



LONDON
SQUARE

WORKS

THE CROSSE

NEW TANNERY WAY,
LONDON, SE1 5ZW

RETAIL UNIT 1



THE DEVELOPMENT

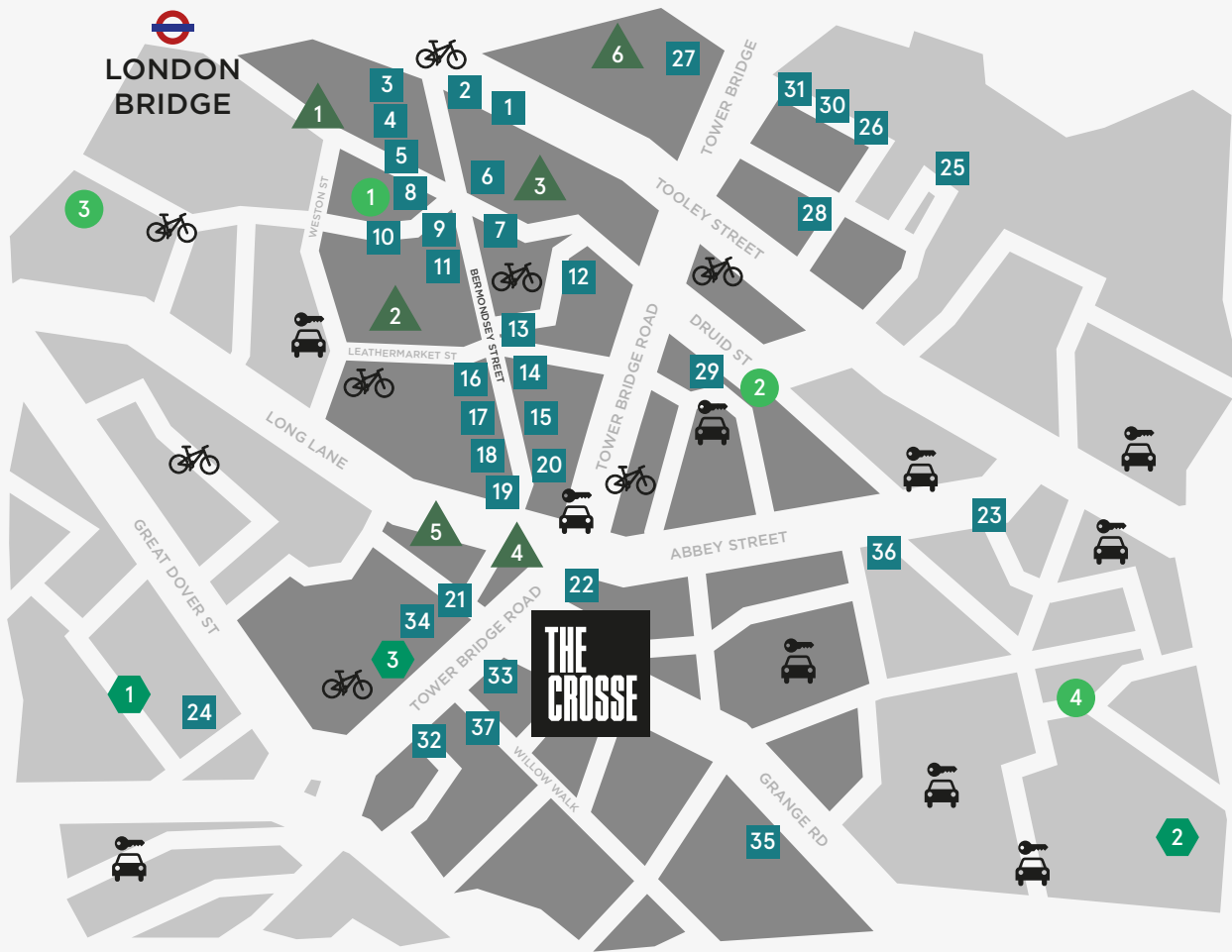


On the site of the former Crosse and Blackwell factory - home of Branston Pickle - The Crosse is the first commercial phase of a major redevelopment of the 4.7 acre site, combining the regeneration of traditional warehouses and new build state of the art, contemporary workspace.

This mixed-use development will provide a new, vibrant community with open squares and public spaces. The development will host a major new art gallery along with artists studios and is only minutes from the buzz of the bars and restaurants of Bermondsey Street.

The Crosse offers 10,967 sq ft of fully fitted Cat A office space and two retail units, one of which is let to Co-op Food. The neighbouring Pickle Factory, due to be complete Q2 2023, will provide 77,000 sq ft of Cat A authentic Victorian warehouse office space.

