



LAMBARDE SQUARE, SE10
£485,000 LEASEHOLD

A LIGHT AND SPACIOUS, TWO BEDROOM APARTMENT LOCATED WITHIN THE GREENWICH SQUARE DEVELOPMENT THAT BLENDS CONVENIENCE, STYLE, AND A UNIQUE SENSE OF SPACE IN ONE OF LONDON'S MOST DESIRABLE NEIGHBORHOODS.

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DESCRIPTION:

A light and spacious, two bedroom apartment located within the Greenwich Square development that blends convenience, style, and a unique sense of space in one of London's most desirable neighbourhoods.

Internally the property offers a generous open plan living space with a modern kitchen, integral appliances, dual aspect windows and access to a large private balcony. The master bedroom is a spacious retreat with its own en-suite shower room and plenty of storage. The second double bedroom is well-proportioned and perfect for guests or as a home office. An additional contemporary bathroom adds to the comfort of this beautifully laid-out apartment.

Located within the Greenwich Square development, this property provides access to a variety of excellent amenities, including the Greenwich centre offering gym, pool and library facilities. Both Greenwich Park and East Greenwich Pleasaunce park are within easy reach as well as Greenwich Town Centre which offers a range of dining and entertainment options and is home to the famous Greenwich Market!

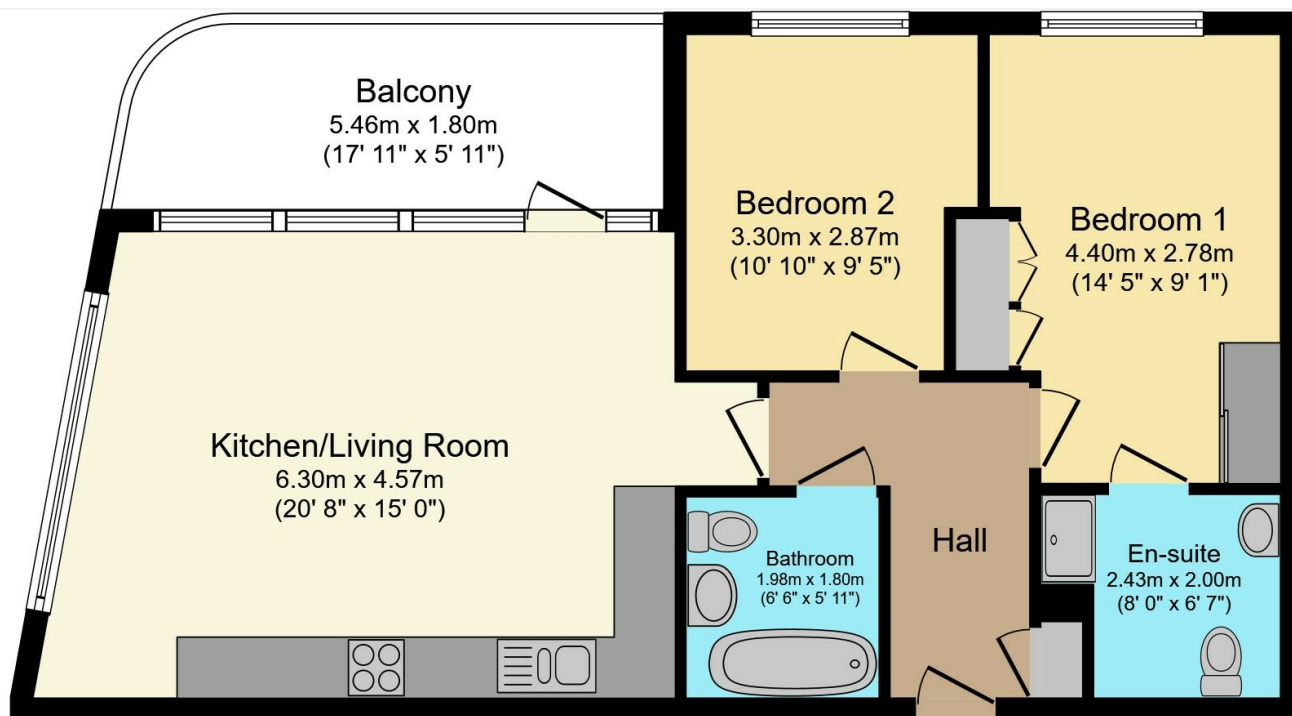
With fantastic transport links, including nearby stations, commuting to central London and beyond is a breeze.

AT A GLANCE

- 2 bed apartment
- Double aspect
- large balcony
- 2 bathrooms
- open plan living space
- secure entry system
- Greenwich Square location
- Great transport links







Total floor area 65.2 m² (702 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Score	Energy rating	Current	Potential
92+	A		
81-91	B	81 B	81 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Tenure: Leasehold

Term: 122 year and 2 months

Service Charge: £4432.2 per annum

Ground Rent: £ 100 Annually (subject to increase)

Council Tax Band: C

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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