

USP.

The Pickle Factory
Crimscott Street
London SE1 3BH

Warehouse offices to let

4,393 - 86,183 SQ FT

thepicklefactorybermondsey.co.uk/

usp.london

020 3757 7777

THE PICKLE FACTORY





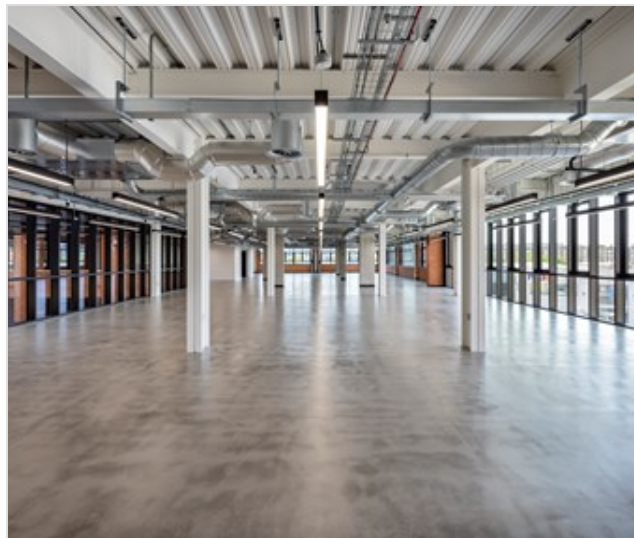
Description

Warehouse Office Space units from 4,393 sq ft

The Pickle Factory is the former Crosse & Blackwell factory for Branston Pickle and forms part of London Square's Bermondsey scheme, a 5 phase redevelopment including a new public realm in the heart of SE1. This attractive warehouse is being carefully refurbished to preserve its original character and extended to offer exceptional warehouse style office accommodation providing plenty of character.

The commercial space will benefit from its own entrance and new 3 storey atrium at the heart of the scheme. The office space will provide exposed finishes in-keeping with the creative feel and character of the area.

The building will be available from Q2 2023.



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Accomodation

Floor	Availability	Area (sq ft)	Rent (psf)
Level 2 (part)	Available	22,249	£47.50
Level 2 (part)	Available	5,242	£47.50
Level 1 (part)	Available	22,055	£47.50
Level 1 (part)	Available	5,188	£47.50
Ground (part)	Available	9,709	£47.50
Ground (part)	Available	7,043	£47.50
Ground (Part)	Available	5,008	£47.50
Reception/Atrium	Available	5,296	POA
Lower Ground (part)	Available	4,393	POA
TOTAL		86,183	

Amenities

Ground floor activated atrium

Exposed air conditioning system

Fibre connectivity

Suspended LED light fixtures

98 bikes racks

Base build 1:8

3 x passenger lifts

1 x goods lift

Shower & changing room provisions

Great public realm





Location

Whether it's a business meeting in Canary Wharf, a Friday brunch in Soho or a leisurely meander through a local street market, The Pickle Factory is perfectly situated to be within easy reach of key destinations in London.

Bermondsey High Street is a short walk from The Pickle Factory where you can enjoy an eclectic mix of bars, cafes and eateries or indulge yourself in the local art scene.

Just 15 minutes walk away, London Bridge Station is a major transport hub offering speedy access to Waterloo Station in 4 minutes and King's Cross Station in 11 minutes.

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Further Information

New lease available direct from the landlord. Available from Q2 2023.

Rent
£47.50 per sq ft

Service Charge
£12.00 per sq ft

Rates
£16.50 per sq ft

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