

# JOHN PAYNE COMMERCIAL

SALES | LETTINGS | LAND | INVESTMENTS

**FOR SALE FREEHOLD**  
**OPPORTUNITY TO ACQUIRE A**  
**PLOT OF LAND IN BLACKHEATH**  
**SITE AREA APPROXIMATELY 21.4M<sup>2</sup> (230FT<sup>2</sup>)**  
**PLANNING FOR SINGLE STOREY OFFICE**  
**POTENTIAL FOR ALTERNATIVE USES**



**NELSONS ARCHWAY, BRIGADE STREET,  
BLACKHEATH, SE3 0TW**

**GUIDE £150,000 FREEHOLD**

Commercial Property Agents & Surveyors

7 Hare & Billet Road, Blackheath, London SE3 0RB Tel: 020 8852 6125 Email: Commercial@johnpaynecommercial.com

[www.johnpaynecommercial.com](http://www.johnpaynecommercial.com)

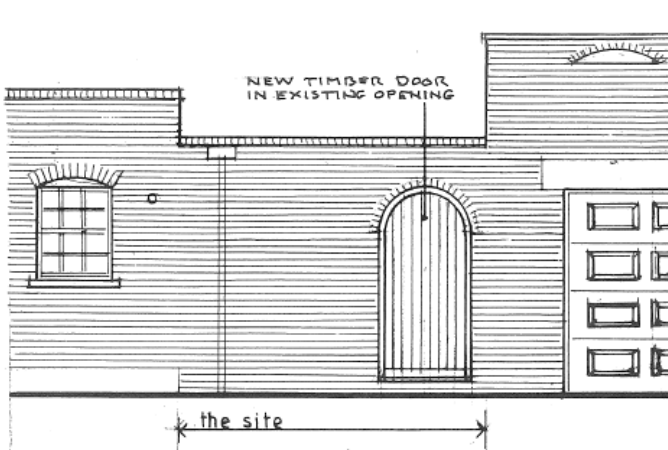
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<b>Location:</b>	<p>The property is located in the heart of Blackheath Village a residential suburb in South-East London within two London Boroughs being Royal Greenwich and Lewisham. Brigade Street is an attractive narrow cobbled street now adopted by the Local Authority.</p> <p>The Heath still dominates but the village is the main commercial centre of Blackheath retaining its village appeal with most of the retail uses local in nature and comprising not only an eclectic mix of retail shops but also a large contingent of restaurants and cafes.</p> <p>The nearest railway station is Blackheath which is just a short walk away providing fast and frequent services into London Charing Cross, Cannon Street and Victoria.</p>
<b>Description:</b>	<p>The subject site is within the Blackheath Conservation Area and is a rectangular plot having a total area of approximately 21.42 sq m (230 sq ft) with planning consent for a single storey office with kitchen and WC facilities. (London Borough of Lewisham Application No. DC/21/121093).</p>
<b>Planning Authority:</b>	London Borough of Lewisham.
<b>Terms:</b>	Vacant site.
<b>VAT:</b>	VAT is not applicable.
<b>Legal Fees:</b>	Each party to bear their own legal costs.
<b>Viewing:</b>	Strictly via appointment through sole agents JOHN PAYNE COMMERCIAL 020 8852 6125

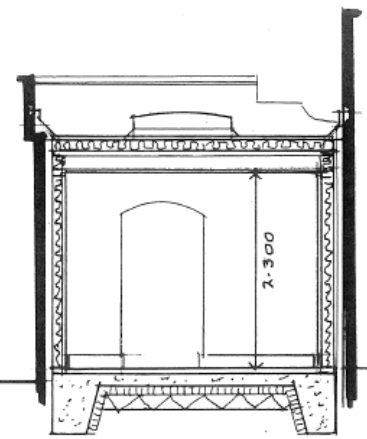
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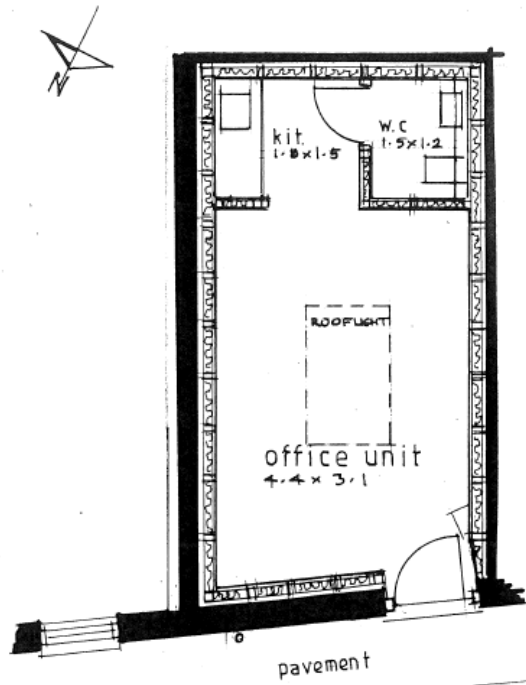
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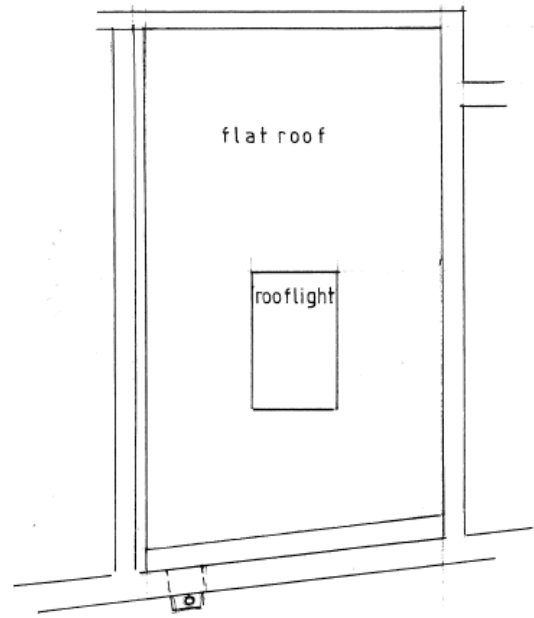
NORTH ELEVATION 1:50  
to Brigade Street



