

VERTEX EDGE

BATTERSEA, SW LONDON

41 STYLISH
1 & 2-BEDROOM
APARTMENTS FOR
SHARED OWNERSHIP

STEP INTO STYLE

Vertex Edge is a skilfully designed development with a sophisticated specification, located in a prestigious district of London.

In this stylish and central neighbourhood, everything is accounted for. Including: shopping, working, learning and leisure, creating an alluring addition to the existing community.

Vertex Edge's residents can also benefit from the area's excellent transport links, offering a quick commute throughout the capital and beyond.



CUTTING EDGE DESIGN



Computer Generated Image.

OUT AND ABOUT

Vertex Edge is moments from Battersea Park, one of London's best-loved green spaces. Opened in 1858, the 200-acre park lies directly across the river from affluent Chelsea, bordering the southern banks of the Thames by Chelsea Bridge.

Whether you choose to stroll among the trees, visit the children's playground, enjoy a bite to eat by the lake, try Go Ape!, or simply relax in the oasis of calm that is the Old English Garden, this impressive park has it all.

Battersea boasts a range of quirky cafes, delicatessens and galleries, making it a trendy hub for the community all around London.

In the immediate vicinity are Clapham Junction, Battersea Village and Northcote Road all known for bars, restaurants and shops.

Close by, Battersea Power Station is one of London's finest retail destinations for global and emerging brands. You're also only a few minutes from London Heliport, one of the most advanced heliports in Europe, from where you can take an exciting sightseeing helicopter flight over London.

Whatever you're looking for, you can find it near Vertex Edge.



ON THE MOVE

Vertex Edge is located on the corner of Wandsworth Town and Battersea Park Road, close to the River Thames and a short journey from many of central London's biggest attractions.

The area boasts a fantastic range selection of bars and restaurants as well as world-class shopping, and easy access to the arts and sports activities galore.

The area is well serviced by an excellent network of bus routes going to a wide range of destinations. Clapham Junction, the busiest interchange station in the UK - is less than 15 minutes' walk away.

With its great location, local amenities and transport links you get the whole package!

The travel times are only approximate.
The information was taken from
[google.co.uk/maps](https://www.google.co.uk/maps) and [tfl.co.uk](https://www.tfl.co.uk)



Badric Court Bus Stop

1 min

London Heliport

2 mins

York Gardens

5 mins

Tesco Express

5 mins

Gym on London

10 mins

York Gardens Nursery

8 mins

Clapham Junction ⊖

11 mins

Battersea Bridge

21 mins



Vauxhall ⊖

4 mins

(From Clapham Junction Station)

Richmond ⊖

8 mins

(From Clapham Junction Station)

Waterloo ⊖

14 mins

(From Clapham Junction Station)

Battersea Power Station

14 mins

(From Battersea High Street bus stop: No. 344)

Victoria ⊖

28 mins

(From Badric Court bus stop: No. 44)

Covent Garden

32 mins

(From Clapham Junction Station bus stop: No. 87)

Oxford Circus

33 mins

(From York Gardens bus stop: No. 170 with changes)

Westfield, White City

52 mins

(From Battersea High Street bus stop: No. 49)



St Johns Bosco College

3 mins

Northcote Road

7 mins

Southside Shopping Centre

9 mins

UBER Boat Pier

9 mins

Clapham Common

14 mins

Buckingham Palace

23 mins

Brockwell Lido

26 mins

Tate Modern

36 mins



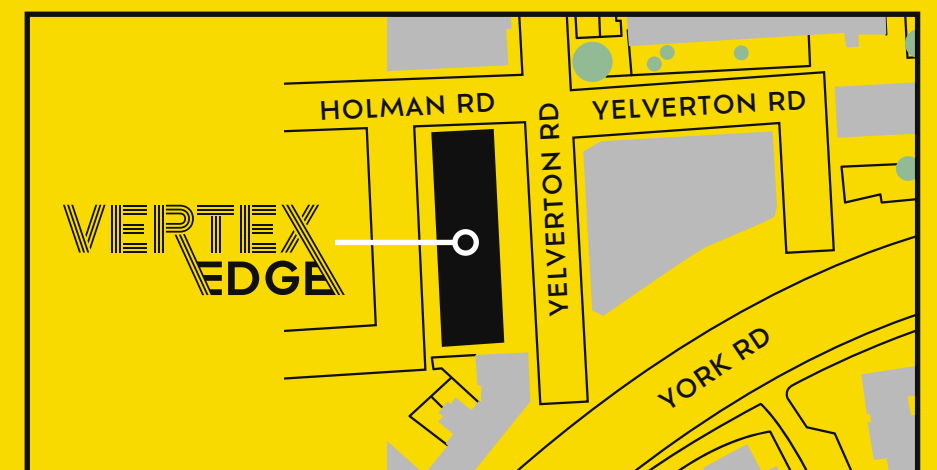
- 1 Southside Wandsworth
- 2 Wandsworth Bridge
- 3 Chelsea Harbour
- 4 York Gardens

- 5 Northcote Road
- 6 Falcon Park
- 7 Aldi superstore
- 8 Go Ape!

