



No 1 Street, Woolwich, London, SE18

£300,000 *Leasehold*



An immaculate one bedroom modern apartment that is on the ground floor of this exciting new development located in the heart of the Royal Arsenal. Just moments from Crossrail and shops, measuring circa 467 sq ft. No chain!

KEY FEATURES

- one bedroom apartment
- lovely condition
- ground floor
- circa 467 sq ft
- parking space (right to park)
- private terrace
- concierge service



Greenwich
02030533033 | greenwich@winkworth.co.uk

Winkworth

for every step...



In fine decorative order the accommodation comprises of a lovely 23ft reception room, that has an open plan kitchen with integral white goods. This room in turn leads onto a large private terrace that overlooks the well kept central communal grounds. The main bedroom is a good size and has fitted wardrobes, plus there is a lovely family bathroom. Benefits include extra storage, video entry and access to a concierge. The property also comes with a parking space (which is a right to park).

The Woolwich Arsenal itself offers a superb array of shops, restaurants and food courts, plus sits adjacent to the river walkway. Moments from Crossrail, DLR and also riverboat service. The town centre is also close by. Your earliest viewing is recommended.



MATERIAL INFORMATION

Tenure: Leasehold
Term: 110 years
Service Charge: £1951 per annum
Ground Rent: £ 452 Annually (subject to increase)
Council Tax Band: tbc
EPC rating: C
Is the property listed: Property is not listed

Utilities:
Electricity supply: MAINS
Sewerage supply: MAINS
Water supply: MAINS
Mobile signal: GOOD

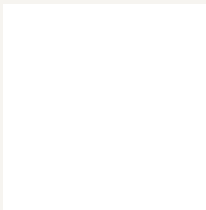
Rights & Easements:
Does the property have any easements: Property does not have easements
Does the property have public rights of way: Property does not have public rights of way across the property
Does the property have restrictions: Property does not have restrictions

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		
69-80	C	74 C	74 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

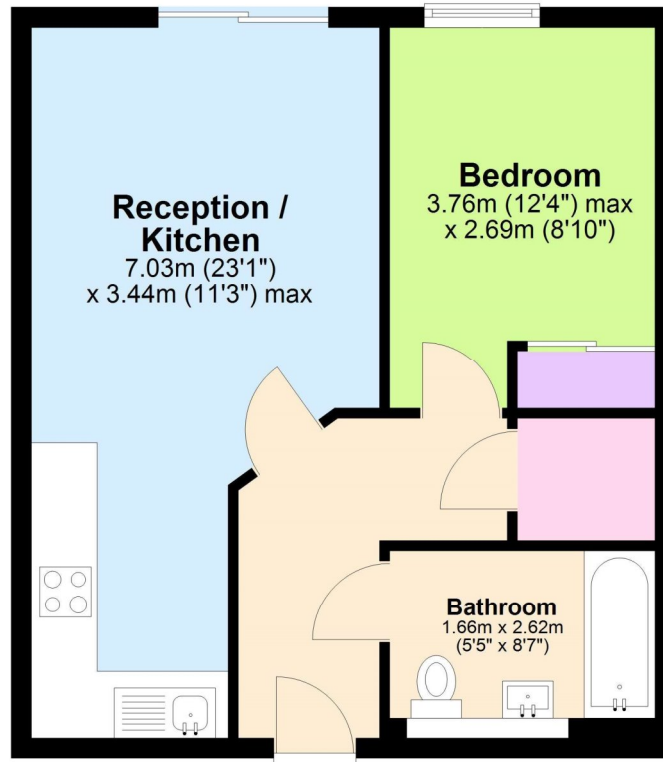


<https://www.winkworth.co.uk/sale/property/GRE250252>

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.

Ground Floor

Approx. 43.4 sq. metres (467.6 sq. feet)



Total area: approx. 43.4 sq. metres (467.6 sq. feet)

Greenwich

02030533033 | greenwich@winkworth.co.uk

Winkworth

for every step...

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.