

FIELD & SONS

COMMERCIAL

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RETAIL/E-CLASS UNIT FOR SALE



90 TOWER BRIDGE ROAD, LONDON SE1 4TP
OVERALL, APPROX. 638 SQ FT (59.3 SQM)

LOCATION

The premises are prominently located on Tower Bridge Road, forming part of this local shopping street and serving the surrounding predominantly residential area.

The immediate locality has and continues to undergo extensive redevelopment, and the property is close to a number of high-profile schemes including Bermondsey Square, The Jam Factory and the entire Elephant & Castle regeneration project to the southwest.

DESCRIPTION

Comprises a mid-terrace retail unit arranged over the ground floor. The ground floor sales area is open plan, with a W.C at the rear. The property also benefits from an open small courtyard backing onto a private vehicle access lane. Was extensively renovated from the ground up in 2015.

The approximate overall floor area is 638 sq ft (59.3 sq m).

Currently trading has a dog accessories and grooming store, who are holding over on an expired lease.

90 TOWER BRIDGE ROAD, LONDON SE1

AMENITIES

- Air conditioning
- Tiled floor
- Spot lighting
- In floor power points
- Security shutter
- W.C.

TERMS

The shop is available for sale by way of a 999 year leasehold from May 2016 (with one third share of the freehold).

PRICE

Offers in the region of £350,000.

BUSINESS RATES

The rates payable for the year 2026/27 are approx. £5,586 (Rateable Value being £14,250)

SERVICE CHARGE

Currently recharge of building insurance only at approx. £567 per annum.

ENERGY PERFORMANCE

EPC Asset Rating = 46 (Band B).

FURTHER DETAILS

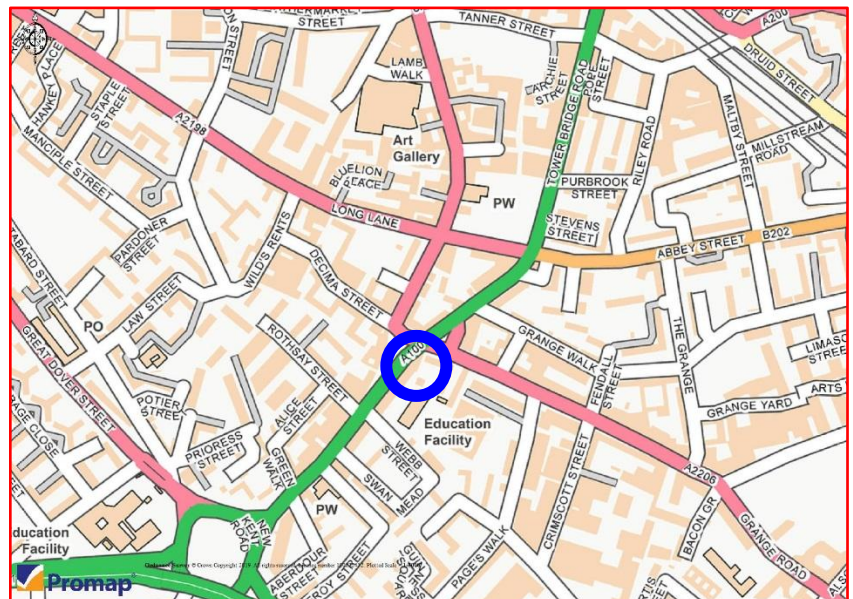
For further details please contact:

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90 TOWER BRIDGE ROAD – LOCATION PLAN



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