



**CENTENARY HEIGHTS, GREENWICH, LONDON, SE10**  
**GUIDE PRICE £425,000-£450,000 LEASEHOLD**

**AN ABSOLUTELY STUNNING ONE BEDROOM, 11TH FLOOR, APARTMENT THAT FEATURES WONDERFUL PANORAMIC VIEWS ACROSS CANARY WHARF, GREENWICH AND THE CITY BEYOND! MEASURING CIRCA 542 SQ FT AND OFFERED TO THE MARKET IN IMMACULATE CONDITION!**

Greenwich | 02030533033 | [greenwich@winkworth.co.uk](mailto:greenwich@winkworth.co.uk)

**Winkworth**

for every step...

*winkworth.co.uk*



## DESCRIPTION:

Guide Price £425,000-£450,000. An absolutely stunning one bedroom, 11th floor, apartment that features wonderful panoramic views across Canary Wharf, Greenwich and the City beyond! Measuring circa 542 sq ft and offered to the market in immaculate condition!

The property briefly comprises a large double aspect 19ft reception room, that features the aforementioned views and also opening onto a lovely balcony/roof terrace. This room also has an open plan kitchen that is high spec and has all the usual white goods one would expect. There is a lovely family bathroom and a bright double bedroom with fitted wardrobes. Added benefits include ample storage, concierge onsite and access to a pretty communal garden, which is centralised to the block!

Central Park is an exciting development, perfectly located on the cusp of Greenwich, Blackheath and Lewisham, meaning it is close to a huge selection of shops and restaurants, along with mainline rail, DLR, riverboat service and a large Tesco. Both the open heath and The Royal Park are also close by. Your earliest viewing is highly recommended.

## AT A GLANCE

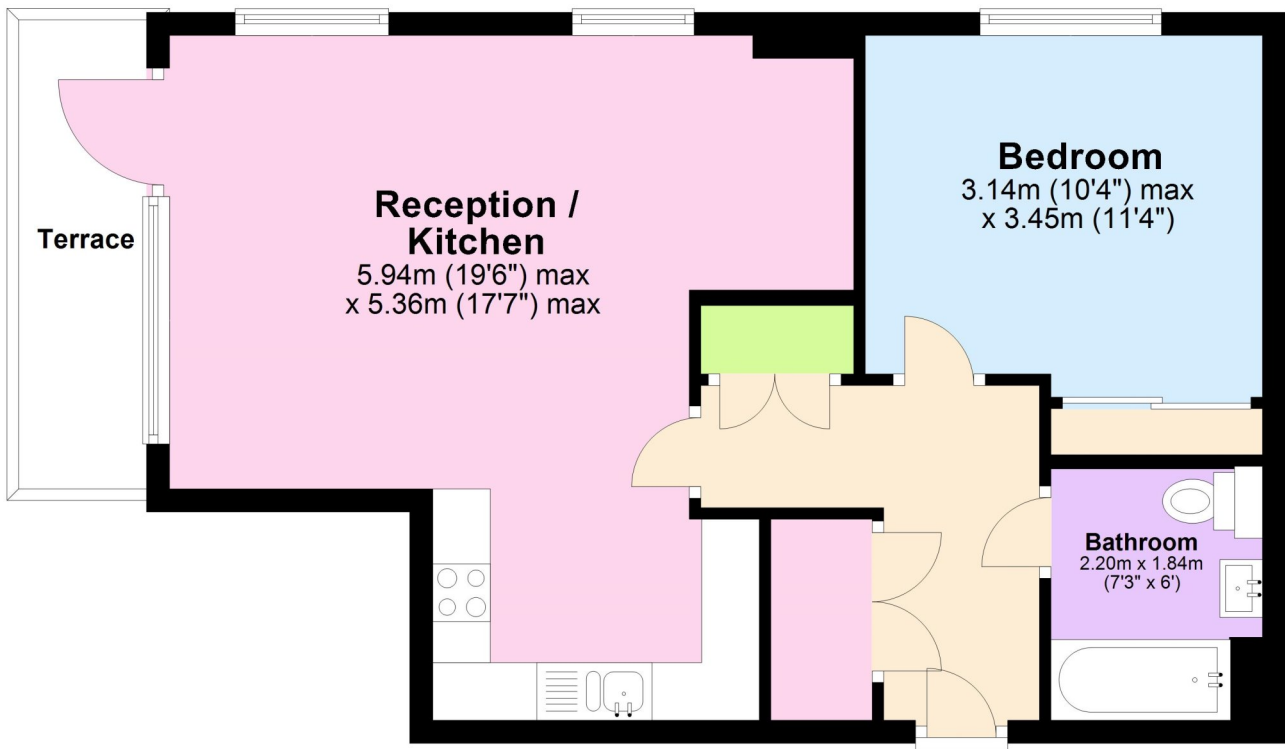
- stunning apartment
- one bedroom (11th floor)
- spectacular views across London
- circa 542 square foot
- bright double aspect
- balcony/roof terrace
- large 19ft kitchen/living room
- Central Park development
- moments from rail and shops





## Eleventh Floor

Approx. 50.4 sq. metres (542.5 sq. feet)



Total area: approx. 50.4 sq. metres (542.5 sq. feet)

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92) <b>A</b>		
(81-91) <b>B</b>	84	84
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-58) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

**Tenure:** Leasehold

**Term:** 118 year

**Service Charge:** £2251.92 per annum

**Ground Rent:** £ 250 Annually (subject to increase)

**Council Tax Band:** tbc

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.

Greenwich | 02030533033 | greenwich@winkworth.co.uk

**Winkworth**

for every step...

[winkworth.co.uk](http://winkworth.co.uk)

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.