

# *The Verdean*

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Shared Ownership *Collection*

A vibrant collection of 1 & 2-bedroom  
apartments in Acton W3.

# Here everything *connects*

Situated in one of London's greenest boroughs, in a location as well-connected as anywhere in the city, The Verdean offers residents a truly unique opportunity.

Become a part of the growing social scene within Acton, The Verdean is home to the lifestyle you've always wanted.

Stylish 1 & 2 bedroom Shared Ownership homes with a host of spectacular amenities await.

The promise of a prosperous future lies ahead of you...



Green spaces designed in conjunction with Royal Botanic Gardens, Kew

# Change *in motion*

Acton is currently home to the most exciting and ambitious regeneration project in the UK. A £26 billion, 1,600-acre masterplan is transforming the area with the aim to give Acton a brand new identity as a cosmopolitan corner of London.

The result will be a great new place for Londoners to live, work and play. The development has been created alongside the residents with their needs in mind.

The Verdean is home to a proud, thriving and diverse community that adds something special to the regeneration project and the area, making it a postcode to wear with pride.

Furthermore, there are 7 stations within walking distance including the Elizabeth Line on your doorstep, giving you convenient connections into the heart of the city.





£26bn

One of London's largest regeneration projects is underway just north of The Verdean, worth £26 billion.

The Verdean  
London W3

# Become part of *something special*

More than just a place to live, this vibrant new development has been masterfully designed and sits proudly amongst the regeneration taking place in West London.

Plus, Shared Ownership offers you the opportunity to get onto the ladder and invest in this growing and thriving area.

Covering nearly six acres, with over a third beautifully blanketed in luscious green landscaping, The Verdean welcomes you with open arms.

# At the beating heart is community



LaTonya & Daniel – Ackee and Salt Fish



Nergiz making Dolma

Scan for cookbook



A neighbourhood that looks out for one another is one that will last. We've seen that first-hand through The Felix Project, a commercial and community-run initiative that provides regular access to affordable and local food by volunteers to people in need. As well as handing out over 2,000 parcels annually, the project also hosts exciting foodie projects.

At the heart of every happy home is a busy kitchen - a space where loved ones can gather and enjoy their home-cooked favourites. One of our favourite projects is our very own cookbook where residents have shared recipes that make them feel at home. Not only does it provide the perfect opportunity to connect with neighbours through the unifying power of good food, residents can take away all kinds of recipes, gathered from the diverse array of people living at The Verdean.

Community is at the heart of The Verdean, so we make sure we celebrate it wherever we can.

The Verdean is home to a strong, active community that understands what it means to truly feel at home. We're always looking at ways to unite and engage with our residents and make sure that they feel like this is somewhere that they belong.



Nergiz making Dolma



Community elected mural



Huda making Kubba Haleb



Huda making Kubba Haleb

Our community centre is a real hub for our residents, offering a shared space for meetings, events, and charitable initiatives.

In response to community feedback, we've introduced new features to enhance facilities and demonstrate our commitment to reinvesting in local groups and initiatives, ensuring long-term benefits for the entire community.

# Here your future *grows*



# Immerse yourself in nature

Our ethos is eco.

The importance of green, outdoor space has long been heralded, the untold positive impacts it has on your health and wellbeing are undisputed. That's why nature is at the very heart of The Verdean, over a third of the total development will be landscaped green space, offering residents fresh air and a haven from the hustle and bustle of city life.

The development's green spaces have been designed in conjunction with the world famous Royal Botanic Gardens, Kew to create spaces that will wow and inspire.

Furthermore, the development includes a community garden too\*. This is a space for sustainably-minded, green-fingered residents to grow their own vegetables and herbs to help bring mealtimes to life.



Computer generated image indicative only.



Computer generated image indicative only.

Royal Botanic Gardens  
**Kew**



# A home that *means more*

# A 'you-first' lifestyle *all day*

## 7.30am

Start your day right by moving your body in the residents' gym and cycle hub powered by Peloton\*



Computer generated image indicative only.



Computer generated image indicative only.

## 9am

Work from home in the Business Lounge\*



## 1pm

Take a break from your laptop and grab a sumptuous lunch from By Max, the on-site coffee shop



Computer generated image indicative only.

## 5.30pm

Time for some well earned fresh air, catch some rays on the landscaped gardens at the heart of the development. These have been designed in conjunction with Royal Botanic Gardens, Kew

The Verdean offers truly unrivalled amenities available with Shared Ownership, with the option to opt-in or opt-out.

## 8.30pm

After dinner meet some friends in the multi-purpose entertainment space and catch a film in the screening room\*



Computer generated image indicative only.



# Be in your *element*

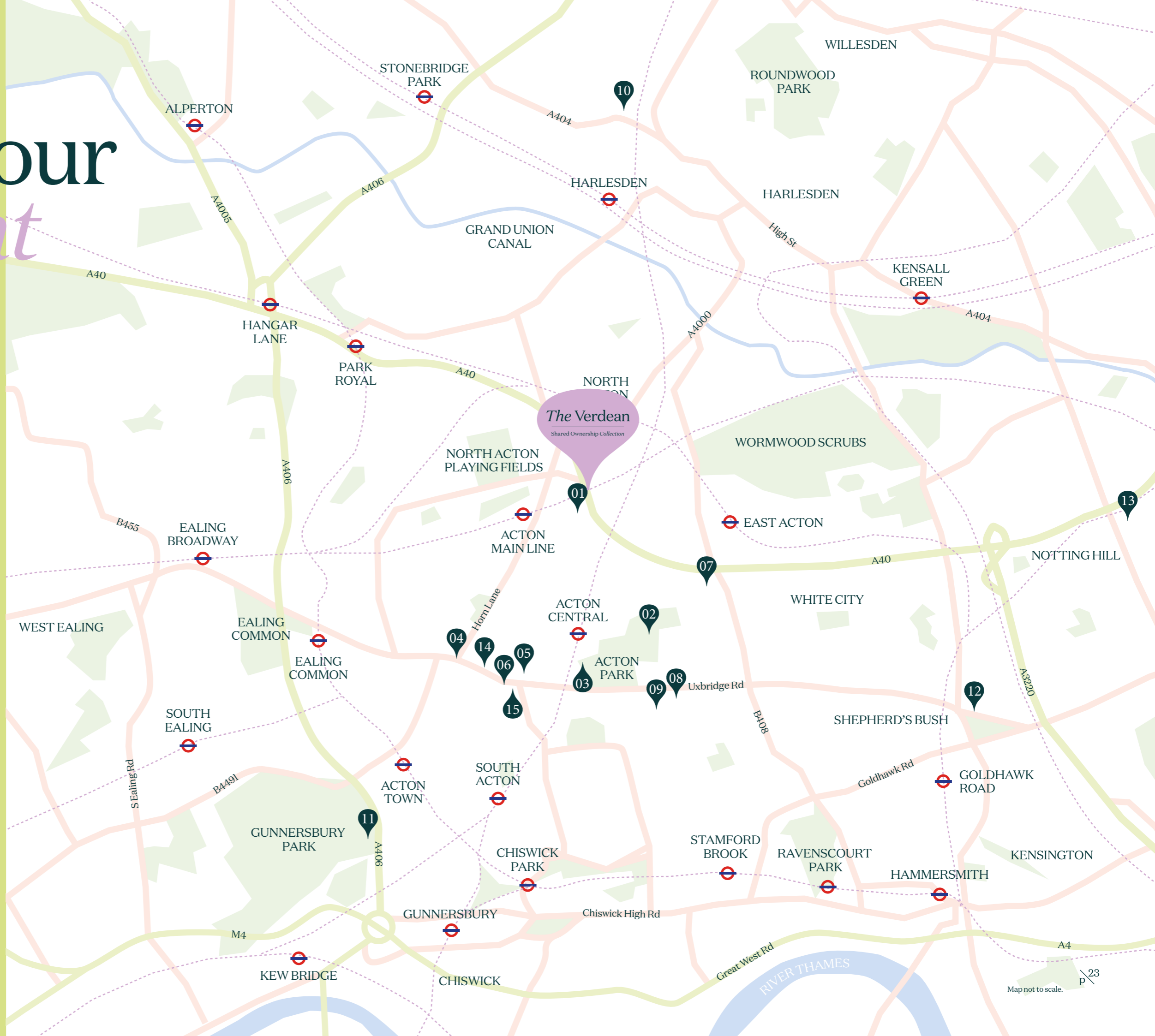
## This is Acton.

In the search for a new home, proximity to amenities becomes more than just a checklist, it's the heartbeat of a community and the pulse of belonging.

Imagine strolling to your local park, the vibrant hum of activity in the air, or popping into the corner cafe where you can pick up your choice coffee from your favourite barista, who knows your name.

At The Verdean, you can enjoy a village feeling in the heart of the city. Or you've got the option to venture further afield with the promise of new adventures just a train ride away. It's not just about finding a place to live; it's about finding your place in the world, where every step feels like coming home.

- 01 / By Max
- 02 / David Lloyd Acton Park
- 03 / Putt in the Park Acton
- 04 / Karak Chaii Acton
- 05 / The Oaks Shopping Centre
- 06 / Sabiib Somali Restaurant Acton
- 07 / No Drama
- 08 / Malieu Cafe
- 09 / The Private Spa
- 10 / Grand Junction Arms
- 11 / Gunnersbury Community Garden
- 12 / Westfield London
- 13 / Portobello Road Market
- 14 / Acton Market
- 15 / Act One Cinema



Experience the flavourful lifestyle of Acton at The Verdean. Indulge in mouthwatering bites at No Drama, coined 'the home of London's new best burger', just an 18-minute walk from your new home. For a slower start, wonder to By Max, our on-site coffee shop and deli and enjoy Italian coffee, pastries and sandwiches by day, and wine, cheese and cocktails by night.

Take leisurely strolls through Gunnersbury Park, immersing yourself in nature's tranquillity, whilst feasting on treats from seasonal pop-up stalls and food trucks. Head down to the buzzing Churchfield Road for the evening where The Station House awaits. Offering an inviting atmosphere accompanied by delicious food and drinks, this will inevitably become your favourite local. Whether you're exploring new cuisines, dining at charming eateries or enjoying the lively pubs, Acton's food scene has something for every taste. The Verdean offers a lifestyle that seamlessly blends convenience and indulgence, making every day an experience to savour.



**No Drama**

18 minutes

Step into No Drama, where delicious delights await to tantalise your taste buds. This cosy diner invites you to savour each bite in a welcoming atmosphere, and is endorsed by none other than Ed Sheeran. Just a 18-minute walk from your new home.



**By Max**

2 minutes

Just a short stroll down the road and you can enjoy 'the best coffee in Acton' in the morning as well as drinks and live music in the evenings. A fantastic way to start and end the day.

# Culinary adventures in a town worth living in

**Gunnersbury Park & Museum**

15 minute cycle

Explore more than 185 acres of sprawling parkland and immerse yourself in an interactive museum experiences. Indulge in a variety of pop-up eateries offering your favourite treats. Everything you need for a memorable day out awaits.



**Acton Market**

19 minutes

Just a short walk away, this vibrant and colourful fusion of cultures is a community run project, home to many enthusiastic traders offering some of the best street food and crafts in West London.

**The Station House**

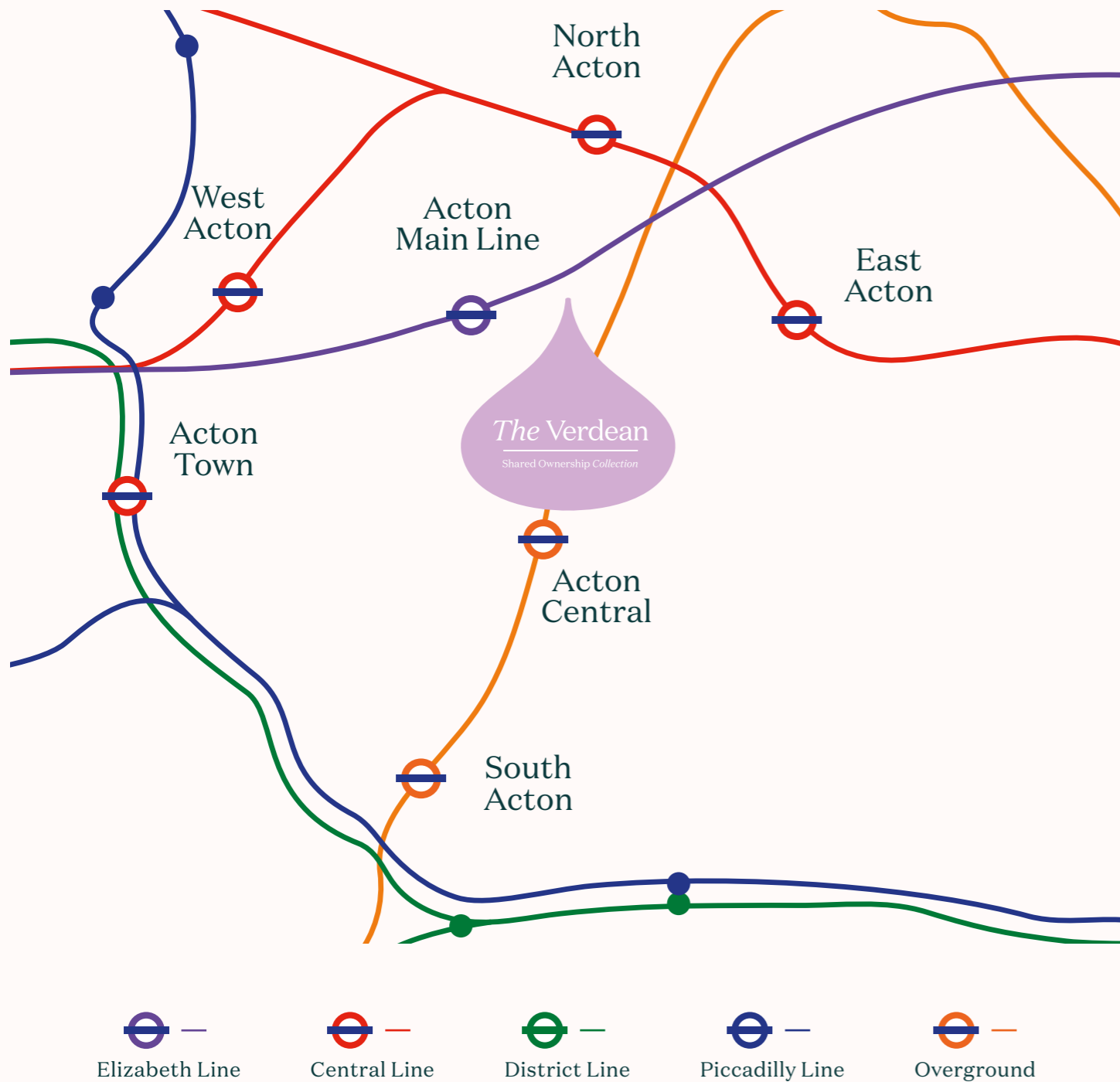
14 minutes

Eat, drink and be merry at The Station House. The ground floor bar is a popular spot for a casual Friday night drink, where you can also enjoy wood fired pizzas and Italian small plates.


In summer, their beer garden is always vibing and in winter the pub turns into a cosy den with a real fire to snuggle up to. Your local never tasted so good.




# The city *awaits...*




## Acton Main Line

-  2 minutes
- Paddington 6 mins
- Canary Wharf 26 mins
- Heathrow 18 mins

## Acton Central

-  14 minutes
- Kew Gardens 8 mins
- Highbury & Islington 29 mins


## North Acton

-  17 minutes
- White City 4 mins
- Notting Hill Gate 11 mins
- Oxford Circus 21 mins


## East Acton

-  23 minutes
- Marble Arch 14 mins
- Bank 26 mins


## West Acton

-  22 minutes
- Ealing Broadway 2 mins

## Acton Town

-  8 minutes
- South Kensington 14 mins
- Knightsbridge 16 mins
- Westminster 26 mins
- Leicester Square 24 mins

## South Acton

-  9 minutes
- Richmond 12 mins

Acton is known for its convenient transportation with 7 stations within walking distance to The Verdean; providing direct access to key destinations across London and beyond. Whether you're heading to central London for some retail therapy, around Liverpool Street for a buzzy night out, or off to Heathrow for your holidays, you will benefit from seamless connections. With The Verdean's proximity to major railways and bus routes, navigating the capital becomes effortless.



The Elizabeth Line has become the best way to travel across London, modern trains with air conditioning have set a new standard for travel in the capital. The Verdean benefits from close proximity to Acton Main Line station, a stop on the Elizabeth Line which residents can use to get in and out of central London with ease.



**Canary Wharf**

27 minutes

The iconic part of London's skyline, just a short ride on the Elizabeth Line. Explore over 300 shops, cafes, bars and restaurants, including one of London's biggest roof gardens.

**London Liverpool Street**

19 minutes

A swift journey into the City of London, with its glass skyscrapers and hidden history, offering endless opportunities for work, exploration and adventure.

# Where Connectivity Meets Convenience

The Elizabeth Line has redefined London travel



**Bond Street**

12 minutes

For the very best shopping in London, stroll through Bond Street, where luxury brands and high street names compete for shoppers' attention.

**Heathrow Airport**

18 minutes

When the weather turns and you're in need of some guaranteed sunshine, Heathrow Airport and its many onward destinations are just a few stops away.

