

141 CURTAIN ROAD, EC2

2,616 SQ. FT
FINAL REMAINING NEWLY FITTED WORKSPACE
FOR RENT
SHOREDITCH, EC2



ROSS & SONS. 135, 137, 139.

SCP

135

VENARI

YORI BBQ





DESCRIPTION

Offering three floors of refurbished, fully fitted offices in prime Shoreditch. All floors provide 'plug and play' workspace with multiple meeting rooms and ample kitchen/breakout areas. The 3rd floor benefits from a private roof terrace, whilst all floors will have access to a panoramic roof terrace prior to June 2025.

AMENITIES



PRIME
SHOREDITCH



OPEN PLAN



SHOWERS



MEETING ROOMS



FULLY FITTED



EXCELLENT
NATURAL LIGHT



KITCHENETTE



AIR
CONDITIONING



DDA
COMPLIANT

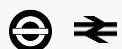
NEWLY FITTED WORKSPACE





TRANSPORT

Old Street – 5 Mins Walk



Shoreditch High St – 9 Mins Walk



Liverpool Street – 12 Mins Walk

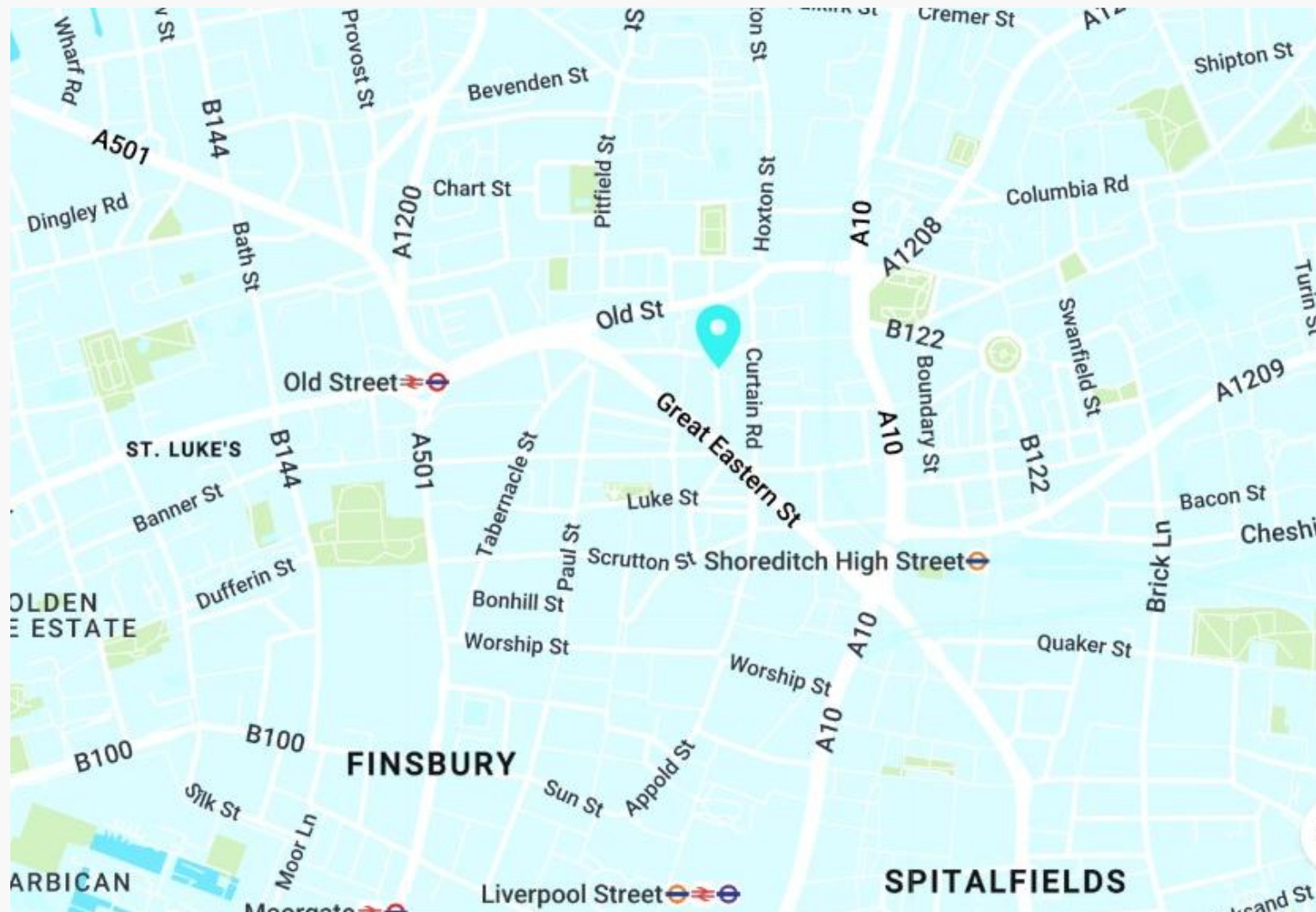


AREA

The premises are located at the north end of Curtain Road, close to the junction with Old Street.

Shoreditch is one of London's most sought-after locations with occupiers in the area including Sneakrstuff, Cowling & Wilcox, SCP, Flat Iron, Simmons Cocktail Bar, Blacklock, Glorias and more.

LOCATION



AVAILABILITY

LEASE	SIZE (SQ FT)	STATUS	RENT (PSF)	RATES (PSF)	SERVICE CHARGE (PSF)	TOTAL (PCM)
3 rd	2,253	Let	£65.00	£19.00	£7.21	£17,124
2 nd	2,616	Under Offer	£49.50	£18.16	£7.21	£16,322
1 st	2,687	Let	£45.00	£19.10	£7.21	£15,968
Total	7,555	-	-	-	-	£49,414

LEASE

A new lease to be contracted outside the Landlord & Tenant Act

TIMING

Available immediately.

CONTENT

View on our website



RATES

The rates given are a guide and Interested parties should make their own enquiries with the local authority.

VAT

VAT is applicable.

MANAGED

The office is also offered on a fully managed basis. Please get in touch for more details.

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VIEWINGS VIA JOINT SOLE AGENTS

BELCOR

020 7375 3444
agency@belcor.london
www.belcor.london

COMPTON

020 7101 2020

TEAM



JOE MEISEL MRICS
PARTNER
jm@belcor.london
07872 350 838



OLI COHEN
PARTNER
oc@belcor.london
07740 110 063

020 7375 3444
www.belcor.london