- 9 Battersea Park
- 10 Lavender Road
- 11 Clapham Common

The map is for illustration only and does not depict exact positioning.

- A Wandsworth Town Station
- B Clapham Junction Station
- C Imperial Wharf Station
- D Queenstown Road Station



LOWER GROUND SITEMAP



*Shared Owners will not have access to the commercial spaces, car lift, plant rooms, switch room, vent and substation. **Shared Owners will not have an allocated parking space at Vertex Edge. ***Shared Owners and Private Owners will have access to the staircases, lifts, bike storage and bin storage. Not to scale. All floor layouts may be subject to change. Please ask our Sales & Marketing Team for details.

GROUND SITEMAP



Main entrance
Both Shared Owners and Private Owners will access the main entrance.

APARTMENT LOCATOR

PLOTS 1A & 2A 1 BED APARTMENTS



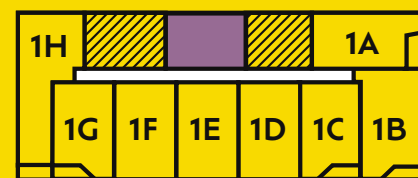
1-bed Shared Ownership apartments:

Plot 1A	Plot 1E	Plot 4C
Plot 2A	Plot 2E	Plot 5C
Plot 1C	Plot 1F	Plot 6C
Plot 2C	Plot 2F	Plot 7C
Plot 1D	Plot 1G	Plot 8C
Plot 2D	Plot 2G	

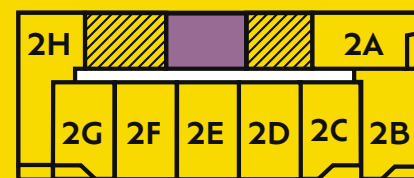
2-bed Shared Ownership apartments:

Plot 1B	Plot 6A	Plot 6D	Plot 5B
Plot 2B	Plot 7A	Plot 4E	Plot 7B
Plot 1H	Plot 8A	Plot 5E	Plot 8B
Plot 2H	Plot 4B	Plot 6E	Plot 5D
Plot 4A	Plot 6B	Plot 7E	Plot 7D
Plot 5A	Plot 4D	Plot 8E	Plot 8D

