



ELMBRIDGE HOUSE

Windsor Apartments

AT PRINCE OF WALES DRIVE

Metropolitan by Nature

ELMBRIDGE HOUSE

at Prince of Wales Drive comprises seventy three highly desirable one and two bedroom apartments available to buy through Shared Ownership from Latimer Homes

Windsor Apartments

AT PRINCE OF WALES DRIVE

Homes at Windsor Apartments are in a unique position just 180 meters from one of London's finest riverside parks. Battersea Park provides an oasis of calm in Prime Central London's fastest-developing and most dynamic quarter. In addition, the development benefits from 2.5 acres of new, landscaped, public open space featuring pedestrian access to Battersea Park through its own reclaimed railway arch.

This Photograph

Looking north east towards Elbridge House in the foreground and Malvern House in the background



THE DEVELOPMENT

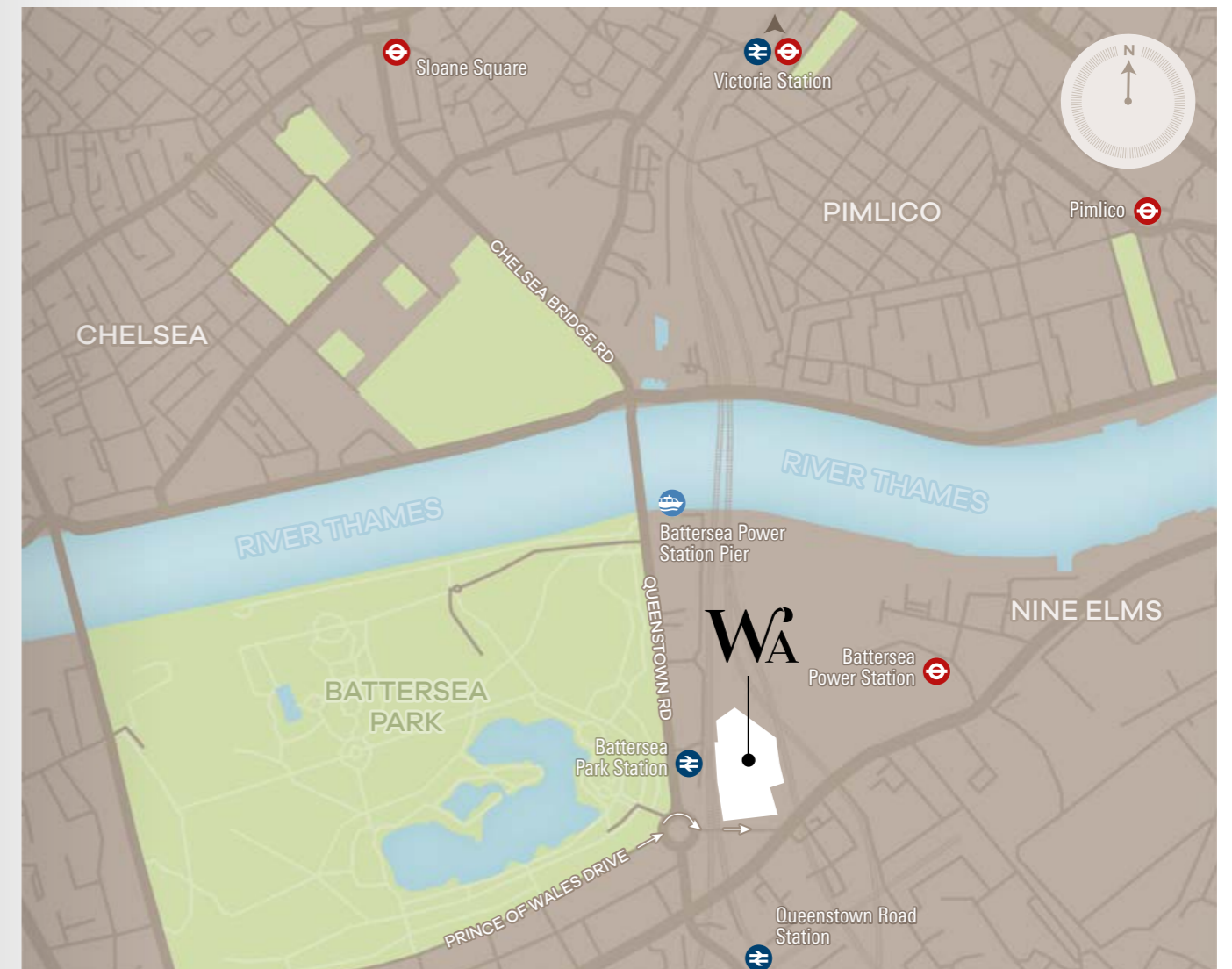
Contemporary by Nature

Windsor Apartments homes at Prince of Wales Drive are situated in a prime location at the heart of the extensive regeneration of Battersea. Formerly occupied by Victorian gas holders alongside the iconic Battersea Power Station, the area has today been transformed with highly considered architecture, which mindfully honours its industrial past.

The aesthetic design is balanced harmoniously with extensive landscaped communal gardens that introduce an appealing corridor of natural tranquility.

A home at Windsor Apartments strikes the perfect balance in providing all of the advantages of city living within the beautiful surroundings of a contemporary residential complex set amongst landscaped gardens.

Location Map



UNDERGROUND, OVERGROUND AND ACROSS THE WATER

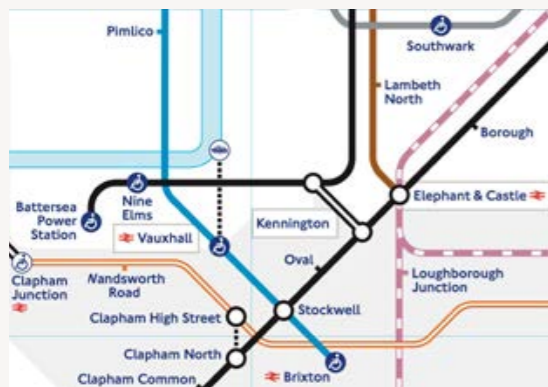
New homes at Windsor Apartments are served by excellent travel connections. Battersea Power Station, just six minutes walk from the development, is the newest station on the underground network. From here direct trains will take you on the Northern Line to Tottenham Court Road and Camden Town in under 20 minutes.

The closest rail station is Battersea Park, connecting you to Victoria in just 10 minutes, and with Queenstown Road Station 11 minutes walk away and Clapham Junction and Vauxhall all within striking distance, there are plenty of routes available.

The development is also a stone's throw from Battersea Power Station Pier. The River Bus service can speed commuters up the Thames to Blackfriars in 20 minutes and Embankment in just 15. For local hops, Prince of Wales Drive is also extremely well served by cycling routes, buses and taxis – just 8 minutes by taxi to Sloane Square!

BATTERSEA POWER STATION NOW OPEN

Battersea Power Station is a new London Underground Station which opened in Autumn 2021 as part of the ongoing Northern Line Extension. The new station places residents just a few minutes' walk from the tube network and its connections to the Capital and beyond.



Tube map of Northern Line extension. Source www.tfl.gov.uk



This Photograph
The new Northern Line extension at Battersea Power Station



Travel By Taxi

Sloane Square
8 mins

Clapham Common
10 mins

The V&A Museum
South Kensington
12 mins

Covent Garden
22 mins

NOTE: All travel times start from Windsor Apartments except travel times by London Underground, which are taken from Battersea Power Station Underground Station on the Northern Line and by River Bus, which are taken from Battersea Power Station Pier. Travel times sourced from google.com/maps



Travel By Bicycle

Vauxhall Station
6 mins

Battersea Square
9 mins

Hyde Park,
The Serpentine
18 mins

London Bridge
23 mins

Regents Park
29 mins



Travel By London Underground

Waterloo
Underground Station
8 mins

Leicester Square
Underground Station
12 mins

Tottenham Court Road
Underground Station
13 mins

Euston
Underground Station
17 mins

Kings Cross
Underground Station
24 mins

Change at Leicester Square to Piccadilly Line

SPECIFICATION

The homes at Windsor Apartments have been designed to a high standard with great care and attention given to all aspects of specification, fit and finish.

Whilst every effort has been taken to ensure the accuracy of the information provided it has been supplied as a guide and Latimer Homes reserves the right to amend the specification as necessary and without notice.



Windsor Apartments Elbridge House show home

Kitchen

- Stolz base and wall units in Concrete Effect
- Stolz worktop in Silestone White
- Splashback panel in White Gloss laminate
- Stainless steel 1.5 bowl sink
- Chrome Hansgrohe Ecosmart single lever mixer tap

Appliances

- Hotpoint stainless steel single electric oven
- Hotpoint black four-ring ceramic hob
- Hotpoint stainless steel chimney style cooker hood
- Hotpoint free-standing 7kg washer/dryer
- Hotpoint integrated fridge freezer



Windsor Apartments Elbridge House show home

General / Living Areas

- Kaindl Rich Walnut wood-effect laminate flooring to kitchen / living / dining area and hallway
- Roller blind system in chalk to windows and balcony doors (where applicable)
- Matt brilliant white paint finish to walls and ceilings
- Hard wearing satin brilliant white paint finish to joinery
- Chrome ironmongery throughout
- Composite decking to balconies



Windsor Apartments Elmbridge House show home

Heating, Security and Peace of Mind

- Underfloor heating throughout
- Audio/video door entry system

Bedroom(s)

- Manx Tomkinson Pembroke Duke Twist carpet
- Roller blind system in chalk to windows and balcony doors (where applicable)

Whilst every effort has been taken to ensure the accuracy of the information provided it has been supplied as a guide and Latimer Homes reserves the right to amend the specification as necessary and without notice.



