



Southwark Street

London SE1

Fully Fitted Floor with Private Roof Terrace
2,588 sq ft / 240.43 sq m To Let

The Building

A beautiful period warehouse-style office building.

The 4th floor office provides 2,588 sq ft (240.43 sq m) of exceptional fully fitted space and benefits from a private roof terrace with panoramic views.

The fit-out comprises:

28 workstations

Two meeting rooms

Large kitchen and breakout area

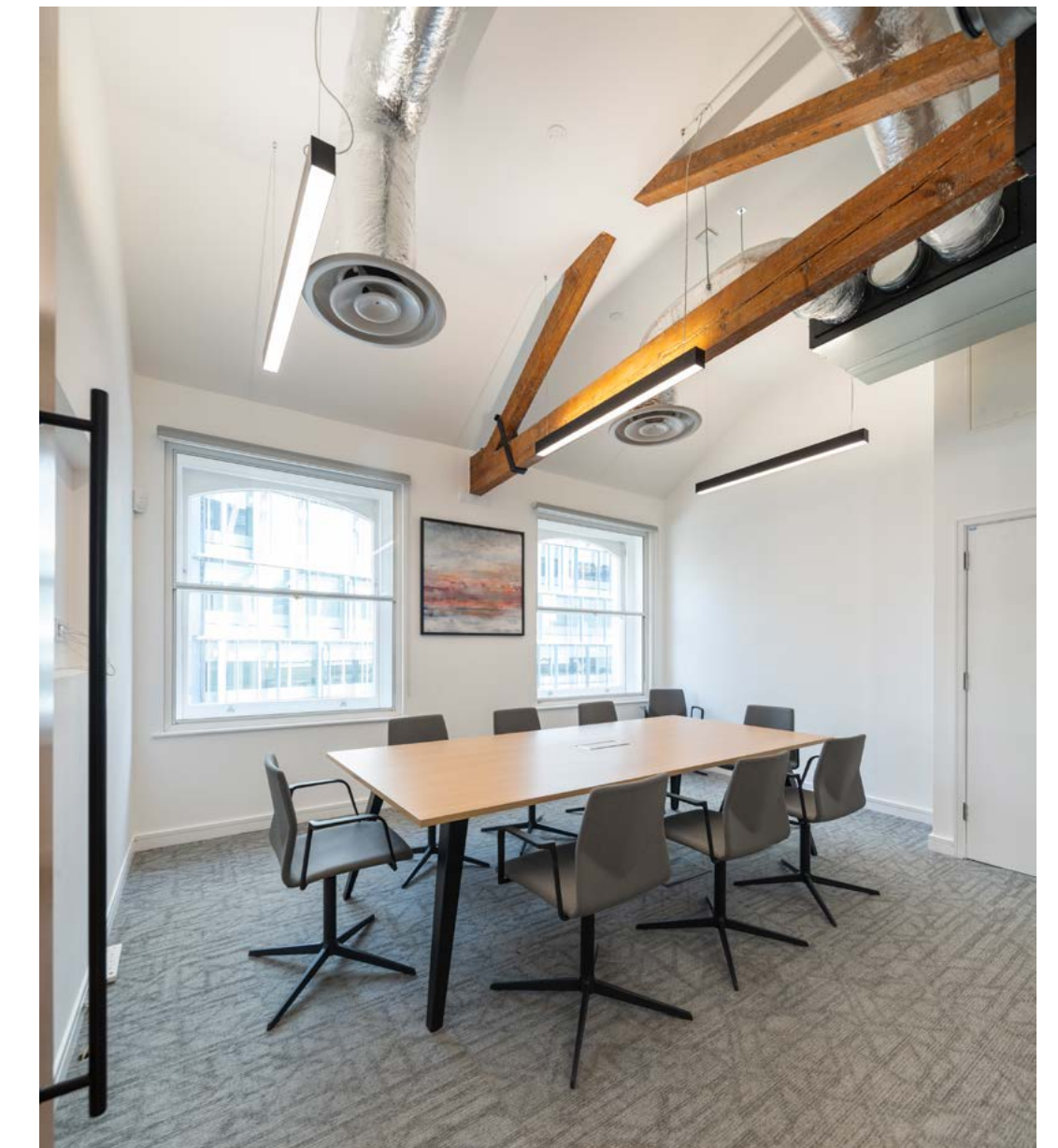
Waiting area

Quiet room and collaboration area

Large private terrace with spectacular views towards Southbank

The building's corner position and high ceilings throughout deliver an abundance of natural light.

95 Southwark Street





Local Area

The property is prominently located on the corner of Southwark Street and Great Suffolk Street.

