

HATCHER'S YARD TANNER STREET SE1

TRANSFORMED, FLEXIBLE & FULLY FITTED WORKSPACES
AVAILABLE AROUND A CENTRAL COURTYARD
READY TO MOVE INTO STRAIGHT AWAY

[HATCHERSYARD.LONDON](https://hatchersyard.london)

HATCHER BROS. LTD.



'Hatcher Bros' were a haulage company operating from Hatcher's Yard, started by Thomas Hatcher in the 1800s.

A UNIQUE & FLEXIBLE WORKSPACE

With a rich history, this former haulage yard has been redeveloped, embracing its unique character and heritage. The newly refurbished units offer fully furnished, flexible and contemporary space, ready for your business to be up and running in no time.

8 FULLY FITTED WAREHOUSE STYLE OFFICE UNITS

READY FOR IMMEDIATE OCCUPATION
608 - 1,178 SQ FT



AVAILABILITY

GROUND FLOOR

B2 1,016 sq ft

FIRST FLOOR

A4 694 sq ft

B3 694 sq ft

B4 1,178 sq ft

SECOND FLOOR

B5 608 sq ft

B6 1,080 sq ft



THE YARD.
A CENTRAL PRIVATE
OUTDOOR SPACE TO
COLLABORATE.

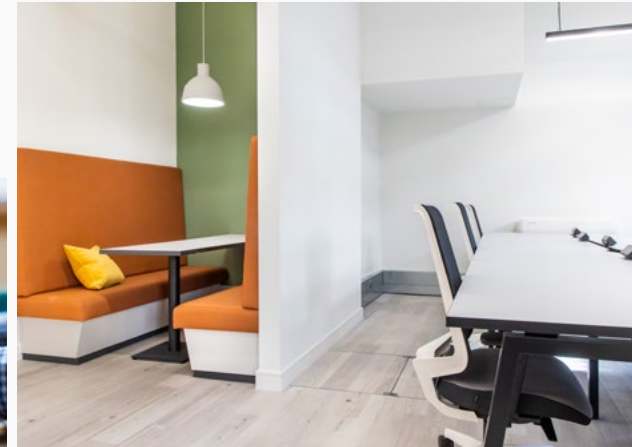
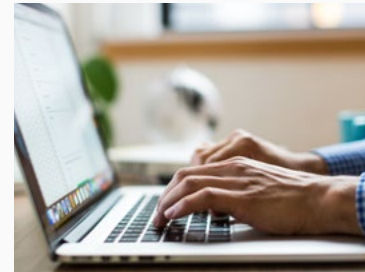


TWO SOLUTIONS TO SUIT YOUR BUSINESS NEEDS

Hatcher's Yard provides two tenancy options that can accommodate all businesses of all sizes; either inclusive managed offices or workspaces under traditional lease agreements.

OPTION 1
LEASED

OPTION 2
**FULLY
MANAGED**



	LEASED	FULLY MANAGED
AVAILABLE IMMEDIATELY	✓	✓
FITTED AND FURNISHED SUITES	✓	✓
FULLY INCLUSIVE MONTHLY CHARGE		✓
ALL UTILITIES COVERED		✓
INTERNET PACKAGES	ON REQUEST	✓
GENERAL MAINTENANCE		✓
FULL OFFICE MANAGEMENT		✓
CLEANING AND WASTE MANAGEMENT		✓
PERSONALISATION OPTIONS	ON REQUEST	✓



OPTION 1 LEASED SOLUTION

At Hatcher's Yard, each space is delivered fully furnished and cabled, making it easier than ever to move offices. From 6 to 24 desks, there's an office unit to suit each business. Flexible leases allow us to grow with you and our dedicated designers can work with you to make the space your own.



