

TO LET
CHARACTER OFFICE UNIT
CLOSE TO LONDON BRIDGE, SE1

Tel: 07885 912 982



FIRST FLOOR CHARACTER OFFICE
1 BERMONDSEY SQUARE, LONDON SE1 4TR
APPROX. 550 SQ FT (104 SQM)

USE CLASS – CLASS E
RENTAL - £18,000 PER ANNUM
NEW LEASE AVAILABLE.













FIRST FLOOR OFFICE

1 BERMONDSEY SQUARE, LONDON SE1 7QD

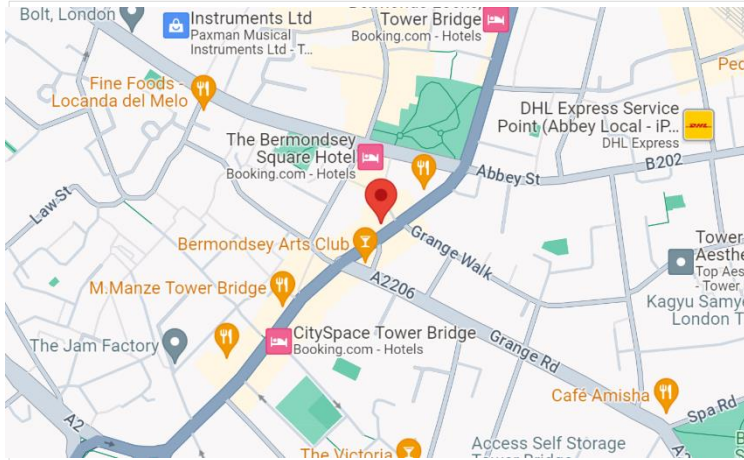
A unique opportunity to lease a commercial unit located on Bermondsey Square, close to the junction with Grange Road and a short walk away from the ever popular Bermondsey Street.

The property is on the first floor offering an open plan space with excellent natural light with views of Bermondsey Square and Tower Bridge Road. The office benefits from high ceilings, wooded floors throughout with 2 x W.C facilities in the communal areas together with a tea-point on the landing below.

Available to view immediately.

New lease offered on terms by arrangement.

£18,000 per annum exclusive of outgoings.



Location

Located on Tower Bridge Road close to the junction with Grange Road and within walking distance to the popular Bermondsey Street and the attractions of SE1. There are various bus routes serving the community to all central destinations.

Term

A new lease offered on terms by arrangement.

Specifications

- ❖ Spotlights
- ❖ Wood flooring
- ❖ Gas central heating
- ❖ Tea-point (First Floor)
- ❖ W.C's in Communal Areas
- ❖ Excellent natural light

EPC

Rating – E = 104

Floor Area

First Floor 550 sq ft (51 sqm)

Service Charge

To be confirmed..

Business Rates

Rateable Value for the year 2023/24 is approximately £19,250 per annum. Therefore the rates payable is approximately £9,800 per annum.

VAT

TBC

Rent

£18,000 per annum exclusive of all outgoings

Further Details

Ian Lim

E: ian@limcommercial.com

www.limcommercial.com

Tel: 07885 912 982