



TO LET

**4 Sudrey Street,
London, SE1 1PF**

1,090 sq ft

Well presented self
contained office in the
heart of Southwark



VIDEO TOUR

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Description

4 Sudrey Street offers a self-contained lower ground office within a contemporary mixed use development currently arranged as sixteen workstations, a six to eight person meeting room, kitchenette and WC with shower. The office benefits from natural light via both a skylight to the rear and high level pavement windows to the front with air conditioning throughout.

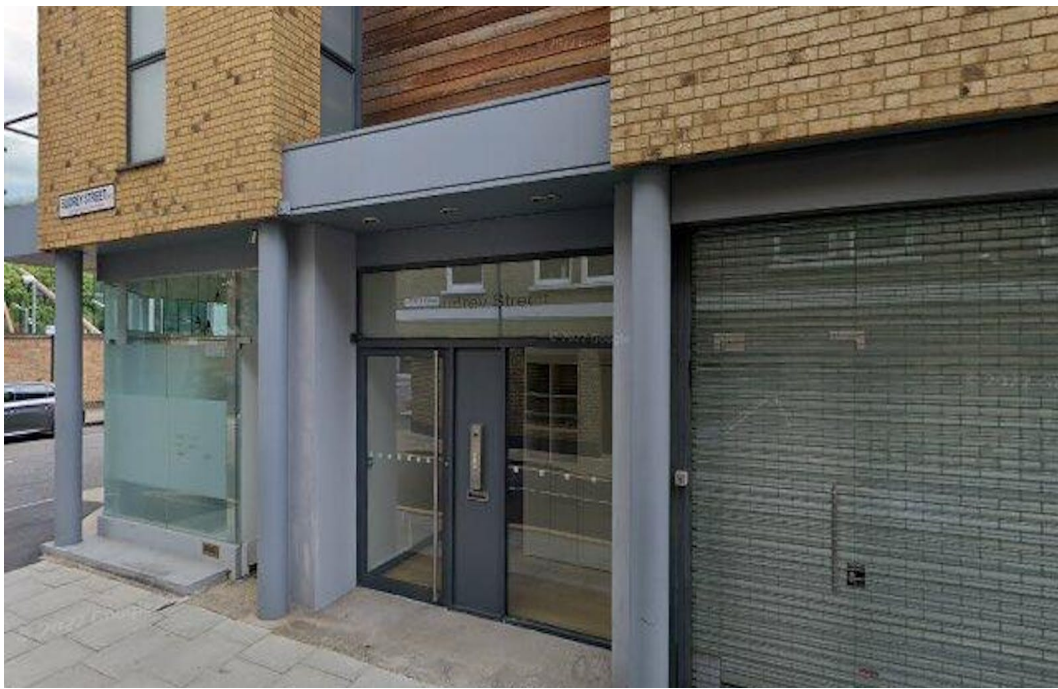
Location

Located on Sudrey Street which is set behind Southwark Bridge Road, the area offers easy access to green spaces such as Mint Street Park alongside the local amenities found at Bankside and Borough Market. Transport connections are excellent, with London Bridge and Waterloo, Borough, and Southwark Stations all within walking distance.

Key points

- Total area - 1,090 square feet
- Contemporary mixed use development
- Open plan layout
- Up to sixteen workstations
- Secure bike storage
- Good natural light for lower floor
- Six to eight person meeting room
- Air conditioning, WC and shower





Accommodation

Name	sq ft	sq m	Availability
Lower Ground	1,090	101.26	Available

Rents, Rates & Charges

Lease	New Lease
Rent	£32,500 per annum
Rates	£5,000 per annum
Service Charge	£4,550 per annum reviewed/charged on six monthly basis
VAT	On application
EPC	B (44)

Viewing & Further Information



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