Windsor Apartments Elmbridge House show home

Bathroom

- Villeroy & Boch white bathroom suite
- Hans Grohe basin and bath mixer taps
- Croma shower kit over bath
- Full size Kaldewei bath
- Pivot glass bath screen
- Heated chrome ladder style towel rail
- Wide Vapour ceramic tiling to floor (full height around bath, splashback above wash basin)
- Grainwood wood effect bath and vanity panels
- Vanity countertop in cream

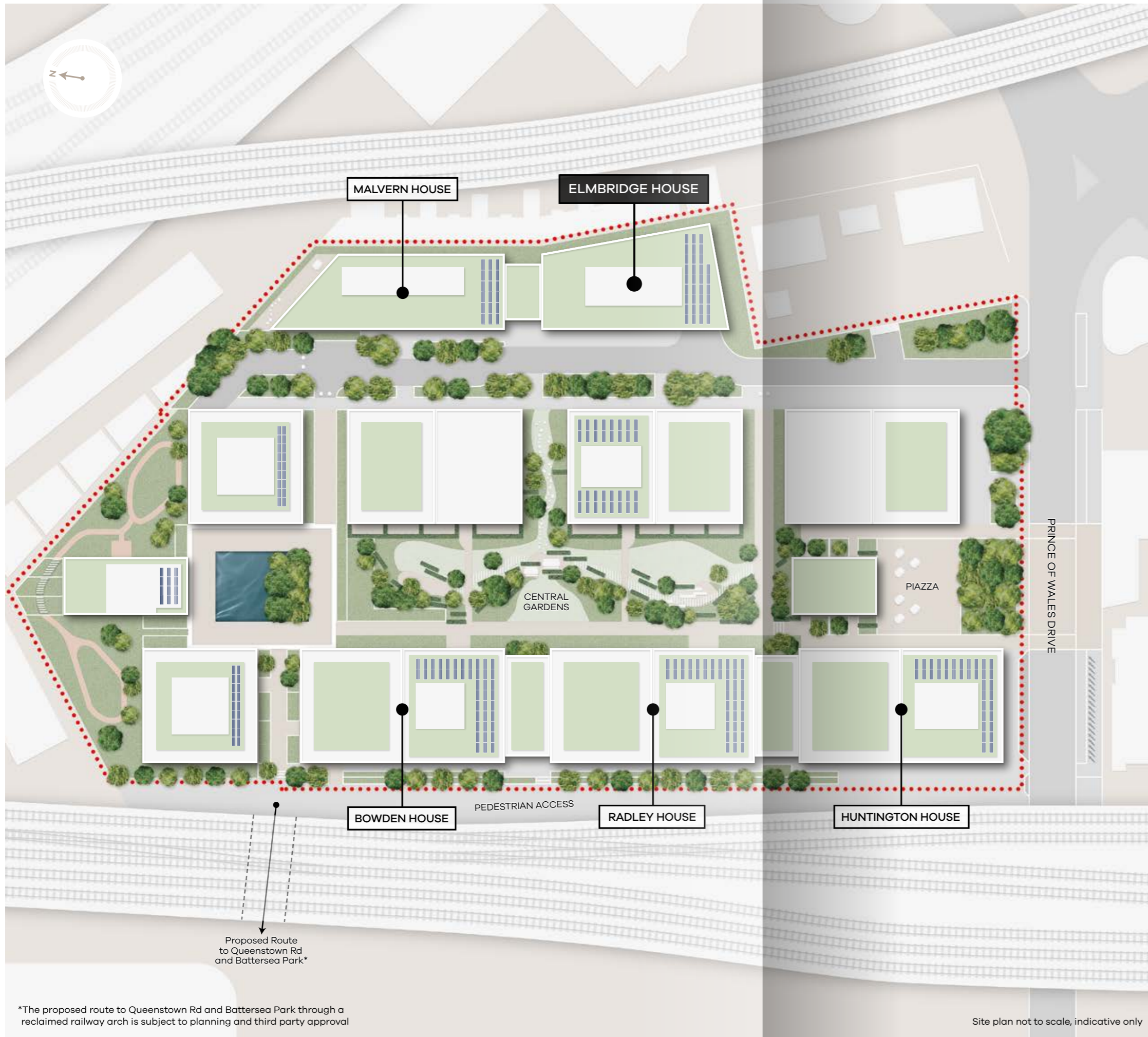
THE SITE PLAN

Windsor Apartments at Prince of Wales Drive

The layout and design of the development incorporates light and inviting communal open spaces including a piazza, café and ornamental pond. These 2.5 acres of landscaped gardens are set against a modern, well-appointed architectural backdrop to striking effect.

As part of a mixed-tenure development, Windsor Apartments are available for sale through the Shared Ownership scheme with Latimer Homes and has both excellent public transport links and easy access to cycle routes.

Residents will have the advantage of a free 12-month membership of the local Car Club - please speak to your sales agent for further information.



*The proposed route to Queenstown Rd and Battersea Park through a reclaimed railway arch is subject to planning and third party approval

Site plan not to scale, indicative only

The Floorplans

ELMBRIDGE HOUSE

Windsor Apartments Shared Ownership homes at Elmbriage House are located on floors three to eleven.

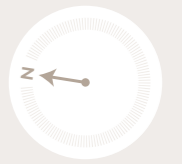
MALVERN HOUSE

ELMBRIDGE HOUSE

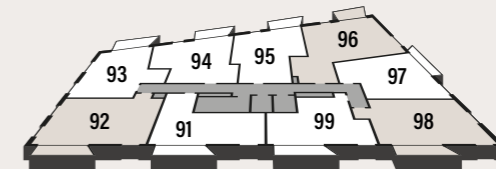


This View

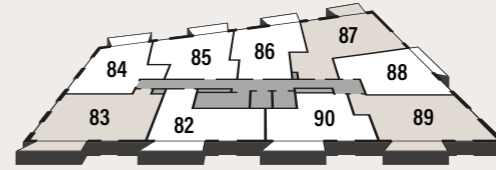
Image depicting the West elevation of Malvern House and Elmbriage House



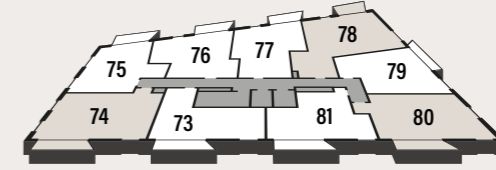
Eleven



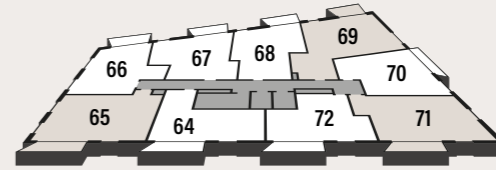
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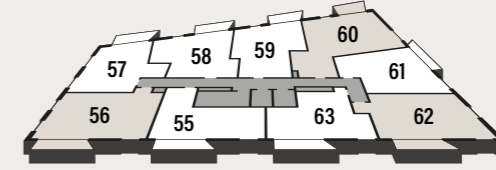
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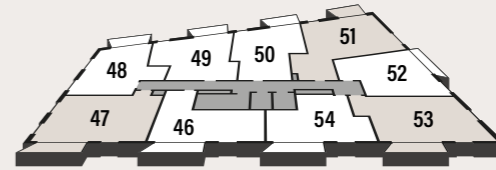
Eight



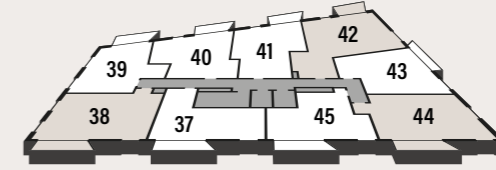
Seven



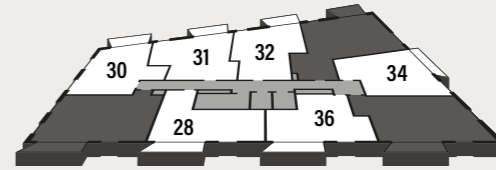
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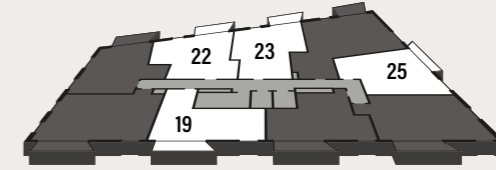
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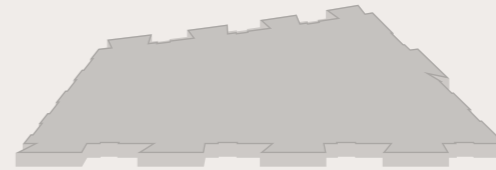
Four



Three



Two - Ground

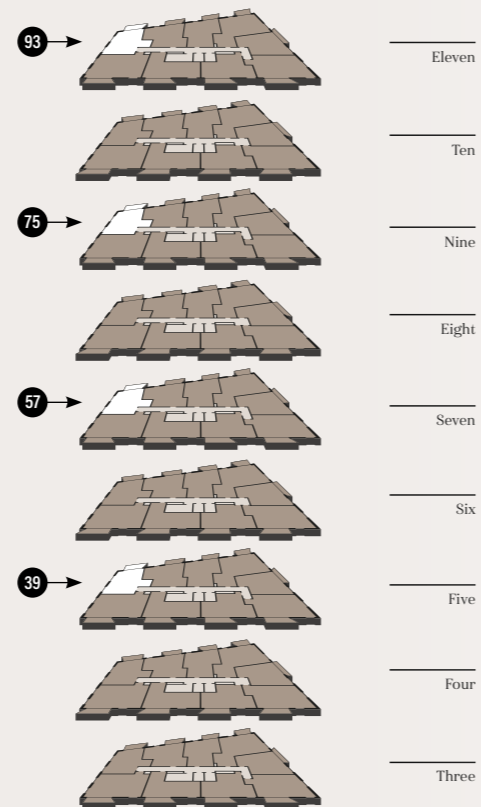
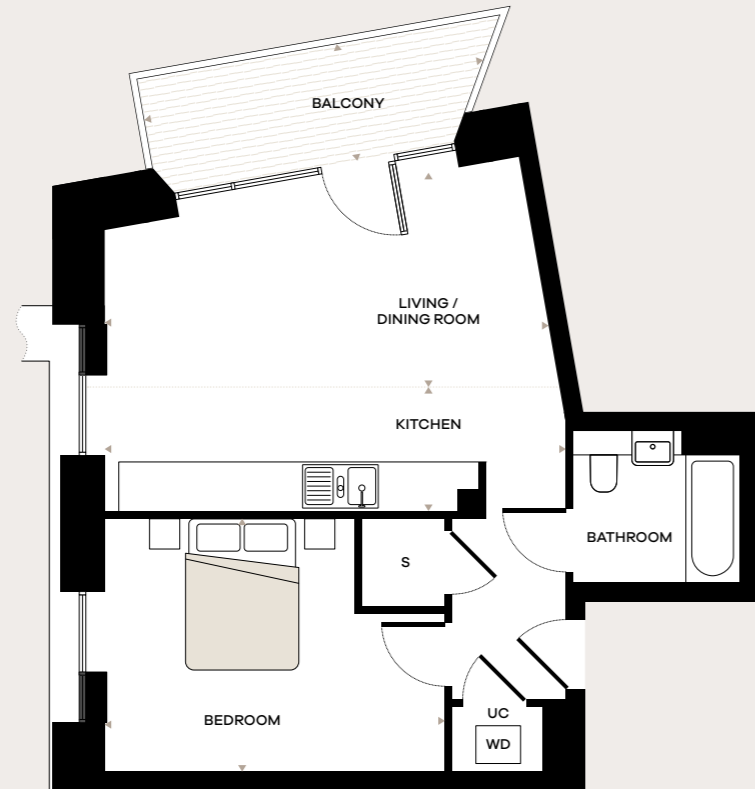


