



Vousden Grove, London
, SE28 0PG

Guide Price £450,000 - £475,000



Vousden Grove, London

DESCRIPTION

Tucked within the highly regarded Dock 28 development is this exceptional two-bedroom ground floor maisonette, offering the rare combination of apartment convenience with the privacy of a house. Built only a few years ago to an excellent specification, this beautifully presented home boasts its own private entrance, two private terrace areas and a high-quality finish throughout.

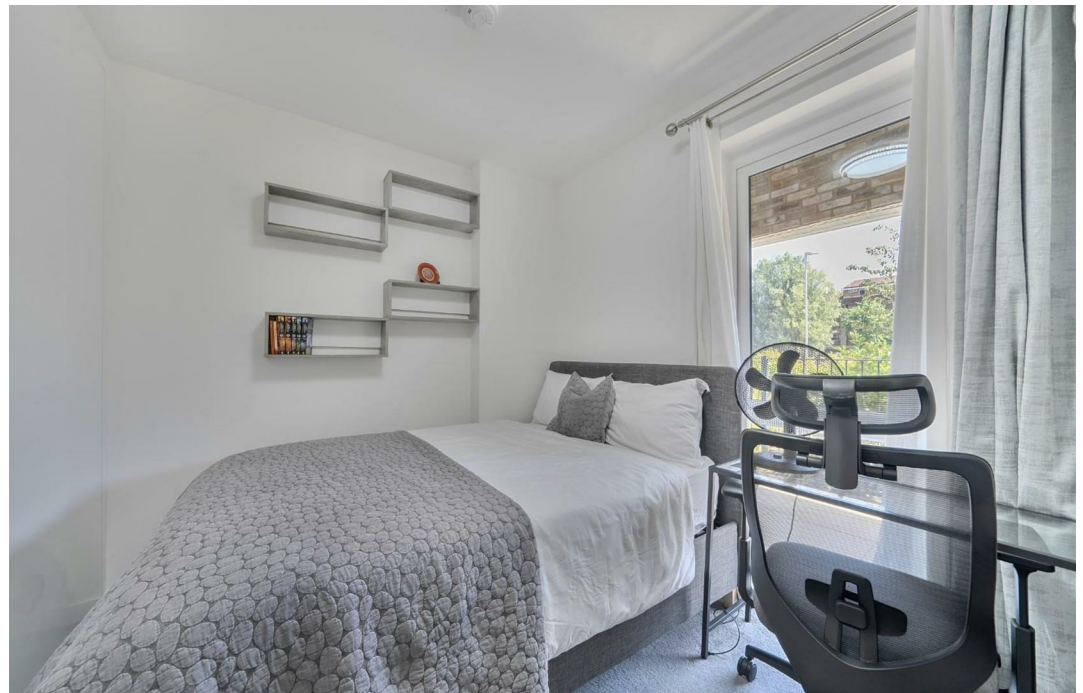
The accommodation has been thoughtfully designed to maximise both space and natural light, comprising a spacious open plan living, dining and kitchen area with direct access onto a generous private terrace - perfect for entertaining, relaxing or enjoying your morning coffee. The contemporary kitchen is finished to a high standard with integrated appliances and sleek cabinetry which has been personally upgraded by the current owners.

Both bedrooms are well-proportioned doubles, while the stylish family bathroom is finished with modern fixtures and fittings. Excellent storage has been incorporated throughout the home, creating a practical layout that perfectly complements modern living.

The current owners, who are relocating abroad, have loved their time here and highlight the sense of community that makes Dock 28 so special, along with the practical extras that come with the home: a Harvey water softener and filtered drinking water system, step-free and wheelchair-friendly design with wide doorways and accessible sockets and switches, and the option to purchase much of the furniture by separate negotiation, making for a genuinely move-in ready home.