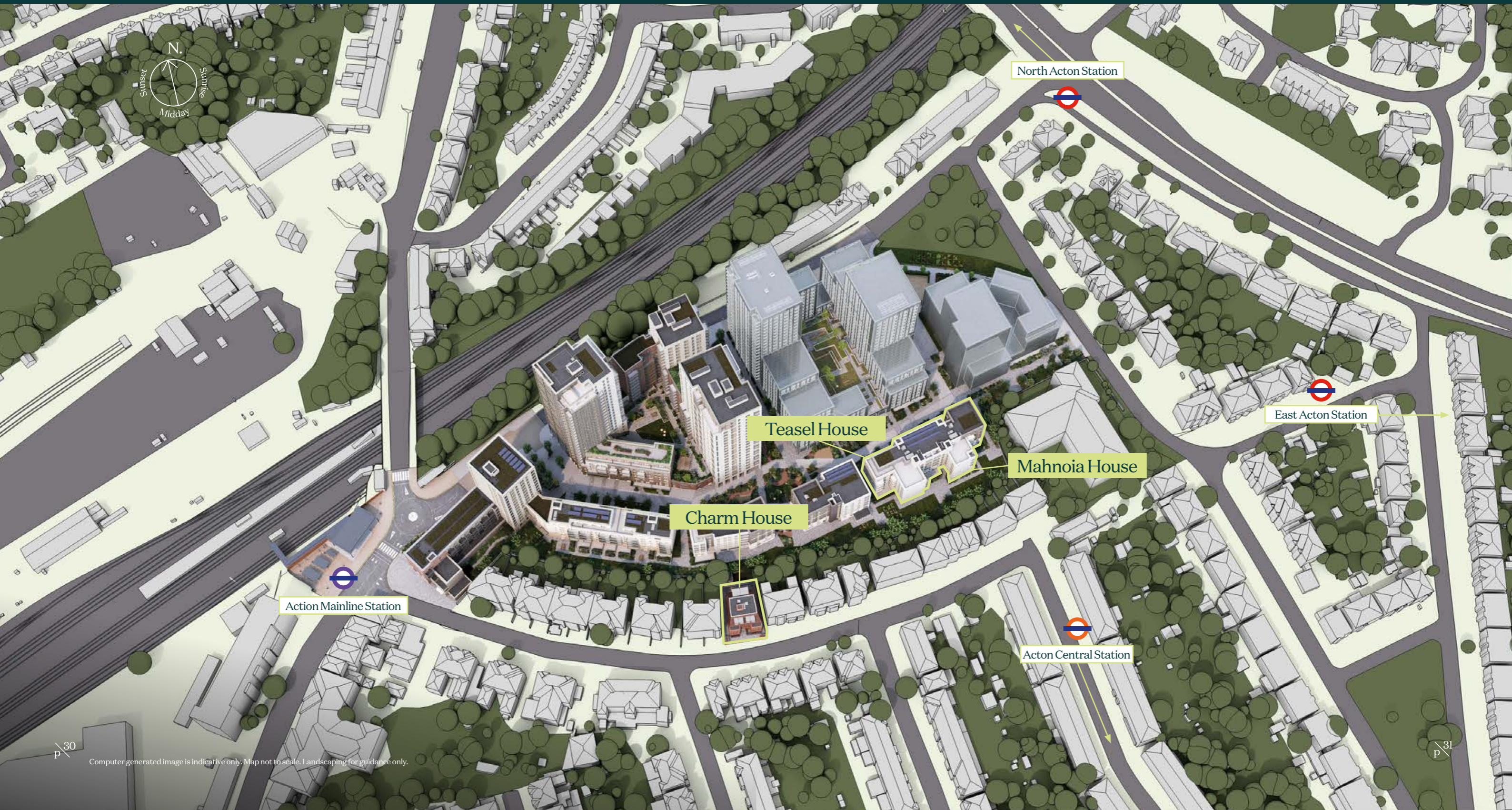


# Sitemap

An ambitious project that is already bringing exceptional new homes to Acton, The Verdean is a joint venture between Peabody and Mount Anvil.

The development itself comprises a number of apartment blocks with quality homes and innovative designs surrounded by beautiful landscaped gardens.

Green space is key to the design as can be seen by the many open and natural spaces that span the development, bringing the community together.







# Specification

## General

- Front entrance door with matte black lever handle
- Amtico flooring with Powdered Oak Finish to hallways, kitchen, living and dining areas
- White matte emulsion finish to walls
- White timber internal doors
- Warm white downlights throughout
- Freestanding Hotpoint washer/dryer
- Labetts shading roller blinds

## Kitchen

- Dark brown Eucalyptus handleless base units with white accent wall units
- 20mm Laminate marble effect worktop and upstand with glass splashback
- 1½ bowl inset stainless steel sink with mixer tap with chrome finish
- LED lights to underside of wall units
- Bosch built-in Single Oven
- Bosch integrated electric glass ceramic hob with cooker hood
- Bosch integrated fridge/freezer
- Bosch integrated dishwasher

## Bathroom /En Suite

- Large dark Minoli floor tiles
- Large Minoli wall tiles (dark colour to bottom half, light colour to top half)
- Ceramic wall-hung WC with slow-close seat
- Ceramic semi-recessed wash basin
- White bath with built-in bath/shower mixer and bath screen
- Evo Jet shower kit
- Walk-in shower with concealed mixer valve and rain Evo shower kit to en suites
- Commonfield half mirrored wall cabinet
- Chrome stainless steel heated towel rail with full thermostat control

## Bedroom

- Cormar Hampstead twist carpet
- Floor to ceiling fitted timber wardrobes to bedroom 1





# Comfort

Computer generated image is indicative only.

The new apartments at The Verdean have been crafted to meet the demands of modern day city living. We understand the need for versatile spaces, so we have helped to carefully curate a variety of different layouts that strike the perfect balance between offering residents a relaxing retreat as well as a welcoming place to host and entertain.

We also understand the requirement for safety, security and comfort – all of which have been guiding principles behind the design of this exceptional collection of new homes.

The utmost care and attention has been taken to compile a design along with a specification that will create a place that you are proud to call home

# meets style



Computer generated image is indicative only.



Computer generated image is indicative only. Details of the internal specification and finish are subject to change and this is provided as a guide only.

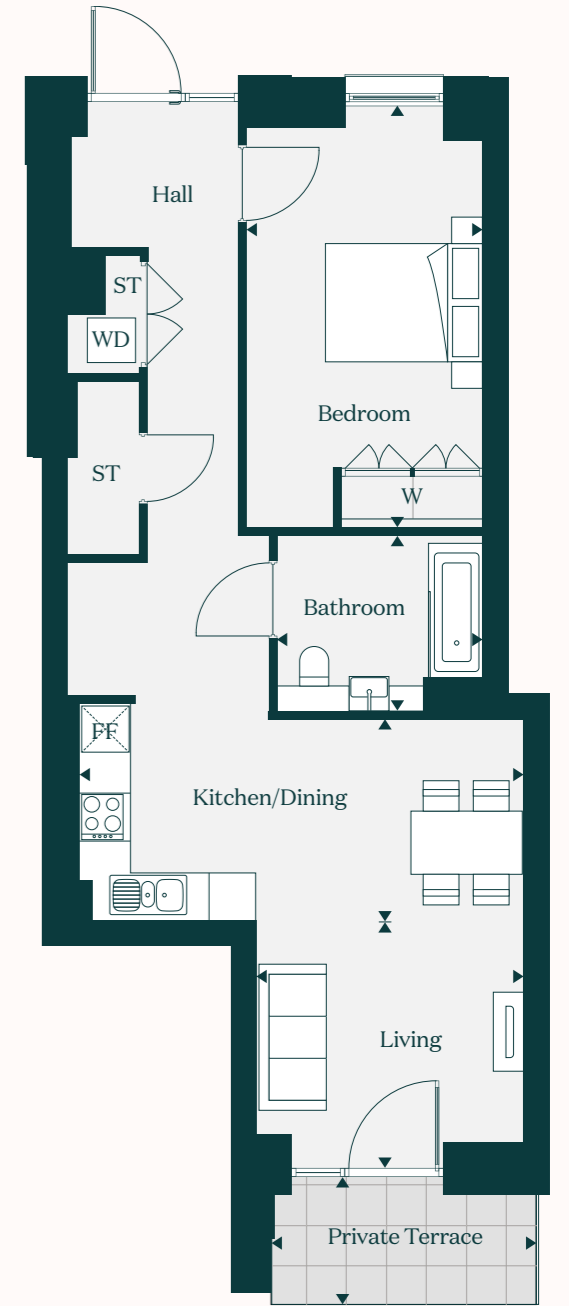
# Find your *dream home*



# 1 bedroom apartments

## The Redwood

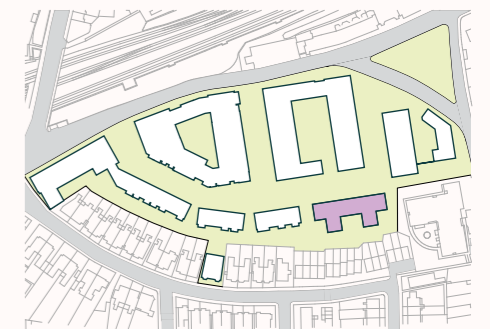
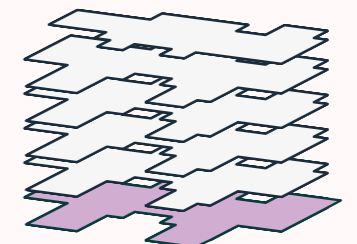
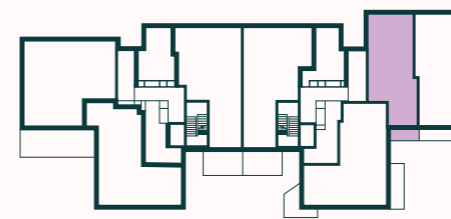
Mahonia House  
Apartment /10



<b>Living</b>	3.4m x 3.1m		11'1" x 10'3"
<b>Kitchen / Dining</b>	5.7m x 2.5m		19'0" x 8'4"
<b>Bedroom</b>	5.3m x 3.0m		17'6" x 9'9"
<b>Bathroom</b>	2.6m x 2.2m		8'5" x 7'2"
<b>Private Terrace</b>	5.0 sq m		54 sq ft

<b>Gross Internal Floor Area</b>	<b>65.5 sq m</b>		<b>705 sq ft</b>
<b>Gross External &amp; Internal Area</b>	<b>70.5 sq m</b>		<b>759 sq ft</b>

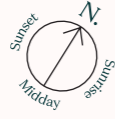
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# The Bamboo

## Mahonia House

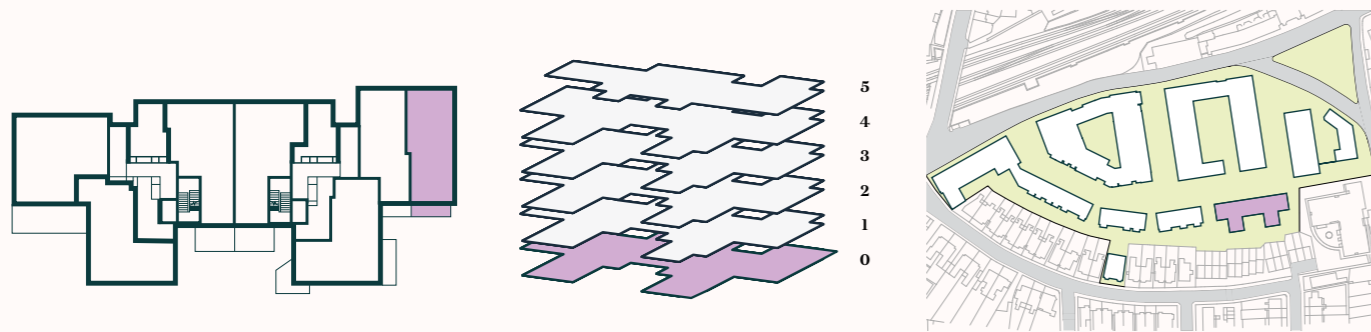
Apartment / 11



<b>Kitchen / Living / Dining</b>	5.9m x 4.9m	19'4" x 16'1"
<b>Bedroom</b>	5.1m x 3.0m	16'9" x 9'9"
<b>Bathroom</b>	2.6m x 2.2m	8'5" x 7'2"
<b>Private Terrace</b>	7.1 sq m	77.4 sq ft

<b>Gross Internal Floor Area</b>	<b>67.3 sq m</b>	<b>725 sq ft</b>
<b>Gross External &amp; Internal Area</b>	<b>74.5 sq m</b>	<b>802 sq ft</b>

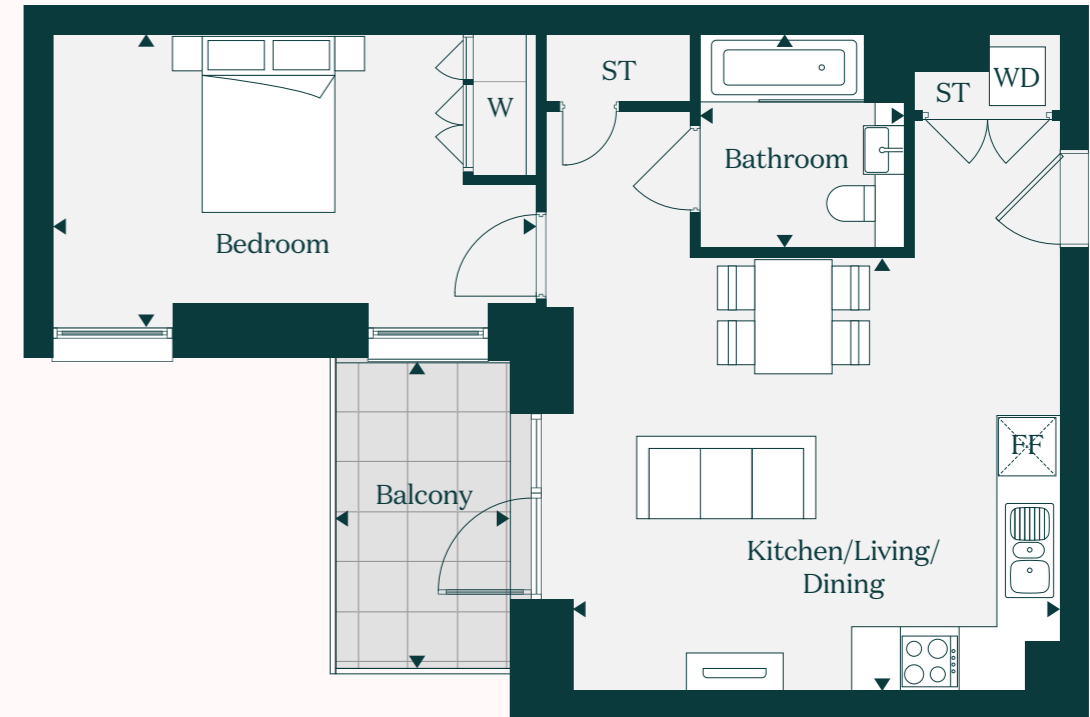
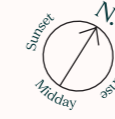
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# The Ginkgo

## Teasel House

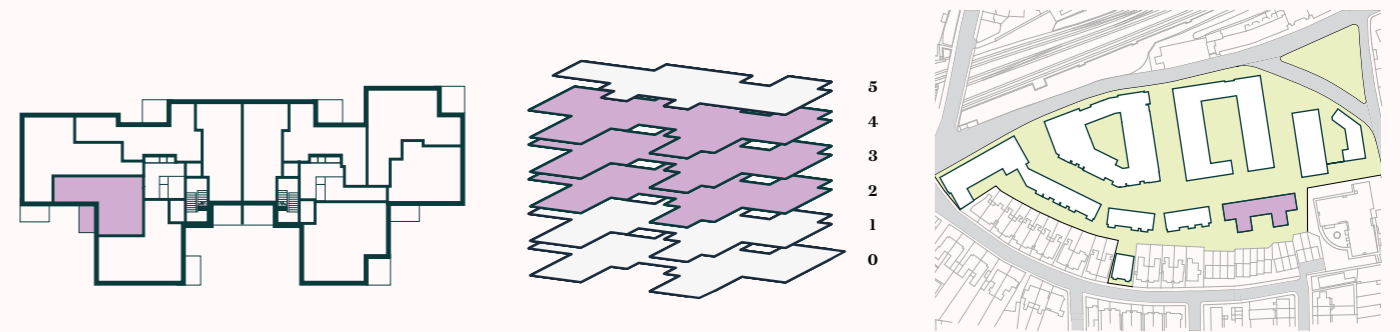
Apartment / 45, 50, 55



<b>Kitchen / Living / Dining</b>	5.3m x 4.4m	17'4" x 14'7"
<b>Bedroom</b>	5.0m x 3.0m	16'5" x 10'0"
<b>Bathroom</b>	2.2m x 2.1m	7'2" x 6'9"
<b>Balcony</b>	6.1 sq m	66 sq ft

<b>Gross Internal Floor Area</b>	<b>50.7 sq m</b>	<b>546 sq ft</b>
<b>Gross External &amp; Internal Area</b>	<b>56.8 sq m</b>	<b>611 sq ft</b>

