



TO LET

Unit 1, The Chapel **Royal Victoria Patriotic Building** Wandsworth SW18 3SX

THE CHAPEL | COMMERCIAL SPACE | RECENTLY REFURBISHED

Area: 2,882 - 6,141 sq.ft. Rent: £ 35.00 per sq.ft.







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LOCATION Wandsworth Common





TRAIN Clapham Junction / Wandsworth Town



BUS Excellent connections



PARKING Via separate agreement



CYCLE RACKS On-site

USE CONSENT B1 office



KITCHEN Private

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Houston Lawrence

Unit 1, The Chapel Royal Victoria Patriotic Building Wandsworth SW18 3SX

LOCATION:

The Royal Victoria Patriotic Building is approached via John Archer Way, situated on the south side of Windmill Road, immediately to the east of the junction with Trinity Road (A214) approximately one mile from Wandsworth Bridge.

Clapham Junction and Wandsworth Town Stations are each within approximately 10 minutes walking distance.

The Chapel is within easy reach of the shops and restaurants on Northcote Road as well as the open spaces of Wandsworth Common. The complex is well known for its successful mix of arts and business studios, offices and workshops, residential apartments, drama school and theatre, and its own wine bar and restaurant, Le Gothique.

FLOOR AREA:

PREMISES	AREA FT ²	AREA M ²
Ground Floor	1,598	148
First Floor	1,661	154
Second	2,559	238
Mezzanine	323	30
TOTAL	6,141	571

DESCRIPTION:

The Chapel is an independent part of the spectacular Royal Victoria Patriotic Building and is fully refurbished and available for immediate occupation.

Built in a Gothic style around a series of cloistered courtyards the self-contained Chapel building is configured over four levels providing open-plan office space along with some private meeting rooms and individual offices.

The complex, dating from the late 1850's is one of the most dramatic grade 2 listed buildings in South London.

LEASE:	RATES PAYABLE:
Terms to be agreed.	To be reassessed.
VAT: Applicable	EPC:
SERVICE CHARGE:	LEGAL COSTS:
Upon application.	Each party responsible for their own legal costs.



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