It sits opposite the prominent Blue Fin Building and the world-famous Tate Modern. The local area is thriving with a multitude of cafés, bars and restaurants catering for every occasion.



Location & Connectivity

95 Southwark Street provides excellent connectivity with Southwark, London Blackfriars, London Waterloo and London Bridge stations all within close walking distance.

Key Station Walk Times (mins)

SOUTHWARK



6 MINS



LONDON BLACKFRIARS
(South Entrance)



6 MINS



LONDON BRIDGE



13 MINS



LONDON WATERLOO



17 MINS

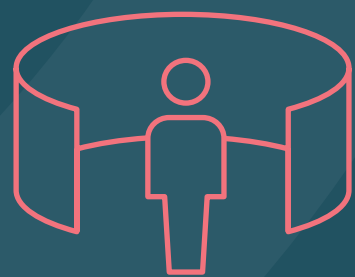




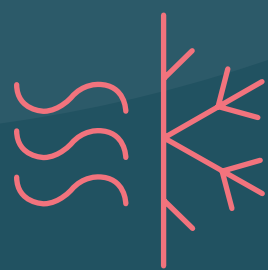
Specification



HIGH-QUALITY
FULL FIT-OUT



PRIVATE ROOF
TERRACE WITH
PANORAMIC VIEWS



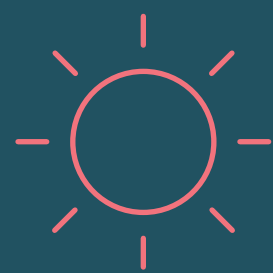
AIR-
