



Gordian Apartments, Greenwich, London, SE10

£625,000 -£650,000 *Leasehold*

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Positioned on the sixth floor of the sought-after Enderby Wharf development, this beautifully presented apartment offers 781 sq. ft. of well-designed living space, two private balconies, a secure underground parking space, and the added benefit of no onward chain. Stylish and practical in equal measure, it presents an excellent opportunity to secure a contemporary riverside home.

KEY FEATURES

- Sixth-floor apartment
- Enderby Wharf development
- 781 sq. ft.
- Two balconies
- River Thames views
- Views to Cutty Sark & Naval College
- Underground Parking Space



Greenwich

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The apartment comprises two spacious double bedrooms, both featuring built-in wardrobes, alongside two sleek, modern bathrooms, including an en suite to the principal bedroom. The open-plan living area is bright and inviting, enhanced by floor-to-ceiling windows that flood the space with natural light. From the reception room and principal balcony, enjoy stunning up-river views towards the Old Royal Naval College and the iconic Cutty Sark - a truly special outlook that sets this home apart. A contemporary kitchen sits at the heart of the home, complete with quartz worktops, integrated appliances including a wine cooler and dishwasher, and refined, high-quality finishes throughout.

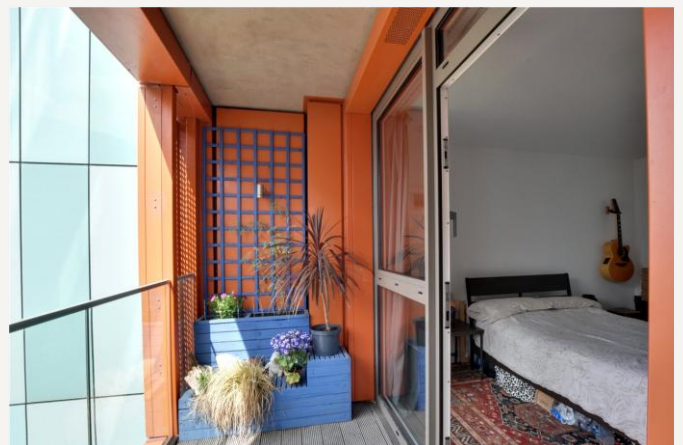
Practicality is equally well considered, with excellent storage and two balconies providing ideal spots to relax or entertain while enjoying the riverside setting.

Residents benefit from a range of on-site amenities, including a gym, concierge service, landscaped communal gardens, and direct access to the Thames Path - perfect for walking, running, or simply unwinding by the water.

Transport connections are superb. North Greenwich Underground Station (Jubilee Line) is within easy reach, offering swift access to Canary Wharf, London Bridge, and the West End. Maze Hill Station and Cutty Sark DLR provide additional rail options, while the Thames Clipper River Bus from Greenwich Peninsula Pier offers a scenic and convenient route into central London. For drivers, the A102 and A206 are close by.

The surrounding area offers a vibrant mix of leisure and dining options. Enjoy riverside drinks at Enderby House, dine at the historic Trafalgar Tavern, or explore the restaurants along Greenwich High Street. Royal Greenwich Park and Greenwich Market are also nearby, while The O2 provides world-class entertainment, dining, and shopping just a short distance away.

This is a rare chance to acquire a well-appointed riverside apartment combining striking views, modern design, and excellent connectivity - all offered with no onward chain.