FULLY FURNISHED



PRIVATE MEETING
ROOMS



COLLABORATION SPACE



KITCHEN



FULLY CABLED



HEATING AND
COOLING SYSTEM



LED LIGHTING



PRIVATE WCS



COMMUNAL SHOWER
FACILITIES



COURTYARD AREA



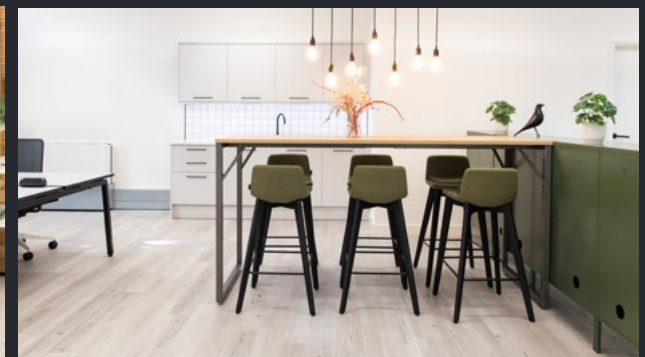
SECURE BIKE RACKS



PERSONALISATION
OPTIONS



EASE OF ENTRY



OPTION 2 FULLY MANAGED SOLUTION

Hatcher's Yard units are also available as a personalised managed solution. For one simple monthly price, all units can be delivered with branding to reflect your business, along with comprehensive office services from wifi to cleaning to general maintenance. This means you can focus on your core business and not the running of your office space.



