



## Wharf Street, Depford, SE8

Asking Price £650,000

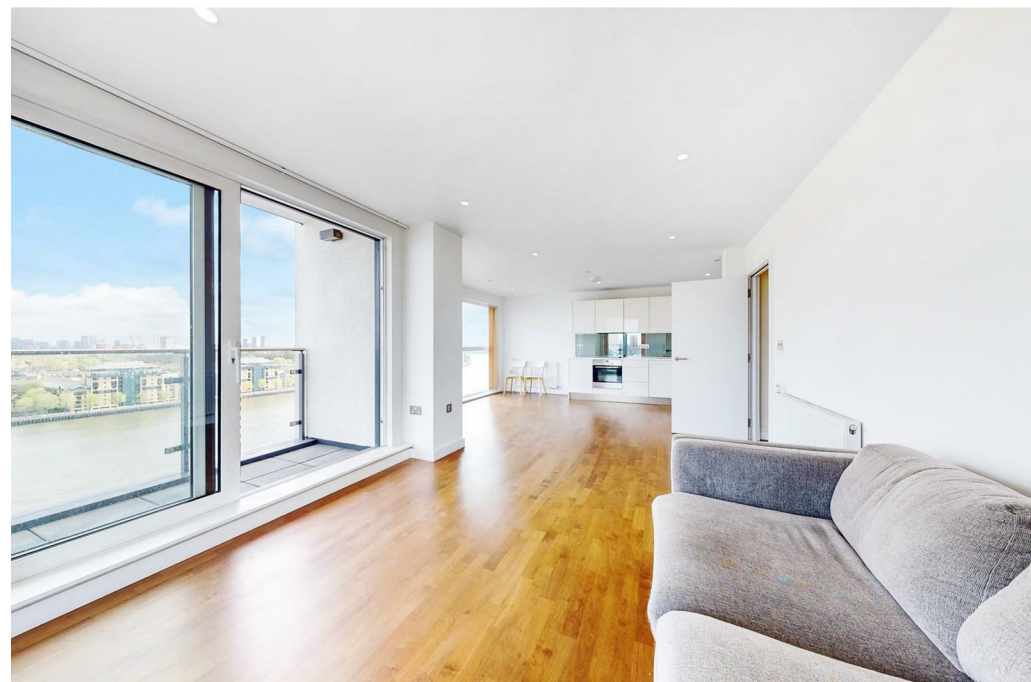
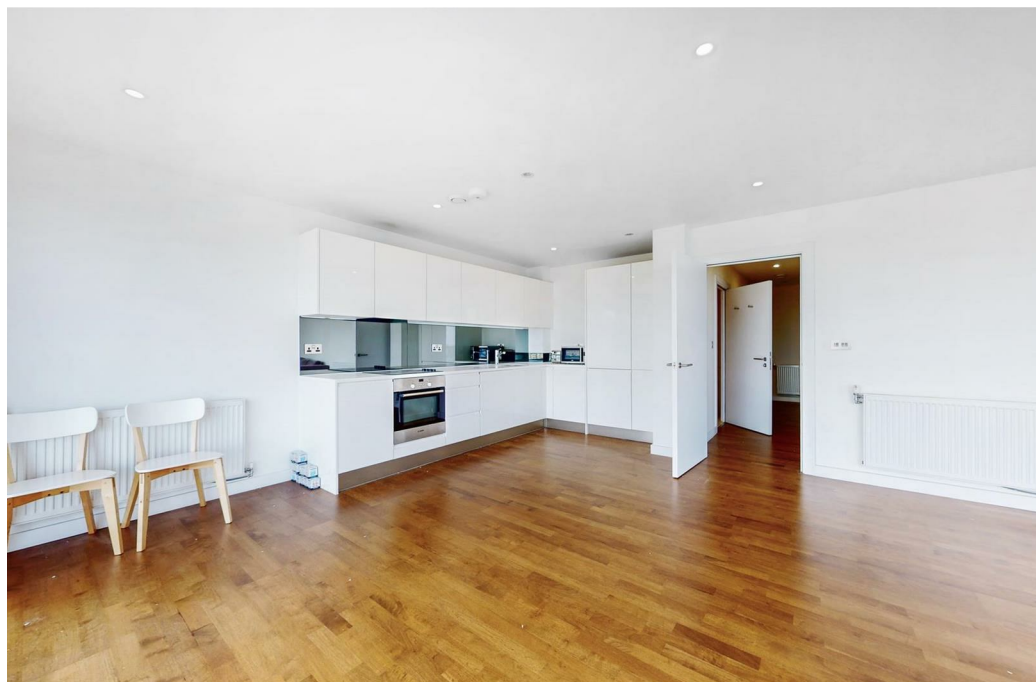
- Ideal first time buy or investment
- Concierge
- Private Balcony with amazing river views
- Leasehold
- Chain Free
- Secure Parking Space
- Two Stylish Bathrooms
- Great Location & Transport Links
- Lounge with floor to ceiling windows with stunning views
- Luxury Two Bedroom Apartment

# Wharf Street, Depford, SE8

An absolutely stunning two bedroom, two bathroom apartment set within a sought after riverside development in Greenwich/ Deptford area, SE8 with secure parking.



