



ASKING PRICE

£295,000

3 Laban Walk

London, SE8 3FJ

Stunning One-Bedroom Apartment with Balcony & Exceptional Views – Greenwich Creekside

New to the market is this beautifully presented, modern one-bedroom apartment situated on the 11th floor of the sought-after Greenwich Creekside development. Featuring a private balcony with breathtaking panoramic views of the River Thames, Canary Wharf, and the London skyline, this home offers a perfect blend of comfort, style, and location.

The apartment boasts a spacious open-plan living and kitchen area, complete with integrated appliances, sleek wooden flooring, and dual-aspect floor-to-ceiling windows that flood the space with natural light. The generously sized double bedroom includes fitted wardrobes, while the contemporary bathroom features both a bathtub and a walk-in shower. A large hallway storage cupboard adds valuable practicality.

Additional benefits include:

On-site concierge service

Access to a communal roof terrace with stunning views

Chain-free sale – ideal for first-time buyers or investors

Perfectly positioned just a short walk from Greenwich Village, the Royal Park, and a wide range of local amenities. Excellent transport links are nearby, including Greenwich and Deptford mainline stations, DLR services, and the Thames Clipper.





Laban Walk, SE8 3FJ

Approx Gross Internal Area = 49.2 sq m / 530 sq ft

Balcony = 3.2 sq m / 34 sq ft

Total = 52.4 sq m / 564 sq ft



Eleventh Floor

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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	79	79
(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 	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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