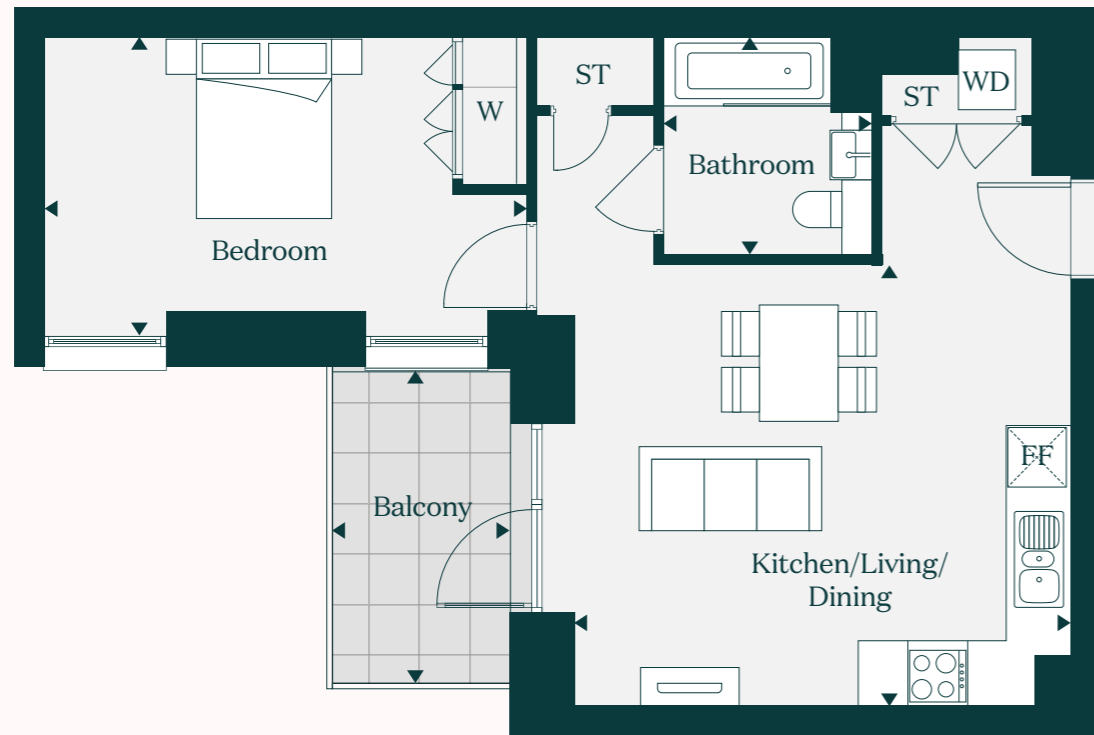
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# The Hornbeam

## Teasel House

Apartment / 40



**Kitchen / Living / Dining** 5.1m x 4.4m | 17'0" x 14'7"

**Bedroom** 4.9m x 3.0m | 16'1" x 9'8"

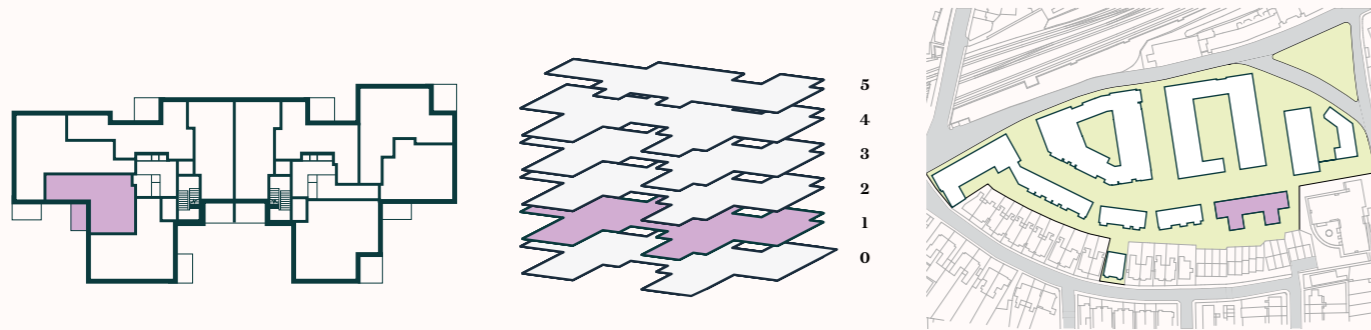
**Bathroom** 2.1m x 2.1m | 7'2" x 6'9"

**Balcony** 6.1 sq m | 66 sq ft

**Gross Internal Floor Area** 50.1 sq m | 540 sq ft

**Gross External & Internal Area** 56.2 sq m | 605 sq ft

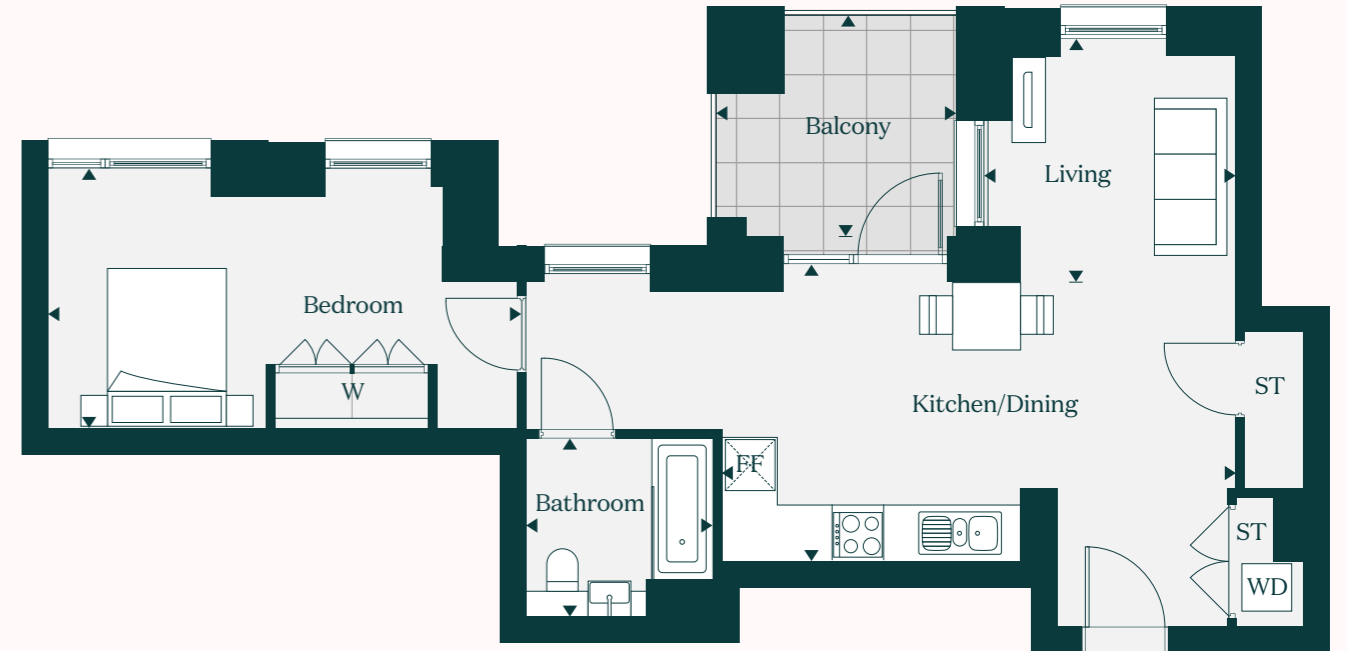
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# The Maple

## Teasel House

Apartment / 42, 47, 52, 57



**Living** 3.0m x 2.8m | 10'1" x 9'4"

**Kitchen / Dining** 6.0m x 3.5m | 19'9" x 11'5"

**Bedroom** 5.5m x 3.0m | 18'2" x 10'0"

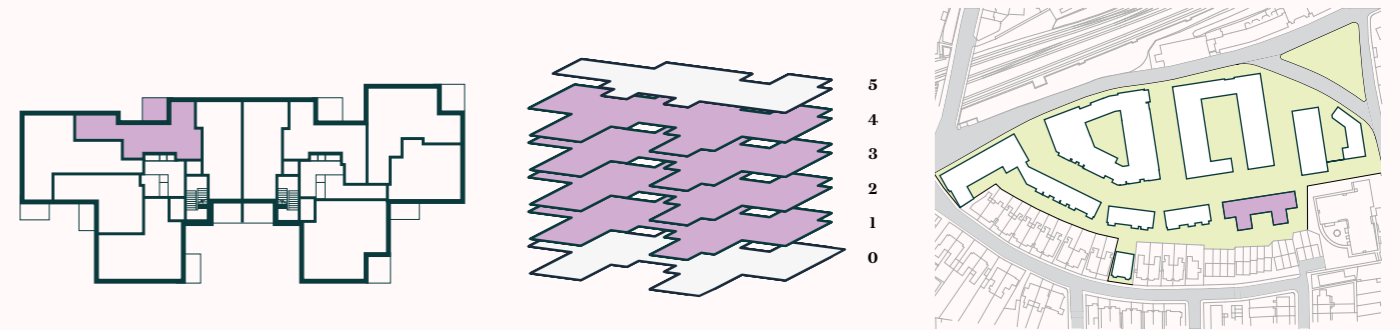
**Bathroom** 2.1m x 2.1m | 7'2" x 6'9"

**Balcony** 7.0 sq m | 76 sq ft

**Gross Internal Floor Area** 57.0 sq m | 613.5 sq ft

**Gross External & Internal Area** 64.0 sq m | 688 sq ft

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# The Cherry

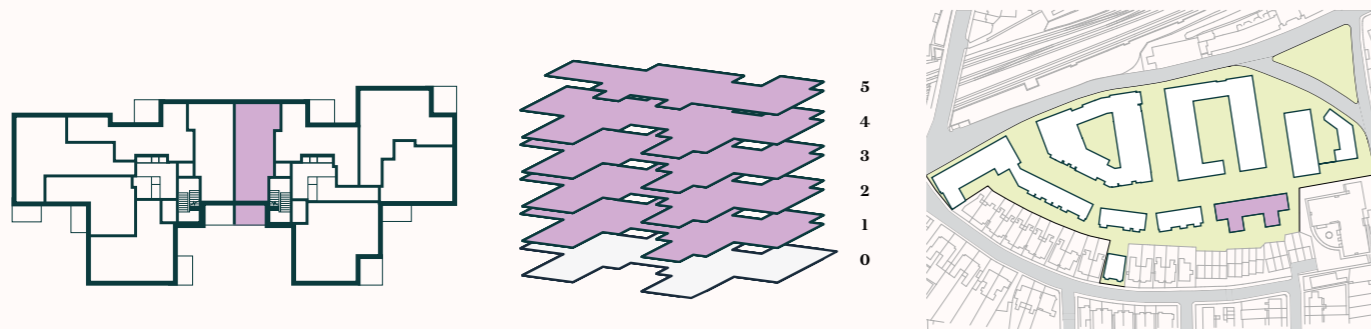
## Mahonia House

Apartment / 13, 18, 23, 28, 33



<b>Kitchen / Living / Dining</b>	6.2m x 4.4m		20'6" x 14'6"
<b>Bedroom</b>	5.1m x 3.1m		17'0" x 10'3"
<b>Bathroom</b>	2.2m x 2.1m		7'2" x 6'9"
<b>Terrace</b>	7.9 sq m		86 sq ft
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<b>Gross Internal Floor Area</b>	<b>52.4 sq m</b>		<b>565 sq ft</b>
<b>Gross External &amp; Internal Area</b>	<b>60.4 sq m</b>		<b>651 sq ft</b>

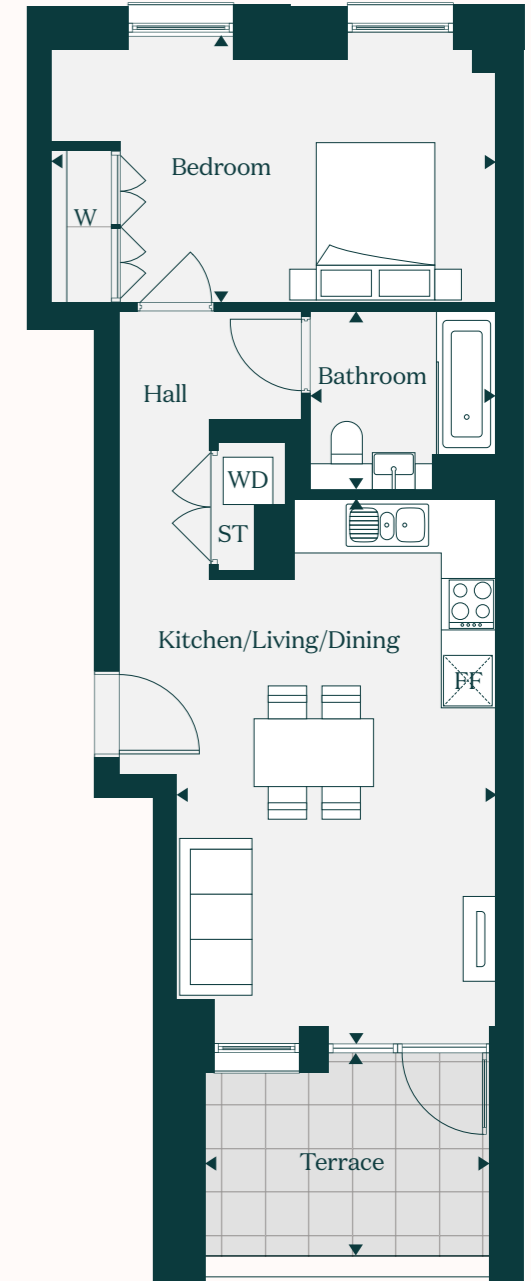
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# The Cedar

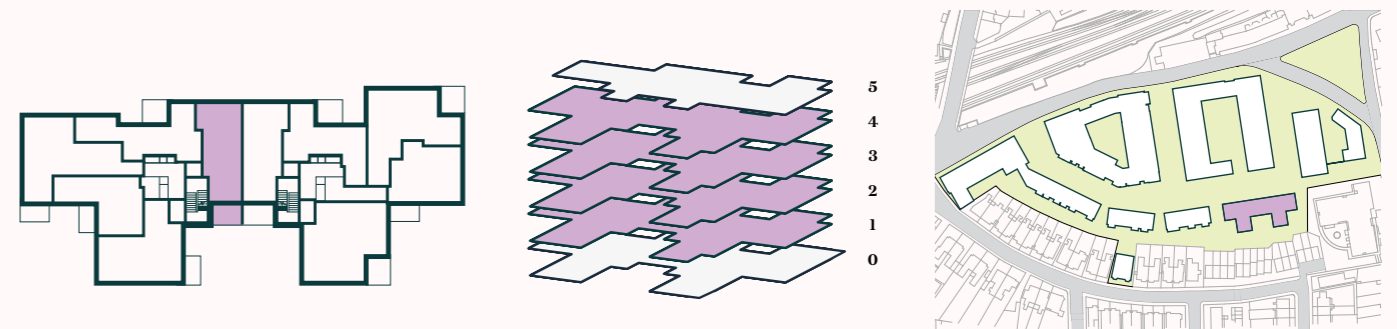
## Teasel House

Apartment / 43, 48, 53, 58



<b>Kitchen / Living / Dining</b>	5.2m x 3.1m		17'2" x 10'3"
<b>Bedroom</b>	5.2m x 3.1m		17'2" x 10'3"
<b>Bathroom</b>	2.2m x 2.1m		7'2" x 6'9"
<b>Terrace</b>	7.2 sq m		78 sq ft
<hr/>			
<b>Gross Internal Floor Area</b>	<b>52.5 sq m</b>		<b>565 sq ft</b>
<b>Gross External &amp; Internal Area</b>	<b>59.7 sq m</b>		<b>643 sq ft</b>

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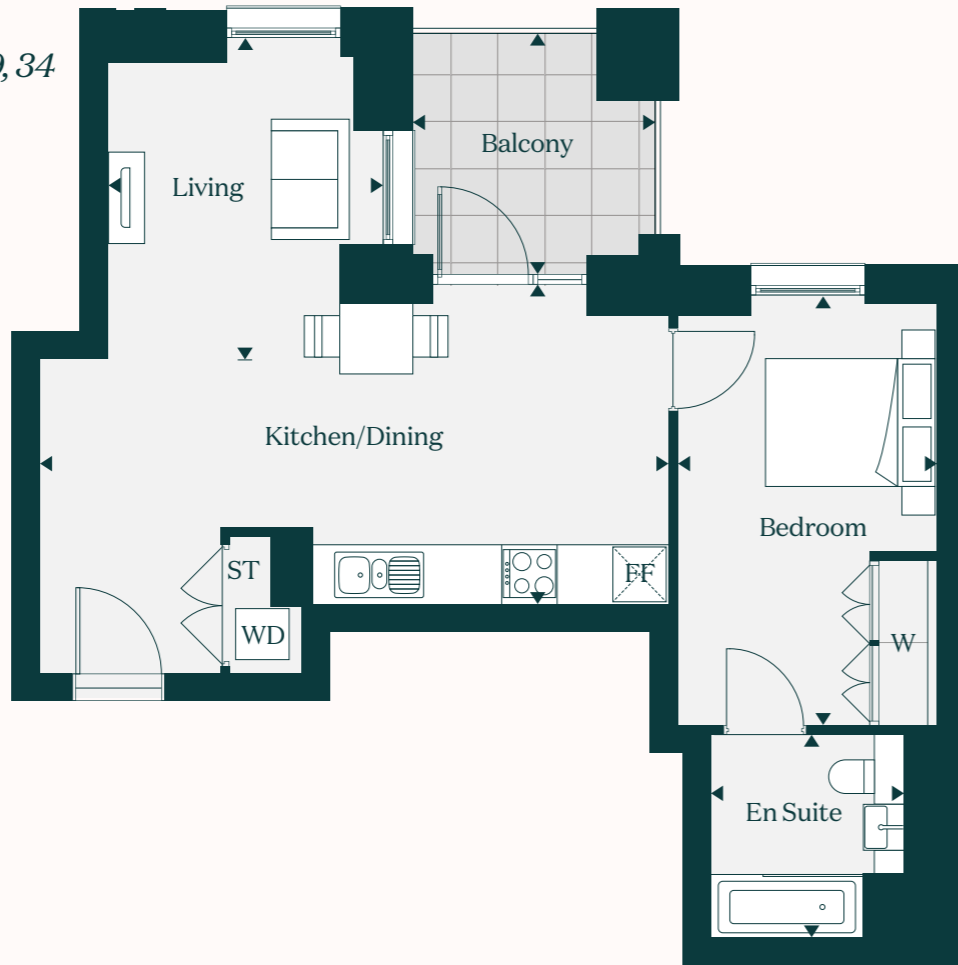