UTILITIES



GENERAL
MAINTENANCE



TEA, COFFEE &
MILK SUPPLIES



HEALTH & SAFETY



CLEANING & WASTE
MANAGEMENT



IT & CONNECTIVITY



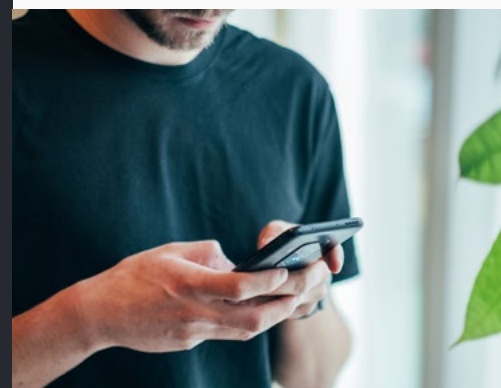
MOBILE ACCESS
CONTROL



APP CLIENT SUPPORT
& MANAGEMENT



PERSONALISATION
OPTIONS



**A CORE PACKAGE SERVICE.
BUILT AROUND YOU.**



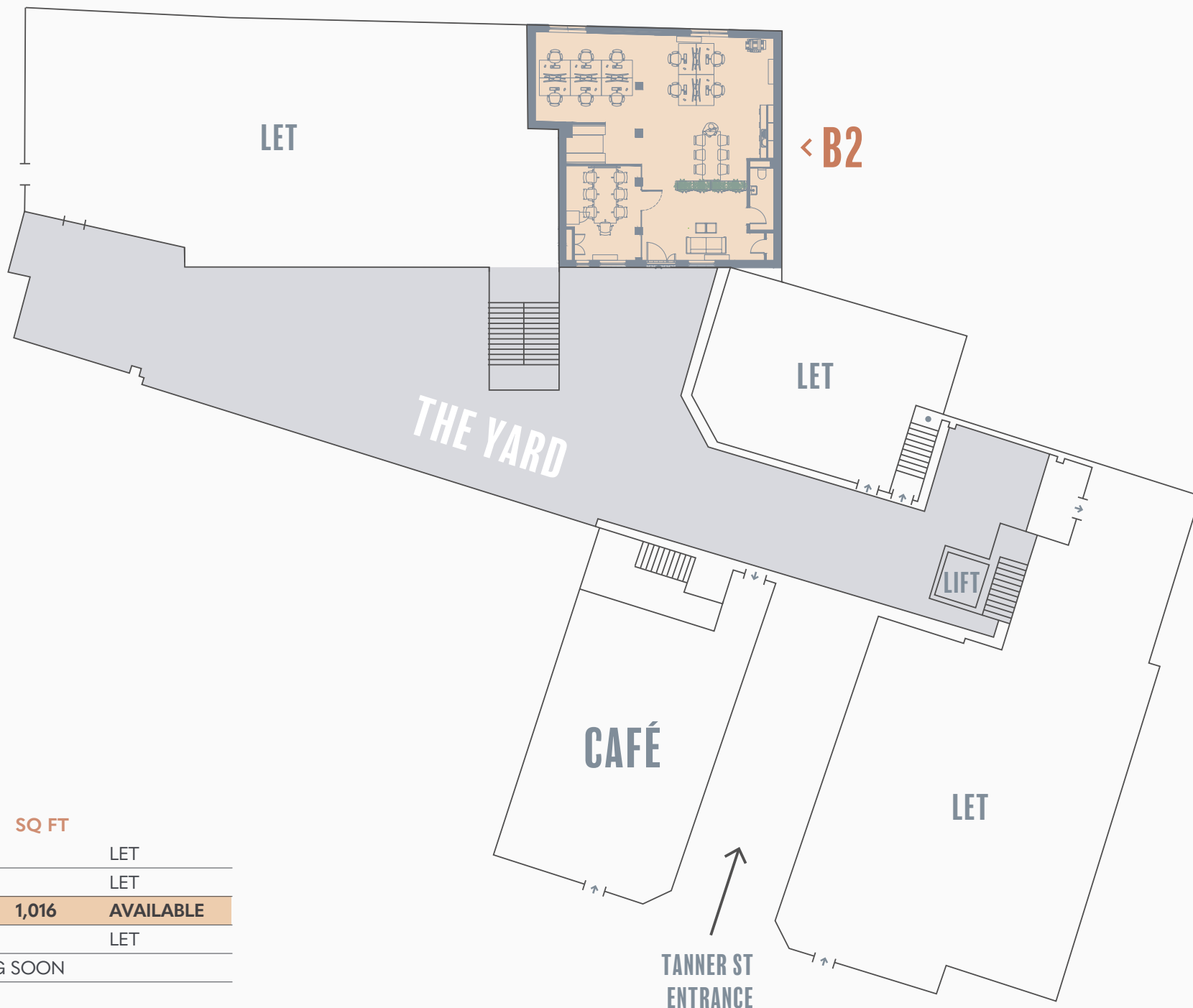
