

Compton

For Rent
**13 Soames Walk
Greenwich SE1**



Discover Creative Office Units Now Available to Let in the Design District Hub

For Rent

Size

1,422 - 2,531 Ft²

Rent

£30 - £50 per sq ft

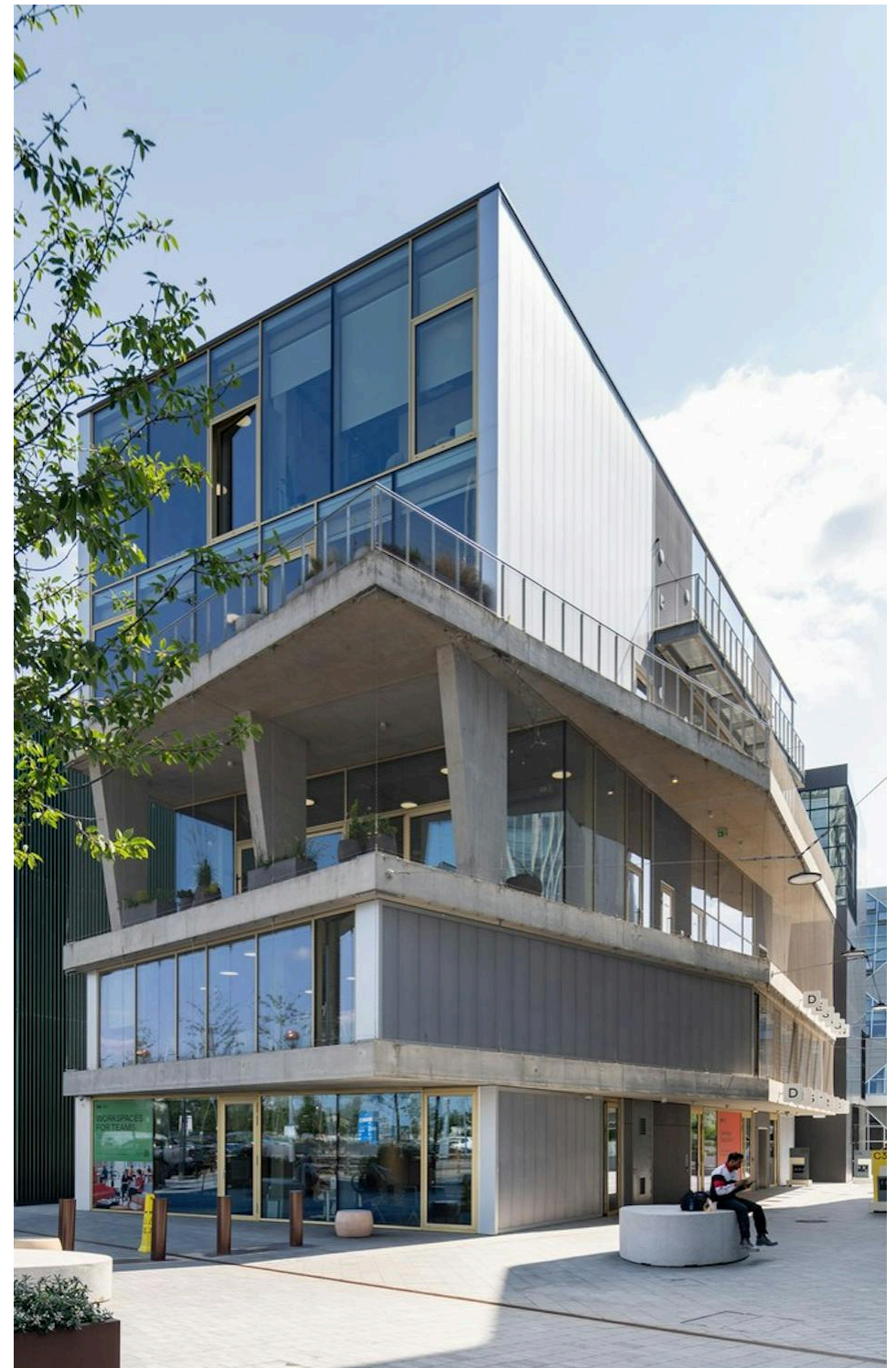
Fitout

Not Fitted

Design District
13 Soames Walk
Greenwich SE10

Description

Located just a minute's walk from North Greenwich station, Design District is a vibrant hub of creativity, home to a bold collection of 14 architecturally diverse buildings crafted by eight architectural