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CLASS E UNIT TO LET IN PECKHAM

**120 RYE LANE, PECKHAM, LONDON,
SE15 4RZ**



Location:

The subject property occupies a prominent position on the East side of Rye Lane in the prime shopping area of Peckham. Southwark Council has invested £27 million in a new public square and regeneration project on Rye Lane, which will include new business spaces and improved station access. Berkley Homes are in planning stages developing the Aylesham shopping center into 900 new homes.

Nearby well-known multi-national occupiers include: Snappy Snaps, CeX, One Below, McDonald's, Santander and The Gym, Anytime Fitness, amongst many others.

Peckham Rye Rail Station (London Overground & National Rail Services) is located a short walk from the property.

Accommodation:

The unit is arranged over a Ground Floor only with the following approximate net internal areas:

Ground Floor: 2,300 sq. ft. (222.96 m²)

Rear Warehouse:

Ground Floor: 1,052 sq. ft. (97.73 m²)

First Floor: 1,430 sq. ft. (132.85 m²)

Total Area: 4,882 sq. ft. (453.55 m²)

The premises benefits from a rear yard with dedicated loading bay and external car park.

Rent:

Upon Application.

Rates:

Interested parties are advised to make their own enquiries directly with the Local Authority.

Use:

The subject premises benefits from Class E planning consent. Alternative uses may be considered subject to planning.

Lease:

The premises are available by way of a new 10/15 year full repairing and insuring lease subject to 5 yearly upwards only rent reviews.

Legal Costs:

Each party to bear their own legal costs.

Viewings:

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Location Map:

