



CLASS E UNIT TO LET IN ELEPHANT & CASTLE

277-279 WALWORTH ROAD,
LONDON, SE17 2TG

SUBJECT TO VACANT POSSESSION



Location:

The subject property occupies a prominent position in prime pitch on Walworth Road.

The property is on the corner of East Street market and opposite to Morrisons, nearby multi-national occupiers including Poundland, Vodafone, Holland & Barrett, Boots and CEX amongst many others.

Elephant & Castle Station (National Rail, Northern and Bakerloo lines) and Kennington Station (Northern Line) are both a short walk from the subject property.

Accommodation:

The unit is arranged over the Ground Floor and Basement and has the following approximate net internal areas:

Ground Floor:	1,967 sq. ft. (182.74 m²)
Basement:	1,298 sq. ft. (120.59 m²)

Use:

The premises benefits from Class E planning consent.

Alternative uses will be considered subject to planning.

Rent:

Upon Application.

Lease:

The premises is available by way of a new lease for a term to be agreed.

Rates:

Interested parties are advised to make their own enquiries directly with the Local Authority.

Legal Costs:

Each party to bear their own legal costs.

Viewings:

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Location Map:

