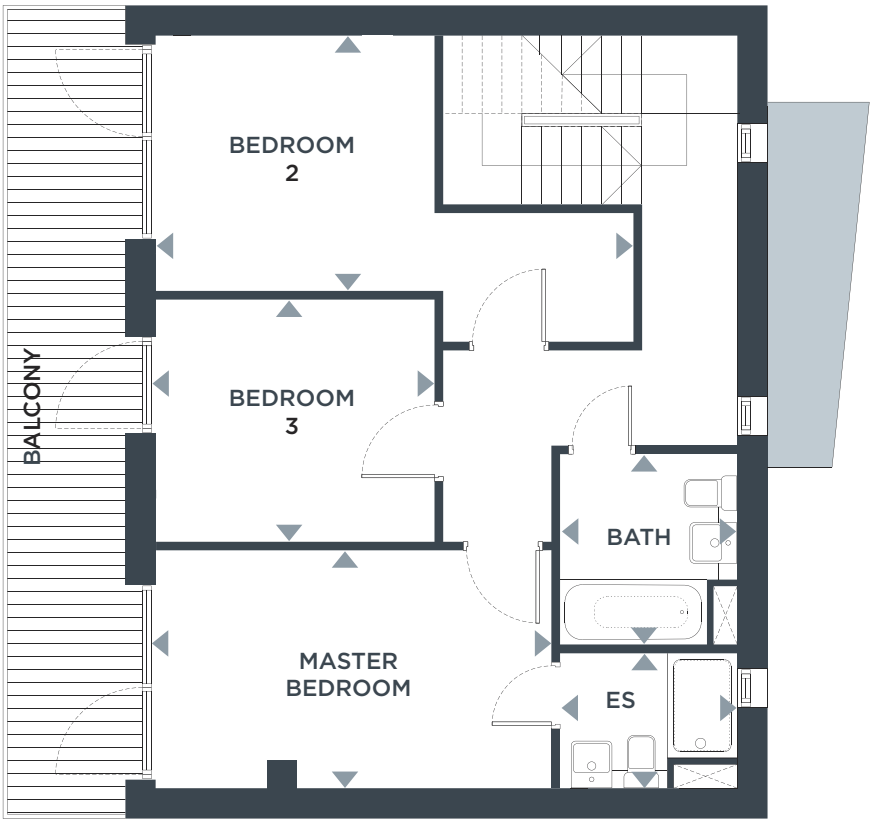
SECOND FLOOR

Bedroom 4
4.56m x 2.75m 14ft 12in x 9ft 0in

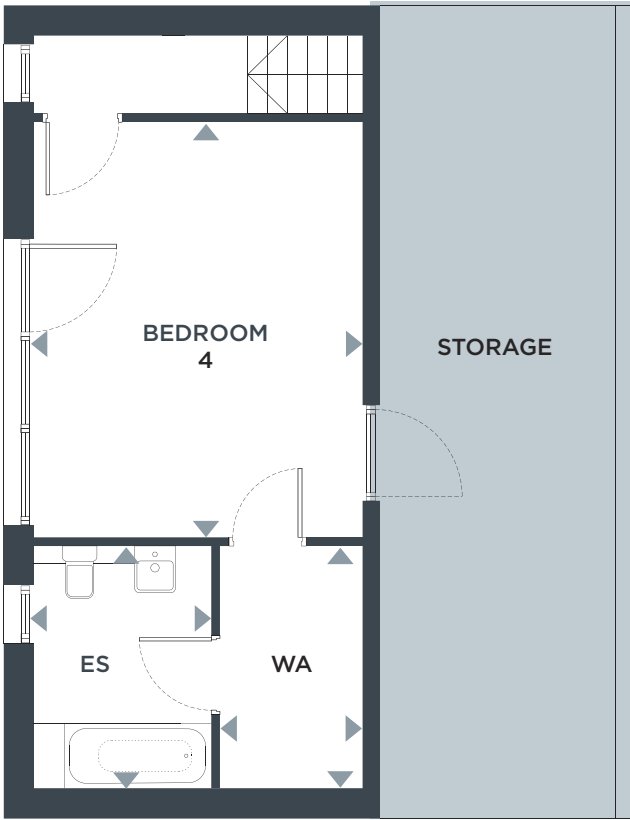
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GROUND FLOOR



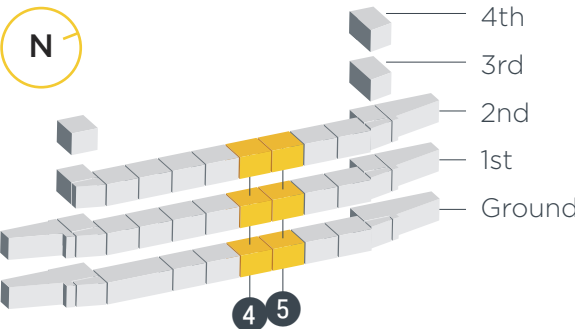
FIRST FLOOR



SECOND FLOOR

PLOT LOCATOR

LEVEL



4 BEDROOM HOUSE FLOOR PLANS

Plots 2, 3, 6 & 7

Plot 2 180m²/1,937ft² | Plot 3 176.5m²/1,899ft² | Plot 6 178.3m²/1,919ft² | Plot 7 183.6m²/1,976ft²