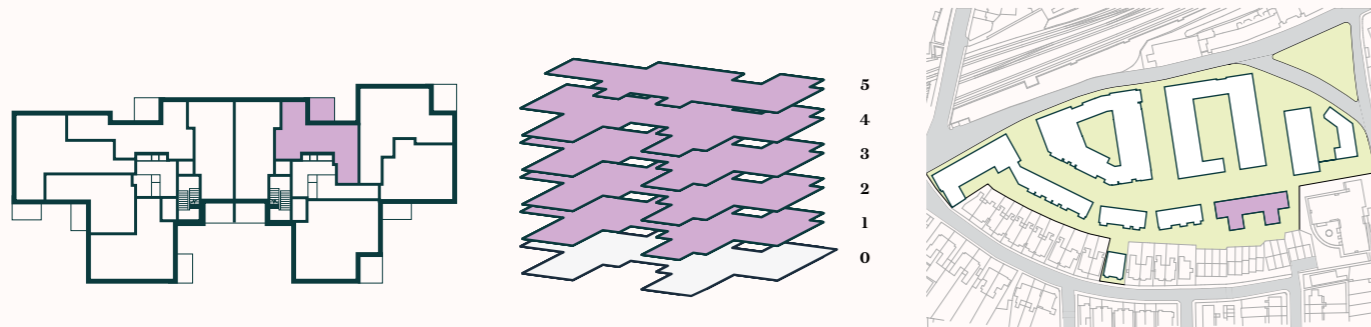
# The Holly

## Mahonia House

Apartment / 14, 19, 24, 29, 34



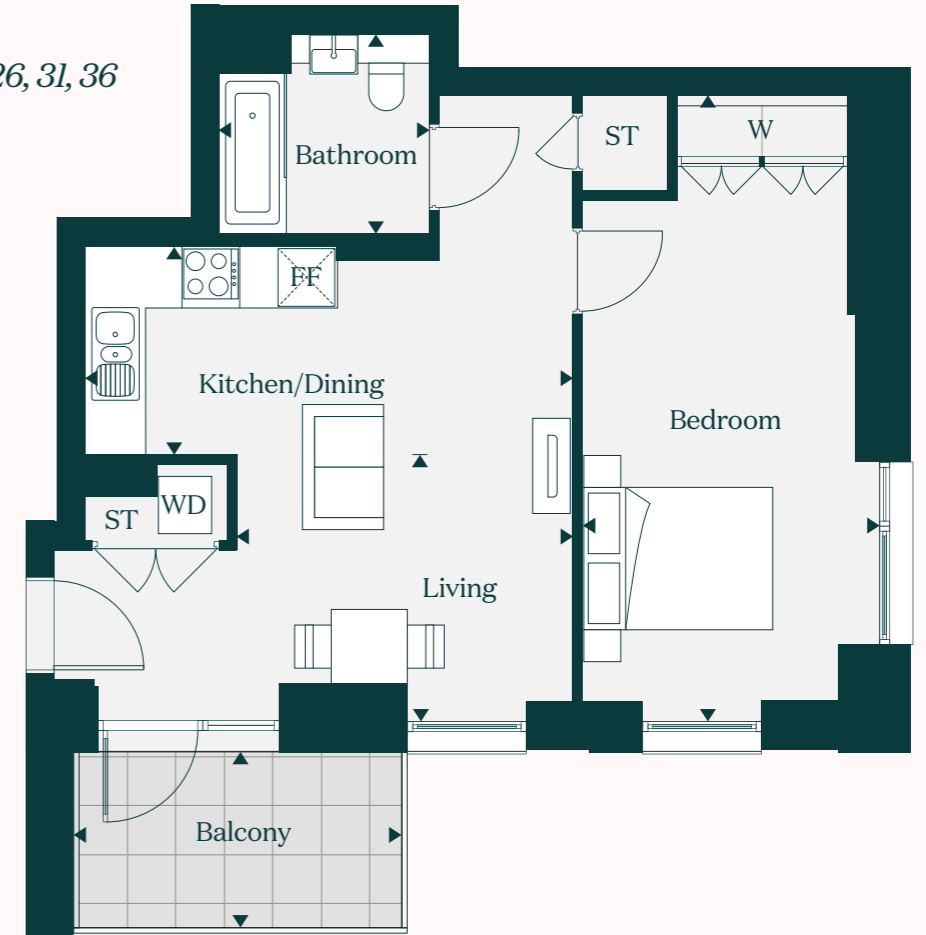
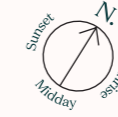
<b>Living</b>	3.0m x 2.8m		9'9" x 9'4"		
<b>Kitchen / Dining</b>	6.9m x 3.4m		22'6" x 11'3"		
<b>Bedroom</b>	4.7m x 2.8m		15'4" x 9'3"	<b>Gross Internal Floor Area</b>	<b>51.9 sq m   559 sq ft</b>
<b>En Suite</b>	2.2m x 2.1m		7'2" x 6'9"	<b>Gross External &amp; Internal Area</b>	<b>58.5 sq m   630 sq ft</b>
<b>Balcony</b>	6.6 sq m		71 sq ft		
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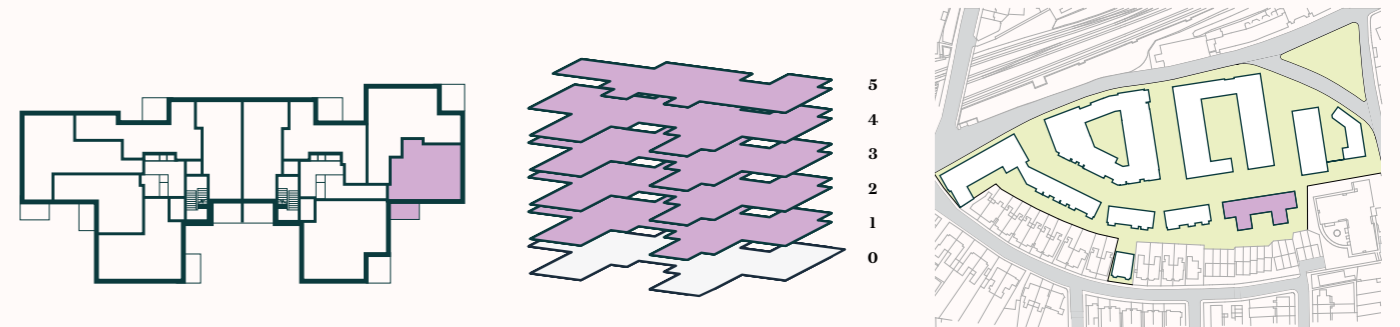
# The Juniper

## Mahonia House

Apartment / 16, 21, 26, 31, 36



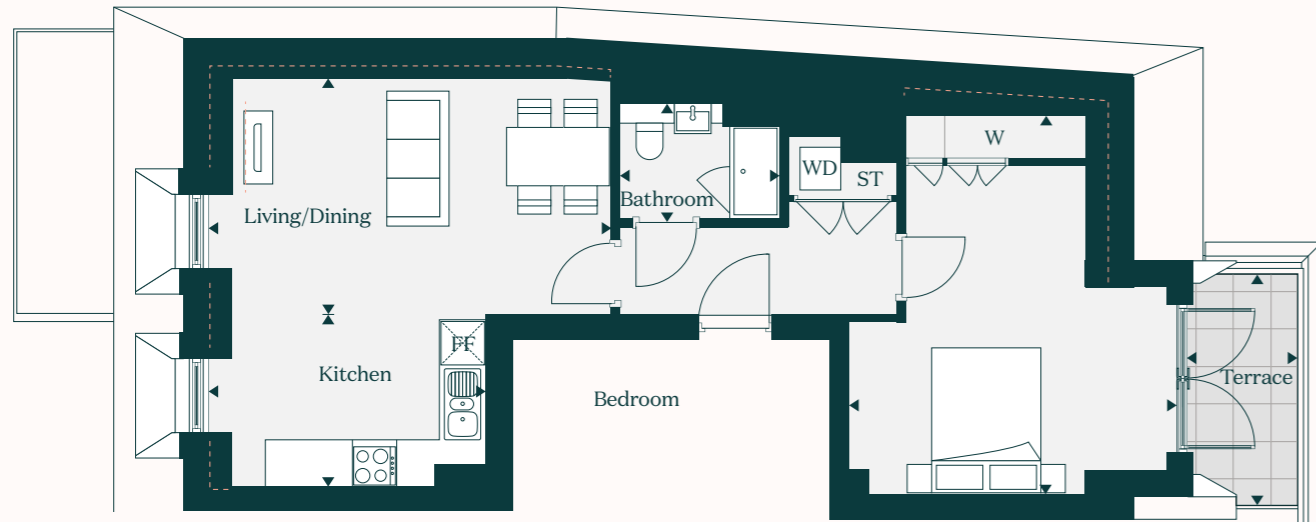
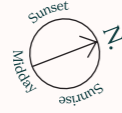
<b>Living</b>	3.5m x 2.7m		11'6" x 9'1"		
<b>Kitchen / Dining</b>	5.1m x 2.1m		16'8" x 7'2"		
<b>Bedroom</b>	6.5m x 3.0m		21'4" x 10'1"	<b>Gross Internal Floor Area</b>	<b>52.6 sq m   567sq ft</b>
<b>Bathroom</b>	2.2m x 2.1m		7'3" x 6'9"	<b>Gross External &amp; Internal Area</b>	<b>59.3 sq m   639 sq ft</b>
<b>Balcony</b>	6.6 sq m		72 sq ft		
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# The Hazel

## Charm House

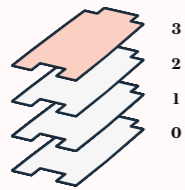
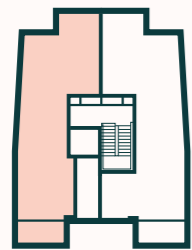
### Apartment / 7



<b>Living / Dining</b>	5.6m x 3.2m		18'5" x 10'7"
<b>Kitchen</b>	3.9m x 2.3m		12'8" x 7'8"
<b>Bedroom</b>	5.1m x 4.5m		17'0" x 14'8"
<b>Bathroom</b>	2.2m x 1.6m		7'2" x 5'2"
<b>Terrace</b>	5.1 sq m		55.4 sq ft

<b>Gross Internal Floor Area</b>	<b>57.0 sq m</b>		<b>613.5 sq ft</b>
<b>Gross External &amp; Internal Area</b>	<b>62.0 sq m</b>		<b>667 sq ft</b>

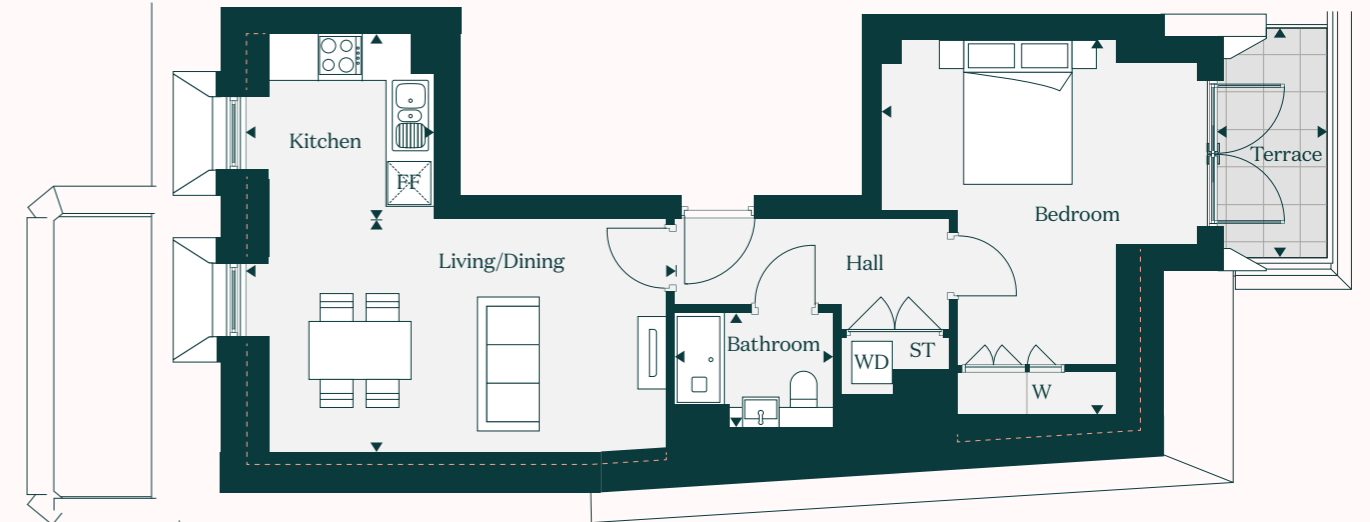
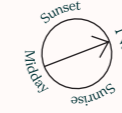
FF - Fridge Freezer    - - - Sloped Roof    ST - Storage    W - Wardrobe    WD - Washer Dryer



# The Alder

## Charm House

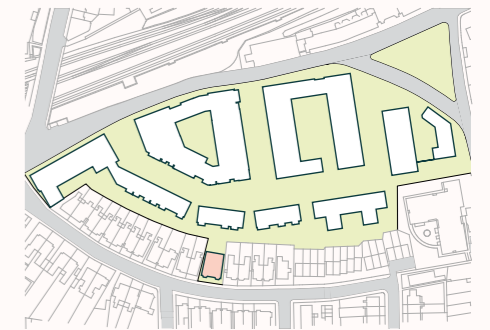
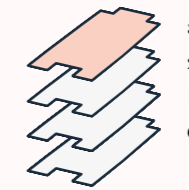
### Apartment / 8



<b>Living / Dining</b>	5.9m x 3.2m		19'4" x 10'6"
<b>Kitchen</b>	2.6m x 2.5m		8'7" x 8'4"
<b>Bedroom</b>	5.2m x 4.5m		17'2" x 14'8"
<b>Bathroom</b>	2.2m x 1.6m		7'2" x 5'4"
<b>Terrace</b>	5.0 sq m		54 sq ft

<b>Gross Internal Floor Area</b>	<b>53.0 sq m</b>		<b>570 sq ft</b>
<b>Gross External &amp; Internal Area</b>	<b>58.0 sq m</b>		<b>624 sq ft</b>

FF - Fridge Freezer    - - - Sloped Roof    ST - Storage    W - Wardrobe    WD - Washer Dryer



# 2 bedroom apartments



## The Rowan



### Teasel House Apartment / 37

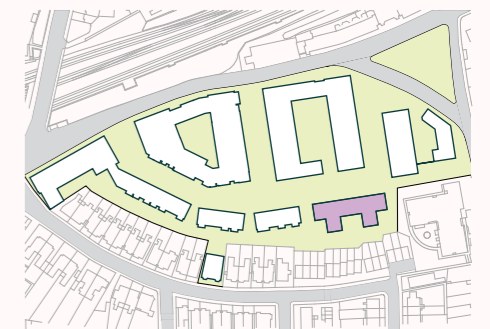
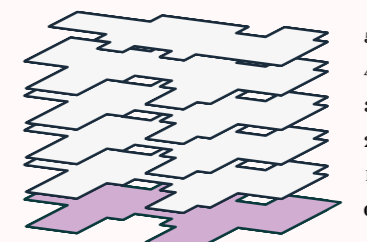
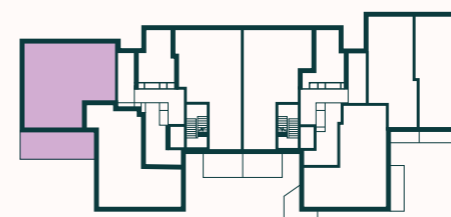


<b>Living / Dining</b>	6.8m x 4.0m		22'5" x 13'4"
<b>Kitchen</b>	2.7m x 2.7m		9'1" x 9'0"
<b>Bedroom 1</b>	4.6m x 4.4m		15'2" x 14'4"
<b>Bedroom 2</b>	4.9m x 3.3m		16'0" x 11'0"
<b>Bathroom</b>	2.6m x 2.2m		8'5" x 7'2"
<b>En Suite</b>	2.2m x 1.6m		7'2" x 5'4"
<b>Terrace</b>	29.3 sq m		316 sq ft

**Gross Internal Floor Area** 95.5 sq m | 1,028 sq ft

**Gross External & Internal Area** 125.0 sq m | 1,345 sq ft

FF - Fridge Freezer    ST - Storage    W - Wardrobe    WD - Washer Dryer

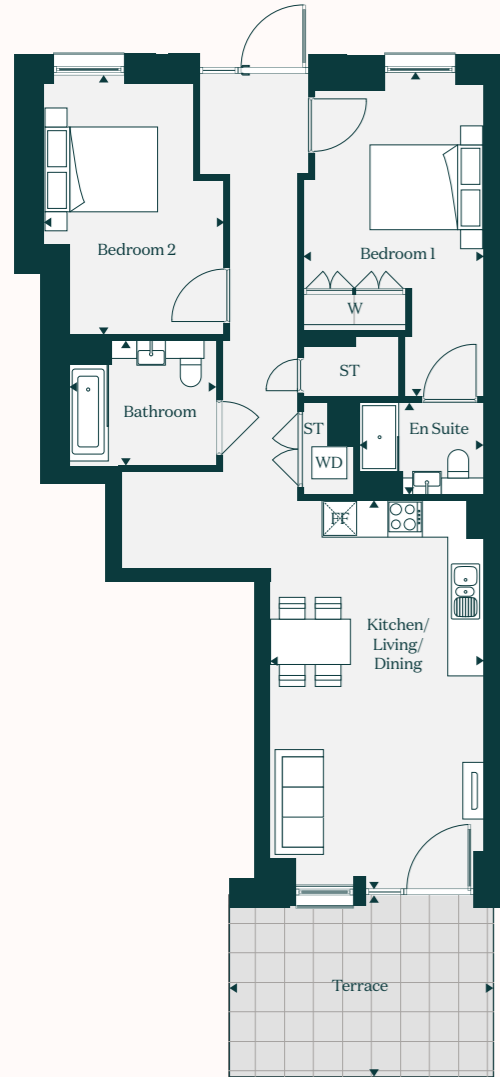


Floorplans shown are indicative only. The kitchen layout and furniture positions are for indicative purposes only. All dimensions indicated are approximate and should not be relied upon for carpet sizes or items of furniture. Peabody reserves the right to make changes to these plans prior to exchange of contracts. For exact plot specification, details of external and internal finishes, dimensions and floorplan differences, please speak to a Sales Executive for more details.

