

# 5 Durham Yard, Bethnal Green, London, E2 6QF

## TO LET

Office / Showroom

2,295 sq ft / 213.2 sq m

£55,000 per annum

# Characterful self-contained office accommodation across three floors in Bethnal Green



- Self-contained office accommodation
- Arranged across ground, basement and first floor levels
- Fully fitted workspace
- Exposed brickwork and timber flooring
- Four meeting rooms and breakout areas
- Excellent natural light throughout
- Prime Cambridge Heath/ Bethnal Green location

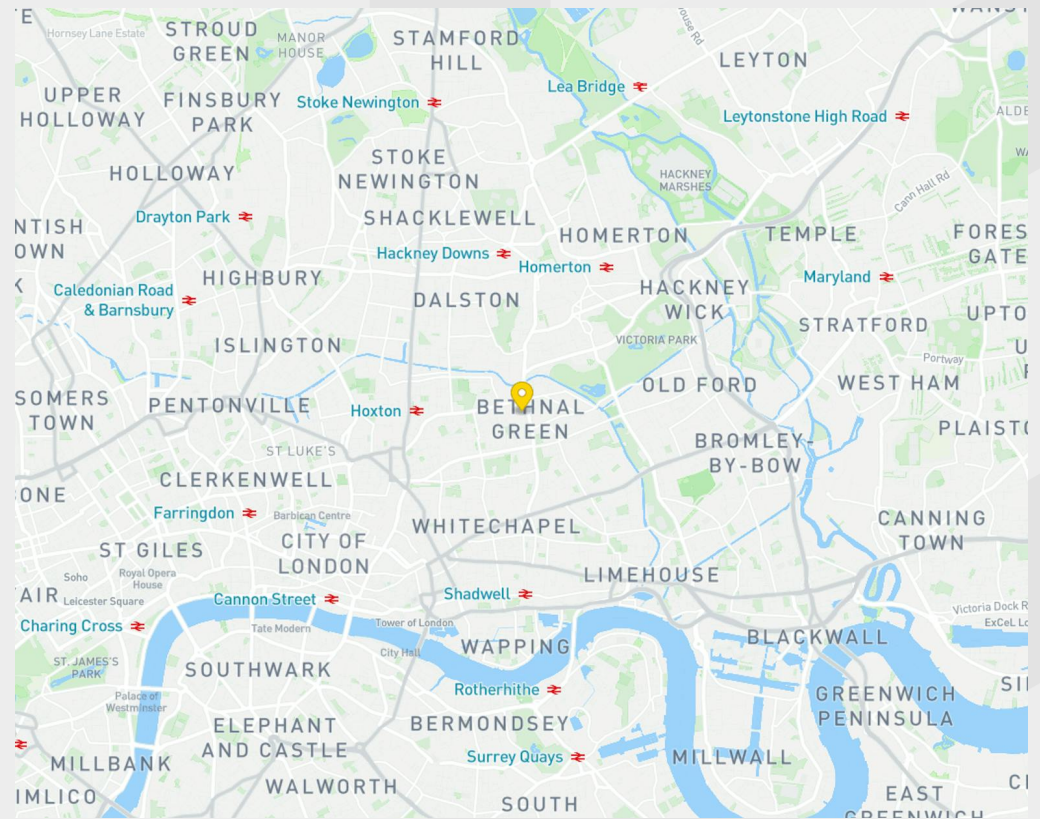


## Description

A rare self-contained office opportunity arranged across ground, basement and first floor levels. The accommodation has been thoughtfully fitted to provide open-plan workspace, breakout areas and four private meeting rooms, complemented by attractive character features including exposed brickwork, timber flooring and industrial-style windows. Excellent natural light throughout creates a bright and distinctive working environment suitable for a range of occupiers.

## Location

5 Durham Yard occupies a sought-after position in the heart of East London, close to Columbia Road Flower Market, Broadway Market and London Fields. The area has become a well-established destination for creative, technology and professional businesses, supported by a diverse range of cafés, restaurants and leisure amenities. Excellent transport links are available via Cambridge Heath, Bethnal Green and London Fields stations.



## Accommodation / Availability

Unit	Sq ft	Sq m	Rent	Rates payable	Service charge	Total month	Availability
Unit - 6 and 11	2,295	213.21	£55,000 /annum	£19,764 /annum	£12,222 /annum	£7,248.83	Available

### Tenure

New Lease

### EPC

E

### VAT

Applicable

### Configuration

Fitted

### Contacts

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