

# ASCALON STREET, WANDSWORTH

**Client:**  
Threshold Housing  
Association

**Homes created:**  
30 x 1 bed flats

**Contract value:**  
£3 million



## Key features:

- ✓ Modern Methods of Construction.

## Project Details:

This project has been deemed a flagship development for the client and will provide the design and construction of 30 x 1 bedroom, 2 person flats for Shared Ownership.

The scheme comprises a traditional "faced" brick structure to the first floor level and is then followed by a further three floors in an MMC Pace timber frame built off a pre-cast concrete deck. During initial design team meetings, the possibilities of making the whole structure timber frame were ruled out by the restrictions and aspect of the long and narrow site.

## Challenges and Solutions:

The building is only 3-4 metres from the main Eurostar track into Waterloo Station and great attention has been paid to sound attenuation. Following a sound test it was identified that the building fabric needed to be capable of reducing sound levels within the living areas from 65 decibels to 35 decibels. This was achieved through the use of:

- Thicker glass
- Increased insulation
- Brick façade facing the railway.

The proximity of the track has meant that CHIP have worked in Partnership with Network Rail.



## Project Team:

**Architect**  
Churchill Hui

**Engineer**  
Copp Wilson Pettitt Moore

**Employers Agent**  
Airey Miller

**Specialist**  
Pace - Timber Frames

**Threshold<sup>™</sup>**  
Housing

**CHIP**  
Croudace Homes  
in Partnership

# ASCALON STREET, WANDSWORTH



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