



Chandlers Avenue, Greenwich, London, SE10

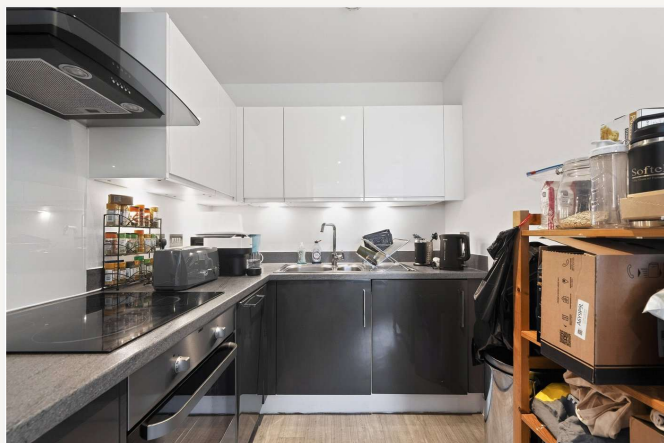
£340,000 *Leasehold*



This beautifully presented one-bedroom apartment, situated on the 8th floor, offers circa 554 sq ft of contemporary living space in immaculate condition throughout. Perfectly positioned on the North Greenwich Peninsula, the property is moments from leafy green spaces and the Jubilee Line. EWS1 compliant.

KEY FEATURES

- 1-bedroom, 8th-floor apartment, 554 sq ft
- Immaculate throughout, ready to move in
- 21 ft open-plan kitchen/living room
- Large balcony with garden views
- Double bedroom and modern bathroom
- Ample entrance hallway storage
- North Greenwich Peninsula location



Greenwich

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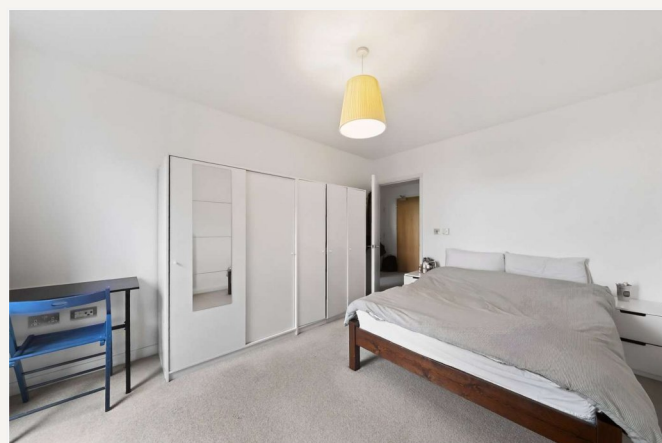


The accommodation comprises a bright and spacious 21 ft open-plan kitchen and living area, complete with fitted appliances and direct access to a large balcony overlooking the communal gardens. There is a generous double bedroom, a stylish family bathroom, and excellent storage off the entrance hallway.

Currently held as a shared ownership, the property will be staircased to 100 % ownership upon completion, making it an ideal long-term investment or first home.

Chandlers Avenue enjoys a prime location on the North Greenwich Peninsula, close to the river, the Emirates Air Line cable car, and the iconic O2 Arena, a world-class entertainment venue. The Jubilee Line extension is a short walk away, while Charlton Retail Park, featuring IKEA, Marks & Spencer, and Sainsbury's, is easily accessible.

Outdoor enthusiasts will enjoy The Tide, the newly landscaped Thames riverside park, running and cycling paths, and the peninsula's numerous green spaces, including Central Park and the Ecology Park. The historic town of Greenwich, a UNESCO World Heritage Site, is also nearby, along with the Royal Park, Greenwich Observatory, the National Maritime Museum, and the Cutty Sark.



MATERIAL INFORMATION

Tenure: Leasehold
Term: tbc
Service Charge: £3480 per annum
Ground Rent: tbc
Council Tax Band: B
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	82 B	82 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



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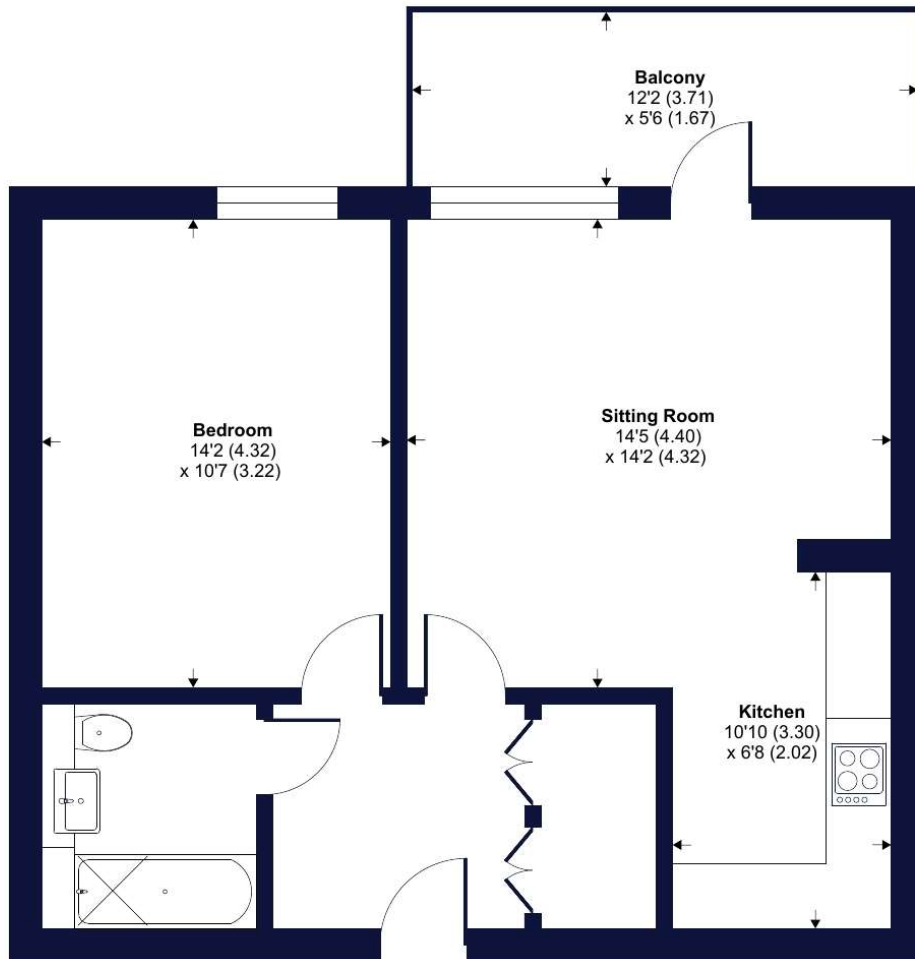
Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.



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Approximate Area = 554 sq ft / 51.4 sq m

For identification only - Not to scale



EIGHTH FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Winkworth. REF: 1434386

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