

A cyclist wearing a blue shirt, black shorts, a white helmet, and a large black backpack is riding a silver Trek bicycle. The cyclist is positioned in the lower half of the frame, moving from left to right. The background is a building with a wall of green square tiles. To the right, there are large windows with wooden frames. A black pole with a yellow light fixture is visible on the right side. The overall scene is outdoors on a paved sidewalk.

pocket

Mapleton Crescent SW18 Wandsworth

pocketliving.com/pocket

Starter homes for city makers

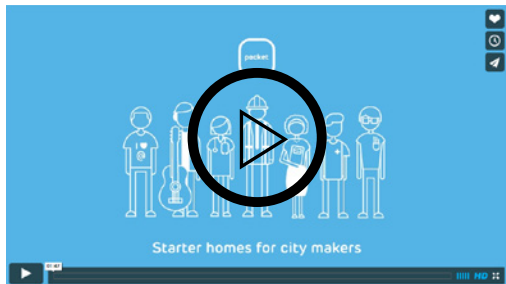
London's success depends on the middle income people who make it tick. Pocket Living helps these 'city makers' to own a home in London. Not just a share of a home, but 100% of their own apartment, in a building full of like-minded people.

Our Pocket homes are for people who are priced out of most private housing, and 'salaried out' of social housing. They work in the public and private sectors, they are singles and couples, they're young and not so young. All are determined to buy their own place.

Anyone who currently lives or works in Wandsworth, is not already a home-owner, and has a current household income below £66,000 can apply to buy a Pocket home at Mapleton Crescent SW18.

The Pocket story

Pocket Living is a private developer of affordable housing across London. We sell compact one bedroom Pocket apartments to 'city makers' – the middle income people who make London tick.



Find this short film in About Pocket on pocketliving.com

pocket living



Mapleton Crescent SW18

The building

Designed by architects Metropolitan Workshop, the slender 27-storey building has striking green glazed-terracotta tiles. Arranged around a unique triangular core, some of the homes overlook the gently flowing River Wandle while others offer panoramic views across London. There are 53 one bedroom Pocket homes on floors 1 to 11 (with 36 two and three bedroom open market Pocket Edition homes higher up).

Features

- An award-winning, unique architectural style
- Conveniently located in the middle of leafy Wandsworth, right behind the bustling Southside Shopping Centre
- Landscaped roof terrace on the 24th floor with uninterrupted views across London for all residents to enjoy
- Double height entrance lobby decorated with cool, triangular floor tiles with reception desk, parcel storage, comfortable seating area and workspace
- Indoor residents' lounge overlooking the River Wandle with WiFi enabled workspace
- Plenty of secure cycle storage for all who need it, as well as kit lockers and a bike repair station



Go to My Pocket

Mapleton Crescent SW18

The communal spaces

Mapleton Crescent SW18 has plenty of space to work, relax and securely park-up your two wheels. Whether it's overlooking the River Wandle in the residents' lounge or admiring the city skyline from up high on the 24th floor, every space has been designed to allow city makers to meet their friends or neighbours and enjoy the building's great location.



Mapleton Crescent SW18

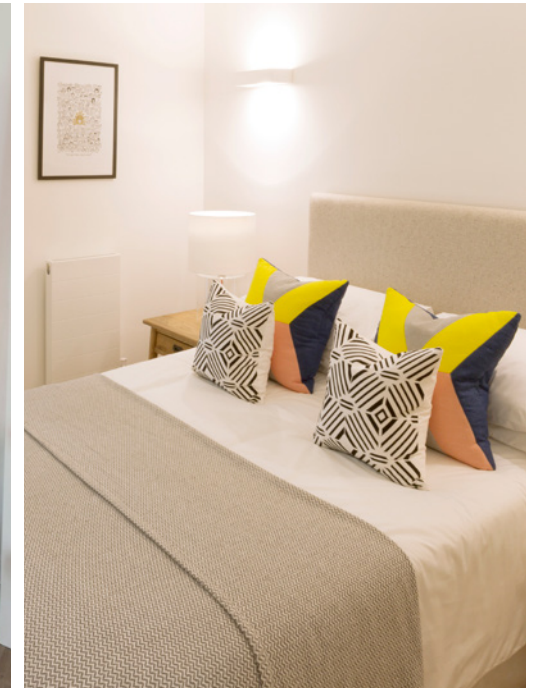
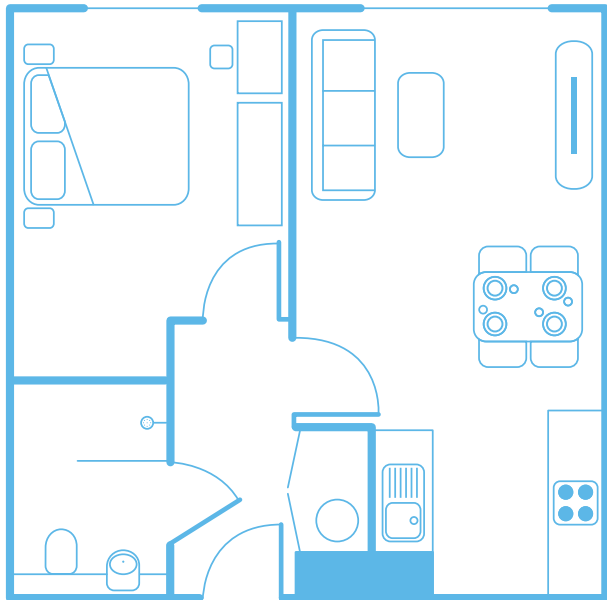
The homes

Each Pocket flat is built to our award-winning design specification, making the best use of all available space and incorporating features which perfectly fit the way London city makers live today.