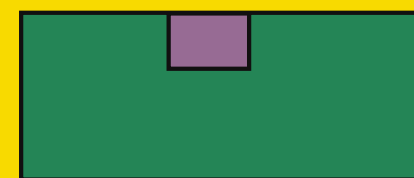
1st Floor



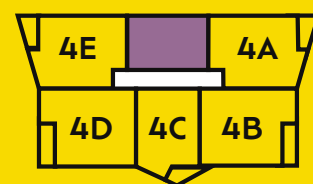
2nd Floor



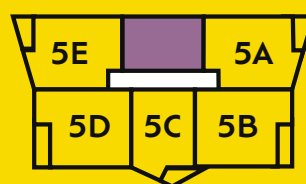
3rd Floor****



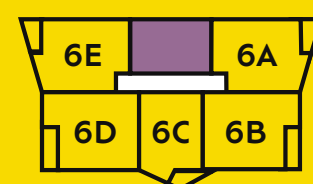
4th Floor



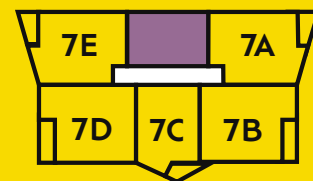
5th Floor



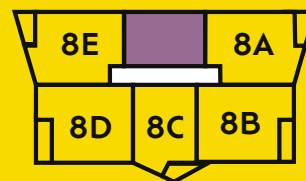
6th Floor



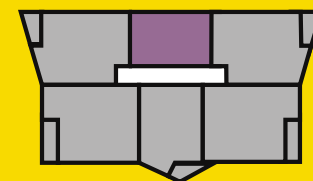
7th Floor



8th Floor



9th to 16th Floor



Shared Ownership homes

Private homes

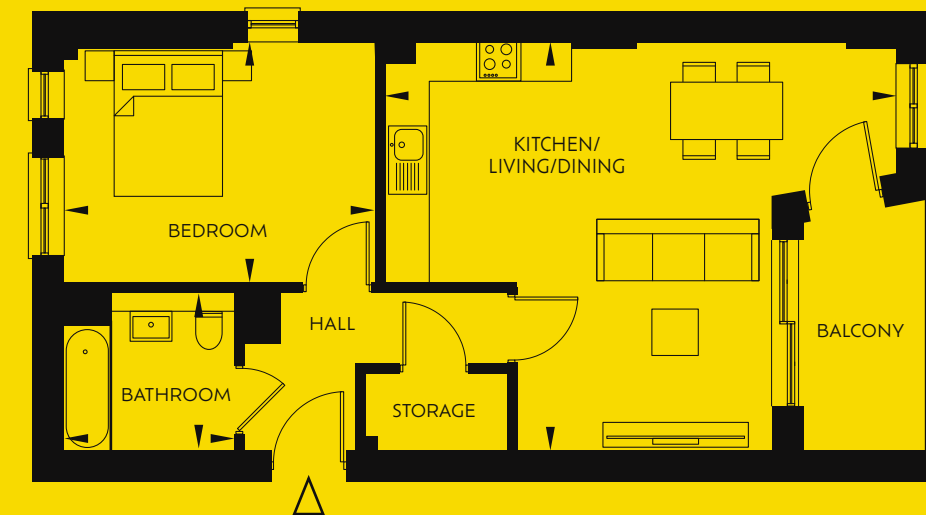
Communal podium****

Lifts & stairs



Void areas*****

****All Shared Owners have access to the communal podium which is located on the 3rd floor. *****The void areas are not accessible by the Shared Owners. All floor layouts may be subject to change.



Total: 55 Sqm

Kitchen/Living/Dining: 6.8 x 5.5m

Bedroom: 4.2 x 3.2 m

Bathroom: 2.3 x 2.1 m

2nd Floor: Plot 2A

1st Floor: Plot 1A



The dimensions are only approximate. The plans are not drawn to scale. Any layouts and details shown are for guidance only and should not be relied upon for carpet sizes, appliance sizes or items of furniture. No responsibility is taken for any error, omission or misstatement. The floorplans may not include all information, as some elements have been omitted.