B2

GROUND FLOOR

1,016 SQ FT

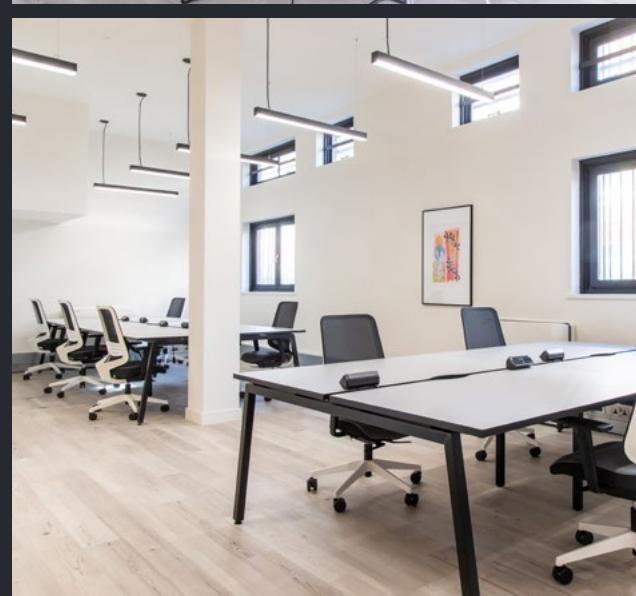
- Space for 10 desks

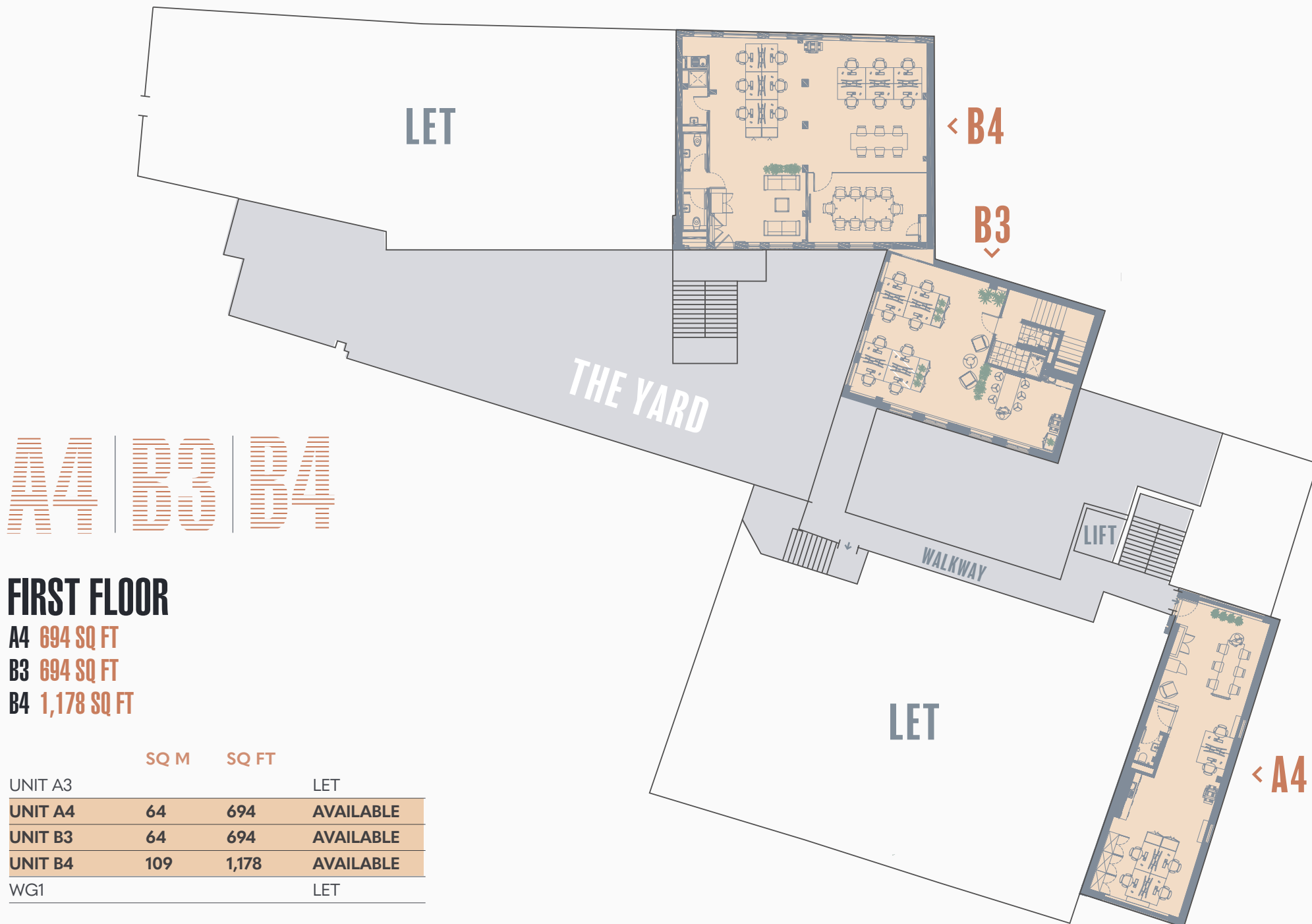
	SQ M	SQ FT	
UNIT A2			LET
UNIT B1			LET
UNIT B2	94	1,016	AVAILABLE
WGG			LET
CAFÉ	COMING SOON		

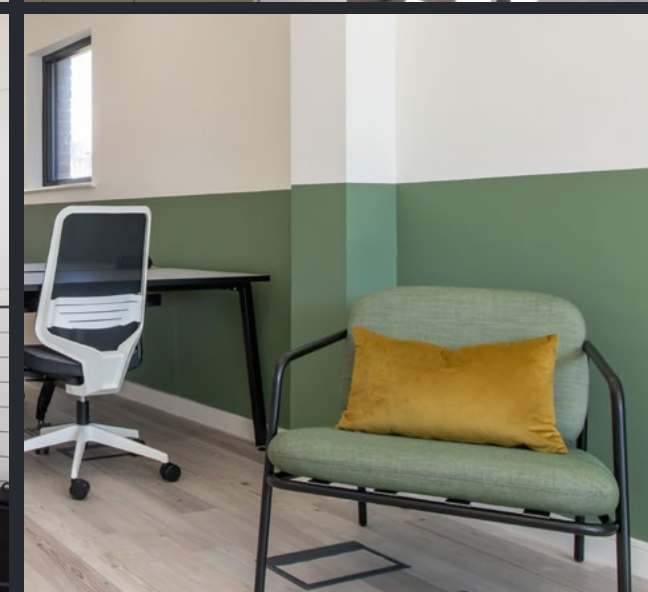
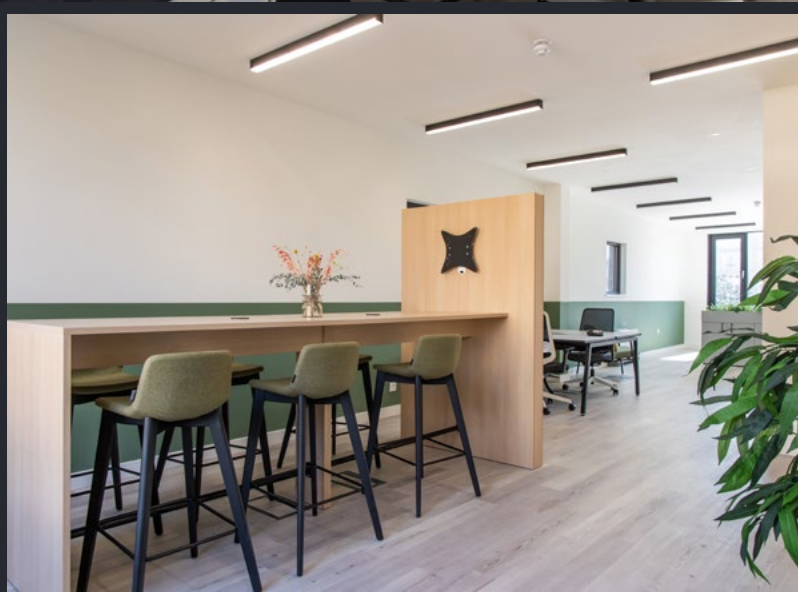


