



A tastefully designed, modern two bedroom duplex apartment situated within a pretty converted warehouse with a private roof terrace.

Dockhead Wharf, 4 Shad Thames, London, SE1

£1,400,000 Leasehold



Penthouse apartment with dual aspects throughout providing spectacular views of The Shard, the City and St Saviour's Dock

- Private roof terrace with plenty of space for alfresco dining
- Fully renovated throughout to a high specification with bespoke joinery, fixtures and fittings
- On-site building portorage and lift access
- One allocated parking space

Local Information

Dockhead Wharf occupies an enviable position on the south side of Tower Bridge in Shad Thames.

The area is famous for its historic cobbled streets and iconic warehouse conversions, coupled with an array of new restaurants, bars and the fantastic new Bridge Theatre.

The property is also ideally located for walking into the City, or to the popular Borough Market. Underground services from London Bridge (Northern and Jubilee Lines, approximately 0.7 miles) and Tower Hill (District and Circle Lines, DLR, approximately 0.7 miles) both offer easy access to the rest of London.

About this property

This exceptional apartment is one of the few penthouses in the historic Dockhead Wharf development. Arranged over two levels, it offers fantastic living and entertaining space with sensational views of the City skyline and Tower Bridge.

The lower level comprises a vast open plan entertaining space with beautiful bespoke joinery for maximum storage space options, a dedicated dining area with room for an 8 seater table and chairs with Easterly aspects towards St Saviour's Dock. On the other side

you will find an impressive fully fitted kitchen with high end Miele appliances, further benefits include a pantry, wine cooler, dishwasher, integrated utility space, coffee machine and separate bar area. The reception room offers smart lighting, sound surround system and underfloor heating, exposed concrete and steel beams providing a subtle nod to its industrial heritage. Along the hall, towards the entrance of the property you will find a guest cloakroom providing further convenience.

On the upper lever you will find a family sized bathroom featuring a spectacular brass bathtub. Both bedrooms offer fitted wardrobes, with the principal bedroom benefiting from a private en suite bathroom with walk in shower.

The roof terrace can be accessed via both rooms and provides the perfect outside dining experience with panoramic views across the City skyline and Tower Bridge.

Residents of Dockhead Wharf benefit from portorage service, as well as secure underground parking.

Tenure

Leasehold

Local Authority

Southwark Council





Energy Performance

EPC Rating = E

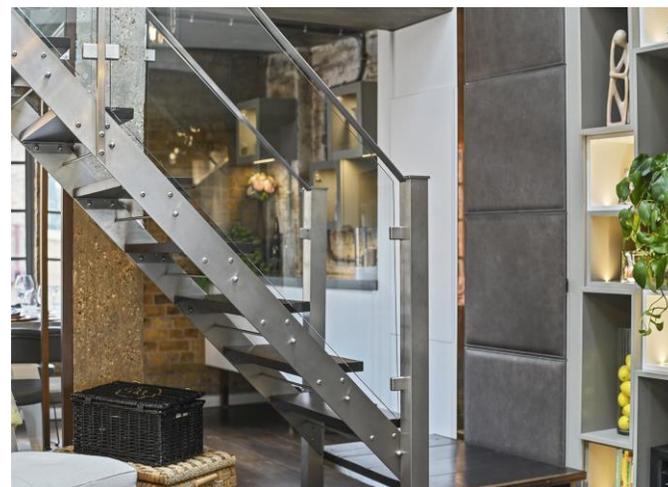
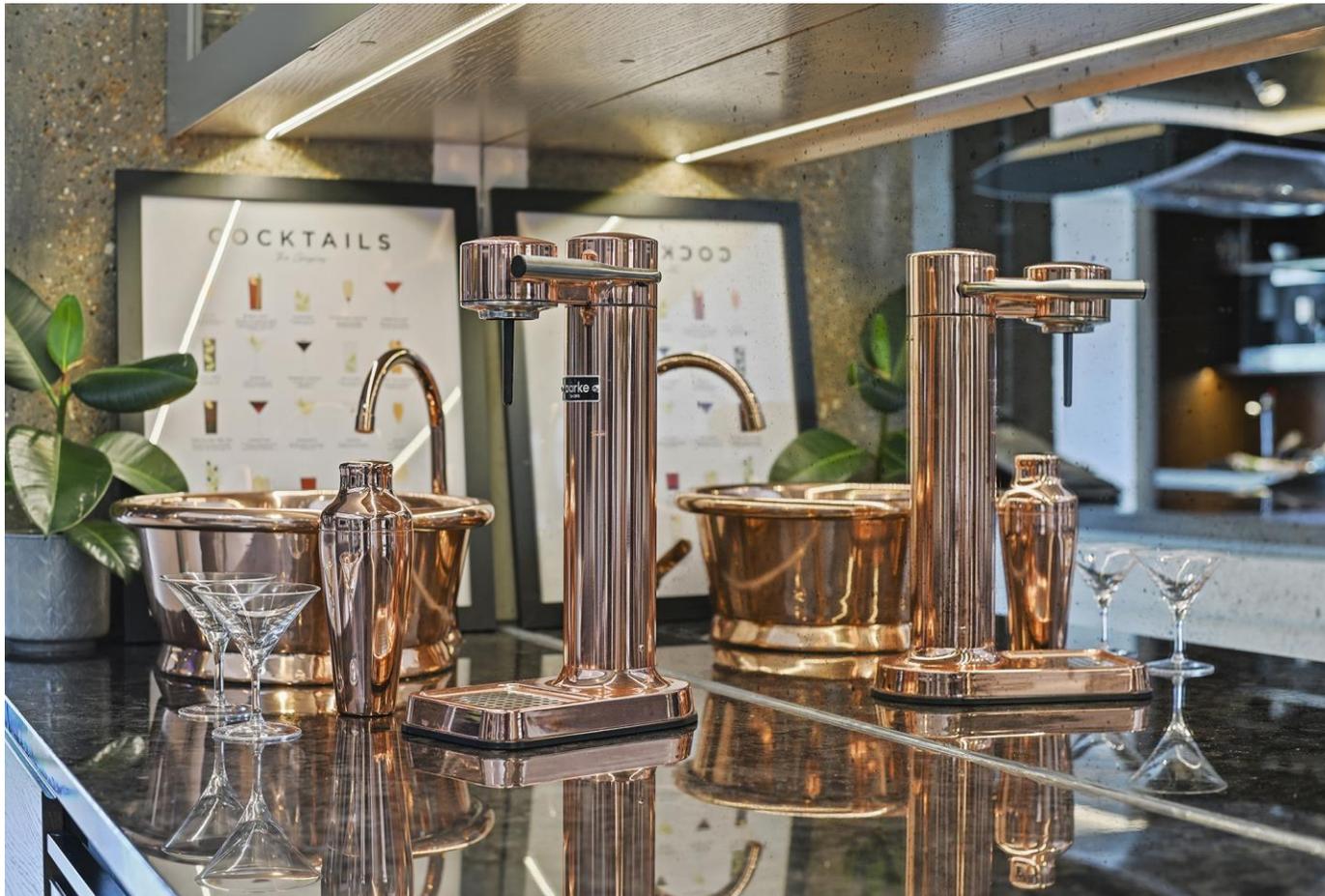
Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Wapping Office.

