

10A Lant Street

London, SE1 1QR

**Stylish warehouse-style
offices within a gated
courtyard, near Borough
Market & London Bridge.**

1,870 to 3,744 sq ft
(173.73 to 347.83 sq m)

- Period warehouse conversion
- Private gated courtyard location
- Excellent natural light
- Self contained unit
- Bike storage
- 5 minutes from Borough Station

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Summary

Available Size	1,870 to 3,744 sq ft
Rent	£31.99 per sq ft
Rates Payable	£34,133 per annum
Service Charge	£7,000 per annum
EPC Rating	Upon enquiry

Description

These attractive offices are set within The Old Tea Warehouse, a period warehouse conversion offering 3,744 sq ft of versatile workspace. The interior features two spacious open-plan offices, partitioned boardroom, private meeting rooms, kitchenettes, and demised WCs. Period charm is preserved with exposed iron columns and wood flooring, complemented by modern features such as floor boxes and recessed lighting. Access is via a private gated courtyard with entry phone control and bicycle hoops.

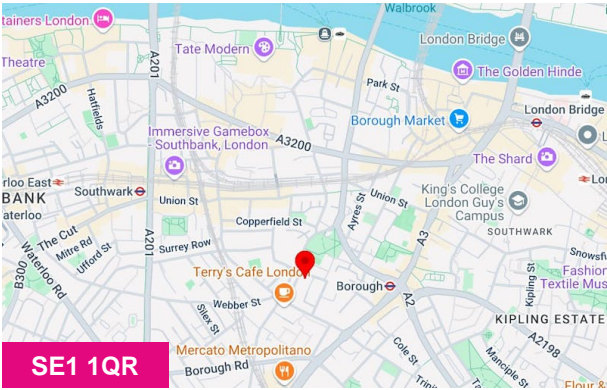
Location

Located on Lant Street in the heart of SE1, the offices benefit from excellent connectivity and a vibrant surrounding area. It is just a short walk from Borough Underground Station (Northern Line) and close to London Bridge station, providing easy access across London. The property is also near the cultural and culinary hubs of Borough Market and Bankside, making it an appealing location for businesses seeking a central, well-connected and character-rich setting.

Accommodation

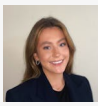
The accommodation comprises the following areas:


Name	sq ft	sq m	Availability
2nd	1,870	173.73	Under Offer
Ground	1,874	174.10	Available
Total	3,744	347.83	



Viewing & Further Information

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