Council Tax Band:



An absolutely stunning two bedroom, two bathroom apartment set within a sought after riverside development in Greenwich/ Deptford area, SE8 with secure parking.

This wonderful apartment includes a contemporary fully fitted open plan kitchen with integrated appliances, a spacious lounge with floor to ceiling windows and an access to wrapped around private balcony offering stunning river views. There is a large master bedroom with built in wardrobe and it benefits from stylish en-suite bathroom, second very spacious double bedroom, main family modern bathroom and a large utility/storage cupboard.

The property is in excellent condition, freshly decorated and benefits from laminate flooring and new carpets in the bedrooms. Also includes an onsite concierge service, secure parking and is conveniently located close to Deptford Station, local amenities, shops, bars and restaurants and just a short walk into Greenwich town Centre or Canary Wharf.

Offered chain free with long lease

Ideal first time buy or investment

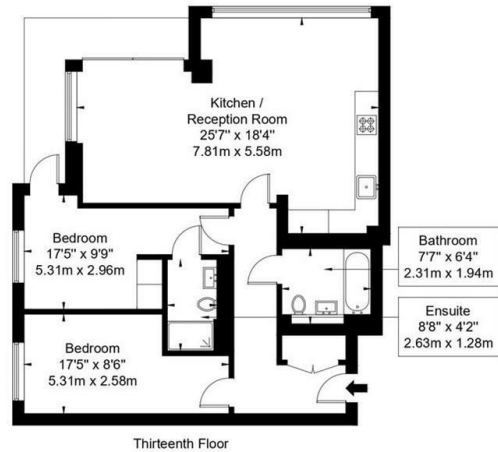
Lease - 982 Years

Ground Rent - £615

Service Charge- £5502

## Wharf Street, SE8 3FX

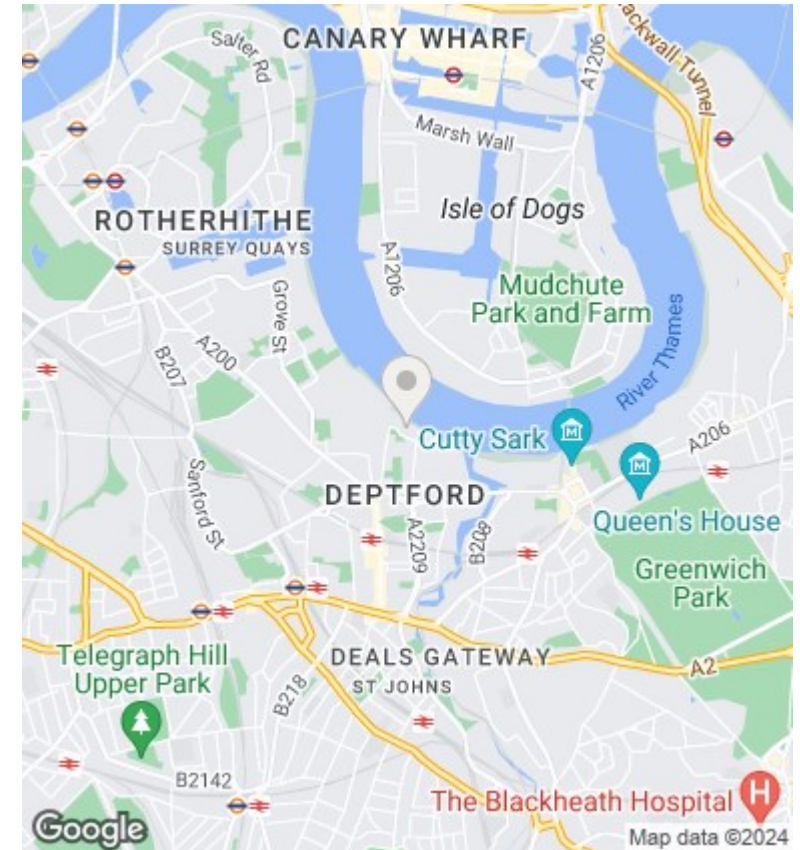
Approx Gross Internal Area = 80.9 sq m / 871 sq ft  
 Balcony = 8 sq m / 86 sq ft  
 Total = 88.9 sq m / 957 sq ft



Ref :

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The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.  
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## Directions

## Viewings

Viewings by arrangement only. Call 0207 739 6969 to make an appointment.

## Council Tax Band

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(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>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	