B2

GROUND
FLOOR







A4

FIRST
FLOOR

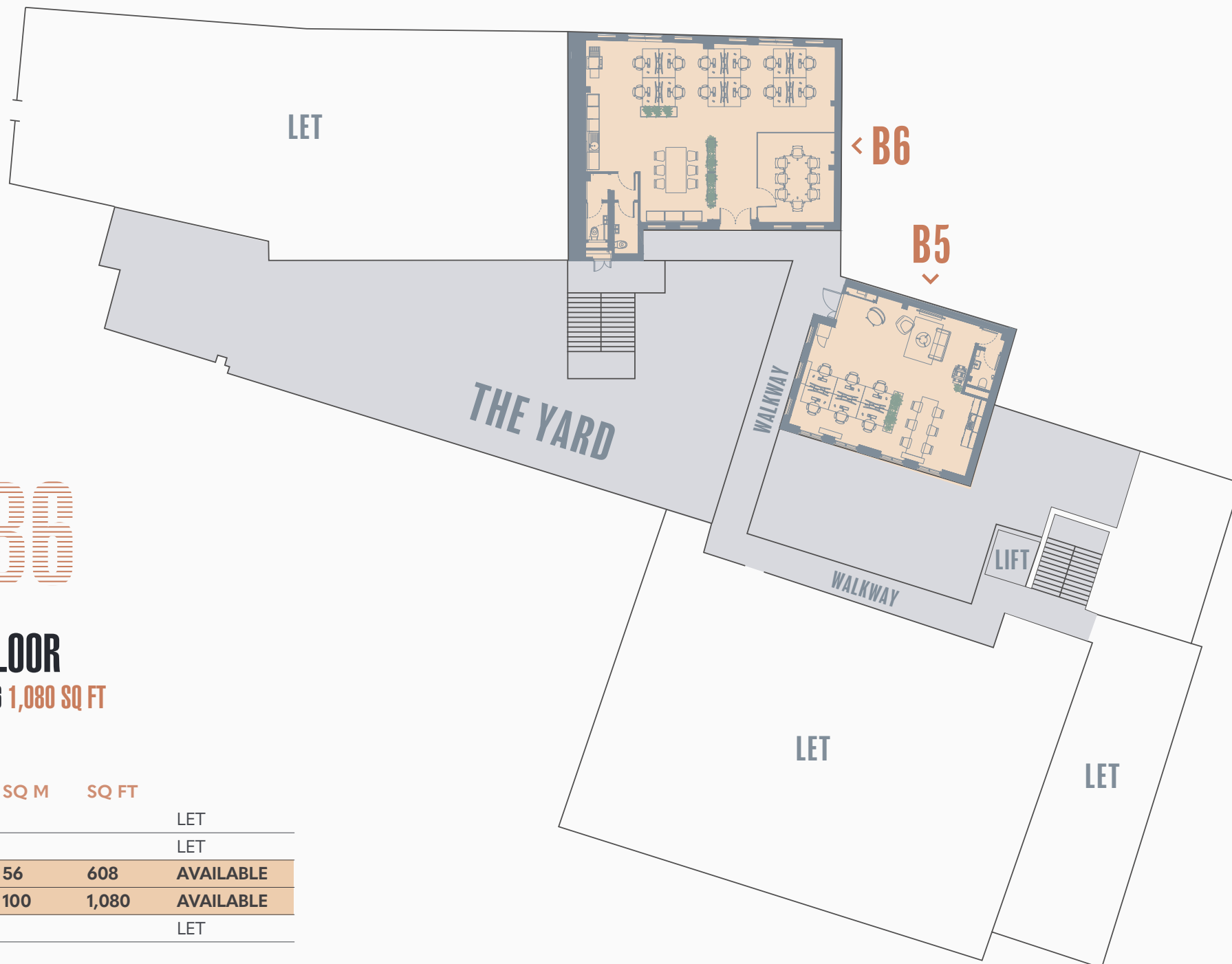
B5 | B6

SECOND FLOOR

B5 608 SQ FT B6 1,080 SQ FT

- Space for 6 desks

	SQ M	SQ FT	
UNIT A5			LET
UNIT A6			LET
UNIT B5	56	608	AVAILABLE
UNIT B6	100	1,080	AVAILABLE
WG2			LET



B5

SECOND
FLOOR



BUSTLING BERMONDSEY. A THRIVING AREA.



AMENITIES

Restaurants & Bars

- 1 Constancia
- 2 Casse-Crouete
- 3 Electric Shuffle
- 4 José
- 5 Trivet
- 6 Bar Tozino
- 7 Flour & Grape
- 8 Locanda del Melo
- 9 Pique-Nique
