



SPENCER JAMES
RESIDENTIAL

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**** Three Bedrooms ****

**** Shower Room and WC ****

**** Street Permit Parking ****

**** EPC: C / Council Tax Band: B ****

**** Living Room and Separate Kitchen ****

**** Large Private Garden ****

**** Modern Throughout ****

**** Floor Area: 801.5 Sq/Ft (74.5 Sq/M) ****



**Storey Street, North Woolwich, E16
(Leasehold)**

Offers in Excess of £350,000

A modern three-bedroom ground floor apartment boasting a spacious private garden located within a stones throw of King George V DLR.

Internally the property boasts a spacious living room, separate modern kitchen, three bedrooms and a family shower room in addition to a further WC.

Externally the property boasts a sizeable private rear garden, large storage cupboard and on street permit parking. Further benefits include UPVC double glazing and gas central heating.

Located within convenient walking distance of amenities and King George V DLR with convenient links to the Elizabeth Line.

Accommodation Comprises:

Entrance Hall

Two Storage cupboards, engineered wood flooring.

Living Room 13' 5" x 13' 2" (4.09m x 4.01m)

Suspended ceiling with feature light, UPVC double glazed window to rear aspect, UPVC double glazed door to garden, radiator, engineered wood flooring.

Kitchen 12' 1" x 7' 8" (3.68m x 2.34m)

Fitted with a range of eye and base level units with solid wood worktops incorporating a stainless steel sink and mixer tap, integrated cooker, hob, extractor, fridge freezer, washing machine and dishwasher. Cupboard housing combi boiler. UPVC double glazed window to front aspect. Tiled Flooring.

Bedroom One 13' 2" x 10' 10" (4.01m x 3.30m)

UPVC double glazed window to rear aspect, radiator, engineered wood flooring.

Bedroom Two 11' 5" x 10' 10" (3.48m x 3.30m)

Fitted wardrobes, UPVC double glazed window to front aspect, radiator, engineered wood flooring.

Bedroom Three 8' 7" x 7' 9" (2.61m x 2.36m)

UPVC double glazed window to rear, UPVC double glazed door to garden, radiator, engineered wood flooring.

Shower Room

Majority tiled three piece suite comprising a shower cubicle, low level wc and pedestal hand wash basin. UPVC double glazed window to front aspect. Tiled flooring.

WC

Additional low level WC. UPVC double glazed window to front aspect.

Garden 34' 0" x 20' 0" (10.36m x 6.09m)

Laid to lawn with rear access.

Externally

On Street permit parking. Large storage cupboard.

Lease Details

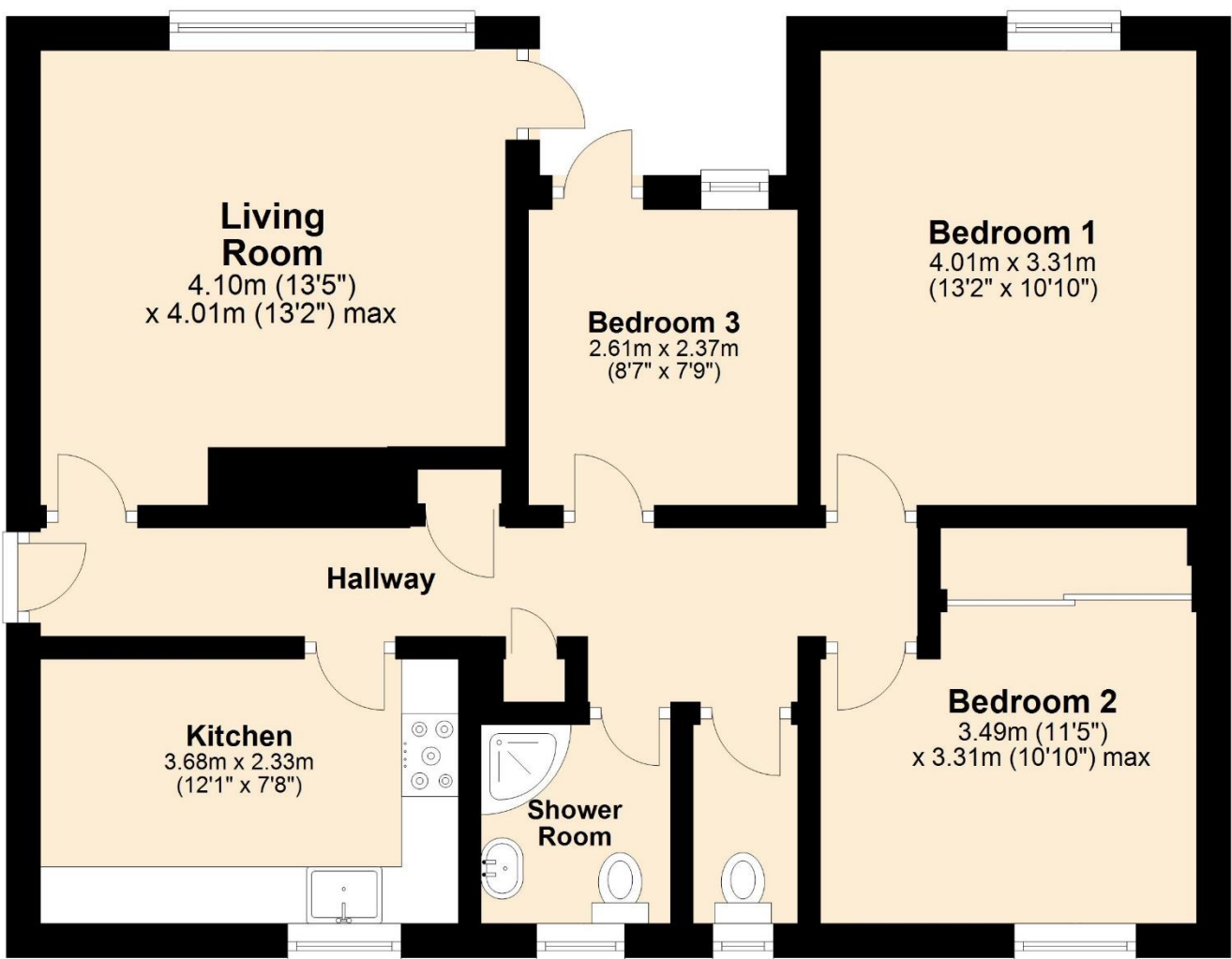
Service Charge - £1000 per annum

Ground Rent - £10 per annum

Lease Remaining - 105 Years Remaining

Ground Floor

Approx. 74.5 sq. metres (801.5 sq. feet)



Total area: approx. 74.5 sq. metres (801.5 sq. feet)