THE LOCATION



- 1 Kin + Deum
- 2 Black Swan Yard Coffee
- 3 The Hide Bar
- 4 Tanner & co
- 5 Chapter 72
- 6 Gidder Grocer
- 7 The Garrison
- 8 B Street Delhi
- 9 Comptoir Gourmand
- 10 The Woolpack
- 11 José
- 12 Pique-Nique
- 13 Fuckoffee
- 14 Loyal Tavern
- 15 Hakata
- 16 Café Murano
- 17 Pizarro
- 18 Two One Four
- 19 Flour & Grape
- 20 Watch House
- 21 Hej Coffee
- 22 Bermondsey Arts Club
- 23 Bone Daddies
- 24 Sip and Sawdust
- 25 Blueprint Café
- 26 Le Pont de la Tour
- 27 The Ivy Tower Bridge
- 28 The Kings Arms
- 29 Doodle bar
- 30 Chop House
- 31 Watch House Tower Bridge
- 32 Ole Navarro
- 33 Iro Sushi
- 34 M.Manze
- 35 The Grange Pub
- 36 Brew by Numbers
- 37 The Victoria



- 1 Peter Layton Glassblowing
- 2 White Cube
- 3 Fashion and Textile Museum
- 4 Kino Bermondsey
- 5 Bermondsey Antique Market
- 6 London Bridge Theatre



- 1 Go Mammoth
- 2 CrossFit Bermondsey
- 3 MoreYoga



- 1 Vinegar Yard
- 2 Maltby Street Market
- 3 Tabard Street Food Market
- 4 Spa Terminus

UNIT 1 - RETAIL

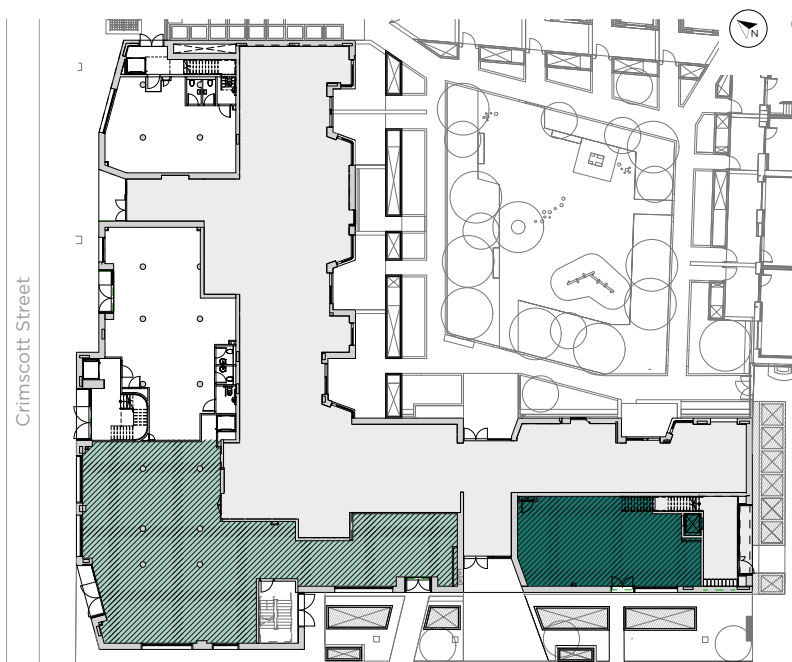
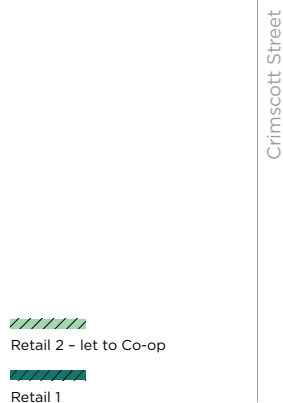
TERMS

Retail

Unit	Total Area	
Retail 1 - Ground Floor	1,044 sq ft	97 sq m
Retail 2 - Ground Floor *LET TO CO-OP	3,013 sq ft	280 sq m
Total Retail	4,057 sq ft	277 sq m

GROUND FLOOR

Ground Floor
1,044 sq ft
(inc retail)



Unit 1 is available for lease or purchase.

Terms:

The unit is available by way of a new lease, for a term to be agreed, contracted outside the security of tenure provisions of the L&T 1954 Act.

The landlord will also consider offers for the purchase of the virtual freehold.

Rent:

Available upon application.

Business Rates:

Interested parties are advised to make their own enquiries with the VOA.

Handover Condition:

The unit is to be handed over with capped off services to include water and 3 phase power.

CONTACT DETAILS

DEVELOPER



COMMERCIAL CONSULTANTS



ARCHITECTS



**ALLFORD
HALL
MONAGHAN
MORRIS**

AGENTS



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Please note that all images including Computer Generated Images (CGI's) are for illustrative and indicative purposes only and are subject to change. Furniture is not included with the purchase. Travel times and distances are approximate and are sourced from www.citymapper.com

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