Telephone: +44 (0) 20 7456 6800.





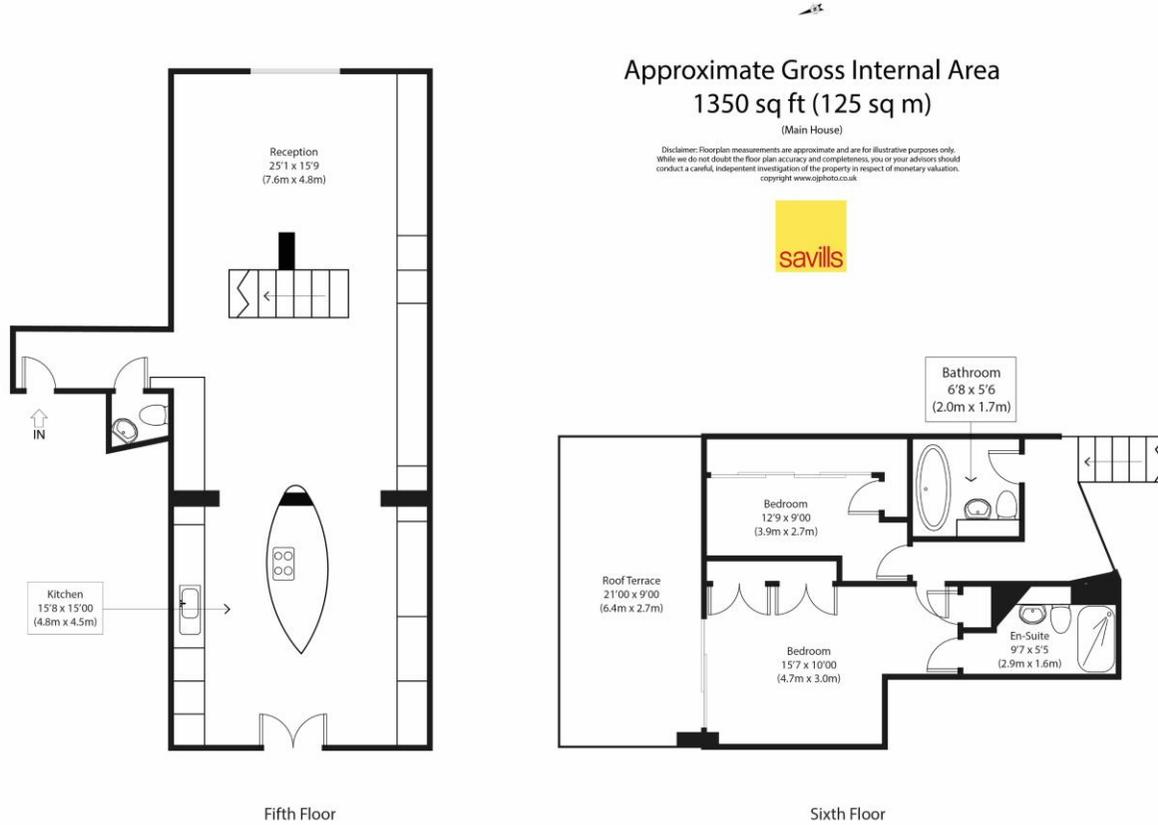




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Gross Internal Area 1350 sq ft, 125.4 m²

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| Energy Efficiency Rating | | |
|---|-------------------------|---|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92+) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | 50 | 60 |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England, Scotland & Wales | EU Directive 2002/91/EC |  |

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