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## DEALS GATEWAY LEWISHAM



£375,000 FOR SALE

REF: 2859432

### 2 Bed, Apartment

Two Double Bedrooms - 24 hr Concierge - Residents' Gym - Secure Modern Development - Ensuite + Family Bathroom - Swimming Pool

Spacious two bedroom apartment in the sought after One SE8 Development! The development benefits from a 24/7 concierge team, on-site restaurant, gym and swimming pool among other convenient attractions. with Deptford Bridge DLR right at the entrance of the complex. This apartment is well presented and gets loads of natural light throughout. It consists of; a large reception with an open-plan fitted kitchen and a lovely Juliet balcony; two large double bedrooms, the master including a superb en... [continued below](#)

**Train/Tube** - Deptford Bridge, St Johns, Elverson Road, New Cross, Lewisham

**Local Authority/Council Tax** - Lewisham

**Tenure** - Leasehold

**ludlow**thompson



# DEALS GATEWAY LEWISHAM



Reception / Kitchen



View



Reception / Kitchen



Reception / Kitchen



Bedroom 1



Bedroom 1





# DEALS GATEWAY LEWISHAM



Ensuite



Bedroom 2



Exterior



Exterior



Exterior



Exterior

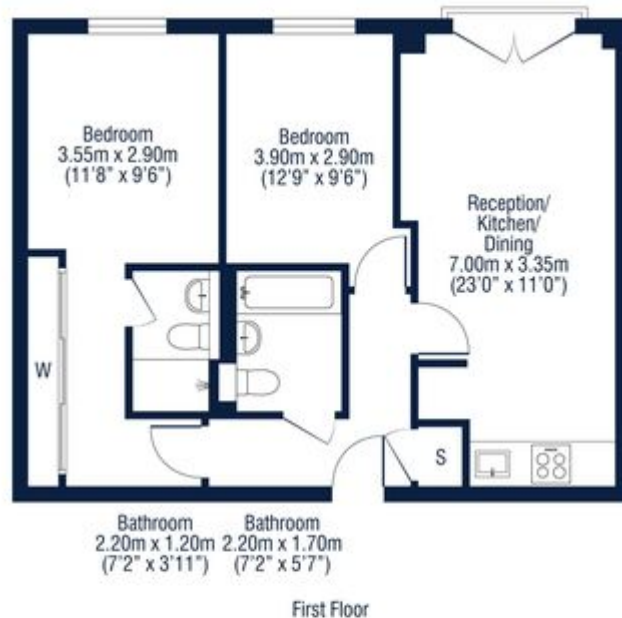


# DEALS GATEWAY LEWISHAM



## Deals Gateway, SE13

Approx. Gross Internal Area = 65.0sqm / 669.6sqft



Disclaimer: Floorplan measurements are approximate and are for illustrative purposes only. While we do not doubt the floorplan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.



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.



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This apartment is well presented and gets loads of natural light throughout. It consists of; a large reception with an open-plan fitted kitchen and a lovely juliet balcony; two large double bedrooms, the master including a superb ensuite bathroom; contemporary family bathroom; built-in storage.

Deptford Bridge DLR is a 4 minute stroll from your doorstep, facilitating commute to the Docklands, Canary Wharf and into the City. Beautiful Greenspaces like Brookmill Park and Broadway Fields are a stone's throw away, while the popular Greenwich Park and the Thames are within a 5 minute cycling distance. This location enjoys an abundance of amenities within and right outside the complex, including restaurants, pubs, local shops and supermarkets.

### Tenure Details

Tenure - Leasehold

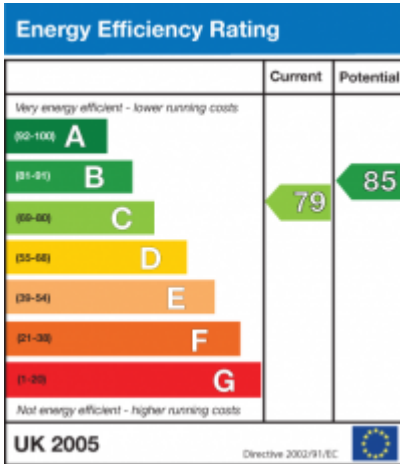
Lease Length - 104 years

Service Charges - £3590.08 per year

Ground Rent - £385.09 per year

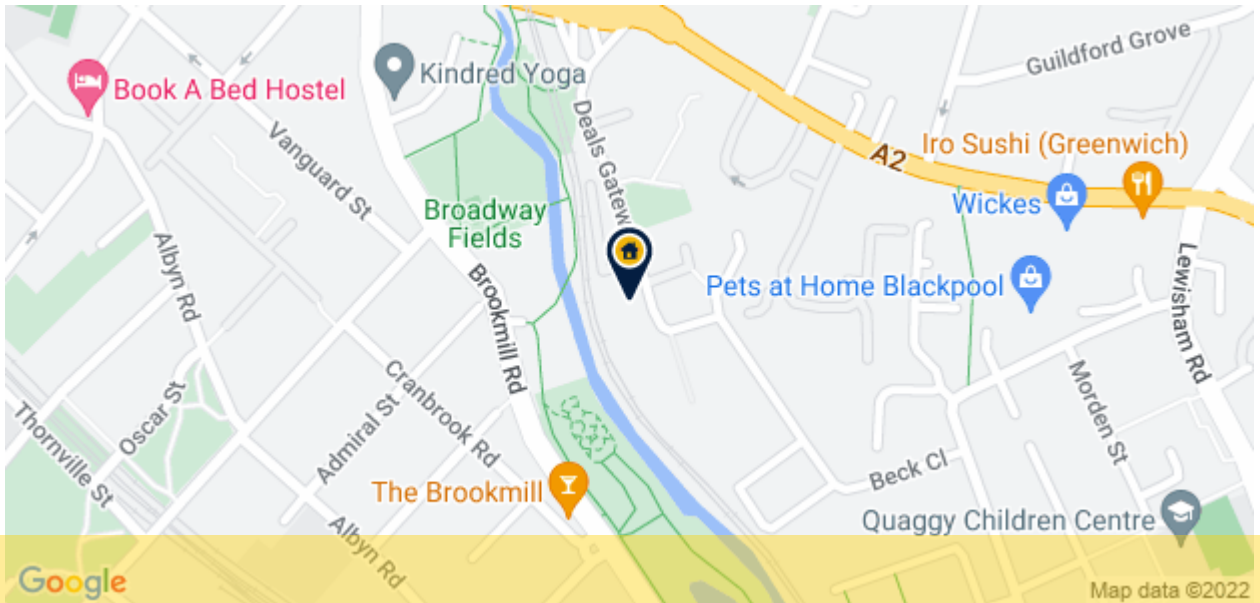


# DEALS GATEWAY LEWISHAM





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CALL 020 7101 0236

REF: 2859432

### 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 Canada Water Sales Office quoting 2859432

### 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.