BELCOR

6 WILLOW STREET, EC2

2,184 SQ FT
BEAUTIFUL SHOREDITCH SELF -CONTAINED
BUIDLING FOR RENT
SHOREDITCH, EC2

TO LET

BELCOR

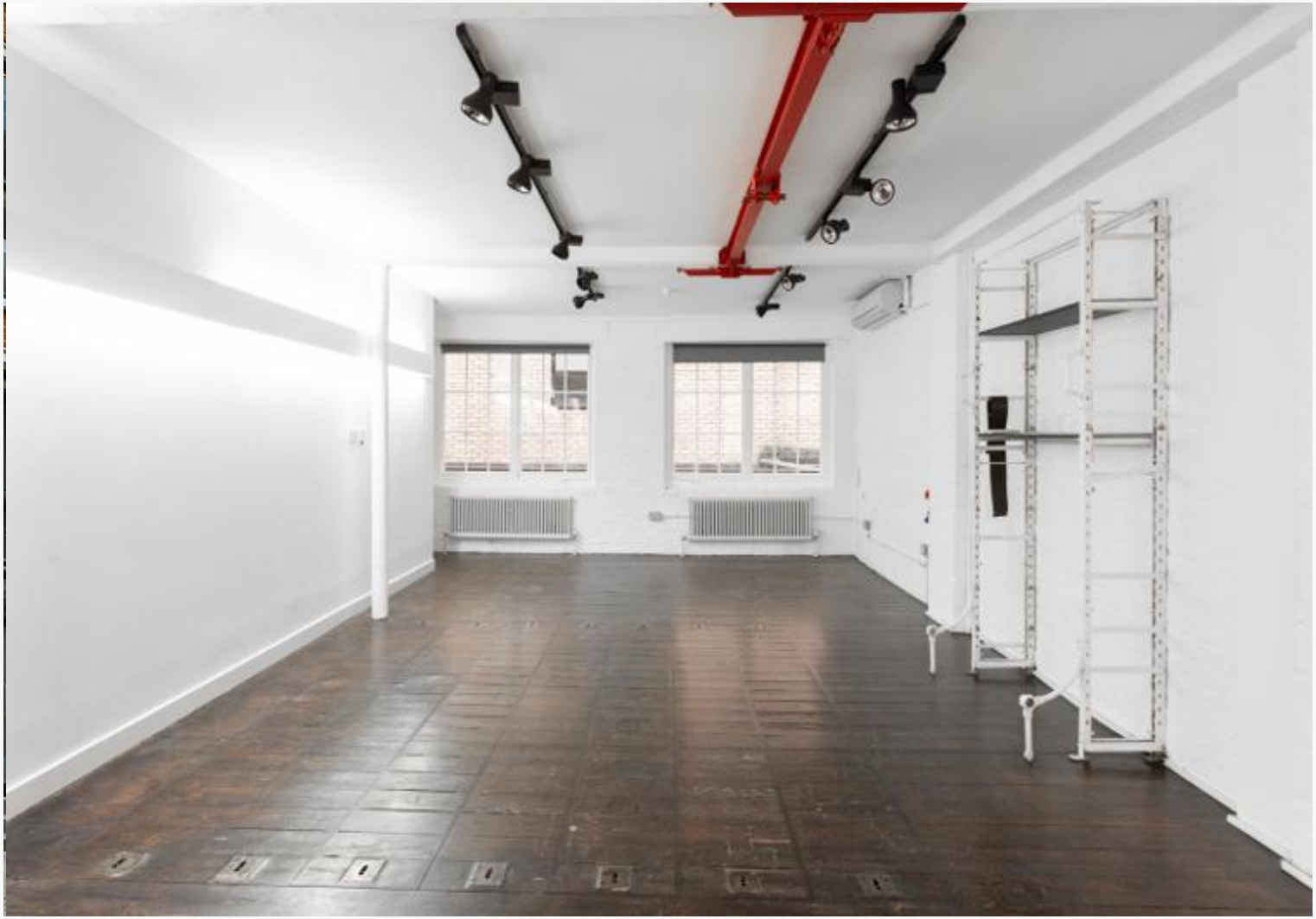
6 WILLOW STREET
EC2

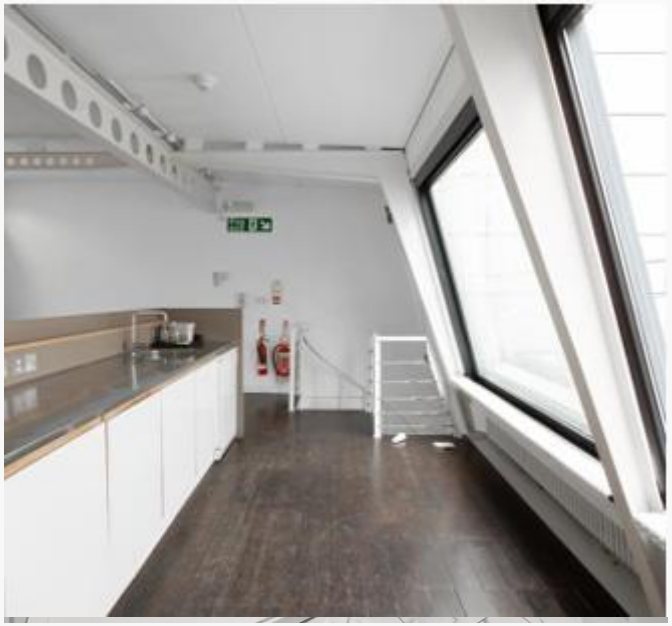
DESCRIPTION

6 Willow St offers a beautiful self-contained warehouse building over four floors. The premises benefits from exposed brickwork, steel beams, timber floors and dual aspect natural light. The premises will be of strong interest to a range of creative, tech & showroom occupiers with its ground floor glass frontage. The property contains a stunning private terrace providing excellent views of the wider Shoreditch area.