GROUND FLOOR

Kitchen / Dining / Lounge
8.7m x 8m 28ft 7in x 26ft 3in

FIRST FLOOR

Master Bedroom
4.5m x 2.7m 14ft 9in x 8ft 10in

Bedroom 2
2.613m x 3.1m 8ft 7in x 10ft 2in

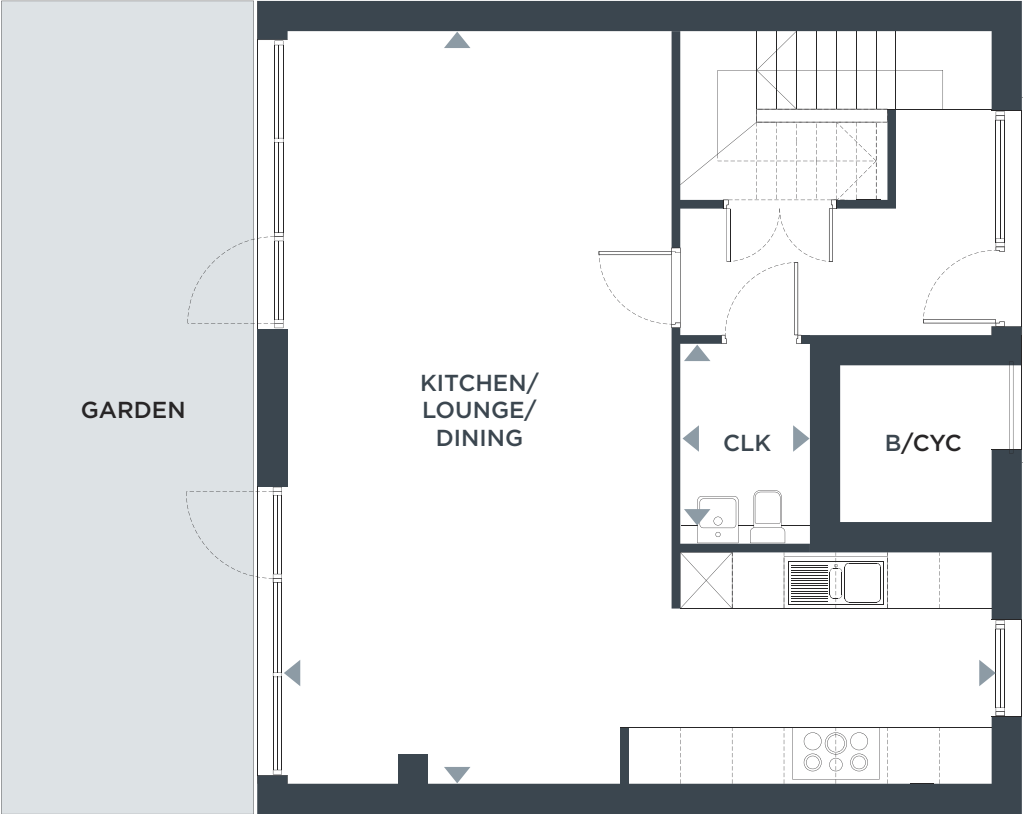
Bedroom 3
3.23m x 3.1m 10ft 7in x 10ft 2in

Main Bathroom
2.1m x 2.35m 6ft 11in x 7ft 9in

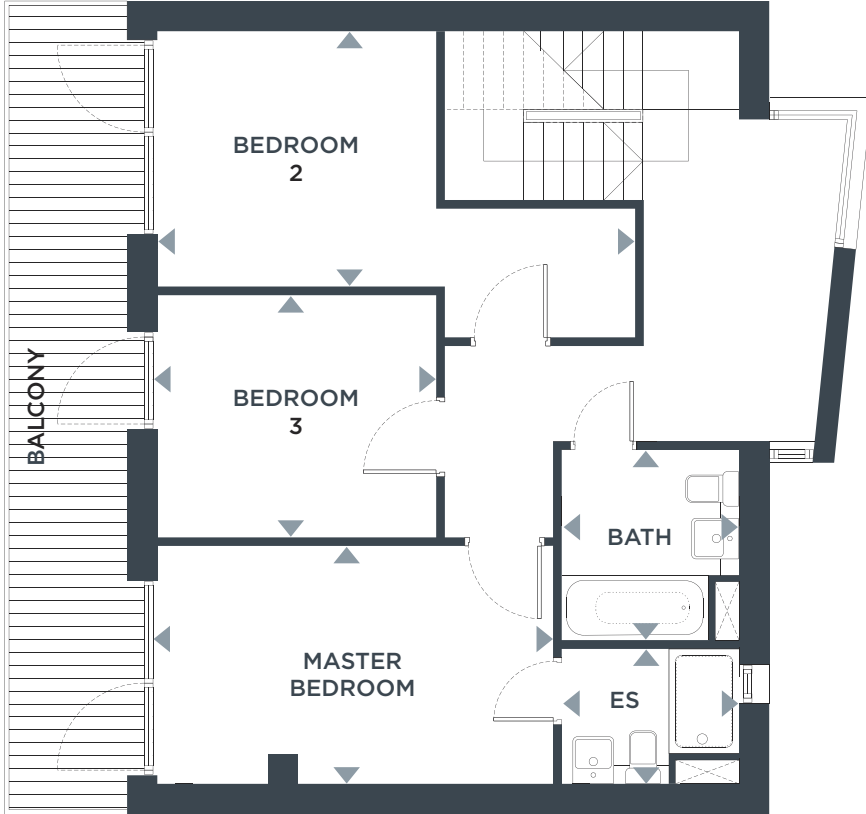
SECOND FLOOR

Bedroom 4
4.4m x 4.85m 14ft 5in x 15ft 11in

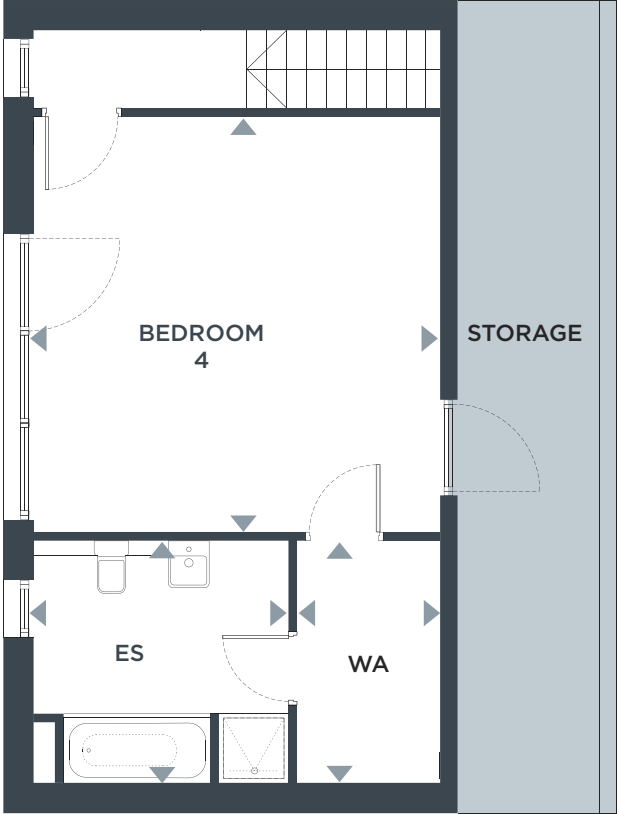
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GROUND FLOOR



