



STRETTONS

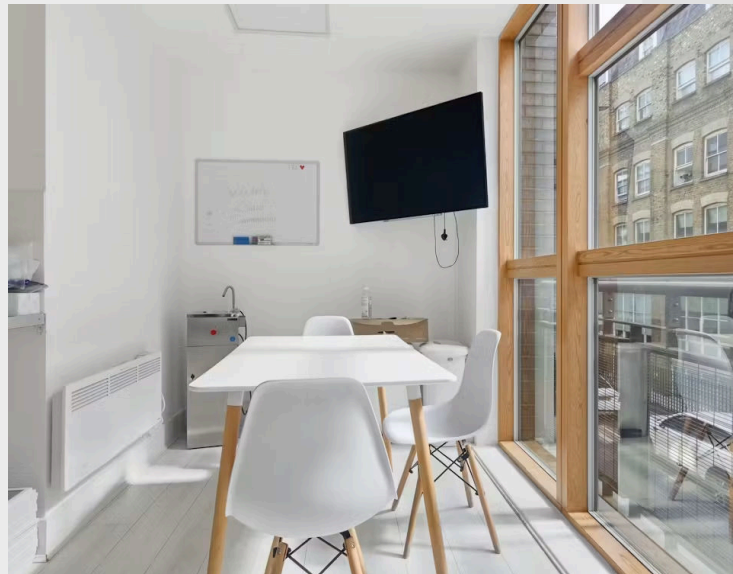
13 Provost Street, Shoreditch, London, N1 7NH

Healthcare, Office To Let | £42,500 per annum | 1,071 sq ft

Medical Centre located in Central Old Street

020 8520 9911
www.strettons.co.uk

Medical Centre located in Central Old Street



- Entirely self-contained with own front door and direct street access
- Existing medical centre with scope for alternative uses
- Private W/C, shower and kitchen facilities
- Ground floor ceiling height 3m
- Suitable for a range of uses included Office, Fitness/Wellness and Retail

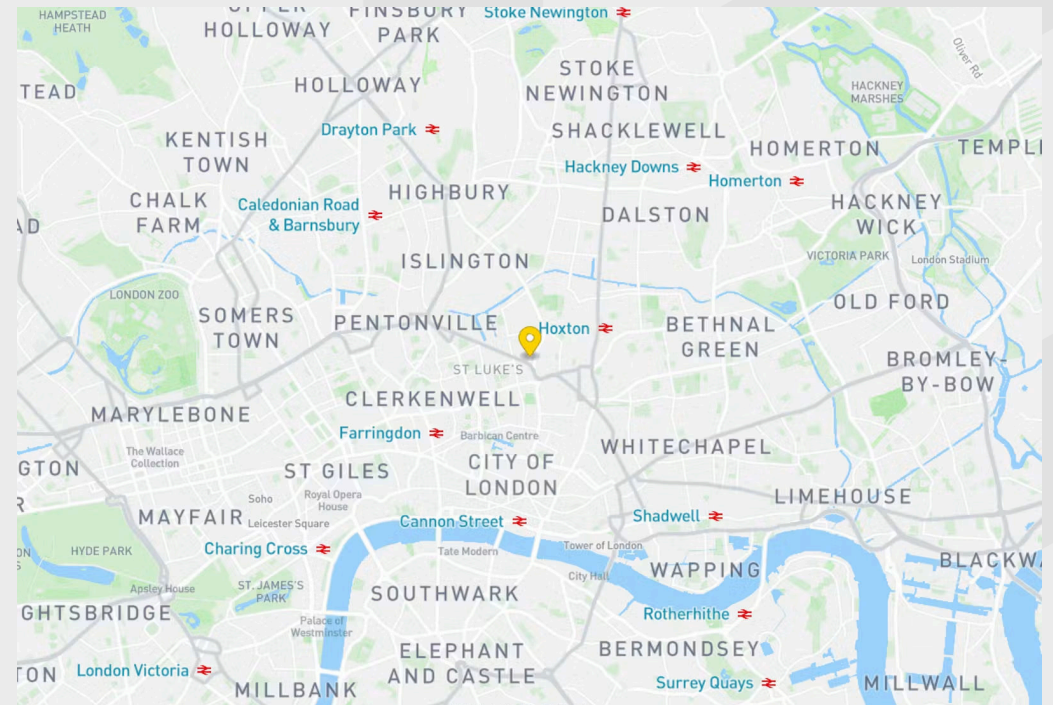


Description

A rare, entirely self-contained building providing a unique opportunity to continue trading as a Medical/ Beauty clinic. Alternatively, due to the private entrance and self-contained nature the building would be of interest to Office occupiers as well as alternative uses such as Fitness/ Wellness or Retail. The property is configured over ground and first floors, providing private Kitchen, WC and Shower facilities for the end occupier. The street presence offers excellent branding opportunities.

Location

The property is situated on Provost Street, next door to the Montcalm Shoreditch Hotel, and within a 2-minute walk of Old Street Station (Northern line and Great Northern services). The area is one of Central London's fastest-growing and most vibrant commercial districts, offering an outstanding array of restaurants, cafés, and bars.



Accommodation / Availability

Unit	Sq ft	Sq m	Rent	Rates payable	Total month	Availability
Ground	511	47.47	-	-	-	Available
1st	560	52.03	-	-	-	Available
Unit - Total	1,071	99.50	£42,500 /annum	£16,308 /annum	£4,900.67	Available

Tenure

New Lease

EPC

D

VAT

To be confirmed

Configuration

Fitted

Contacts

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Further Information
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