

About Clarence Avenue

44 Clarence Avenue is a purpose built extra care housing scheme on the edge of the Clapham Park estate. The 50 one and two bedroom flats, arranged over 5 floors, are all designed to the most recent extra care housing design standards and are all wheelchair accessible with walk in showers/wet rooms.

There is a spacious residents lounge and dining room overlooking an enclosed garden, along with a healthy living café, hairdressing salon and two laundry rooms. There is a visitor suite which can be booked by tenants for overnight guests.

The core service provider is Sanctuary Home care providing a 24 hour care and support team available to all tenants. . An internal call alarm system (pull cords and pendants) ensures all tenants can contact the care team in the case of an emergency.. Tenants may choose to have additional care either from the core provider or an alternative source in line with Self- Directed Support.

The landlord is Metropolitan Housing Trust

The weekly charges are:

Rent 1 bedroom- £131.94
Rent 2 bedrooms- £145.80
Service charge for 1 bedroom- £56.76
Service charge for 2 bedroom- £66.47
Water Charge for 1 bedroom- £4.10
Water charge for 2 bedrooms- £5.50
Heating charge for 1 bedroom- £6.74
Heating charge for 2 bedrooms- £7.33
Supporting People Charge £13.62

Individual care charges may apply Tenants will also be liable to pay Council tax.

How To Apply

You should be over 65 years of age, be in need or in receipt of social care and benefit from living in an extra care environment.

If you are interested in moving to extra care housing speak with your Social Worker or Care Manager.



Extra care housing in Lambeth.

44 Clarence Avenue
Clapham Common, London
SW4 8LF





About This Scheme

- Owned by Clapham Park Homes
- 51 one and two bedroom flats, most with balconies
- One 3-bedroom flat
- All flats fully wheelchair accessible
- Mixed clientele- Older People, Learning Disabled adults and younger disabled residents lounge
- Dining room & Healthy living cafe
- On site older people's day centre (for qualifying clients)

Whats in the area?

44 Clarence Avenue is located on a quiet street on the edge of the Clapham Park Estate.

Clapham Town Centre is easily accessible by bus and includes post office, Sainsbury's, Tesco's and a range of other shops close to Clapham Town Centre.

Local Transport

Bus route 137 stops on Kings Avenue approximately 100 metres from the scheme and runs between Streatham and Clapham (to Northern line) and on Chelsea and the west end. There is some underground car parking available to rent at the scheme and free storage and charging to mobility scooters.