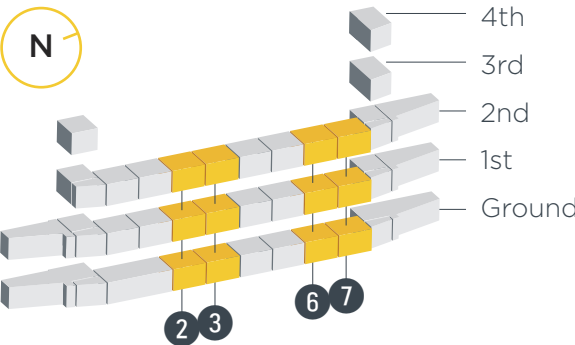
FIRST FLOOR



SECOND FLOOR

PLOT LOCATOR

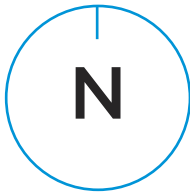
LEVEL



2 BEDROOM APARTMENT FLOOR PLANS

Plot 1

109.4m²/1,178ft²



GROUND FLOOR

Kitchen / Dining / Lounge

4.9m x 6.9m 16ft 1in x 22ft 8in

Master Bedroom

5.1m x 4.1m 16ft 9in x 13ft 5in

Bedroom 2

6.2m x 3.4m 20ft 4in x 11ft 2in

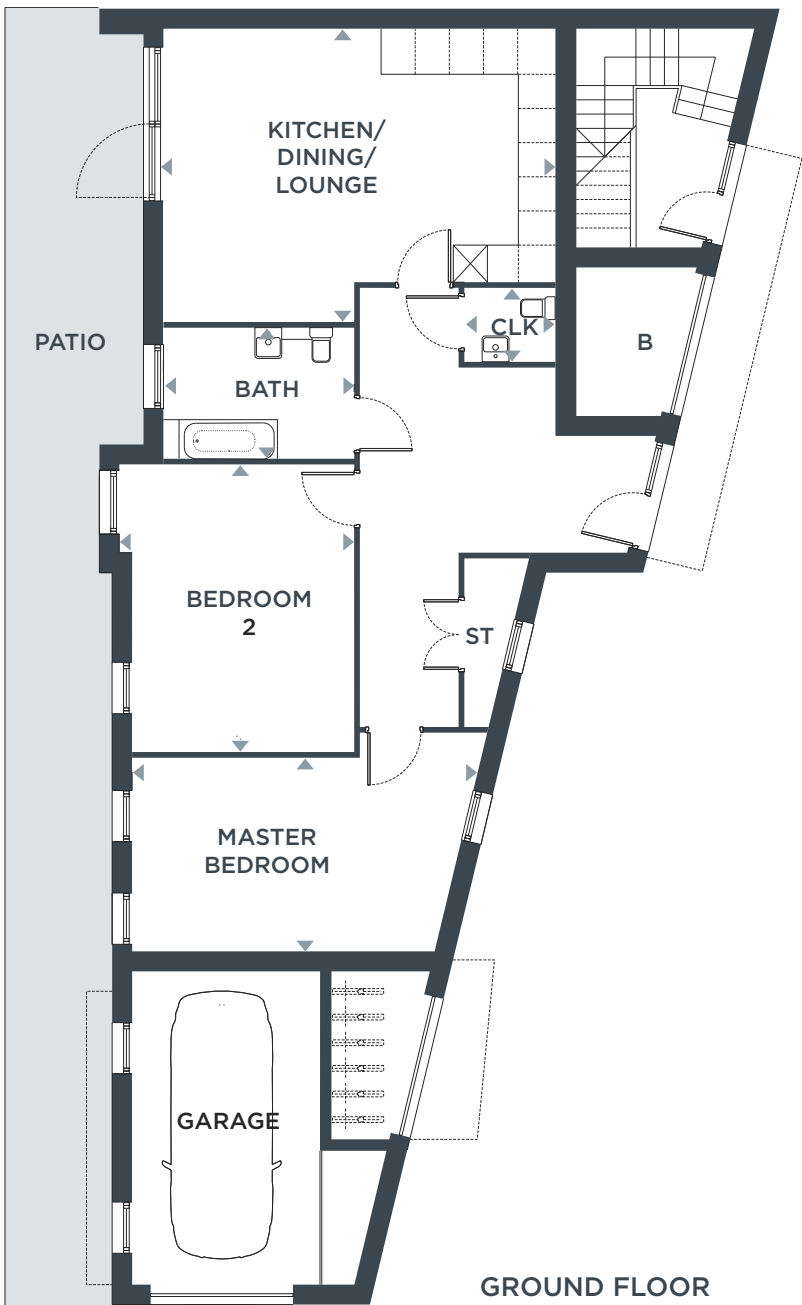
Main Bathroom

3.5m x 2.4m 11ft 6in x 7ft 10in

Garage

5.5m x 3.9m 18ft 1in x 12ft 10in

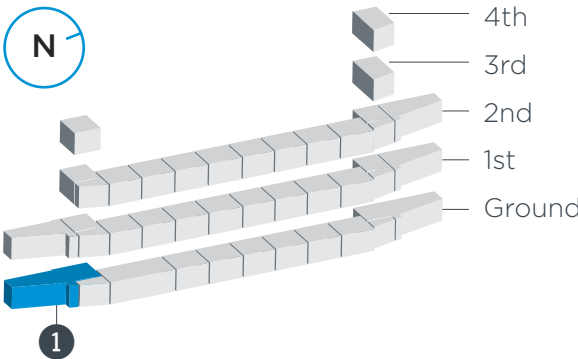
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GROUND FLOOR

PLOT LOCATOR

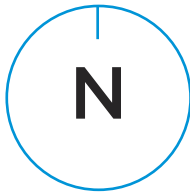
LEVEL



1 & 2 BEDROOM APARTMENT FLOOR PLANS

Plots 9 (two bedroom) & 10 (one bedroom)

