



Cowan House, Greenwich, London, SE10

GUIDE PRICE £400,000-£420,000 *Leasehold*



A stunning one bedroom 10th floor apartment, perfectly located in West Greenwich and moments from rail and DLR. measuring circa 553 sq ft and featuring wonderful panoramic views across to Canary Wharf and London beyond. EWS1 compliant!

KEY FEATURES

- stunning apartment
- one bedroom
- 10th floor (with lift)
- circa 553 sq ft
- views across London
- excellent decor





In immaculate order, the property comprises a bright 22ft reception room, with a beautifully fitted open plan kitchen that has all the fitted white goods one would expect. This room in turn open onto a 10ft covered balcony, with the aforementioned views. There is a good sized double bedroom with fitted wardrobes and a lovely family bathroom. Added benefits include a large utility cupboard off the entrance hallway and video entry.

Cowan House is a popular development just off Greenwich High Road and is perfectly located for quick and easy access to the town centre, which offers a wide variety of shops and restaurants, along with Greenwich Market and The Royal Park, with its Observatory.



MATERIAL INFORMATION

Tenure: Leasehold
Term: 0 year and 0 months
Service Charge: £3000 per annum
Ground Rent: £250 Annually (subject to increase)
Council Tax Band:
EPC rating: B
Is the property listed: Property is not listed

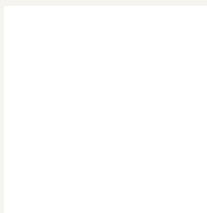
Utilities: TBC
Electricity supply:
Sewerage supply:
Water supply:
Mobile signal:

Rights & Easements:
Does the property have any easements: 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
Is object modified: False

Score	Energy rating	Current	Potential
92+	A		
81-91	B	84 B	84 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



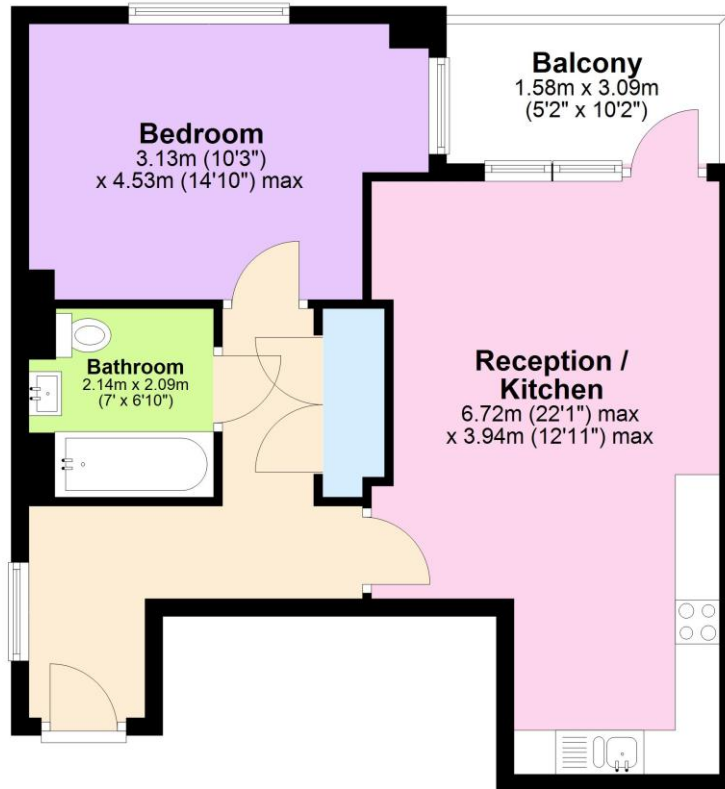
<https://www.winkworth.co.uk/sale/property/GRE230222>

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.



Tenth Floor

Approx. 51.4 sq. metres (553.6 sq. feet)



Total area: approx. 51.4 sq. metres (553.6 sq. feet)