PLOTS

1B & 2B

2 BED APARTMENTS



Total: 66.3 Sqm

Kitchen/Living/Dining: 3.2 x 9.1 m

Bedroom 1: 2.8 x 4.8 m

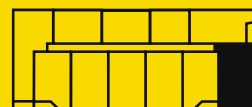
Bedroom 2: 2.5 x 2.8 m

Bathroom: 2.5 x 1.9 m

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2nd Floor: Plot 2B

1st Floor: Plot 1B



PLOTS

1C & 2C

1 BED APARTMENTS



Total: 53.8 Sqm

Kitchen/Living/Dining: 3.1 x 9.9 m

Bedroom: 2.7 x 4.6 m

Bathroom: 2.1 x 1.9 m

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2nd Floor: Plot 2C

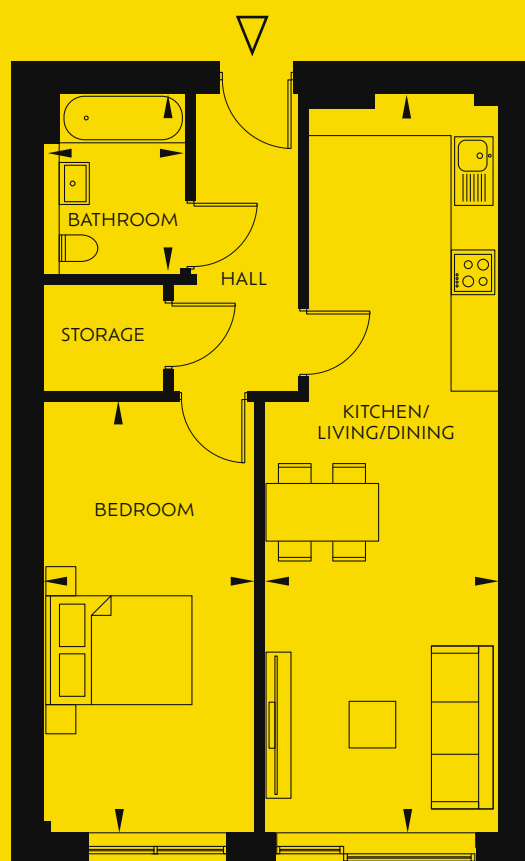
1st Floor: Plot 1C



PLOTS

1D & 2D

1 BED APARTMENTS



Total: 58.9 Sqm

Kitchen/Living/Dining: 3.1 x 9.9 m

Bedroom: 2.7 x 5.8 m

Bathroom: 1.9 x 2.4 m

2nd Floor: Plot 2D

1st Floor: Plot 1D

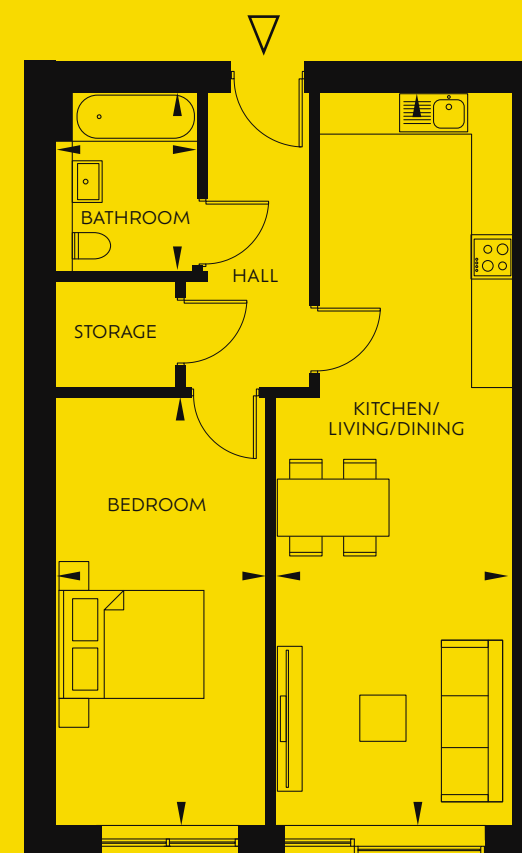


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PLOTS

1E & 2E

1 BED APARTMENTS



Total: 62.5 Sqm

Kitchen/Living/Dining: 3.3 x 9.9 m

Bedroom: 2.8 x 5.8 m

Bathroom: 2.0 x 2.4 m

2nd Floor: Plot 2E

1st Floor: Plot 1E

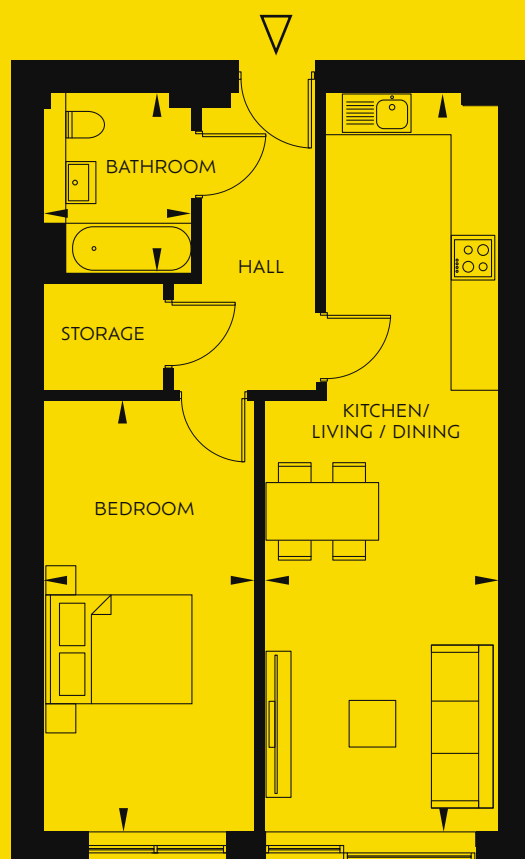


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PLOTS

1F & 2F

1 BED APARTMENTS



Total: 59 Sqm

Kitchen/Living/Dining: 3.1 x 9.9 m

Bedroom: 2.7 x 5.8 m

Bathroom: 2.0 x 2.4 m

2nd Floor: Plot 2F

1st Floor: Plot 1F

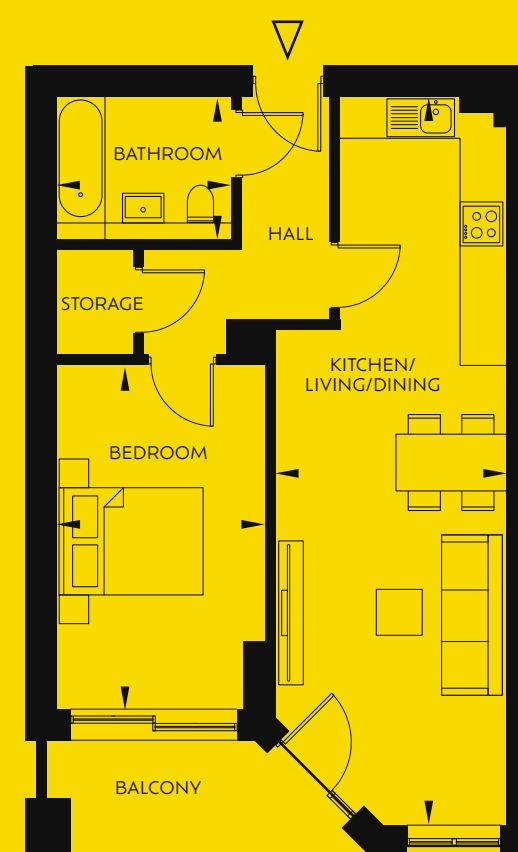


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PLOTS

1G & 2G

1 BED APARTMENTS



Total: 54.1 Sqm

Kitchen/Living/Dining: 3.1 x 9.9 m

Bedroom: 2.8 x 4.6 m

Bathroom: 2.2 x 1.9 m

2nd Floor: Plot 2G

1st Floor: Plot 1G

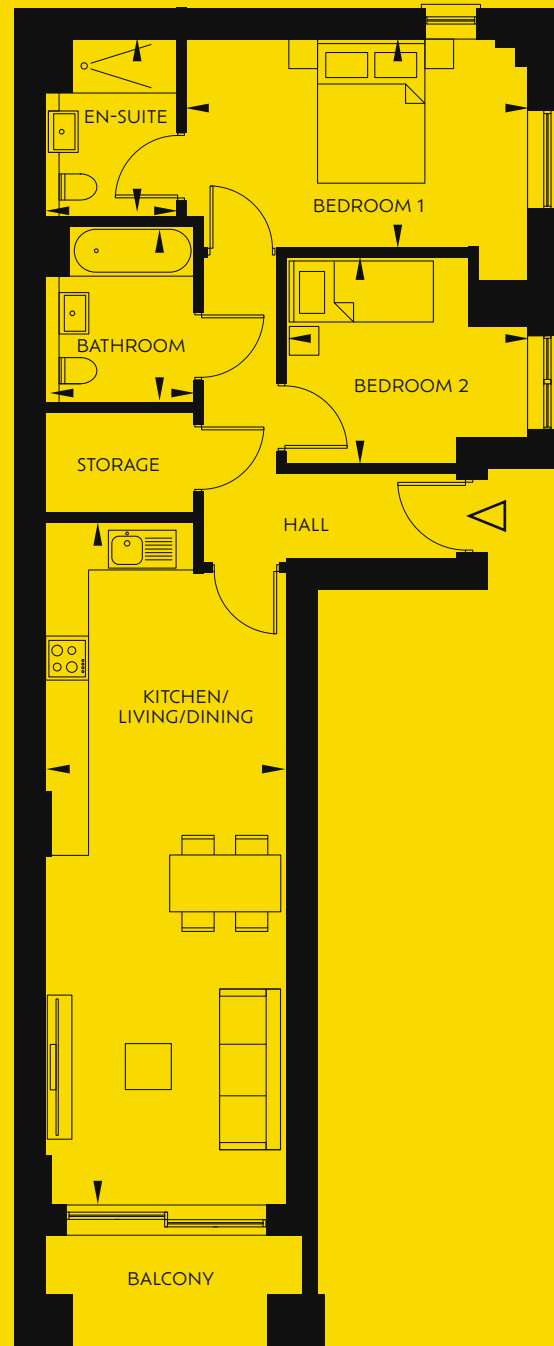


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PLOTS