Plot 9 83.4m²/897ft² | Plot 10 50m²/538ft²



PLOT 10 FIRST FLOOR

Kitchen / Dining / Lounge

7.1m x 3.9m 23ft 4in x 12ft 10in

Master Bedroom

4.4m x 3.2m 14ft 5in x 10ft 6in

Main Bathroom

2.3m x 3.2m 7ft 7in x 10ft 6in

PLOT 9 FIRST FLOOR

Kitchen / Dining / Lounge

6.1m x 3.57m 20ft 0in x 11ft 9in

Master Bedroom

5.4m x 3.2m 17ft 9in x 10ft 6in

Bedroom 2

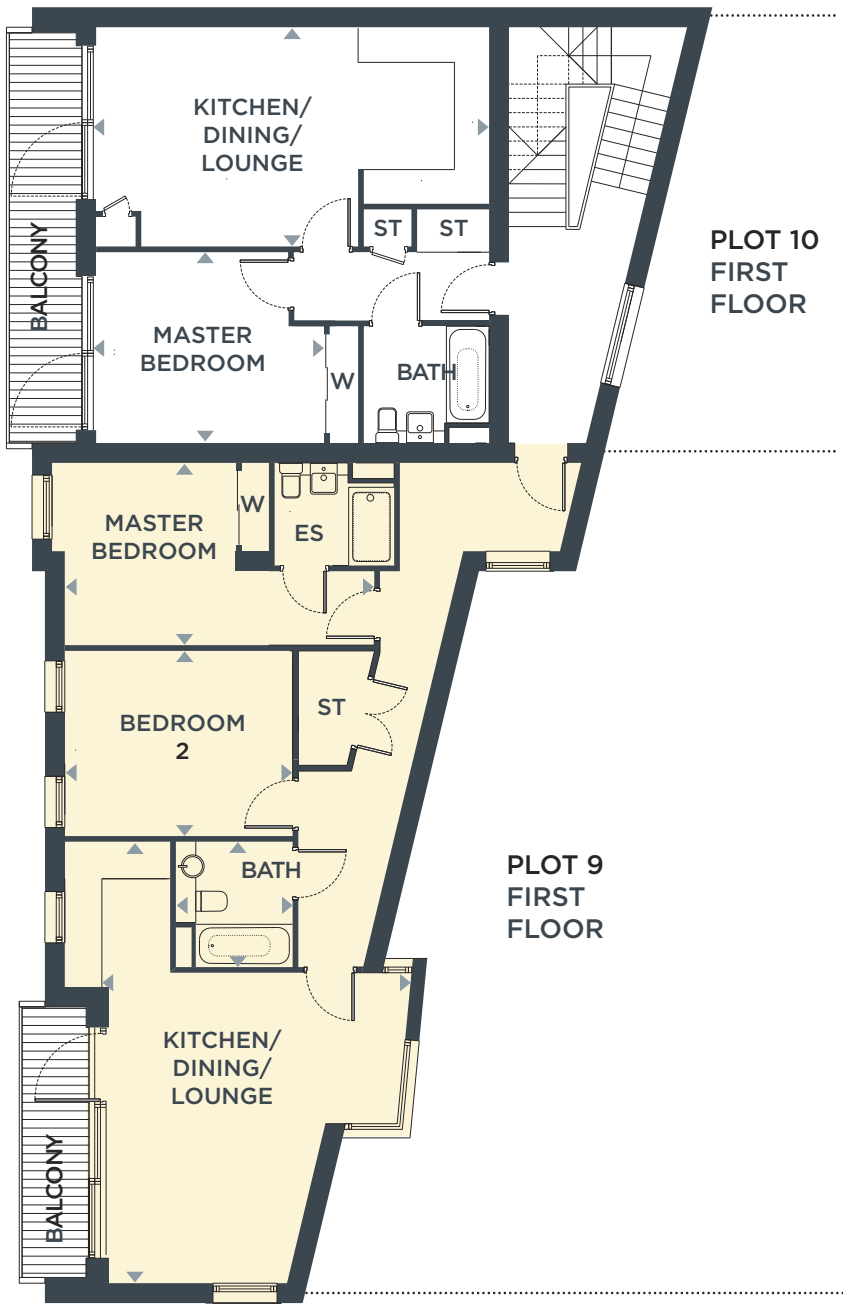
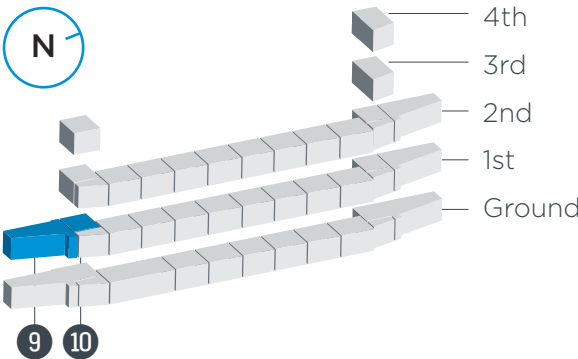
4m x 3.1m 13ft 1in x 10ft 2in

