



**D1 (Non Residential  
Institutions), D2 (Assembly  
and Leisure), Leisure, Office,  
Retail To Let**

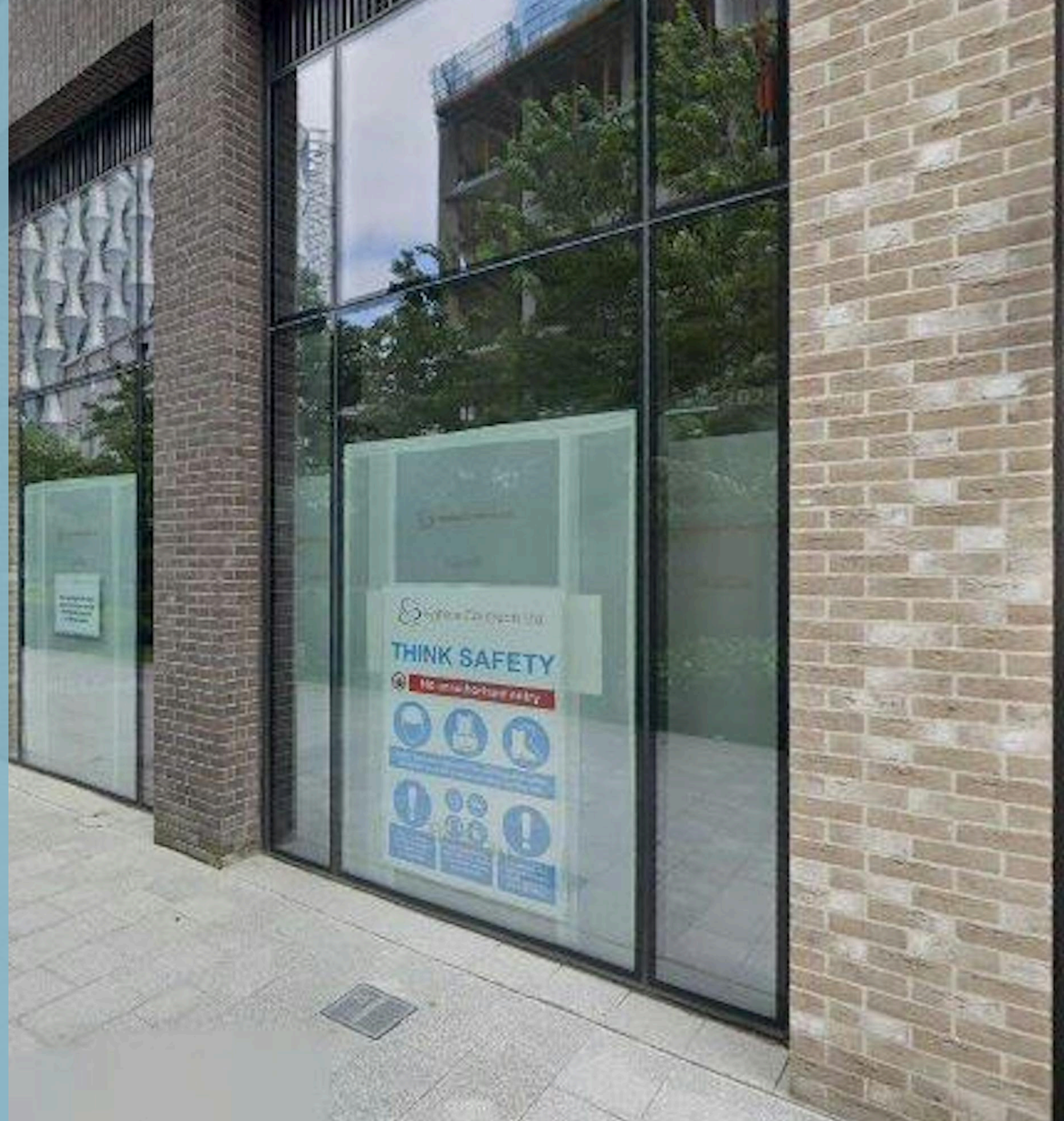
£158,500 per annum  
3,782 sq ft

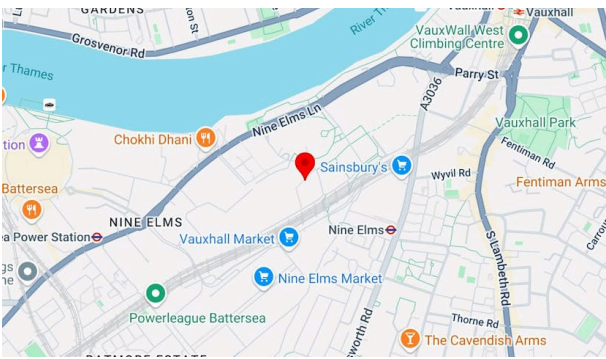
12 Charles Clowes Walk, Nine Elms, London,  
SW11 7AD

Unit 3, 12 Charles Clowes Walk, Nine Elms,  
SW11

- High Quality GP Practice Fitout
- Larger Treatment room
- Reception
- Term until December 2032
- WC's on both floors
- EPC A
- Lift between floors

[www.bglpartners.co.uk](http://www.bglpartners.co.uk)





# 12 Charles Clowes Walk, Nine Elms, London, SW11 7AD

## Summary

- Rent: £158,500 per annum
- Business rates: £11.59 per sq ft
- Service charge: £4 per sq ft
- EPC: A
- Lease: Sublease
- Terms: 7 years 6 months

## Contact & Viewings

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