1H & 2H

2 BED APARTMENTS



Total: 74 Sqm

Kitchen/Living/Dining: 3.3 x 9.2 m

Bedroom 1: 4.6 x 2.8 m

Bedroom 2: 3.3 x 2.8 m

Bathroom: 2.0 x 2.4 m

Ensuite: 1.8 x 2.4 m

2nd Floor: Plot 2H

1st Floor: Plot 1H

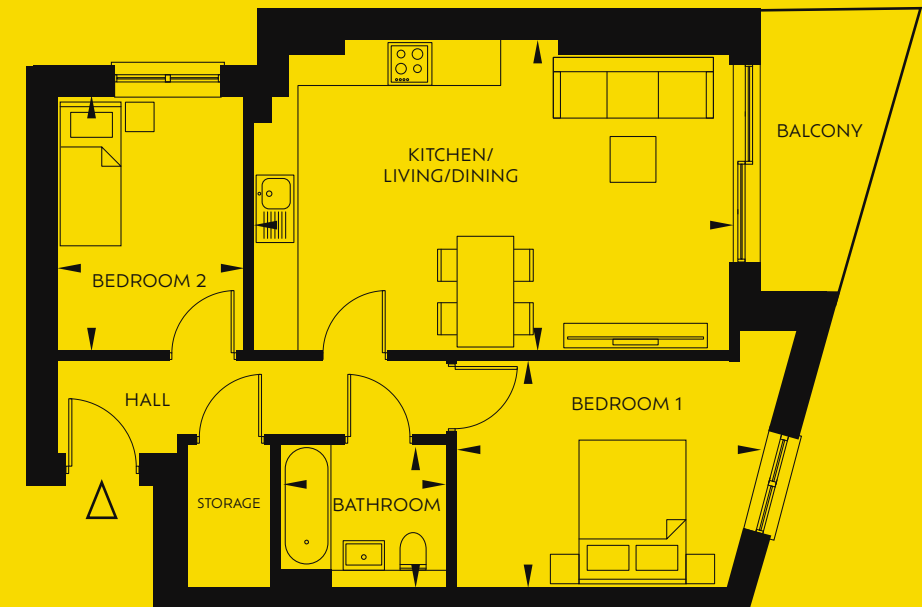


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PLOTS

4A, 5A, 6A, 7A & 8A

2 BED APARTMENTS



Total: 62.7 Sqm

Kitchen/Living/Dining: 6.4 x 4.1 m

Bedroom 1: 4.1 x 3.1 m

Bedroom 2: 2.6 x 3.3 m

Bathroom: 2.2 x 1.9 m

6th Floor: Plot 6A

5th Floor: Plot 5A

4th Floor: Plot 4A

7th Floor: Plot 7A

8th Floor: Plot 8A

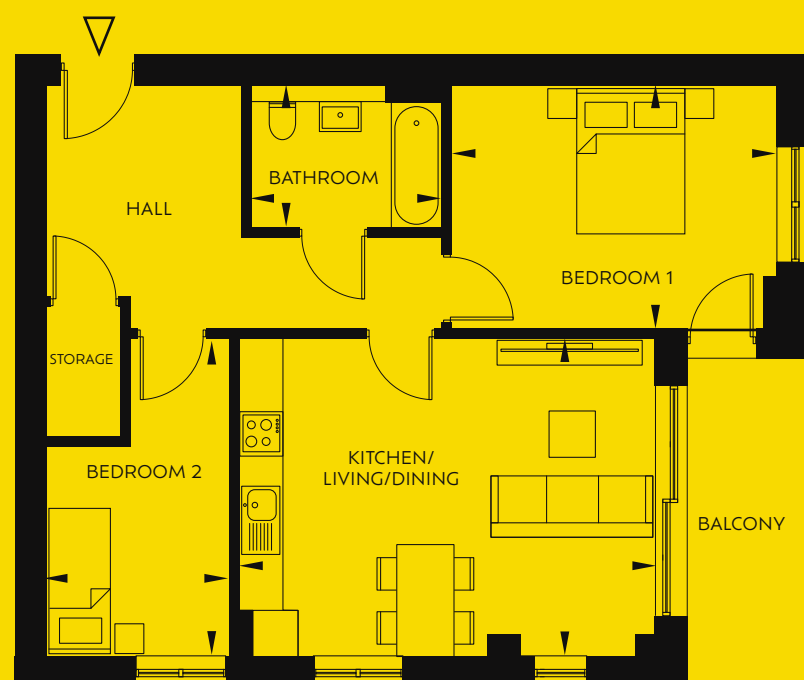


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PLOTS

4B & 6B

2 BED APARTMENTS



Total: 67.8 Sqm

Kitchen/Living/Dining: 5.5 x 4.2 m

Bedroom 1: 4.3 x 3.3 m

Bedroom 2: 2.4 x 4.2 m

Bathroom: 2.6 x 2.0 m

6th Floor: Plot 6B

4th Floor: Plot 4B

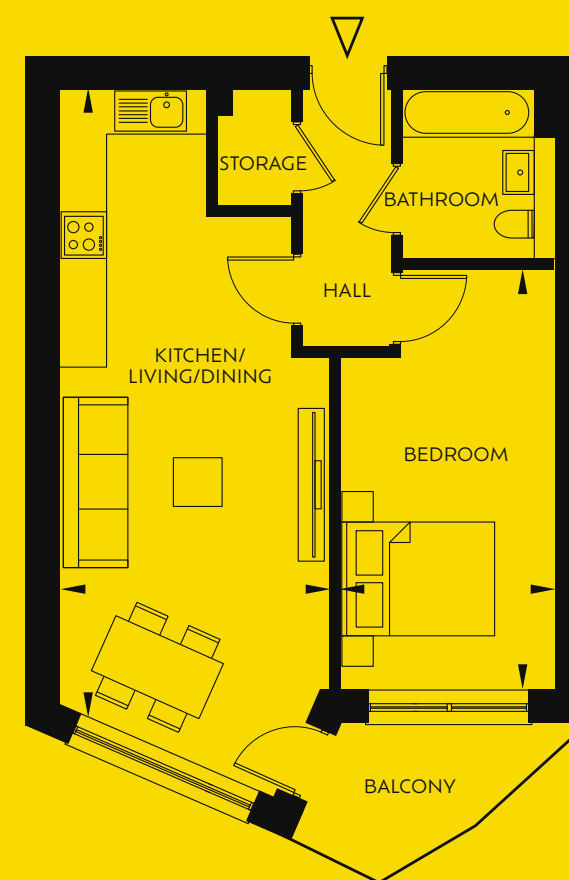


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PLOTS

4C, 5C, 6C, 7C & 8C

1 BED APARTMENTS



Total: 51.1 Sqm

Kitchen/Living/Dining: 3.4 x 7.8 m

Bedroom: 2.7 x 5.3 m

Bathroom: 1.9 x 2.2 m

6th Floor: Plot 6C

5th Floor: Plot 5C

4th Floor: Plot 4C

7th Floor: Plot 7C

8th Floor: Plot 8C

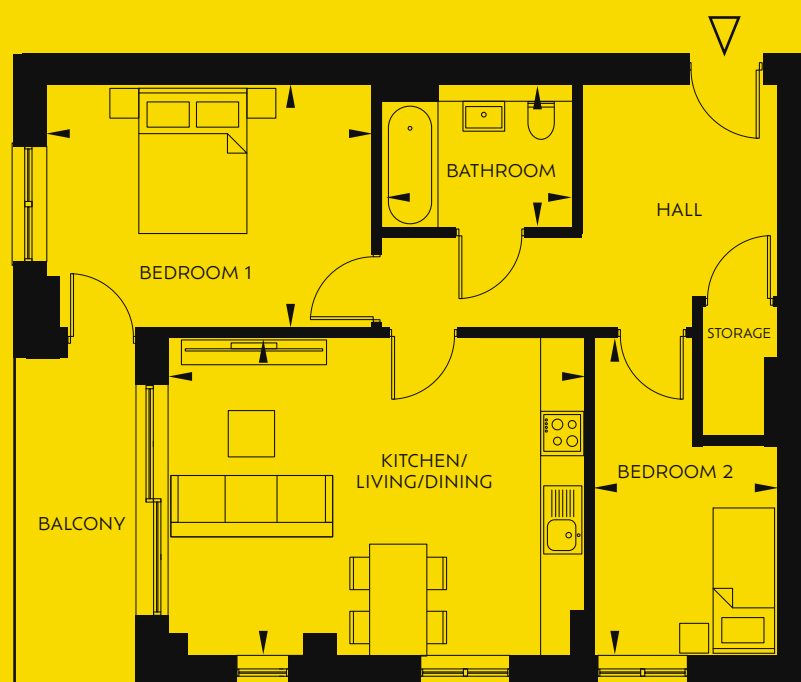


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PLOTS

4D & 6D

2 BED APARTMENTS



Total: 67.8 Sqm

Kitchen/Living/Dining: 5.5 x 4.2 m

Bedroom 1: 4.3 x 3.3 m

Bedroom 2: 2.4 x 4.2 m

Bathroom: 2.6 x 2.0 m

6th Floor: Plot 6D

4th Floor: Plot 4D



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PLOTS

4E, 5E, 6E, 7E & 8E

2 BED APARTMENTS



