

# Waddon Housing Area Guide

## About the area

- Located in the South of the borough
- Only 2km from Croydon town centre
- A mixed area of owner occupiers, leaseholders and council tenants. There are also some Housing Association properties
- Many of the Council owned properties are blocks of flats



## About the properties

- Central heating and double glazing in most properties, all properties will soon benefit from these features. Residents parking in many of the blocks of flats. Permit parking and pay and display is operating on some of the roads in the area.
- Average rent for a 2 bedroom property is £86.00 per week.

Approximate measurements for a typical two bedroom flat:

**Living room:** 15 sq. metres/ 135 sq. feet

**Bedroom one:** 16 sq. metres/ 144 sq. feet

**Bedroom two:** 9 sq. metres/ 81 sq. feet

**Kitchen:** 9.5 sq. metres/ 85 sq. feet

**Bathroom:** 5 sq. metres/ 45 sq. feet

## Transport

**Buses:** routes 119, 154, 157, 289, 407, 410 and 455. A bus journey to Croydon Town centre will take approx. 15 minutes.

**Trains:** from Waddon Station go to: London Bridge, Victoria, Charring Cross, East Croydon, Sutton, Epsom Downs and Horsham.

**Trams:** frequent service to central Croydon, journey 10 minutes

**Further Travel information:** Transport for London  
[www.londontransport.co.uk](http://www.londontransport.co.uk) telephone 020 7222 1234

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## Local services

- Good local services including: a community beat Police Officer, two post offices, recycling banks for glass, paper, books, textiles and cans. Local Councillors hold surgeries at St. George's Church, Barrow Road.
- Churches for a wide range of denominations.
- Four GP surgeries and a health clinic, plus local chemists, dentists and optician.
- South District Housing Office: Taberner House, Croydon CR9 1DH; Tel: 020 8726 6100 e-mail: [housing@croydon.gov.uk](mailto:housing@croydon.gov.uk).
- Social Services Offices also based in Taberner House
- Neighbourhood Wardens email. [housing@croydon.gov.uk](mailto:housing@croydon.gov.uk)

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## Shops

- Wide variety of shops in Croydon town centre - Whitgift & Drummond Centres & Surrey Street Market.
- Tesco's Superstore in Purley approx. 1km, Sainsbury's in Central Croydon approx. 2km
- Valley Park Retail Complex is approx. half a km away and has an IKEA and B&Q, Boots,

Waddon Road



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## Leisure facilities

- Purley Pools and Fitness Centre, High Street, Purley: Has both a swimming pool and a learning pool, a gym and weights room. There are facilities for people with disabilities.
- Central Library at the Clock Tower in Croydon: free Internet access, music & video library and a Childrens library which includes storytime & a home work club.
- Parks & open spaces: Waddon Ponds—which is home to a large number of water fowl, Duppas Hill recreation ground & multi-games park, Purley Way playing fields. St Georges Church Community Hall offers: Mother & Toddlers group, family group, youth Centre and other social activities.

Duppas Hill Recreation Ground



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## Schools

### Nursery and Primary

Waddon Infant & Junior	Tel: 020 8688 9983
Duppas Infant & Junior	Tel: 020 8688 4975
Howard Primary School	Tel: 020 8688 4216
Parish Church CE Infant & Junior	Tel: 020 8688 5764

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### Secondary

Harris Academy- Purley. Tel: 020 8681 1141  
St Andrew's CE School. Tel: 020 8686 8306

