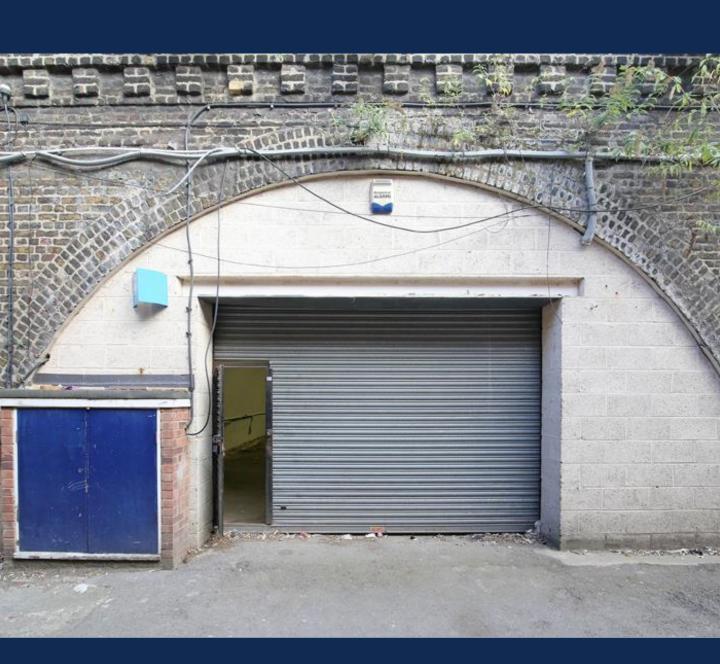
# RAILWAY ARCH / WORKSHOP TO LET



1,375 SQ FT (127.74 SQ M)

020 7403 0600



ARCH 382 DENMARK ROAD LONDON SE5 9JR

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#### **LOCATION**

Located on Demark Road, Camberwell, SE5. The property is 0.6 miles distance from Loughborough Junction Rail Station, which is served by Thameslink service to St Albans via London Blackfriars.

# **USE**

The property is registered under B1 and B8 of the Town & County Planning Use Classes Order 1987.

## **COSTS**

Legal Fees - Each party to pay their own legal costs.

Rates - The Rateable Value is £9,500.

#### **DESCRIPTION**

The property comprises a single arch on Denmark Road. The arch is fully lined with an even concrete floor and three phase electricity support. Access is via the manual roller shutter to the front of the property.

## **RENT**

£20,625 per annum.

#### **TENURE**

A new three year lease is to be agreed with the Landlord. Both the Landlord and Tenant are able to serve six month notice to end the tenancy. The lease will be contracted outside of the Landlord & Tenant Act 1954 Part II.





#### CONTACT

All appointments to view must be arranged via sole agents Kalmars Commercial.

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