Total: 62.3 Sqm

Kitchen/Living/Dining: 6.4 x 4.1 m

Bedroom 1: 4.1 x 3.1 m

Bedroom 2: 2.5 x 3.3 m

Bathroom: 2.2 x 1.9 m

6th Floor: Plot 6E

5th Floor: Plot 5E

4th Floor: Plot 4E

7th Floor: Plot 7E

8th Floor: Plot 8E

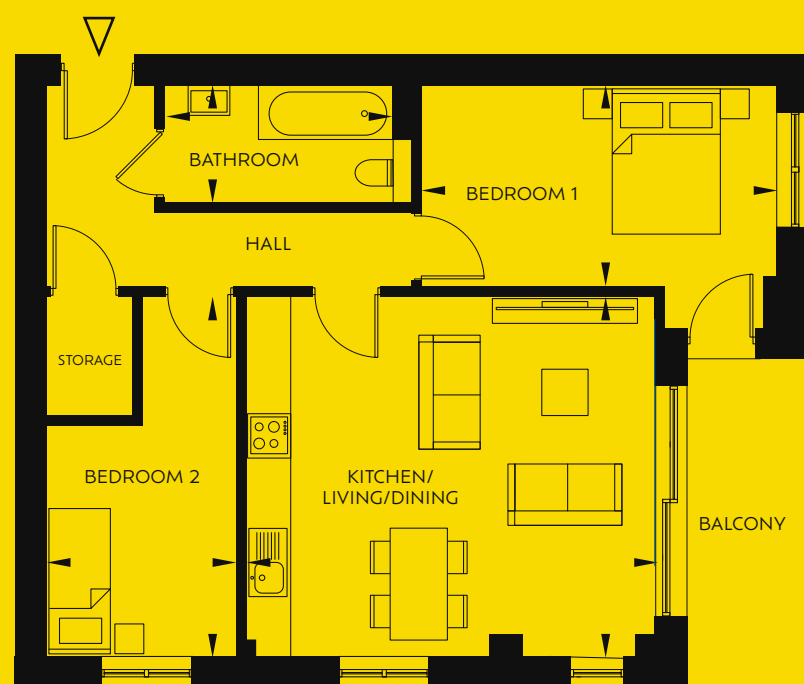


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PLOTS

5B, 7B & 8B

2 BED APARTMENTS



Total: 67.8 Sqm

Kitchen/Living/Dining: 5.4 x 4.8 m

Bedroom 1: 4.7 x 2.8 m

Bedroom 2: 2.5 x 4.8 m

Bathroom: 3.2 x 1.7 m

8th Floor: Plot 8B

7th Floor: Plot 7B

5th Floor: Plot 5B



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PLOTS

5D, 7D & 8D

2 BED APARTMENTS



Total: 67.8 Sqm

Kitchen/Living/Dining: 5.4 x 4.8 m

Bedroom 1: 4.7 x 2.8 m

Bedroom 2: 2.5 x 4.8 m

Bathroom: 3.2 x 1.7 m

8th Floor: Plot 8D

7th Floor: Plot 7D

5th Floor: Plot 5D



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QUALITY LIVING

Contemporary and comfortable, your new Vertex Edge Shared Ownership apartment combines a sleek exterior with stylish interior design and the highest standard of building techniques and materials. Quality is the hallmark of this crisp, modern development.

Every home offers open-plan living with individual heating control for each room, including under floor heating.

Each main bedroom has a TV point, and some have the advantage of an en-suite bathroom.

All homes are created in the style you love and in the location you want — with some Shared Ownership apartments even benefiting from a private balcony.



Kitchen

- › Fully fitted kitchen “Soho” range in midnight-blue or forest-green*
- › Under-cabinet lighting for wall units
