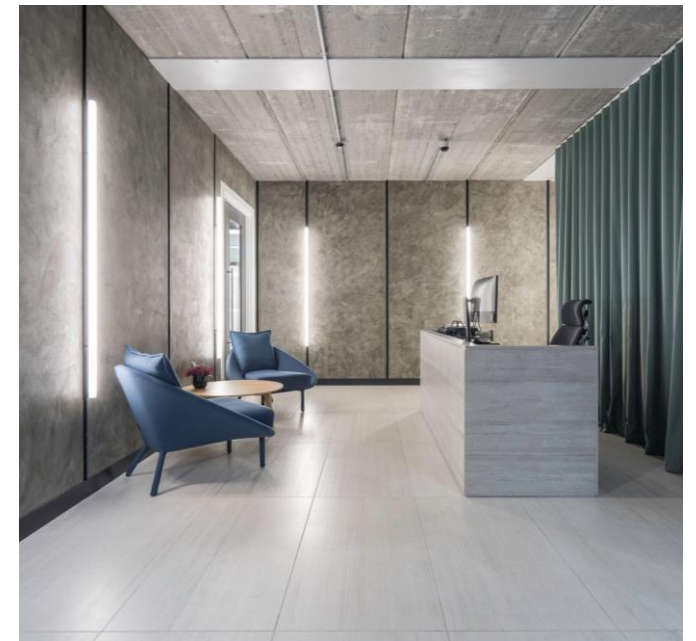


**VERSE,
18 BRUNSWICK PLACE,
NI**

2,002 - 8,365 SQ FT
FULLY FITTED HIGH QUALITY OFFICES,
MINUTES FROM OLD STREET STATION
OLD STREET NI







DESCRIPTION

Verse Building offers various floors each approx 2000 sq ft of high-quality, fully fitted office space, designed for seamless occupation. Thoughtfully designed with premium furnishings, open-plan desk areas, meeting rooms, booth seating, a welcoming reception area, and a well-equipped kitchen in a contemporary office building. Tenants benefit from a manned reception, bike storage, and shower facilities, creating a fully serviced and modern workplace.

AMENITIES



LIFT



CONCIERGE



EXCELLENT
TRANSPORT LINKS



FLOOR TO
CEILING GLAZING



AIR
CONDITIONING



BIKE RACKS



SHOWERS



E CLASS USE



FULLY FITTED

FULLY FITTED, PLUG & PLAY OFFICE SPACE TO RENT



TRANSPORT

Old Street – 4 mins walk



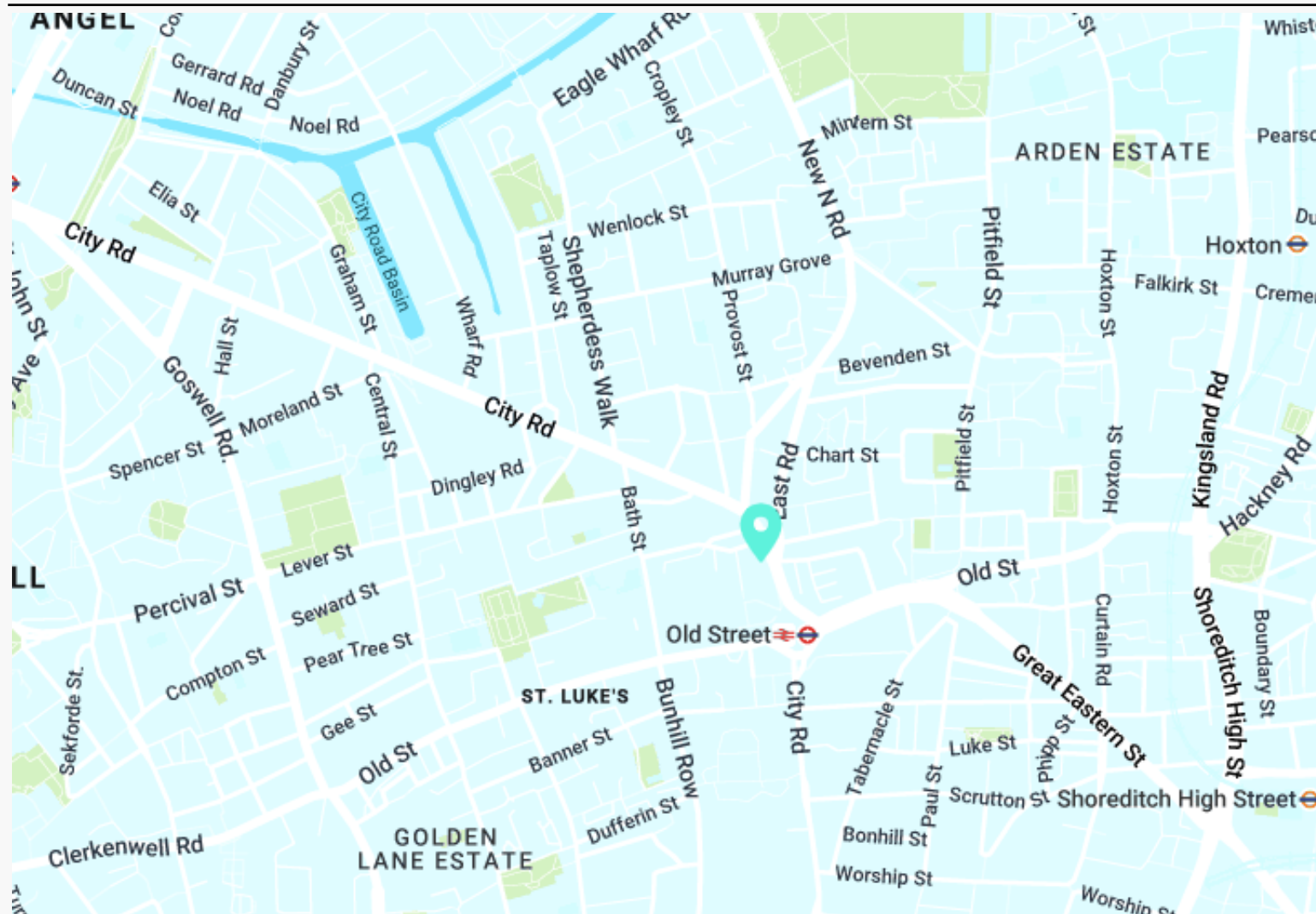
Shoreditch High Street – 10 Mins walk



AREA

Verse Building offers floor of approx 2000 sq ft of high-quality, fully fitted office space, designed for seamless occupation. Thoughtfully designed with premium furnishings, open-plan desk areas, meeting rooms, booth seating, a welcoming reception area, and a well-equipped kitchen in a contemporary office building. Tenants benefit from a manned reception, bike storage, and shower facilities, creating a fully serviced and modern workplace.

LOCATION



AVAILABILITY

FLOOR	SIZE (SQ FT)	STATUS	RENT (PSF)	RATES (PSF)	SERVICE CHARGE (PSF)	TOTAL (PCM)
7 th – Fully Fitted	2,121	Available	£59.50	£22.04	£14.88	£17,042
6 th – CAT A	2,121	Available	£52.50	£22.04	£14.88	£15,804
4 th – Fully Fitted	2,121	Available	£55.00	£22.04	£14.88	£16,247
Ground – Fully Fitted	2,002	Available	£49.50	£22.04	£14.88	£14,418

LEASE

Available on new leases direct from the Landlord.

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.

*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.

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