



## 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



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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

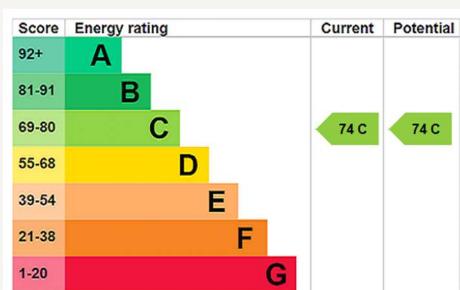
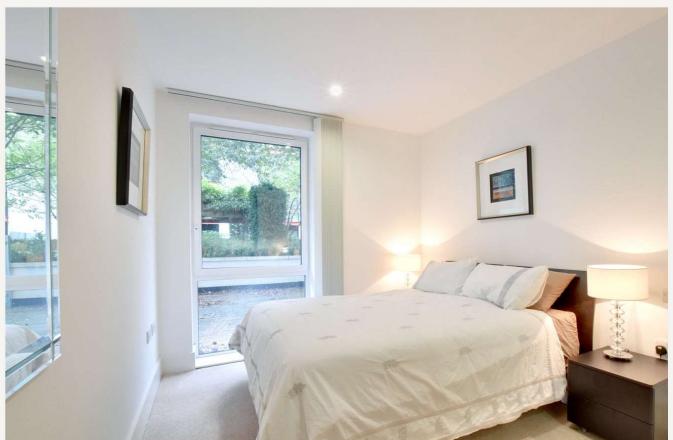
**Does the property have restrictions:** Property does not have restrictions

### Flooding:

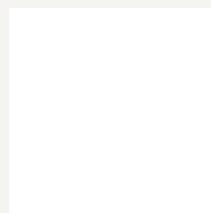
**Has the property flooded in the last 5 years:** Property has not flooded in the last five years

### Last flood date:

**Does the property have flood defences:** Property does not have flood defences



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



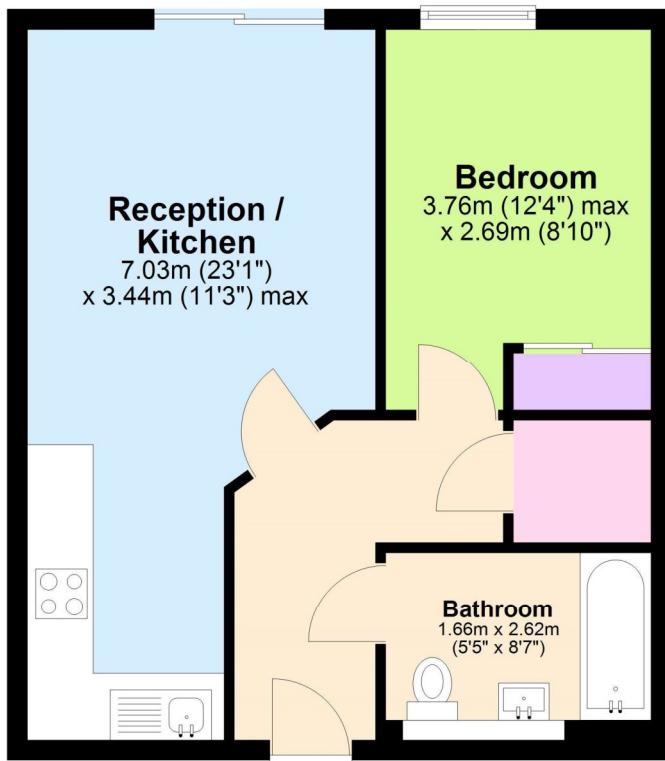
<https://www.winkworth.co.uk/sale/property/GRE250252>

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)

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