



The Pocket-Pad Purchaser

'My Space-Saving Flat Also Saved Me £38k!'

Nona Ahamat, 27, a policy officer for a charity, has just moved into her first London home

Id been renting with friends for years and decided it was time to have my own space. That's when I heard about Pocket Living – a company who

build compact flats that maximise every inch of space to make them 20-25 per cent cheaper than an equivalent property in that area. I logged onto their website and found they were designed for first-time or single buyers who didn't have much cash – in other words, me!

So I went to look at one of the developments in Camden, north London. It was modern and the huge floor-to-ceiling windows made it feel spacious. The builders had used every bit of space with tricks like underfloor heating instead of radiators. The flats also had solar roof panels to save on energy bills, and they'd included kitchen appliances in the price.

I loved it, so put down a reservation fee of £500 while I sorted a mortgage. I found a tracker one, got help from family to get together a 10 per cent deposit, and my offer of £152k was accepted in January – costing me around £38k less than a studio anywhere else in the area.

I moved in last month and my mortgage costs £600 a month. I feel really fortunate to have come across this development during the credit crunch.

In the future when I sell up, it's part of the contract that I sell it to someone in a similar position on a low income. I like the fact I'll be able to help other people get on the housing ladder."

Become a pocket purchaser

Marc Vlessing, director of Pocket Living, has this advice:

■ Pocket pads are only available to anyone with a household income of less than £60,000 or to selected key workers.

■ See if you're eligible to buy at www.pocketliving.com or through Savills on 020 7409 8756.

■ Pocket living is due to expand to other cities in the UK over the next few years.



The modern block of flats where Nona lives