

# 2

**OLD POST OFFICE LANE  
LONDON SE3 9BY**

Warehouse Unit

**15,617 sq ft**

(1,450.87 sq m)

**TO LET**

**REFURBISHED**





## Location

Kidbrooke is situated in SE London within the Royal Borough of Greenwich. The surrounding area is being regenerated with the construction of Kidbrooke Village.

Old Post Office Lane is located within 5 minutes walk of Kidbrooke Station which provides a regular train service into London Bridge (16 minutes) and also connecting directly to Charing Cross, Cannon Street and London Victoria. Kidbrooke Village Centre occupiers include Sainsbury's, Starbucks and The Depot Public House. The North and South Cator Parks and Sutcliffe Park offer over 50 acres of bio-diverse green space.

## Description

Unit 2 is a steel portal framed industrial / warehouse unit constructed in part brick/blockwork and part profile metal external cladding under a single pitch profile metal roof with incorporated roof lights.

There is a first floor office with glazing to two elevations, WC provisions and a dedicated yard with access to the unit from a single full height loading door. Car parking for the unit is in the yard.

### Accommodation (approx. GIA)

GF Warehouse & Ancillary	14,159 sq ft	1,315.41 sq m
1F Office	1,458 sq ft	135.45 sq m
<b>Total</b>	<b>15,617 sq ft</b>	<b>1,450.86 sq m</b>

## Amenities

Access directly on to A2 toward Blackwall Tunnel

Zone 3 location

First Floor office with double glazing

Clear internal height 7m

Height to roof apex 9.2m

4.5m high shutter door

Security shutters to ground floor

Dedicated yard with parking

Kidbrooke Railway Station - 5 minutes walk

Retail & Leisure facilities at Kidbrooke Village Centre

**2**  
**OLD POST OFFICE LANE**  
**LONDON SE3 9BY**

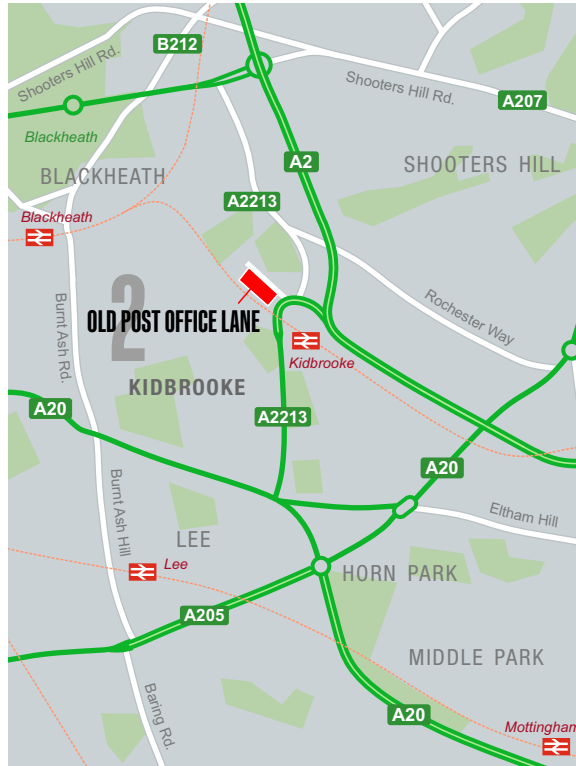


# 2

## OLD POST OFFICE LANE LONDON SE3 9BY

### Distances from the building

A205 South Circular	1.0 mile
Blackwall Tunnel	3.2 miles
M25 Junction 3	9.8 miles
Central London	9.9 miles
Dartford Crossing	12.7 miles
Heathrow Airport	25.9 miles
Gatwick Airport	41.5 miles



### Rent

On application.

### Terms

Available on a new FRI lease for a term to be agreed.

### EPC

EPC rating C75.

### Contact

For further information contact:

**Stephen Richmond:** 07771 900682  
stephen.richmond@altusgroup.com

**Chris Birch:** 07976 681951  
chris.birch@altusgroup.com

**Leah Cave:** 07523 929301  
leah.cave@jll.com

**Peter Davidson:** 07920 597574  
peter.davidson@jll.com

