

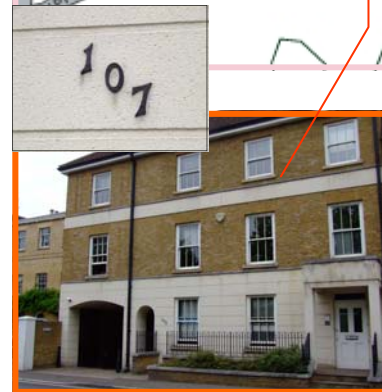
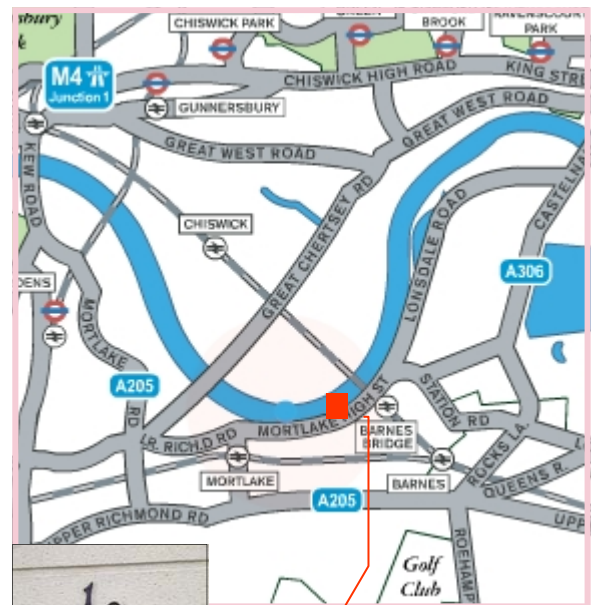


**MORTLAKE, SW14 8HQ
107 HIGH STREET**

**SUPERB CONTEMPORARY
BUSINESS SPACE IN DESIGNER
BUILDING OVERLOOKING
THE RIVER THAMES**

1,260 SQ.FT - 117 SQ.M

**TO LET ON FLEXIBLE
TERMS**



Full details can be found on our web site
Put your property on our web site - call us now!!

www.bridgerbell.com

Please contact
Jonathan Hillman
jjh@bridgerbell.com
Mary Ottey
mo@bridgerbell.com

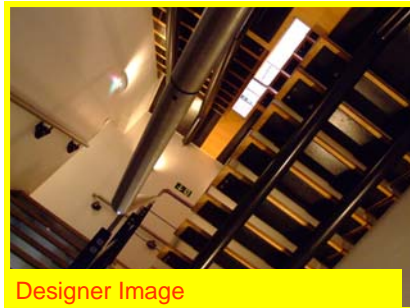
Tel: 01372 730000

Location:

Mortlake is a vibrant and affluent South West London suburb situated between Putney and Richmond. The area is a popular commuter location with Barnes Bridge and Mortlake stations providing fast access to both the City and West End via Waterloo (approx 23 minutes).



Landscaped Courtyard



Designer Image



Shared reception

The A316 is close by enabling easy car access to the M3, M4 and M25. Overlooking the Thames, the property is situated on the north side of Mortlake High Street and is close to the Mortlake Brewery.

Description:

107 High Street is a purpose built contemporary office building arranged around a central landscaped courtyard with views over the River Thames. Originally designed and built for Telstar Records the development offers a mix of conventional and designer office space. An ideal working environment for companies requiring something "a little different" to the competition. The available suite is situated on the first floor and offers great open plan offices and will be ready for occupation in the Autumn.

Suite	Size (Net internal)	Rent (exclusive of all out-goings and VAT)	Service Charge (+ VAT)	Rateable Value	Rates Payable
1st Floor	1,260 (35 sq m)	£21,500	£12,600	£24,138	£9,993

Amenities:

- Trendy image.
- Good natural light.
- Manned reception.
- Secure site.
- Full staff facilities.
- Gas fired central heating.
- Close to Mortlake Station
- Quick Access.

Tenure: New flexible lease terms are available by negotiation.

Viewings:

Can be arranged at short notice via Jonathan Hillman or Mary Ottey of Bridger Bell on **01372- 730000**

EPC: An Energy Performance Certificate can be provided upon request.

Note: Appointments should always be made before viewing the property which is offered subject to contract. All negotiations should be conducted through Bridger Bell Commercial Limited. Bridger Bell Commercial Limited for themselves and for the vendor/lessor of this property whose agents they are give notice that:-

1. These particulars do not constitute, nor constitute any part of an offer or a contract.
2. All statements contained in these particulars to this property are made without responsibility on the part of Bridger Bell Commercial Limited or the Vendor.
3. None of the statements contained in these particulars are to be relied on as statement of representation of fact.
4. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars.
5. The vendor does not make or give, and neither do Bridger Bell Commercial Limited or any person in their employment has any authority to make, give, any representation or warranty whatsoever in relation to this property.

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