# The Birch

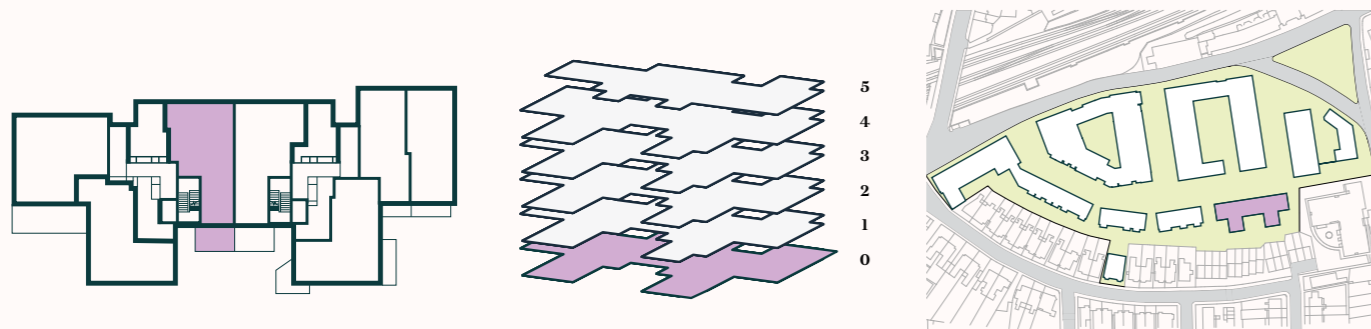
## Teasel House

Apartment / 38



<b>Kitchen / Living / Dining</b>	6.8m x 3.7m		22'4" x 12'4"
<b>Bedroom 1</b>	5.7m x 3.2m		18'8" x 10'5"
<b>Bedroom 2</b>	4.5m x 3.2m		15'0" x 10'7"
<b>Bathroom</b>	2.6m x 2.2m		8'5" x 7'2"
<b>En Suite</b>	2.2m x 1.6m		7'2" x 5'4"
<b>Terrace</b>	14.4 sq m		155 sq ft
<hr/>			
<b>Gross Internal Floor Area</b>	<b>84.2 sq m</b>		<b>907 sq ft</b>
<b>Gross External &amp; Internal Area</b>	<b>98.6 sq m</b>		<b>1,062 sq ft</b>

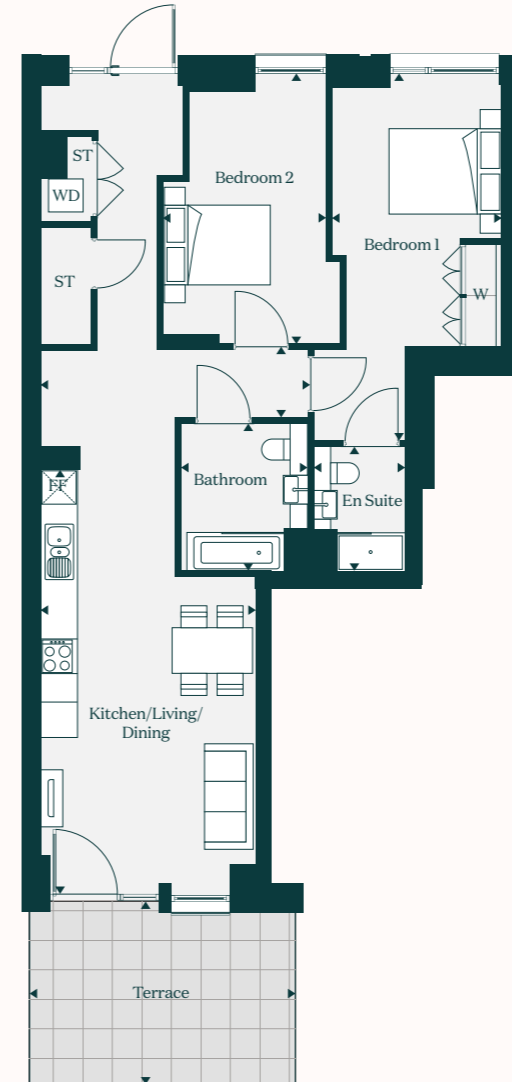
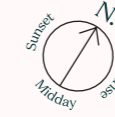
FF - Fridge Freezer    ST - Storage    W - Wardrobe    WD - Washer Dryer



# The Willow

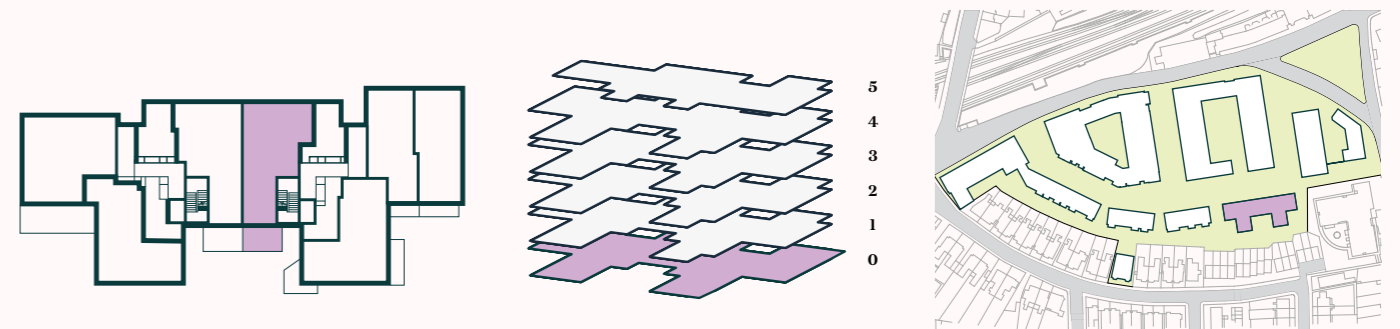
## Mahonia House

Apartment / 9



<b>Kitchen / Living / Dining</b>	7.4m x 3.7m		24'4" x 12'5"
<b>Bedroom 1</b>	6.4m x 2.9m		21'0" x 9'8"
<b>Bedroom 2</b>	4.7m x 2.4m		15'4" x 7'9"
<b>Bathroom</b>	2.6m x 2.2m		8'5" x 7'2"
<b>En Suite</b>	2.2m x 1.6m		7'2" x 5'4"
<b>Terrace</b>	14.4 sq m		155 sq ft
<hr/>			
<b>Gross Internal Floor Area</b>	<b>84.5 sq m</b>		<b>910 sq ft</b>
<b>Gross External &amp; Internal Area</b>	<b>98.9 sq m</b>		<b>1,065 sq ft</b>

FF - Fridge Freezer    ST - Storage    W - Wardrobe    WD - Washer Dryer



# The Hawthorn



## Mahonia House

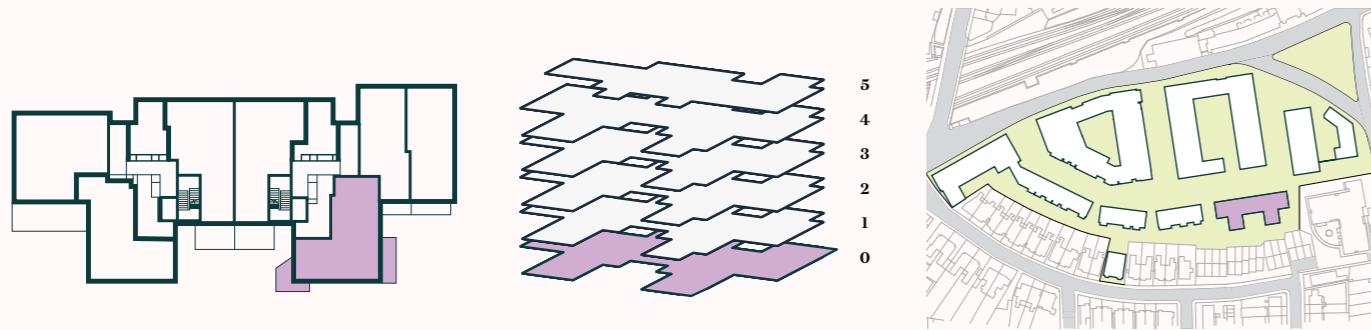
Apartment / 12

<b>Kitchen / Living / Dining</b>	6.7m x 4.6m		22'0" x 15'0"
<b>Bedroom 1</b>	5.1m x 3.3m		16'8" x 10'9"
<b>Bedroom 2</b>	5.1m x 3.2m		17'0" x 10'7"
<b>Bathroom</b>	2.6m x 2.2m		8'5" x 7'2"
<b>En Suite</b>	2.2m x 1.5m		7'2" x 5'4"
<b>Terrace 1</b>	7.7 sq m		83 sq ft
<b>Terrace 2</b>	8.8 sq m		95 sq ft

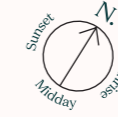
<b>Gross Internal Floor Area</b>	<b>85.8 sq m</b>		<b>924 sq ft</b>
<b>Gross External &amp; Internal Area</b>	<b>102.3 sq m</b>		<b>1,102 sq ft</b>



FF - Fridge Freezer    ST - Storage    W - Wardrobe    WD - Washer Dryer



# The Larch

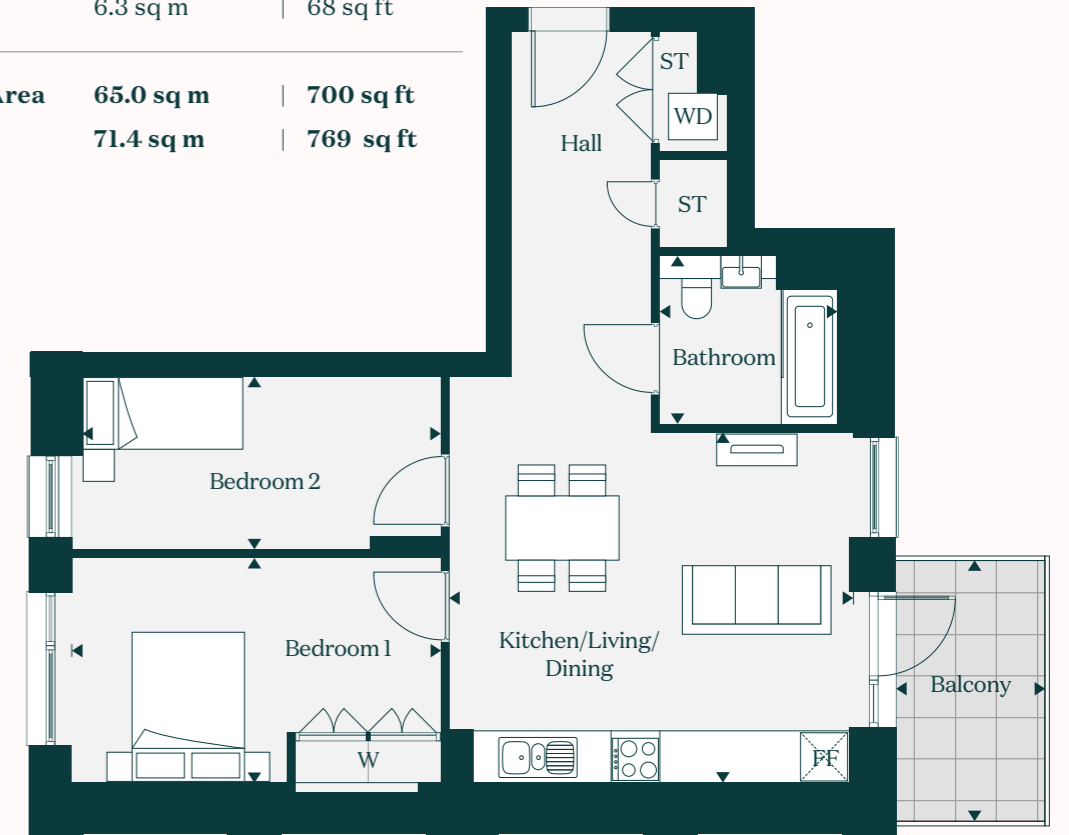


## Teasel House

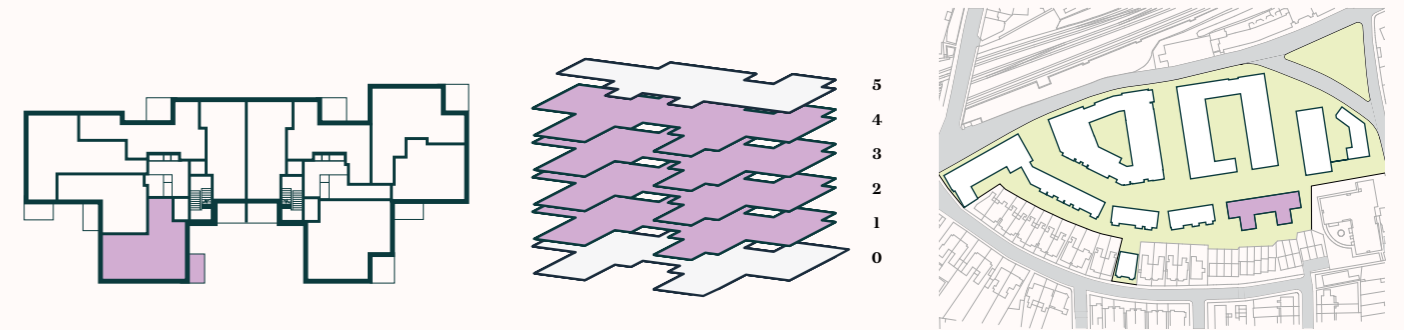
Apartment / 39, 44, 49, 54

<b>Kitchen / Living / Dining</b>	5.2m x 4.3m		17'0" x 14'4"
<b>Bedroom 1</b>	4.8m x 2.8m		15'7" x 9'2"
<b>Bedroom 2</b>	4.8m x 2.1m		15'7" x 7'1"
<b>Bathroom</b>	2.2m x 2.1m		7'2" x 6'9"
<b>Balcony</b>	6.3 sq m		68 sq ft

<b>Gross Internal Floor Area</b>	<b>65.0 sq m</b>		<b>700 sq ft</b>
<b>Gross External &amp; Internal Area</b>	<b>71.4 sq m</b>		<b>769 sq ft</b>



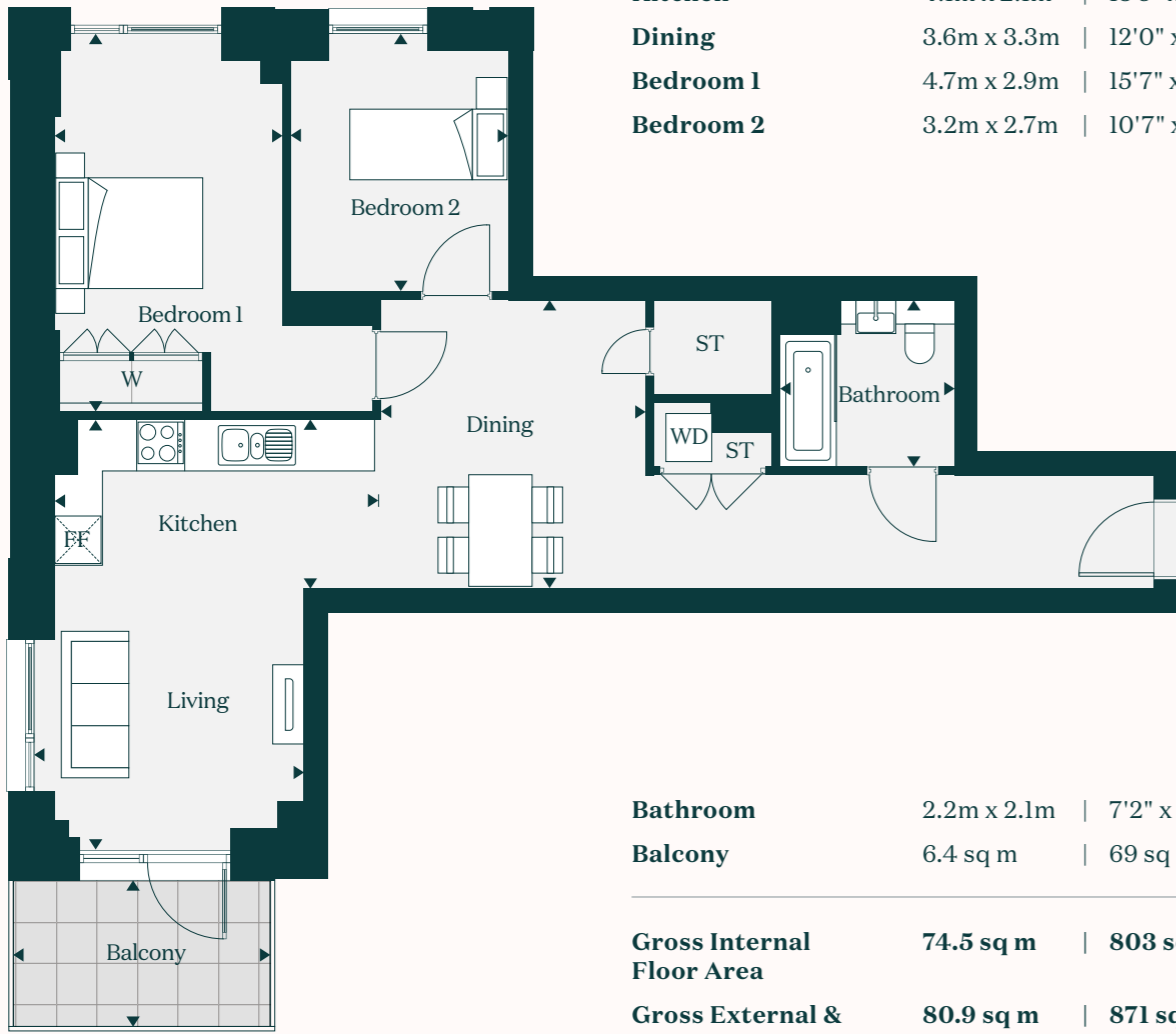
FF - Fridge Freezer    ST - Storage    W - Wardrobe    WD - Washer Dryer



