

Thames Tunnel Mills, Rotherhithe Street, Rotherhithe, SE16

Asking Price: £695,000

Benham & Reeves

Thames Tunnel Mills, Rotherhithe Street, Rotherhithe, SE16

4 Bedroom (s) 1 Bathroom (s) To be advised

Set within the distinctive Thames Tunnel Mills development on Rotherhithe Street, this spacious four bedroom apartment offers well-proportioned accommodation in a characterful south-east London setting.

Occupying the third floor, the property extends to approximately 1,111 square feet and provides a well-balanced layout, with four bedrooms, a separate sitting/dining room, kitchen, bathroom and additional WC. The generous sitting/dining room benefits from a Juliet balcony, allowing plenty of natural light and adding an attractive feature to the main living space.

Thames Tunnel Mills combines its historic industrial character with practical modern living, while the property is ideally positioned for enjoying the amenities and attractions of Rotherhithe and the surrounding area. The River Thames and Thames Path are close by, with a variety of cafés, restaurants, bars and green spaces within easy reach.

Popular destinations including Shad Thames, Bermondsey Street, St Katharine Docks and the City are all conveniently accessible, making this an appealing location for both residents and commuters. Transport connections are excellent, with Rotherhithe, Canada Water and Bermondsey stations all nearby, providing access to the Overground, Jubilee line and wider London transport network.







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Property Features:

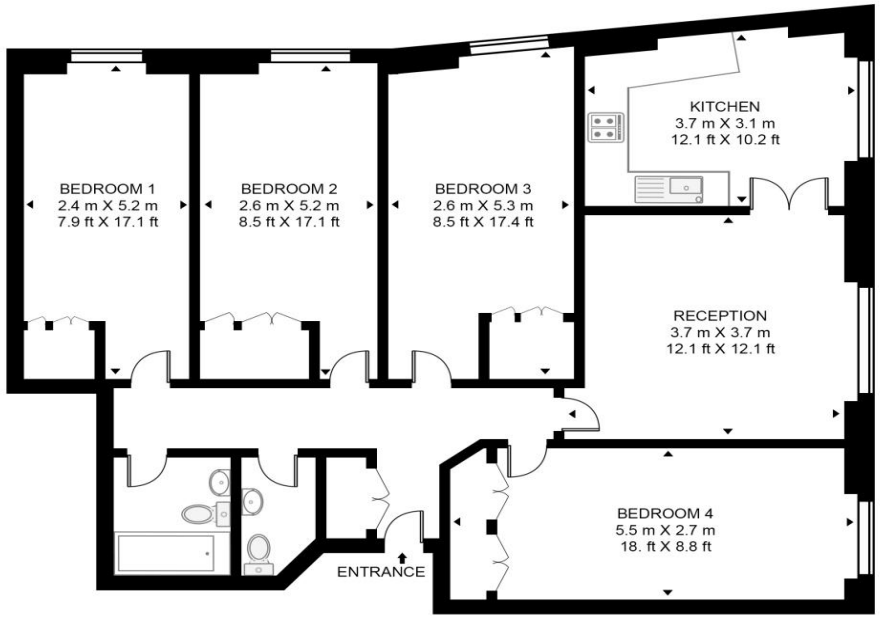
- Four Bedrooms
- Third Floor
- Approximately 1,111 Square Feet
- Juliet Balcony
- Lift
- Excellent Transport Links
- Close to the River Thames and Thames Path
- Rotherhithe Station (0.1 miles)
- Wapping Station (0.2 miles)
- Canada Water Station (0.3 miles)

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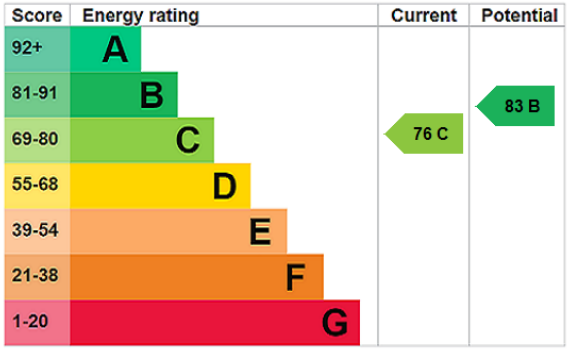
THAMES TUNNEL MILLS, ROTHERHITHE STREET

APPROXIMATE GROSS INTERNAL FLOOR AREA 1111 SQ.FT (103.2 SQ.M)





THIRD FLOOR



This floor plan has been defined by the RICS Code of Measurement. This floor plan and all others are for approximate representative purposes only and upon usage is agreed to as such by the client.

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Terms & Conditions:

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

Asking Price:	£695,000
Tenure:	Leasehold Expires 2140 Approximately 113 Years Remaining
Ground Rent:	Nil
Service Charge:	£3,170.00 (per annum) estimated for the year 2026
Anticipated Rent:	£3,000.00 pcm Approx. 5.2% Yield

Viewings:

All viewings are by appointment only through our Surrey Quays Office.

Our reference: KEN260228

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