Dock 28 has quickly become one of West Thamesmead's most desirable modern developments, offering beautifully maintained communal grounds, secure allocated parking, EV charging points and a strong sense of community. Residents also enjoy excellent transport links with Woolwich Elizabeth Line, Woolwich Arsenal DLR and Plumstead Station all within easy reach, alongside convenient bus routes and a wealth of local amenities.

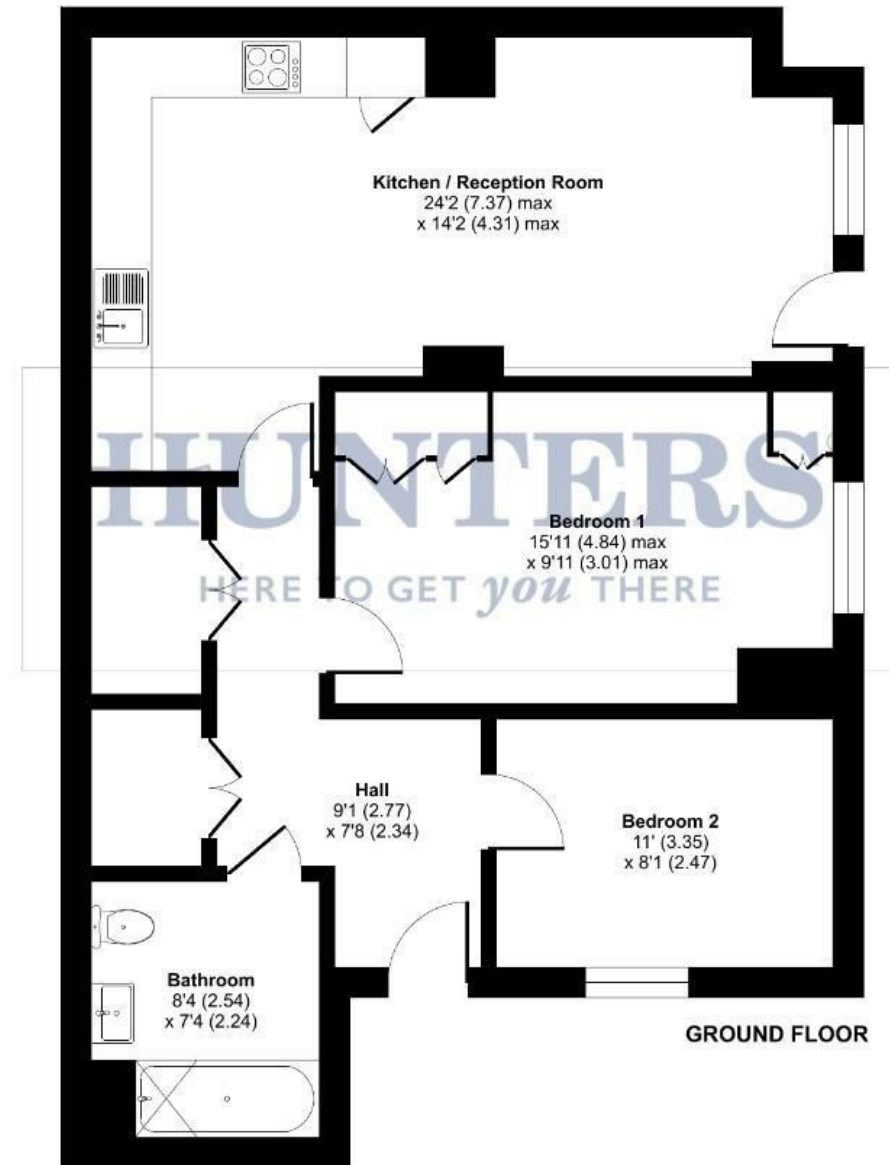




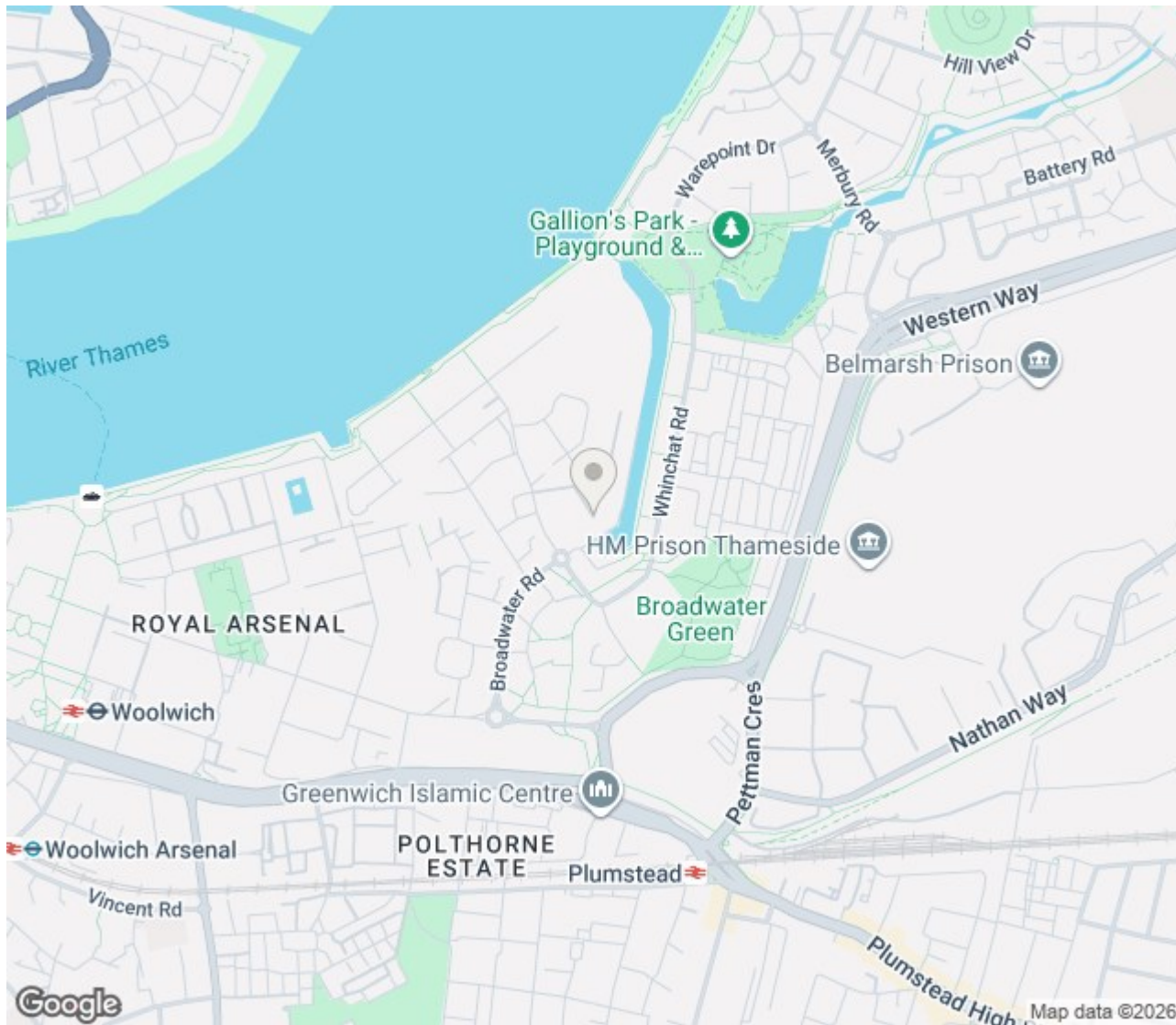
Vousden Grove, London, SE28

Approximate Area = 769 sq ft / 71.4 sq m

For identification only - Not to scale







ENERGY PERFORMANCE CERTIFICATE

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	84	84
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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