

# FIELD & SONS

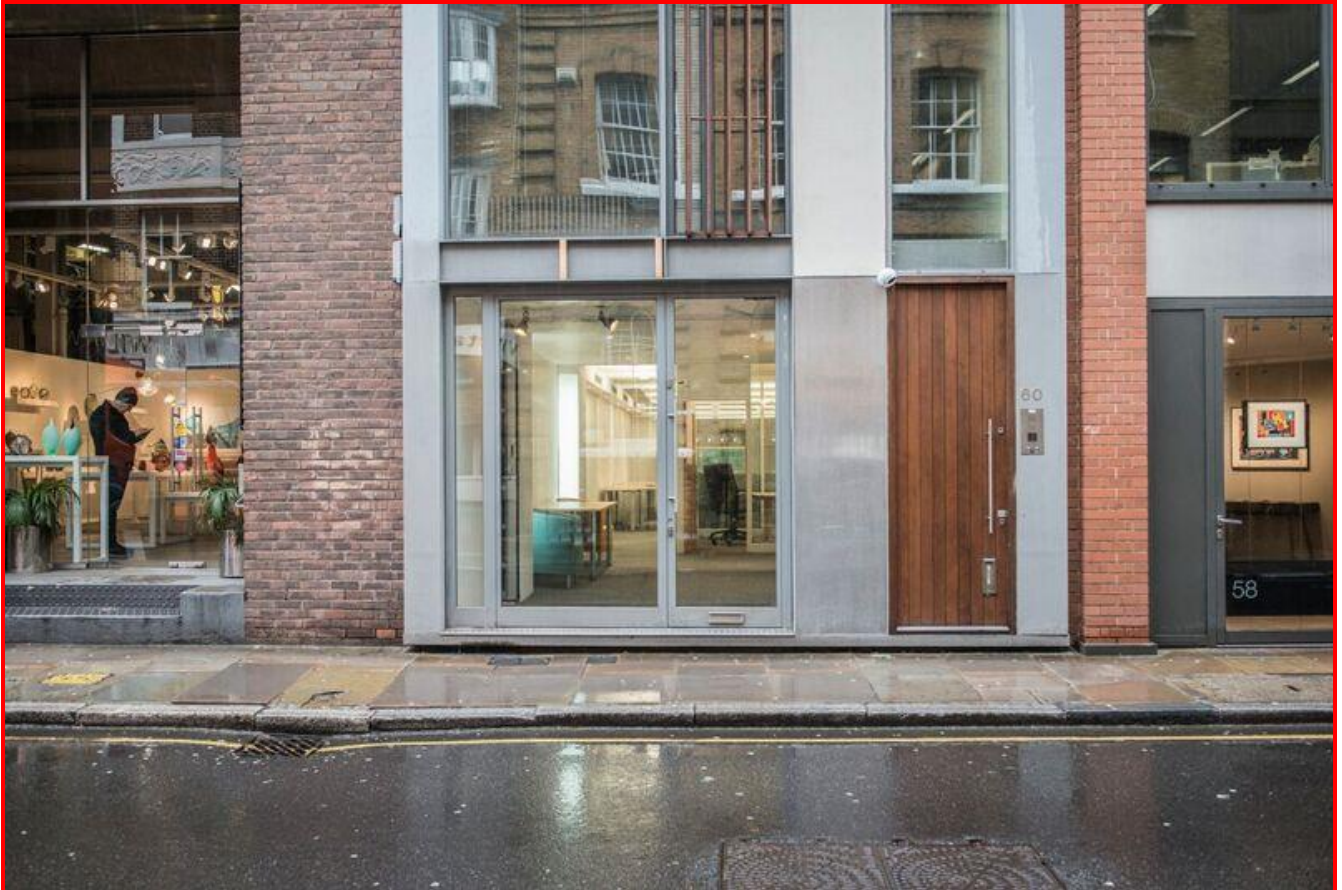
COMMERCIAL

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SE1 1XL

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## GROUND FLOOR OFFICE / E CLASS UNIT TO LET



## 60 BERMONDSEY STREET, LONDON SE1 3UD APPROX. 890 SQ FT (82.7 SQM)

### LOCATION

Located in the heart of the fashionable and popular Bermondsey Street, with easy access to London Bridge transport links and within a short walk of the various attractions of Bankside and Borough Market

The immediate local area has and continues to undergo extensive redevelopment to provide high quality residential property and numerous new office buildings together with various other bar and restaurant facilities.

