



**THE CRESCENT, GREENWICH, LONDON, SE8  
£360,000 LEASEHOLD**

**A BEAUTIFULLY PRESENTED ONE BEDROOM  
APARTMENT, THAT MEASURES CIRCA 530 SQUARE  
FOOT, THAT FEATURES GREAT VIEWS ACROSS  
LONDON AND LOCATED MOMENTS FROM DEPTFORD  
BRIDGE DLR. EWS1 COMPLIANT!**

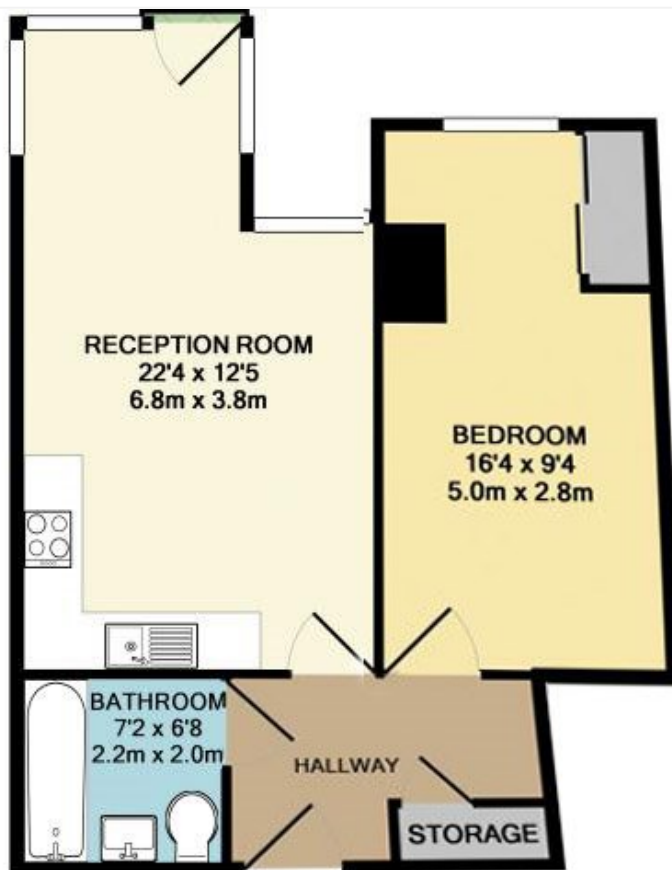
**Greenwich | 02030533033 | [greenwich@winkworth.co.uk](mailto:greenwich@winkworth.co.uk)**

## DESCRIPTION:

A beautifully presented one bedroom apartment, that measures circa 530 square foot, that features great views across London and located moments from Deptford Bridge DLR. EWS1 compliant!

In perfect order throughout the property comprises of a super 22 ft kitchen reception that features the aforementioned views. Fitted appliances include a dishwasher, fridge freezer, oven/hob and microwave. There is a good sized double bedroom. with fitted wardrobes and a lovely family bathroom. Found on the 5th floor (with lift) the property also benefits from ample storage, concierge service and a communal roof terrace. Also offered chain free!

The Crescent is really well located just on the cusp of Deptford and Greenwich, with Deptford Bridge DLR just a few minutes walk away. Both town centres are close by, giving an excellent array of shops and restaurant. Greenwich Royal Park and Brookmill Park are also close by. In a recent survey, Deptford High Street was voted one of the countries best High Streets by Timeout magazine.



TOTAL APPROX. FLOOR AREA 530 SQ.FT. (49.2 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92) <b>A</b>		
(81-91) <b>B</b>	86	86
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	