

# SUN WHARF

24 CREEKSIDE | DEPTFORD | SE8 3DZ

AVAILABLE ON  
FLEXIBLE LEASE TERMS



**48,378 SQ FT**

**WAREHOUSE UNIT**

**NOW AVAILABLE**



CANARY WHARF

FERRANTI PARK

LABAN THEATRE

THE O2

CUTTY SARK

**GREENWICH DLR**  
**10 MINUTE WALK**

**DEPTFORD BRIDGE DLR**  
**9 MINUTE WALK**

## ACCOMMODATION

The property has been measured in accordance with the RICS Code of Measuring Practice (Sixth Edition) and has the following gross internal floor areas (GIA):

	Sq ft	Sq m
<b>Ground Floor</b>		
Warehouse	40,956	3,804.87
<b>Ground/1st Floor</b>		
Offices	3,208	298.03
<b>External</b>		
Covered Loading	3,362	312.33
Ancillary Stores	852	79.15
<b>TOTAL</b>	<b>48,378</b>	<b>4,494.38</b>









## DESCRIPTION

The property comprises a purpose built warehouse built in the 1970s and subsequently extended in the 1980s with a total floor area of approximately 48,378 sq ft (4,494.38 sq m). The unit was constructed with a steel portal frame in four interconnecting bays with a combination of brick and metal clad elevations under pitched roofs.

Internally, the warehouse has a clear eaves height of approximately 5.49m and natural light is provided by way of metal casement single glazed windows.

The warehouse sections incorporate two covered loading bays, providing access via a total of five roller shutter loading doors.

The premises benefit from 18 on-site car parking bays and a substantial concrete yard for commercial vehicle parking and circulation.

-  5.5m eaves height
-  5 ground level loading doors
-  Secure facility
-  Flexible lease terms available
-  Ability to split
-  18 car parking spaces



## LOCATION

The property is situated on Creekside, south of Creek Road, the main arterial east west route between Deptford and Greenwich town centres. The River Thames is 300m north of the property at the apex of its bend to the south of the Isle of Dogs.

Greenwich's historic town centre is a UNESCO World Heritage Site and home to some of London's most noteworthy historical monuments including the National Maritime Museum, the Cutty Sark, the Old Royal Naval College and the Royal Observatory.

Greenwich High Street also boasts a vast array of boutique and high street shops, cafés, bars and restaurants along with Greenwich Market. Greenwich Park and Blackheath are also close by.

Deptford town centre has emerged as an artistic and cultural hub for London, and boasts more artists per square mile than anywhere else in the capital. 100m north east along Creekside from Sun Wharf is the Trinity Laban Conservatoire of Music and Dance which won the 2003 Stirling Prize for Architecture. Trinity Laban is the UK's only conservatoire of music and contemporary dance and has 1,000 students. Elsewhere along Creekside, Cockpit Arts and Creekside Artists comprise artists' studios.

Deptford is home to a number of student populations including Goldsmiths College and the University of Greenwich.

Canary Wharf and The City are a short distance across the river, with links by the DLR and river boat services.



## CONNECTIONS

The property is less than 15 minutes walk to Cutty Sark DLR station to the north and Deptford Bridge to the south. These transport hubs provide direct links to Canary Wharf (10 minutes) and The City (21 minutes) as well as connections to the wider London Underground network.

The property is also within easy reach of a number of bus routes which operate along Creek Road as well as river boat services to destinations such as Canary Wharf and the O2 Arena from Greenwich Pier.

Trains run every ten minutes from Deptford Station to London Bridge and Cannon Street with journey times of 6 minutes and 10 minutes respectively. The station is also served by trains to Cannon Street and out to Erith and Dartford.

The Greenwich Foot Tunnel is under 15 minutes walk north east of the property which gives pedestrian and cycle access between Greenwich and the Isle of Dogs.





## FURTHER INFORMATION

For further information please contact the sole agents.

**DTRE**  
**020 3328 9080**  
[www.dtre.com](http://www.dtre.com)

Charlie Wing  
074 8306 8030  
[charlie.wing@dtre.com](mailto:charlie.wing@dtre.com)

Maddie Moriarty  
075 4558 2097  
[maddie.moriarty@dtre.com](mailto:maddie.moriarty@dtre.com)

Jake Huntley  
077 6515 4211  
[jake.huntley@dtre.com](mailto:jake.huntley@dtre.com)

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The property is offered Subject To Contract.