

USP.

Nutmeg House
60 Gainsford Street
London SE1 2NY

Warehouse Offices to Let

3,365 SQ FT

usp.london
020 3757 7777





Description

Fully Fitted and Furnished Refurbished Warehouse Space to Let

Nutmeg House is a converted Edwardian warehouse style office building situated in the heart of Butlers Wharf, close to Tower Bridge and the River Thames. The building's original warehouse features are still intact adding character and personality to the space.

The available accommodation comprises the 2nd floor comprising 3,365 sq ft of fully fitted refurbished high quality office accommodation with excellent floor to ceiling height and natural light.





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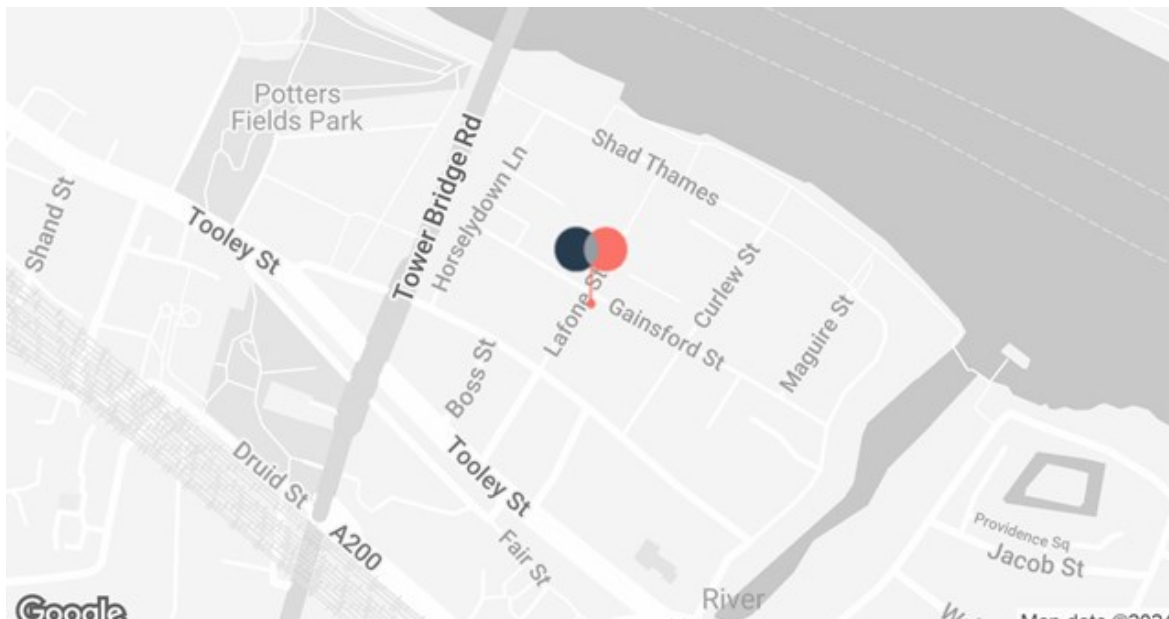
Accommodation

Floor	Availability	Area (sq ft)	Desks	Rent (psf)	Fit Out
1st Floor	Available	3,365		£62.50	Fully Fitted

Amenities

Fully Fitted and Furnished	Fully Cabled
Refurbished Warehouse Space with Original Features	Air Conditioning
Underfloor Trunking	Wooden Floors
Passenger Lift	Cycle Storage Facility
Showers	Excellent Floor to Ceiling Height





Location

Nutmeg House is situated in the heart of Butlers Wharf and a moments walk from the river Thames and Tower Bridge. London Bridge station is within a few minutes walk, providing access to mainline and underground services. Tower Hill station is also a short walk over the bridge.

The restaurants and bars of More London and London Bridge are a short distance away with London Bridge station providing access to the West End, City and Canary Wharf in just 10 minutes.

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Further Information

A new lease is available direct from the landlord.

Rent

£62.50 psf

Service Charge

£12.95 psf

Rates

£20.45 psf

Max Humphreys

USP London

07718 484284

max@usp.london

Simon Smith

USP London

077368 80316

simon@usp.london

Anti-Money Laundering

To comply with our legal responsibilities for Anti-Money Laundering, it is necessary to check all parties involved in this transaction. It is the responsibility for parties on both sides to provide information necessary to complete these checks before the deal is completed. Information required will include:

- Corporate structure and ownership details;
- Identification and verification of ultimate beneficial owners;
- Satisfactory proof of the source of funds for the Buyers/ funders/lessee

Subject to contract. USP for themselves and the vendor of this property give notice that these particulars do not form, or form part of, any offer or contract. They are intended to give fair description of the property and whilst every effort has been made to ensure their accuracy this cannot be guaranteed. Any intending purchaser must therefore satisfy themselves by inspection or otherwise. Neither USP, nor any of its employees, has any authority to make or give any further representations or warranty whatsoever in relation to this property. All prices and rents quoted are net of vat. Created on 11/05/2026