STACKER KEY

- Windsor Apartments One Bedroom Apartment Two Bedroom Apartment
- Intermediate Rented Apartments

39, 57, 75 & 93

One Bedroom Apartment with Balcony



Dimensions	M	FT
Living/Dining Room	5.70 x 2.83	18'8" x 9'3"
Kitchen	4.95 x 1.64	16'3" x 5'4"
Bedroom	4.50 x 3.35	14'9" x 11'0"
Balcony	4.55 x 1.57	14'11" x 5'2"
Total Area	52.31m²	563ft²

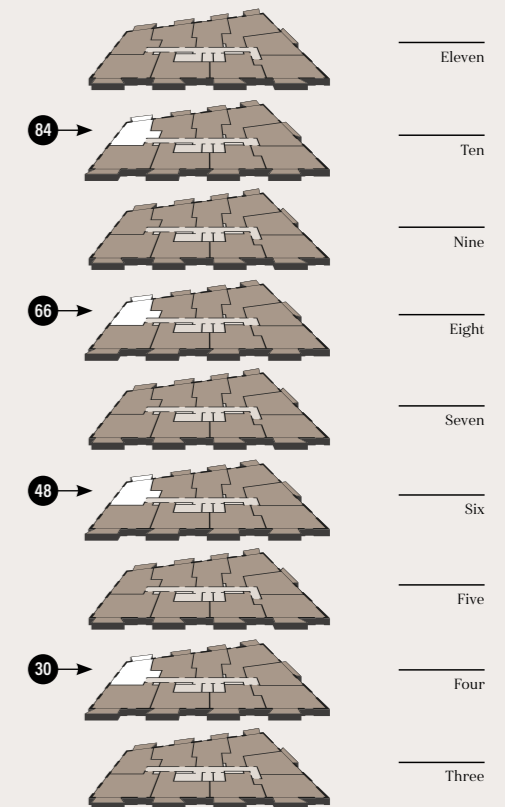
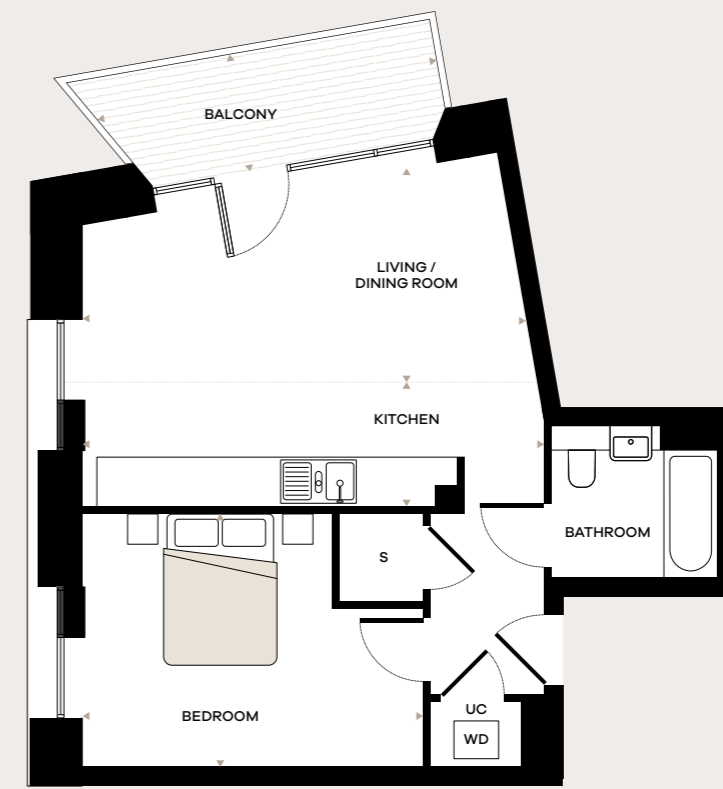
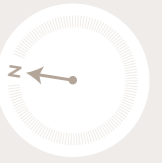
FLOORPLAN KEY

- UC Utility Cupboard (incl. heat interchange unit)
- S Store Cupboard
- WD Washer/Dryer
- Measurement point

NOTE: Blanked out window and acoustic louvre in bedroom and living/dining area

30, 48, 66 & 84

One Bedroom Apartment with Balcony



Dimensions	M	FT
Living/Dining Room	5.70 x 2.83	18'8" x 9'3"
Kitchen	4.95 x 1.64	16'3" x 5'4"
Bedroom	4.50 x 3.35	14'9" x 11'0"
Balcony	4.55 x 1.57	14'11" x 5'2"
Total Area	52.31m²	563ft²

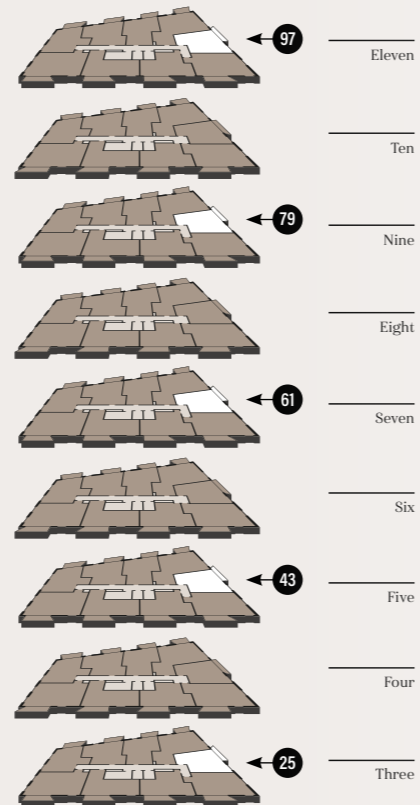
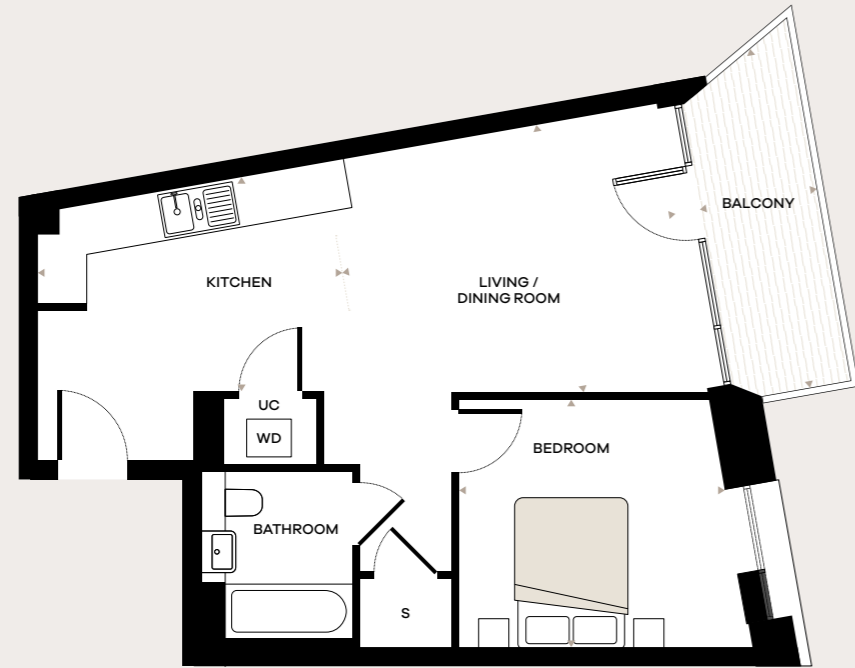
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- Measurement point

NOTE: Blanked out window and acoustic louvre in bedroom and living/dining area

25, 43, 61, 79 & 97

One Bedroom Apartment with Balcony



Dimensions	M	FT
Living/Dining Room	4.48 x 3.59	14'8" x 11'9"
Kitchen	4.03 x 2.85	13'3" x 9'4"
Bedroom	3.52 x 3.27	11'7" x 10'9"
Balcony	4.55 x 1.57	14'11" x 5'2"
Total Area	53.13m²	572ft²

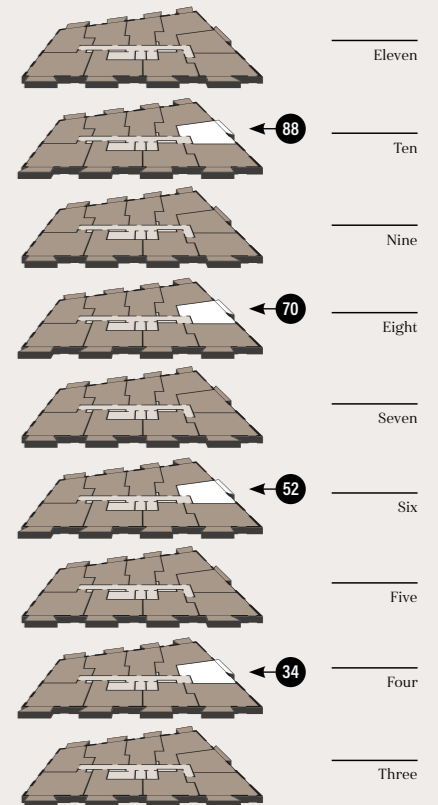
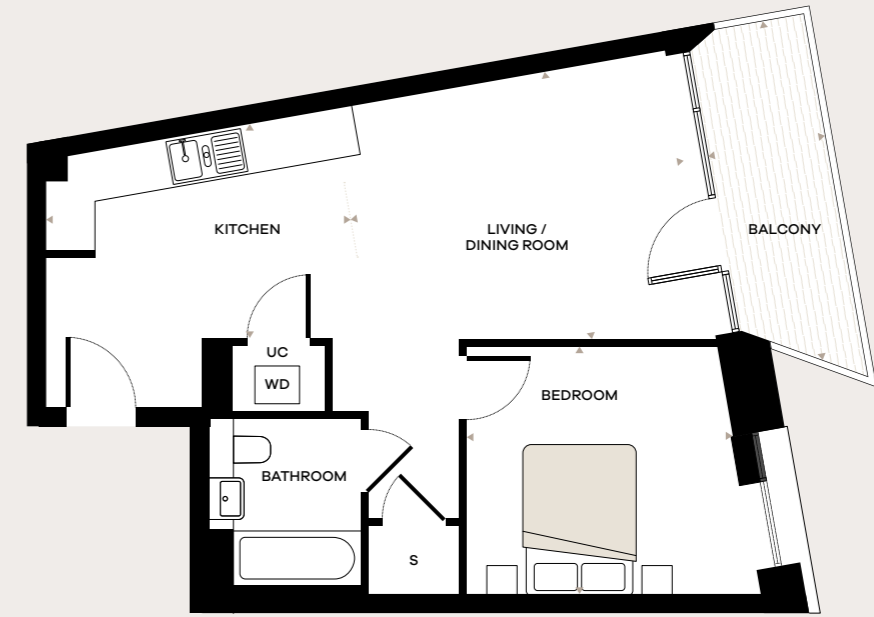
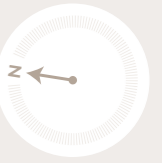
FLOORPLAN KEY