- 10 Bermondsey Larder
- 11 Franco Manca
- 12 Nine Lives
- 13 The Last Talisman
- 14 The Bermondsey Yard

Hotels

- 15 Hilton London Tower Bridge
- 16 Shangri-La Hotel at The Shard
- 17 The Dixon, Tower Bridge
- 18 Cheval Three Quays
- 19 The Lalit London
- 20 London Bridge Hotel

Cafés

- 21 WatchHouse Bermondsey
- 22 Café Murano
- 23 Sharman Coffee Shop
- 24 Long Lane Café
- 25 Canela Espresso Bar

Gyms

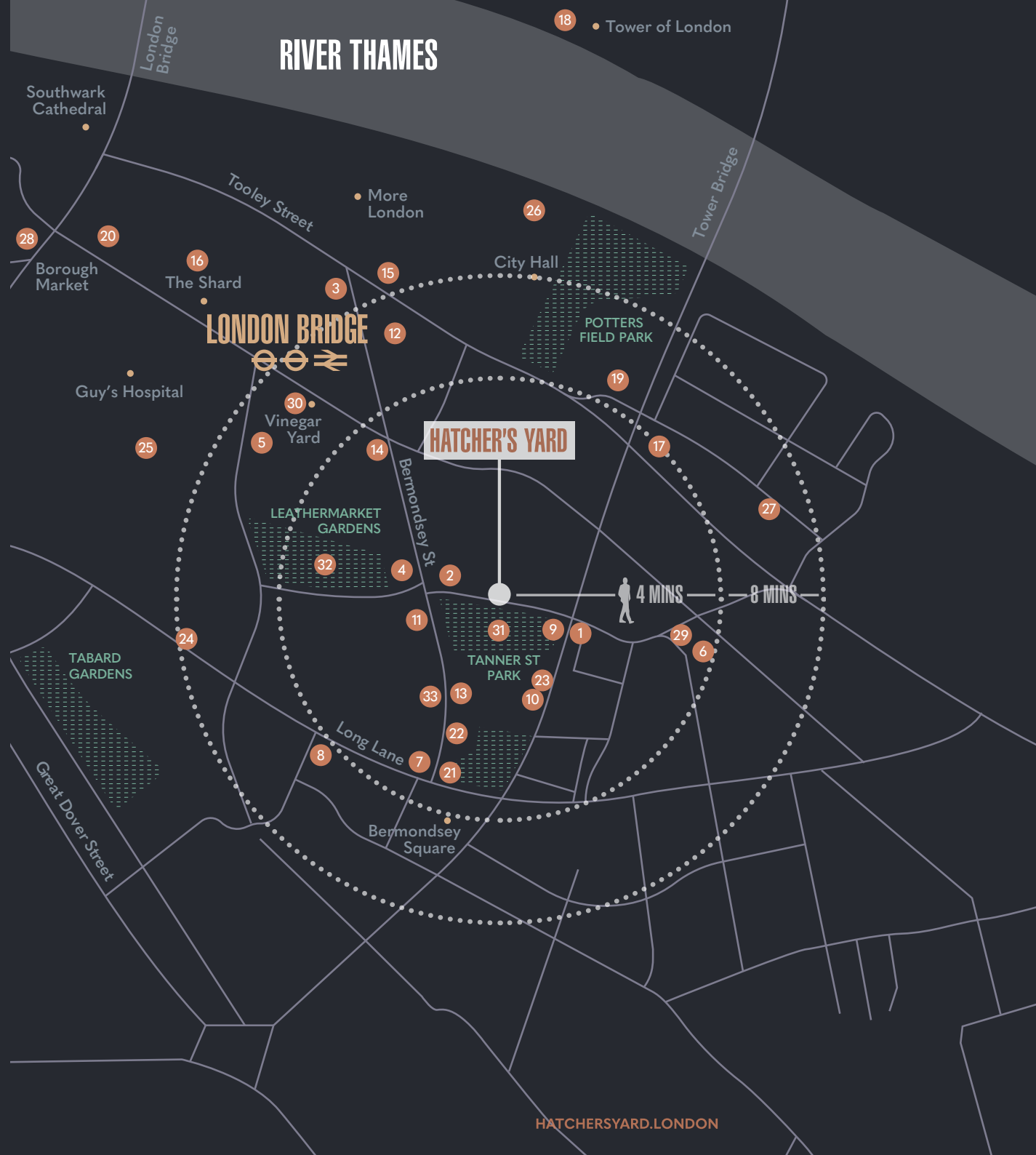
- 26 Third Space Tower Bridge
- 27 The Circle Gym & Spa

