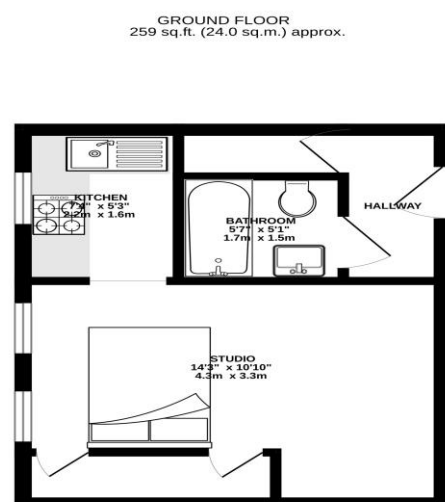




## Vanbrugh Park Road West, Blacheath, SE3

### Price Guide Price £230,000 - £250,000

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D	57 D	
39-54	E		
21-38	F		
1-20	G		



TOTAL FLOOR AREA: 259 sq. ft. (24.0 sq.m.) approx.  
While every attempt has been made to ensure the accuracy of the information contained in this document, the user should not rely on it for any legal or financial purposes. The user should seek professional advice before making any decisions. ©2022



*To arrange an appointment to view this property or to book a valuation on your own property, contact hi residential for a professional Prompt and friendly service*

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**Property Details**

**Chic Top Floor Studio Apartment in Prestigious Blackheath Location**

Guide Price £235,000 - £255,000 Leasehold. Nestled in the coveted area of Blackheath, this elegant top-floor studio apartment is a component of a meticulously maintained, low-rise private complex. This studio represents an excellent opportunity for first-time purchasers or investors looking for a lucrative rental investment. The apartment features a well-designed floor plan with a separate, fully integrated kitchen and bathroom, both strategically placed near the main living area for maximum convenience. A notable advantage of this property is the ample storage space it offers, which is uncommon in studio apartments. The building's rear offers communal grounds and the luxury of allocated resident parking, adding to the comfort and convenience. Located on Vanbrugh Park Road West, this studio is superbly positioned near Blackheath, Maze Hill, and Westcombe Park stations, offering easy access to Lewisham, London Bridge, Cannon Street, and Charing Cross. Greenwich and Lewisham's DLR connections are ideal for Canary Wharf commuters, while nearby North Greenwich Tube Station (Jubilee Line) and Thames Clipper Pier provide additional commuting alternatives. This area is rich in lifestyle offerings. The Westcombe Park conservation area, adjacent to Greenwich Park, lies between Blackheath Common and Greenwich. Explore the vibrant Blackheath Village and Greenwich Town Centres, renowned for their bars, restaurants, and boutique shops. The famous Greenwich covered market offers unique crafts, foods, and drinks, while Blackheath Village hosts a popular farmers market on Sundays. With studios in high demand and this particular property's exceptional location, we strongly recommend booking an early viewing. Viewings are available by appointment, and our team is eager to assist with any enquiries. Don't miss the chance to own this gem in a prestigious London locale. Please call to arrange your visit.