practices. We are now marketing four distinct units within the Design District, ranging in size from approximately 1,400 to 2,700 square feet. These include a mix of ground and upper floor spaces, with options available both fully fitted and open plan – ideal for a range of creative occupiers seeking a dynamic and well-connected environment.



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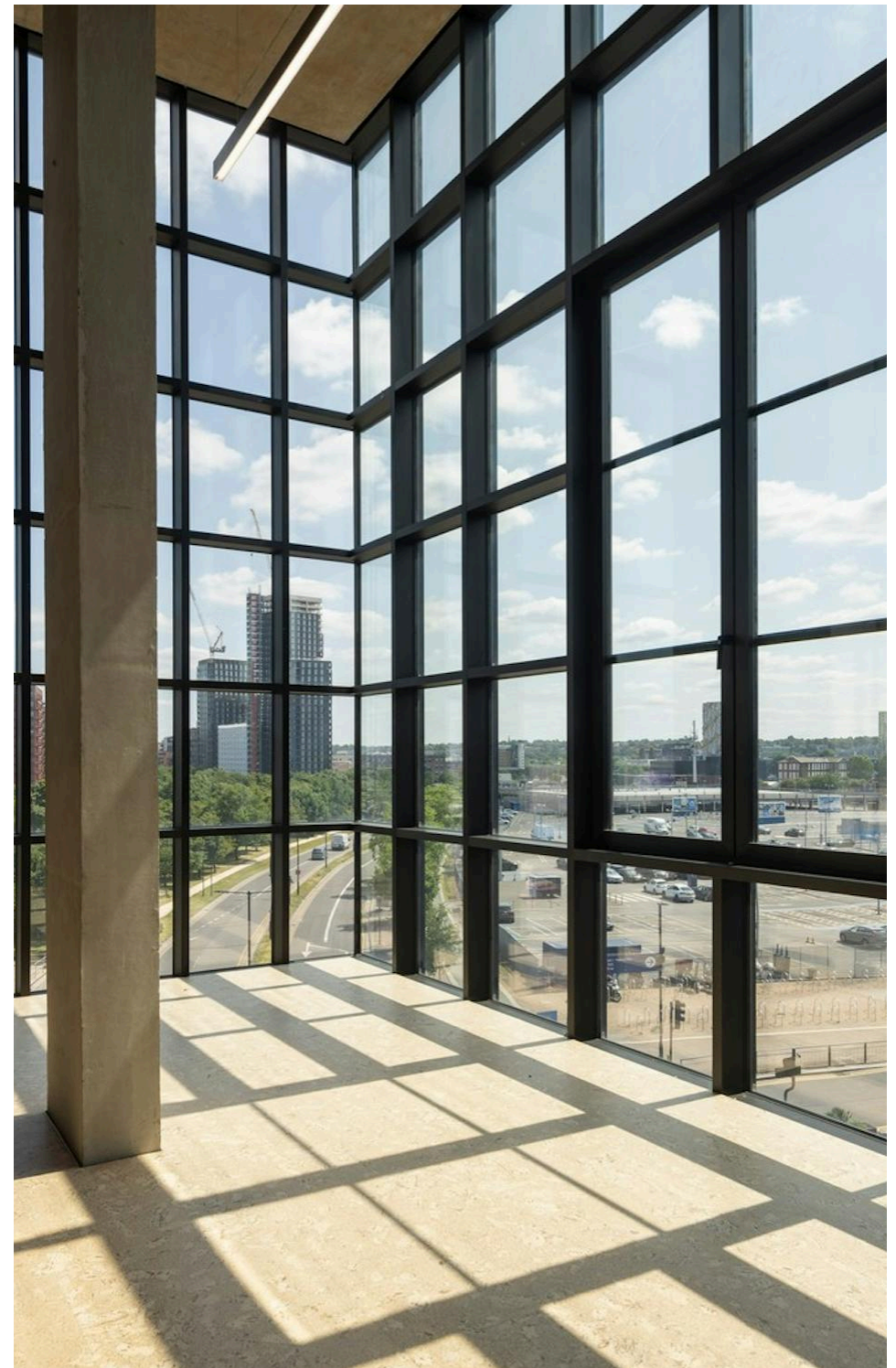
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Design District

