



BLACKHEATH ROAD, GREENWICH, LONDON, SE10
£425,000 LEASEHOLD

A SPACIOUS AND BEAUTIFULLY PRESENTED TWO BEDROOM CONVERSION APARTMENT THAT MEASURES CIRCA 829 SQ FT AND FEATURES A DELIGHTFUL 21FT PRIVATE GARDEN. LOCATED IN WEST GREENWICH, MOMENTS FROM DLR AND THE TOWN CENTRE!

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DESCRIPTION:

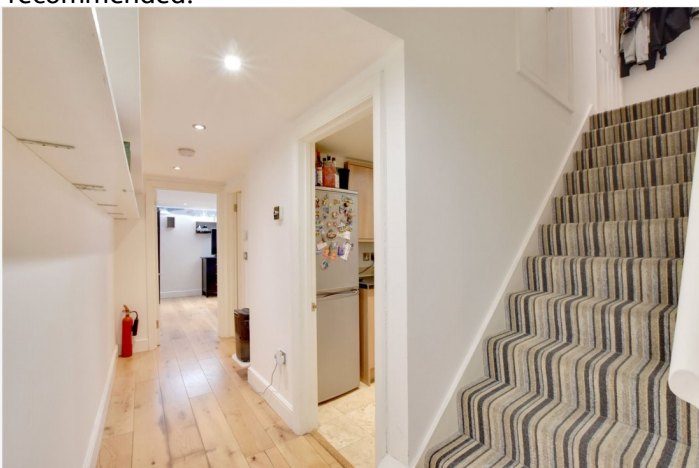
Guide Price £425,000-£450,000. A spacious and beautifully presented two bedroom conversion apartment that measures circa 829 sq ft and features a delightful 21ft private garden. Located in West Greenwich, moments from DLR and the town centre!

Found on the lower ground floor, the property briefly comprises of two double bedrooms, a modern family bathroom and a well fitted 11ft kitchen. There is a lovely 17ft reception room to the rear that, in turn, leads onto the picturesque garden.

The property sits close to the junction of Blackheath Road and Greenwich South Street and on the edge of the supremely popular Ashburnham Triangle. Deptford Bridge DLR is just a few minutes away, as is Greenwich Town Centre, which offers a fantastic array of shops and restaurants, along with Mainline rail, riverboat service, DLR, Greenwich Market, and of course The Royal Park, with its Observatory. Your earliest viewing is highly recommended!

AT A GLANCE

- beautiful conversion apartment
- two double bedrooms
- 17 ft reception room
- picturesque 21ft rear garden
- lower ground floor
- c829 sq ft
- West Greenwich location
- excellent condition
- close to town centre
- close to rail and DLR

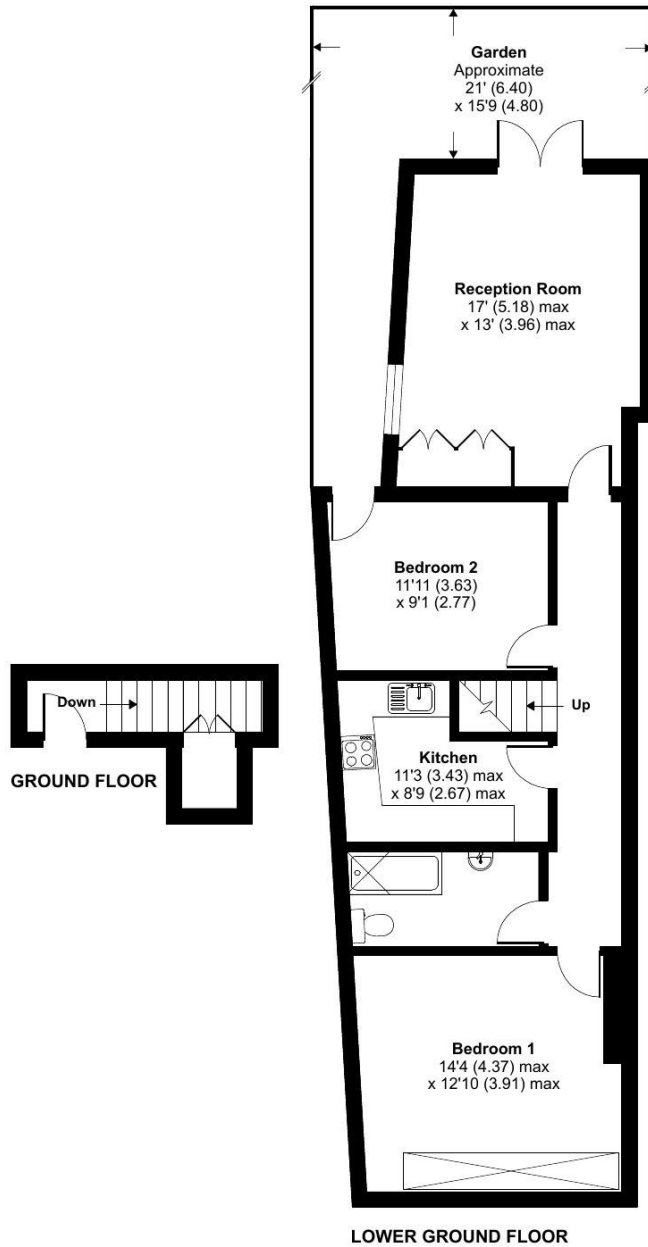




Blackheath Road, London, SE10

Approximate Area = 829 sq ft / 77 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nīche.com 2022.

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)	A		
(81-91)	B		
(69-80)	C	81	81
(55-68)	D		
(39-54)	E		
(21-58)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Tenure: Leasehold

Term: 113 year and 5 months

Service Charge: £1600 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.

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