

USP.

Gateway House, Milverton
Street, London, SE11 4AP

OFFICE FOR RENT OR SALE

3,772 - 19,815 SQ FT

usp.london

020 3757 7777



Accommodation

Floor	Availability	Area (sq ft)	Desks	Rent (psf)	Price	Fit Out
3rd	Available	3,773		£45.00	POA	
2nd	Available	4,340		£45.00	POA	
1st	Available	4,323		£45.00	POA	
Ground	Available	3,658		£45.00	POA	
Lower Ground	Available	3,721		£45.00	POA	

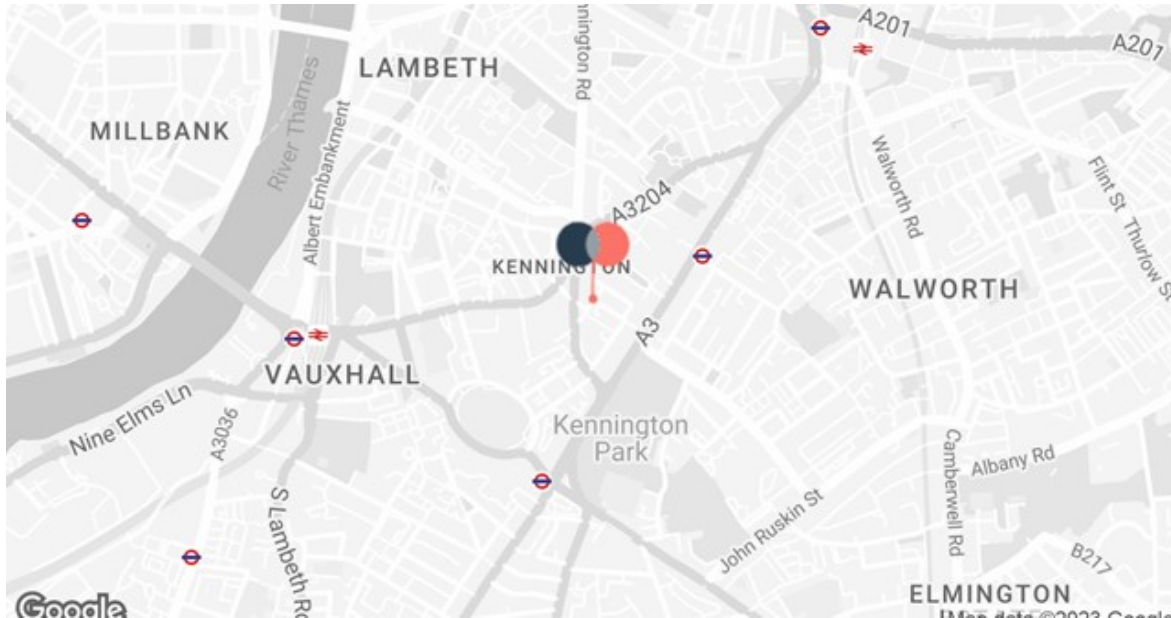
Amenities

Excellent natural light

Car parking

Passenger lifts





Description

Office building for lease or sale

Gateway House is an office building over 5 floors, comprising 20,455 sq ft of office accommodation arranged over lower ground, ground and three upper floors. The offices are configured as two self-contained suites on each floor, centred around the lift core and primary stairwell. There is a terrace on the third floor, providing access to the roof, and at lower ground floor level there is a private courtyard. There is also a secondary office entrance via Ravensdon Street. The property is situated on Milverton Street opposite Kennington Road, which links to the A3 road network.

Gateway House is within 8 minutes of both Kennington and Oval underground stations, which provide access to the Northern Line. Kennington Station is a key junction on the Northern line, facilitating direct access to both the City (via Bank) and the West End (via Charing Cross). Vauxhall station is within a 12 minute walk from Gateway House, providing access to the Victoria line and mainline rail network.

Gateway House, Milverton Street,
London, SE11 4AP

Further Information

For a flexible lease term by arrangement or for sale

Rent/Price

£45.00 per sq ft. / £5 million

Service Charge

N/A

Rates

£11.86 per sq ft.

Mark Fisher

USP London

07899 895710

markf@usp.london

Guy Bowring

USP London

07831 185728

guy@usp.london

Scott Fisher

USP London

07890 572225

scott@usp.london

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 29/08/2025