

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A		83	83
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



GLENISTER STREET, NORTH WOOLWICH Offers In Excess Of £240,000 Leasehold 1 Bed Apartment - Purpose Built



Features:

- One Double Bedroom Duplex
- Open Plan Kitchen Lounge
- Dual Aspect Windows
- Integrated Appliances
- Great Transport Links
- Amenities Moments Away

A perfectly pristine one bedroom duplex apartment, spread over the ground and first storeys of a new development in North Woolwich. Housed over the former Royal Oak pub - this is a fine find.

You're on the Silvertown peninsula here, a practically self-contained enclave among London's Docklands. With just three main roads in and out, this is an island unto itself. Head five minutes south and the Woolwich foot tunnel or ferry will get you across the Thames for the myriad offerings of Woolwich itself.

REQUEST A VIEWING
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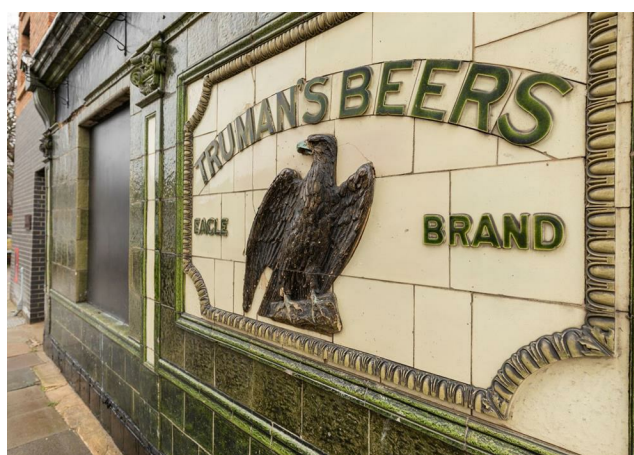
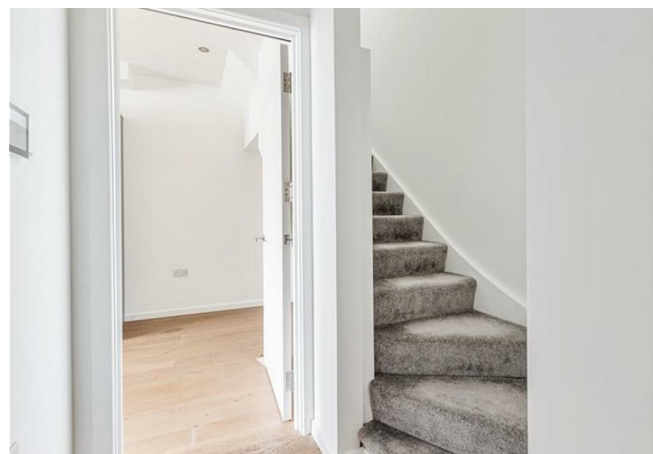
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IF YOU LIVED HERE...

You'll be admiring the emerald hues of Truman's tiling, still set in the original ground floor frontage and a testament to the area's transport and trading heritage. Inside and your sleek and sublime first storey comes in at around 200 square feet, with natural light bouncing off flawless white walls courtesy of that dual aspect. The lounge area's artfully zoned by low level storage, engineered spotlights twinkle overhead and there's plenty of space for dining or home working.

To the rear sits your kitchen area, handsomely decked out in a suite of pewter grey cabinets complete with fully

integrated appliances. An immaculate WC is seamlessly tucked away to the side. Head up to the second floor and your bedroom is just as impressive - a generous double with twin windows, the plushest of carpets and a gleaming en suite bathroom dressed in a white and grey palette.

Outside and the King George V DLR station is just a couple of minutes from your front door for destinations including West Ham (for the Hammersmith & City and District lines) and Stratford (for the Central and Elizabeth lines, as well as national rail connections). The 473 and 474 buses also run from Albert Road at the end of your street for London City Airport, Plaistow, Stratford, Canning Town and Custom House. You're impeccably connected here.



WHAT ELSE?

- The Royal Victoria Gardens, once the tea gardens of the prestigious Pavilion Hotel, offer natural greenery and riverside views, and are just a couple of minutes away on foot. London Postcode Walks offer nearby walking tours if you fancy taking in the area's rich history.
- Catching up with friends? Head to Cafe Spice Namaste just past Gallions Point Marina for delectable Indian cuisine with a European twist, all set in a former nineteenth century courthouse.
- Just across the river sits Waterfront Leisure Centre, home to a gym with incredible views over the Thames, as well as a twenty five metre fitness pool, sauna and jacuzzi. You're in pole position for exploring all Woolwich has to offer from here.

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