

FIELD & SONS

COMMERCIAL

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RETAIL/E-CLASS UNIT TO LET DUE TO RELOCATION



205 TOOLEY STREET, LONDON SE1 2JX
APPROX. 661 SQ FT (61.4 SQ M)

LOCATION

205 Tooley Street provides a prominent frontage located close to the junction with Tower Bridge Road and just south of the popular Shad Thames area.

London Bridge station, Bermondsey Underground (Jubilee line) and Tower Bridge are all within walking distance and the neighbouring Shad Thames area provides a vibrant mix of high quality residential and office accommodation, together with a variety of restaurant, bar and retail outlets.

Between the premises and London Bridge is the 'morelondon' campus whose occupiers include : Ernst & Young, Norton Rose and PWC.

DESCRIPTION

The available accommodation comprises a self-contained retail/E-Class unit arranged over a ground and lower ground floor within this period mid-terrace building. Each floor provides open plan accommodation with kitchen point and w.c located in the lower level.

205 TOOLEY STREET, SE1

AMENITIES

- Cooling cassettes
- Perimeter trunking
- Recessed spot lighting
- Carpeted ground floor
- Wood flooring lower ground
- Ow w.c. and kitchen point
- Fully glazed frontage
- Suitable for alternative uses under the E-Use Class

TERMS

Available by way of a sublet or assignment of the current lease to November 2028. The current lease is inside the Landlord & Tenant Act 1954.

Potential new direct lease subject to negotiation.

RENT

The passing rent is £25,000 per annum, exclusive of all outgoings..

BUSINESS RATES

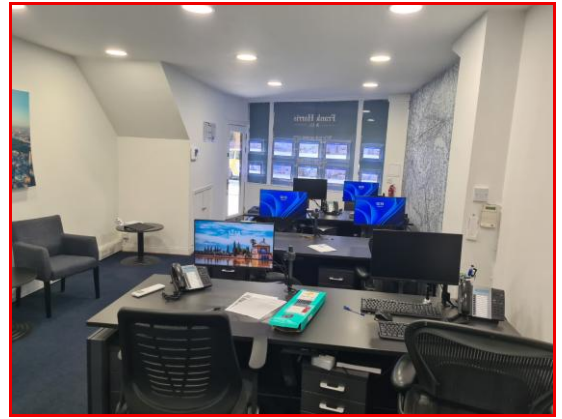
The current Rateable Value is £17,250 and therefore the business rates payable for the year 2026/27 will be approx. £6,762.

SERVICE CHARGE

TBC.

ENERGY PERFORMANCE

EPC Asset Rating = 72 (Band C).



205 TOOLEY STREET – LOCATION PLAN



FURTHER DETAILS

For further details please contact
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