

FIELD & SONS

COMMERCIAL

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CONTEMPORARY PLUG & PLAY GROUND FLOOR OFFICE TO LET



**99A MEWS ST, ST KATHERINE DOCKS
LONDON E1W 1BD
APPROX. 1,814 SQ FT (168.5 SQM)**

LOCATION

Located in the popular St Katherine Docks, with easy access to Tower Gateway (DLR) Tower Hill (District, Circle Lines) and Fenchurch Street (Mainline).

The Docks and local area benefit from numerous retail, restaurants, gyms and bars including Ping Pong, Strada, Fitness First, Starbucks and the Dickins Inn.

DESCRIPTION

Comprises a self-contained contemporary designed ground floor office arranged as a single open plan space plus meeting room and kitchen point at the rear of the unit, together with a two w.c's.

99A MEWS ST, ST KATHERINE DOCKS

AMENITIES

Amenities for the office include :

- Exposed Air Conditioning
- Mix of Recessed Spotlighting and Suspended Uplighters
- Mix of carpeting and wood flooring
- Built in storage
- Security Alarm
- Internal Security Shutter
- 2 Parking Spaces
- Good Natural Light



TERMS

New lease on terms by negotiation, outside Landlord & Tenant Act.

Furniture, fixtures and fittings can be included, subject to terms.

RENT

On application.

BUSINESS RATES

Approx. £11,416 payable for the year 2019/20.

SERVICE CHARGE

To be advised.



ENERGY PERFORMANCE

EPC Asset Rating = 63 (Band C)

99A MEWS STREET – LOCATION PLAN

FURTHER DETAILS

For further details please contact :

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www.fieldandsons.biz



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