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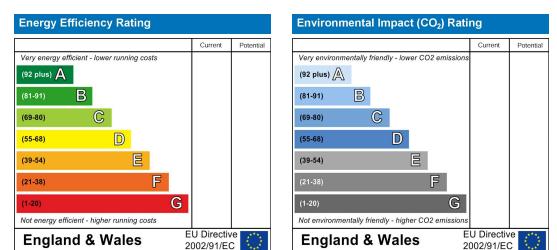
## Floor Plan



## Area Map



## Energy Efficiency Graph



## Viewing

Please contact our Sunshine Estates Office on 020 8066 5055 if you wish to arrange a viewing appointment for this property or require further information.

Sunshine Estates is delighted to present this lovely studio flat in Abbey Wood, SE2 0NX.

This well-presented property offers a bright and comfortable living space, perfect for a single professional or couple looking for convenience and connectivity. Ideally located, the flat is just a 5-minute drive to Abbey Wood Station (Elizabeth Line), providing fast links into Central London, around 10 minutes by car to Plumstead Station, and approximately 15 minutes to Woolwich Arsenal Station for DLR and mainline services.

The property also benefits from excellent local amenities and green spaces, being only 5 minutes by car from the beautiful Lesnes Abbey Woods and around 10 minutes from Southmere Park, ideal for relaxing walks and outdoor activities. Healthcare facilities are within easy reach, with Queen Elizabeth Hospital, Woolwich approximately 15 minutes away by car and Darent Valley Hospital around 25 minutes' drive. This studio flat combines comfort, location, and convenience in a highly accessible area.

Contact us today to arrange a viewing and secure your new home!

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