



**STIRLING
ACKROYD**

TO LET / FOR SALE

**5 Maidstone Buildings
Mews, London, SE1 1GN**

2,563 sq ft

Self contained office in a
private mews



VIDEO TOUR

stirlingackroyd.com



Description

This creative office is situated on the ground and basement floors of a converted warehouse building. Accessed via a secure courtyard the building provides original features throughout including exposed brickwork and steel cast columns. The office offers an open plan layout over the ground floor and lower ground floor, kitchenette, WCs, shower and meeting room.

Location

The building is located in the heart of London Bridge, the vibrant Borough Market, Tate Modern, The Globe Theatre and the river are all just a few minutes' walk away. The area has numerous excellent cafés and restaurants with some of the capitals best food in this area. The offices are 2 minutes' walk from London Bridge mainline and underground Stations, ensuring an easy commute to the City, West End and Canary Wharf.

Key points

- Total space - 2,563 square feet
- Ground and lower ground office
- Gated private mews
- On-site porter
- Secure bike storage
- Air conditioning
- Warehouse style office
- Kitchenette, WCs, shower and meeting room





Accommodation

| Name | sq ft | sq m | Availability |
|--------------|-------|--------|--------------|
| Ground | 566 | 52.58 | Available |
| Lower Ground | 1,997 | 185.53 | Available |

Rents, Rates & Charges

| | |
|----------------|------------------------------------|
| Lease | New Lease |
| Rent | £25 per sq ft |
| Price | Offers in the region of £1,300,000 |
| Rates | £25,600 per annum |
| Service Charge | £12,000 per annum |
| VAT | On application |
| EPC | C (73) |

Viewing & Further Information



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