CONDITIONING



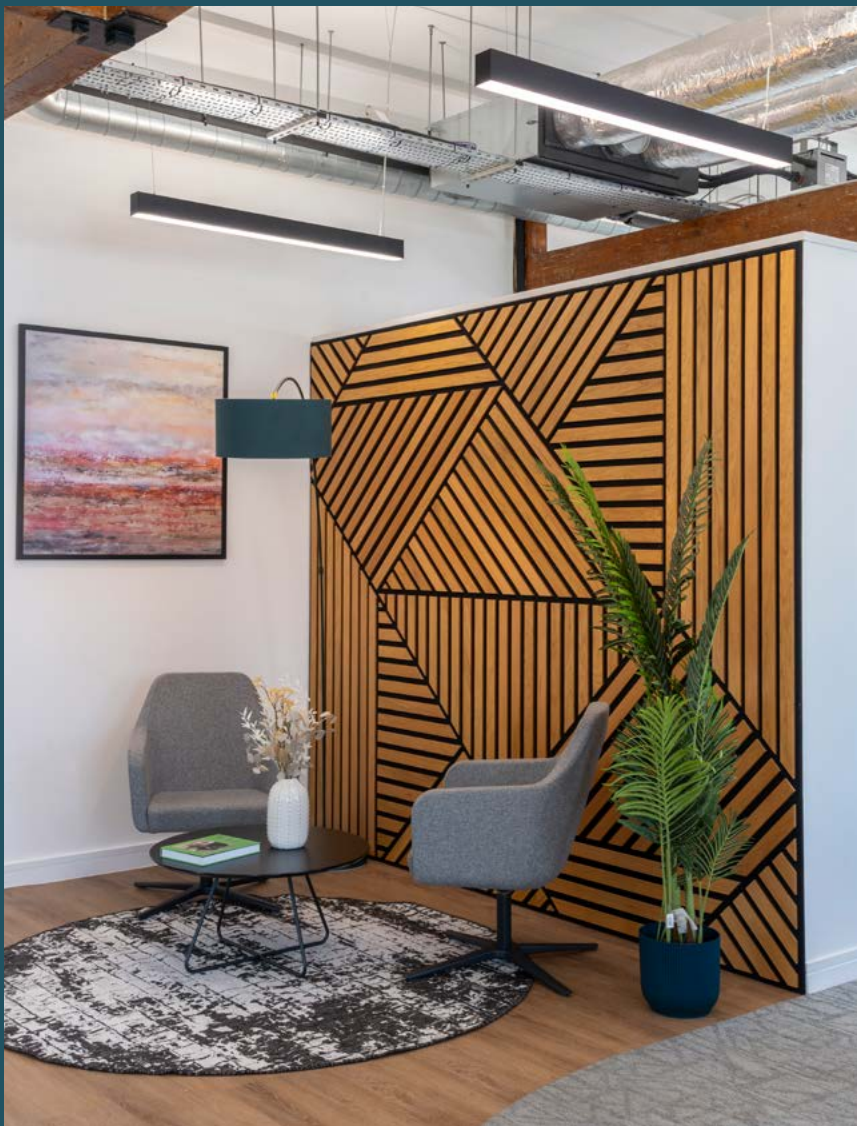
BIKE RACKS
& SHOWERS



PASSENGER
LIFT



EXCELLENT
NATURAL
LIGHT



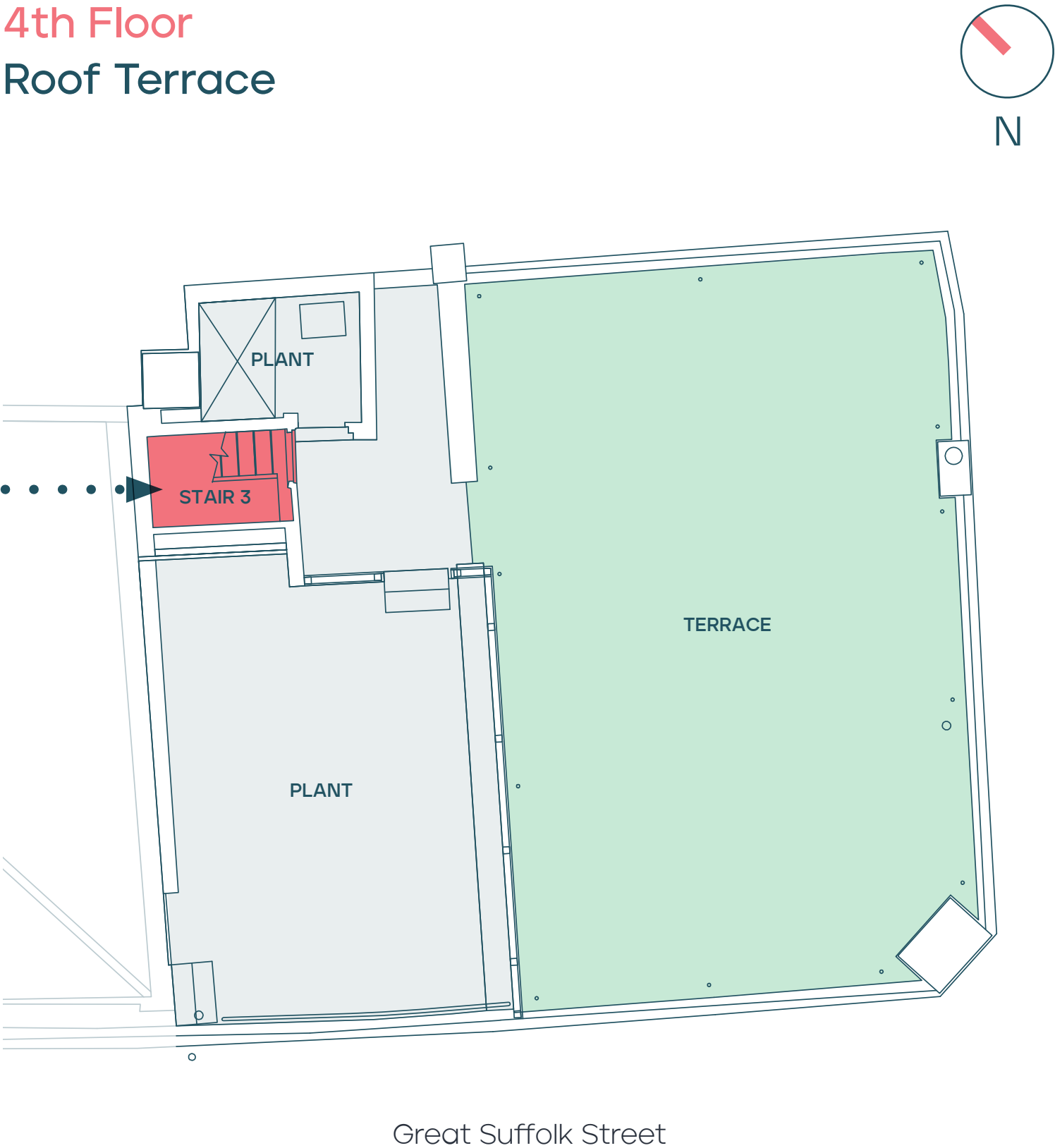
Space Plan

2,588 sq ft / 240.43 sq m

- Office floor
- Terrace
- Toilets
- Common areas / stairs
- Lifts
- Roof terrace acces



4th Floor
Roof Terrace



Further Information

EPC

EPC available on request.

Viewing

Strictly by appointment through the sole letting agent.

Contacts



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Terms

Available by way of a new flexible lease direct from the landlord on terms by arrangement.

Zoe Ramsay

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Important notice

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Design by Tayler Reid

