

USP.

Tun Yard, Peardon Street,
London, SW8 3HT

Tun Yard

689 - 7,187 SQ FT

usp.london

020 3757 7777



Accommodation

Floor	Availability	Area (sq ft)	Desks	Rent (psf)	Fit Out
Unit 5	Coming Soon	2,842		POA	
Unit 4	Coming Soon	1,485		POA	
Unit 3A	Coming Soon	689		POA	
Unit 3B	Coming Soon	786		POA	
Unit 2	Coming Soon	1,386		POA	
TOTAL		7,188			

Amenities

- Internal finishes

- Kitchens

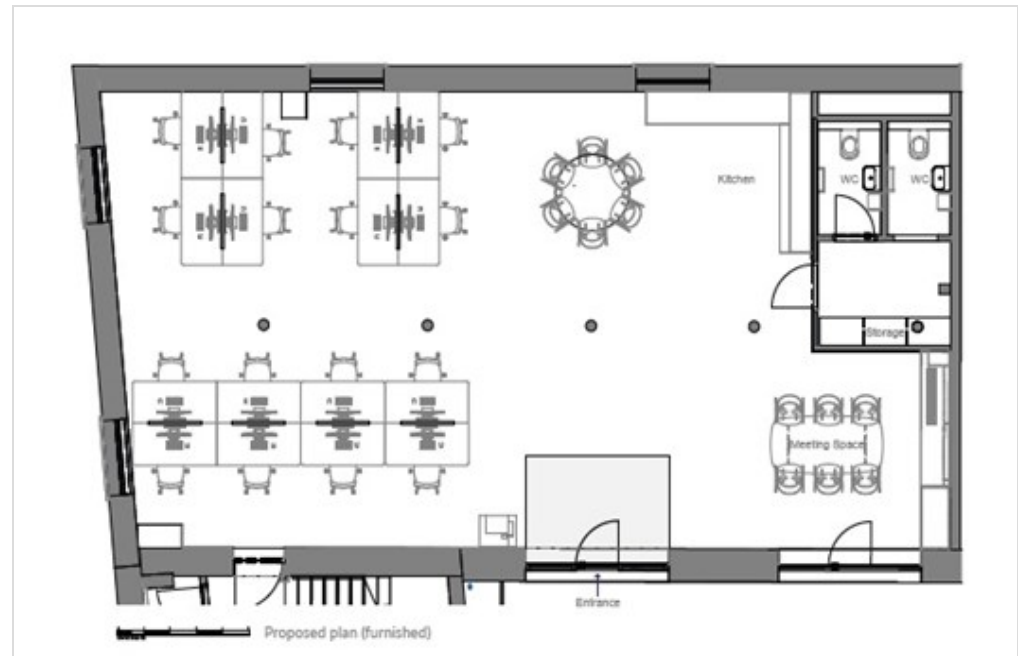
- Solar panels

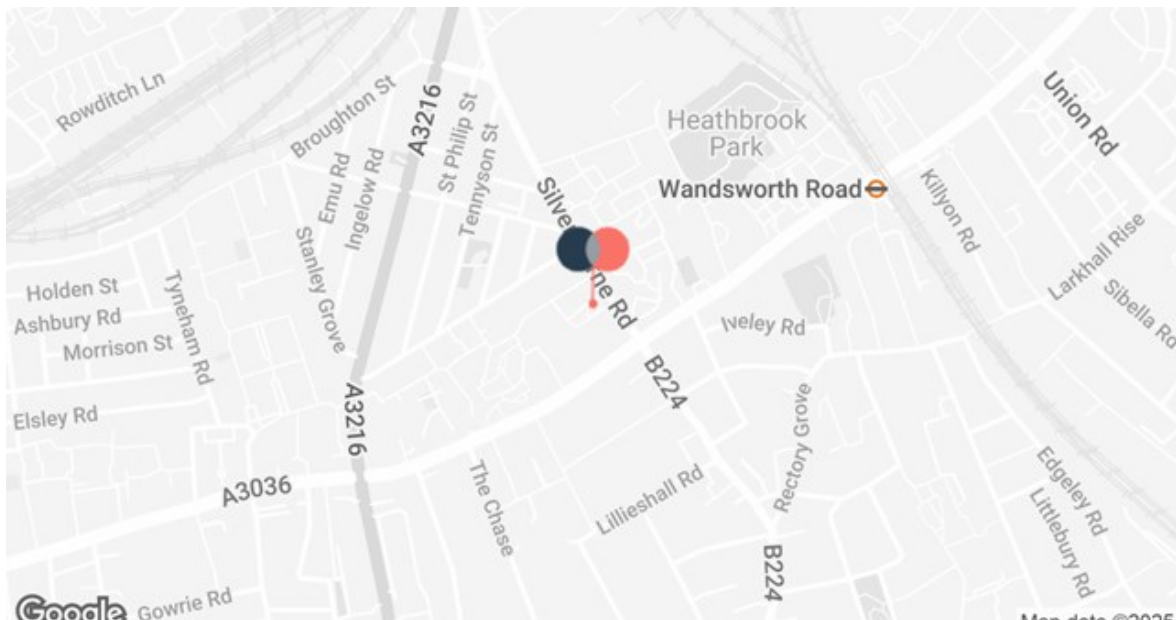
- Wi-Fi / Data

- WCs

- Architectural lighting

- Air conditioning & MVHR units





Description

Refurbished Offices to Let

Tun Yard was redeveloped in 1996 to provide just under 26,000 ft of office and workshop accommodation. The current workspace has recently been refurbished to provide high quality office and studio accommodation.

Tun Yard is situated on the northside of Wandsworth Road behind The Plough Brewery on the junction with Silverthorne Road, immediately opposite the junction with North Street.

The area benefits from excellent transport links with Queenstown Road station providing direct access to both Vauxhall and Clapham Junction. Wandsworth Road Overground Station is just a 2-minute walk away providing access to greater London. The area is also well catered for by local bus services providing access to the surrounding areas.

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Further Information

On a new lease direct from the Freeholder

Rent	Service Charge
£45.00	TBC

Rates	EPC
TBC	TBC

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Anti-Money Laundering

To comply with our legal responsibilities for Anti-Money Laundering, it is necessary to check all parties involved in this transaction. It is the responsibility for parties on both sides to provide information necessary to complete these checks before the deal is completed. Information required will include:

- Corporate structure and ownership details;
- Identification and verification of ultimate beneficial owners;
- Satisfactory proof of the source of funds for the Buyers/ funders/lessee

Subject to contract. USP for themselves and the vendor of this property give notice that these particulars do not form, or form part of, any offer or contract. They are intended to give fair description of the property and whilst every effort has been made to ensure their accuracy this cannot be guaranteed. Any intending purchaser must therefore satisfy themselves by inspection or otherwise. Neither USP, nor any of its employees, has any authority to make or give any further representations or warranty whatsoever in relation to this property. All prices and rents quoted are net of vat. Created on 05/02/2025