

Available To Let
From 1,500 sq ft

LONDON BRIDGE



91-95

SOUTHWARK
BRIDGE ROAD
LONDON SE1 0AX



PEER GROUP PLC

65%

Increase in capacity in peak hours at London Bridge

Thames Clipper services to Canary Wharf from London Bridge



More trains to Farringdon for Elizabeth Line services

123

Trains an hour pass through London Bridge, rising to 168 in 2018



Adjacent to Flat Iron Square

#1

London Bridge Station redevelopment named greatest infrastructure project in London for 2017



3 Minutes to Borough Market



4 Minutes walk to London Bridge Station



5 Minutes walk from the UK's iconic tallest building The Shard

LOCATION

91-95 Southwark Bridge Road is prominently located on the east side of Southwark Bridge Road, immediately to the south of Union Street.

There are numerous amenities close by including Britain's most renowned food and drink market, Borough Market, and Flat Iron Square which includes a vibrant selection of restaurants, bars, street food and outdoor space.

Transport connections are unrivalled with the entrance of the £1bn newly redeveloped London Bridge station within a 4 minute walk away providing excellent travel connections.

DESCRIPTION

91-95 Southwark Bridge Road provides newly refurbished offices in a central South Bank location. The available accommodation is arranged over 1st and 2nd floors.

AMENITIES

- Excellent natural daylight
- Heating and Air Conditioning system
- Under Floor and Perimeter Trunking
- EPC Grade 'B'
- Suspended Ceilings
- WCs/DDA WC/Showers
- Secure Cycle Storage
- Lift
- Kitchen on each floor
- High ceilings



FLOOR	Sq Ft	Sq M
1st	1,500 - 3,155	293.1
2nd	3,173	294.8
Total	6,328	587.9

91-95

SOUTHWARK BRIDGE ROAD
LONDON SE1 0AX

70
New retail outlets - part of the 83m passenger interchange at London Bridge Station

London Bridge

One of the most exciting and fastest growing retail areas in the capital, with over 70 new shops, bars and restaurants set to open at London Bridge Station in 2018.

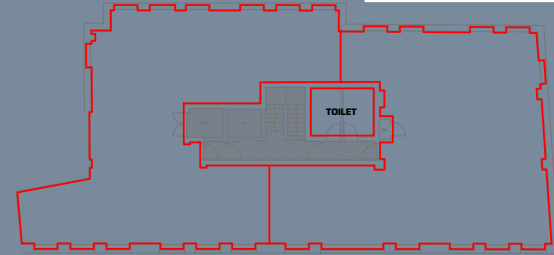
£300m
Flagship redevelopment of Borough Yards

Borough Yards

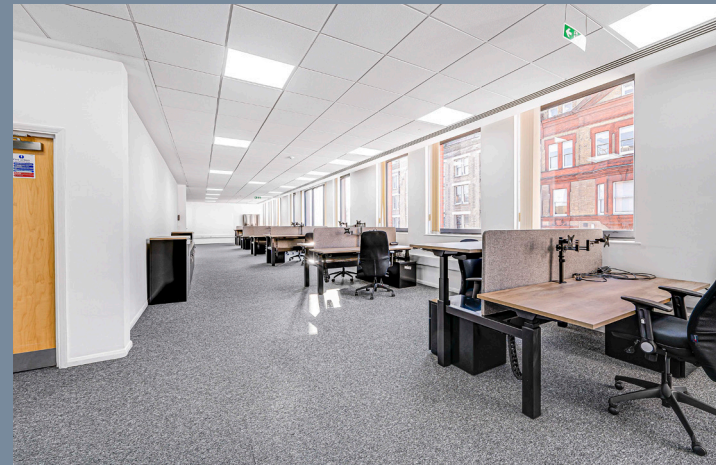
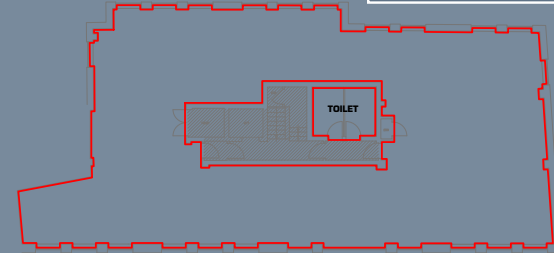
The £300m redevelopment of the Vinopolis site will become a focus on Boutique retailing and leisure further strengthening the area.

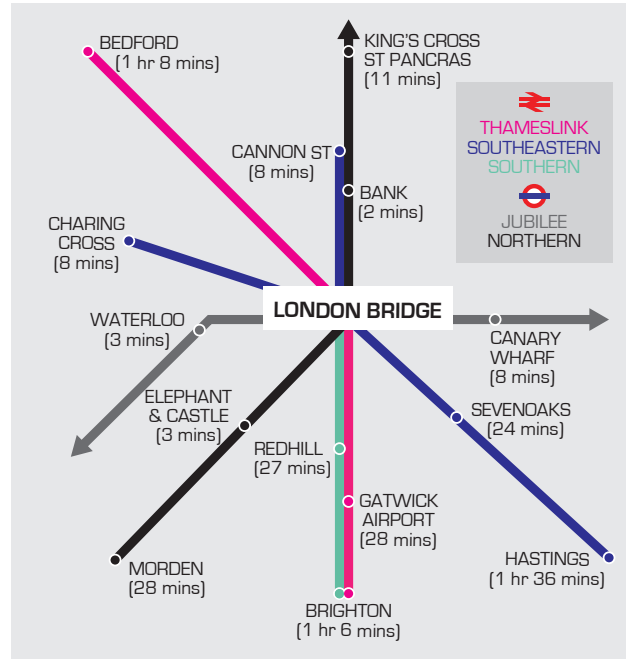


FIRST FLOOR



SECOND FLOOR





LEASE DETAILS

Terms by arrangement.

VIEWING

Please contact:

A property owned and managed by:



Elliott Brighton
 emb@peergroup.co.uk
 020 7940 8925



MISREPRESENTATION

Whilst every effort has been made to ensure accuracy, no responsibility is taken for any error, omission or misstatement. These particulars do not constitute an offer of contract. No representation or warranty whatever is made or given either during negotiations or in particulars by the vendor, lessors or the agent. All figures are exclusive of rates, service charge, VAT and all other outgoings. Jan 2024

You're connected in minutes...