Features:

- Big, floor to ceiling windows for loads of natural light
- Bags of storage space
- Integrated hob, oven and fridge with freezer compartment
- Wood-effect laminate flooring
- Sensible finishes and colours throughout
- Modern insulation to keep the heat in
- Well-designed lighting
- Low running costs

One bedroom floor plan: 38m² (409 sq ft)



These images are from another Pocket development. The homes at Mapleton Crescent SW18 may vary slightly and do not include the furniture shown here.

Mapleton Crescent SW18

The neighbourhood

Mapleton Crescent SW18 is in the heart of leafy Wandsworth. Unique boutiques, independent coffee shops, local butchers and cosy pubs sit alongside cinemas, supermarkets, chain restaurant favourites and gyms galore.

1. [The Dynamo](#)

This cyclist hangout is best known for its sourdough pizzas and great coffee. Serving up amazing breakfasts too, it's always packed with locals in lycra.

2. [The Putney Canteen](#)

Known for its generous portions and decent prices, this neighbourhood café has offers on throughout the week.

3. [Wandsworth Park](#)

This historic park is a great green space with a leafy promenade along the Thames loved by local fitness fiends and families alike.

4. [The Cat's Back](#)

This tiny Victorian pub, set back from the river, stocks a solid collection of beer with seasonal varieties on rotation. Complete with a roaring fire and leafy patio, it's a year-round favourite.

5. [Dutch Courage](#)

A fun and friendly neighbourhood bar with live music on the weekends.

6. [Aurienna Caribbean Cookhouse](#)

'Arrive hungry, leave happy'. Living up to its tagline, this authentic restaurant serves great food with a real slice of island hospitality.

7. [The Black Chapel](#)

Amazing vintage espresso bar, a paradise for die-hard coffee drinkers.

8. [Southside Shopping Centre](#)

A huge complex with cinemas, gyms and a great range of shops, cafés, restaurants and more.

9. [King George's Park](#)

This lovely park is right on the doorstep of Mapleton Crescent SW18. It has everything from pretty gardens and a lake to tennis courts and other sports facilities for hire.

10. [Café Fleur](#)

This independent café is a firm local favourite with their freshly made food and home-baked goods, organic coffee and friendly staff.

11. [Old York Road](#)

The Old York Road is home to independent boutiques, cute cafés and restaurants, handy shops and even a gallery. So whether it's great food, fresh produce, or a pint you're after, this pretty cobbled street has it all. We love local butchers Cleavers and florists Bramble and Willow. Our favourite food and drink spots are Indian street food restaurant Chit Chaat Chai, brunch spot Konnigans, dinky Australian café Brew and local pub The Alma.

12. [The Ship](#)

A well-known spot in south west London for a tippie or ten. They also serve up great food!

 Google View



Exploring the area

Mapleton Crescent SW18 is located in leafy Wandsworth, beside the River Wandle and a short walk from the River Thames. There are a whole host of lovely pubs, dinner spots, shops, cinemas and sports facilities right on the doorstep. Just a short walk from local train and tube stations, Mapleton Crescent SW18 has great connections into central London and out to the Surrey Hills.



Getting out and about

Note: Travel times calculated via TfL and Google maps



Train

Mapleton Crescent SW18 is less than 10 minutes walk from Wandsworth Town Station, from here you can be in:

- Clapham Junction in 3 minutes
- Waterloo in 14 minutes
- Richmond in 14 minutes
- Twickenham in 18 minutes



Tube

East Putney Underground Station is a 14 minute walk away, where you can jump on the District Line. Be in:

- Parson's Green in 4 minutes
- Earl's Court in 10 minutes
- Paddington in 21 minutes
- Embankment in 26 minutes



Bus

Wandsworth is well-connected by bus and from the nearby bus routes you can be in Clapham Junction in 15 minutes, Wimbledon in 20 minutes and Tooting Broadway in 30 minutes:

- 337 or 37 to Clapham Junction Station
- 44 or 270 to Earlsfield Station
- 44 or 270 to Tooting Broadway Station



On your bike

Mapleton Crescent SW18 has good links to London's growing network of safe cycling routes:

- Putney High Street in 10 minutes
- Clapham Junction in 10 minutes
- Parsons Green in 14 minutes
- Hammersmith in 25 minutes
- Victoria in 30 minutes





Mapleton Crescent SW18

11 Mapleton Crescent, London SW18 4GY

 [Go to My Pocket](#)

How to book a viewing:

1. Create an account in 'My Pocket'
2. Activate your email link – check your junk folder!
3. Get an affordability assessment with Censeo to check you can afford a home at the development where you want to buy
4. Make sure that the postcodes you entered for where you live or work are in Wandsworth so you are eligible for the development

You will now be able to book viewings in 'My Pocket'.

Important notice


While these particulars and plans are prepared with all due care for the convenience of intending purchasers, the information contained herein is a preliminary guide only. Neither the vendors, nor their agents or any person in their employ has any authority to make or give representation, warranty or guarantee (whether oral or written) in respect of, or in relation to, the development of any part thereof. The computer generated images are created from plan and are indicative only of how the completed buildings will appear. Elevational treatments, doors and windows may differ from that indicated on the plan or the computer generated image. The properties are sold unfurnished. Pocket employs a policy of continuous improvement and it reserves the right to alter or amend the specification as necessary and without prior notice. Mapleton Crescent SW18 is a marketing name only. Prices, ground rent and estimated service charges are subject to contract.



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