

One One One

The Crane Building, 22 Lavington Street, Southwark, London SE1

Fully Fitted & Furnished Office Space With Unrivalled Amenities

Part or Whole 3rd Floor

Any size ranging between 4,000 - 7,200 sq.ft.

[Video Tour Link](#)



hello@oneadv.co.uk | +44 (0) 207 923 8620

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Passing Rent: £70.00 per sq. ft.

Business Rates: £27.50 per sq. ft.

Service Charge: £15.00 per sq. ft.

Assignment or Sublease until Sept 2032 with a tenant only break Sept 2027

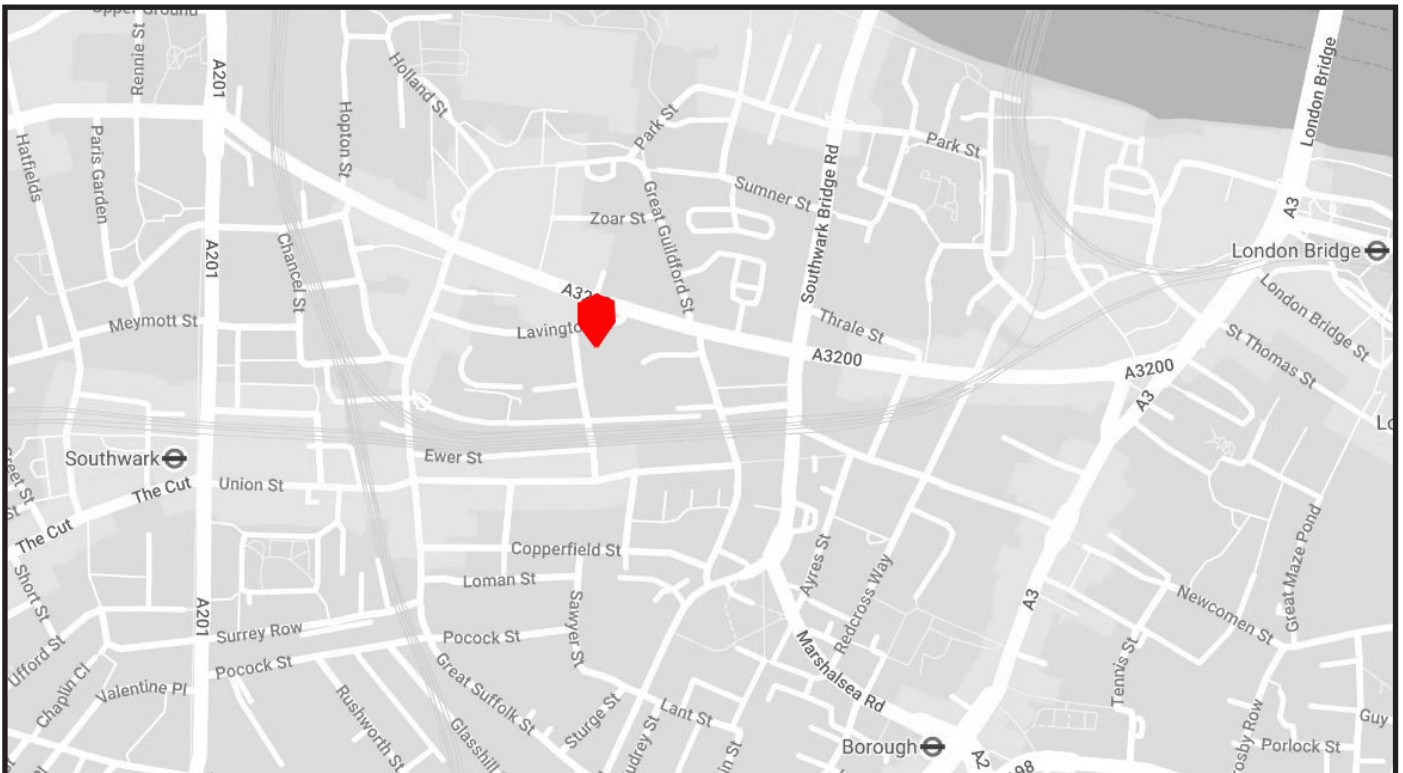


Office Space Amenities

- Fully fitted
- Fully furnished
- Currently 52 desks with room for 70 + desks
- 5 x Meeting Rooms or Private Offices (2 x 4 person, 1 x 6 person, 1 x 8 person, 1 x 10 person)
- 3 x Zoom Rooms
- Kitchen and breakout
- 28 x Lockers
- Various large Storage Cabinets
- Air conditioning
- Raised floors
- Fibre ready

Building Amenities

- Stunning Ground floor manned Reception with Concierge
- Large Communal roof terrace
- Courtyard /Basketball Court
- Gym (free to use)
- Wellness room
- Secure bike storage
- Showers / Changing Rooms / Towel Service / Dry Room