Duppas Primary School



**For more information about schools  
Look at our web site**

**<http://www.croydon.gov.uk/education/>**

**Alternatively you can contact the  
Education Dept on: 020 0726 6400**

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## Resident Involvement

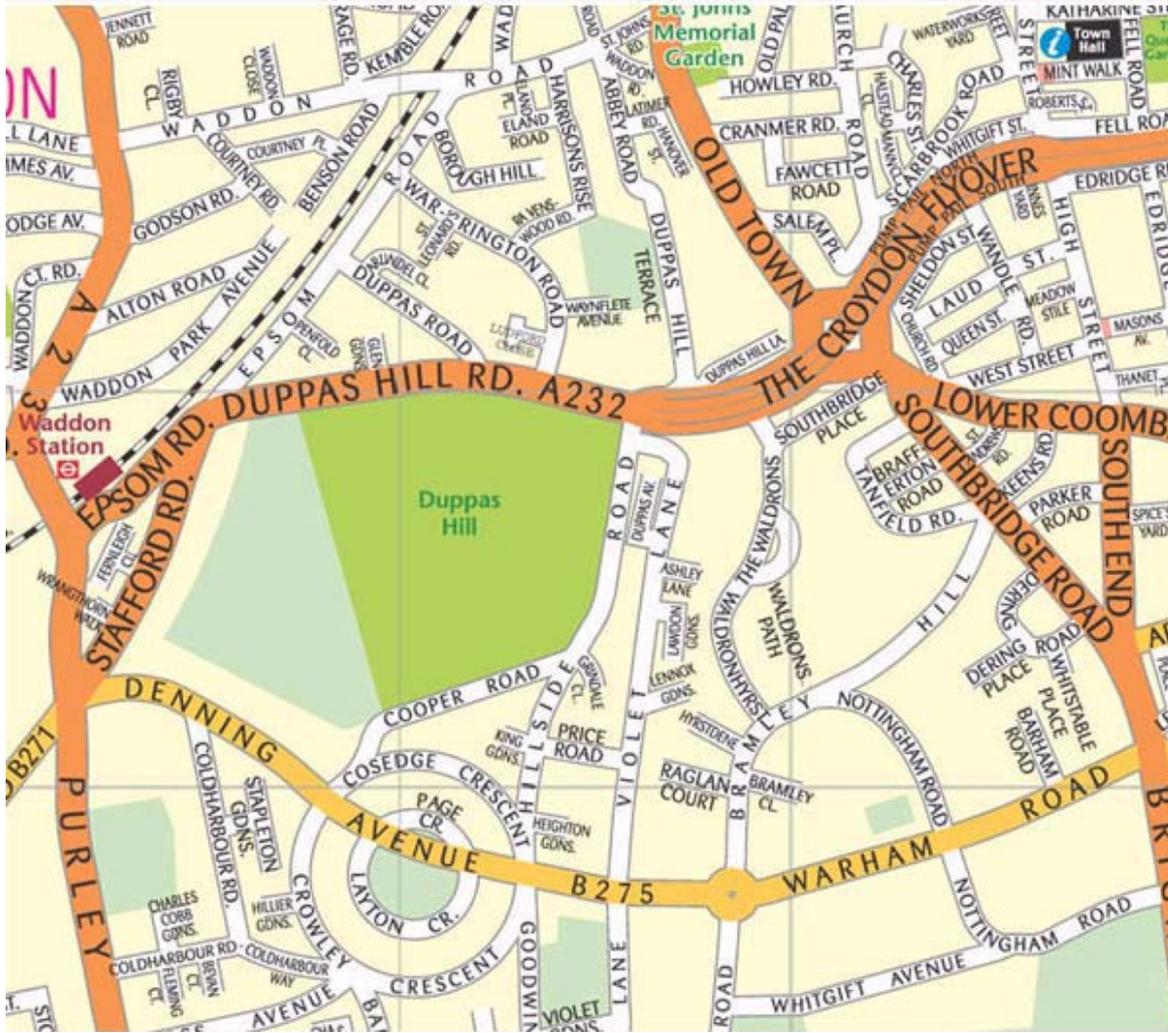
- Waddon Residents Association is very active in helping organise community events such as the Waddon annual festival, local carnival, trips for local residents and children and fundraising activities. They are also part of the local drama group.
- Waddon & Old Town Customer Panel have regular meetings with residents to discuss local issues.

**For more information contact the Resident  
Participation Officer at South Central District  
Housing Office. Tel: 020 8726 6100**

**or Email: [housing@croydon.gov.uk](mailto:housing@croydon.gov.uk).**



## Map of the area



This publication is available in Braille, large print, audio-tape and in other languages. For more information please contact:

**Access Croydon**  
**Taberner House**  
**Park Lane Croydon**  
**CR0 1DH**

**Telephone: 0208 726 6100**

**E mail: [housing@croydon.gov.uk](mailto:housing@croydon.gov.uk)**

**Website: [www.croydon.gov.uk](http://www.croydon.gov.uk)**

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If you have identified any changes from the information given in this publication please accept our apologies and notify us of the changes on the above contact details.

Individual properties may vary. If you are made an offer of accommodation, specific property details will be provided.