



# Scotts Sufferance Wharf

5 Mill Street, SE1

Asking Price £450,000

This stylish one-bedroom, one-bathroom apartment on the third floor offers modern living in a sought-after Mill Street development. Enjoy the convenience of a porter, lift access, and a designated parking space.

**CHESTERTONS**



# Scotts Sufferance Wharf

5 Mill Street, SE1

- One Bedroom
- One Bathroom
- Separate Kitchen
- Two private Balconies
- Share of Freehold
- Porter/Concierge Service
- Secure Entry System
- Secure Parking
- Great Location
- Excellent Transport Links



We are pleased to present this beautifully appointed one-bedroom, one-bathroom apartment situated on the third floor of a highly sought-after development on Mill Street. This residence offers the convenience of a porter service, a lift, and a dedicated parking space. Just a short stroll away, you'll find the vibrant Shad Thames area and London Bridge Station, making this location ideal for both work and leisure. The property also benefits from a share of the freehold.

Spanning approximately 570 square feet, this well-designed apartment features a welcoming reception room, a spacious double bedroom, and a separate kitchen. The bathroom is tastefully appointed, and the apartment boasts two private balconies, perfect for enjoying the views. Residents have access to a delightful communal dockside terrace, along with concierge services and secure underground parking.

The bars and restaurants of Shad Thames, Bermondsey Street and Maltby Street are within easy reach, while nearby transport links at London Bridge, Bermondsey, and Tower Hill offer excellent connectivity to the City, Canary Wharf, and the West End.

**Tenure:** Share of Freehold 962 years 8 months

**Service Charge:** £4000 pa

**Ground Rent:** £0 Peppercorn

**Local Authority:**

**Council Tax Band:** F

| Energy Efficiency Rating                    |   | Current                 | Potential |
|---|---|-------------------------|-----------|
| Very energy efficient - lower running costs |   |                         |           |
| (92-)                                       | A |                         |           |
| (81-91)                                     | B |                         |           |
| (69-80)                                     | C | 71                      | 81        |
| (55-68)                                     | D |                         |           |
| (39-54)                                     | E |                         |           |
| (21-38)                                     | F |                         |           |
| (1-20)                                      | G |                         |           |
| Not energy efficient - higher running costs |   |                         |           |
| England, Scotland & Wales                   |   | EU Directive 2002/91/EC |           |

### *Chestertons Tower Bridge Sales*

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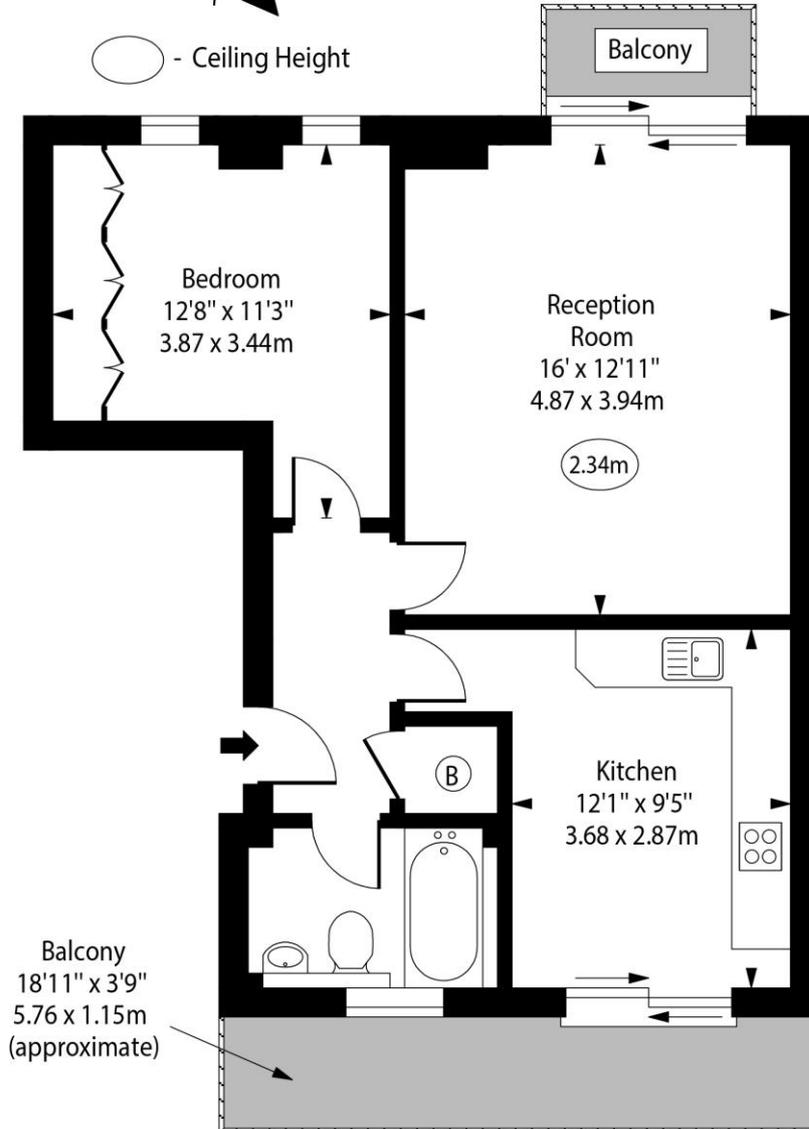
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Scotts Sufferance Wharf,  
Mill Street, SE1



○ - Ceiling Height



Third Floor

Approx Gross Internal Area      570 Sq Ft - 52.95 Sq M

For Illustration Purposes Only - Not To Scale

[www.goldlens.co.uk](http://www.goldlens.co.uk)

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