



Granary House

2 Hope Wharf, SE16

Offers in excess of
£800,000

Discover urban living at its finest with this captivating two-bedroom split-level warehouse conversion with its River facing balcony nestled in the heart of Rotherhithe village located on the River Thames

CHESTERTONS



Granary House

2 Hope Wharf, SE16

- Converted Warehouse
- Two Bedrooms
- Split Level
- Private Balcony
- River Views
- Private Parking
- Gated Development
- Period Features



Upon entering the property from the upper floors you will find a generous primary bedroom as well as the second bedroom (both with built in designer furniture) which offers versatility, whether it's utilized as a cosy guest room, home office or creative space.

As you descend you'll be greeted with an open-concept living area that effortlessly combines the kitchen, dining, and lounge spaces. The industrial aesthetic is highlighted by exposed brick walls, soaring ceilings, and oversized windows that flood the interior with natural light. The kitchen features modern appliances, sleek countertops, and ample storage, making it a hub for culinary creativity.

The property also offers an allocated parking space, a rare find in such a sought-after location. Imagine the convenience of returning home and effortlessly parking your vehicle in your designated spot.

Tenure: Leasehold 174 years 5 months

Service Charge: £3800

Ground Rent: £0

Local Authority: London Borough of Southwark (Council Tax)

Council Tax Band: E

Chestertons Tower Bridge Sales

220 Tower Bridge Road

Tower Bridge

London

SE1 2UP

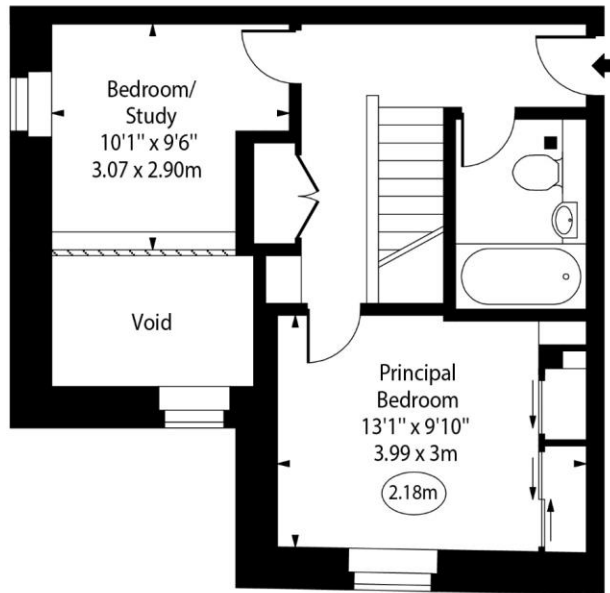
towerbridge@chestertons.co.uk

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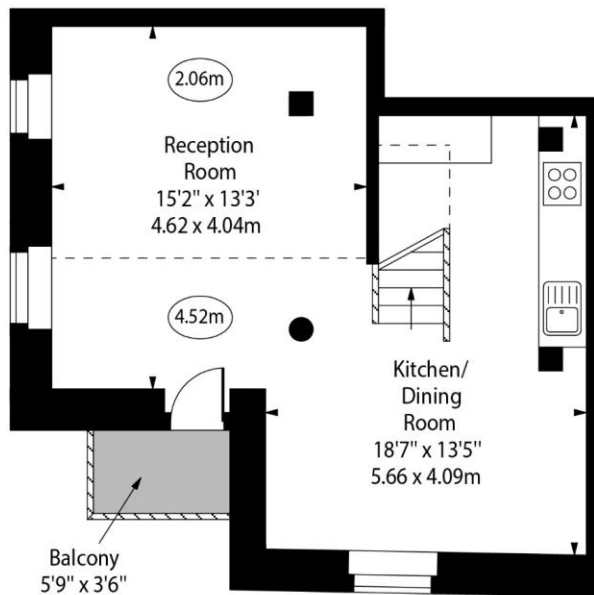
[chestertons.co.uk](https://www.chestertons.co.uk)

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○ - Ceiling Height



Second Floor



First Floor

Approx Gross Internal Area 774 Sq Ft - 71.90 Sq M
(Excluding Void)

For Illustration Purposes Only - Not To Scale
www.goldlens.co.uk
Ref. No. 021397K