Main Bathroom

2.2m x 2m 7ft 3in x 6ft 7in

PLOT LOCATOR

LEVEL



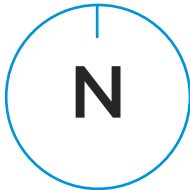
PLOT 10 FIRST FLOOR

PLOT 9 FIRST FLOOR

3 BEDROOM APARTMENT FLOOR PLANS

Plot 15

134.6m²/1,448ft²



SECOND FLOOR

Kitchen / Dining / Lounge

9m x 6.9m 29ft 6in x 22ft 8in

Bedroom 02

4m x 3.8m 13ft 1in x 12ft 6in

Bedroom 03

3.3m x 3.3m 10ft 10in x 10ft 10in

Main Bathroom

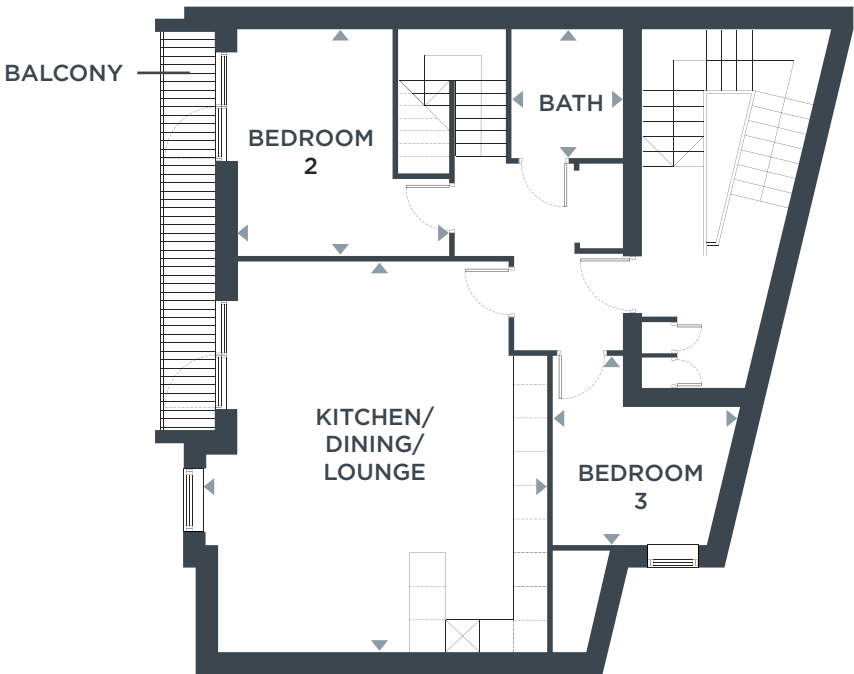
2.35m x 2.05m 7ft 9in x 6ft 9in

THIRD FLOOR

Master Bedroom

5.9m x 5.4 19ft 4in x 17ft 9in

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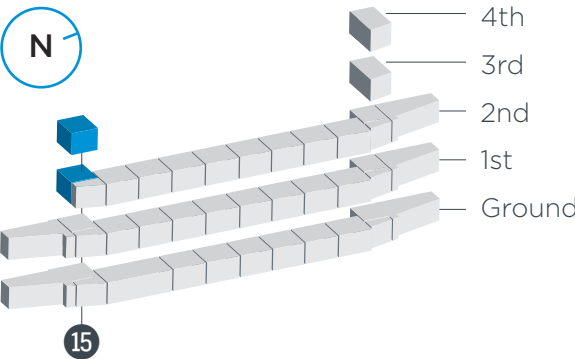
SECOND FLOOR



