

USP.

The Pickle Factory
Crimscott Street
London SE1 3BH

Warehouse offices to let

4,393 - 83,801 SQ FT

thepicklefactorybermondsey.co.uk/

usp.london

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THE PICKLE FACTORY





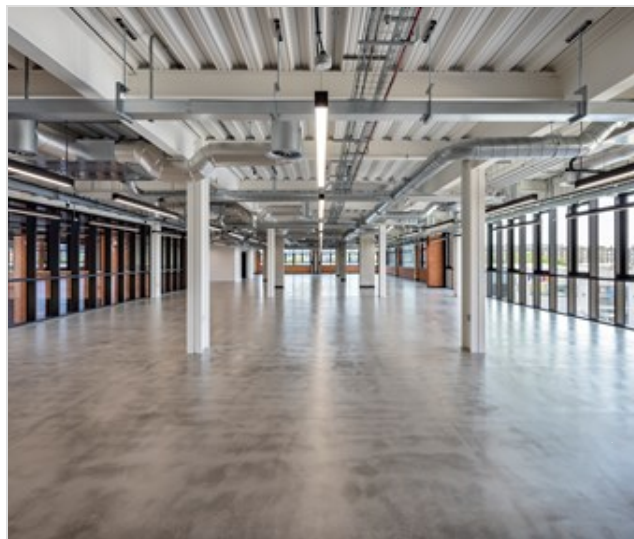
Description

Warehouse Office Space units from 4,393 sq ft

The Pickle Factory is the former Crosse & Blackwell factory for Branston Pickle and forms part of London Square's Bermondsey scheme, a 5 phase redevelopment including a new public realm in the heart of SE1. This attractive warehouse is being carefully refurbished to preserve its original character and extended to offer exceptional warehouse style office accommodation providing plenty of character.

The commercial space will benefit from its own entrance and new 3 storey atrium at the heart of the scheme. The office space will provide exposed finishes in-keeping with the creative feel and character of the area.

The building will be available from Q2 2023.



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Accommodation

Floor	Availability	Area (sq ft)	Desks	Rent (psf)	Fit Out
Level 2 (part)	Available	22,249		£47.50	
Level 2 (part)	Available	5,242		£47.50	
Level 1 (part)	Available	22,055		£47.50	
Level 1 (part)	Available	5,188		£47.50	
Ground (part)	Available	7,454		£47.50	
Ground (part)	Available	6,916		£47.50	
Ground (Part)	Available	5,008		£47.50	
Reception/Atrium	Available	5,296		POA	
Lower Ground (part)	Available	4,393		POA	
TOTAL		83,801			



Amenities

Ground floor activated atrium	Base build 1:8
Exposed air conditioning system	3 x passenger lifts
Fibre connectivity	1 x goods lift
Suspended LED light fixtures	Shower & changing room provisions
98 bikes racks	Great public realm





Location

Whether it's a business meeting in Canary Wharf, a Friday brunch in Soho or a leisurely meander through a local street market, The Pickle Factory is perfectly situated to be within easy reach of key destinations in London.

Bermondsey High Street is a short walk from The Pickle Factory where you can enjoy an eclectic mix of bars, cafes and eateries or indulge yourself in the local art scene.

Just 15 minutes walk away, London Bridge Station is a major transport hub offering speedy access to Waterloo Station in 4 minutes and King's Cross Station in 11 minutes.

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Further Information

New lease available direct from the landlord.

Rent
£47.50 per sq ft

Service Charge
£12.00 per sq ft

Rates
£16.50 per sq ft

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