



DRUID  
STREET  
**SOUTHWARK**

LONDON SE1 2HQ

**TO LET**  
**FLEXIBLE USE UNITS**  
**IN SOUTHWARK**  
**1,560 - 1,820 SQ FT**



# SPACE TO THRIVE @

## DRUID STREET **SOUTHWARK**

LOCATED ON DRUID STREET,  
JUST A CONVENIENT 12-MINUTE  
DRIVE FROM LONDON BRIDGE,  
THESE VERSATILE OPEN PLAN  
UNITS ARE PERFECT FOR  
LIGHT INDUSTRIAL BUSINESSES  
SEEKING A BESPOKE FIT-OUT.

The units consist of one open plan space suited for light industrial uses. Electric roller shutters allow for vehicle access into the units and . The units benefit from 3-phase power and WC facilities have been installed.

The run already is populated with a variety of businesses including, breweries, last mile delivery and production businesses that benefit from the central location.



# LOCATION

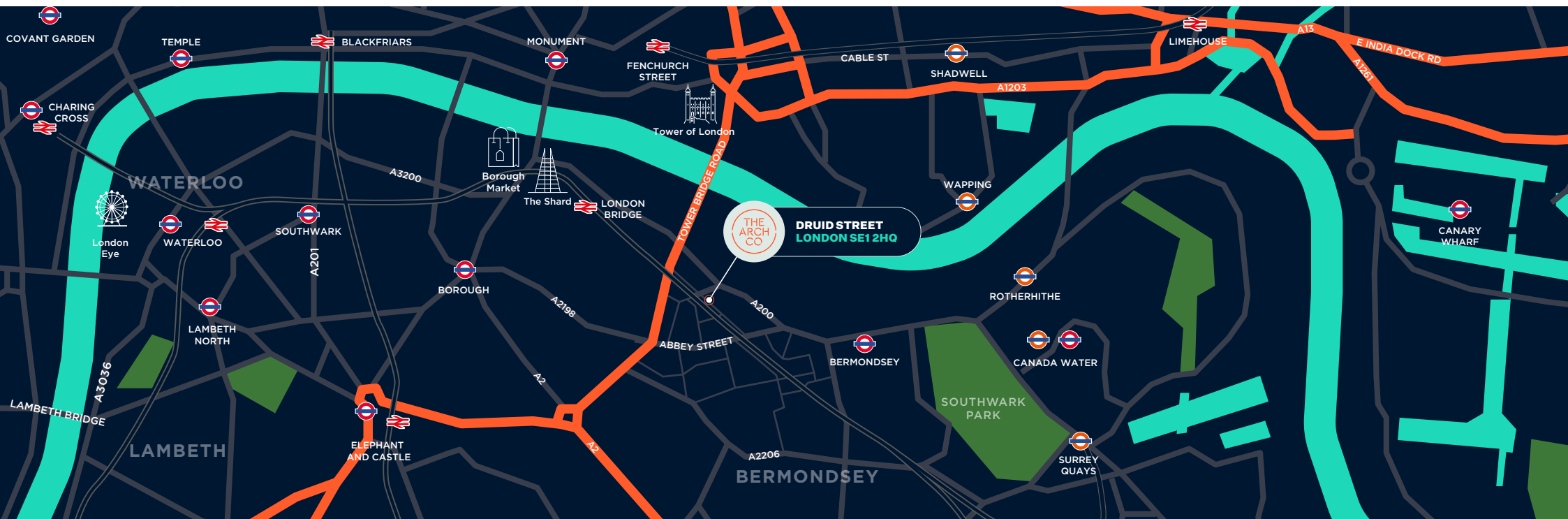
DRUID STREET, LOCATED IN VIBRANT SOUTHWARK, IS JUST A 15-MINUTE WALK OR A 12-MINUTE DRIVE SOUTH OF LONDON BRIDGE STATION

This lively area features a diverse mix of thriving light industrial businesses, making it an ideal hub for growth and innovation.

With excellent transport links, Druid Street offers easy access to the City of London only a 15 minute drive. Nearby attractions include Borough Market and the iconic Shard, adding to the appeal of this thriving area.

