

# 30 STAMFORD STREET

LONDON, SE1 9LS



GRYPHON  
PROPERTY PARTNERS



## DESCRIPTION

This brand-new offers four floors of office space that has been specifically designed to promote productivity and inspiration. Every detail of this building has been considered to provide everything a business needs to function smoothly consisting of a reception manned by a friendly team, private offices, an open-air terrace, communal garden, conference rooms and breakout space. Because of this, it attracts all kinds of businesses varying in both industry and size meaning it is a fantastic place to base your business.

## LOCATION

Situated between Blackfriars and the Southbank Centre, this building is in one of the fastest growing and up-and-coming areas in London with copious amount of bars, restaurants and coffee shops to choose from. The centre has fantastic transport links too with Waterloo and Southwark within a five-minute walk providing extensive access to the underground network, Waterloo and City lines and National Rail services. .

## SPECIFICATION/AMENITIES

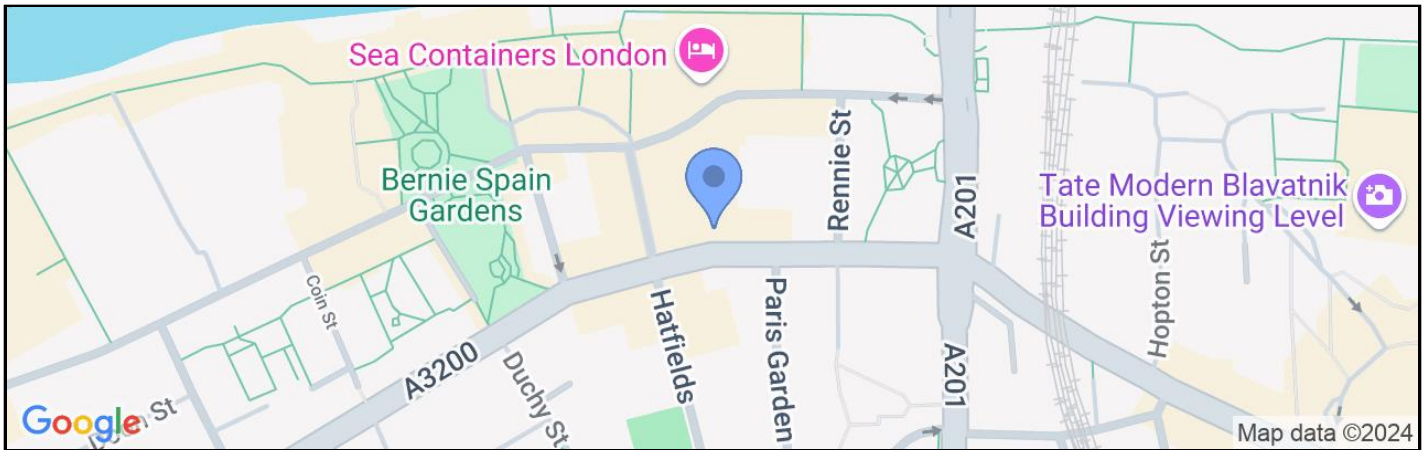
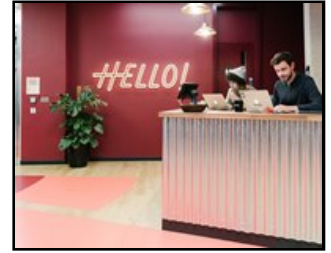
- Access 24/7
- Air-Conditioning
- Meeting room access
- Showers
- Kitchen
- Manned Reception
- Fibre Broadband
- CCTV

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## TERMS

### LEASE

Flexible by arrangement

### VAT

Elected

## VIEWING

Viewing strictly by prior appointment with the sole agent:

**ANDREW MCCALLUM**

0203 440 9809

[andrew@gryphon.uk.com](mailto:andrew@gryphon.uk.com)

### Subject to Contract

Gryphon Property Partners for themselves and for the vendors or lessors of this property whose agents they are, give notice that:- a. the particulars are set out as a general outline only for guidance and do not constitute, nor constitute part of, an offer or contract; b. all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are believed to be correct, but any intending purchasers, tenants or third parties should not rely on them as statements or representations of fact but satisfy themselves that they are correct by inspection or otherwise; c. All properties are measured in accordance with the RICS property measurement, 1st Edition May 2015 (incorporating IPMS) unless designated NIA/GIA/GEA, in which case properties are measured in accordance with the RICS Code of Measuring Practice (6th Edition); d. Any images may be computer generated. Any photographs show only certain parts of the property as they appeared at the time they were taken. September 2024