- UC Utility Cupboard (incl. heat interchange unit)
- S Store Cupboard
- WD Washer/Dryer
- Measurement point

NOTE: Blanked out window and acoustic louvre in bedroom

34, 52, 70 & 88

One Bedroom Apartment with Balcony



Dimensions	M	FT
Living/Dining Room	4.48 x 3.59	14'8" x 11'9"
Kitchen	4.03 x 2.85	13'3" x 9'4"
Bedroom	3.52 x 3.27	11'7" x 10'9"
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Total Area	53.13m²	572ft²

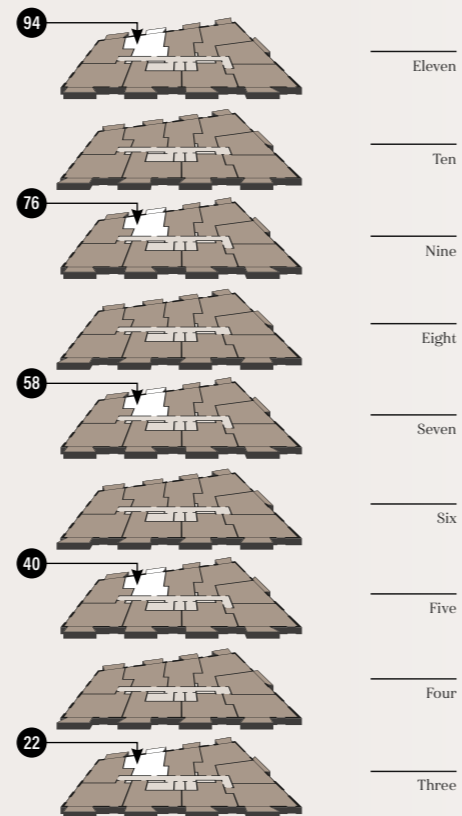
FLOORPLAN KEY

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- WD Washer/Dryer
- Measurement point

NOTE: Blanked out window and acoustic louvre in bedroom

22, 40, 58, 76 & 94

One Bedroom Apartment with Balcony



Dimensions	M	FT
Living/Dining Room	4.77 x 4.25	15'8" x 13'11"
Kitchen	2.50 x 3.04	8'2" x 10'0"
Bedroom	4.08 x 3.62	13'5" x 11'10"
Balcony	4.55 x 1.57	14'11" x 5'2"
Total Area	54.57m²	587ft²

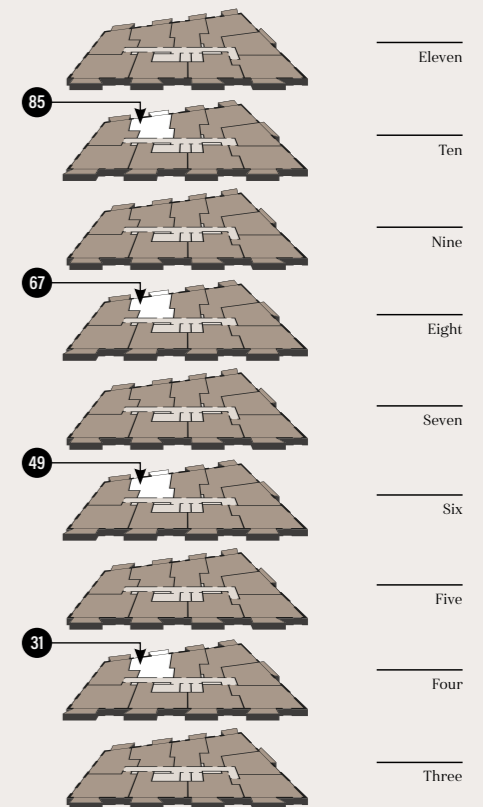
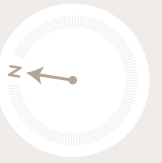
FLOORPLAN KEY

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- WD Washer/Dryer
- Measurement point

NOTE: Blanked out window and acoustic louvre in bedroom

31, 49, 67 & 85

One Bedroom Apartment with Balcony



Dimensions	M	FT
Living/Dining Room	4.77 x 4.25	15'8" x 13'11"
Kitchen	2.50 x 3.04	8'2" x 10'0"
Bedroom	4.08 x 3.62	13'5" x 11'10"
Balcony	4.55 x 1.57	14'11" x 5'2"
Total Area	54.57m²	587ft²

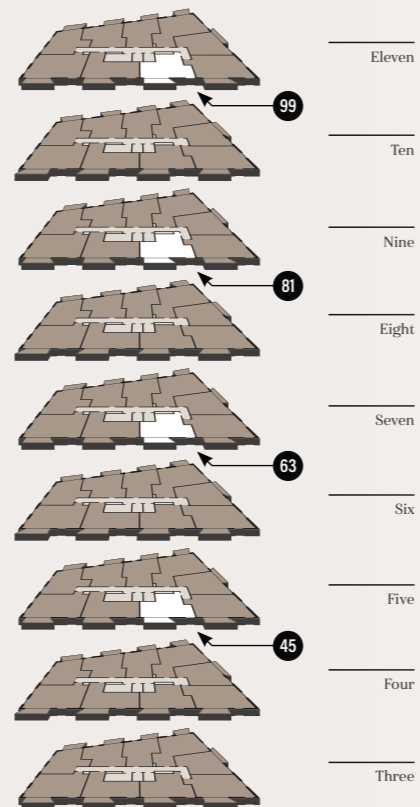
FLOORPLAN KEY

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- S Store Cupboard
- WD Washer/Dryer
- Measurement point

NOTE: Blanked out window and acoustic louvre in bedroom

45, 63, 81 & 99

One Bedroom Apartment with Balcony



Dimensions	M	FT
Living/Dining Room	4.97 x 3.09	16'4" x 10'1"
Kitchen	3.64 x 2.32	11'11" x 7'7"
Bedroom	4.34 x 3.22	14'3" x 10'7"
Balcony	4.55 x 1.57	14'11" x 5'2"
Total Area	56.19m²	605ft²

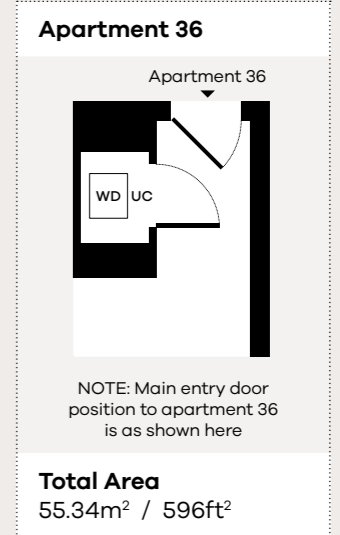
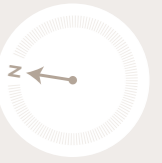
FLOORPLAN KEY

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- S Store Cupboard
- WD Washer/Dryer
- Measurement point

NOTE: Blanked out window in bedroom

36, 54, 72 & 90

One Bedroom Apartment with Balcony

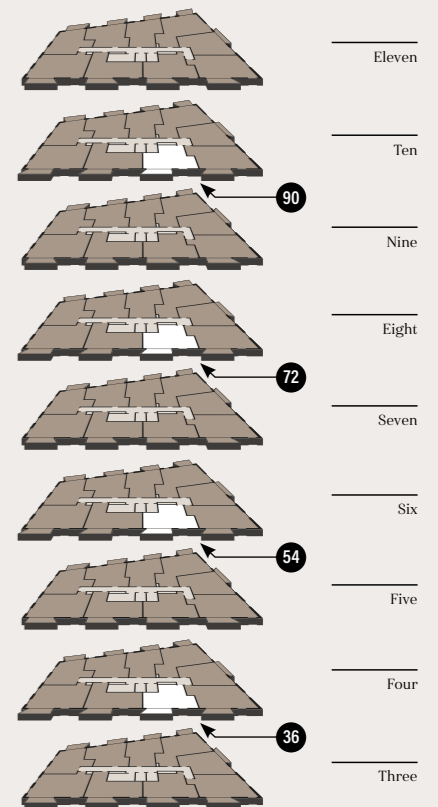


Dimensions	M	FT
Living/Dining Room	4.97 x 3.09	16'4" x 10'1"
Kitchen	3.64 x 2.32	11'11" x 7'7"
Bedroom	4.34 x 3.22	14'3" x 10'7"
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Total Area	56.19m²	605ft²