- › White worktops and upstands
- › Bosch integrated fridge/freezer, integrated dishwasher, electric oven, microwave and hob

Bathroom

- › Bathrooms include a toilet and a bath with a shower over, while en-suites have a toilet and a shower only
- › Floor to ceiling wall tiles
- › Electric towel rail

Flooring

- › Underfloor heating throughout
- › Oak flooring to hallways, kitchen and living areas
- › Carpet to bedroom(s)

Other details

- › Video entry system
- › Washer/Dryer
- › LED downlights

*Please note that each Shared Ownership home will include either a 'midnight blue' or a 'forest green' kitchen from the Soho range – not a combination of both. Specifications may be subject to change due to our policy of continuous improvement and the finished product may vary from the information provided. All CGIs are for illustrative purposes only. For more information, please consult with the Sales and Marketing Team. All Shared Ownership homes are sold as seen.









Computer Generated Image. Please note: En-suite specifications and colours differ from the main bathroom and are not shown in CGI or in this brochure.

REGISTER TODAY

ABOUT US

PA Housing, owns more than 24,000 homes in London, Surrey and the Midlands. We specialise in providing Shared Ownership homes in London, Surrey and the Midlands.

PA Housing is committed to working together with our stakeholders to make a difference to our customers and communities. We are dedicated to finding innovative ways to involve our residents, while empowering our people to be unashamedly bold, doing whatever it takes to deliver more quality homes and services we can all be proud of.

