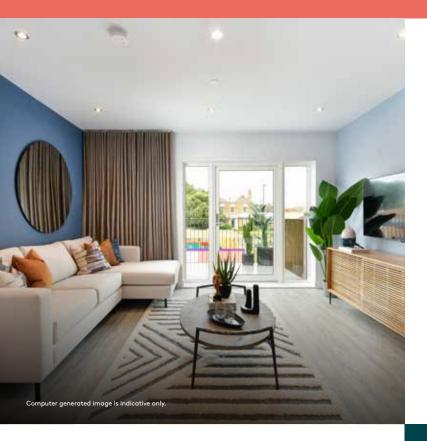


WEST LONDON TW3

A THRIVING INVESTMENT OPPORTUNITY



Lampton Parkside is an inspiring new collection of studio, 1, 2 and 3 bedroom apartments, duplexes and 3 bedroom houses, next to 40 acres of parkland. It is a superb opportunity to invest in West London, in a location that offers better value than other more well-known post codes, high demand, and impressive forecasts for growth.

Hounslow is a flourishing area, with a strong local economy and major investment and development creating an even more dynamic future. The borough has one of the largest and fastest growing economies in London, with the highest concentration of media and broadcasting jobs, and second highest concentration of ICT and digital jobs.

Redevelopment plans include a new eco-friendly civic centre, and improvements to public spaces and the town centre. Hounslow was also awarded Creative Enterprise Zone funding from The Mayor of London for its proposals to boost the creative industries in the area.













WHY INVEST NOW

PRICE GROWTH FIVE-YEAR FORECAST (2021–2025) FOR HOUNSLOW IS

22%*

RENTAL GROWTH FIVE-YEAR FORECAST (2021–2025) FOR HOUNSLOW IS

16%*

AVERAGE RENT IN HOUNSLOW: £1,500 AVERAGE YIELD:

3.8%

FANTASTIC REASONS TO INVEST AT LAMPTON PARKSIDE

With a wide range of properties, excellent transport connections, access to good schools and top universities, and within walking distance of numerous amenities and leisure facilities, Lampton Parkside is the ideal choice for your next investment.

FOUR MINUTES' WALK TO THE NEAREST **TUBE STATION**



27-MINUTE **JOURNEY TIME TO ZONE 1**



HOUSE PRICES GROW AN ADDITIONAL 2% PER ANNUM FOR HOMES CLOSE TO THE **PICCADILLY LINE***

CROSSRAIL IS COMING TO HEATHROW, INCREASING **CAPACITY AND REDUCING JOURNEY TIMES FROM WEST** LONDON INTO CENTRAL LONDON AND THE CITY

40 ACRES OF GREEN SPACE AND PARKLAND ON THE DOORSTEP

CLOSE TO LOCAL SHOPS AND RESTAURANTS



WESTFIELD SHOPPING CENTRE ONLY 20 MINUTES AWAY

FOUR MINUTES' WALK TO LAMPTON PARK **PRESCHOOL**



FIVE UNIVERSITIES WITHIN FIVE MILES OF **LAMPTON PARKSIDE**

NINE SCHOOLS WITHIN A 2.2-MILE RADIUS OF LAMPTON PARKSIDE WITH AN OUTSTANDING **OFSTED RATING**



FIRST CLASS EDUCATION

There is an impressive choice of primary schools in the local area

Alexandra Primary School

Wellington Primary School

The Blue School Church of England Primary School OFSTED: Outstanding

TENANT DEMOGRAPHICS

Half of the renters that were surveyed (49%) currently in the market say that lockdown has had an impact on what they're looking for.

The five things it has impacted most are:



Wanting a bigger garden or at least access to one



Wanting to live in a bigger home



Wanting to live in a pet-friendly home



Wanting to live closer to parks and greens spaces



Wanting access to a parking space or a garage

All of which can be found Lampton Parkside.

A UNIQUE COLLABORATION BETWEEN





