



# Rotherhithe New Road

London, SE16

Offers in excess of  
£550,000

A beautiful two bedroom, two bathroom apartment situated within the Bermondsey Works development. The apartment is arranged over approx. 905 sq/ft and features its own private balcony.

**CHESTERTONS**





# Rotherhithe New Road

## London, SE16

- Two Bedroom apartment
- Modern Block
- 3rd Floor
- Two Bathrooms
- Lift Access
- Balcony
- Concierge Service
- No Onward Chain





This modern and stylish property offers the perfect blend of comfort and convenience. Located in a contemporary block, this 2-bedroom, 2-bathroom apartment boasts a spacious layout with a large balcony.

The interior of the apartment is designed with both aesthetics and functionality in mind. With two well-appointed bedrooms and two bathrooms, including an ensuite in the master bedroom, it offers ample space for comfortable living. The open-plan living area and kitchen create a welcoming atmosphere for both relaxation and entertaining.

One of the standout features of this property is the convenience it offers. Residents can enjoy the benefits of a concierge service, providing a heightened level of security and assistance. Plus, with lift access, accessibility within the building is hassle-free, making everyday life more convenient.

Additionally, this property comes with a long lease, ensuring peace of mind and stability for years to come. Whether you're looking for a comfortable place to call home or a savvy investment opportunity, this 2-bedroom, 2-bathroom apartment with a large balcony in a modern block ticks all the boxes for modern urban living.

**Tenure:** Leasehold 993 years 7 months

**Service Charge:** £3691.46 p.a

**Ground Rent:** £450 p.a

**Local Authority:** London Borough of Southwark (Council Tax)

**Council Tax Band:** D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(94-100) <b>A</b>		
(81-91) <b>B</b>	85	85
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC		

### *Chestertons Tower Bridge Sales*

220 Tower Bridge Road

Tower Bridge

London

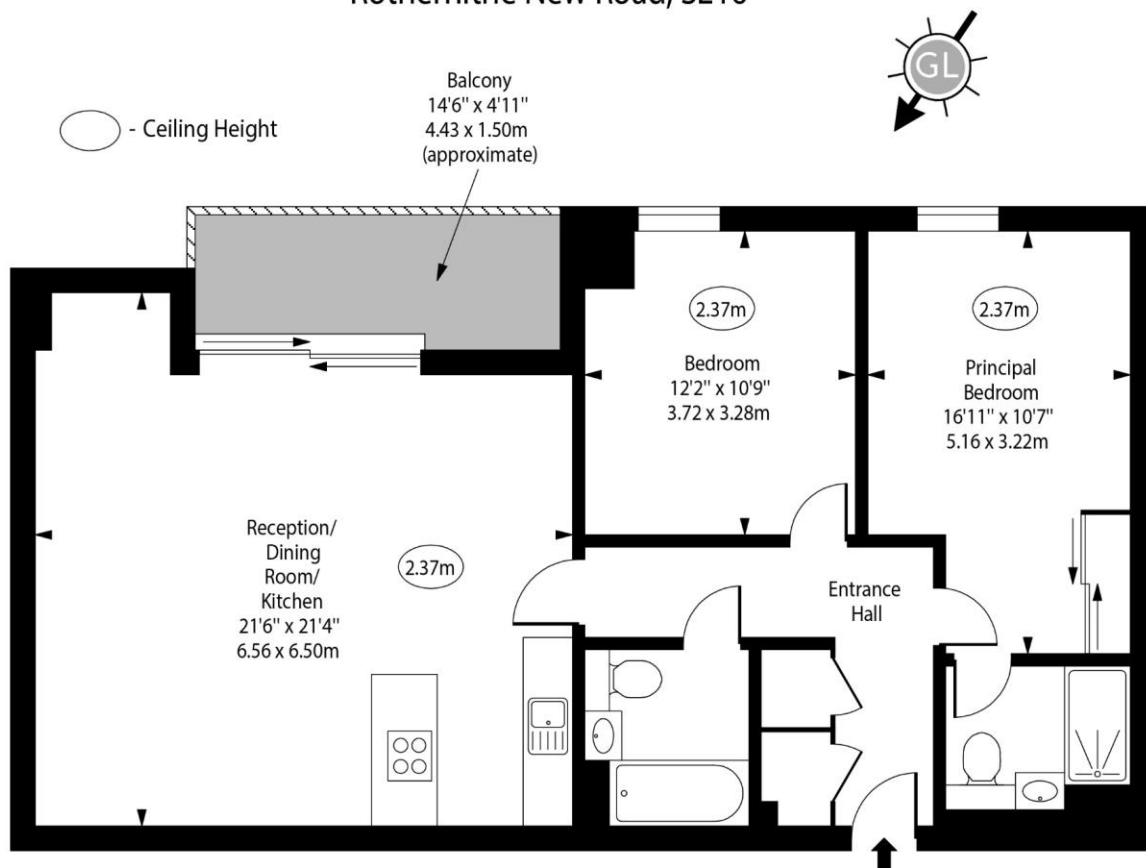
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Third Floor

Approx Gross Internal Area 920 Sq Ft - 85.47 Sq M

For Illustration Purposes Only - Not To Scale

[www.goldlens.co.uk](http://www.goldlens.co.uk)

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