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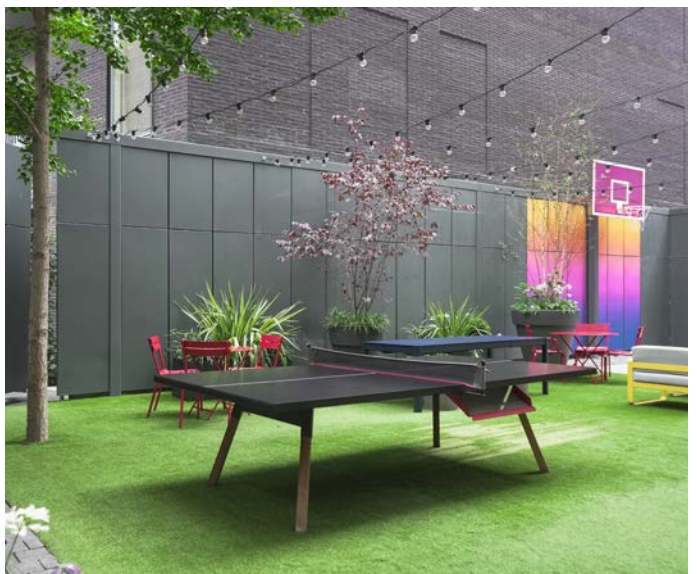
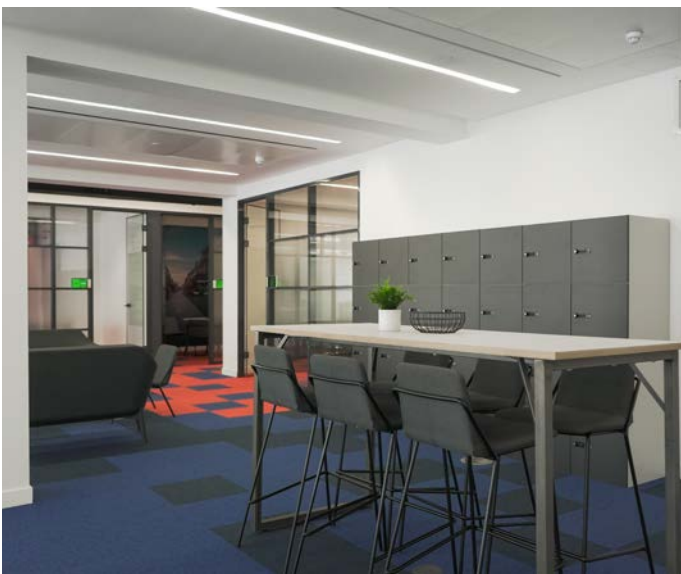
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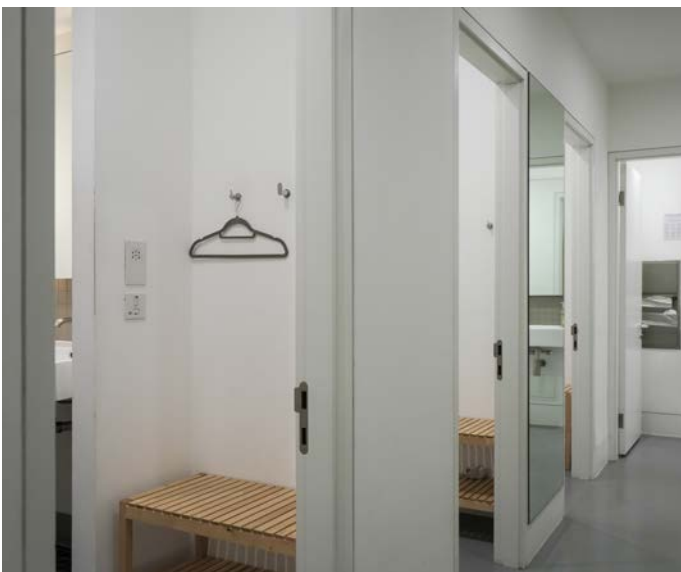
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Subject to Contract. Misrepresentation Act 1967 Unfair Contract Terms Act 1977 - The Property Mis-descriptions Act 1991 The agents for themselves and for the vendors or lessors of this property whose agents/ advisors give notice that: 1 The particulars and any inserts therein do not constitute any part of an offer or a contract. 2 All statements contained in these particulars and any inserts therein as to these properties are made without responsibility on the parts of the agents or the vendors or the lessors. 3 All descriptions, dimensions, (which in any event are approximate only) photographs, plans, impressions and other particulars are given in good faith but are for illustrative purposes only and any intending Purchasers or tenants should not rely on them as statements or representations of fact and must satisfy themselves by investigation or otherwise as to the correctness of each of them. 4 No person in the employment of the agents has any authority to make or give any representation or warranty whatever in relation to this property or any other property being marketed.

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