13 Soames Walk
Greenwich SE10

Description

Since its launch in 2021, the District has become a cornerstone for London's creative community, now supporting over 170 businesses across a wide spectrum of industries – from design and media to fashion, architecture, and beyond. This unique destination is purpose-built to nurture innovation, offering flexible workspaces that range from solo studios to expansive company headquarters. The guiding principle is simple: by fostering a rich mix of creative minds in close proximity, collaboration, resilience, and progress naturally follow.



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Building D4 - 3rd Floor

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Building D4 - 3rd Floor

Compton

For Rent

Design District
13 Soames Walk
Greenwich SE10

Building D4 - Ground Floor



Building D4

For Rent

Design District
13 Soames Walk
Greenwich SE10

Location

The Design District is superbly positioned on the Greenwich Peninsula, just moments from North Greenwich Underground station, offering direct access to key destinations including Canary Wharf, London Bridge, and Waterloo via the Jubilee line. A major bus hub sits adjacent, with connections provided by the Thames Clipper riverboat service and the Emirates Cable Car.

Beyond connectivity, the surrounding environment is rich with lifestyle and leisure options. The District itself is home to an eclectic mix of food vendors, independent cafes, and bars. Plus, the District's rooftop basketball court provides a unique space for sport, events, or filming.

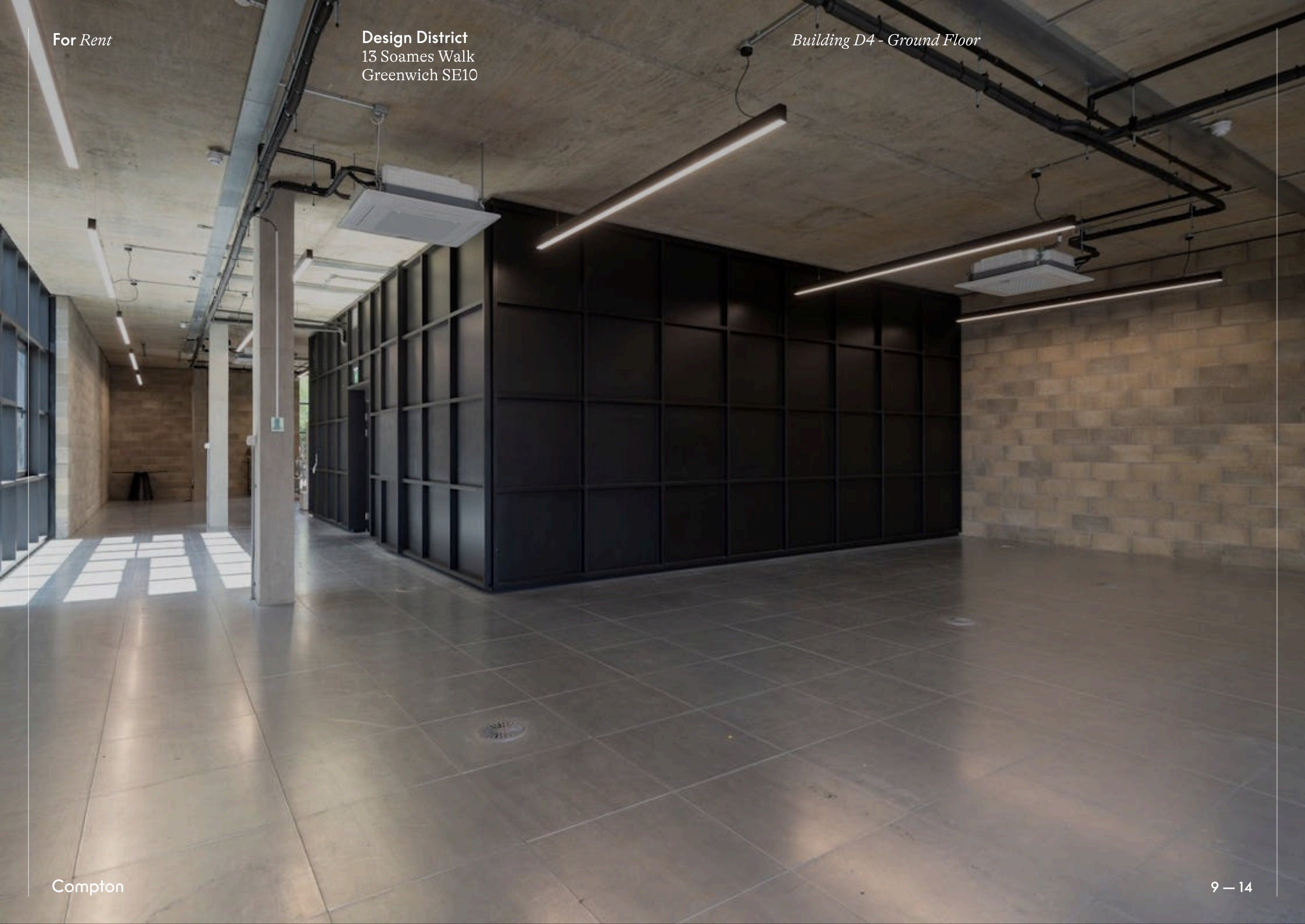


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Building D4 - Ground Floor

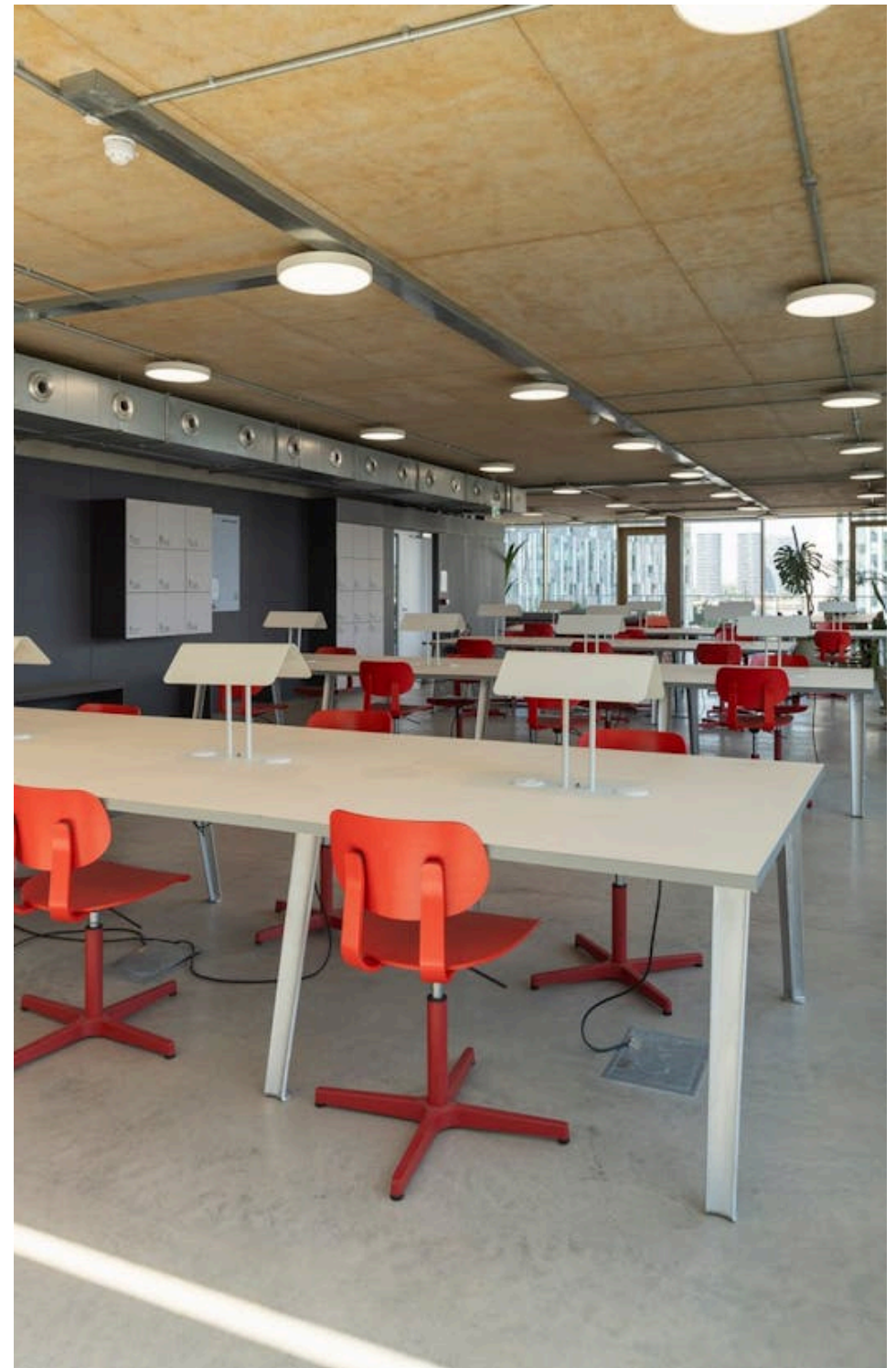


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Amenities

- Characterful units available open-plan or fully fitted by the landlord.
- Building D1 is offered Managed for £90 per sq ft all in - fit out includes 46 desks, 2 dedicated phone booths, a meeting room, kitchenette, lockers, standing desk zones, and spacious breakout areas with sofas.
- Opportunity for branding on Ground Floor Units, complete with floor-to-ceiling windows ideal for standout signage and displays.
- Amazing Campus wide amenities include a rooftop basketball court, filming locations, onsite street foodhall, breakout spaces and an onsite restaurant.
- The service charge forecast includes building insurance and all utilities. Tenants are responsible for servicing the A/C twice a year.
- Moments from North Greenwich Underground .



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Amenities



Building D1 - 3rd Floor

For Rent

Design District
13 Soames Walk
Greenwich SE10

Availability

Name	Sq Ft	Rent (Sq Ft)	Rates Payable (Sq Ft)	Service Charge (Sq Ft)	Total /Sq Ft	Total Month	Total Year	Availability
3rd - Building D1	2,293	£50	£6.54	On Application	£56.54	£10,803.85	£129,646.22	Available
2nd - Building D4	2,531	£35	£6.25	£10.96	£52.21	£11,011.96	£132,143.51	Available
Ground - Building D4	2,308	£32.50	£6.22	£10.96	£49.68	£9,555.12	£114,661.44	Available
Ground - Building D2	1,422	£30	£6.19	£15.76	£51.95	£6,156.08	£73,872.90	Available
Total	8,554	£36.88	£6.30	£12.56	£52.60	£37,527.01	£450,324.07	

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Terms

New Lease Available Direct from the Landlord

Local Authority

Royal Borough of Greenwich

VAT

This property has been elected for VAT

Legal Costs

Each Party to bear their own costs associated with this transaction.