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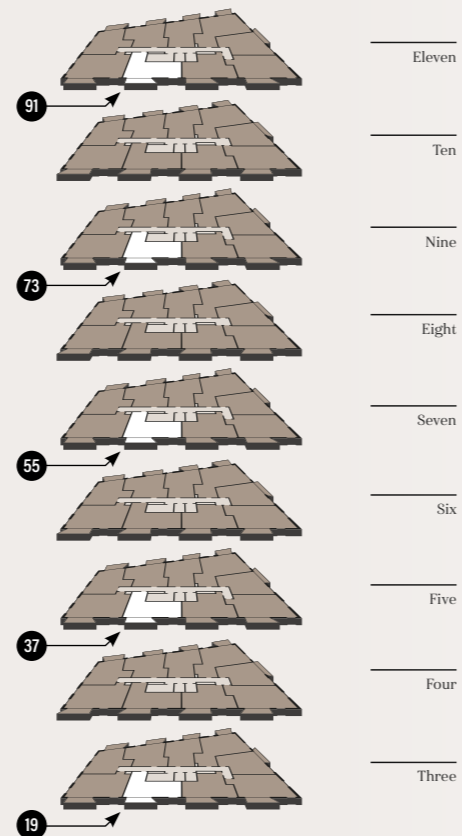
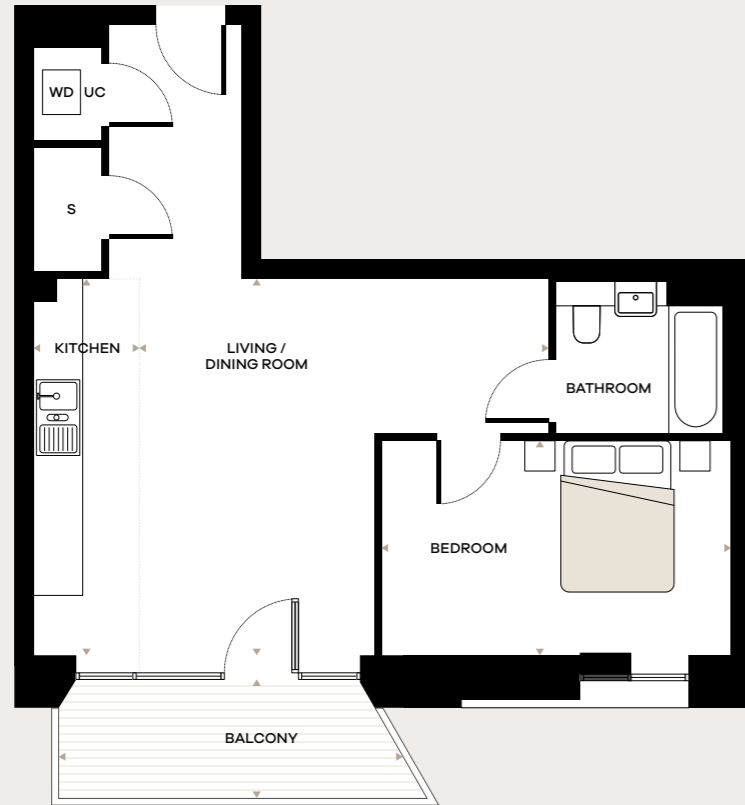
- UC Utility Cupboard (incl. heat interchange unit)
- S Store Cupboard
- WD Washer/Dryer
- Measurement point

NOTE: Blanked out window in bedroom



19, 37, 55, 73 & 91

One Bedroom Apartment with Balcony



Dimensions	M	FT
Living/Dining Room	5.41 x 4.97	17'9" x 16'4"
Kitchen	4.97 x 1.40	16'4" x 4'7"
Bedroom	4.62 x 2.83	15'2" x 9'4"
Balcony	4.55 x 1.57	14'11" x 5'2"
Total Area	55.81m²	601ft²

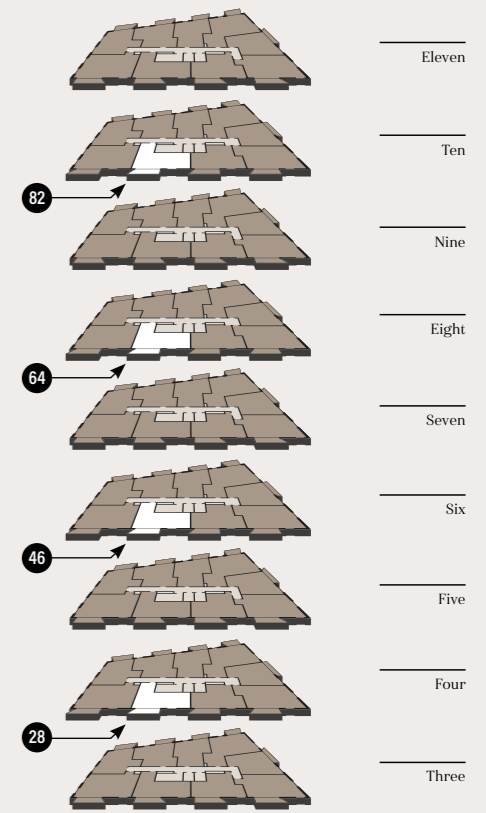
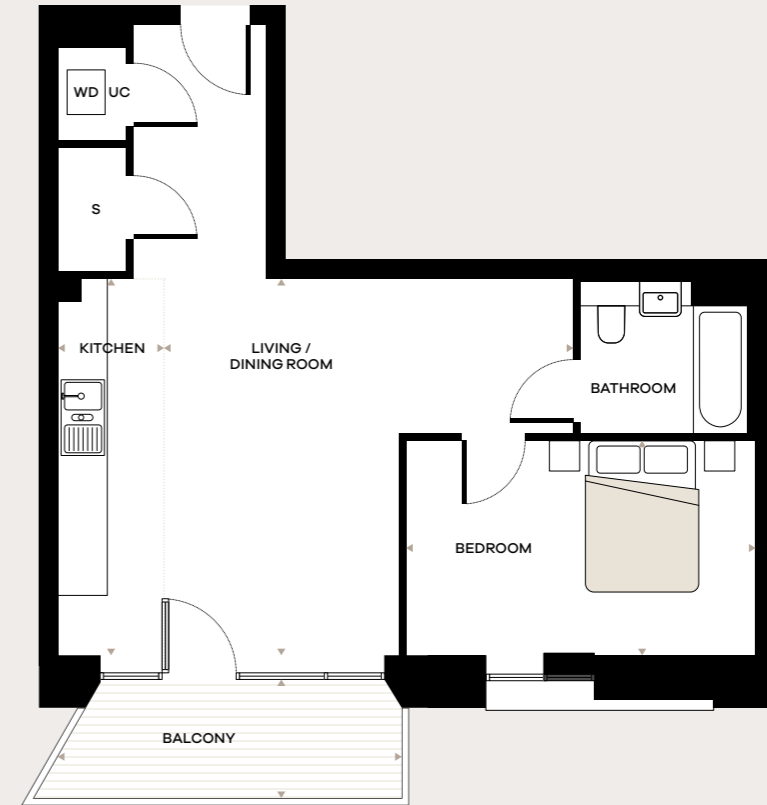
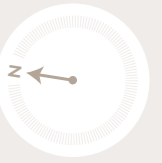
FLOORPLAN KEY

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- S Store Cupboard
- WD Washer/Dryer
- Measurement point

NOTE: Blanked out window in bedroom

28, 46, 64 & 82

One Bedroom Apartment with Balcony



Dimensions	M	FT
Living/Dining Room	5.41 x 4.97	17'9" x 16'4"
Kitchen	4.97 x 1.40	16'4" x 4'7"
Bedroom	4.62 x 2.83	15'2" x 9'4"
Balcony	4.55 x 1.57	14'11" x 5'2"
Total Area	55.81m²	601ft²

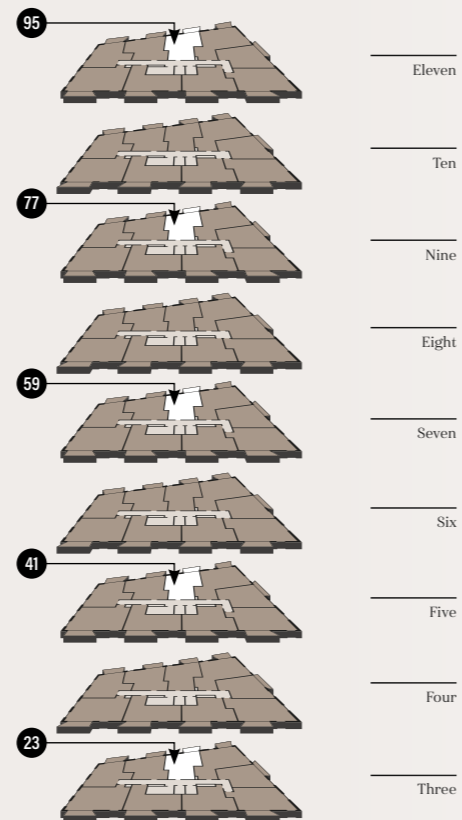
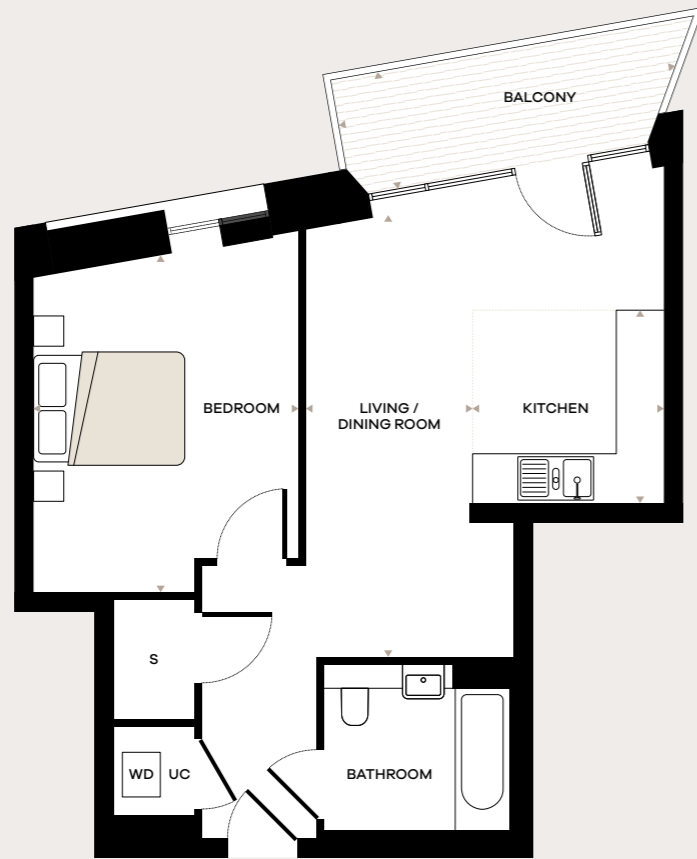
FLOORPLAN KEY

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- S Store Cupboard
- WD Washer/Dryer
- Measurement point

NOTE: Blanked out window in bedroom

23, 41, 59, 77 & 95

One Bedroom Apartment with Balcony



Dimensions	M	FT
Living/Dining Room	5.83 x 2.17	19'1" x 7'1"
Kitchen	2.57 x 2.55	8'5" x 8'4"
Bedroom	4.45 x 3.50	14'7" x 11'6"
Balcony	4.55 x 1.57	14'11" x 5'2"
Total Area	56.33m²	606ft²

