



CLASS E UNIT TO LET IN CATFORD

**UNIT 3, 25 CATFORD BROADWAY,
CATFORD, LONDON, SE6 4SN**

Location:

The subject property occupies a prominent position on the busy pedestrianised section of Catford Broadway. Catford Station and Catford Bridge Station are located a short walk from the property and provide services to London Bridge in under 12 minutes.

Nearby well-known multi-national occupiers include: Tesco, Iceland, Savers, Poundstretcher, Sue Ryder, Holland & Barrett, Card Factory, Costa Coffee, Salvation Army, Merkur, KFC and Subway in addition to various well established independent operators. The Broadway Theatre and Lewisham Town Hall are also located in very close proximity.

Accommodation:

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

Ground Floor: 1,162 sq. ft. (107.98 m²)

Use:

The subject premises benefits from Class E planning consent. Alternative uses may be considered subject to planning.



Rent:

OIEO £45,000 per annum exclusive.

Lease:

The premises are available by way of a new 10/15 year FRI lease subject to 5 yearly rent reviews.

Rates:

The current rateable value is £24,750 with effect from 1st April 2026 ([VOA Link](#)).

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:

