

CHARACTER OFFICE BUILDING TO LET

Tel: 07885 912 982



136 Southwark Street, London, SE1 0SW
Approx. 1,400sq. ft. (130 sq. m)

Rent - £56,000 per annum exclusive
Available now

136 SOUTHWARK STREET, SE1 0SW



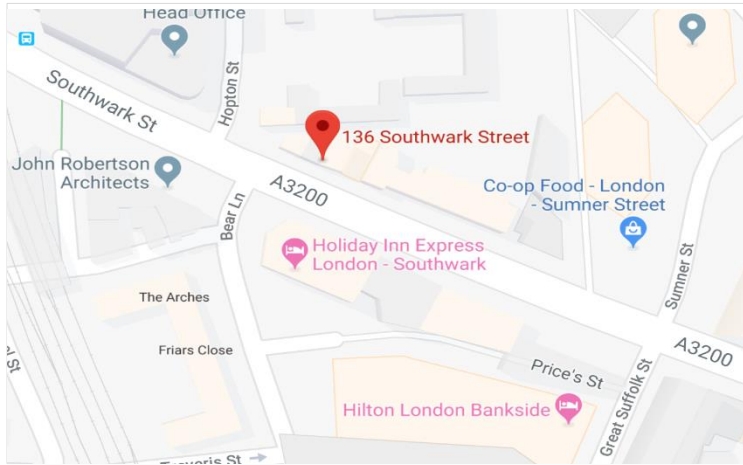
Studio style offices arranged over the 2nd, 3rd and 4th floors of this attractive period property offering excellent light and good office specifications. Two floors offers open plan space with the third benefitting from a meeting room, kitchen and toilet facilities. The property is centrally located to all amenities of Southwark Street and within walking distance to three underground stations.

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Location

Located at the western end of Southwark Street and close to the junction with Hopton Street. Walking distance to both London Bridge and Waterloo stations. Southwark station is approximately 5 minutes walk.

Floor Areas

4th Floor - 473 sq ft (43.9 sq m)
3rd Floor – 490 sq ft (45.5 sq m)
2nd Floor – 437 sq ft (40.7 sq m)
Total: 1,400 sq ft (130 sqm)

Term

A new lease is available for a minimum term of three years on terms by arrangement.

❖ Specifications

- ❖ Wood flooring
- ❖ Air-conditioning
- ❖ Gas central heating
- ❖ Meeting room
- ❖ Kitchen
- ❖ W.C facilities
- ❖ Shower
- ❖ Excellent natural light
- ❖ Central location

VAT

To be confirmed. .

Rates

The Rateable Value for 2022/23 is £30,500. Therefore the rates payable is approximately £14,609.

EPC

EPC Rating = E - 121

Service Charge

A nominal service charge to be applied plus insurance.

Rent

£56,000 per annum
quoted exclusive of all outgoings.

Further Details

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