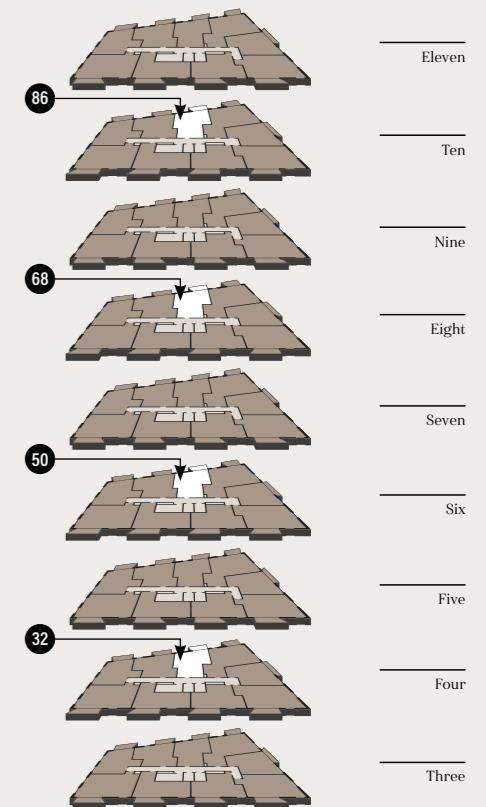
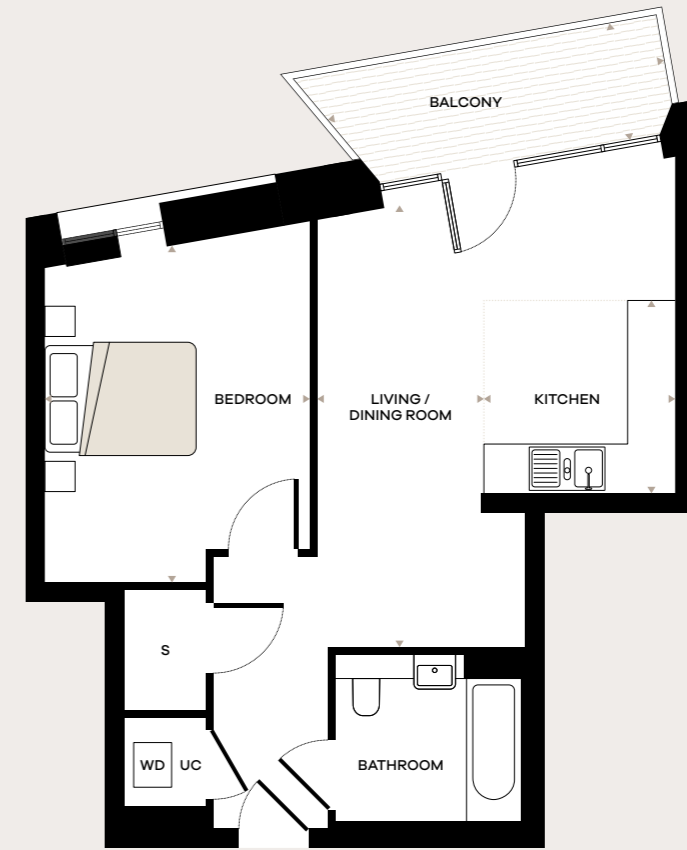
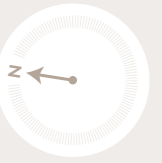
FLOORPLAN KEY

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- WD Washer/Dryer
- Measurement point

NOTE: Blanked out window and acoustic louvre in bedroom

32, 50, 68 & 86

One Bedroom Apartment with Balcony



Dimensions	M	FT
Living/Dining Room	5.83 x 2.17	19'1" x 7'1"
Kitchen	2.57 x 2.55	8'5" x 8'4"
Bedroom	4.45 x 3.50	14'7" x 11'6"
Balcony	4.55 x 1.57	14'11" x 5'2"
Total Area	56.33m²	606ft²

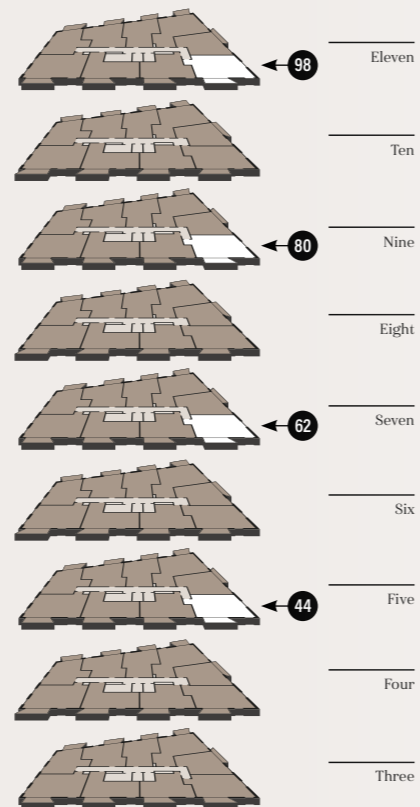
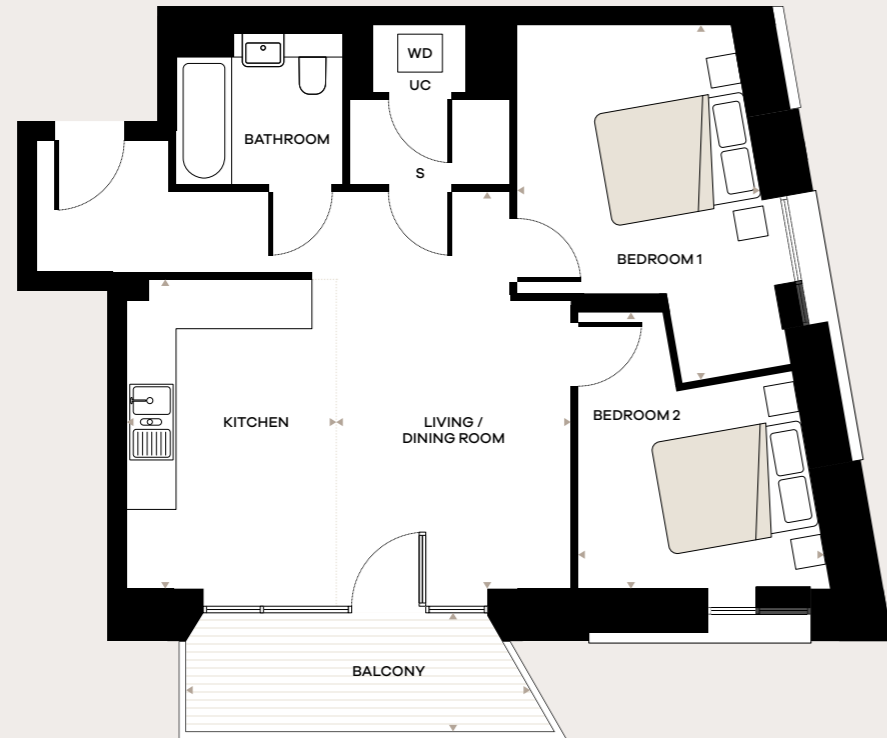
FLOORPLAN KEY

- UC Utility Cupboard (incl. heat interchange unit)
- S Store Cupboard
- WD Washer/Dryer
- Measurement point

NOTE: Blanked out window and acoustic louvre in bedroom

44, 62, 80 & 98

Two Bedroom Apartment with Balcony



Dimensions	M	FT
Living/Dining Room	5.24 x 3.10	17'2" x 10'2"
Kitchen	4.09 x 2.77	13'5" x 9'1"
Bedroom 1	4.68 x 3.17	15'4" x 10'5"
Bedroom 2	3.25 x 3.65	10'8" x 12'0"
Balcony	4.55 x 1.57	14'11" x 5'2"
Total Area	66.77m²	719ft²

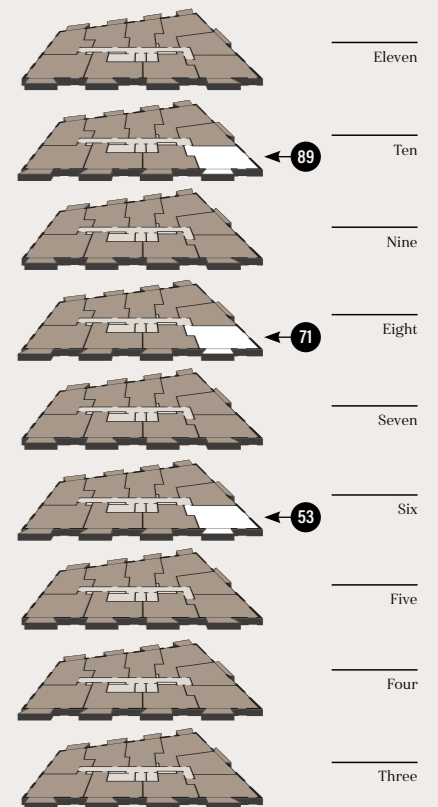
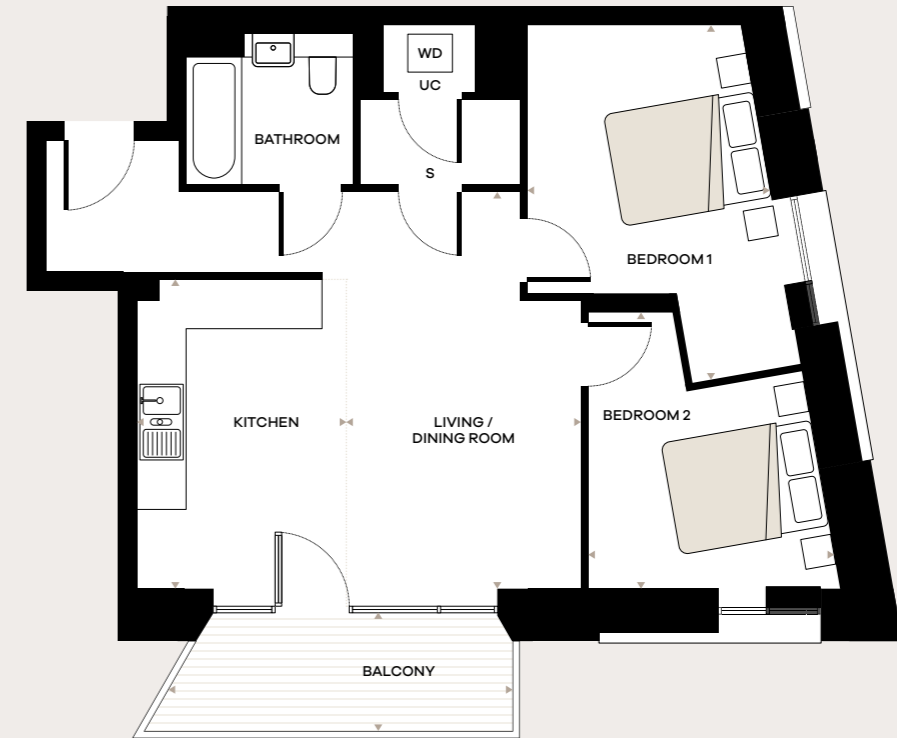
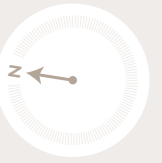
FLOORPLAN KEY

