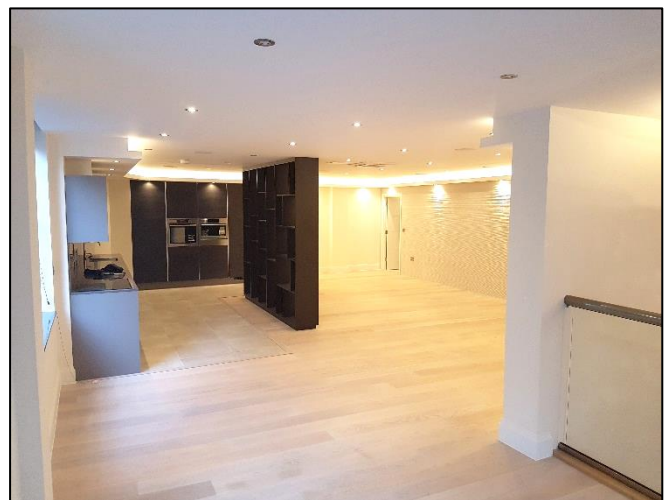


TO LET

Self-Contained Media Style Offices

1,644 SQ FT (152.76 SQ M)



28a Glasshill Street, London, SE1 0QR

LOCATION

The office is situated in Southwark. The location benefits from a wide variety of restaurants, cafes and shops including the Union Street Café and Hixter Bankside.

The property is situated 0.3 miles from Southwark station (Jubilee Line) 0.4 miles from Borough station (Northern Line) and 0.5 miles from Waterloo station (Bakerloo, Northern, Jubilee, Waterloo & City and the National Rail Network).

DESCRIPTION

A superbly presented and appointed, 1st floor self-contained office, available in January 2020. This bright office space is situated on the first floor with its own dedicated lift and lobby area at ground floor level.

The space is furnished with beautiful hard wood flooring throughout the main space and is fully air-conditioned, with LED lighting, video intercom access, integrated ceiling speakers, and feature stairwell lighting. The accommodation also benefits from male & female WCs and shower rooms.

The property is currently partially fitted to a residential standard. The landlord will carry out works to convert to a wholly office use if desired.

AMENITIES

- Entry phone system
- Air conditioning
- Perimeter trunking
- Excellent natural light
- Modern kitchen
- Shower rooms
- LED lighting
- Integrated speaker system

TERMS

New lease direct from the landlord to be negotiated between the parties.

RENT

£80,000 per annum plus VAT
(including business rates)

SERVICE CHARGE

To be confirmed.

LEGAL COSTS

Each party to be responsible for their own legal costs incurred in the transaction.

VIEWING

Viewing is by prior appointment through agents Turner Morum LLP:

Will Lawther
Tel: 020 7688 3410
wl@tmllp.co.uk

Matt Waite
Tel: 020 7688 3417
mw@tmllp.co.uk

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