



# 4 Gullivers Walk, London

Asking Price £400,000 Leasehold

OLIVER  JAUQUES  
EST.1986





## 4 Gullivers Walk, London

At 555sqft, this naturally bright first floor apartment forms part of Galliard's landmark development; Gullivers Walk. The property enjoys a fully transferable new homes guarantee along with a concierge service and landscaped communal gardens. The property is immaculately presented with hard wood flooring throughout the living areas, the windows all extend floor to ceiling exacerbating the feel of space and light, while the south facing balcony makes a great space in which to while away the summer evenings. Offered for sale on a 993-year lease, this great starter home is within half mile of Surrey Quays' Overground Line station and just 0.3 miles to the Greenland Pier offering Thames Clipper services to Canary Wharf and beyond.

- First Floor Apartment
- Communal Gardens
- 993 Year Lease
- South Facing Private Balcony
- Concierge Service
- EPC Rating B

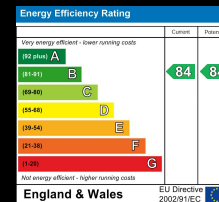
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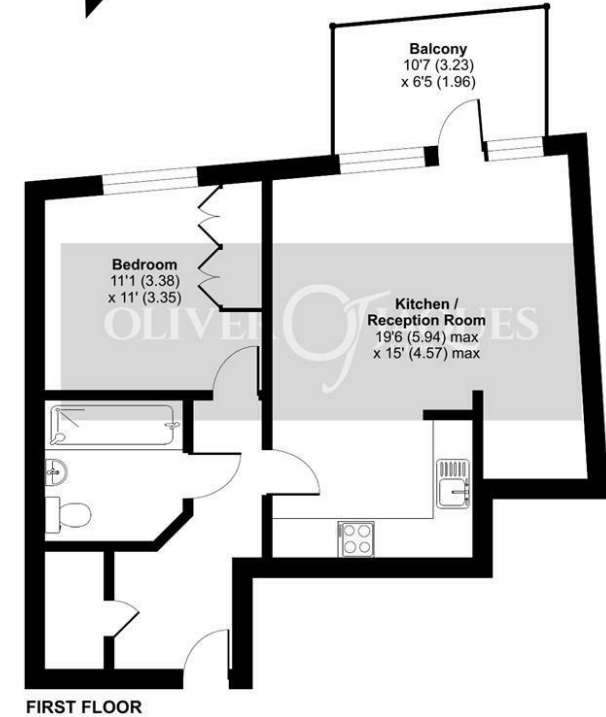
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## Harbourside Court, Gullivers Walk, London, SE8

Approximate Area = 555 sq ft / 51.6 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). © rinchecom 2023. Produced for Oliver Jaques. REF: 1146103

**Tenure:** Leasehold  
**Ground Rent:** £400 pa  
**Service Charge:** £2,872 pa  
**Lease Expires:** 993 Years Remaining  
**Shared Ownership:** No  
**Council Tax Band:** Lewisham London Borough Council (Band C)  
 £1,811.54 pa