- UC Utility Cupboard (incl. heat interchange unit)
- S Store Cupboard
- WD Washer/Dryer
- Measurement point

NOTE: Blanked out window and acoustic louvre in bedrooms

53, 71 & 89

Two Bedroom Apartment with Balcony



Dimensions	M	FT
Living/Dining Room	5.24 x 3.10	17'2" x 10'2"
Kitchen	4.09 x 2.77	13'5" x 9'1"
Bedroom 1	4.68 x 3.17	15'4" x 10'5"
Bedroom 2	3.25 x 3.65	10'8" x 12'0"
Balcony	4.55 x 1.57	14'11" x 5'2"
Total Area	66.77m²	719ft²

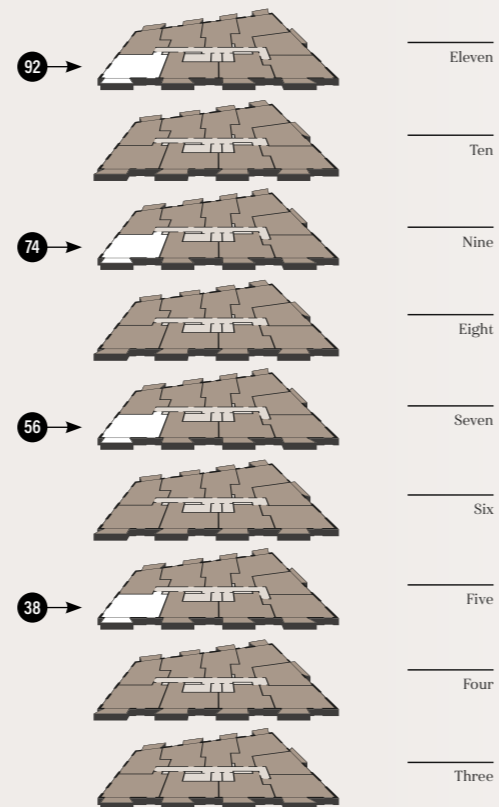
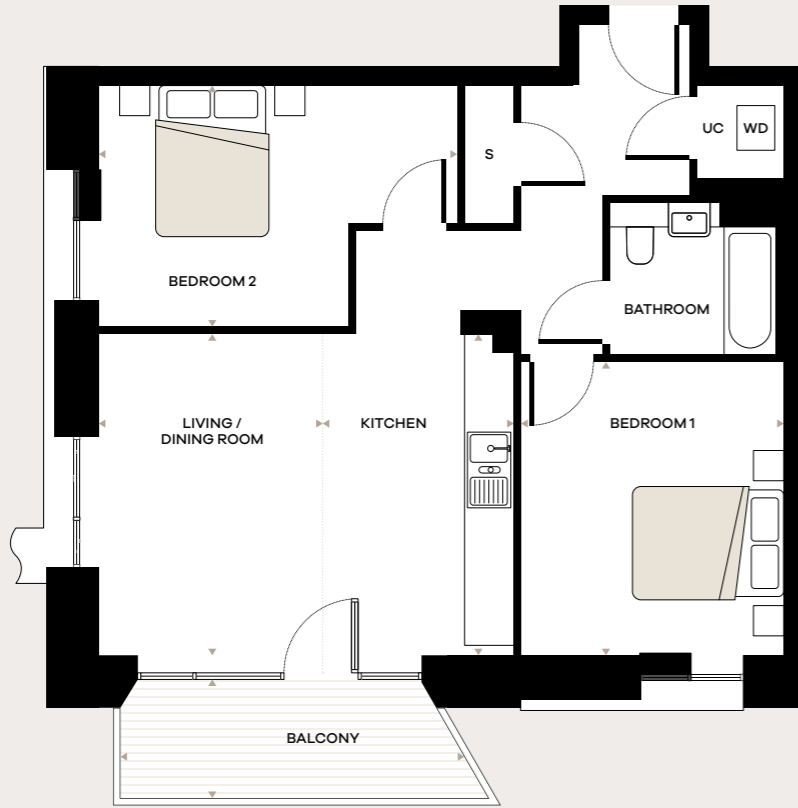
FLOORPLAN KEY

- UC Utility Cupboard (incl. heat interchange unit)
- S Store Cupboard
- WD Washer/Dryer
- Measurement point

NOTE: Blanked out window and acoustic louvre in bedrooms

38, 56, 74 & 92

Two Bedroom Apartment with Balcony



Dimensions	M	FT
Living/Dining Room	4.25 x 2.96	13'11" x 9'9"
Kitchen	4.25 x 2.53	13'11" x 8'3"
Bedroom 1	3.88 x 3.47	12'9" x 11'5"
Bedroom 2	4.74 x 3.19	15'6" x 10'5"
Balcony	4.55 x 1.57	14'11" x 5'2"
Total Area	70.82m²	762ft²

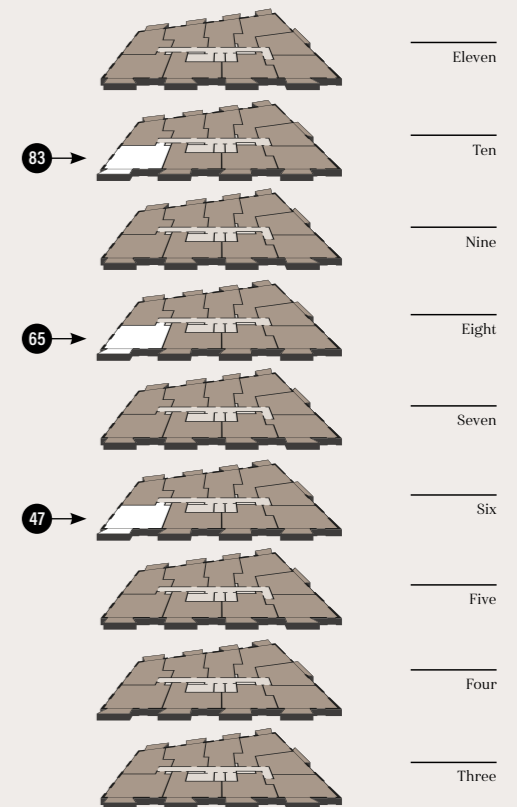
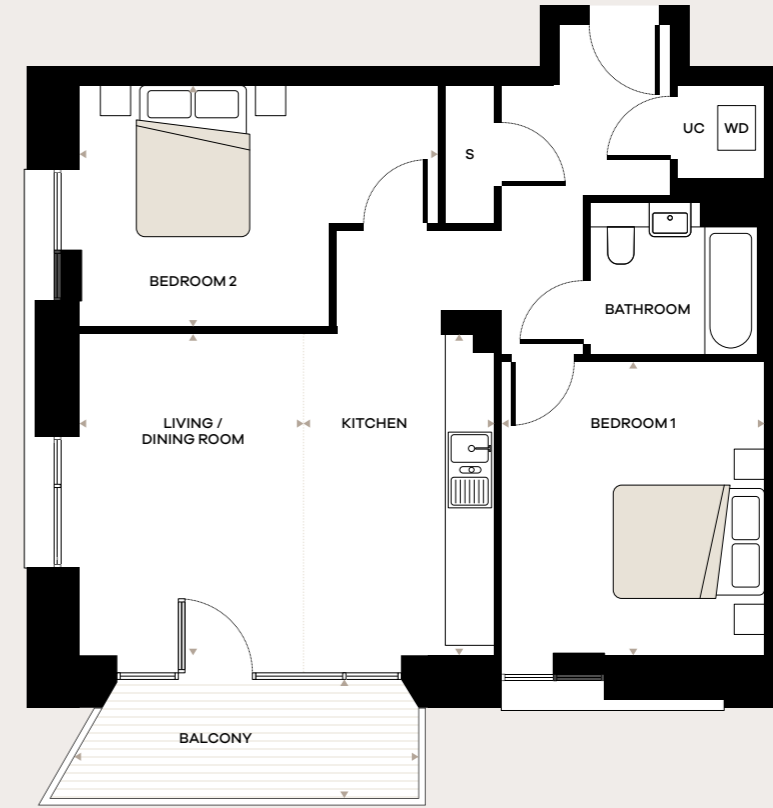
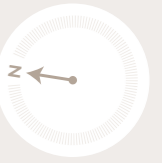
FLOORPLAN KEY

- UC Utility Cupboard (incl. heat interchange unit)
- S Store Cupboard
- WD Washer/Dryer
- Measurement point

NOTE: Blanked out window and acoustic louvre in bedrooms

47, 65 & 83

Two Bedroom Apartment with Balcony



Dimensions	M	FT
Living/Dining Room	4.25 x 2.96	13'11" x 9'9"
Kitchen	4.25 x 2.53	13'11" x 8'3"
Bedroom 1	3.88 x 3.47	12'9" x 11'5"
Bedroom 2	4.74 x 3.19	15'6" x 10'5"
Balcony	4.55 x 1.57	14'11" x 5'2"
Total Area	70.82m²	762ft²

