

Old Bank House, 29 Mottingham Road, Mottingham, London SE9 4QZ

Prominent Freehold Building Suitable For Various Commercial Uses



- Attractive period former bank building
- Approx. 2,395sq ft (GIA) over three storeys (plus basement)
- Flexible E-class use
- Prominent position close to the A20
- Would suit office, retail, surgery or education use
- Potential for conversion to flats or HMO (stpp)
- Offered in good order with vacant possession
- £500,000 f/h

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This attractive period building occupies a prominent spot in Mottingham Village, equidistant to Chislehurst & Grove Park.

Offering approximately 2,395sqft (222.5sqm) of floorspace across three floors, Old Bank House is in good order throughout and serves as the perfect blank canvas for a local or regional business.

With flexible E-class use, the property lends itself to a range of possibilities from retail and/or office space to surgery or educational use. Potential also appears to exist for conversion to residential apartments or the creation of an HMO (subject to the necessary consents).

The outgoing tenant has recently completed a programme of internal decoration and as such the property is offered in good order, with full vacant possession. Additional benefits include gas-fired heating, mostly double glazed windows and basement storage.

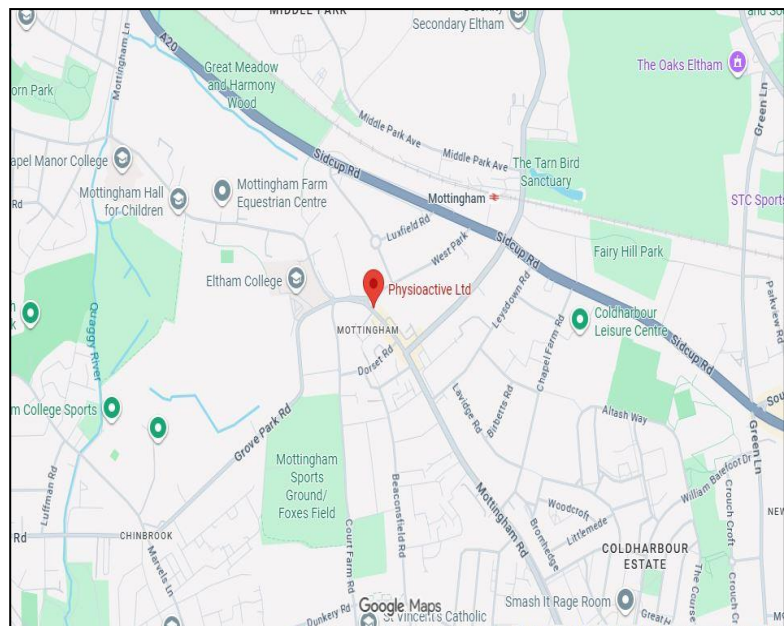


The property is prominently located on the Eastern side of Mottingham Road (B226) at the junction with West Park. Old Bank House overlooks the Mottingham War Memorial and sits opposite a Lidl supermarket and BP service station.

Mottingham Station is within half a mile, providing fast and frequent rail services:

- London Bridge – from 16 minutes
- Charing Cross – from 26 minutes
- Cannon Street – from 27 minutes
- Dartford – from 18 minutes

Mottingham Village offers a mix of cafés, convenience stores and independent shops including a Post Office and pharmacy. More extensive retail and leisure amenities are available in Eltham less than 1.5 miles to the North, and Bromley approx. 3 miles to the South



Energy Performance

The CEPC is available via the link below. The property sits in band E.

[29 Mottingham Road CEPC](#)

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Planning/Lawful Use

Full planning permission was granted by Bromley Council in October 2000 for the change of use of the property to D1 (now E-class). The planning consent was implemented and is therefore extant.

E-class allows the property to be put to a variety of uses. Interested parties are advised to make their own enquiries to ensure that a proposed use won't require further approvals.

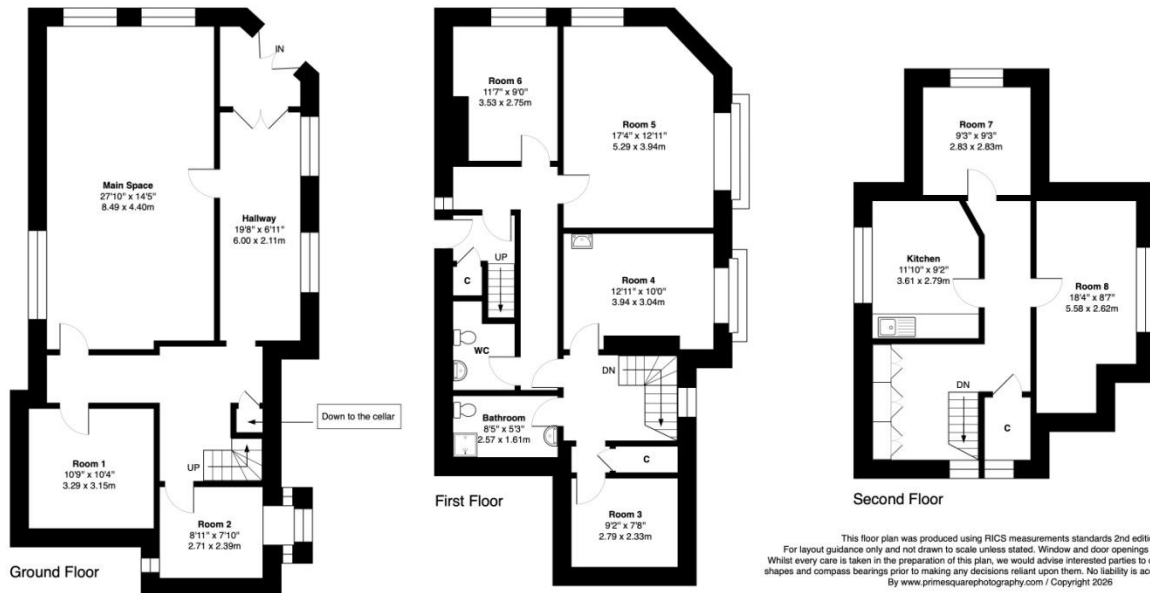
Potential also appears to exist for the conversion of the subject property to residential apartments or an HMO (stpp). The property is not in an exclusion zone and as such Permitted Development Rights may be available.



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Mottingham Road, SE9

Approximate Gross Internal Area = 2395 sq ft / 222.5 sq m



Video

A brief video tour is available by clicking here...

[29 Mottingham Road video tour](#)

Terms

Offers in the region of **£500,000** are invited for the vacant freehold interest, subject to contract only. Please note that VAT is payable on the purchase price at the prevailing rate.

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