



Canary View, Greenwich, London, SE10

£475,000 *Leasehold*



A superb and beautifully presented 5th floor two bedroom apartment which is part of the spectacular riverside development of New Capital Quay, located slightly to the west of central Greenwich. EWS1 compliant and featuring off street parking.

KEY FEATURES

- 5th floor apartment
- large balcony
- concierge service
- west Greenwich
- close to rail and DLR
- beautiful condition
- two bedrooms
- river fronting
- Waitrose on site



Greenwich

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Finished to an exceptional standard the property briefly comprises of a 25ft open plan kitchen diner which leads onto a large L-shaped balcony, with courtyard views. There are two bedrooms, both with fitted wardrobes and a lovely family bathroom. Added features include ample storage and video entry. Onsite there is a 24 hour concierge, a large Waitrose and Costa Coffee, along with other shops.

Sitting adjacent to the river walk, the town centre is literally moments away and offers a superb array of shops and restaurants, with mainline rail, DLR and riverboat service. Greenwich Market and The Royal Park are also on the doorstep. Your earliest viewing is highly recommended.



MATERIAL INFORMATION

Tenure: Leasehold
Term: 987 year and 7 months
Service Charge: £4600 per annum
Ground Rent: £ 350 Annually (subject to increase)
Council Tax Band: F
EPC rating: B
Is the property listed: Property is not listed

Utilities: TBC
Electricity supply:
Sewerage supply:
Water supply:
Mobile signal:

Rights & Easements:
Does the property have any easements:
Does the property have public rights of way:
Does the property have restrictions:

Flooding:
Has the property flooded in the last 5 years: Property has not flooded in the last five years
Last flood date: N/A
Does the property have flood defences: Property does not have flood defences
Is object modified: False



Score	Energy rating	Current	Potential
92+	A		
81-91	B	83 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

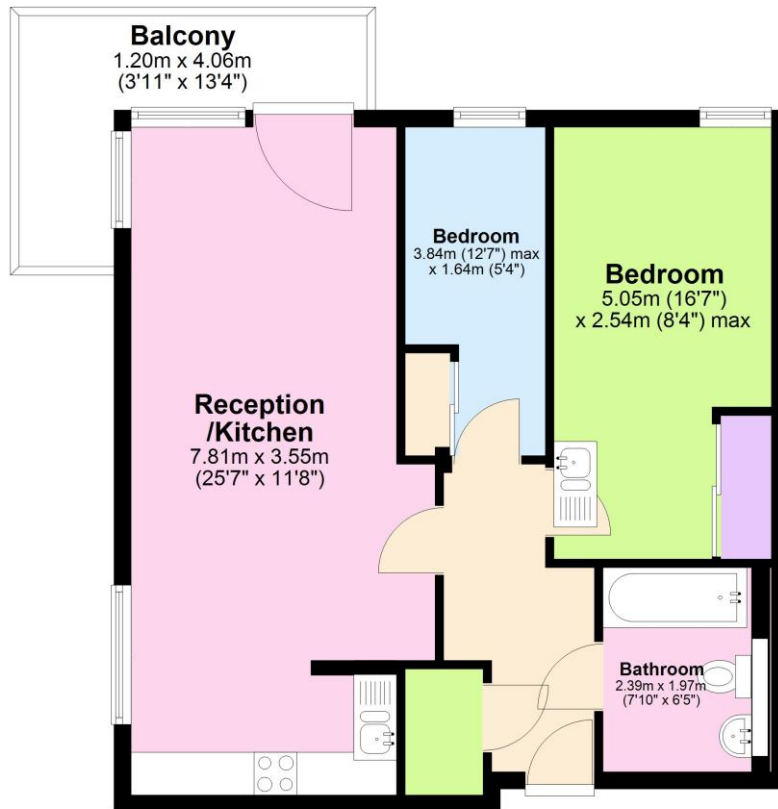


<https://www.winkworth.co.uk/sale/property/GRE160087>

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. 57.5 sq. metres (618.6 sq. feet)



Total area: approx. 57.5 sq. metres (618.6 sq. feet)

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