Est. 1955

Tarn
&Tarn

138-152 POWIS STREET WOOLWICH LONDON SE18 6LR

VERSATILE E CLASS COMMERCIAL UNITS

1,567 – 2,394 FT^2

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DESCRIPTION

The available accommodation comprises five self-contained commercial units within a mixed-use building. Each unit is primarily arranged over the ground floor and includes a designated car parking space for convenient access.

Offered in shell and core condition, the units provide a blank canvas, allowing occupiers the flexibility to undertake bespoke fit-outs tailored precisely to their specific operational requirements. Featuring an impressive floor-to-ceiling height of approximately 4.5 metres, each unit offers a spacious, open-plan environment ideally suited to a diverse range of businesses.

SUMMARY

- Suitable for Retail, Leisure, Medical & Professional Use
- Open Plan
- Excellent Ceiling Height (4.5m)
- Shell & Core Condition
- Parking Spaces – Arranged via Separate Negotiation
- Newly Installed Shopfront
- Rear Loading Bay
- Walking Distance to Woolwich Station

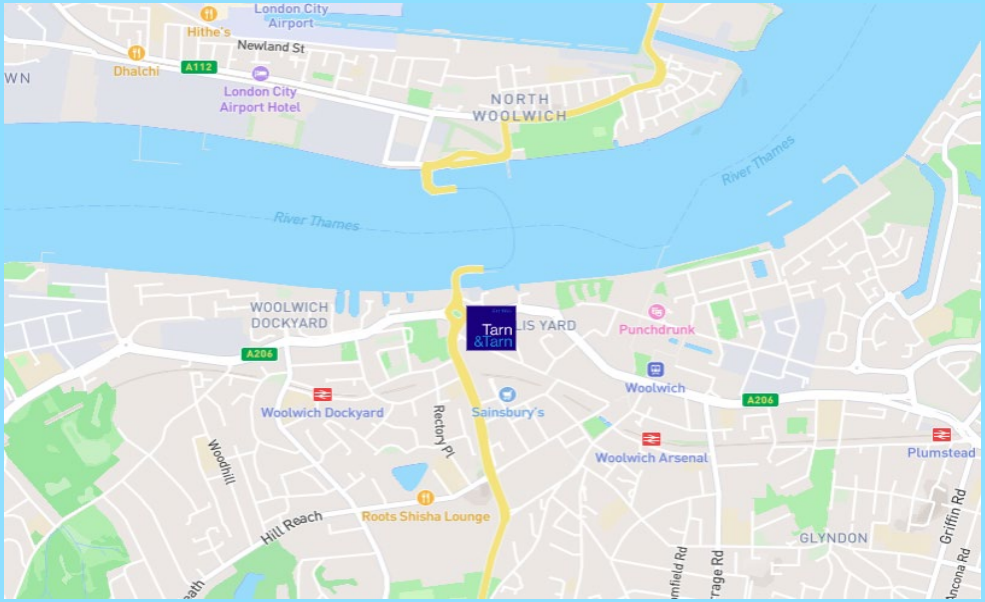
LOCATION

THE AREA

The property is located on the north side of Powis street, near its junction with hare street, in the heart of Woolwich town centre. The street is set to benefit from substantial redevelopment. Woolwich is within the royal borough of Greenwich, approximately 11 miles south-east of central London. The area enjoys excellent transport links, with the A205 (south circular) providing access to the A2, A20, and M25. Multiple bus routes serve the area, ensuring strong connectivity across London. Woolwich arsenal station (national rail and DLR) and Woolwich station (Elizabeth line) are both within walking distance. Nearby occupiers include TK Maxx (adjacent), Travelodge (opposite), Boots, Primark, Subway, and sports direct.

TRANSPORT

- Woolwich Arsenal (8-minute walk) – Southeastern & DLR
- Woolwich (10-minute walk) – Elizabeth line
- Woolwich Dockyard (11-minute walk) – Southeastern



ACCOMMODATION

UNITS	SQ FT	RENT (£ PA)	SERVICE CHARGE (£ PA)	BUSINESS RATES	TOTAL YEAR
144	2,394	£49,200	£11,674	TBA	**£60,874**
142A	1,567	£36,000	£7,522	TBA	**£43,522**
PARKING SPACE 28	1 SPACE	£1,200	N/A		
PARKING SPACE 29	1 SPACE	£1,200	N/A		

TERMS

A New FRI Lease to be contracted outside of the security and provisions of the Landlord and Tenant Act 1954.

BUILDING INSURANCE

Included in the service charge

VAT

Applicable

ANTI-MONEY LAUNDERING

In accordance with the Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 the Tenant will be required to comply with our Anti Money Laundering policy.

Further details on request.

LOCAL AUTHORITY

London Borough of Greenwich

Est. 1955

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&Tarn

VIEWINGS

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THE CITY FRINGE PROPERTY AGENCY PROVIDING EXPERT ADVICE SINCE 1955.