Markets

- 28 Borough Market
- 29 Maltby Street Market
- 30 Vinegar Yard

Green Spaces & Culture

- 31 Tanner Street Park & Tennis Courts
- 32 Leathermarket Gardens
- 33 White Cube Gallery



CONNECTIVITY

Journey times from London Bridge Station*



BANK
1 min - Northern Line



WATERLOO
3 mins - Jubilee Line



CANARY WHARF
7 mins - Jubilee Line



GREEN PARK
7 mins - Jubilee Line



FARRINGDON
10 mins - Thameslink
Elizabeth Line



**KING'S CROSS
ST PANCRAS**
11 mins - Northern Line

*Source crossrail.co.uk

OUT AND ABOUT

Located close to the City and Central London, Bermondsey Street is a truly unique area – a place that's buzzing with creativity and energy. From mouth-watering street food to elegant cuisine, the eateries and bars close by really are a temptation to spoil.

Borough Market never disappoints with its vast array of eclectic food and drinks, fashion and antiques. Within a short walk you can enjoy art galleries, green spaces and breath-taking views of the Thames.



**THE SOUTHBANK:
A HIVE OF
CREATIVITY AND
INSPIRATION**

01

Cafe Murano
An open kitchen serving classic & modern cuisine.

02

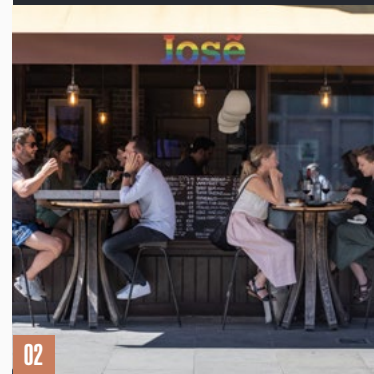
José
A true taste of Spain on the corner of Bermondsey street.

03

Borough Market
One of the largest and oldest food markets in London.

04

Vinegar Yard
An eclectic mix of drinks, food, flea market and art.



HATCHERSYARD.LONDON

HATCHER'S YARD

TANNER STREET SE1



SIMON SMITH
07736 880 316
simon@usp.london

LUKE AUSTERBERRY
07921 406 291
luke@usp.london

MAX HUMPHREYS
07718 484 284
max@usp.london



MARK RADFORD
07730 318 148
mark.radford@colliers.com

JACK KNIVETT
07730 762 857
jack.knivett@colliers.com

CHARLIE COLLINS
07759 121 247
charlie.collins@colliers.com

Important Notice: Union Street Partners, Colliers and their clients give notice that: 1. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Union Street Partners have tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. Based on Ordnance Survey.

Not to scale – for identification purposes only. March 2023.

fetchagency.com