



SAVOY STEWART
COMMERCIAL PROPERTY

OFFICES
TO LET

106 WESTON STREET

London, SE1 3QB



KEY POINTS

- > Own Entrance
- > Self Contained
- > Comfort Cooled
- > Passenger Lift
- > Fitted Kitchen
- > Meeting Rooms

TENURE	TO LET
SIZE	3,716 SQ FT
RENT	£160,000 PER ANNUM
EPC	B (44)

Contact us on 020 7495 3666 or visit www.savoystewart.co.uk

LOCATION

The property is located at the junction of Weston and Leathermarket Street adjacent to Leathermarket Gardens and playground. The property is a short walk from the Shard and London Bridge mainline and Underground station.

The immediate surrounds comprise a mix of residential property and numerous new office buildings together with various bar and restaurant facilities.

ADDITIONAL INFORMATION

The property comprises the commercial section of this modern building that was built approximately 15 years ago.

Each floor is predominantly open plan and the lower ground floor includes two glass partition meeting rooms and a fully equipped kitchen, together with male and female wc's plus disabled WC's and 2 showers.

The building also has a platform lift serving all floors.

Both floors have been fully refurbished and benefit from excellent natural light.

ACCOMMODATION

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Lower Ground	1,753	162.86	Available
Upper Ground	1,963	182.37	Available
Total	3,716	345.23	

TERMS

The property is available on a new lease for a term by arrangement.

LEGAL COSTS

Each party to bear their own legal costs.

VIEWING

Strictly by appointment through sole letting agents Savoy Stewart.

RENT

£160,000 per annum

BUSINESS RATES

Rates Payable: £17.92 per sq ft

(based upon Rateable Value: £120,000.00 and UBR: England Standard 55.5p)

SERVICE CHARGE

n/a



VIEWING & FURTHER INFORMATION



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