

RIVERSIDE OFFICE TO LET

2,042 Sq Ft (189.79 Sq M)

KALMARs

COMMERCIAL

020 7403 0600



Ground Floor
42 Shad Thames
London
SE1 2YD

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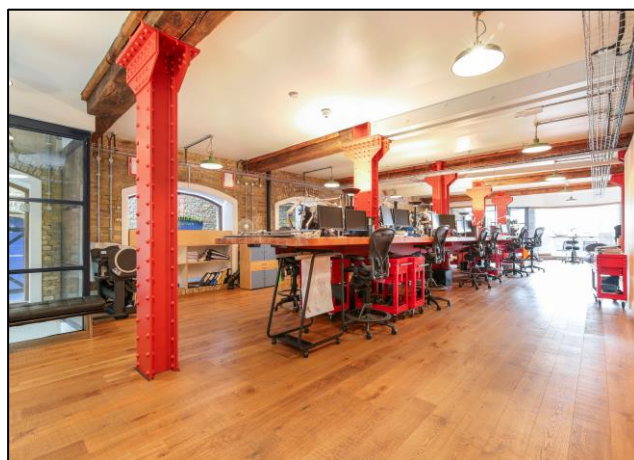
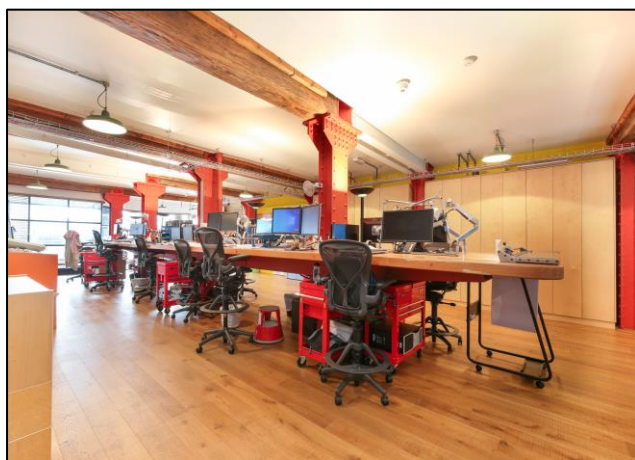
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LOCATION

Situated on the riverside, this office space has one of the most iconic views of London, looking onto Tower Bridge and The City. The space is located on Shad Thames within Butlers Wharf regeneration area by Tower Bridge, which has a variety of restaurants, cafes and bars. Conveniently placed between London Bridge station (Jubilee, Northern lines and national rail) and Tower Hill and Tower Gateway stations (Circle, District and DLR lines).

DESCRIPTION

Available immediately. The space is on the ground floor of this riverside, brick built, listed Victorian Wharf. Largely open-plan; one side opening up to the Riverside and the other onto Shad Thames. The space has its own meeting room or private office overlooking Tower Bridge. The office features exposed services, cruciform columns and wooden flooring. The space has storage along one side and a separate toilet .



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SOUTH LONDON'S LEADING AGENT

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RENT: £92,000

TENURE:

A new flexible lease will be granted directly from the landlord.

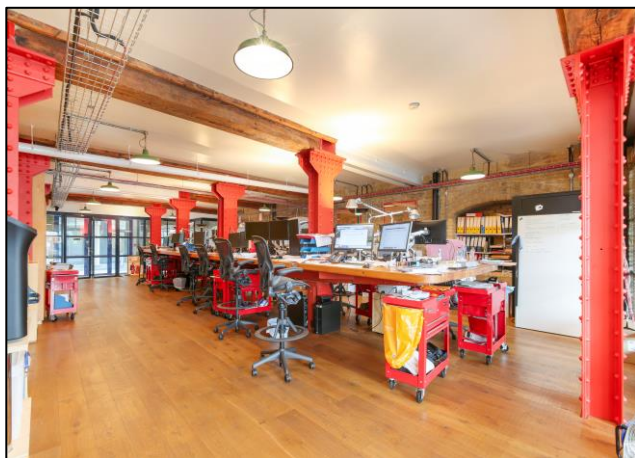
COSTS:

RATES PAYABLE: £23,341 per annum (2024/2025)

SERVICE CHARGE: £10,000 per annum (2025)

VAT: payable on rent and service charge.

LEGAL COSTS: Each Party to pay their own costs.



VIEWING

By appointment through sole agents

CONTACT

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KALMARs COMMERCIAL

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