







Rotherhithe Street, Rotherhithe, SE16 5SQ

Alex & Matteo ESTATE AGENTS

Guide price £650,000 to £675,000
A stunning two bedroom, two bathroom riverside apartment overlooking the Thames and City skyline, located within one of Rotherhithe's most prestigious developments.
The apartment features a large and naturally bright reception room with space to dine and access to two private balconies enjoying direct river and skyline views, a separate modern kitchen with sleek granite worktops, a king sized master bedroom with built-in storage and a contemporary en-suite bathroom, a second generous double bedroom, and a stylish family bathroom. Additional storage can also be found in the hallway.
The apartment is complete with integrated Sonos audio (in the master bedroom, en-suite, kitchen and hallway and front room) and smart Philips Hue lighting systems, which the seller may consider leaving. There is also engineered wood flooring throughout (excluding tiled rooms). Further benefits include a secure underground parking space with bike storage, swimming pool, sauna, hot tub and 24-hour concierge service. With gated communal grounds for residents to enjoy, King & Queen Wharf remains one of the area's most prestigious riverside developments.
The apartment is located within walking distance of the greenery of Stave Hill Ecological Park, Surrey Docks, and the new leisure centre, as well as an excellent selection of local cafés, restaurants, and shopping facilities within the ever-popular Canada Water Masterplan area.
A Co-op grocery store is conveniently located just around the corner, along with the charm and character of Rotherhithe Village.

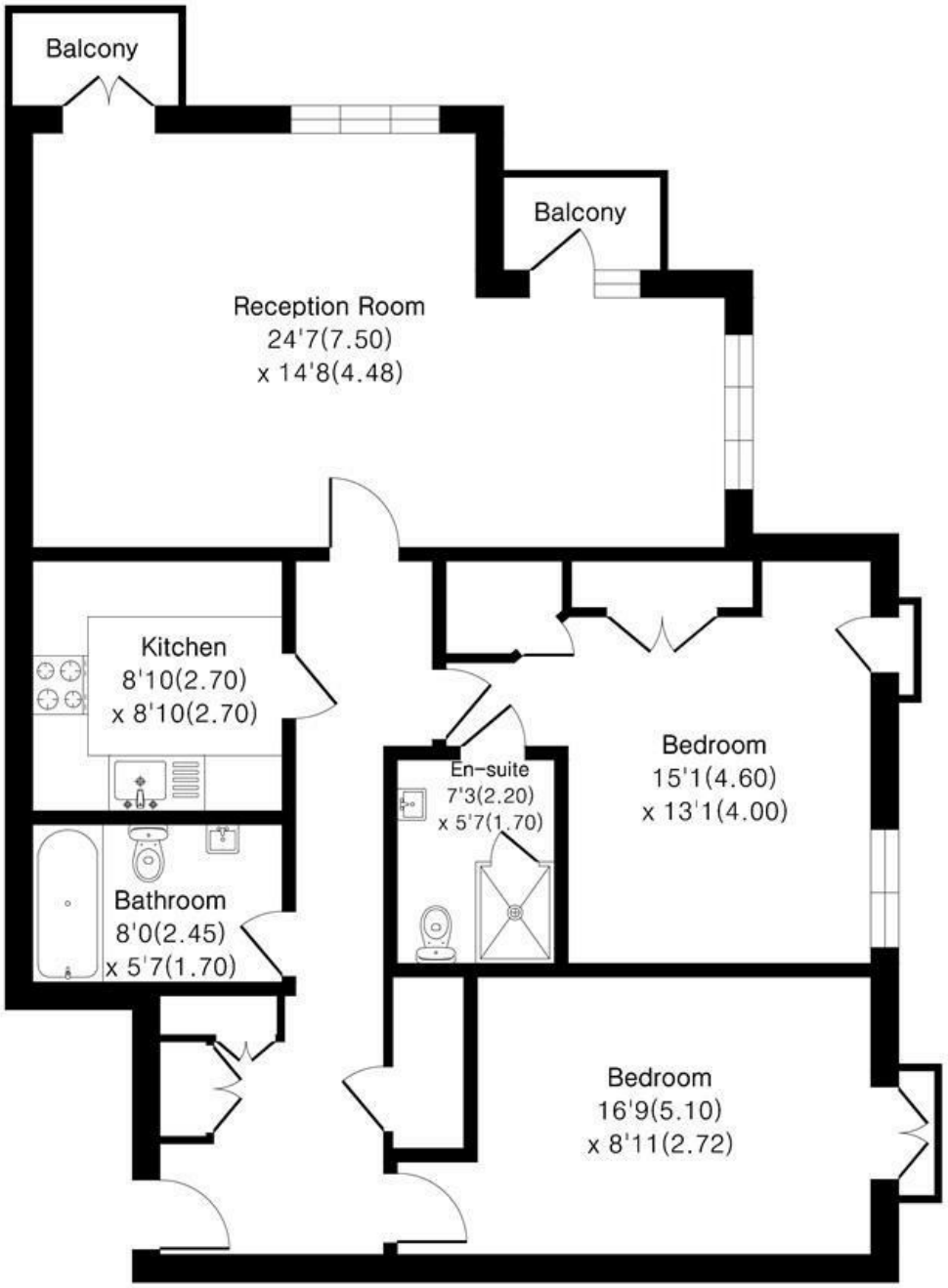
- Share of Freehold - Very Spacious Riverside Two Bedroom Apartment
- Stunning direct Thames and Skyline Views
- Two Riverside Balconies
- Two Well-Proportioned Bedrooms - King and Double
- 24 Hr Concierge, Swimming Pool, Hot Tub, Sauna, Landscaped Communal Grounds
- On the Thames River Path
- Underground Parking Space
- Short Stroll From Canada Water Masterplan and Rotherhithe Village
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Sandringham Court, Rotherhithe Street, London, SE16 5SQ

Approximate Area = 1012 sq ft / 93.9 sq m

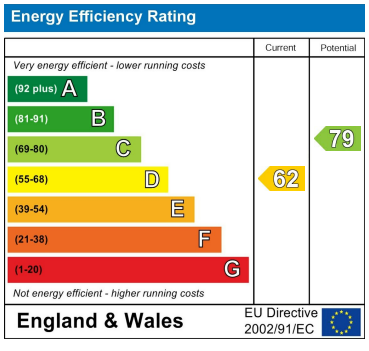
For identification only - Not To Scale



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Floor plan Produced in accordance with RICS Property Measurement 2nd Edition.
Incorporating International Property Measurement Standards (IPMS2 Residentional)
Produced for Alex & Matteo Estate Agents.

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