



Basevi Way, Deptford, London, SE8

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

A beautifully presented two-bedroom apartment set on the third floor of the highly sought-after Millennium Quay riverside development, ideally positioned just west of historic Greenwich town centre. Measuring approximately 527 sq. ft and offered in excellent decorative order, this bright and inviting home combines modern comfort with an exceptional location.



#### KEY FEATURES

- Smart 2 bed in Millennium Quay
- Bright 14ft lounge
- Residents' parking
- On-site porter
- Walk to Greenwich town centre
- Close to UNESCO Maritime Greenwich & Royal Park
- Third floor, 527 sq. ft
- Modern kitchen
- Visitor permits via porter
- Communal grounds
- Great DLR & rail connections





The accommodation includes a generous 14ft reception room that opens seamlessly into a stylish, contemporary kitchen, creating a sociable space ideal for relaxing or entertaining. There are two well-proportioned bedrooms, with the principal bedroom benefiting from fitted wardrobes. A modern family bathroom, double glazing, and electric heating further enhance the home's comfort and practicality.

Additional highlights include well-maintained communal grounds, an on-site porter's lodge, and residents' parking, with parking permits conveniently available via the porter's lodge—visitor permits can also be obtained here.

Millennium Quay enjoys a truly enviable setting. Residents are moments from the local Waitrose, just across the creek via the footbridge, while a short riverside walk leads into Greenwich town centre. Here you'll find an excellent selection of restaurants, cafés and boutique shops, along with Mainline Rail, the DLR, and Thames Clippers riverboat services, offering swift access into central London.

Greenwich's world-renowned attractions—including the UNESCO World Heritage Site of Maritime Greenwich, the Royal Naval College, the National Maritime Museum, the lively Greenwich Market, and the expansive Royal Park with its iconic Observatory—are all within easy reach.

This is a superb opportunity to secure a well-located home in one of Greenwich's most popular riverside developments,



## MATERIAL INFORMATION

**Tenure:** Leasehold

**Term:** 163 year and 0 months

**Service Charge:** £3588 per annum

**Ground Rent:** £ 636 Annually (subject to increase)

**Council Tax Band:** D

**EPC rating:** D

**Is the property listed:** Property is not listed

**Utilities:** YBC

**Electricity supply:**

**Sewerage supply:**

**Water supply:**

**Mobile signal:**



**Rights & Easements:** TBC

**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

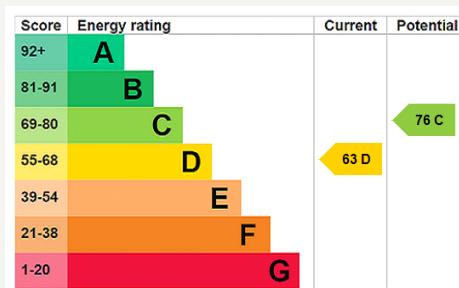
**Flooding:** TBC

**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



For more information, scan the QR code or visit the link below

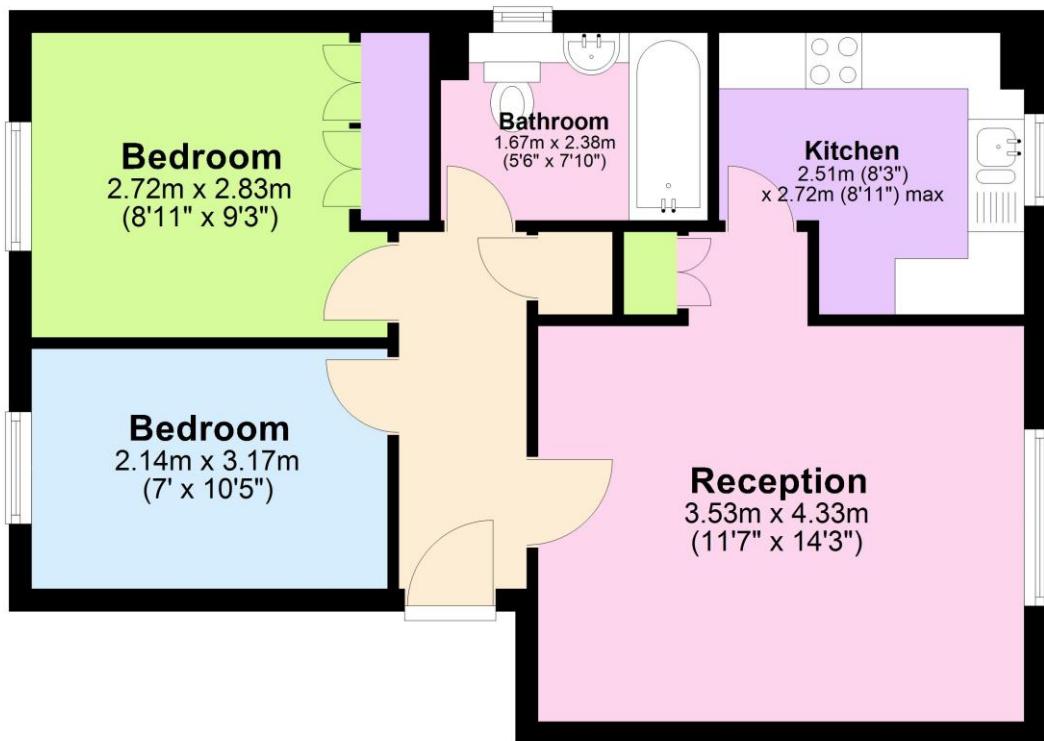
<https://www.winkworth.co.uk/sale/property/GRE250335>

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.



## Third Floor

Approx. 49.0 sq. metres (527.2 sq. feet)



Total area: approx. 49.0 sq. metres (527.2 sq. feet)