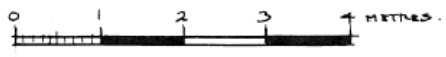
SECTION



FLOOR PLAN 1:50



ROOF PLAN



DESIGN PROPOSALS  
PROPOSED OFFICE UNIT,  
NELSONS ARCHWAY,  
BRIGADE STREET, BLACKHEATH.

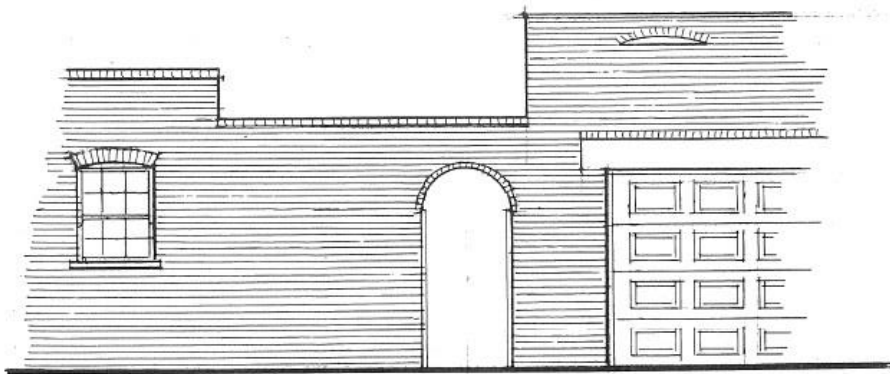
Drg.no. 2027/03 Dec. 2020

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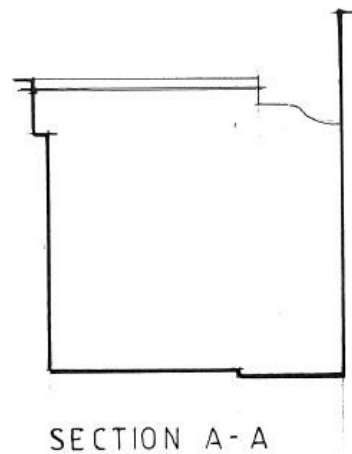
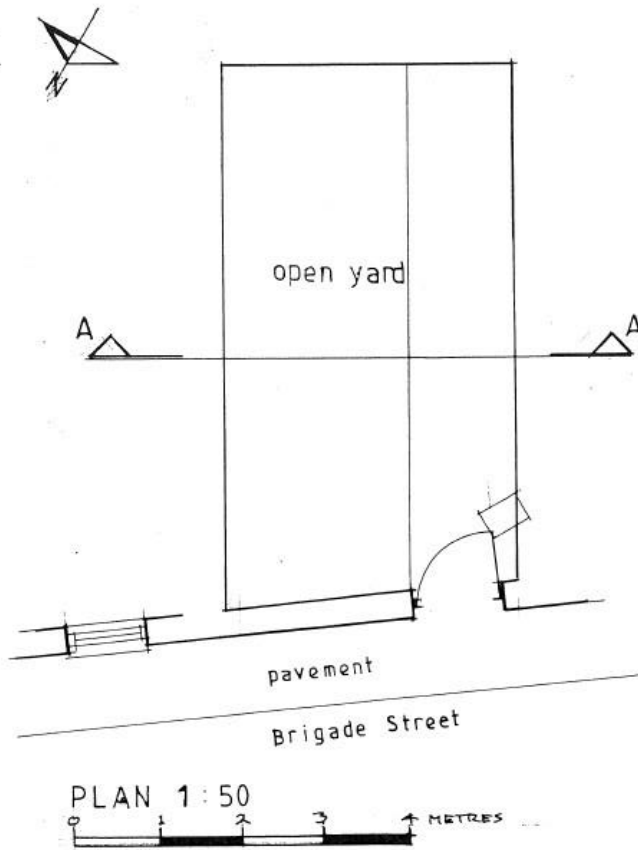
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NORTH ELEVATION  
to Brigade Street



SURVEY AS EXISTING,  
NELSONS ARCHWAY,  
BRIGADE STREET, BLACKHEATH.  
Drg.no. 2027/01 Nov. 2020

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