Tenure

New Lease

Availability

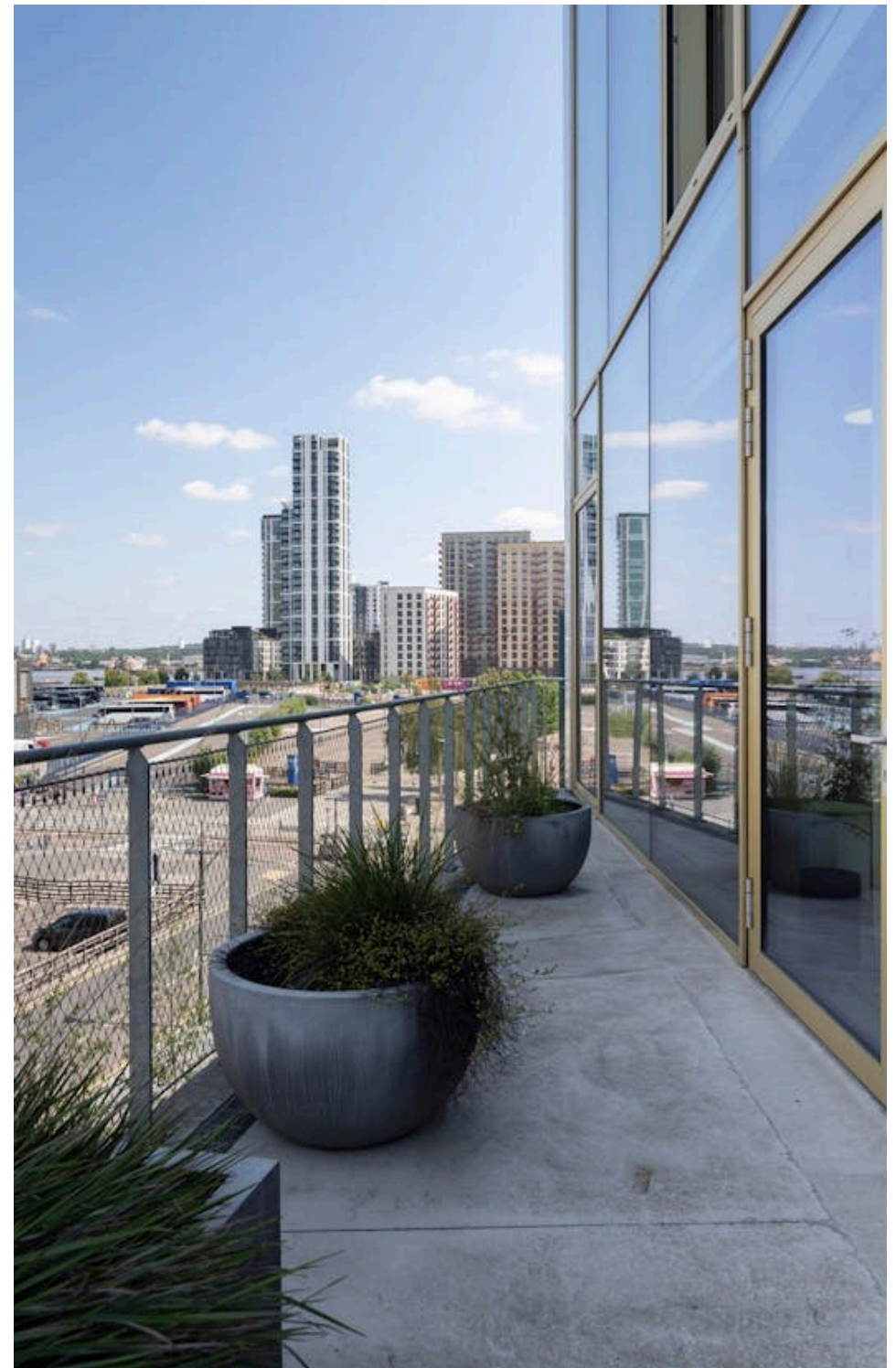
Available Immediately

Compton Concierge

Want your workspace *managed?*

Find out more

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Compton



Contact Us

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All appointments to view must be arranged via sole agents, Compton, through:



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