

Elephant & Castle, London SE1

Unit 3, One The Elephant

Class E Opportunity – Subject To Vacant Possession



Location

The subject property forms part of the ground floor of the One The Elephant residential scheme adjacent to Sainsbury's, and situated opposite the new Elephant & Castle town centre regeneration site.

Other retailers within the development include Pret A Manger, Chase Evans and A Silva dental studio.

Demise

The property comprises a corner unit and is arranged on ground floor comprising the following approximate Net Internal floor areas:

Ground Floor	803 sq ft	74.60 sq m
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Tenure

The property is available by way of a new full repairing and insuring lease, subject to 5 yearly upwards only rent reviews.

Rent

Upon application.

Rates

Rateable Value	£23,250
Rates Payable	£11,602 p.a.

Interested parties are advised to make their own enquiries to Southwark Council on 020 7525 5000.

EPC

Available upon request.

For further information or to arrange a viewing please contact:

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