




## Edinburgh House, Kennington Lane, SE11 5DP

£ 1,508 Prices From

 Vauxhall

 Office

 Edinburgh House

# Highlight Features

- ✓ 24 Hour Access
- ✓ Cafe
- ✓ Centre Manager
- ✓ Close to Tube Station
- ✓ Flexible Terms
- ✓ Great Transport Links
- ✓ Meeting Rooms
- ✓ Service Charge, Electricity & Wi-Fi Inc
- ✓ Shower Facilities

## Description

Edinburgh House is a striking business centre located in Kennington SE11, offering six stories of brand new offices and studios. Finished to the highest standards, these offices offer a blank canvas for you to brand and put your company's stamp on by choosing the layout, furniture and décor of your choice. A bright atrium sits at the heart of the building, housing the delicious Duke's café, an abundance of creative breakout spaces and four impressive meeting rooms. This vaulted space is perfect for hosting events and provides a central hub for the on-site management team, regular events, networking and more.

### **Location:**

Located within 12 minutes walk to Vauxhall station and 8 minutes walk to Kennington station. River Thames is within 15 minutes walk.

### **Terms:**

Available by a way of new tenancies for a term to be negotiated. Most of offices are inclusive of services charges, electricity and Wi-Fi.

### **Accommodation:**

Various office suites ranging from 258 - 3,996 sq ft.

### **Business Rates:**

Applicants are advised to make their own enquiries with London Borough of Lambeth Council.

**Value added tax:**

Vat is applicable on the rent.

**EPC:**

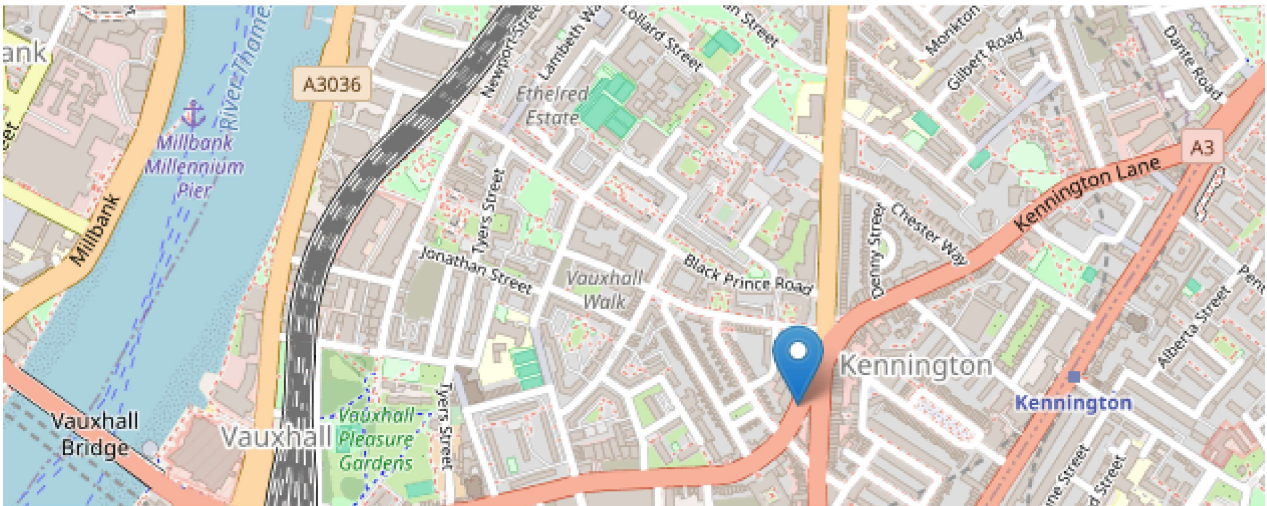
Energy performance certificates are available upon request.

**Viewings:**

Strictly by an appointment via Kingworths.

---

## Map



## Interested In This Property?

Book a viewing using the form or get in touch with us on the details below:

Kingworths

Westlink House, 981 Great West Road, Brentford, TW8 9DN

Tel: 020 8226 0141

Email: [info@kingworths.com](mailto:info@kingworths.com)