# TRAVEL TIMES

Bermondsey Underground Station			5 mins
Bermondsey Underground Station			15 mins
London Bridge Station			15 mins
London Bridge Station			12 mins
City of London			15 mins
Central London			25 mins







# ACCOMMODATION

ARCH	SQ FT	RENT PA
66	1,560	£40,500
86	1,800	£43,200
132	1,820	£50,040
134	1,810	£43,440



/// steps.panic.ruby



/// rungs.almost.soup



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# SPECIFICATION



**24/7**  
access



**Great**  
location



**Electric**  
roller  
shutters



**3-phase**  
power



**WC**  
facilities



**Vehicle**  
access



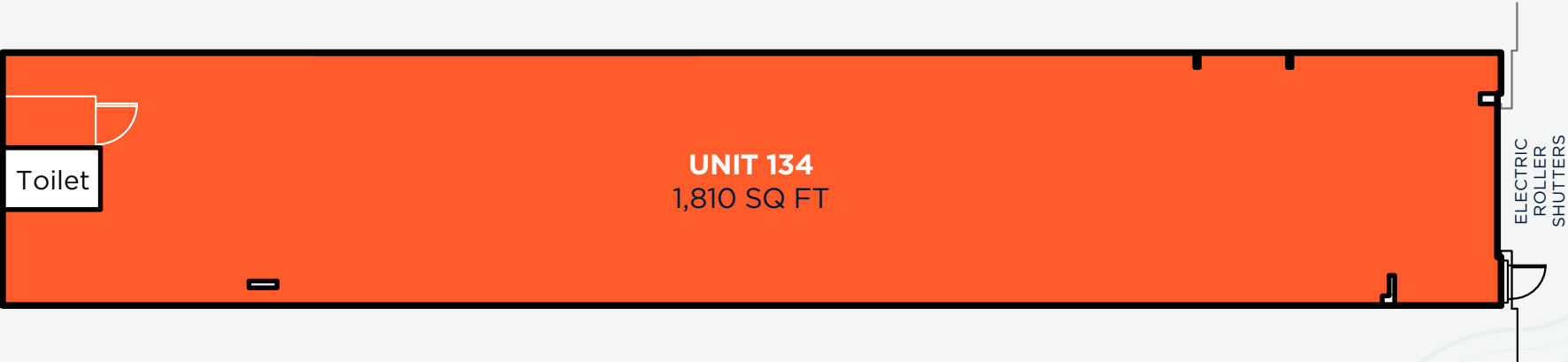
**Water/**  
drainage



**Flexible lease**  
options available



# FLOOR PLANS



DRUID STREET



## COSTS PER ANNUM

Unit	66	86	132	134
Rent	£40,500	£43,200	£50,040	£43,440
Service charge	£0,00	£0,00	£0,00	£0,00
Insurance	£680	£520	£520	£580
Business rates (value)	VOA	VOA	VOA	VOA

All figures quoted are exclusive of VAT which is applicable.

We advise checking exact business rate amounts with the VOA.

## EPC

We are targeting B on completion.

## TERMS

Available on The Arch Company's Standard Tenancy Agreement typically 3 or 6 years subject to negotiation. Other lease terms available.

All agreements will be granted outside Sections 24-28 of the Landlord and Tenant Act 1954 Part II.

## VIEWING & FURTHER INFORMATION

Strictly by appointment via our enquiries team.

## ENQUIRIES

+44 (0)800 830 840

[leasing@thearchco.com](mailto:leasing@thearchco.com)

**The Code for Leasing Business Premises in England & Wales (2020).** We strongly recommend that all interested parties refer to this Professional Statement from the RICS and seek professional advice from a Chartered Surveyor before signing a business tenancy agreement.

All properties are offered subject to contract and availability. These particulars are believed to be correct when published, but we cannot accept any liability whatsoever for any misrepresentation made either in these particulars or orally. Intending purchasers or tenants are strongly advised to make their own enquiries to check these particulars to satisfy themselves that the property is suitable for their purchase. They may be subject to VAT.

Particulars issued August 2025.



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