



## Godwin House, Still Walk, London, SE1

£675,000 Leasehold

A stunning one bedroom on the fourth floor of this modern block situated with the One Tower Bridge development. The flat is finished to an exceptional standard and come with the use of luxury facilities including a swimming pool, spa and gym.

**Winkworth**

## LOCATION

Situated off Tower Bridge Road, within One Tower Bridge development, just 150 yards from Tower Bridge and the river Thames.

## DESCRIPTION

The apartment is located via a lift on the fourth floor, you will notice as soon as you enter Godwin House that the standard of finish is superb.

The flat itself comprise a large open plan kitchen/reception room, a large double bedroom, a bathroom and a private balcony.

The bedroom has built in wardrobes and is carpeted, it has a floor to ceiling window allowing in natural light.

The bathroom is a marble tiled suite, with shower over bath, w/c, sink and heated towel rail.

The main reception room has wooden flooring that flows into the kitchen part. Off the main reception room is a balcony perfect for a evening drink after a busy day in the office.

The kitchen is a modern fully fitted kitchen built in dishwasher, microwave, oven a coffee machine. There is an induction hob with extractor above and a slim line wine fridge.

Lastly, this apartment enjoys the benefit of access to the fantastic facilities and One Tower Bridge, which include: 24-hour concierge, swimming pool, gym, spa, lounges and a golf simulator.

## SERVICE CHARGE, GROUND RENT AND COUNCIL TAX

Service Charge - £9,592.34 per annum

Ground Rent - £697.00 per annum

Council Tax Band - D

## UTILITIES

Electricity – mains connected

Gas – mains connected

Water – mains connected with meter

Heating – gas central heating, combi boiler

Sewerage – mains connected

Broadband – Ultrafast Full Fibre Broadband

## LOCAL AUTHORITY

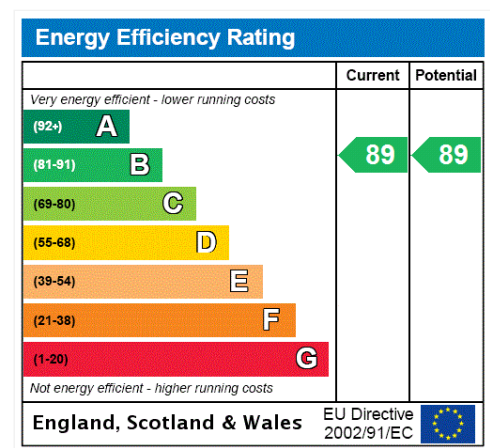
Southwark Council

## TENURE

Leasehold - 999 years from 1 January 2012

## DIRECTIONS

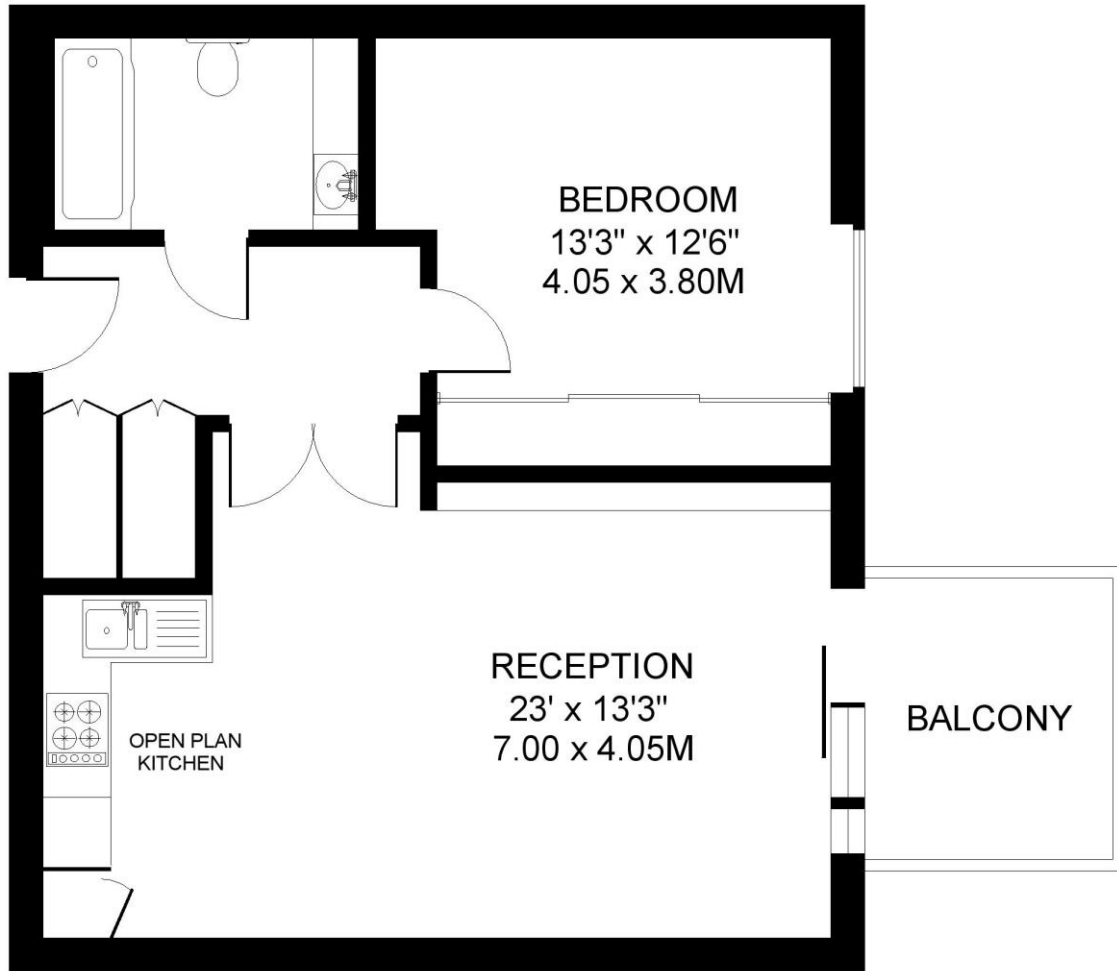
London Bridge underground (Northern Line & Jubilee Line) is 800 metres away, which is a 10-minute walk. London Bridge overground is 480 metres away, which an 8-minute walk. The area is also served well by frequent bus routes into The City.





GODWIN HOUSE SE1  
1 BEDROOM FLAT

Approximate gross floor area  
604 SQ.FT / 56.1 SQ.M.



FOURTH FLOOR

*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.*

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Floorplan produced for Winkworth by Floorplanners 07801 228850

Kennington | 020 7587 0600 | [kennington@winkworth.co.uk](mailto:kennington@winkworth.co.uk)