

FOR SALE
SELF-CONTAINED GROUND FLOOR COMMERCIAL OFFICE / WORKSHOP
KENNINGTON, LONDON, SE11 6DN



QUIET LOCATION

PARKING

CLOSE TO TRANSPORTATION

CLOSE TO AMENITIES

LONG LEASEHOLD OFFERED

35a Walnut Tree Walk, Kennington, London SE11 6DN
Approx. 684 sq ft (64 sqm)

Class E (various uses).
Sale - £300,000











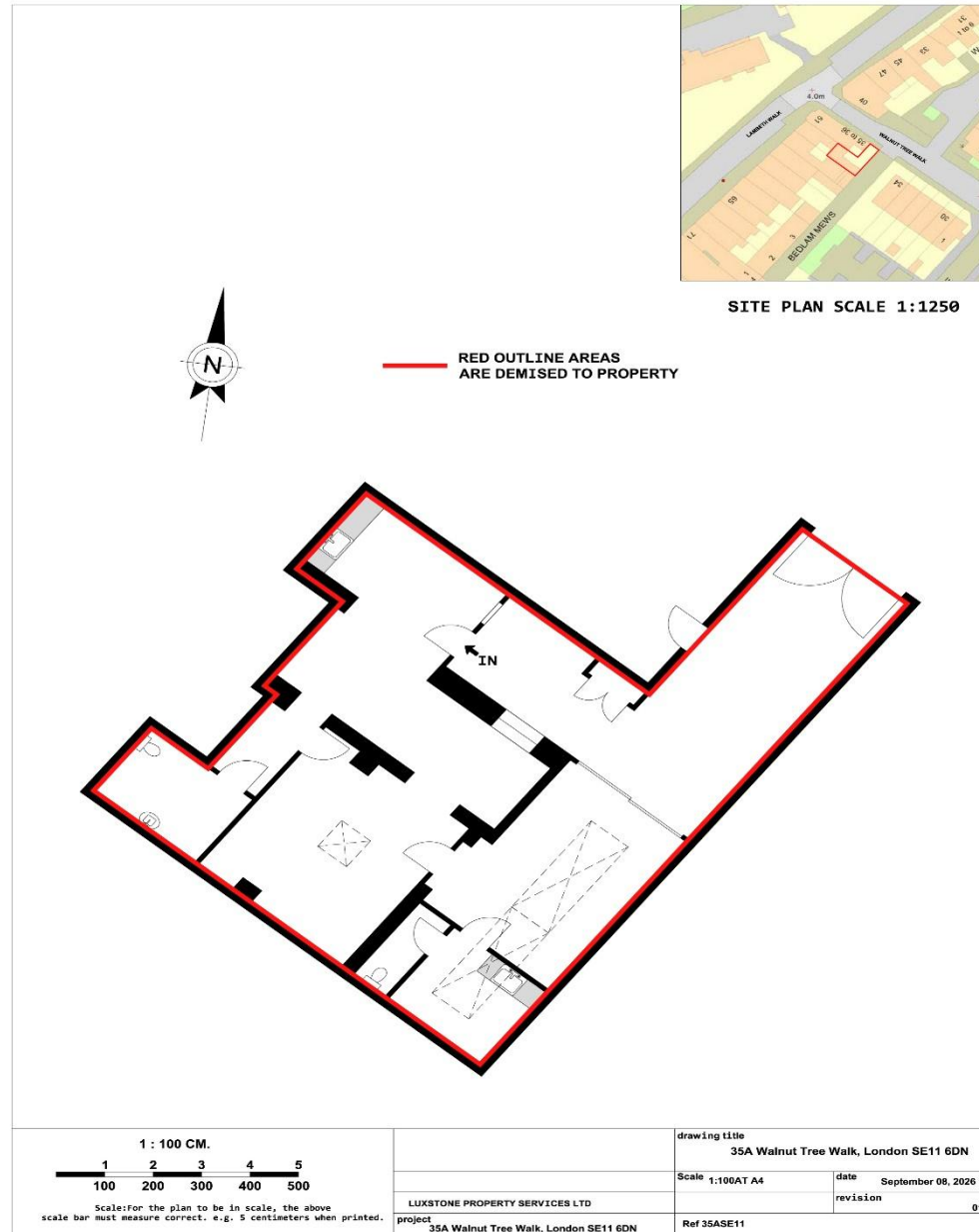














Lim Commercial

Tel: 07885 912 982



MISREPRESENTATION ACT 1967

Important: These particulars have been prepared as agent for our clients and are intended as a convenient guide to supplement an inspection or survey. They do not constitute any part of an offer or contract and their accuracy is not guaranteed. They contain statements of opinion and in some instances we have relied on information provided by others. You should verify the particulars on your visit to the property and the particulars do not obviate the need for a full survey and all of the appropriate enquiries. Accordingly, there shall be no liability as a result of any error or omission in the particulars or any other information given.

Location

The property is located at the northern end of Walnut Tree Walk close to the junction with Lambeth Walk and within walking distance to both Lambeth North and Waterloo stations.

The Property

A self-contained Ground Floor Commercial Unit previously used partly as a workshop and studio/admin.

Specifications include open plan GCH, open plan kitchen, W.C / shower, separate W.C and private enclosed parking.

EPC – B - 47

Tenure

Lease of 125 years granted on 23rd March 2001 at a peppercorn rent.

VAT

T.B.C

Price

Offers in excess of £300,000.