



Bellville House, Greenwich, London, SE10

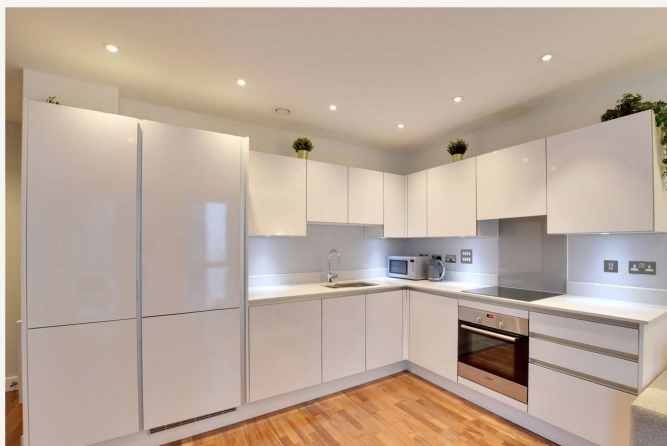
Guide Price £500,000-£525,000 *Leasehold*



A lovely and bright two-bedroom apartment positioned on the fifth floor of the popular Bellville House development in sought-after UNESCO West Greenwich. Measuring an impressive 791 sq ft and presented in excellent condition throughout, the property further benefits from a secure allocated parking space and on-site concierge. Offered chain free!

KEY FEATURES

- Fifth-floor two-bedroom apartment
- 791 sq ft of bright living space
- 22ft reception room with views
- Private 9ft balcony
- Open-plan fitted kitchen
- Two double bedrooms with wardrobes
- En-suite to principal bedroom



Greenwich

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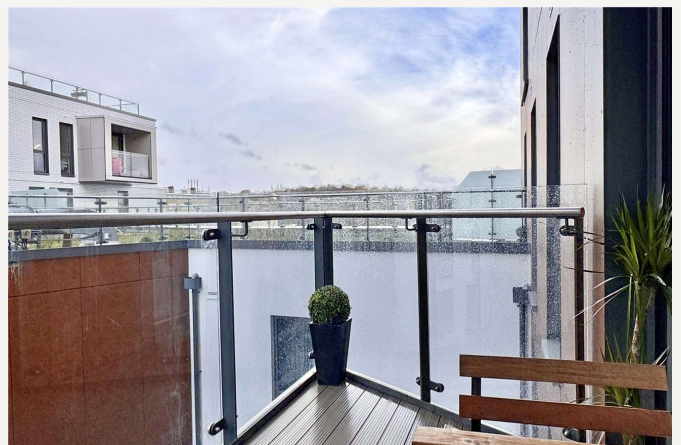
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The accommodation is centred around a spacious and light-filled 22ft reception room, enjoying attractive views over the development's internal communal courtyard and extending to southerly views across Greenwich. A beautifully fitted open-plan kitchen complements the living space and comes complete with integrated white goods. The reception room opens onto a private 9ft balcony, ideal for relaxing or entertaining.

There are two well-proportioned double bedrooms, both featuring fitted wardrobes, with the principal bedroom benefiting from a stylish en-suite shower room. A generous hallway leads to a modern family bathroom and provides additional storage, including a useful utility cupboard. Further features include an entry phone system and lift access.

Bellville House is a modern and well-regarded development located just off Norman Road, moments from the historic town centre of Greenwich. The vibrant marketplace, shops, cafés and restaurants are all within easy walking distance, as is Greenwich Park with its world-famous Royal Observatory. Excellent transport links are close at hand, including mainline rail, DLR and riverboat services, making this an ideal home for both owner-occupiers and commuters alike.



MATERIAL INFORMATION

Tenure: Leasehold
Term: 136 year s
Service Charge: £5200 per annum
Ground Rent: £ 350 Annually (subject to increase)
Council Tax Band: C
EPC rating: B
Is the property listed: Property is not listed

Utilities:
Electricity supply: Mains Supply
Sewerage supply: Mains Supply
Water supply: Mains Supply
Mobile signal: Good

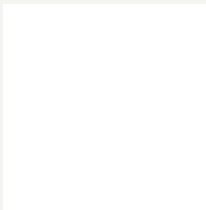
Rights & Easements:
Does the property have any easements: Property does not have easements
Does the property have public rights of way: Property does not have public rights of way across the property
Does the property have restrictions: Property does not have restrictions

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	83 B	83 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

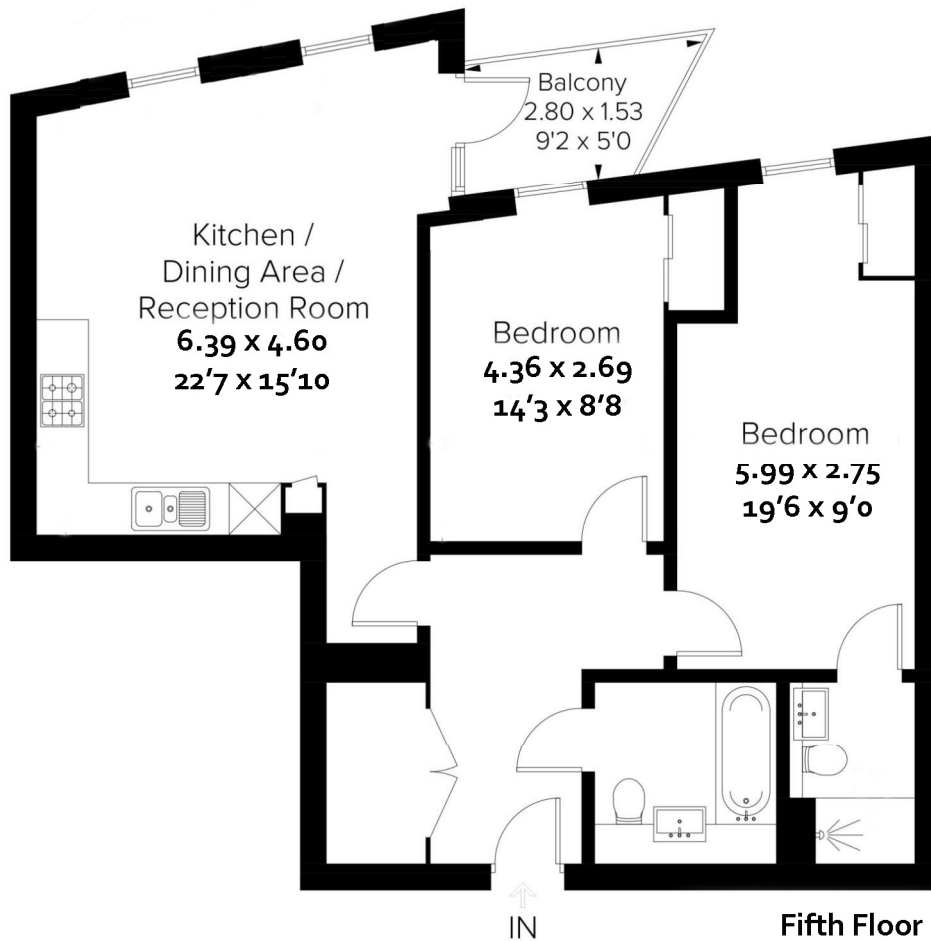
For more information, scan the QR code or visit the link below



<https://www.winkworth.co.uk/sale/property/GRE180230>

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.

Approximate Area = 73.5 sq m / 791 sq ft



Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)
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