



**Kennington / Oval Sales**, 12 Clapham Road, London SW9 0JG  
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## WINE CLOSE WAPPING EAST



**SOLD**

**REF: 178104**

### **2 Bed, Terraced House, Private Garden**

Two Double Bedrooms - Separate Kitchen - Wapping / Shadwell Stations - Terraced Brick-Built House - Private Patio Garden - Popular Wapping Location

A lovely brick-built terraced house in a charming part of Wapping moments walk from the station. The property is split over two levels and has a separate kitchen, two large double bedrooms and a private terrace. The terrace looks out onto Wapping woods and the surrounding area is very quiet and peaceful. The property comes offered fully furnished and has recently had brand new carpets and a brand new bathroom fitted upstairs. Call 020 7480 0120 to arrange a viewing.

**Train/Tube** - Shoreditch, Rotherhithe, Shadwell, Wapping

**Local Authority/Council Tax** - Tower Hamlets

**Tenure** - Freehold

**ludlowthompson**



# WINE CLOSE WAPPING EAST



Kitchen



First bedroom



Second bedroom



Bathroom



Bathroom



Terrace



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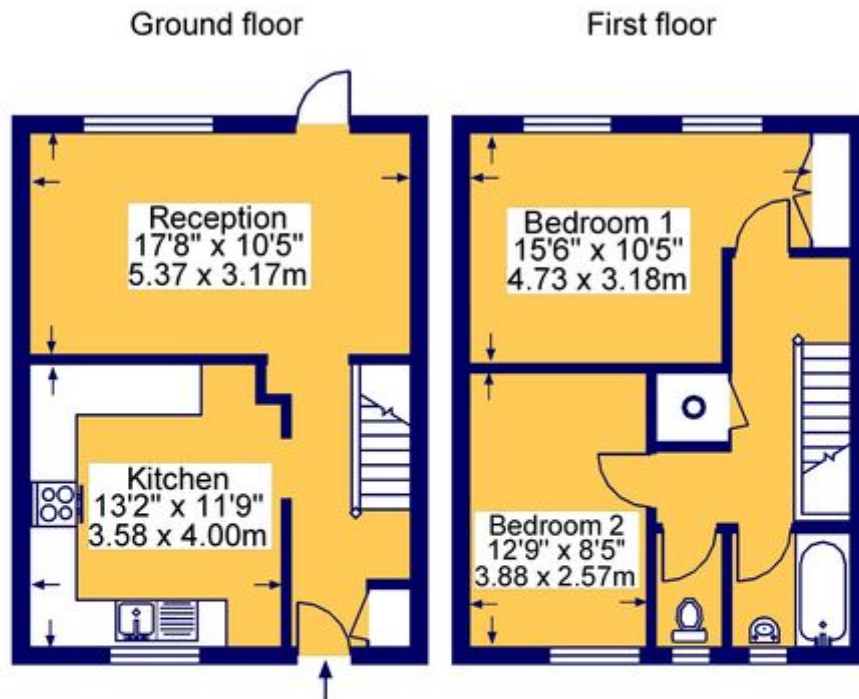
External



Wapping woods



# WINE CLOSE WAPPING EAST



Approx. Gross Internal Area  
829 sq. ft. / 77 sq. mt

SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

THESE DRAWINGS ARE SET OUT AS A GUIDE LINE ONLY  
AND SHOULD NOT BE RELIED UPON AS A REPRESENTATION OF FACT  
Drawing No. DSS280 © [www.rainydaydesign.co.uk](http://www.rainydaydesign.co.uk)

Please note that this floor plan is produced for illustration and identification purposes only. It is NOT drawn to a scale. Measurements are taken in accordance with the R.I.C.S. Code of Measurement Practice. Areas quoted are Gross Internal Areas as per the R.I.C.S. Code and are not guaranteed. Do not use this plan to buy or place furniture or furnishings. Rely upon your own measurements only. Areas quoted are only a guide.



## WINE CLOSE WAPPING EAST



Kitchen - 3.58m x 4.00m (11' 8" x 13' 1")

Laminate floor; fitted kitchen with integral appliances; window to front; pantry with ample storage.

