



GRANITE APARTMENTS, GREENWICH, LONDON, SE10
£650,000 LEASEHOLD

AN IMMACULATE AND BRIGHT TWO BEDROOM APARTMENT THAT IS PART OF THIS HUGELY POPULAR RIVERSIDE BLOCK. FEATURING A LARGE BALCONY WITH SIDE RIVER VIEWS AND MEASURING AN IMPRESSIVE 888 SQ FT!

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DESCRIPTION:

An immaculate and bright two bedroom apartment that is part of this hugely popular riverside block. Featuring a large balcony with side river views, secure underground parking and measuring an impressive 888 sq ft!

In excellent condition throughout, the property briefly comprises a lovely 26ft living room, with a well fitted open plan kitchen that has all the usual fitted white goods. This room leads onto a beautiful and large balcony that spans the length of the flat and has river views. There are two good sized double bedrooms, both with fitted wardrobes and two lovely bathrooms, including an ensuite. Along with underground parking, added benefits include video entry, 24 hour concierge plus the huge bonus of having a communal gymnasium, swimming pool and tennis court on site.

River Gardens is widely considered amongst the very best riverside developments in the area. It is perfectly located on the river walk and just a short walk to the town centre, which offers a fantastic array of shops and restaurants, along with mainline rail, DLR and riverboat service. The Royal Park, with its Observatory is also close by.

AT A GLANCE

- two bedroom apartment
- excellent condition
- secure underground parking
- river views
- circa 888 sq ft
- first floor (with lift)
- two bathrooms
- ample storage
- 26ft kitchen diner
- riverside development
- 24 hour concierge

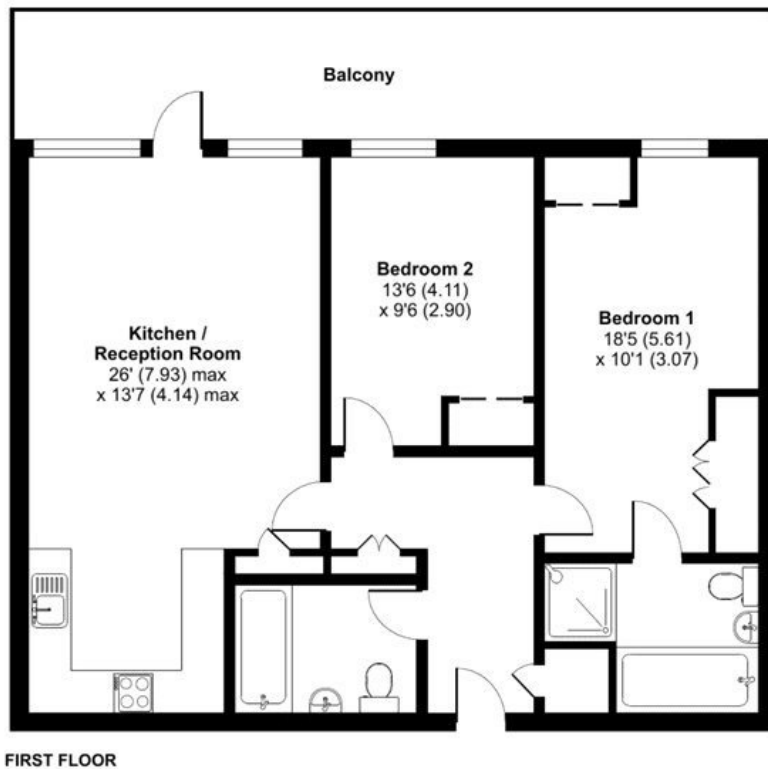




River Gardens Walk, London, SE10

Approximate Area = 888 sq ft / 82.4 sq m

For identification only - Not to scale



This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92)	A		
(81-91)	B	83	83
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-58)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Tenure: Leasehold

Term: 991 years

Service Charge: £4760 per annum

Ground Rent: £ 400 Annually (subject to increase)

Council Tax Band: C

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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