



Rotherhithe Street, London, SE16 5DS

A well-presented, chain-free one-bedroom apartment located just moments from the River Thames in the heart of leafy Rotherhithe. Situated on the second floor of a well-maintained residential development, this home offers a comfortable blend of modern living and peaceful surroundings. The property features a bright open-plan reception room with an ample kitchen and dining area. The generously sized double bedroom includes a built-in wardrobe, while the contemporary bathroom and additional hallway storage complete the layout. Residents also benefit from access to a communal roof terrace and a secure, allocated parking space. Conveniently positioned within easy reach of Rotherhithe Overground Station, Canada Water, Nelson Dock Pier is only 5 minutes away (with a ferry service to Canary Wharf), and several bus routes — including the excellent C10 and 381 — this home is exceptionally well-connected. Local amenities are close at hand, including a supermarket and pubs only minutes away, Stave Hill Ecological Park and scenic woodland walks along the Thames.

Annual Service Charge - £2473

Annual Ground Rent - £200

Years on Lease - 102

Council Tax Band - C

Council tax, property size and, where applicable, lease information, service charges and ground rent are given as a guide only and should always be checked and confirmed by your Solicitor prior to exchange of contracts.

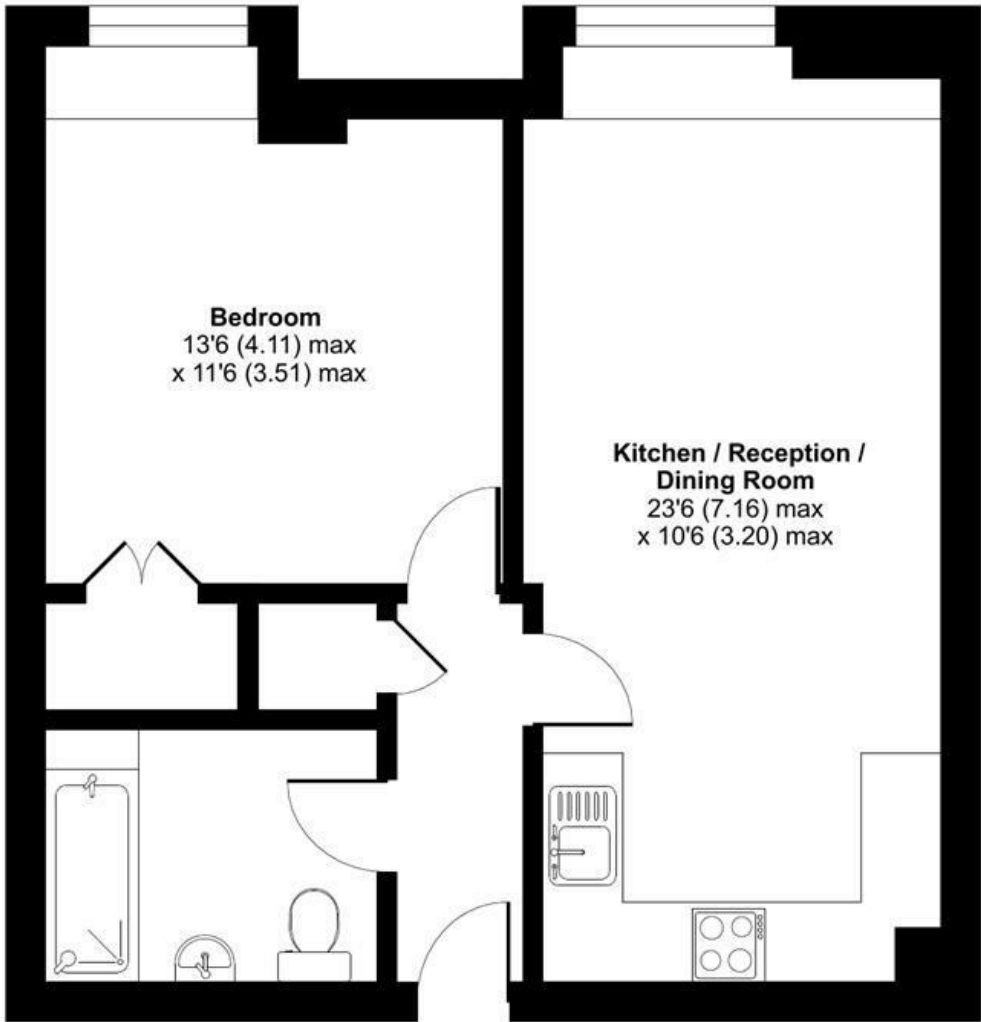
- Chain Free
- Spacious one-bedroom apartment
- Bright open-plan kitchen, reception, and dining area
- Allocated car parking space + bicycle storage
- Communal roof terrace
- Excellent transport links (Overground, Canada Water, River ferry, C10 bus)
- Peaceful riverside setting with nearby parks and nature trails
- Walking distance to a good local supermarket
- Well-managed block with an active residents' association

Alex & Matteo
ESTATE AGENTS

Offers in excess of £325,000

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Approximate Area = 514 sq ft / 47.7 sq m
For identification only - Not to scale



SECOND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2025. Produced for Alex & Matteo Estate Agents. REF: 1318146

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	72	72
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		