

FOR SALE  
STUNNING CHARACTER LIVE/WORK UNIT  
CENTRAL SE1 LOCATION

Tel: 07885 912 982



First Floor, 60, Southwark Bridge Road, SE1 0AS  
Area Floor Space - 725 sq ft (67 sqm / GIA)

Virtual Freehold  
£740,000 (VAT Exempt)



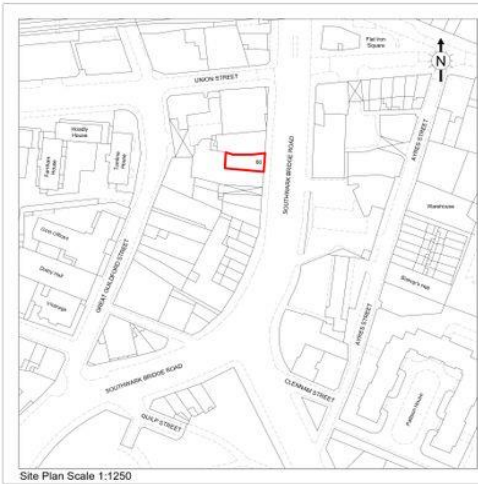









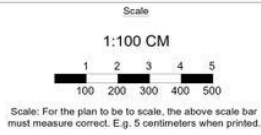




 Red outlined areas are part of the premises



First Floor  
NIA: 54.1 sq m / 582 sq ft



**BleuPlan**

409 Grand Union Studios  
322 Ladbroke Grove  
London, W10 5AD

Telephone: 0203 757 6390

Drawing Title: Southwark Bridge Road, SE1 0AS

Drawing Title:  
First Floor, 60 Southwark Bridge Road, London, SE1 0AS

Scale: 1:100 at A3 Date: 5 June 2028

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**P L A N**

# FIRST FLOOR, 60, SOUTHWARK BRIDGE ROAD LONDON SE1 0AS

## Description

A rare opportunity to acquire a character live/work commercial unit located on the first floor of this attractive period property.

The unit offers both commercial and residential use allowing flexibility work and personal life style.

The unit retains many original features to include wood flooring throughout, high ceilings, and exposed brickwork s well as excellent natural light. The main area fronts on to Southwark Bridge Road with additional rooms located at the rear of the property.

## Location

There are a host of local attractions and venues nearby to include all amenities at the junction on Union Street, Southwark Street and Borough High Street.

Various bus routes to all destinations serve the immediate area with London Bridge station, Southwark station & Borough station all within walking distance.

The property is available to view immediately and offered for sale with vacant possession.

Please contact Ian Lim @ Lim Commercial on: **07885 912 982**.

**Email: [ian@limcommercial.com](mailto:ian@limcommercial.com)**

# FURTHER INFORMATION

## **Tenure**

999 years granted on 25<sup>th</sup> March 2003.

## **Size**

725 sq ft (67 sqm) GIA

## **Price**

£740,000

## **Service Charge**

Approximately £1,800 per annum.

## **Council Tax**

Approximately £1,600 per annum

## **Business Rates**

TBC.

## **EPC**

D = 68

## **VAT**

Exempt from VAT.

# MAP