THIRD FLOOR

PLOT LOCATOR

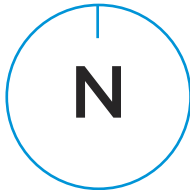
LEVEL



2 BEDROOM APARTMENT FLOOR PLANS

Plot 8

88m²/949ft²



GROUND FLOOR

Kitchen / Dining / Lounge

6.7m x 4.3m 21ft 12in x 14ft 1in

Master Bedroom

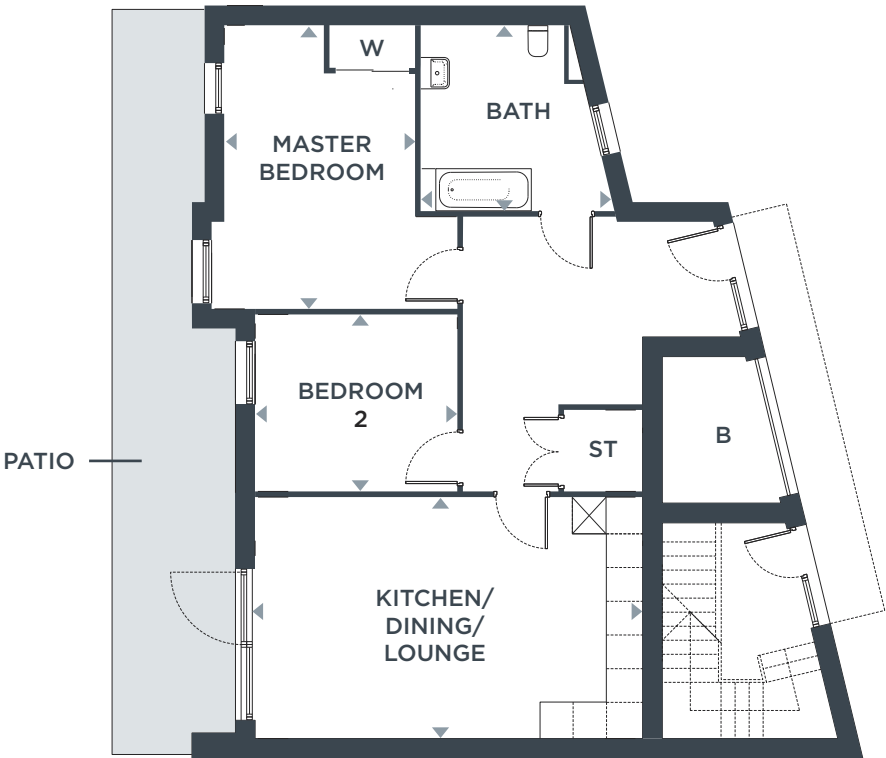
4.1m x 6m 13ft 5in x 19ft 8in

Bedroom 2

3.5m x 3.6m 11ft 6in x 11ft 10in

Main Bathroom

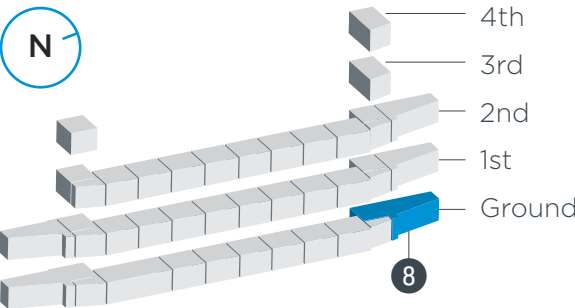
3.3m x 3.3m 10ft 10in x 10ft 10in



GROUND FLOOR

PLOT LOCATOR

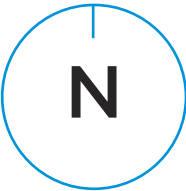
LEVEL



1 BEDROOM APARTMENT FLOOR PLANS

Plot 13 & 16

50m²/543ft²



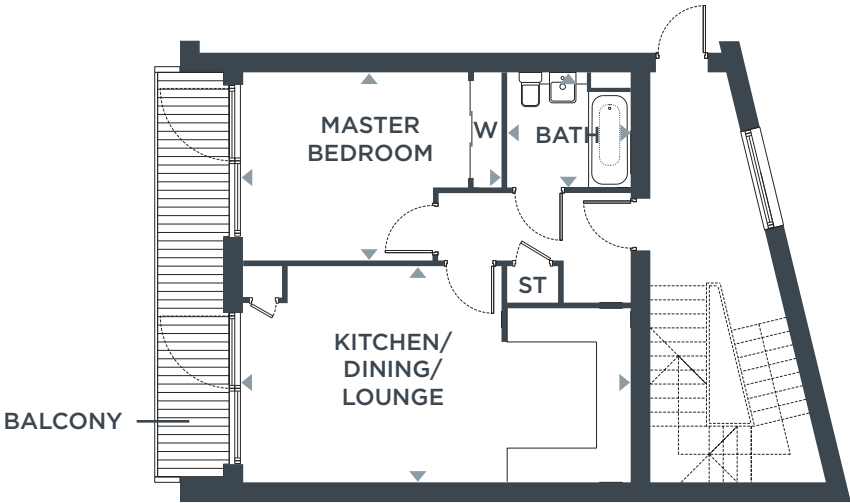
PLOT 13 FIRST FLOOR
PLOT 16 SECOND FLOOR

Kitchen / Dining / Lounge
9m x 6.9m 29ft 6in x 22ft 8in

Master Bedroom
4m x 3.8m 13ft 1in x 12ft 6in

Main Bathroom
3.3m x 3.3m 10ft 10in x 10ft 10in

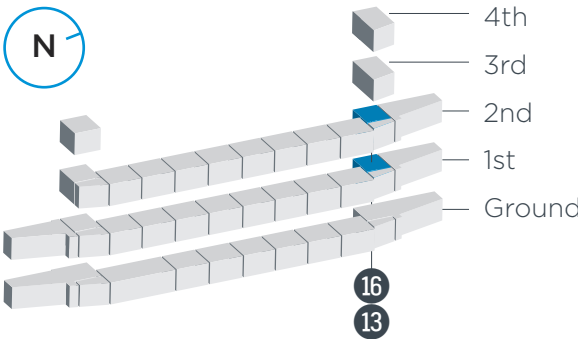
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PLOT 13 FIRST FLOOR
PLOT 16 SECOND FLOOR

PLOT LOCATOR

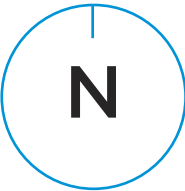
LEVEL



2 BEDROOM APARTMENT FLOOR PLANS

Plot 14

83.2m²/895ft²



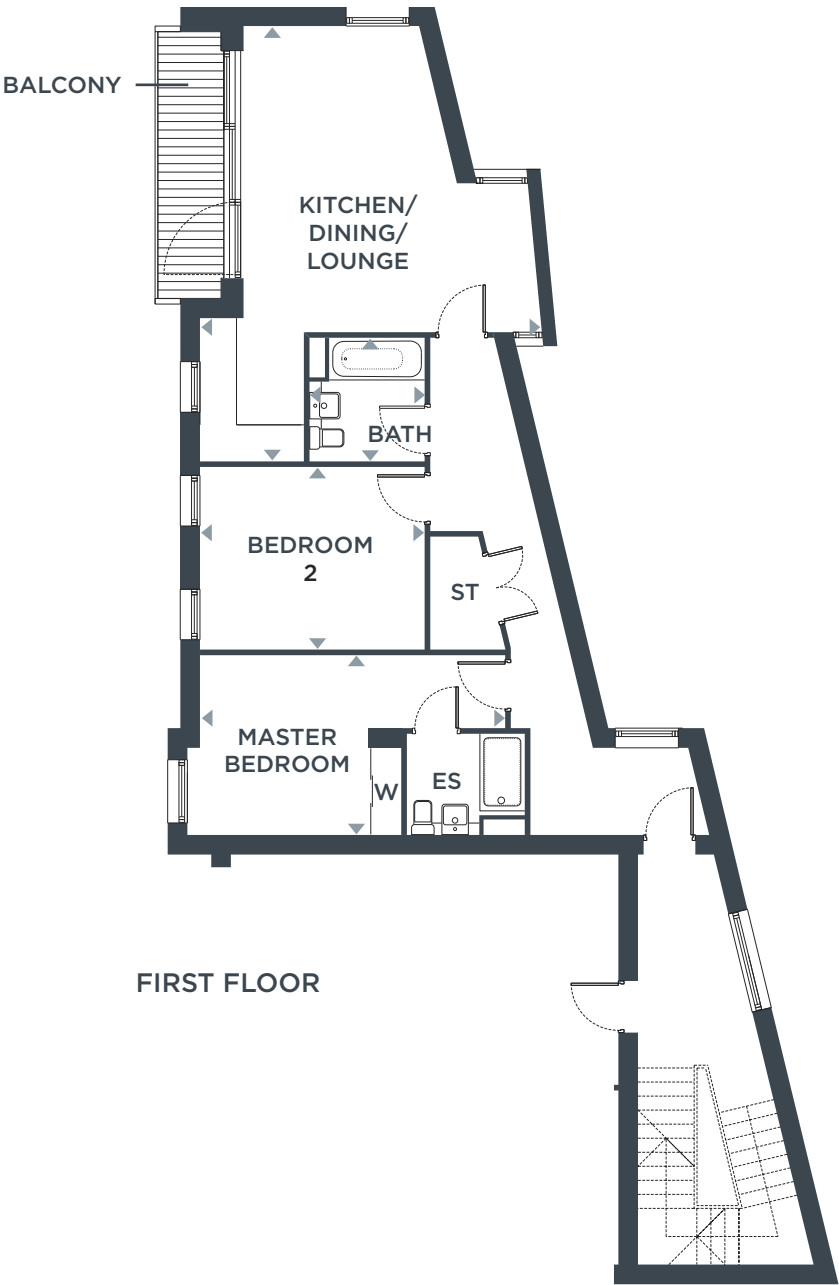
FIRST FLOOR

Kitchen / Dining / Lounge
7.9m x 6.1m 25ft 11in x 20ft 0in

Master Bedroom
5.4m x 3.2m 17ft 9in x 10ft 6in

Bedroom 2
4m x 3.1m 13ft 1in x 10ft 2in

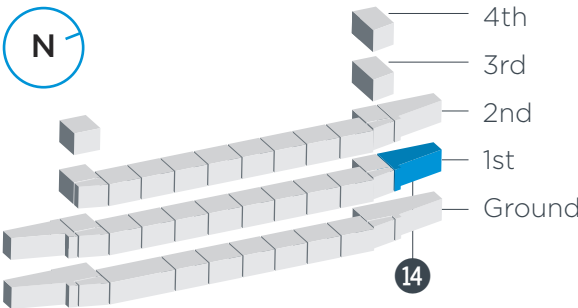
Main Bathroom
2.3m x 2.05m 7ft 7in x 6ft 9in



