



Asking Price £610,000

TENURE : LEASEHOLD

Amphion House, Pavilion Square, 5 Thunderer Walk, Royal Arsenal Riverside, Woolwich, London, SE18

Bedrooms : 2

Bathrooms : 2

Reception Rooms : 1

Private Cinema

Jacuzzi

Steam Room

Sauna

Vanquish Real Estate
Unit 3, Warehouse Court, 18 Duke of Wellington Avenue, Royal Arsenal
Riverside, London SE18 6BY
info@vanquishrealestate.com | 02037461399



RESALE - Vanquish Real Estate is delighted to offer this exquisite 2-bedroom 2-bathroom apartment located on the 5th floor in Amphion House of the leading Royal Arsenal Riverside development.

The apartment boasts a bright living space with ample room for dining and benefits from access to a private balcony with river views, a fully integrated kitchen, built-in wardrobe, stylish furnishings, and an exceptionally high-quality finish throughout.

Every element of these interiors has been curated to evoke a timeless elegance.

From the contrast between the soft colour palette and rich, dark finishes to the fixtures and fittings, these apartments are designed to capture the essence of modern living.

Royal Arsenal Riverside is one of South East London's most exciting riverside addresses, sitting at the heart of Woolwich, which is rapidly emerging as one of London's bright spots, occupying a prime location along the River Thames and offering a buzzing retail hub.

Features

- 24/7 Concierge Service
- Private Gym
- Private Swimming pool
- Private Cinema

With a brand new on-site Crossrail station, an on-site Thames Clipper Pier, plus the National Rail and DLR stations only 300m away, Royal Arsenal Riverside is one of the best-connected developments in South East London.

Transportation:

- Woolwich Arsenal DLR station
- Thameslink train station
- New Elizabeth Line Underground station

Ground Rent: £425 PA

Service Charge: £2300

Floor Area: 833 SqFt

Vanquish Real Estate

Unit 3, Warehouse Court, 18 Duke of Wellington Avenue, Royal Arsenal
Riverside, London SE18 6BY

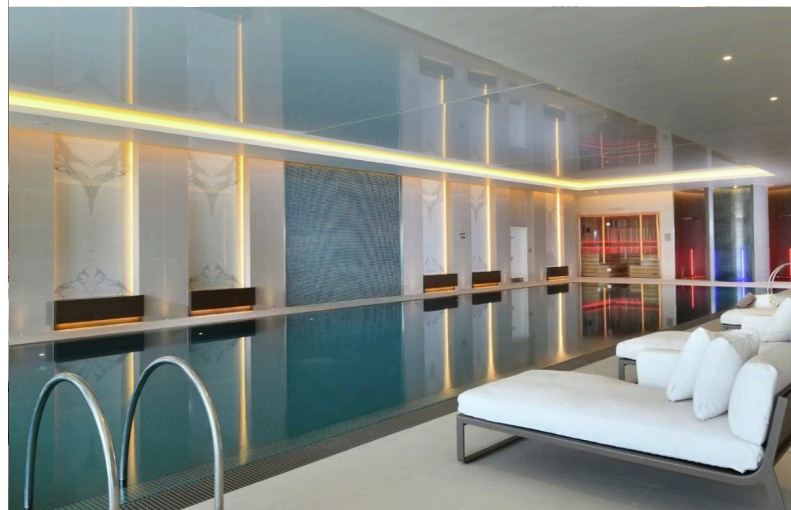
info@vanquishrealestate.com | 02037461399





Vanquish Real Estate
Unit 3, Warehouse Court, 18 Duke of Wellington Avenue, Royal Arsenal
Riverside, London SE18 6BY
info@vanquishrealestate.com | 02037461399





Vanquish Real Estate
Unit 3, Warehouse Court, 18 Duke of Wellington Avenue, Royal Arsenal
Riverside, London SE18 6BY
info@vanquishrealestate.com | 02037461399





Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B	87	87
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Vanquish Real Estate
 Unit 3, Warehouse Court, 18 Duke of Wellington Avenue, Royal Arsenal
 Riverside, London SE18 6BY
info@vanquishrealestate.com | 02037461399



