

FOR SALE - OFFICE

---

# PENTAGON HOUSE, 52-54 SOUTHWARK STREET, SE1

Pentagon House, 52-54 Southwark Street, SE1 1UN



## Key Highlights

- 21,543 sq ft
- Freehold

---

SAVILLS City  
15 Finsbury Circus  
London EC2M 7EB  
**020 7499 8644**  
[savills.co.uk](https://www.savills.co.uk)



## Description

- Freehold.
- Highly prominent building comprising 21,543 sq ft NIA of Grade A office accommodation arranged over basement, ground and six upper floors.
- Flexible floorplates ranging from 1,563 to 3,169 sq ft, with exceptional views and excellent levels of natural light.
- Multi-let to four office tenants including Centurion Selection Limited, Sapio Research Limited, Deerns UK Limited and Field Gibson Media Limited.
- Reversionary passing rent of £479,125 per annum, reflecting £41.95 per sq ft.
- WAULTC of 0.93 years and WAULT of 1.68 years.
- Immediate value enhancement potential through refurbishment, amenity upgrades or re-gears of existing leases.

## Location

Excellent connectivity situated within walking distance of several stations including Borough (400m), London Bridge (600m), Southwark (600m) and Waterloo (850m).

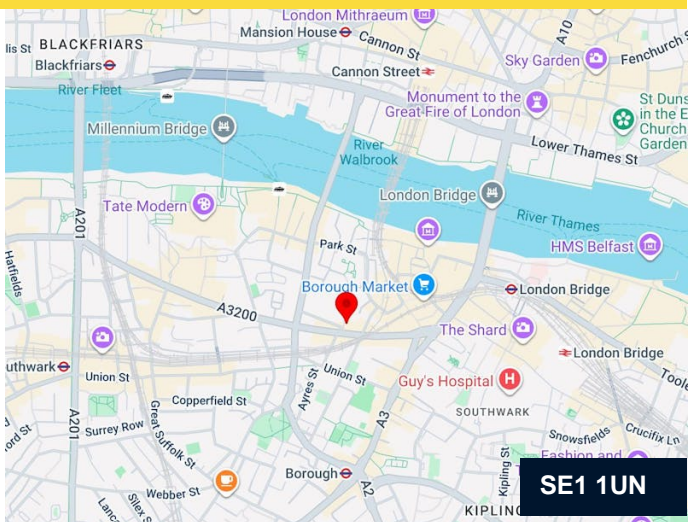
## Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Building	21,543	2,001.41	Available
<b>Total</b>	<b>21,543</b>	<b>2,001.41</b>	

## Business Rates

Upon Enquiry



## Contact

Alex Tugwell

07816184068

Alex.Tugwell@savills.com

### IMPORTANT NOTICE

Savills, their clients and any joint agents give notice that: 1. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Savills have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. Generated by AgentsInsight / Generated on 07/10/2025

savills