FIRST FLOOR

PLOT LOCATOR

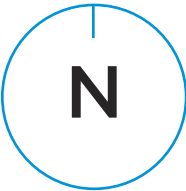
LEVEL



2 BEDROOM APARTMENT FLOOR PLANS

Plot 17

83.2m²/895ft²



SECOND FLOOR

Kitchen / Dining / Lounge

6.1m x 7.9m 20ft 0in x 25ft 9in

Master Bedroom

3.9m x 3.2m 12ft 7in x 10ft 4in

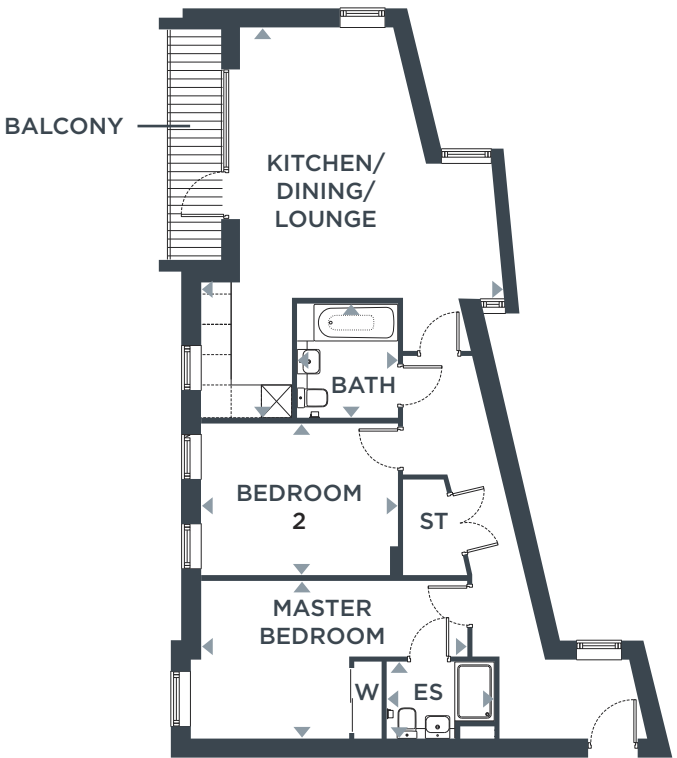
Bedroom 2

4.0m x 3.1m 13ft 1in x 10ft 1in

Main Bathroom

2.1m x 2.35m 6ft 8in x 7ft 7in

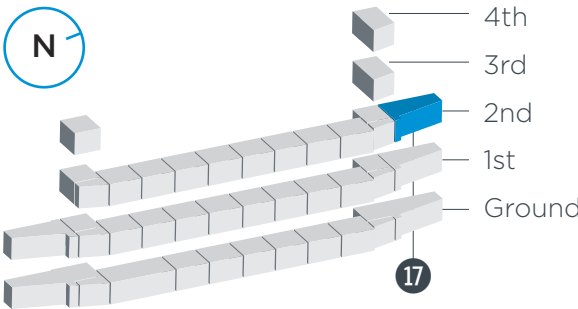
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BATH = Bathroom B = Bins
BS = Bike Store WA = Wardrobe Area



