

# USP.

Arklow Road Arches,  
Arklow Road, London, SE8  
5JR

**ARCHES TO RENT**

**1,805 - 9,263 SQ FT**

usp.london

020 3757 7777





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## Accomodation

Floor	Availability	Area (sq ft)	Rent (pa)
Arches 234-235	Available	1,844	£35,000.00
Arches 236-237	Available	1,870	£35,000.00
Arches 238-239	Available	1,805	£35,000.00
Arches 240-241	Available	1,849	£35,000.00
Arches 242-243	Available	1,895	£35,000.00
<b>TOTAL</b>		<b>9,263</b>	

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## Amenities

WC's.

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Electric Roller Shutters.

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LED Strip Lighting.

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Three-Phase Power.

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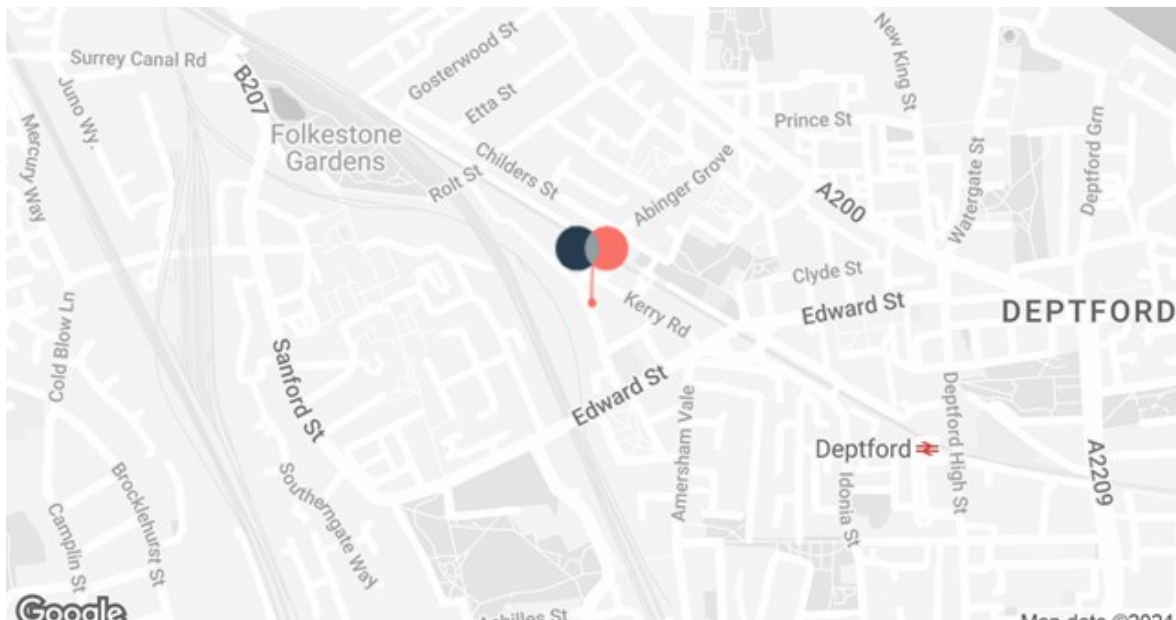
Fully-Refurbished.

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Natural Light.

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## Description

### Refurbished Arches to rent

5 Newly-refurbished properties are available totalling 9,260 sq ft of industrial space. Each unit consists of two adjacent arches connected via a lean-to at the back of the properties. They feature high-level windows which allow for ample natural light into the space, making each property bright and airy. Brand new electric roller shutters have been installed adjacent to separate personnel doors that are built into the new in-fill frontages. The properties are equipped with 3-phase power supplies, W/C facilities, LED strip lighting and brand-new floor slabs.

Access to these properties is via Arklow Road and Abinger Grove from the A200 Lower Road which connects directly to the Northern end of the vital Deptford High Street. They benefit from direct links to the City of London, and East London via Lower Road and access to the Rotherhithe Tunnel. Public transport links provide access into Central London and beyond via National Rail services from Deptford Train Station and Overground services from New Cross, both of which are just 10 minutes' walk from this estate. Jubilee line tube services from Canada Water can also be accessed via an short bus journey from Abinger Grove.

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London, SE8 5JR

## Further Information

A new lease available directly from the Landlord

Rent  
£35,000 PA

Service Charge  
TBC

Rates  
TBC - Please rely on your own investigations with local authorities.

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