



Henry Hudson Apartments, Greenwich, London, SE10

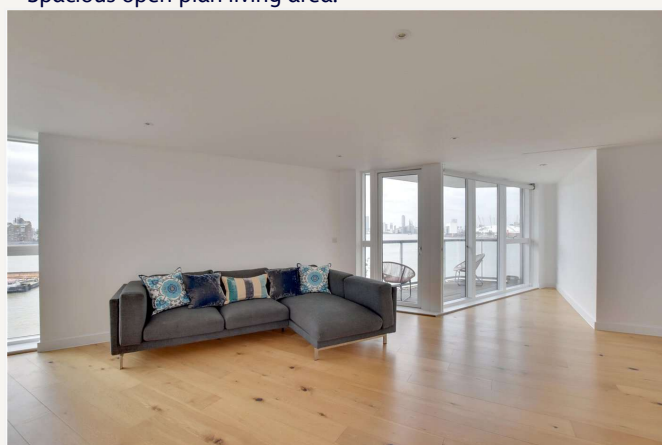
Guide Price £900,000-£950,000 *Leasehold*

3  1  2 

An outstanding three-bedroom, fifth-floor riverside apartment extending to an impressive 1,312 sq ft, offering breathtaking panoramic views across the River Thames towards Canary Wharf and the City skyline beyond. Residents benefit from secure underground parking, a 24-hour concierge service, and exceptional on-site leisure facilities including a fully equipped gymnasium, swimming pool, and tennis court.

KEY FEATURES

- Stunning fifth-floor riverside apartment.
- Three double bedrooms.
- 1,312 sq ft of living space.
- Panoramic Thames views.
- No chain.
- Views towards Canary Wharf and the City.
- Spacious open-plan living area.



Greenwich

02030533033 | greenwich@winkworth.co.uk

Winkworth

for every step...



Presented in superb condition throughout, the accommodation centres around a fabulous and generously proportioned reception room, perfectly positioned to enjoy the spectacular river views. This bright and airy living space incorporates a stylish open-plan kitchen featuring ample storage, integrated appliances, and a central island, making it ideal for both everyday living and entertaining. The reception area opens onto a delightful covered balcony, providing the perfect setting to relax and take in the ever-changing riverside scenery.

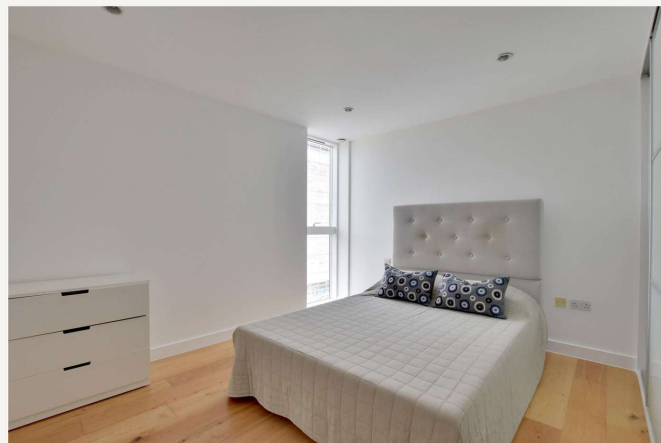
A wide and welcoming entrance hall includes a convenient cloakroom/WC. The principal bedroom enjoys attractive side river views and benefits from an en-suite bathroom. There are two further well-proportioned double bedrooms, complemented by a modern family bathroom.

As mentioned, residents enjoy a wealth of additional amenities including a 24-hour concierge service, communal gym, swimming pool, and tennis court.

The Hudson Building forms part of the prestigious River Gardens development, widely regarded as one of the finest riverside developments in the area. Perfectly positioned along the Thames Path at the meeting point of East and North Greenwich, the location offers an exceptional lifestyle opportunity.

The historic town centre of UNESCO-listed Greenwich is just a short stroll away, renowned for its vibrant market, charming streets, and world-famous attractions including the National Maritime Museum, the Cutty Sark, Greenwich Park, and the Royal Observatory. The area also offers an excellent selection of shops, cafés, bars, and restaurants, together with superb transport connections via mainline rail services, the DLR, Thames Clippers riverboat services, and the Jubilee line.

The iconic O2 Arena, with its world-class entertainment, dining, and leisure facilities, is virtually on the doorstep, while the nearby IFS Cloud Cable Car provides a unique link across the Thames.



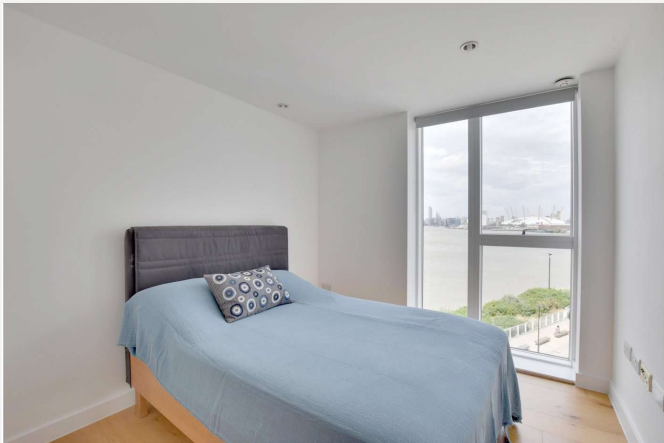
MATERIAL INFORMATION

Tenure: Leasehold
Term: 982 year and 8 months
Service Charge: £10468 per annum
Ground Rent: £ 400 Annually (subject to increase)
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	82 B	83 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



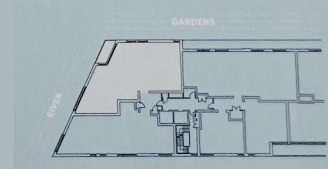
<https://www.winkworth.co.uk/sale/property/GRE260121>

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 Total Area : 1,312 sq.ft. 122 sq. m.



Greenwich

02030533033 | greenwich@winkworth.co.uk

Winkworth

for every step...

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.