

Affordable Rent

Our aim is to deliver affordable, beautiful, and sustainable homes through collaboration with the public and private sectors, funded through partnerships with institutional investors. We are committed to delivering affordable homes without tax funded Social Housing Grant, achieving this through a combination of:

- Innovative finance (with development costs spread over 50 years of ownership)
- Efficient, value managed design
- Our 'not-for-profit' charitable status
- Expert management & effective procurement.

The above factors feed into our design ethos through:

- Best value, whole life costs and energy infrastructure, which optimises the advantages of long-term ownership and investment
- Using our not-for-profit status to save up to 15% of costs to mitigate industry wide procurement and value management challenges including inflation and energy costs.

We will support Modern Methods of Construction (MMC) to add value through volume, standardisation, and process-led design through public/private partnerships, and an industry-wide commitment to investment in mechanisation and supply chain efficiencies.



Our design philosophy plays an important part in delivering affordability for our residents. In addition to our low rent policy, we will:

- Invest in site-generated electricity and storage, enabling much lower energy bills and pathways to zero carbon performance
- Provide excellent public realm providing high quality spaces with low maintenance /service charge costs
- Provide Easy access to public transport networks
- Plan for EV car clubs
- Provide accommodation for community/social enterprises for low-cost services to residents