AMENITIES

RARE SHOREDITCH WAREHOUSE BUILDING FOR RENT





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TRANSPORT

Old Street – 6 Mins Walk

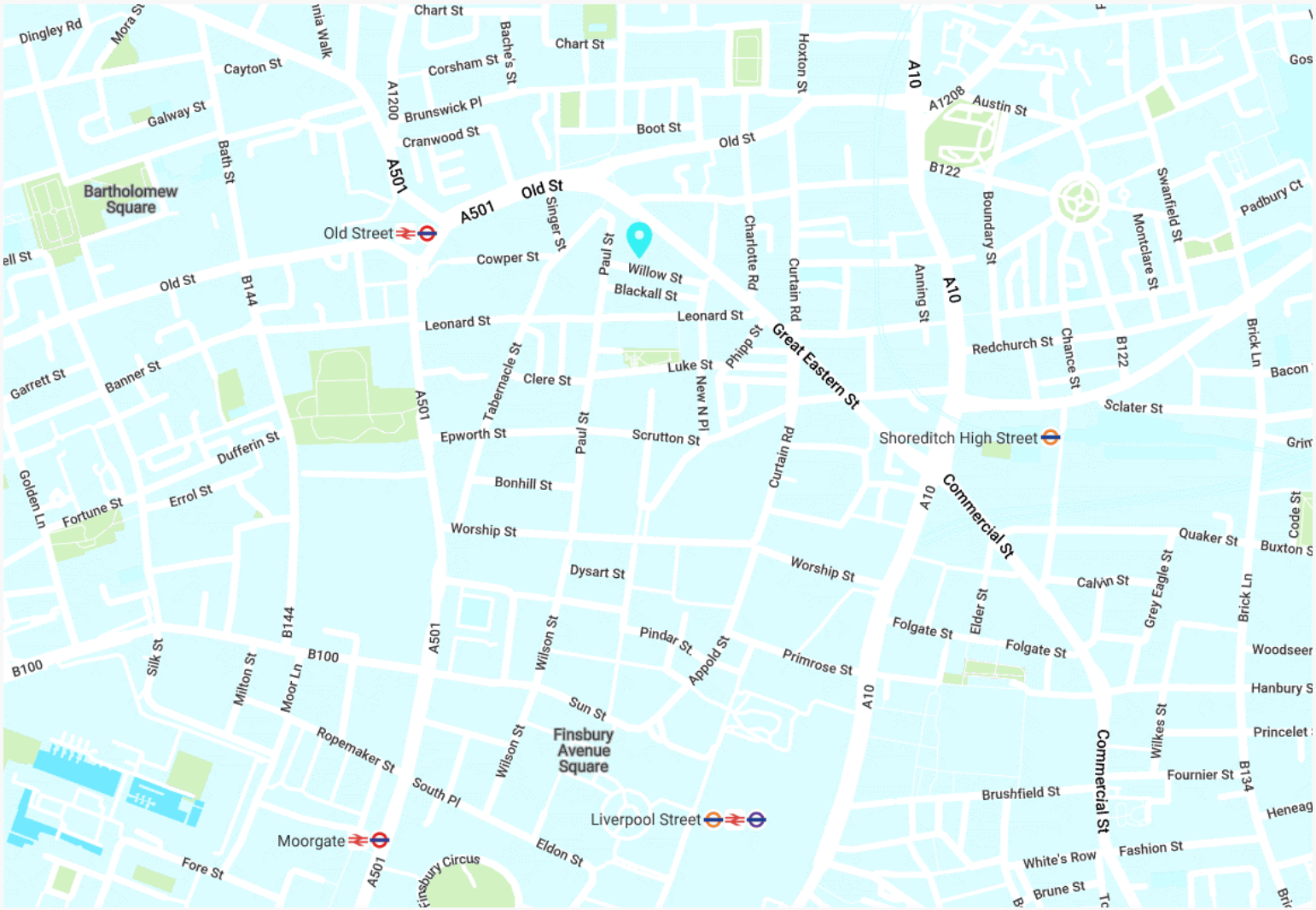
Shoreditch High Street – 6 Mins Walk

Liverpool Street – 11 Mins Walk

AREA

Located in the very heart of Shoreditch, 6 Willow Street sits at the very core of The Shoreditch Triangle. The property is within a 5-minute walk to Old Street Station and a short distance from Liverpool Street and Shoreditch High Street Stations. Located next door the Nobu Hotel & Opposite the Hoxton, the premises is surrounded by various top local eateries and bars.

LOCATION



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AVAILABILITY

UNIT	SIZE (SQ FT)	STATUS	RENT (PSF)	RATES (PSF)	SERVICE CHARGE (PSF)	TOTAL (PCM)
Ground	511					
1st Floor	521					
2nd Floor	521					
3rd Floor	631					
Total	2,184	Under Offer	£39.50	£17.58	nil	£10,389

LEASE

For sale by way of a share of freehold, or a new lease to be contracted outside the Landlord and 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 premises can be offered on a managed basis via www.baseoffices.london

*BELCOR gives notice that these particulars are set out as a general outline only for the guidance of intending Purchasers or Lessees and do not constitute any part of an offer or contract. Details are given without any responsibility and any intending Purchasers, Lessees or Third Party should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. No person employed or engaged by BELCOR (and Joint Agents where applicable) has any authority to make any representation or warranty whatsoever in relation to this property.

BELCOR

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