# The Yew

## Teasel House

Apartment / 41, 46, 51, 56



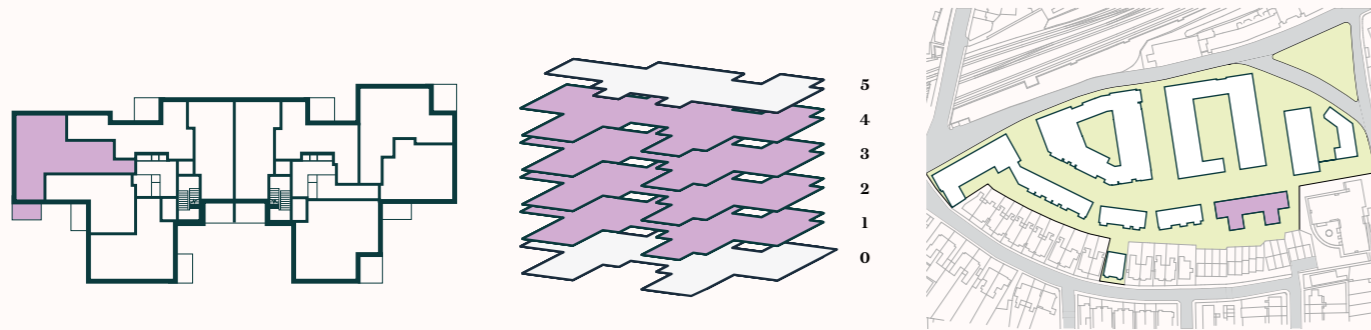
<b>Living</b>	3.4m x 3.2m		11'2" x 10'8"
<b>Kitchen</b>	4.1m x 2.1m		13'5" x 7'0"
<b>Dining</b>	3.6m x 3.3m		12'0" x 11'0"
<b>Bedroom 1</b>	4.7m x 2.9m		15'7" x 9'7"
<b>Bedroom 2</b>	3.2m x 2.7m		10'7" x 9'0"

<b>Bathroom</b>	2.2m x 2.1m		7'2" x 6'9"
<b>Balcony</b>	6.4 sq m		69 sq ft

<b>Gross Internal Floor Area</b>	<b>74.5 sq m</b>		<b>803 sq ft</b>
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<b>Gross External &amp; Internal Area</b>	<b>80.9 sq m</b>		<b>871 sq ft</b>
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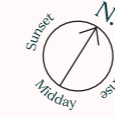
FF - Fridge Freezer    ST - Storage    W - Wardrobe    WD - Washer Dryer



# The Sycamore

## Mahonia House

Apartment / 15, 20, 25, 30, 35

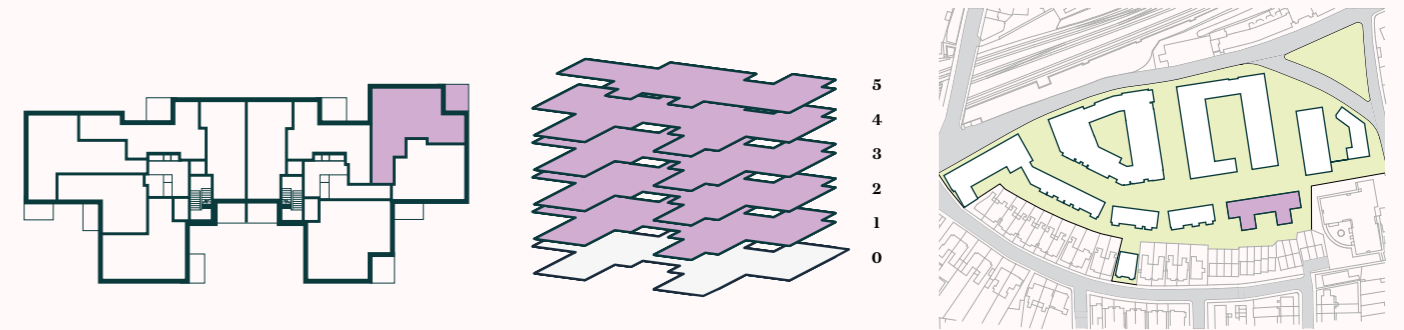


<b>Living</b>	3.3m x 2.7m		11'0" x 9'1"
<b>Kitchen / Dining</b>	5.2m x 3.2m		17'1" x 10'8"
<b>Bedroom 1</b>	4.6m x 3.0m		15'2" x 9'9"
<b>Bedroom 2</b>	4.6m x 2.4m		15'3" x 7'9"
<b>Bathroom</b>	2.2m x 2.1m		7'2" x 6'9"
<b>Balcony</b>	7.1 sq m		76 sq ft

<b>Gross Internal Floor Area</b>	<b>73.4 sq m</b>		<b>790 sq ft</b>
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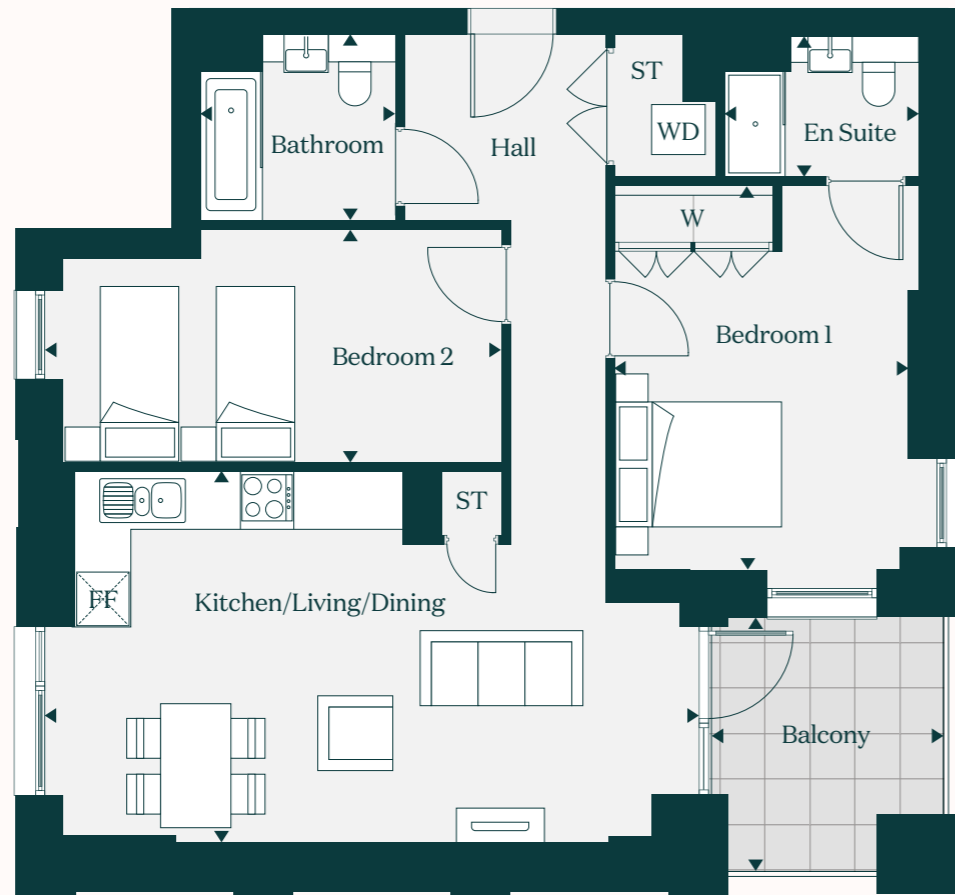
<b>Gross External &amp; Internal Area</b>	<b>80.5 sq m</b>		<b>867 sq ft</b>
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FF - Fridge Freezer    ST - Storage    W - Wardrobe    WD - Washer Dryer



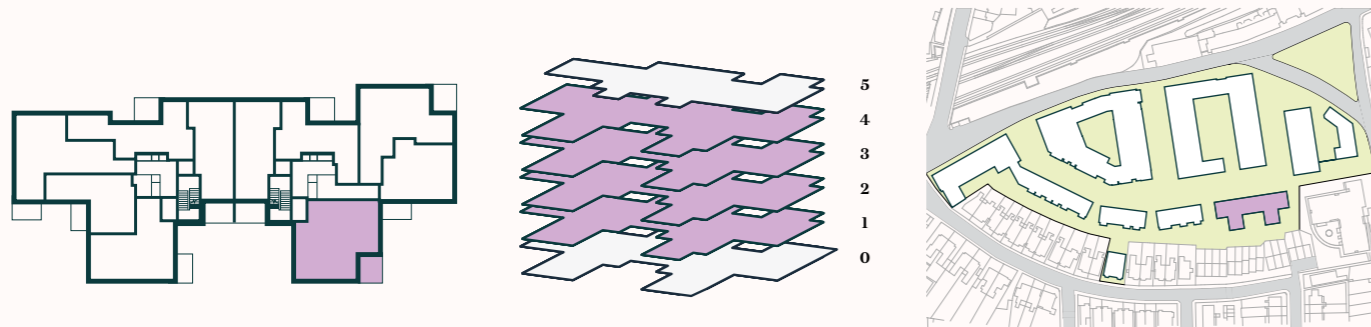
# The Laurel

Mahonia House  
Apartment / 17, 22, 27, 32



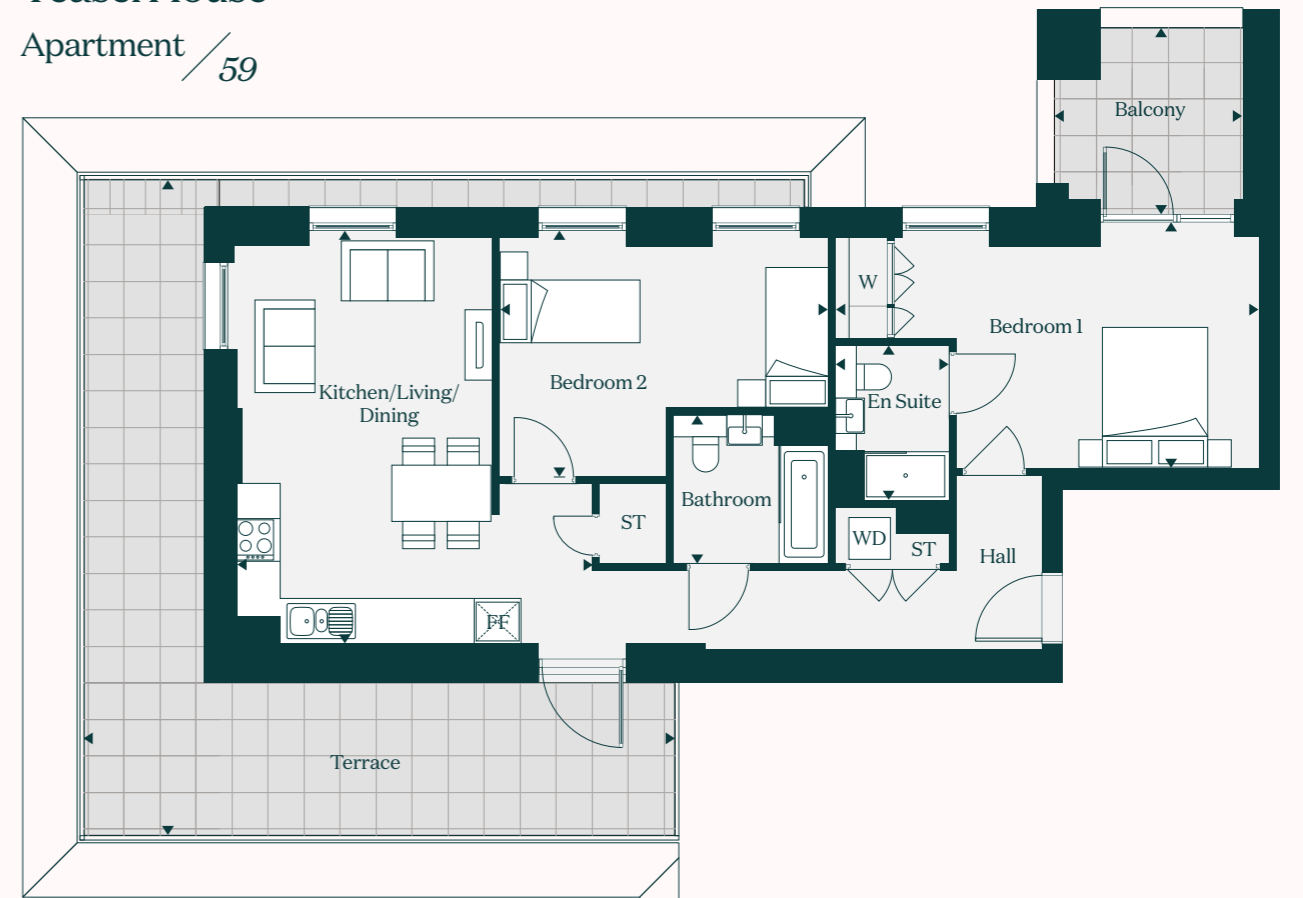
<b>Kitchen / Living / Dining</b>	7.4m x 4.2m   24'4" x 13'8"	<b>Balcony</b>	7.3 sq m   79 sq ft
<b>Bedroom 1</b>	4.3m x 3.3m   14'3" x 11'0"	<b>Gross Internal Floor Area</b>	<b>78.2 sq m   842 sq ft</b>
<b>Bedroom 2</b>	5.2m x 2.6m   17'2" x 8'7"	<b>Gross External &amp; Internal Area</b>	<b>85.5 sq m   921 sq ft</b>
<b>Bathroom</b>	2.2m x 2.1m   7'2" x 6'9"		
<b>En Suite</b>	2.2m x 1.6m   7'2" x 5'2"		

FF - Fridge Freezer    ST - Storage    W - Wardrobe    WD - Washer Dryer



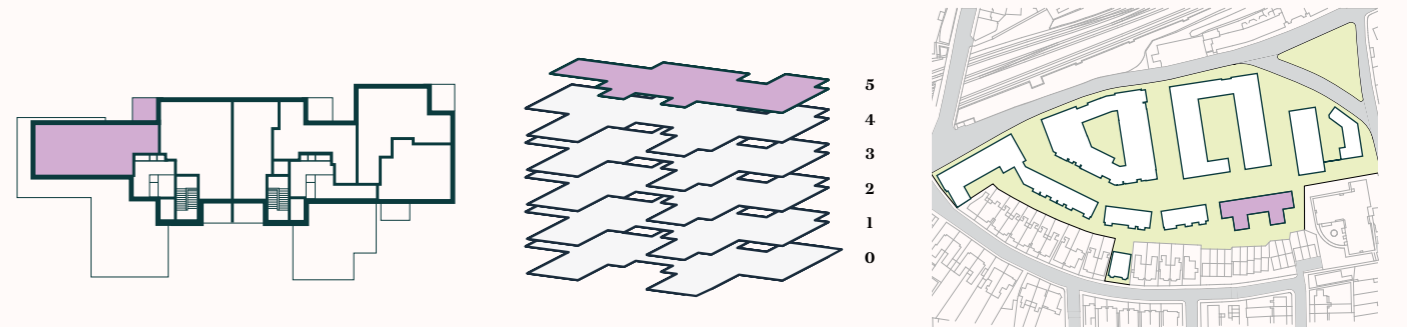
# The Aspen

Teasel House  
Apartment / 59



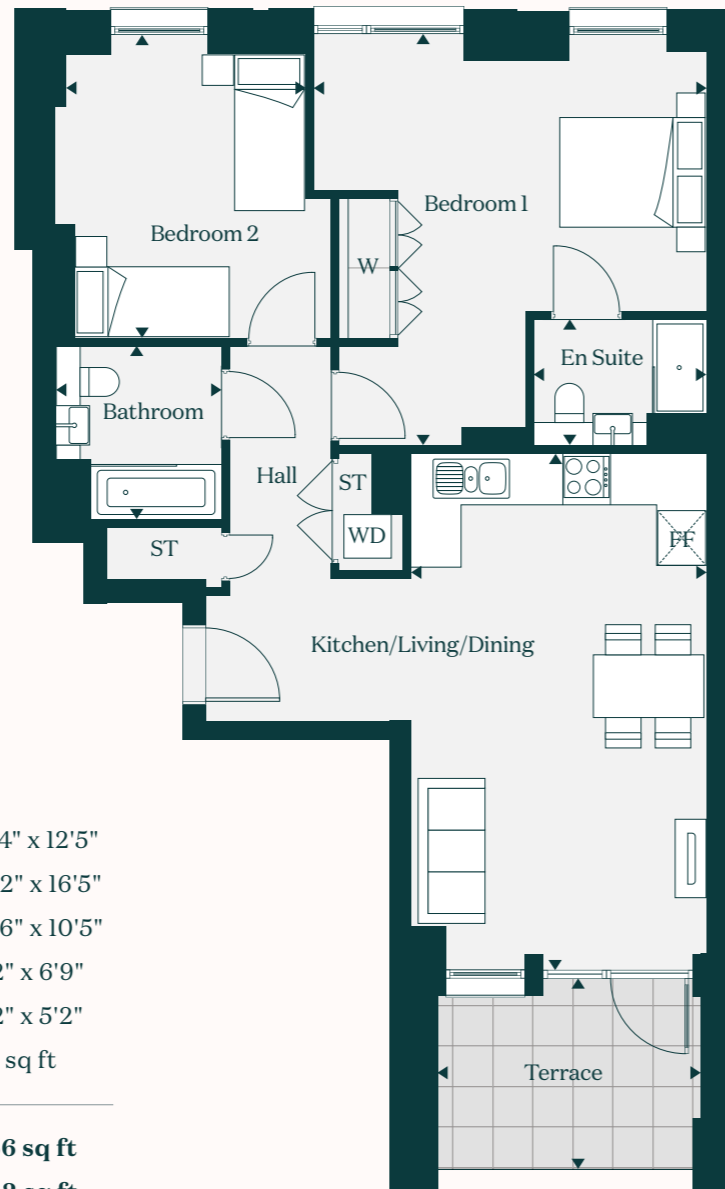
<b>Kitchen / Living / Dining</b>	5.8m x 5.1m   19'3" x 16'8"	<b>Terrace</b>	30.8 sq m   332 sq ft
<b>Bedroom 1</b>	6.0m x 3.4m   19'8" x 11'3"	<b>Balcony</b>	6.4 sq m   69 sq ft
<b>Bedroom 2</b>	4.6m x 3.5m   15'4" x 11'7"	<b>Gross Internal Floor Area</b>	<b>78.6 sq m   846 sq ft</b>
<b>Bathroom</b>	2.2m x 2.1m   7'2" x 6'9"	<b>Gross External &amp; Internal Area</b>	<b>115.9 sq m   1,248 sq ft</b>
<b>En Suite</b>	2.2m x 1.6m   7'2" x 5'3"		