MATERIAL INFORMATION

Tenure: Leasehold
Term: 989 years
Service Charge: £3300 per annum
Ground Rent: tbc
Council Tax Band: D
EPC rating: B
Is the property listed: Property is not listed

Utilities:
Electricity supply: MAINS
Sewerage supply: MAINS
Water supply: MAINS
Mobile signal: GOOD

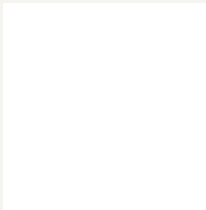
Rights & Easements:
Does the property have any easements: Property does not have easements
Does the property have public rights of way: Property does not have public rights of way across the property
Does the property have restrictions: Property does not have restrictions

Flooding:
Has the property flooded in the last 5 years: Property has not flooded in the last five years
Last flood date:
Does the property have flood defences: Property does not have flood defences



Score	Energy rating	Current	Potential
92+	A		
81-91	B	85 B	85 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

For more information, scan the QR code or visit the link below



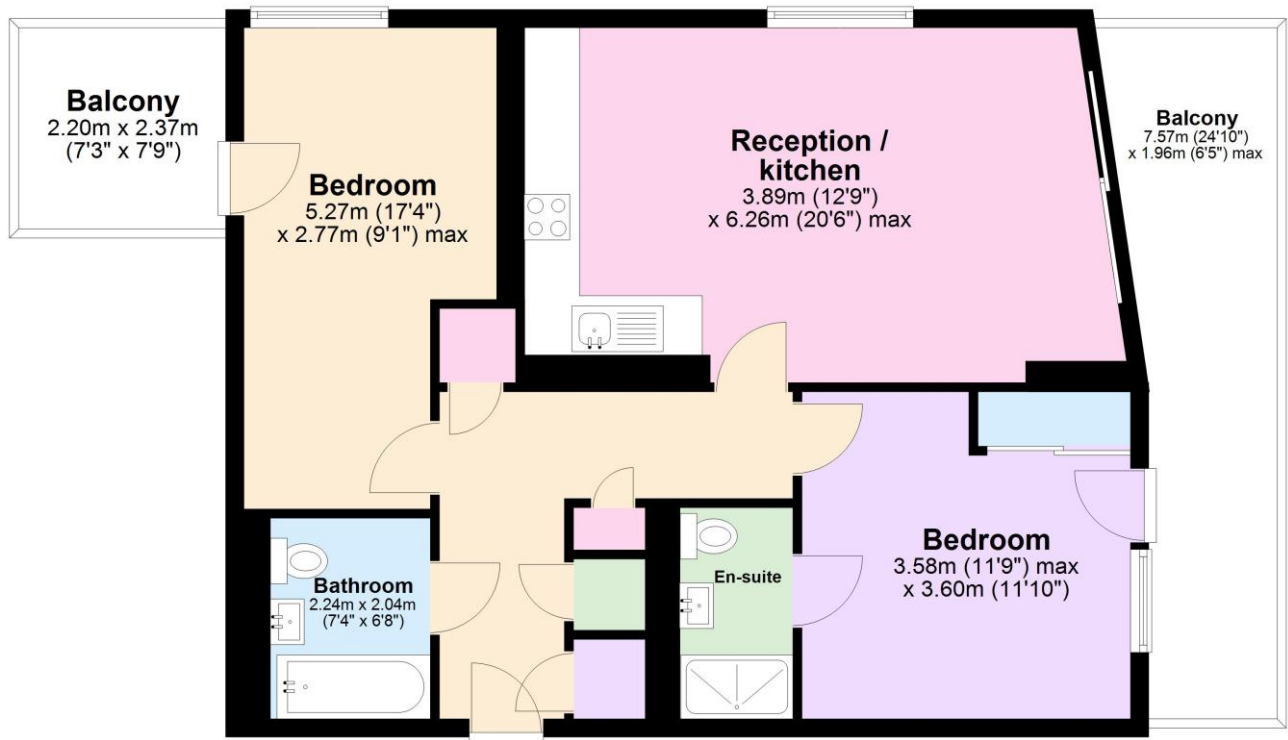
<https://www.winkworth.co.uk/sale/property/GRE260122>

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.



Fifth Floor

Approx. 72.5 sq. metres (780.0 sq. feet)
(excluding Balcony, Balcony)



Total area: approx. 72.5 sq. metres (780.0 sq. feet)

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