SECOND FLOOR

PLOT LOCATOR

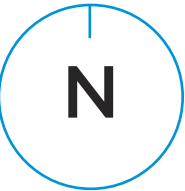
LEVEL



3 BEDROOM APARTMENT FLOOR PLANS

Plot 18

134.6m²/1,448ft²



THIRD FLOOR

Kitchen / Dining / Lounge

7m x 4.8m 22ft 12in x 15ft 9in

Bedroom 2

4m x 3.8m 13ft 1in x 12ft 6in

Bedroom 3

3.4m x 3.2m 11ft 2in x 10ft 6in

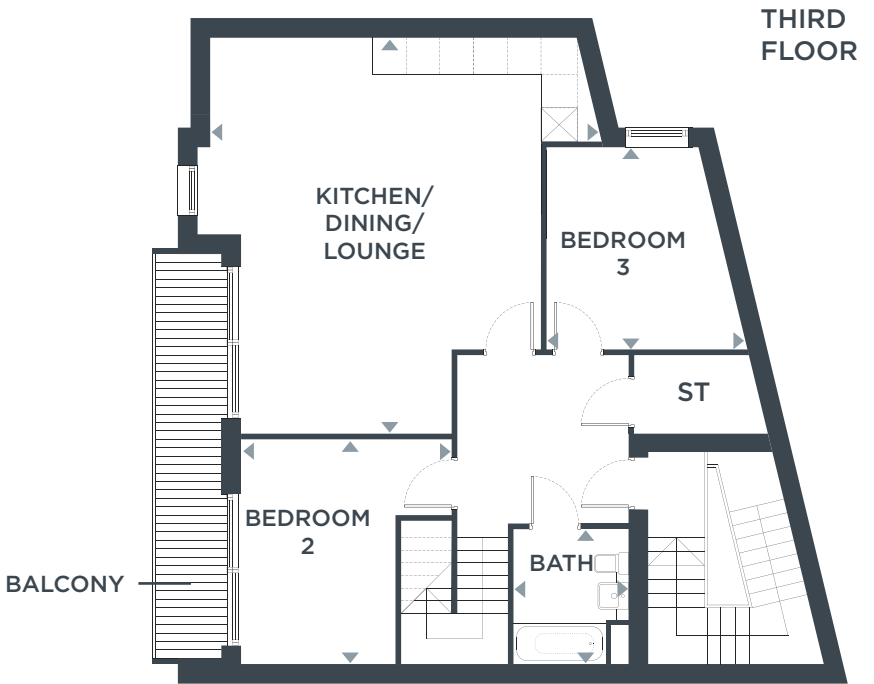
Main Bathroom

2.05m x 2.3m 6ft 9in x 7ft 7in

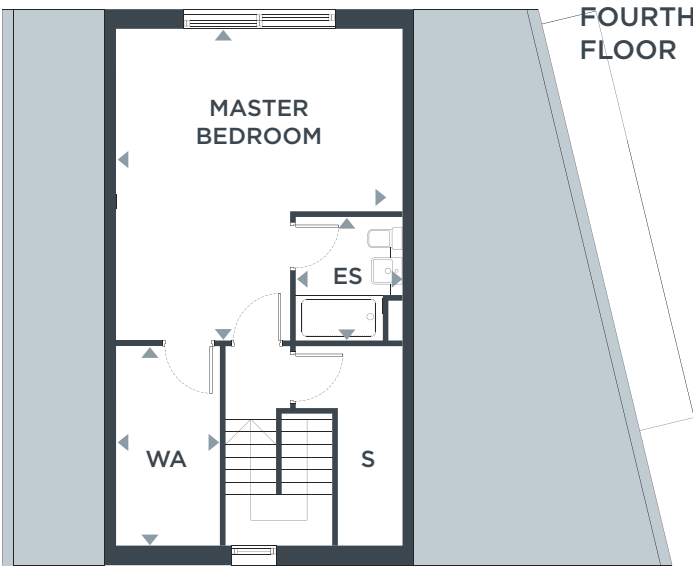
FOURTH FLOOR

Master Bedroom

5.9m x 5.5m 19ft 4in x 18ft 1in



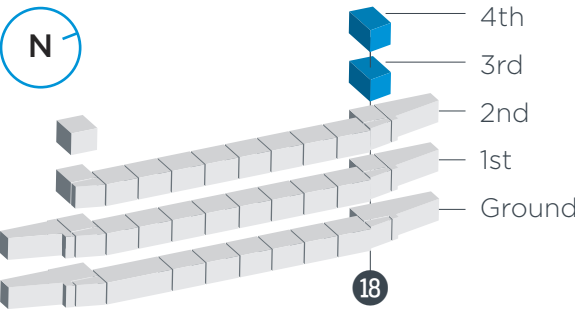
BALCONY



FOURTH FLOOR

PLOT LOCATOR

LEVEL



WHAT IS SHARED OWNERSHIP?

Shared Ownership is an excellent way for people to take their first step onto the property ladder. You buy a share of between 25% and 75% of the property's value and pay a subsidised rent on the remaining share.

A key advantage is that, as part-owner, you have a security of tenure that renting cannot offer.

There are some general eligibility requirements that anyone wishing to buy a Shared Ownership home must meet. The general eligibility criteria for Shared Ownership is as follows:

- You must be at least 18 years old
- Your household income (i.e. the combined earnings before tax of the people who want to buy together) is less than £90,000 (if you're buying in London) or £80,000 (if you're buying outside of London).
- You should generally be a first time buyer and you do not already own a home or you will have sold your current home before you purchase
- You should not be able to afford to buy a home suitable for your housing needs on the open market
- You must be able to demonstrate that you have a good credit history (no bad debts or County Court Judgements) and can afford the regular payments and costs involved in buying a home
- You must show you are not in mortgage or rent arrears

Our developments are all priced differently, so you'll need to be able to meet the guidance income of the development you're interested in. This is based on how much you would roughly need to be earning in order to pay for the housing costs without exceeding around 45% of your net monthly income. We'll help you work this out when you apply to buy.

In some cases you may not be able to apply for Shared Ownership.

Shared ownership isn't available to you if you:

- Already own a home you can't or won't sell once we offer you a Shared Ownership home
- Have a household income (i.e. the combined earnings before tax of the people who want to buy together) of more than £90,000 (if buying in London).
- Can't get a mortgage from a lender we approve (you must obtain a mortgage to buy a Shared Ownership property, unless you are unable to access lending due to your age, a disability or on religious grounds)
- Can't prove you can afford to maintain a home in the long term.

BUILDING HOMES MAKING PLACES ENHANCING LIVE

At Optivo we know the importance of living in a safe and secure environment and how this enables people to flourish.

As one of the largest housing providers in the UK, our 44,000 homes give 90,000 people in London, the South East and the Midlands, somewhere affordable to call their own.

- We work with residents, local authorities and partners to meet housing need, and to create safe, sustainable communities for our residents.
- We also help residents make the most of their lives through jobs, training, financial and digital inclusion.
- We're committed to providing the best customer service we can and this is reflected in the prestigious awards we've won.



For further details call:
0800 012 1442

sales@optivo.org.uk



Disclaimer: All floor plans in this brochure are for general guidance only. Measures are from plans and 'as built' dimensions may vary slightly. Any dimensions shown are not intended to be used for carpet sizes, appliances, spaces or items of furniture. These particulars do not constitute any part of an offer or contract. Optivo has taken all reasonable care in the preparation of the information given in this brochure. However, this information is subject to change and has been prepared solely for the purpose of providing general guidance. Therefore, Optivo does not warrant the accuracy or completeness of this information. Particulars are given for illustrative purposes only. Optivo undertakes continuous product development and any information given relating to our products may vary from time to time. As a result, information on such products is given for general guidance only and does not constitute any form of warranty or contract on our part. The information and particulars set out within this brochure do not constitute, nor constitute part of, a formal offer, invitation or contract (whether from Optivo or any of its related subsidiaries or affiliates) to acquire the relevant property. For the reasons mentioned above, no information contained in this brochure is to be relied upon. In particular all plans, perspectives, descriptions, dimensions and measurements are approximate and provided for guidance only. Such information is given without responsibility on the part of Optivo. Optivo supports the development of mixed tenure developments and is proud to provide homes for affordable rent and Shared Ownership at Heatfield Square. We may change the tenure of some homes subject to demand.