

Telford Homes and Catalyst partner for major West London development

Catalyst and Telford Homes have announced their new partnership for the Capital Interchange Way development in Brentford, West London. The project has planning permission to deliver 420 new homes, 209 of which will be for affordable rent or shared ownership.

Telford Homes will now work alongside Catalyst to oversee the delivery of this new project, which will also include up to 45,000 sq. ft of commercial and retail space, as well as new public realm along Capital Interchange Way. As part of the new partnership, the 209 new homes that had been proposed as market sale will now be 'Build-to-Rent'. The partnership will look to make amendments to the approved scheme, specifically at the provision of new amenity spaces as well as maximising communal spaces

Once complete, the new Capital Interchange Way development will integrate seamlessly with the ongoing regeneration of Brentford, particularly the new Brentford Community Stadium which is just a few minutes' walk away from the scheme, and home to Brentford Football Club and London Irish RFC. The new neighbourhood is just a short distance away from the UNESCO World Heritage listed Royal Botanic Gardens, boutique shopping at Kew Village and Chiswick, and the headquarters of major businesses along the Golden Mile. Excellent rail and road links also put the rest of London within easy reach, including direct trains to London Waterloo, Richmond and Stratford from nearby Kew Bridge and Gunnersbury stations, bringing new residents and visitors to the area. A new transport interchange will also provide direct connections to the upcoming Crossrail and HS2 services.

Philip Jenkins, Group Development Director at Catalyst, said: *"We're thrilled to be entering this new partnership with Telford Homes which will see us deliver hundreds of much needed and high-quality new homes, half of which will be affordable, as well as commercial and retail space, and an attractive new public realm.*

"Catalyst has a long history of creating great places to live, both in projects led by us and in partnership with other like-minded organisations. This is our first project with Telford Homes, and I look forward to working with them on this impressive scheme in a great location. Together, we are keen to start building this new neighbourhood and I look forward to being able to welcome our first customers to their new homes."

Jerome Geoghegan, Group Land & Planning Director at Telford Homes, comments: *"We are delighted to be working with Catalyst Housing and to have exchanged contracts on this significant site in Brentford. Home to an abundance of shops, cafes, and restaurants; a world-class sports stadium; a UNESCO World Heritage site; a prime business district and excellent transport connections, Brentford is fast becoming the ideal place for new residents and visitors to live, work and enjoy. With rental demand already outstripping supply, this acquisition represents a significant growth opportunity as we continue to expand our build to rent pipeline. We believe this opportunity has all of the characteristics to enable Telford Homes to deliver a best-in-class product in Brentford."*

Redrow had previously been Catalyst's partner on the project and achieved planning permission and prepared the site for construction works. However, as part of Redrow's decision to exit the London residential market, the housebuilder decided to withdraw from the development. Since then, Redrow has helped secure a new partner on the scheme and now that Telford Homes is involved, they will be stepping away from the project.

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NOTES TO EDITORS

More information on Catalyst

Catalyst is one of the leading housing associations in London and the South East, managing nearly 37,000 rented and shared ownership homes.

We are experts in placemaking and developing tenure-blind neighbourhoods, with an approach to creative design, effective urban planning and high-quality development that is underpinned by our long-term interest in our neighbourhoods. By adopting a stewardship role, we ensure that the places we help to create are well maintained, look great and remain desirable places to live. A prime example of Catalyst's work is our flagship regeneration project in North Kensington, Portobello Square.

Catalyst Communities, our social and economic investment arm, helps our communities grow with bespoke neighbourhood strategies that help deliver initiatives such as youth mentoring projects, after school homework programmes, exercise classes and much more. We also deliver an individual offer to our most vulnerable residents, with services such as financial inclusion courses to help people with their money; parenting support classes for young families and employment courses for those out of work.

About Telford Homes:

Telford Homes is a leading London-focused residential and mixed-use property developer, that specialises in creating, designing, and building innovative landmark developments in some of the most desirable and sought-after locations in the capital.

The emphasis of a Telford Homes project is always focused foremost upon quality, great connections, and exclusivity. With wellbeing a core part of their vision to develop the homes and create the places that London needs.

Telford Homes recognise that good urban planning and high-quality infrastructure can help counter the often-negative health implications of city living – and aim to drive this through their Building a Living Legacy strategy and commitment to quality placemaking.



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