FF - Fridge Freezer    ST - Storage    W - Wardrobe    WD - Washer Dryer



# The Laburnum

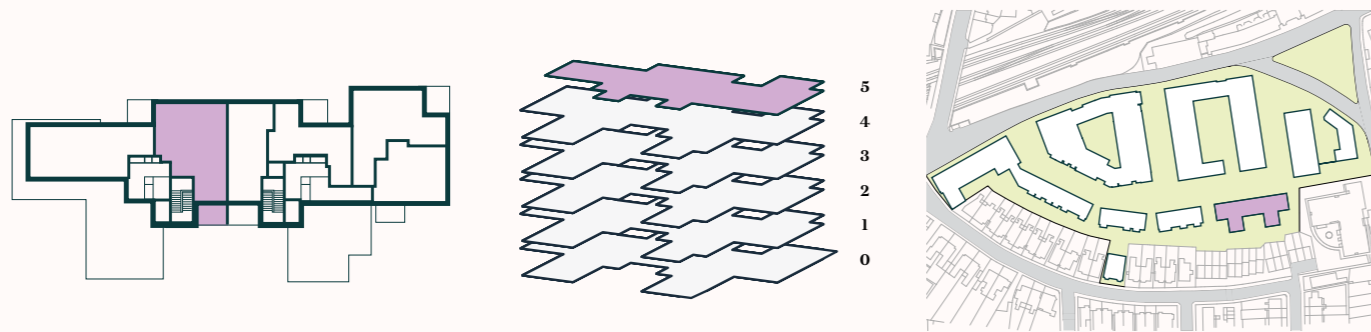
Teasel House  
Apartment / 60



<b>Kitchen / Living / Dining</b>	6.5m x 3.8m		21'4" x 12'5"
<b>Bedroom 1</b>	5.2m x 5.0m		17'2" x 16'5"
<b>Bedroom 2</b>	3.8m x 3.1m		12'6" x 10'5"
<b>Bathroom</b>	2.2m x 2.1m		7'2" x 6'9"
<b>En Suite</b>	2.2m x 1.6m		7'2" x 5'2"
<b>Terrace</b>	7.9 sq m		86 sq ft

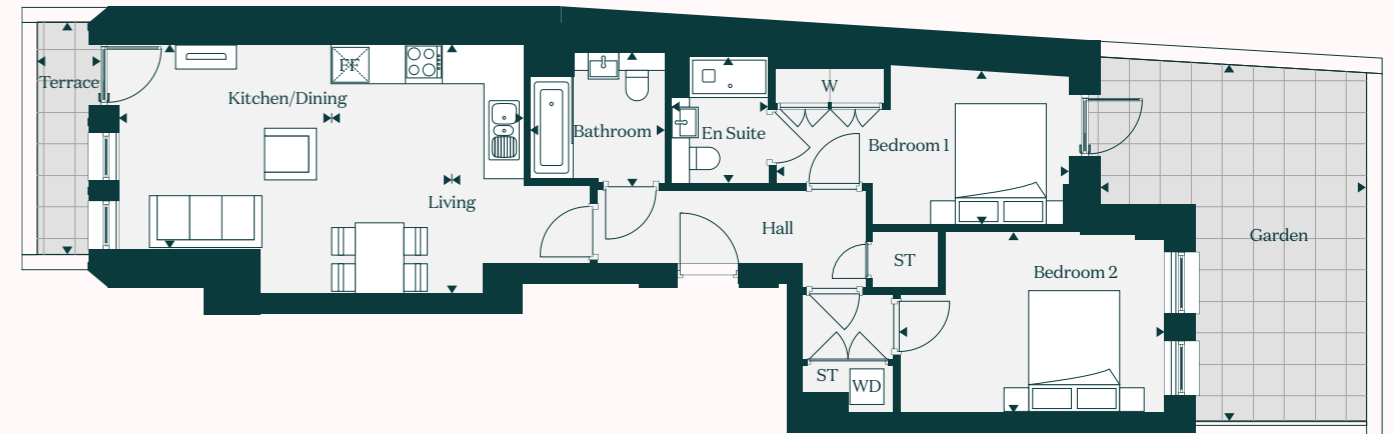
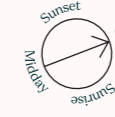
<b>Gross Internal Floor Area</b>	<b>79.5 sq m</b>		<b>856 sq ft</b>
<b>Gross External &amp; Internal Area</b>	<b>87.5 sq m</b>		<b>942 sq ft</b>

FF - Fridge Freezer    ST - Storage    W - Wardrobe    WD - Washer Dryer



# The Fern

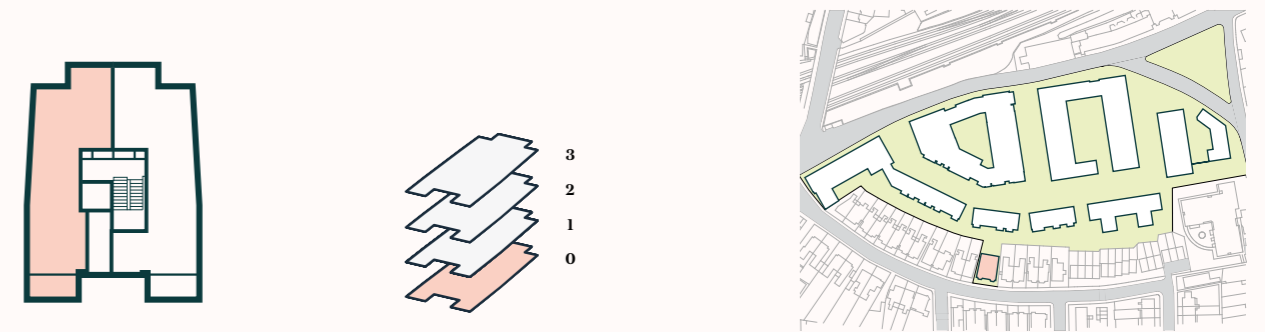
Charm House  
Apartment / 1



<b>Living</b>	3.4m x 3.3m		11'2" x 11'1"
<b>Kitchen / Dining</b>	4.1m x 3.2m		13'5" x 10'7"
<b>Bedroom 1</b>	4.8m x 2.5m		15'8" x 8'4"
<b>Bedroom 2</b>	4.3m x 3.3m		14'3" x 11'0"
<b>Bathroom</b>	2.2m x 2.1m		7'2" x 6'9"
<b>En Suite</b>	2.0m x 1.6m		6'7" x 5'2"
<b>Garden</b>	20.4 sq m		220 sq ft

<b>Gross Internal Floor Area</b>	<b>72.5 sq m</b>		<b>781 sq ft</b>
<b>Gross External &amp; Internal Area</b>	<b>93.0 sq m</b>		<b>1,001 sq ft</b>

FF - Fridge Freezer    ST - Storage    W - Wardrobe    WD - Washer Dryer

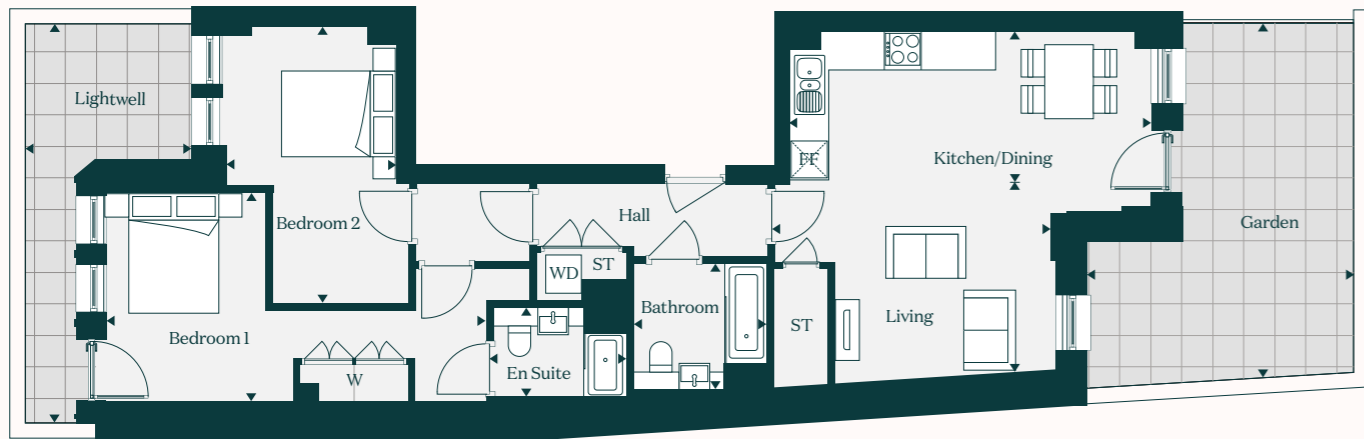
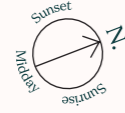




# The Oak

## Charm House

### Apartment / 2

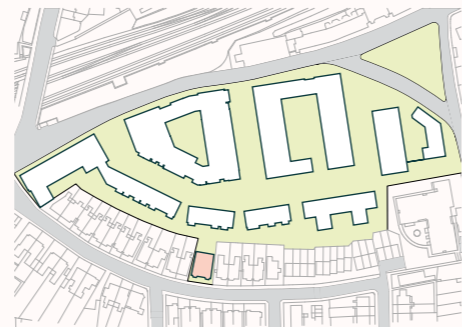
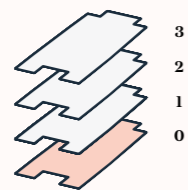
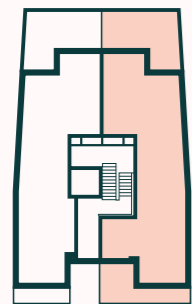


<b>Living</b>	4.6m x 2.6m		15'1" x 8'8"
<b>Kitchen / Dining</b>	6.0m x 2.6m		20'0" x 8'6"
<b>Bedroom 1</b>	6.2m x 3.4m		20'5" x 11'3"
<b>Bedroom 2</b>	4.5m x 2.8m		15'0" x 9'2"
<b>Bathroom</b>	2.2m x 2.1m		7'2" x 6'9"
<b>En Suite</b>	2.2m x 1.4m		7'4" x 5'0"
<b>Garden</b>	20.4 sq m		220 sq ft

**Gross Internal Floor Area**      **78.0 sq m**      |      **840 sq ft**

**Gross External & Internal Area**      **98.4 sq m**      |      **1,060 sq ft**

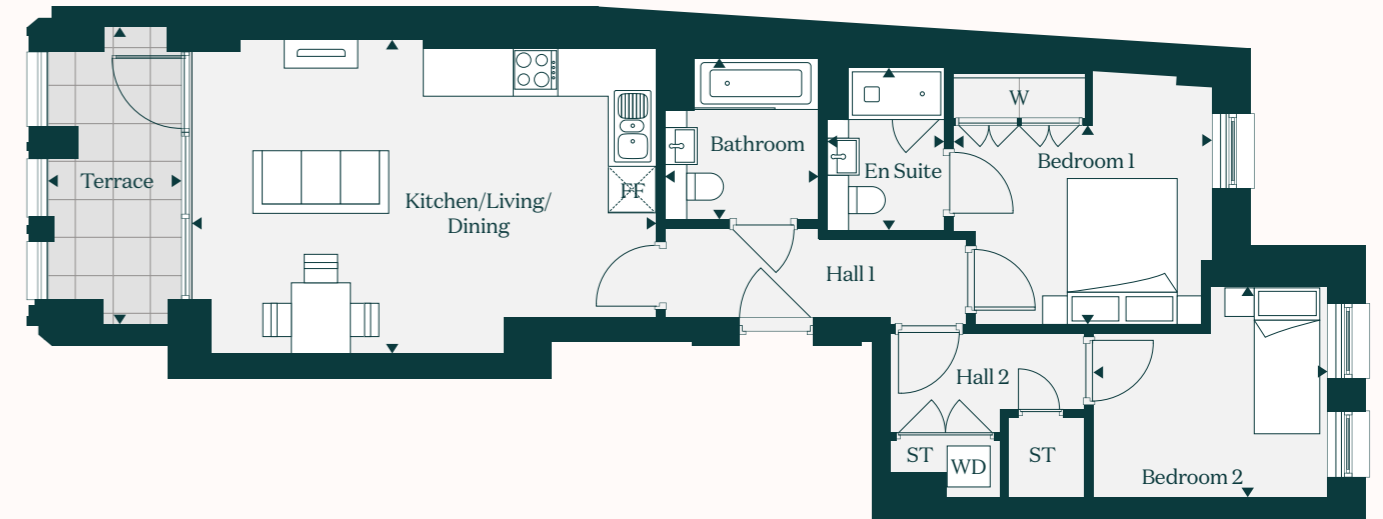
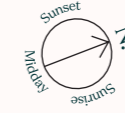
FF - Fridge Freezer      ST - Storage      W - Wardrobe      WD - Washer Dryer



# The Snowdrop

## Charm House

### Apartment / 3

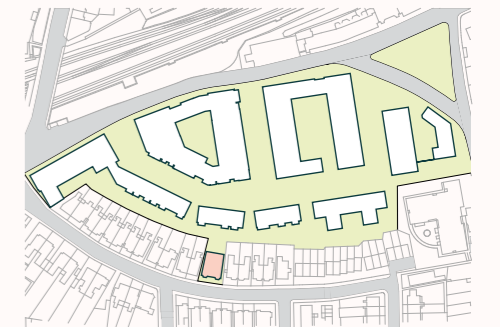
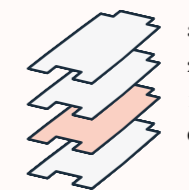
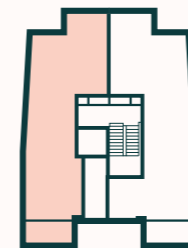


<b>Kitchen / Living / Dining</b>	6.3m x 4.2m		20'8" x 14'0"
<b>Bedroom 1</b>	3.4m x 3.1m		11'4" x 10'4"
<b>Bedroom 2</b>	3.2m x 2.8m		10'5" x 9'4"
<b>Bathroom</b>	2.2m x 2.1m		7'2" x 6'9"
<b>En Suite</b>	2.2m x 1.6m		7'2" x 5'4"
<b>Terrace</b>	6.9 sq m		75 sq ft

**Gross Internal Floor Area**      **68.4 sq m**      |      **736 sq ft**

**Gross External & Internal Area**      **75.3 sq m**      |      **811 sq ft**

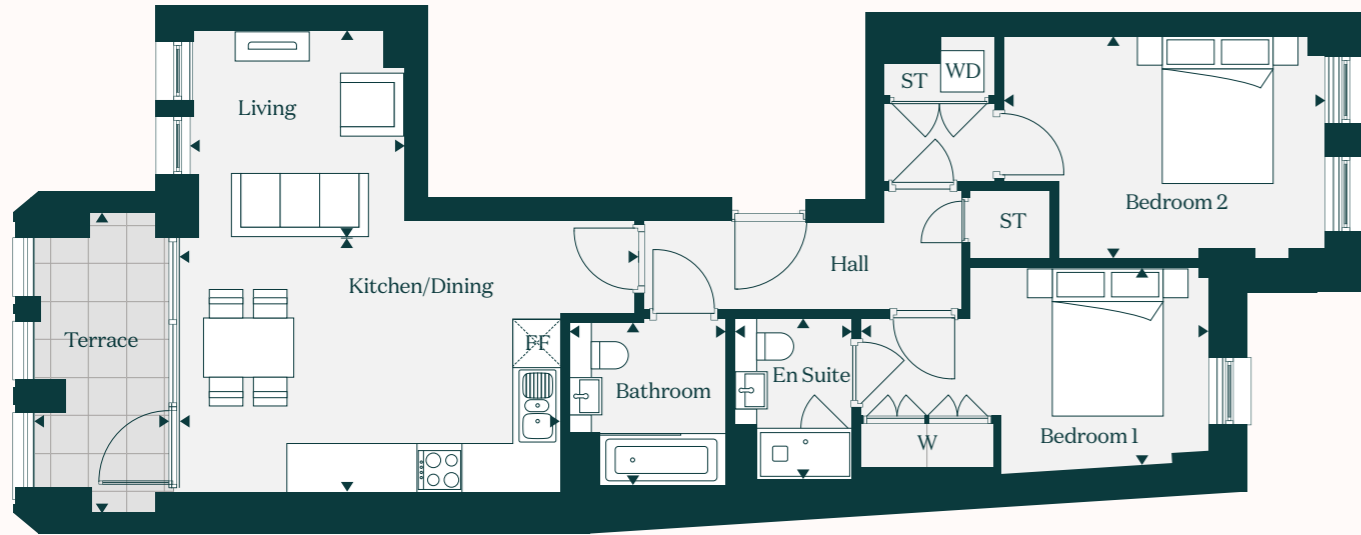
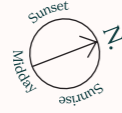
FF - Fridge Freezer      ST - Storage      W - Wardrobe      WD - Washer Dryer



