



The Glassmill Battersea Bridge Road Battersea SW11 3BZ

FLEXIBLE OPEN-PLAN GROUND FLOOR
COMMERCIAL SPACE | NOW AVAILABLE
Various Sizes Available



AREA
4,084 sq.ft.



LOCATION
Battersea Bridge



AVAILABILITY
Immediate



PARKING
Available via
agreement



CYCLE RACKS
On-site



VIEWS
River views



AIR CONDITIONING
Throughout



USE CONSENT
Class E

The Glassmill Battersea Bridge Road Battersea SW11 3BZ

LOCATION:

The Glassmill is located on the corner of Battersea Bridge Road and the River Thames on the south side of the river. It is conveniently situated outside congestion charge zone and there is good road access to the South Circular and A3 commuter routes, and also into Central London via The Embankment and Kings Road.

Just a short walk from Battersea Square with a number of coffee shops, restaurants and boutiques. The Glassmill is also within easy reach of the Kings Road.

Clapham Junction, Queenstown Road and Battersea Park all within a short walk from the available commercial space. The nearest tube station is Sloane Square (district line).

FLOOR AREA:

PREMISES	AREA FT ²	AREA M ²	RENT
Unit Ground Floor South	4,084	379	£85,000 pa.

DESCRIPTION:

Ground floor commercial unit extending to a total area of approximately 4,084 sq.ft.

Open-plan with private kitchen.

On-site management.

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.

Car parking spaces available.

TENURE:

Terms to be agreed.

VAT:

Applicable

SERVICE CHARGE:

Inclusive

RATES PAYABLE:

Inclusive

EPC:

LEGAL COSTS:

Each party responsible for their own legal costs.



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