



Dundas Court, Greenwich, London, SE10

£650,000 *Leasehold*



A fabulous two-bedroom apartment located on the 9th floor of the supremely popular New Capital Quay riverside development, offering direct river views and an impressive 896 sq ft of well-presented living space.

KEY FEATURES

- 9th floor apartment in sought-after New Capital Quay
- Direct River Thames views towards Canary Wharf
- Spacious 896 sq ft of living space
- Bright 21ft open-plan living/kitchen area
- Private balcony across the reception room
- Two double bedrooms with fitted wardrobes
- En-suite to principal bedroom



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The apartment is in excellent condition throughout and comprises a generous entrance hallway with a useful utility cupboard, leading through to a superb and bright 21ft reception room with an attractive open-plan kitchen area. The kitchen is well-equipped with ample storage, a breakfast bar and integrated white goods, creating a highly sociable living and entertaining space.

The reception room opens onto a private balcony/terrace that stretches the full width of the living area. From here there are wonderful views across the River Thames towards Canary Wharf, as well as outlooks across Greenwich.

Accommodation further comprises two well-proportioned double bedrooms, both benefiting from fitted wardrobes, a modern family bathroom and an en-suite to the principal bedroom.

Additional benefits include video entry and a 24-hour concierge service.

New Capital Quay sits adjacent to the river and Thames Path and is just moments from the UNESCO World Heritage Site of historic Greenwich town centre, with its fantastic selection of boutique shops, restaurants and the vibrant market. Transport options are excellent, including mainline rail, DLR and riverboat services.

Greenwich Royal Park, along with the Royal Observatory, National Maritime Museum and the Cutty Sark, are all close by. The development also hugely benefits from a large Waitrose supermarket located on site.



MATERIAL INFORMATION

Tenure: Leasehold

Term: 986 years

Service Charge: £5000 per annum

Ground Rent: £ 350 Annually (subject to increase)

Council Tax Band:

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:

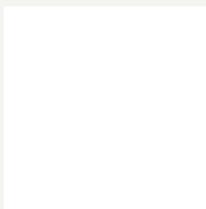
Does the property have flood defences: Property does not have flood defences



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



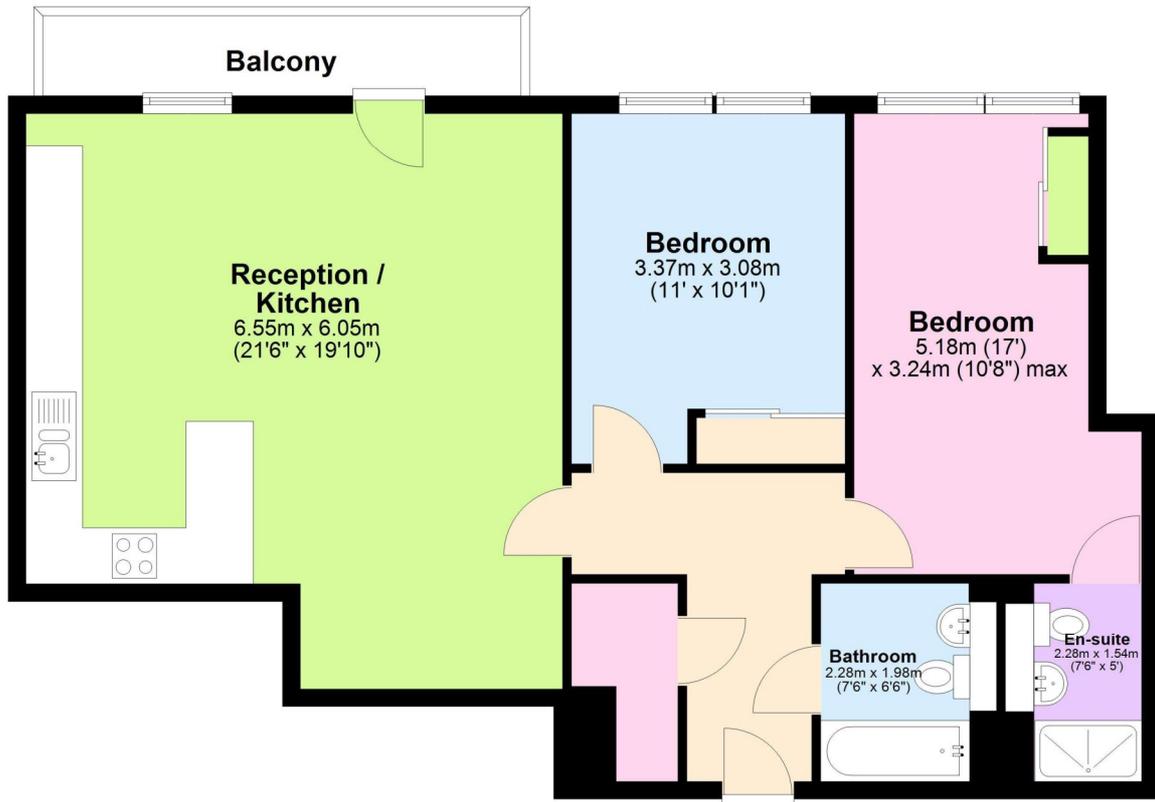
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Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.



Ninth Floor

Approx. 83.3 sq. metres (896.5 sq. feet)



Total area: approx. 83.3 sq. metres (896.5 sq. feet)

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