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**WATERMAN**  
EXCLUSIVE



## **Carmichael Avenue, Greenhithe, DA9 9FF**

**Asking price £195,000**

We are pleased to bring to the market this **SECOND FLOOR ONE BEDROOM RIVERSIDE APARTMENT**. The property is located on the sought after Ingress Park development in Greenhithe, with river and QE2 bridge views. The property comprises of a **GREAT SIZE RECEPTION ROOM**, **MODERN INTEGRATED KITCHEN**, **BATHROOM** and **SPACIOUS DOUBLE BEDROOM**. The property further benefits from a **BALCONY** with far reaching views and an allocated parking space in the **GATED UNDERGROUND CAR PARK**.

Close to the M25, A2 and Bluewater Shopping Centre. Only a 5 minute drive to the high speed rail link at Ebbsfleet International, taking you to London in 17 minutes. Also, a 10 minute walk, door to platform to Greenhithe station, mainline to Charing Cross and London Bridge. Close to all local amenities.

Council tax band - C

Tenure - Leasehold - 974 years remaining

Ground rent - £364 per annum

Service charge - £2151.62 per annum





## 21 Bessborough House Carmichael Avenue, Greenhithe, DA9 9FF

### INTERNAL

#### Lounge/Diner

15'5" x 12'9" (4.7 x 3.9)

#### Kitchen

9'2" x 5'10" (2.8 x 1.8)

#### Bedroom

11'5" x 10'5" (3.5 x 3.2)

#### Bathroom

7'10" x 5'6" (2.4 x 1.7)

### EXTERNAL

