

TO LET

COGENT
REAL ESTATE

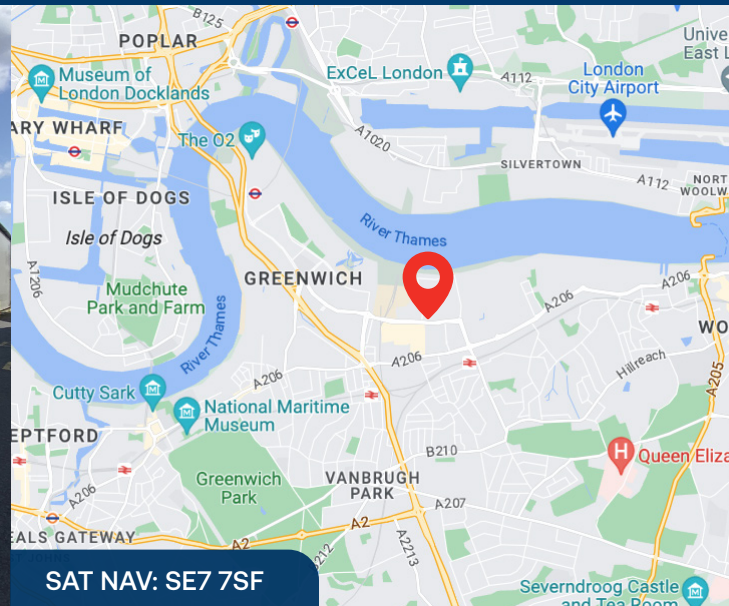


UNIT B, 20 BUGSBY'S WAY, LONDON SE7 7SF
7,588 SQ. FT - 705 SQ. M

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COGENTRE.CO.UK

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LOCATION

Meridian Trading Estate occupies a prominent location on the northern side of Bugsby's Way. The A102 can be directly accessed providing links to the A205 (South Circular Road), A2 and A20 which link to the M25 London Orbital. Canary Wharf, The City and The West End are all within 10 miles via The Blackwall Tunnel with Charlton mainline station and North Greenwich station (Jubilee Line) both within easy reach. Within close proximity and opposite the unit occupiers include Sainsbury's, Macro, Marks and Spencer, Primark, Aldi, Edmundson Electrical, Access Self Storage and Halfords Autocentre.

DESCRIPTION

The property is of steel portal frame construction together with a minimum clear height of 6m. The unit has a fitted kitchenette and w/c block. Loading is via roller shutter door with 22 car spaces. The unit has a secured shared yard with direct access onto Bugsby's Way.

TERMS

The premises are available to let on a new Full Repairing and Insuring Lease for a term to be agreed.

AMENITIES

- 6m eaves height
- Roller shutter door
- W/C facilities
- Kitchenette
- Secure yard
- 22 car parking spaces

BUSINESS RATES

The rates payable may be subject to transitional relief so we advise all interested parties to undertake their own investigation with the local authority.

SERVICE CHARGE

To be confirmed.

LEGAL COSTS

Both parties are to be responsible for their own legal costs incurred in this matter.

RENT

On application.

EPC

B38

VAT

The property has been elected for VAT.

FOR FURTHER DETAILS PLEASE CONTACT:



Marco Baio MRICS
0203 369 4000
07752 473 964
mb@cogentre.co.uk

Will Norman
0203 369 4000
07796 774 436
wn@cogentre.co.uk