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Tracy Thorne
Estates



**Flat 9 1 Artillery Place, London
London SE18 4AB
£1,450 Per month**

AVAILABLE IMMEDIATELY - WATER BILL INCLUDED

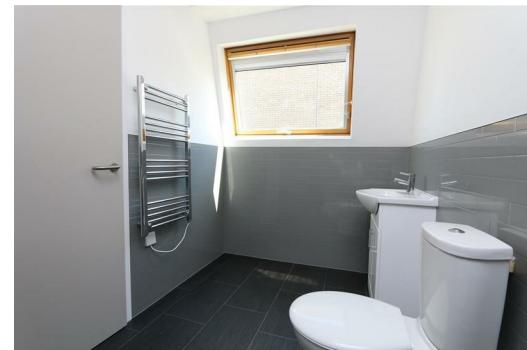
Newly refurbished modern one double bedroom top floor flat benefiting open plan modern living/kitchen area, double bedroom and modern fitted shower room.

The property is offered with an electric hob, oven & extractor, small fridge/freezer,
Offered with parking space in a private parking area and communal laundry room.

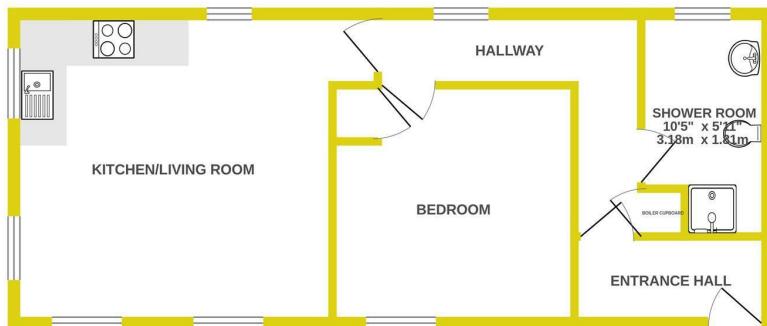
Situated in the vibrant area of Woolwich Arsenal, this property offers easy access to a variety of amenities, including shops, restaurants, and transport links; Including Woolwich Arsenal mainline station, giving access to the Elizabeth Line & the DLR.

Please call or email to arrange an appointment to view 020 8304 0997 / property@tracythorne-estates.co.uk





GROUND FLOOR
513 sq.ft. (47.7 sq.m.) approx.



TOTAL FLOOR AREA - 513 sq ft (47.7 sq.m.) approx.
 Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services and fixtures shown have not been tested and no guarantee as to their operability or efficiency can be given.
 Made with Metropix (2023)

Energy Efficiency Rating	
Very energy efficient - lower running costs	Current
92-100 A	Present
81-91 B	
70-80 C	
55-69 D	
39-54 E	
21-38 F	
1-20 G	
Most energy efficient - higher running costs	
EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating	
Very environmentally friendly - lower CO ₂ emissions	Current
92-100 A	Present
81-91 B	
70-80 C	
55-69 D	
39-54 E	
21-38 F	
1-20 G	
Most environmentally friendly - higher CO ₂ emissions	
EU Directive 2002/91/EC	