



CLASS E UNIT TO LET IN BERMONDSEY

**91 TOWER BRIDGE ROAD,
SOUTHWARK, LONDON, SE1 4TW**



Location:

The subject property occupies a prominent location on Tower Bridge Road, nearby well-known multi-national occupiers include Tesco Express, Greggs, F45 and Ladbrokes, amongst many established independent operators.

The property is located within Zone 1 between Bermondsey and Borough with London Bridge Station (Northern & Jubilee Lines and National Rail) located 0.8 miles away.

Accommodation:

The unit is arranged over the Ground Floor and Basement only, with the following approximate Gross Internal Areas:

Ground Floor: 605 sq. ft. (56.16 m²)

Basement: 336 sq. ft. (31.22 m²)

The property's floor to ceiling heights are:

Ground Floor: 2.77m

Basement: 1.90m

Use:

The retail premises benefits from Class E planning consent. Alternative uses may be considered subject to planning.

Rent:

£35,000 per annum exclusive.

Lease:

The premises are available by way of a new lease, outside Sections 24-28 of the Landlord & Tenant Act 1954, for a term to be agreed.

Rates:

Interested parties are advised to make their own enquiries directly with the Local Authority.

Legal Costs:

Each party to bear their own legal costs.

Viewings:

Please contact:

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Sam Westmacott

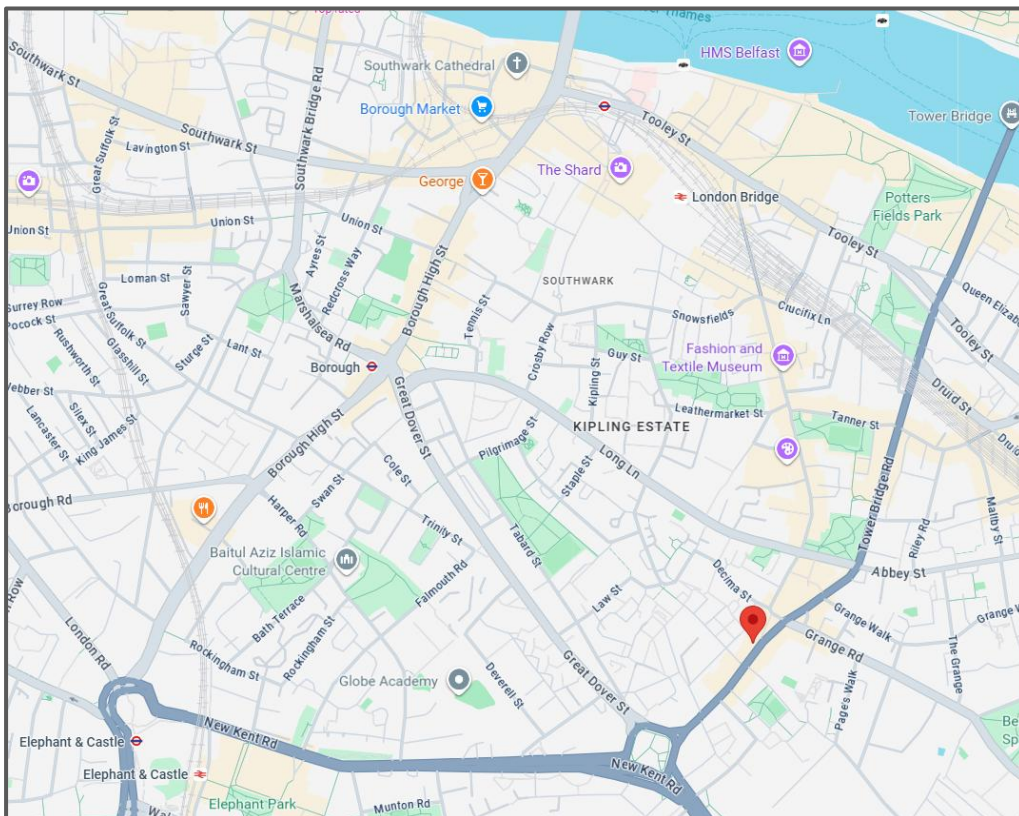
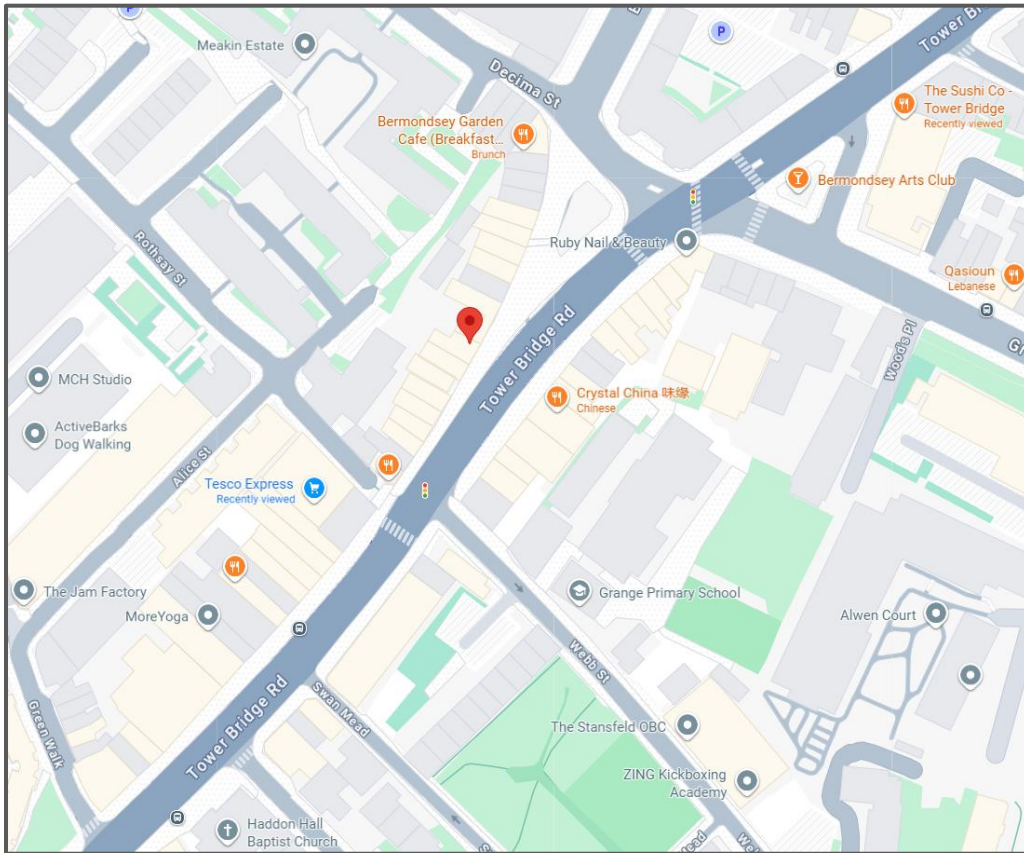
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Location Plans:



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