



## Goodwood Road, SE14

### £475,000

Set within one of New Cross's most desirable modern developments, this exceptional two-bedroom apartment combines generous proportions with an unbeatable location and stunning west-facing views. Spanning approximately 730 Sq Ft/ 68 Sq M, the apartment is bathed in natural light, with a spacious private balcony, perfect for relaxing or entertaining.

#### Features

Modern Development  
Two Double Bedrooms, Two  
Bathrooms  
Private Balcony  
EWS1 Compliant  
730 Sq Ft/ 68 Sq M



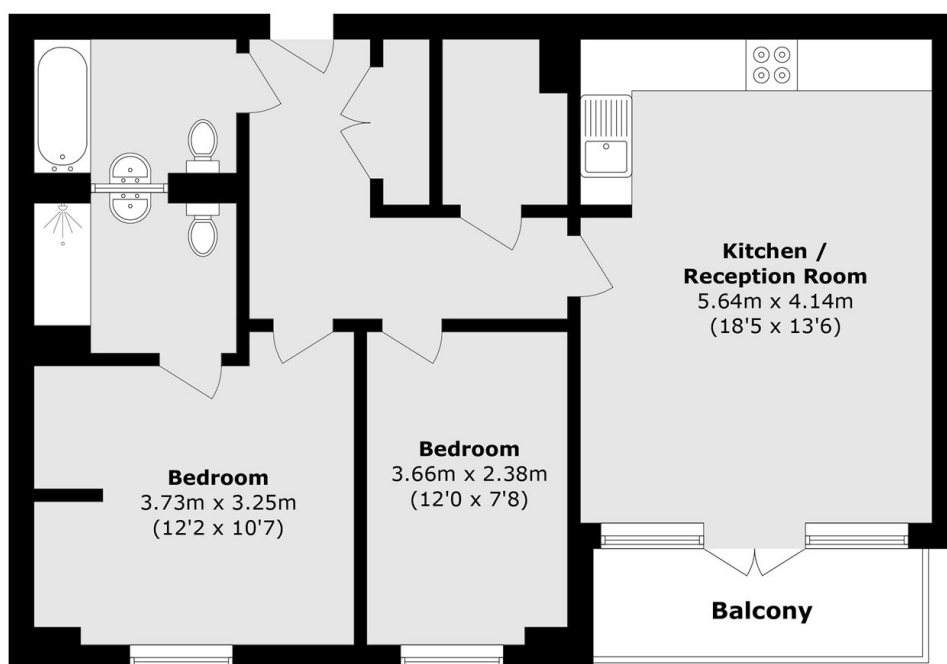
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Perfectly located on Goodwood Road, this home is just moments from the vibrant heart of New Cross, with a wide array of pubs, restaurants and independent coffee shops on your doorstep. Coffee: Urban Barista, Wakey Wakey, Mughead and Moustail are all worth their weight in beans. Pubs: The Rose and The New Cross House have amazing food, drinks and most importantly a beer garden. Plus a new-ish micro-brewery, The Shirkers Rest just a few minutes walk away. Food: The high street, Deptford Market Yard and Brockley Farmers Market host everything you could need. Local beauty spots: See the views of London from Telegraph Hill, walk to the Thames to see the Cutty Sark via Deptford and Twinkle Park (20 minutes). Alternatively, Blackheath and Greenwich Park are 35 minutes walk away. Fordham Park is situated at the end of the road with basketball courts, outdoor table tennis, climbing frames and field for picnics and games.





# Goodwood Road, London, SE14



Total area (approx.): 67.9 sq. m (730.9 sq. ft)

Balcony area (approx.): 4.8 sq. m (51.7 sq. ft)