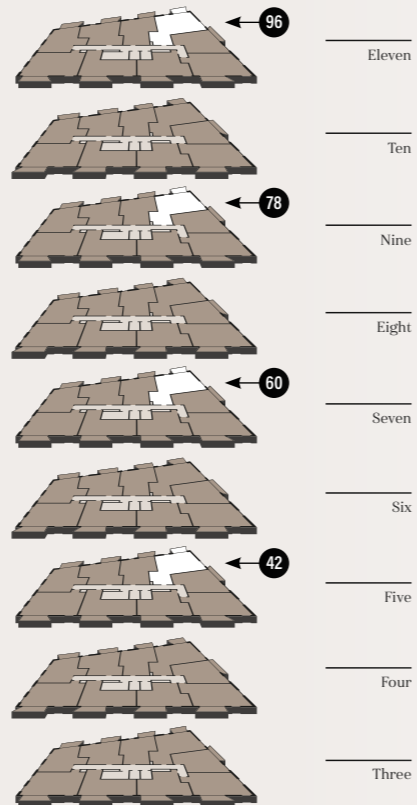
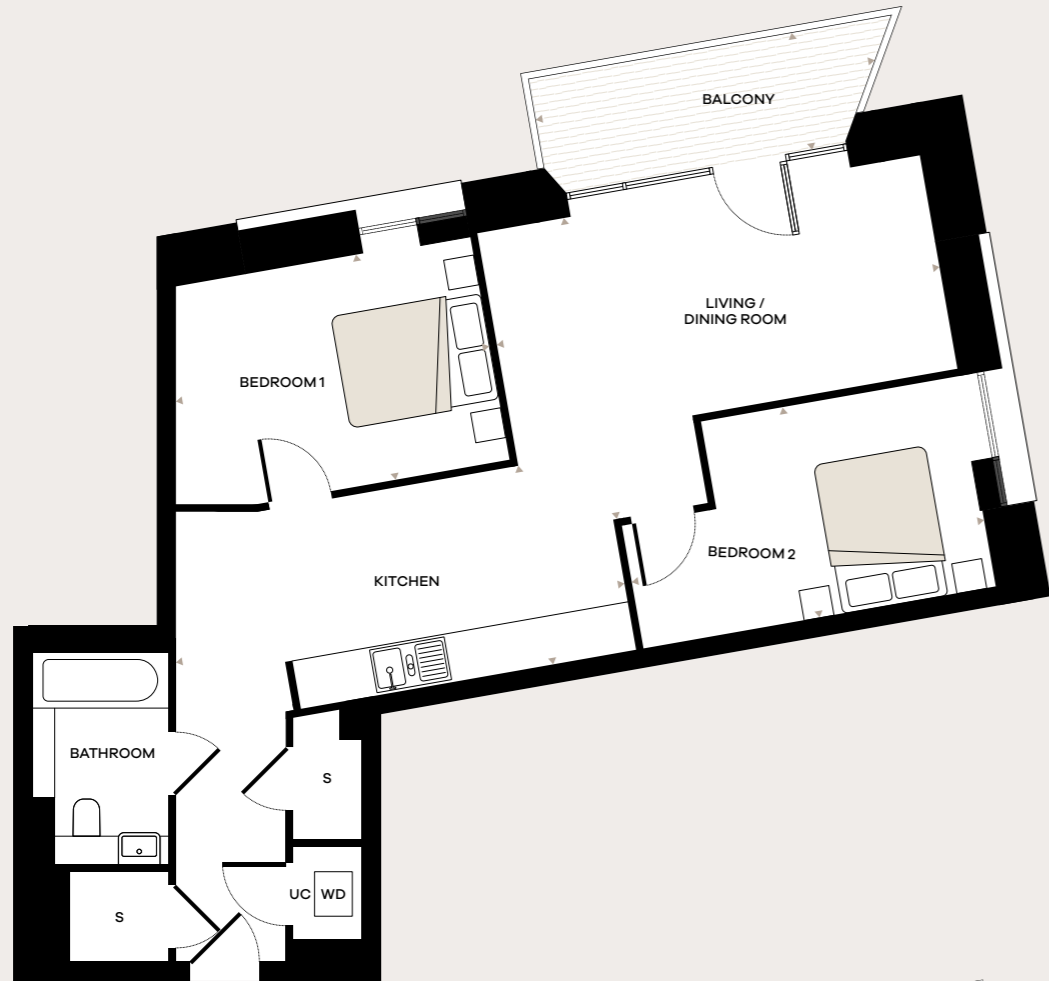
FLOORPLAN KEY

- UC Utility Cupboard (incl. heat interchange unit)
- S Store Cupboard
- WD Washer/Dryer
- Measurement point

NOTE: Blanked out window and acoustic louvre in bedrooms

42, 60, 78 & 96

Two Bedroom Apartment with Balcony



Dimensions	M	FT
Living/Dining Room	5.94 x 4.04	19'6" x 13'3"
Kitchen	6.00 x 2.67	19'8" x 8'9"
Bedroom 1	4.19 x 3.02	13'9" x 9'11"
Bedroom 2	4.73 x 2.83	15'6" x 9'3"
Balcony	4.55 x 1.57	14'11" x 5'2"
Total Area	77.51m²	834ft²

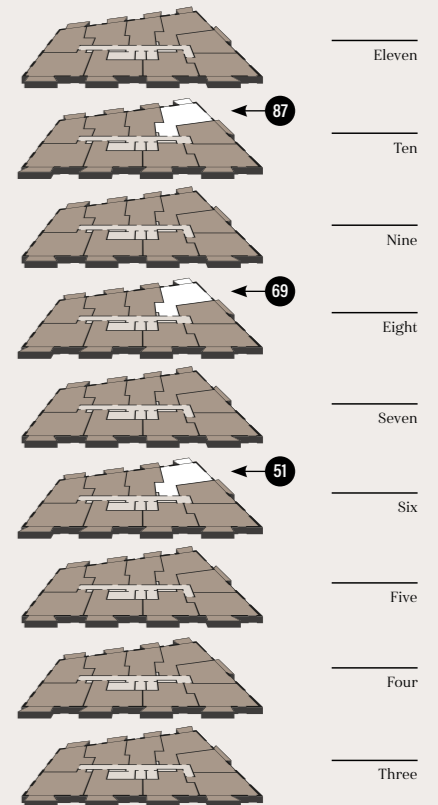
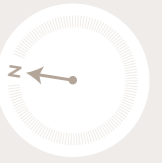
FLOORPLAN KEY

- UC Utility Cupboard (incl. heat interchange unit)
- S Store Cupboard
- WD Washer/Dryer
- Measurement point

NOTE: Blanked out window and acoustic louvre in bedrooms

51, 69 & 87

Two Bedroom Apartment with Balcony



Dimensions	M	FT
Living/Dining Room	5.94 x 4.04	19'6" x 13'3"
Kitchen	6.00 x 2.67	19'8" x 8'9"
Bedroom 1	4.19 x 3.02	13'9" x 9'11"
Bedroom 2	4.73 x 2.83	15'6" x 9'3"
Balcony	4.55 x 1.57	14'11" x 5'2"
Total Area	77.51m²	834ft²

FLOORPLAN KEY

- UC Utility Cupboard (incl. heat interchange unit)
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- Measurement point

NOTE: Blanked out window and acoustic louvre in bedrooms

SHARED OWNERSHIP WITH LATIMER

What is Shared Ownership?

Shared Ownership is an excellent way for you to take your first steps onto the property ladder and become a homeowner. We've produced a full, step by step guide that you can find on the Latimer website, and given some key information here that you need to know.

Shared Ownership is also known as part buy, part rent and is designed to be a stepping stone to you owning your home outright. You buy a share of your home – as much as you can afford – starting from as little as 25% and rising up to 75% of the property's value. You then pay subsidised rent to us on the remaining share of your home.

Over time, you can buy more shares in your Shared Ownership property, meaning you can own your home outright. This process is known as 'staircasing'. It is a good idea to start thinking about staircasing even before you buy, so you have a plan for owning more of your property.

The deposit required for a Shared Ownership mortgage is lower than if you were purchasing a property outright. This is because it is calculated on the initial share you are purchasing, rather than the full value of the property.

Am I eligible for Shared Ownership?

To be eligible for Shared Ownership you will need to meet certain requirements set by Homes England and the Greater London Authority (GLA). You could be eligible for Shared Ownership if:

- You are at least 18 years old
- You cannot afford to buy a home that suits your household's needs on the open market
- You have savings to cover a mortgage deposit and can obtain a mortgage
- Your household earns £80,000 or less (£90,000 or less inside London)
- You are a first-time buyer
- Windsor Apartments applicants are required to register with the Wandsworth Home Ownership team. Please visit: www.wandsworth.gov.uk/sharedownership

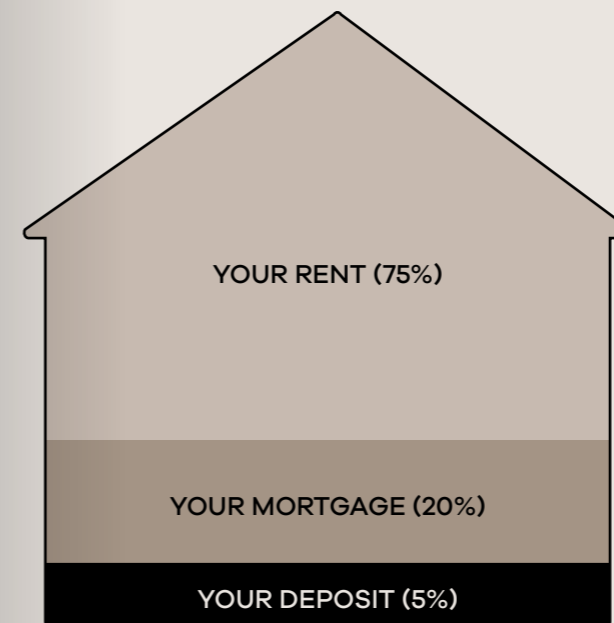
If you already own a home and need to move but cannot afford to – or you have equity from a recent sale – please contact us, as there are some circumstances under which you may still be eligible.

In some cases, due to criteria set by local authorities, you may be asked to show a connection to the local area where you're looking to buy. For instance, you might currently live and/or work there.

Maximum incomes and further eligibility requirements may vary for each scheme. Speak to a member of our sales team if you have any doubts.

Before you purchase a Shared Ownership home, we will put you in touch with an independent mortgage advisor who will assess whether the purchase is affordable for you and take you through all your options.

EXAMPLE: Purchasing 25% of a property valued at £200,000



1 YOUR DEPOSIT

Your 25% share of this property would be worth £50,000, meaning you would need a 5% mortgage deposit of £2,500.

2 YOUR MORTGAGE

A mortgage lender could loan you the remaining £47,500 to make up the full value of your 25% share.

3 YOUR RENT

You will then pay subsidised rent to Latimer on the remaining 75% of the property you don't own.

About Latimer Homes

Latimer Delivers More

Latimer by Clarion Housing Group is the development arm of Clarion Housing Association Limited and Latimer Developments Limited.

WORKING IN PARTNERSHIP



LATIMER
by Clarion Housing Group



Wandsworth

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by Clarion Housing Group

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