



Property Particulars

Chichester/Chester House (Office Space)



Kennington Park London SW9 9DE

Min-Max area: 2002-30354 (sq ft) or 186.0-2820.0 (sq m)

Location:

Kennington Park Business Centre is a large estate comprising a number of attractive period properties of brick construction that have been converted into a variety of commercial uses and occupies a large island site with the main entrance prominently located at the junction of Camberwell New Road (A202) and Brixton Road (A23). Oval Underground Station (Northern line) is approximately 4 minutes walk from the property. Vauxhall Station (Mainline and Victoria lines) is approximately 10 minutes walk away providing direct access to the West End and Waterloo Station. The property is located outside the congestion zone.

 [view map](#)

Property Particulars

Description:

These premises form a self contained character studio/office floor situated on the second floor comprising a total of 15,521 sq ft (1,442 sq m) which are to be refurbished to provide superb studio/offices with the benefit of new lighting, private WCs and are available as a whole or in individual units or a combination thereof.

Amenities:

High Ceilings. Skylights. Central Heating. Excellent natural light. On site management and security.

Rent:

OIRO £20 per sq ft pa exclusive of VAT, business rates and service charge.

Price: n/a

Service charge: Estimated to amount to £4.00 per annum.

Tenure: New FRI lease(s) for a period to be agreed, incorporating periodic upward only rent reviews

Possession: Upon completion of Landlords refurbishment works.

Status: Available

Areas:

Viewing info: Via Chris Jago of Houston Lawrence 0207 924 4476

Entire Second Floor

Rent: £310,000 pa exclusive

Price: n/a

Service charge: Approx £4 per sq ft

Rates: Approx £7.50 psf

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Size: 15521 (sq ft) 1441.9 (sq m)

Unit A

Rent: £20 psf pa exclusive

Price: n/a

Service charge: Approx £4 psf

Rates: Approx £7.50 psf

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Size: 4413 (sq ft) 410.0 (sq m)

Unit B

Rent: £20 psf pa exclusive

Price: n/a

Service charge: Approx £4 psf

Rates: Approx £7.50 psf

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Size: 2374 (sq ft) 220.6 (sq m)

Unit C

Rent: £20 psf pa exclusive

Price: n/a

Service charge: Approx £4 psf

Rates: Approx £7.50 psf

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Size: 2992 (sq ft) 278.0 (sq m)

Unit D

Rent: £20 psf pa exclusive

Price: n/a
Service charge: Approx £4 psf
Rates: Approx £7.50 psf
Description: These premises form a self contained character studio/office floor situated on the second floor comprising a total of 15,521 sq ft (1,442 sq m) which are to be refurbished to provide superb studio/offices with the benefit of new lighting, private WCs and are available as a whole or in individual units or a combination thereof.
Size: 2002 (sq ft) 186.0 (sq m)

Unit E

Rent: £20 psf pa exclusive
Price: n/a
Service charge: Approx £4 psf
Rates: Approx £7.50 psf
Description: These premises form a self contained character studio/office floor situated on the second floor comprising a total of 15,521 sq ft (1,442 sq m) which are to be refurbished to provide superb studio/offices with the benefit of new lighting, private WCs and are available as a whole or in individual units or a combination thereof.
Size: 3052 (sq ft) 283.5 (sq m)