# The Elm

## Charm House

### Apartment / 4

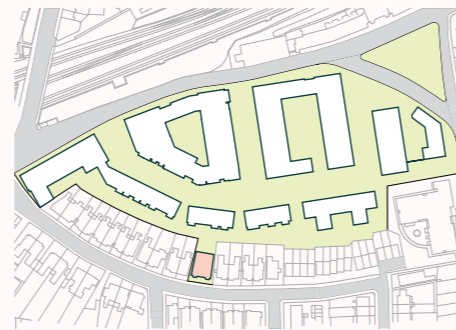
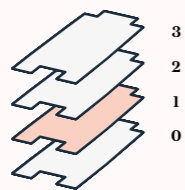
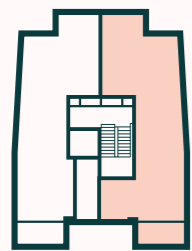


<b>Living</b>	2.9m x 2.7m		9'6" x 9'1"
<b>Kitchen / Dining</b>	6.2m x 3.4m		20'4" x 11'2"
<b>Bedroom 1</b>	4.7m x 2.6m		15'4" x 8'8"
<b>Bedroom 2</b>	4.4m x 3.0m		14'5" x 9'9"
<b>Bathroom</b>	2.2m x 2.1m		7'2" x 6'9"
<b>En Suite</b>	2.2m x 1.6m		7'2" x 5'2"
<b>Terrace</b>	6.8 sq m		74 sq ft

**Gross Internal Floor Area**      **74.0 sq m**      |      **796 sq ft**

**Gross External & Internal Area**      **81.0 sq m**      |      **872 sq ft**

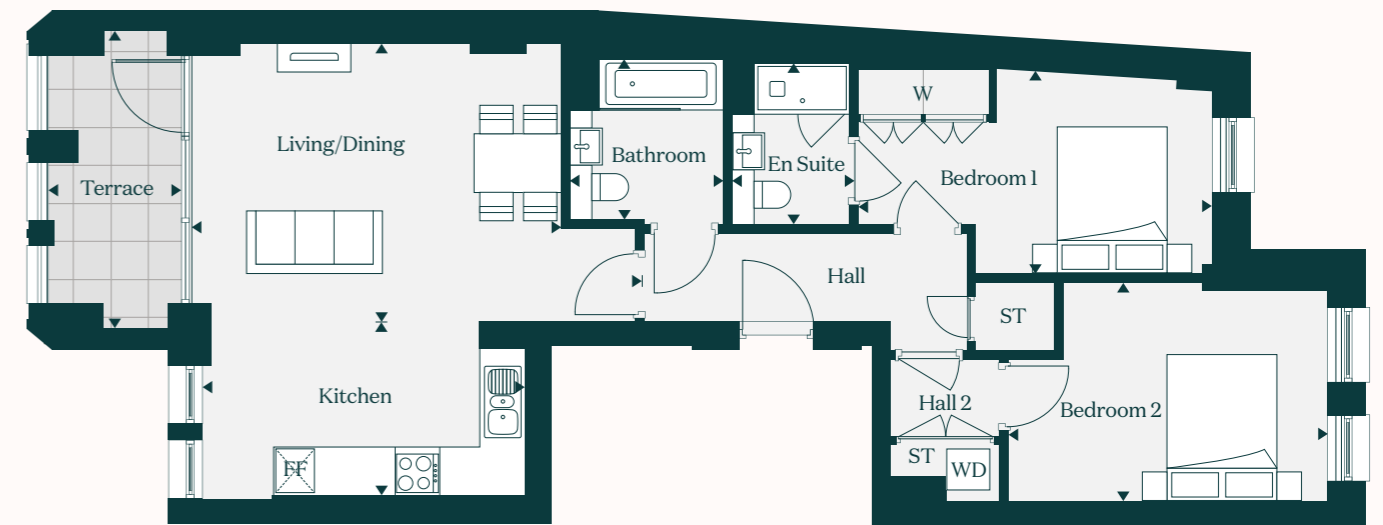
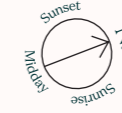
FF - Fridge Freezer      ST - Storage      W - Wardrobe      WD - Washer Dryer



# The Fuchsia

## Charm House

### Apartment / 5

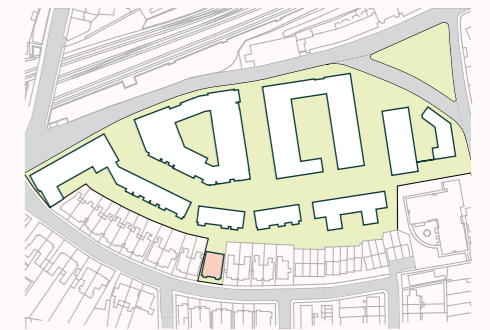
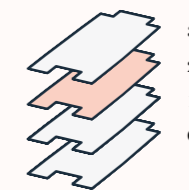
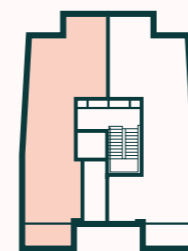


<b>Living / Dining</b>	6.0m x 3.7m		19'8" x 12'4"
<b>Kitchen</b>	4.4m x 2.3m		14'5" x 7'8"
<b>Bedroom 1</b>	4.8m x 2.8m		15'9" x 9'2"
<b>Bedroom 2</b>	4.3m x 3.0m		14'3" x 9'8"
<b>Bathroom</b>	2.2m x 2.1m		7'2" x 6'9"
<b>En Suite</b>	2.2m x 1.6m		7'2" x 5'2"
<b>Terrace</b>	7.0 sq m		76 sq ft

**Gross Internal Floor Area**      **77.2 sq m**      |      **831 sq ft**

**Gross External & Internal Area**      **84.2 sq m**      |      **907 sq ft**

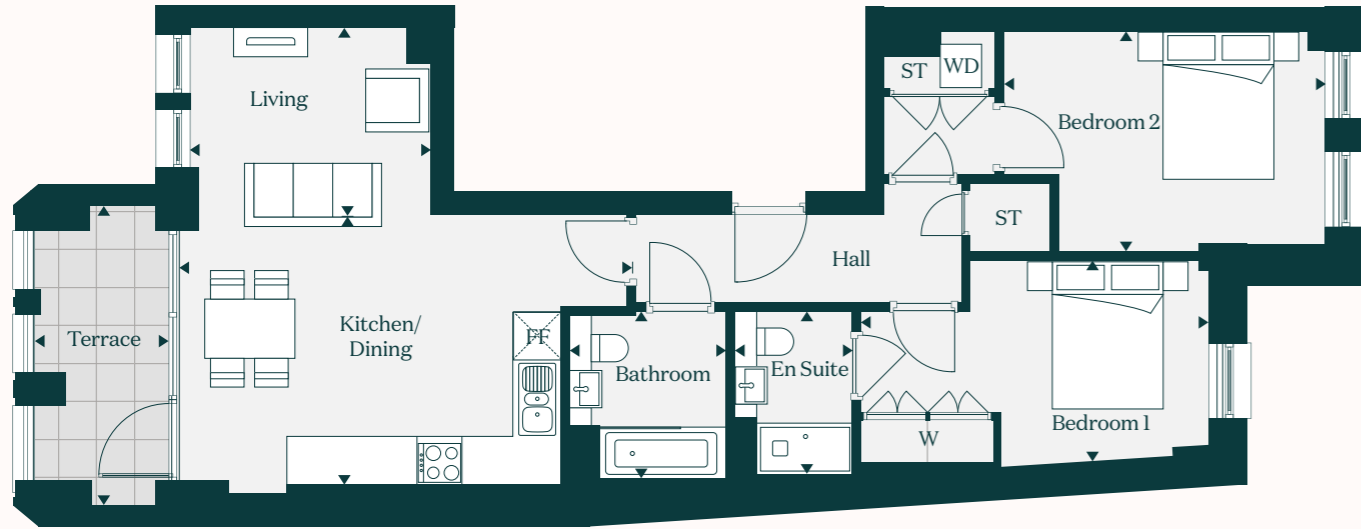
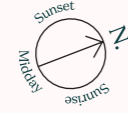
FF - Fridge Freezer      ST - Storage      W - Wardrobe      WD - Washer Dryer



# The Walnut

## Charm House

### Apartment / 6

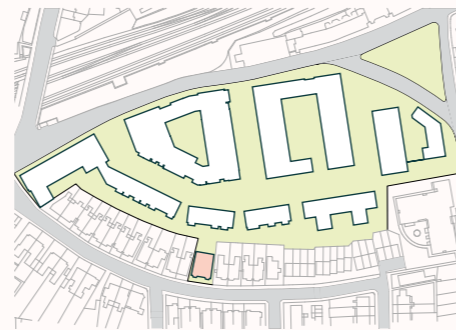
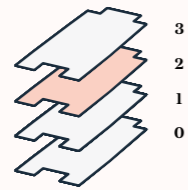
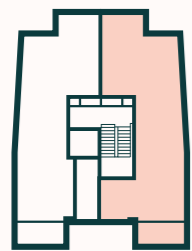


<b>Living</b>	3.2m x 2.5m		10'7" x 8'3"
<b>Kitchen / Dining</b>	6.0m x 3.6m		19'8" x 12'0"
<b>Bedroom 1</b>	4.7m x 2.7m		15'4" x 9'0"
<b>Bedroom 2</b>	4.3m x 3.0m		14'3" x 9'9"
<b>Bathroom</b>	2.2m x 2.1m		7'2" x 6'9"
<b>En Suite</b>	2.2m x 1.6m		7'2" x 5'2"
<b>Terrace</b>	6.9 sq m		75 sq ft

**Gross Internal Floor Area**      **75.0 sq m**      |      **807 sq ft**

**Gross External & Internal Area**      **82.0 sq m**      |      **883 sq ft**

FF - Fridge Freezer      ST - Storage      W - Wardrobe      WD - Washer Dryer



# Shared Ownership\*

How much would it cost?

Buy your share between 25%-75%, then pay rent on the remaining.

2-bed available from £132,750 for a 25% share

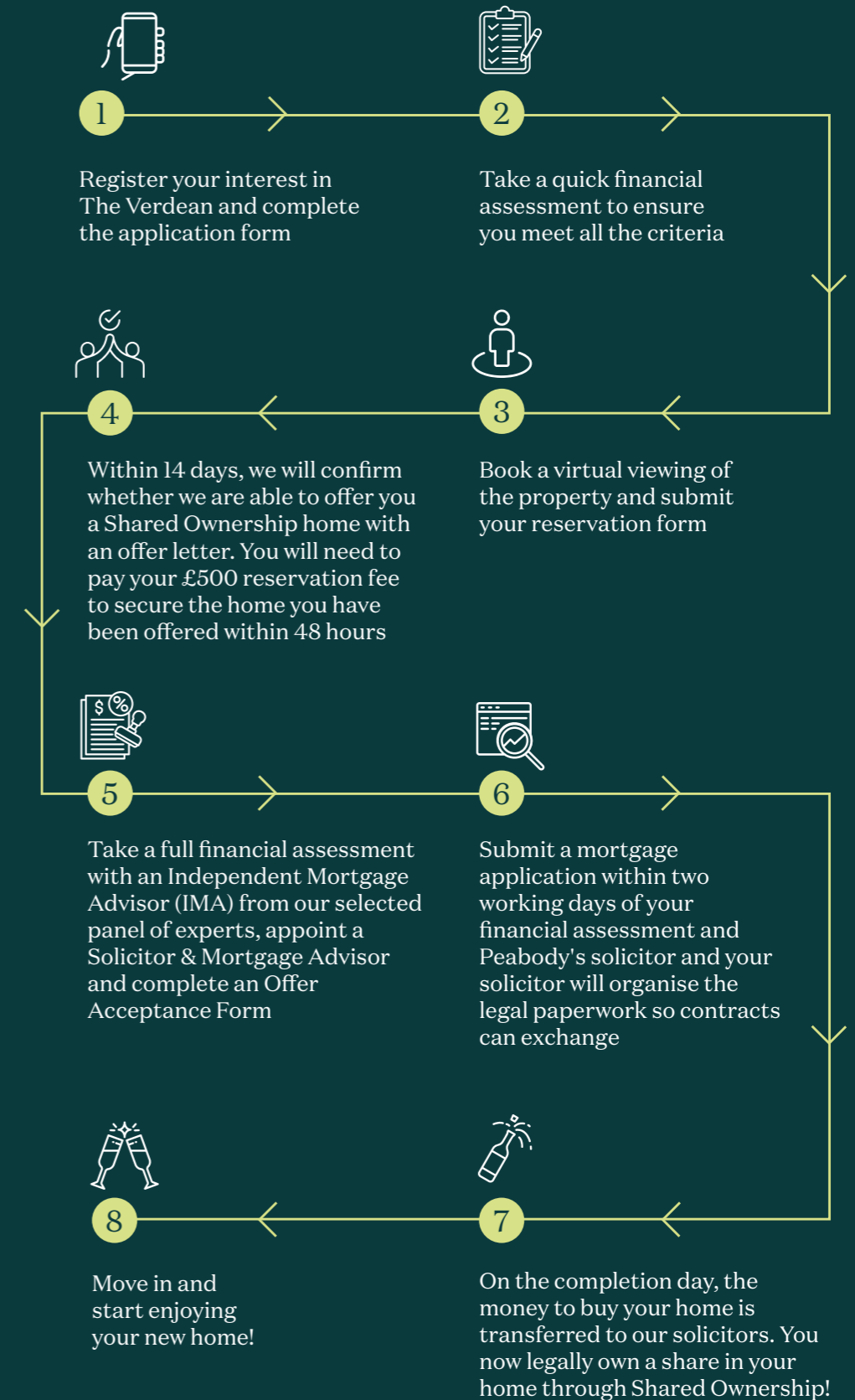
Example monthly costs of a 2 bedroom apartments *£132,750 for a 25% share*



That means that you will need a deposit of just **£13,275**

Shared Ownership - Terms and conditions apply. This scheme with Peabody is subject to status and fitting criteria. Minimum and maximum share values will apply and rent is payable on the unsold share. Shared Ownership value is £132,750 for a 25% of the full market value of £531,000. This scheme cannot be used in conjunction with any other offer and is available on selected plots only. Please speak to a member of our Sales Team for more details.

## The Buying Process





“

Everyone at Peabody New Homes was so helpful and very efficient, guiding us through each stage of the processes.

”

## Meet Raph and Jaye

*First-time buyers, London*

Buying a first home, getting married and preparing for the arrival of a baby are all busy life events and Raph and Jaye La Touche would know, after experiencing all these milestones simultaneously.

With a moving date of August 10th and their nuptials already confirmed for August 12th, it's been a busy summer for the newly-weds who have bought a home through Shared Ownership at The Switch by Peabody New Homes in Wimbledon.

Raph explains: "We knew we were taking on a lot but couldn't wait to move in. It was actually brilliant timing as the process was smooth thanks to Peabody New Homes support. Getting married in Battersea and then coming back to our own home after made the day even more special."

Jaye adds "It's a huge relief to own a home now and i'm not missing sharing my kitchen with three other people one bit."



# More than just a place to live

We at Peabody have a proud legacy of helping generations of homebuyers and residents find their place in thriving neighbourhoods, communities and homes for over 160 years.

The team at Peabody New Homes is dedicated to finding you a home that is more than just a place to live. A place you can call your own. A place to belong. A place that you're proud to call home.



Scan here to find out more

Find @PeabodyNewHomes on



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## BUILDING HISTORY

Formed over 160 years ago by the American financier and philanthropist George Peabody, Peabody is one of the UK's oldest and largest housing associations responsible for more than 107,000 homes and around 220,000 residents across London and the Home Counties.



## CUSTOMER FOCUS

Whether it's your first or forever home, we know that buying a new place can be a demanding time. Our sales team is committed to guiding you through the process and helping you every step of the way. Rated "Excellent" on Trustpilot, we're proud to offer you a service that makes a difference.



## QUALITY, DESIGN & SUSTAINABILITY

Peabody's reputation is one of the most respected in the housing industry renowned for quality, multi-award-winning and innovative design. We work with industry experts and continually monitor quality throughout the building process to reduce our impact on climate change, lessen our carbon footprint and create properties people are proud to call home.

Our Greener Homes Programme is our commitment to the environment and will aim to minimise our impact on the planet and support thriving neighbourhoods.



## SOCIAL IMPACT

Our social purpose is why we exist. We re-invest the surplus made from the sale of our homes to provide more homes and services to those who need it most. We deliver services that support customers and the wider communities that we work in, and invest in local projects through our Community Foundation.





[peabodynewhomes.co.uk/TheVerdean](http://peabodynewhomes.co.uk/TheVerdean)