First bedroom - 3.18m x 4.73m (10' 5" x 15' 6")

Second bedroom - 2.57m x 3.88m (8' 5" x 12' 8")

Bathroom - 1.72m x 1.78m (5' 7" x 5' 10")

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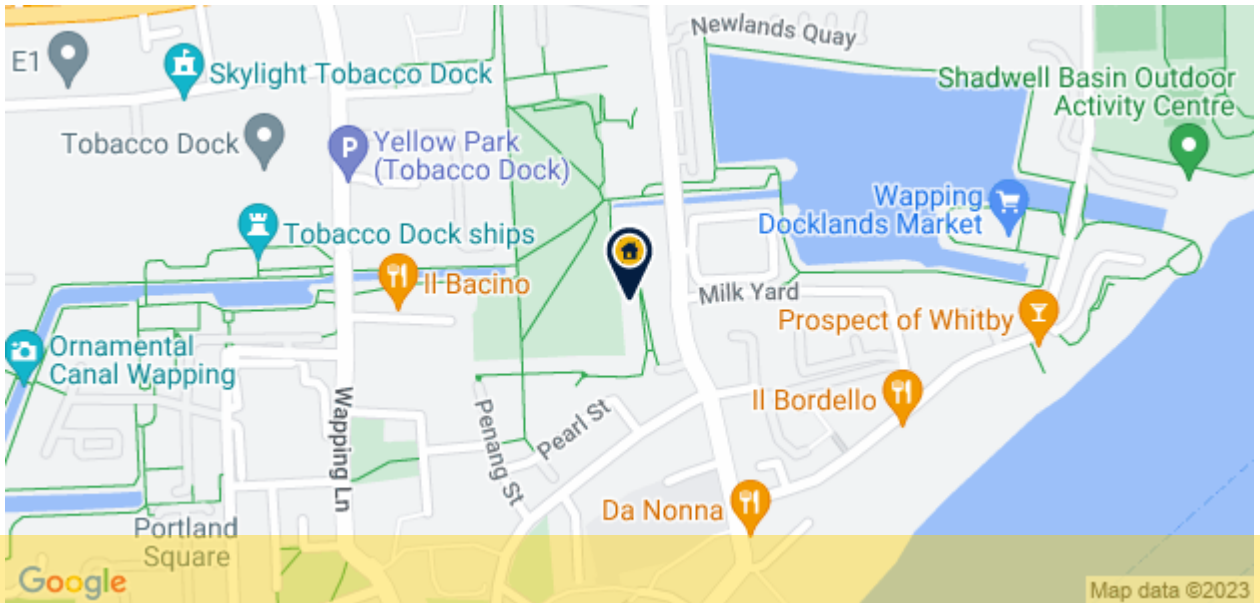
Terrace

External

Wapping woods



## WINE CLOSE WAPPING EAST



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**REF: 178104**

### **When you want to view a property through us it helps to bear in mind the following:**

Viewings are a limited opportunity and therefore should be undertaken seriously. It might be necessary to take a flexible approach in the time arrangement of viewings. Sometimes a vendor will give us specific times only convenient to them. We do advise vendors that if they are serious about selling property they should be as flexible as possible. We normally keep keys and can therefore access the property pretty much anytime.

**To arrange a viewing for this property please contact our Kennington / Oval Sales Office quoting 178104**

### **DISCLAIMER**

**VIEWING:** strictly by appointment through LUDLOWTHOMPSON. ludlowthompson are Agents for themselves and for the vendor.

1. These particulars do not form any part of any offer or contract.
2. Particulars are intended to give a fair description only. ludlowthompson/vendor accept no responsibility for any error they may contain however caused. Any purchaser must satisfy her/himself by inspection or otherwise as to their correctness.
3. ludlowthompson or employees have no authority to make or give any representation or warranty whatever regarding this property.

### **PLEASE NOTE BEFORE PROCEEDING**

We have been unable to confirm the terms of tenure, we have relied upon information supplied by the vendor. Photographs may depict items which are not included in the sale. Consult a solicitor on aspects relating to tenure/property details.