



The Harlequin Building, 65 Southwark Street, London SE1 0HR

Excellent Fitted Floor in the Heart of
Southwark

4,058 Sq Ft
(377 Sq M)

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DESCRIPTION

Part 1st Floor (West) is available. The space is fully fitted out in an open plan layout for up to 60 desks with 10 person boardroom, 2 x 6 person meeting rooms, 2 x 4 person meeting rooms, kitchenette and break out space, comms room, storage, 24 hour access and security.

- ✓ High quality plug and play space
- ✓ Air-conditioning
- ✓ Fully accessible raised floors
- ✓ LG7 Lighting
- ✓ 2 x passenger lifts
- ✓ Furniture by separate negotiation

LOCATION

The Harlequin Building is located on the crossroads of Southwark Street and Great Guildford Street, the now highly desirable area of Bankside. It is within short walking distances of Waterloo, Southwark and London Bridge Stations. The attractions and amenities of Borough Market, More London and Bermondsey Street are also just a few minutes' walk from the building.

ACCOMMODATION

Net Internal Areas	sq ft	sq m
Total	4,058	377

PASSING RENT

£57.50 per sq ft exclusive.

SERVICE CHARGE

Approximately £12.50 per sq ft.

BUSINESS RATES

£21.50 psf

TERMS

Available by way of an assignment of existing lease expiring 28.10.2024. Alternatively consideration will be given to a new sub-lease on flexible terms by negotiation.

EPC EPC Rating B-44



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VIEWING & FURTHER INFORMATION

Viewing strictly by prior appointment:



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