

Java Wharf SE1

£750,000 share of freehold

CLUTTONS



A large one bedroom apartment of over 1000 sqft with parking, communal roof terrace, daytime porterage, and private dock facing balcony.

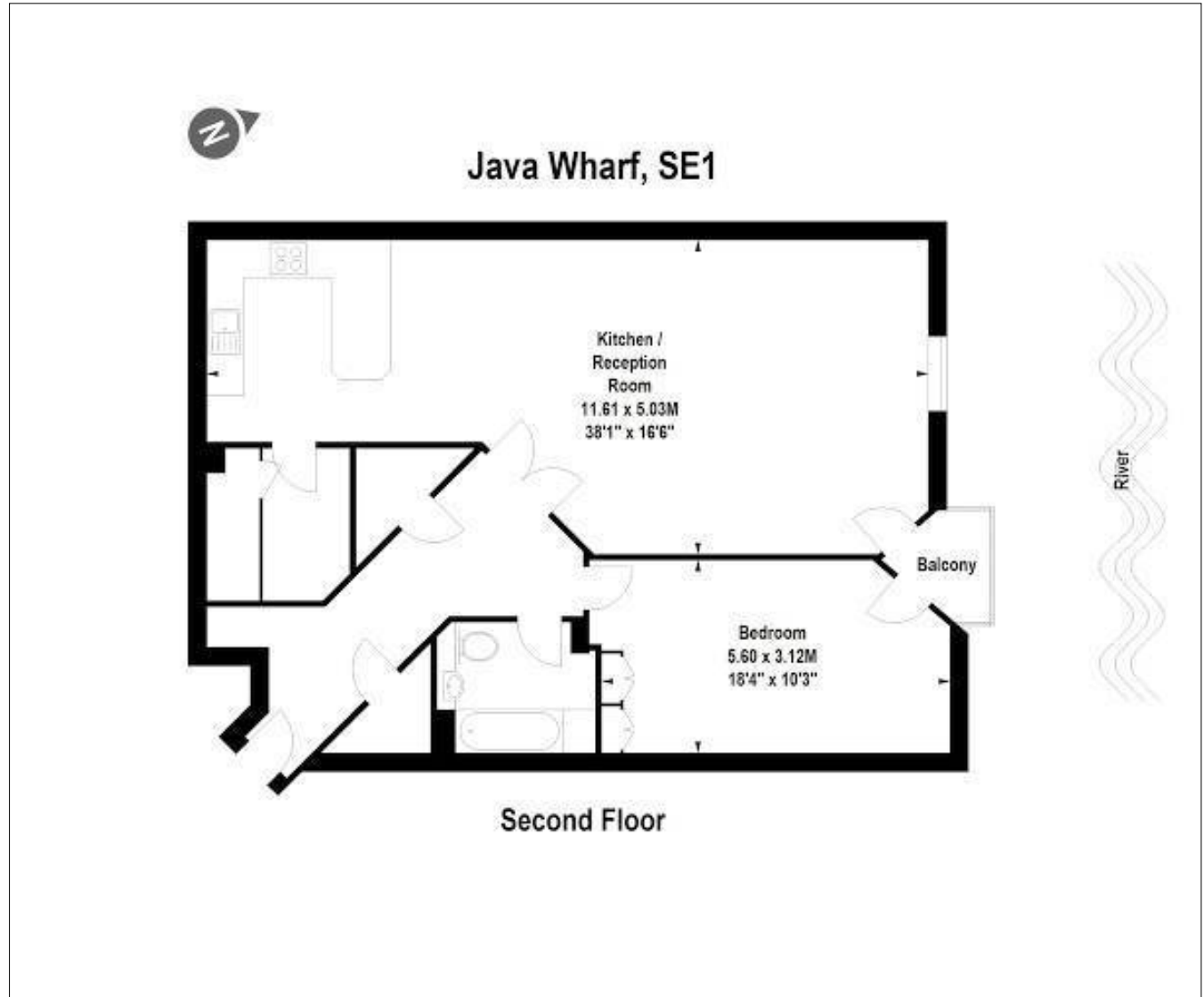
Situated on the second floor of this popular warehouse conversion, the apartment offers stunning views over St Saviours Dock, towards the Thames.

The apartment benefits from a large open plan kitchen/reception room with direct access to the private balcony which also overlooks the dock.

The impressive entrance hallway gives access to the bedroom which is a generous size, with built in wardrobes and access to the dock side balcony. Also off the hallway is the separate fully tiled bathroom, and additional storage cupboards.

Java Wharf benefits from daytime porterage, communal roof terrace, lift access, and one secure parking space. Located on Shad Thames the development is close to Tower Bridge, only a stone's throw from the bars and restaurants

the area has to offer, and is conveniently located for both Maltby Street and Borough Market. There are excellent transport links with London Bridge Station (Jubilee, Northern and Mainline train services), Tower Hill (District and Circle lines), and Bermondsey (Jubilee line) all within easy walking distance.



Approximate gross internal area:
1,016 sq ft (94.4 sq m)
EPC rating: D | Ref: TOW17002z



For further details contact

George Barker
020 7407 3669
george.barker@cluttons.com

Alex Chapalain
020 7407 3669
alex.chapalain@cluttons.com

Cluttons
36 Horselydown Lane
London
SE1 2LN
cluttons.com

This is made from FSC certified paper, part of our commitment to use more sustainable materials. FSC, protecting the world's forests for the future. Please recycle.



Cluttons LLP for itself and as agent for the vendor or lessor (as appropriate) gives notice that: 1. These particulars are only a general outline for the guidance of intending purchasers or lessees and do not constitute in whole or in part an offer or a Contract. 2. Reasonable endeavours have been made to ensure that the information given in these particulars is materially correct but any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and survey as to the correctness of each statement. 3. All statements in these particulars are made without responsibility on the part of Cluttons LLP or the vendor or lessor. 4. No statement in these particulars is to be relied upon as a statement or representation of fact. 5. Neither Cluttons LLP nor anyone in its employment or acting on its behalf has authority to make any representation or warranty in relation to this property. 6. Nothing in these particulars shall be deemed to be a statement that the property is in good repair or condition or otherwise nor that any services or facilities are in good working order. 7. Photographs may show only certain parts and aspects of the property at the time when the photographs were taken and you should rely upon actual inspection. 8. No assumption should be made in respects of parts of the property not shown in photographs. 9. Any areas, measurements or distances are only approximate. 10. Any reference to alterations or use is not intended to be a statement that any necessary planning, building regulation, listed building or any other consent has been obtained. 11. Amounts quoted are exclusive of VAT if applicable.