



**Globe Wharf, Rotherhithe Street, London SE16 5XX**

**welcome to**

## **Globe Wharf Rotherhithe Street, London**

A beautifully presented two-bedroom, two-bathroom warehouse conversion offering over 1,200 sq ft of character-filled living space, complete with balcony, concierge service and secure allocated parking. Positioned on the third floor of this iconic former rice warehouse, the apartment showcases an impressive blend of industrial heritage and modern comfort. Original features such as exposed brickwork and striking iron pillars run throughout the home, adding warmth and texture to the generous interiors. The accommodation includes a spacious reception room with ample dining space and direct access to a private balcony overlooking the surrounding riverside setting. A separate, well-appointed Shaker-style kitchen provides excellent storage and worktop space, ideal for those who enjoy cooking or entertaining. Both bedrooms are exceptionally sized, with the principal bedroom benefiting from an en-suite bathroom. A second contemporary shower room serves the hallway, perfect for guests or shared living. Residents enjoy access to leisure facilities, including a refurbished gym and swimming pool located within the neighbouring complex. The apartment also comes with a secure allocated parking space.



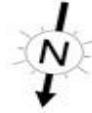
Globe Wharf sits in a highly sought-after position along Rotherhithe Street, boasting fantastic river views, a friendly community atmosphere and excellent connections. Canada Water (Jubilee Line), Rotherhithe Station (London Overground) and the Hilton/Nelson Dock Pier river bus service are all within easy reach, providing quick transport to Canary Wharf, the City and beyond. This is a rare opportunity to secure a substantial warehouse apartment in one of the area's most desirable riverside developments. Rotherhithe is also well known for its abundance of green, open spaces, offering a calmer feel compared with many other riverside locations in London. Residents can enjoy a choice of peaceful nature spots, including the much-loved Stave Hill Ecological Park — a 5.2-acre area of landscaped woodland and wildlife habitat with scenic walking routes and elevated viewpoints. Nearby Lavender Pond Nature Reserve provides another tranquil spot for birdlife and waterside walks. With these pockets of greenery, alongside direct access to the Thames Path, the area offers an appealing blend of riverside living and natural surroundings.

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Approx Gross Internal Area = 114.11 sq m / 1228 sq ft

Balcony = 2.85 sq m / 31 sq ft

Total = 116.96 sq m / 1259 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. Maximum lengths and widths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

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## Globe Wharf Rotherhithe Street, London

- **Guide Price Of £650,000 - £700,000**
- Grade II Listed
- Share Of Freehold
- Two-Bedrooms
- Secure Parking
- Riverside Warehouse
- Balcony

Tenure: Leasehold EPC Rating: D

Council Tax Band: E Service Charge: 5383.87

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2022. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

guide price

**£650,000 - £700,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [barnardmarcus.co.uk/Property/PKM103748](https://barnardmarcus.co.uk/Property/PKM103748)



Property Ref:  
PKM103748 - 0002

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