Contact us

www.pahousing.co.uk/vertexedge
vertexedge@pahousing.co.uk



Am I Eligible?

Terms and conditions apply. Priority will go to applicants that live or work in Wandsworth.

A maximum household income £90,000 per annum applies and Local Authority income caps may also apply to some properties. Please speak to the Sales & Marketing Team for more information.

Your name, or the name of any joint applicant, must not be on the deeds of

another property (in the UK or abroad) at the point of exchange.

The percentage of the home you can purchase is linked to your income and is subject to a financial assessment by an independent Financial Adviser (IFA).

Disclaimer

The particulars within this document are for illustrative purposes and should be treated as guidance only. They cannot be relied upon as accurately describing any of the specified matters prescribed by any Order made under The Consumer Protection from Unfair Trading Regulations 2008. Nor do they constitute a contract, part of a contract, or warranty. A mortgage may be required. Service charges, rent and other costs may apply. Your home is at risk of repossession if you do not keep up repayments on a loan secured against it.

Service charges are applicable and are estimated for the first year. These charges are subject to annual increases.

As a Shared Owner, you are responsible for insuring the contents of your home.

Vertex Edge features a communal heating system, supplying heat and hot water to each home.

Each home has its own meter and will be billed separately for utilities for example but not limited to heat, hot water and electricity.

