



11 Calico Row Plantation Wharf Battersea SW11 3YH

COMMERCIAL SPACE AVAILABLE NOW

Area: 1,140 FT² (106 M²)

Initial Rent: £39,900 PA



LOCATION
Riverside location



TRAIN
Clapham Junction



PARKING
On-site via S/A



CYCLE RACKS
On-site



USE CONSENT
Class E



AVAILABILITY
Immediately



NATURAL LIGHT
Excellent



AIR CONDITIONING
Throughout



KITCHEN
Private



SECURITY
On-site

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LOCATION:

Plantation Wharf is located on the south bank of the River Thames between Battersea and Wandsworth bridges in the London Borough of Wandsworth. Access to Plantation Wharf is from the south off York Road.

Clapham Junction is approx 8 - 10 minute walk from Plantation Wharf, providing easy access into Central London via Victoria and Waterloo and towards Gatwick Airport.

The River Bus pier at Plantation Wharf is now in operation and offering 18 Thames Clipper services a day between Putney and Blackfriars.

FLOOR AREA:

PREMISES	AREA FT ²	AREA M ²
Ground Floor	1,140	106
TOTAL	1,140	106

DESCRIPTION:

Self-contained commercial space extending to a total area of approximately 1,140 sq.ft. forming part of the popular residential and commercial riverside development.

On-site parking and a managed reception available.

We understand that the premises benefits from the new Class E of the 2020 Use Classes Order, enabling the building to be used for a wider variety of purposes, including retail, financial and professional services, office and medical uses.

LEASE:

New terms to be agreed.

VAT:

Applicable.

SERVICE CHARGE:

To be confirmed.

RATES PAYABLE:

To be reassessed.

EPC:

Available upon request

LEGAL COSTS:

Each party responsible for their own legal costs.



CONTACT:

George Rowling

0207 801 9027

george.rowling@houstonlawrence.co.uk

www.houstonlawrence.co.uk

info@houstonlawrence.co.uk

OFFICES:

WANDSWORTH

0207 924 4476

10 Enterprise Way
SW18 1FZ

WIMBLEDON

0208 947 5050

11 Alexandra Road
SW19 7JZ