### DESCRIPTION

Comprises a self-contained ground floor unit within this contemporary award winning building.

Arranged as an open plan space plus kitchen point and single w.c. at the rear of the unit.

Own entrance from street and fully glazed frontage.

# 60 BERMONDSEY STREET, LONDON SE1

## AMENITIES

Amenities for the property include :

- Heating/cooling cassettes
- Accessible raised floor
- Mix of recessed spotlighting and suspended uplighters
- Built in storage
- Security alarm
- Internal security shutter
- Potential for a variety of uses under the E Use Class

## TERMS

New lease on terms by negotiation, outside Landlord & Tenant Act.

## RENT

£45,000 per annum, exclusive of all outgoings. Not elected for VAT.

## BUSINESS RATES

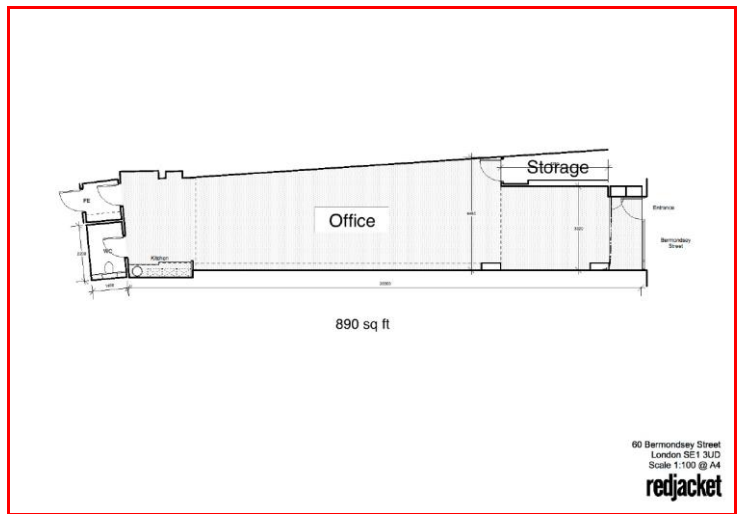
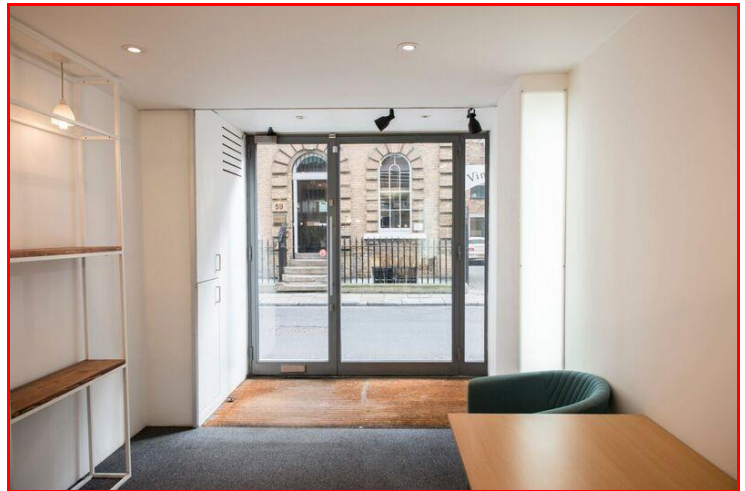
Approx. £13,348 payable for the year 2024/24 (the Rateable Value being £26,750).

## SERVICE CHARGE

To be advised.

## ENERGY PERFORMANCE

EPC Asset Rating = 70 (Band C).



## 60 BERMONDSEY STREET – LOCATION PLAN

## FURTHER DETAILS

For further details please contact :

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