

Kitt.

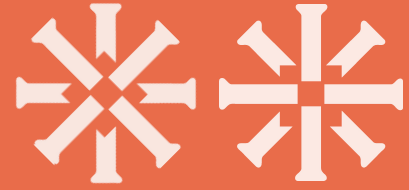
Your new home in London Bridge



Ground Floor,
95 Southwark Street,
London
SE1 0HX



Welcome to
95 Southwark Street



Kitt.

This isn't a holding pen for laptops; it's a high-ceilinged catalyst for your next big launch. Think of it as a gallery-grade canvas where media and culture collide. Designed for teams who live for the hustle, it's a space to build, break, and reinvent, all with a clubhouse feel.



Welcome to 95 Southwark Street

Size
2,884 sq ft

Current State
Fully Fitted

Price (pcm)
£34,750 pcm

Minimum Term
36 months

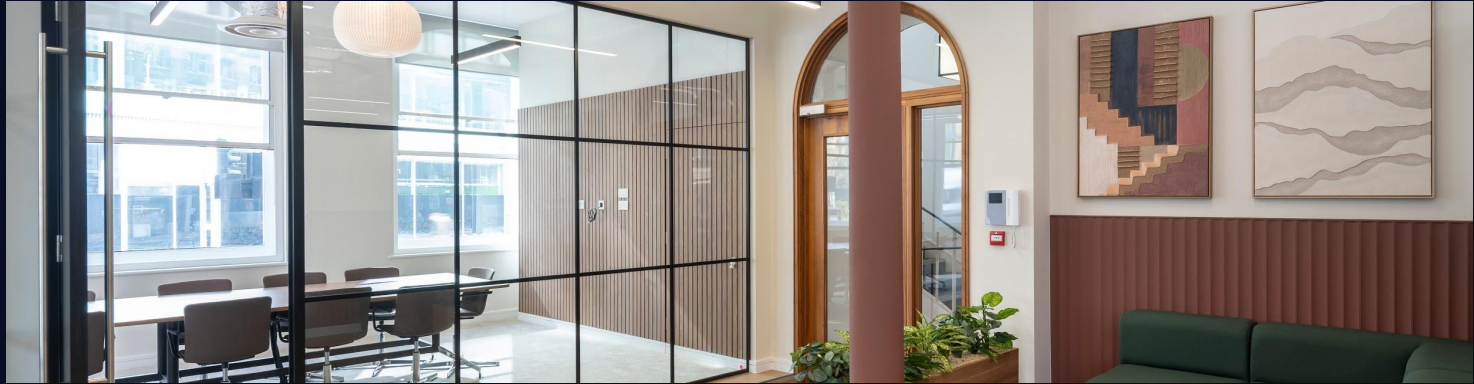
Legal Structure
Short-Form All
Inclusive Lease

Price (psf)
£145 psfc



Kitt.

Forget the stale "standard" office. This crisp, high-spec fit out feels like a fresh start. Clean lines and open air, ready for your brand's personality.



Welcome to
95 Southwark Street

Your team will love

Kitt.

Amenities

Bring the dog, bike in, and hit the showers. This is a space built for the fluid rhythm of studio life. With 30 desks across 2,884 sq ft, there is room to breathe, collaborate, and host. It's pet-friendly, people-first, and designed to evolve as your team grows.

Area

Step out into the South Bank's beating heart. Grab a morning flat white at Monmouth Coffee, host a celebratory lunch at Padella, or talk shop over pints at The Lord Nelson. From the stalls of Borough Market to the riverside energy, the inspiration here is infinite and local.

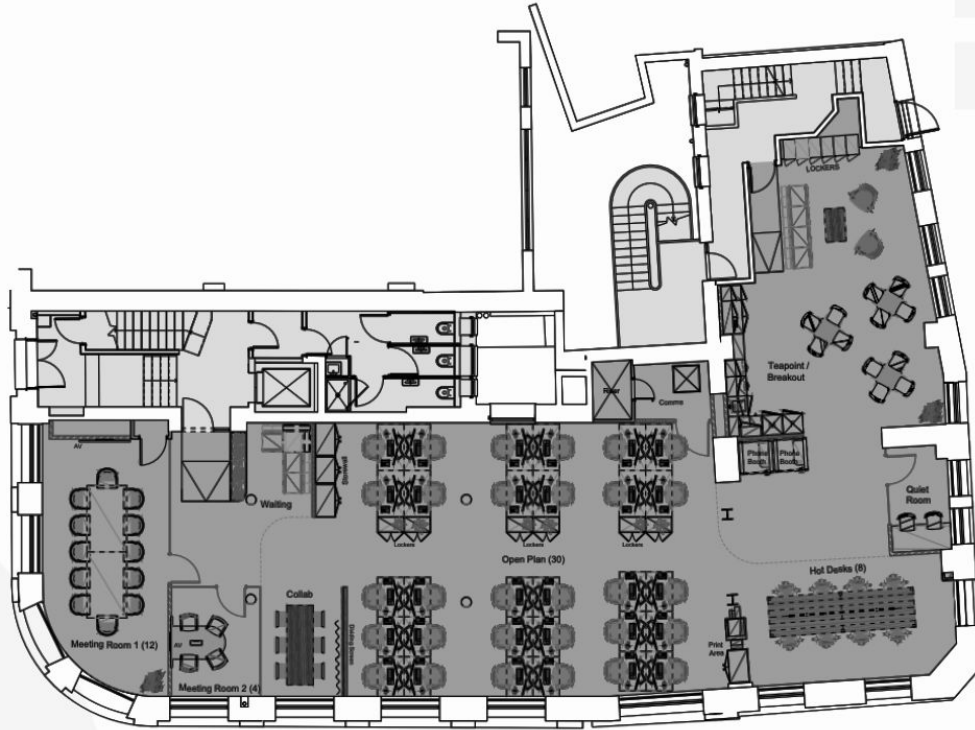
Southwark Station: 4-minute walk

London Bridge: 10-minute walk

Blackfriars: 12-minute walk

Welcome to
95 Southwark Street

Kitt.



Great Suffolk Street



Meeting rooms
2

Phone booths
2

Current desks
30

Max desks
35

Key features
New fit out

Make the space your own

Kitt.

A space ready to shape around your team, with fit-out, furniture and branding designed to reflect your identity while the practicalities run quietly in the background.

Inclusions

- Rent
- Business rates
- Service charge
- Building insurance
- Demise electricity
- Broadband
- Fit out and furniture
- Branding and accessories
- Daily cleaning and waste removal
- Office management app
- Maintenance
- Health and safety