



Wilson Court, Allenby Road, Woolwich, SE28

Price Reduced to: £320,000

 Benham
& Reeves

Wilson Court, Allenby Road, Woolwich, SE28

 2 Bedroom (s)  1 Bathroom  Leasehold

A spacious two bedroom, apartment located at Wilson Court, Woolwich. Located on the first floor of a contemporary building and spanning approximately 748 square feet. This apartment comprises a large lounge area and an open-plan kitchen with integrated appliances. There are two double bedrooms with fitted wardrobes and a family bathroom. Additional benefits include two Juliet balconies, allocated parking, double glazing and gas central heating.

The property is a short distance away from the Plumstead markets, a bustling high street with chain and independent shops, restaurants, and health facilities, including a pharmacy, and a GP is also close by.

Both Woolwich Arsenal and Plumstead train stations are nearby, just a 10-minute walk. Also at Woolwich Arsenal, is the DLR, into the City, City Airport, Docklands, and East London. It is approximately a 10-minute walk to the riverboat, which takes you directly to Canary Wharf in 23 minutes.



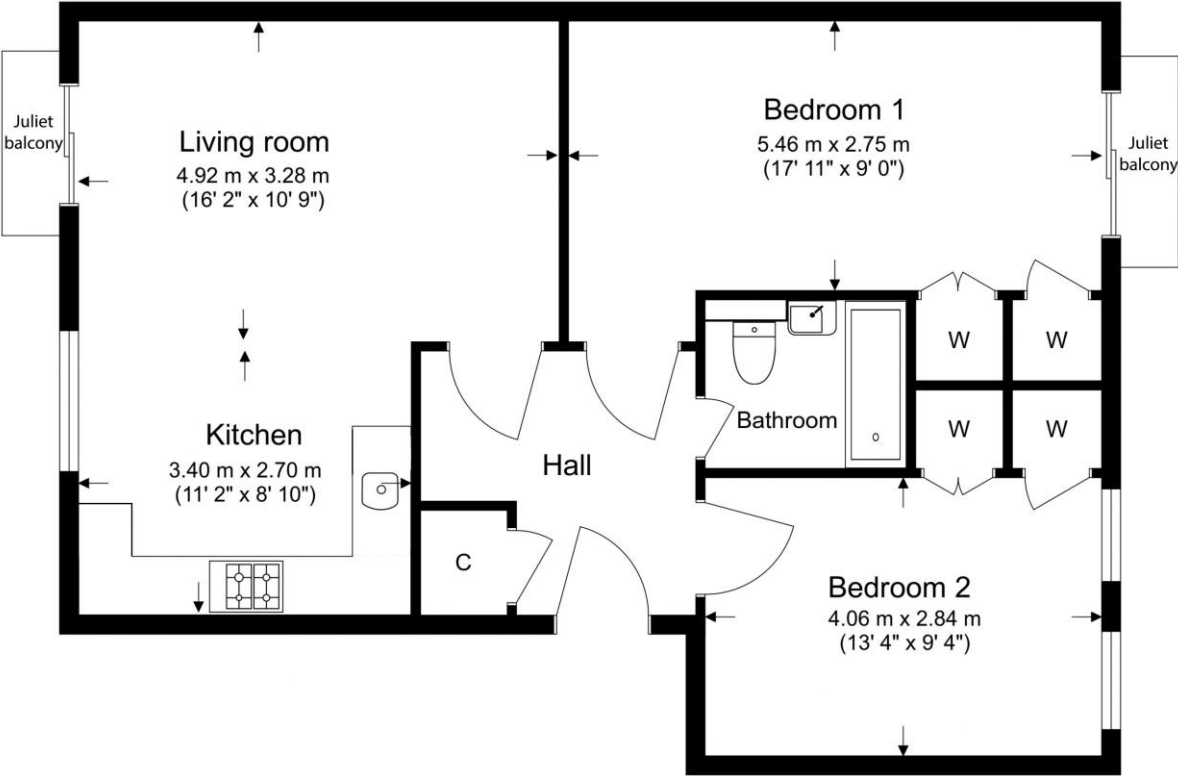


Property Features:

- Two Bedrooms
- One Bathroom
- First Floor
- 748 Square Feet (Approx.)
- Open Plan Kitchen
- Two Juliet Balcony's
- Allocated Parking
- Woolwich Overground and DLR Station
- Elizabeth Line Station



First Floor
Total Gross Internal Area
69.5 Sq/m - 748 Sq/ft



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Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	82	82
(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	

Terms & Conditions:

These particulars are for guidance purposes only and do not form part of an offer or contract.

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Tenure: Leasehold
Expires 31/05/2128
Approximately 102 Years Remaining

Ground Rent: £200.00 (per annum)
for the year 2025

Service Charge: £1,894.00 (per annum)
for the year 2025

Anticipated Rent: £1,540.00 pcm
Approx. 5.8% Yield

Viewings:

All viewings are by appointment only
through our Woolwich Office.

Our reference: WOO250046

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